

Amelia Walk
Community Development District

November 19, 2024

AGENDA

**Amelia Walk
Community Development District**

475 West Town Place, Suite 114
St. Augustine, Florida 32092
www.AmeliaWalkCDD.com

November 12, 2024

Board of Supervisors
Amelia Walk Community Development District
Call In #: 1-877-304-9269 Code 5440582

Dear Board Members:

The Amelia Walk Community Development District Board of Supervisors Meeting is scheduled to be held **Tuesday, November 19, 2024, at 2:00 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Boulevard, Fernandina Beach, Florida 32034.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Public Comment Regarding Agenda Items Below
- III. Organizational Matters
 - A. Oath of Office for Newly Elected Supervisors
 - B. Consideration of Resolution 2025-02, Designating Officers
- IV. Consent Agenda
 - A. Minutes of the October 15, 2024 Meeting
 - B. Financial Statements as of October 31, 2024
 - C. Approval of Check Register
- V. Staff Reports
 - A. Landscape – Report
 - B. District Counsel – Discussion of Applicability of Sunshine Law and Public Records Law to Social Media and Internet
 - C. District Engineer – Public Facilities Report
 - D. District Manager
 - E. Amenity / Field Operations Manager – Facility and Pond Reports

- VI. Consideration of Proposal for Pond 3 Fountain Repair
- VII. Update on Water Drainage Issues
- VIII. Update on Landscape Projects
- IX. Discussion of JEA Metered Water Usage Reduction Projects; Connecting JEA Meter to Pool
- X. Discussion of Roundabout “No Parking” / Irrigation System Damage and Repairs
- XI. Audience Comments (Limited to three minutes)
- XII. Supervisor Requests
- XIII. Other Business
- XIV. Next Meeting Scheduled for December 17, 2024 at 2:00 p.m. at the Amelia Walk Amenity Center
- XV. 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.

THIRD ORDER OF BUSINESS

B.

RESOLUTION 2025-02

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF
AMELIA WALK COMMUNITY DEVELOPMENT
DISTRICT DESIGNATING THE OFFICERS OF THE
DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, Amelia Walk Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Nassau County, Florida; and

WHEREAS, the Board of Supervisors of the District desires to designate the Officers of the District.

NOW, THEREFORE, be it resolved by the Board of Supervisors of Amelia Walk Community Development District:

SECTION 1. _____ is appointed Chairman.

SECTION 2. _____ is appointed Vice Chairman.

SECTION 3. _____ is appointed Secretary and Treasurer.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Treasurer.

_____ is appointed Assistant Secretary.

SECTION 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 19TH DAY OF NOVEMBER, 2024.

ATTEST

**AMELIA WALK COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairman/Vice Chairman

FOURTH ORDER OF BUSINESS

A.

MINUTES OF MEETING
AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Amelia Walk Community Development District was held Tuesday, October 15, 2024 at 6:00 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Boulevard, Fernandina Beach, Florida.

Present and constituting a quorum were:

Jeff Robinson	Chairman
Red Jentz	Vice Chairman
David Swan	Supervisor
Lynne Murphy	Supervisor

Also present were:

Daniel Laughlin	District Manager
Lauren Gentry	District Counsel
Mary Grace Henley	District Counsel
Mike Yuro	District Engineer
Kelly Mullins	Amenity & Operations Manager
Terry Glynn	GMS
Jen Mabus	BrightView Landscape

The following is a summary of the discussions and actions taken at the October 15, 2024 meeting.

FIRST ORDER OF BUSINESS

Roll Call

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

SECOND ORDER OF BUSINESS

Public Comment

Don DeCanio stated that he was disappointed that there is no clear plan for how to resolve the road and the water drainage issue or how to pay for those items. He asked the Board to consider holding special meetings to address the road conditions. He also stated that there is a bid to do some work at the pop off at Breezeway, however after talking to Supervisor Robinson, it doesn't encompass the scope of work that needs to be done. That item needs to be addressed urgently as water is almost coming up to homeowner's back doors.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Acceptance of Resignation of Bradley Thomas

On MOTION by Mr. Jentz seconded by Ms. Murphy with all in favor Bradley Thomas's resignation was accepted.

B. Consideration of Appointing a New Supervisor to Fill the Vacancy (11/2026)

Mr. Laughlin presented one resume received in response to the e-blast regarding the vacancy.

On MOTION by Mr. Robinson seconded by Ms. Murphy with all in favor appointing Stephen Cook to the Board was approved.

C. Oath of Office for Newly Appointed Supervisor

This item was tabled.

D. Consideration of Resolution 2025-01, Designating Officers

Mr. Laughlin stated if the Board is okay with the current slate of officers, Mr. Cook can simply be added as an Assistant Secretary.

There were no objections from the Board.

On MOTION by Mr. Jentz seconded by Mr. Swan with all in favor the Resolution 2025-01, designating officers was approved with Mr. Cook added as an Assistant Secretary.

FOURTH ORDER OF BUSINESS

Consent Agenda

A. Approval of Minutes of the September 17, 2024 Meeting

B. Financial Statements as of September 30, 2024

C. Check Register

Copies of the minutes, financial statements and check register totaling \$177,987.98 were included in the agenda package for the Board's review.

Mr. Robinson stated dealing with the capital reserve fund balance, which was page nine in the report. It was \$73,611. So, I did a couple back of the envelope calculations. About \$18,413 has been spent in the last 30 days dealing with water removal potential Geotech and adding another

\$1,600 for that because we added another section of the Majestic Walk Boulevard to have studied. So, we'll have about \$45,000 available in capital reserves. We have \$8,900 approved but haven't spent. Just so everybody knows, we started a new fiscal year, we don't get access to that money till late November, early December. So, the \$185,000 from the budget we won't see transferred into our active spending account until December.

On MOTION by Mr. Robinson seconded by Mr. Jentz with all in favor the consent agenda was approved.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Landscape

Ms. Mabus provided an overview of landscaping items completed between meetings.

B. District Counsel

Ms. Gentry stated that she still has not received a response from the postmaster regarding the cluster mailboxes, so she will continue to try to get a response. The easement variance agreements have all been sent out for any approved variances, and they are required to return them by the end of the month. If anyone refuses to sign the agreement, they would be required to remove the encroachments. Lastly, she reported there are still punch list items to be completed for the Phase 1 roadway project, so payment is only being sent to Duval Asphalt for the work that has been completed and approved so far.

C. District Engineer

Mr. Yuro stated that the geotechnical services proposal includes two areas of Majestic Walk Boulevard and the front of the neighborhood. The contractor has indicated he can mobilize within two weeks of the notice to proceed, and a report should be provided a couple weeks after that, so it may be available by the next meeting.

This item will be discussed further under agenda item VII.

At the last meeting, Mr. Yuro was asked to provide an exhibit for yard drains for homeowners. He has prepared that sketch, and it is included in the agenda. He was also asked to work with Duval Asphalt on the ribbon curb issues at the roundabout and he has not yet been successful on meeting with them on that.

D. District Manager

Mr. Laughlin stated that the Heron Isles board has found an alternate location for their meetings and will not need to use the Amelia Walk amenity center.

E. Amenity / Field Operations Manager – Report

A copy of the amenity and field operations report was included in the agenda package for the Board's review. Ms. Mullins reported that a trampoline landed in one of the District's ponds following Hurricane Helene and asked if the District will cover the cost, or the homeowner should.

Ms. Gentry stated that there is no case law specifically for trampolines in ponds and legal responsibility will be very fact-specific, however it is most likely a District expense, although a request can be sent to the owner for reimbursement.

Ms. Mullins stated that there are some loungers beginning to sink in and asked the Board to think about if they want to buy new chairs or recover them. The cost would be \$200 per chair, plus a \$200 pickup and delivery fee to recover them. That would amount to around \$2,000.

SIXTH ORDER OF BUSINESS**Consideration of Proposals****A. No Trespassing Signs for Haul Road / Trail Road**

Ms. Mullins presented a proposal totaling \$7,898.30 to install 40 'No Trespassing' signs along the haul road. She noted this would not meet the statutory provisions on the intervals.

Mr. Robinson suggested installing 12 signs as the goal is not to get convictions, but to keep vehicles off the haul road.

On MOTION by Mr. Robinson seconded by Ms. Murphy with all in favor purchasing and installing 12 No Trespassing signs for the haul road at a cost of \$117.70 each was approved.

B. Pool Repairs

Ms. Mullins presented a proposal to repair loose coping around the edge of the pool for a total of \$5,000, and to acid wash the floor returns for a total of \$1,260. She noted the pool would need to be closed for a few days to acid wash the floor returns.

Mr. Robinson suggested approving the proposal for the coping repairs but holding off on executing the repair until December.

On MOTION by Mr. Robinson seconded by Mr. Jentz with all in favor the proposal to repair coping at the pool for a total of \$5,000 was approved.

On MOTION by Mr. Robinson seconded by Ms. Murphy with all in favor the proposal totaling \$1,260 to acid wash the floor returns was approved.

C. Pond Fountain Repair

Ms. Mullins presented a proposal to repair the Pond 3 fountain motor for a total of \$1,995.

Ms. Murphy asked to table this item as there are more important items to tend to currently.

Mr. Jentz asked Ms. Mullins to get the flow rate for the motor.

No action was taken on this item.

SEVENTH ORDER OF BUSINESS

Discussion of Water Drainage Issues

Mr. Robinson stated hopefully everybody in the audience understands that one week prior to this meeting, everything we're talking about is posted on the District's website. That's why sometimes we don't have a lot of discussion because we've read it, and we understand it and we can just talk about the exceptions. So, I developed what I consider a higher-level executive summary report that encompassed a lot of the discussions and exhibits that were in the August and September meeting packages and it starts off with sort of a background. It's a little history. And then it segues into the three or four, and I'm adding one in this meeting, it's not in the report, but I'll add it and talk about it. So basically, to answer one of the questions earlier, no, we haven't initiated getting a quote or anything to see what the fix is because we haven't determined what direction we want to go. But what we want to do is we believe we have a water drainage issue and a groundwater issue. Our ponds were not being drained fast enough to keep up and that was causing groundwater issues and potentially contributing to the road issues. We have since approved a quote for Critter Pro and they have cleaned out all of the control structures. It's that concrete box you can see in pond two over here. That takes the water, it's a gravity flow, out of the ponds and it goes under the ground. There's a pipe that goes about 25 to 50ft into the wetland

and then there's another concrete box called the control spreader. Everything in phase one has been cleaned and some of the phase two ponds. That's the ones on Champlain and Majestic Walk. Pond 11 drains into pond 12, so the two biggest ponds, at least in the front part of the neighborhood, are connected and then it goes into the wetlands. It's about a 300-foot run. Anything that blocks those, either the control structures or spreader structures, get blocked from debris. When we were getting quotes to do it some company said you don't need to do it for at least 20 years. Well, most of our ponds that we're talking about are getting into that 20th year, 18th year, and some of them were clogged. And there's one or two still. If you look at pond six, it's the one past the Arbors, there's always some exposed, or it's completely underwater. That is just dribbling in. It's still underwater. Where all the other ponds that we did a really good job of cleaning. They drained really fast after Helene and Milton. You can see the water rise and it drops. Especially pond two here. I did a visual inspection of all the phase one ponds and structures going into the wetlands and the one on Cherry Creek I think has some issues, although there's nothing that we're aware of that's causing problems, but it doesn't seem to be draining properly. Pond 6, I don't think it's contributing to any of the problems, but it's pretty close to where one of the road problems are. But regardless, it needs to be fixed. So, everything's on the table. We're not going to spend a dime to fix the roads until we think we fully understand the water issues and have done everything to mitigate and then turn our attentions because we already know we have two solutions to address ongoing damage to the road. One is a black base or basically a reconstruction of the road where the damaged area is. You go right down to the water level. You don't put the lime rock, which absorbs and pulls the water up. You put like asphalt, concrete, something that's, you know, going to hold everything down.

A resident stated that sounds great, but why didn't we do this before what we just did? That's what we're all confused about.

Mr. Robinson stated I'll address that in a moment. Mike has already provided some rough estimates on the underwater drain sump pumps. I'm not going to go into every detail. So that's two of the areas of Majestic Walk Boulevard. There's the third area up at the front where water is pouring off from the construction site and it's a smaller section, but it's similar. In the report the prior staff engineer, who was replaced in June of this year, in his last engineering annual report, did talk about the areas of Majestic Walk Boulevard using his phrase, and I've repeated it in some of my documents, rideability issues, basically bumpiness. Potholes are forming and what

happens is the water comes up, softens the asphalt. Combination of rain and then cars going over. It doesn't even have to be big trucks. Automobiles will do it. We don't have that many big trucks coming into the neighborhood like we did during the construction days. We do have some, like the garbage trucks and whatnot, but anything will cause the issues. This is not caused by Duval Asphalt. They're not at fault here. At least we don't think so. We'll have a better idea with the core samples, but that's not the direction we're looking at. I know people have spoken about, suing the engineer. We've talked about that at the last meeting. It's documented in the minutes. But Lauren can always contact an outside law firm that specializes in construction and design engineering litigation. We would get a cost estimate and all that would be is it's going to cost three to five thousand to do this, it's going to be four years of litigation with an annual expense of X and your odds of winning are whatever. You may spend more money or get zero money, but we can discuss that. Personally, I'm not spending my energy there. I'm spending my energy trying to understand, fix, mitigate everything we can as far as the water and then get to a final resolution on the repair or replacement of the roads. We do have other water issues in the neighborhood, one that's not in the report, we did not think it was an ongoing issue. But we had a resident come in. This is the corner of Fallen Leaf and Majestic Walk Boulevard after a late afternoon, early evening rainstorm. Some of those storm drains or curbing lifts as they referred to, could be blocked or it could be partially blocked. Definitely not fully blocked because water eventually does drain. It took about 12, 14 hours to get down to the storm drain. But we are going to have to take a look at that and we have some quotes that we talked about last week for cleaning and inspection. I'll be adding this picture and some words around it. We got three areas. You got pond seven area in the report. There's the addresses or street addresses. There are issues on the right side or the east side and the left side. They're different and the solutions to fix could be different. I'm talking mostly about surface and groundwater. They have the same similar situation for further up the road, pond nine, if you're not familiar. There are three ponds on Majestic Walk Boulevard. You can't see them from the road, but they're behind people's home. There's usually anywhere from five to eight homes that are adjacent. I believe we're going to have to do a visual inspection or a camera inspection of those pipes under there. Right now, most of them are full of water until the pond levels are coming down and staying down or being maintained. And that's just from cleaning out the control and spreader structures. But we do have a quote that we got, and Kelly can talk to it in a few minutes about what we can do to do some

inspections. She's negotiated something, but I'll let her talk about that. The area in the back, I called it the standing water encroaching on private property. Those are most of those properties around Fall River Parkway. But the issue is the wetland is not properly draining.

Ms. Murphy stated you're talking about Sagamore.

Mr. Robinson stated yes, where the pump was. We had a pump there to pump out the water from the wetland and we put it directly into pond 16. That's the big pond between Stonehurst and Fall River Parkway. It wasn't cheap, but the water was starting to cause potential damage to people's homes. There's blockage of the drainage swale that runs behind from the or the wetland behind North Field Court, and it runs under the culvert under Poplar Breeze Way. I have to tell you; I've been looking at that for a year and I couldn't tell by the naked eye that there was actually a berm. The drainage swale eroded, and water couldn't get out. I happened to be standing there working with a contractor who was giving a quote, and the water finally got over the berm, kind of the unnatural berm that was formed and we had level one rapids form. We're going to have to dig that out, go down a couple of feet and potentially hydro seed the sides too. It's going to cost some money, but it's going to be done quickly now that we've drained it. Because if we don't, if we have four days of solid rain, that wetland is going to be going back into people's yards. But we took about 2ft of water out of that wetland. It cost about \$11,000 to rent the pump.

Ms. Murphy stated that was an emergency scenario only, not the permanent solution.

Mr. Robinson stated right.

Ms. Murphy stated but that was to save many of the homes there that were about to get flooded internally.

Mr. Robinson stated we had similar problem and one of the owners is here, on Champlain. There's a wetland. It's not our property. It reached the haul road. The haul road acts as sort of like a levee or a dam in sections where that wetland is. Most of that wetland drains all the way down and goes in two directions. It actually comes backwards up the haul road drainage swale. But unfortunately, the drainage swale was getting quite full when it breached. It then breached the berm. It's kind of a low spot. So, when we dig out Poplar Breeze/Northfield, we're going to try to relocate as much of that dirt or whatever it is to the haul road and try to build up a berm between the wetland and our haul road. Potentially the berm between the drainage swale and people's homes because that is low in that area.

Ms. Murphy stated how much is going to get dug up on the corner of Northfield and Poplar Breeze?

Mr. Robinson stated if you look at the charts, basically, you're going to go one and a half houses down Northfield. Right to about where the tree line is. I didn't want to get into cutting down trees to dig it because you could see the water was just kind of ponding there. But it's at elevation 10. The culvert's at nine and a half. But there's at least 18 to 24 inches higher from where the bottom of the concrete is. I was surprised. I thought it was a couple inches. But I put a shovel down in there and my foot went in about 6 inches till I hit concrete.

Ms. Murphy stated that would be quite a lot of dirt that you're going to dig up from there.

Mr. Robinson stated yeah, it's going to be multiple yards. Either way we're going to dispose of it. But if we can reuse it. That's the quote that I've got Terry and Kelly working on.

Don DeCanio stated is that in the agenda?

Mr. Robinson stated not yet. We haven't got it yet. Well, we had one, but I rejected it.

Ms. Murphy stated what would be the plan to put that area back together on Poplar Breeze?

Mr. Robinson stated basically dredge it out. It's got to be deeper because what happened is the Northfield Court backyard slid down probably over a three-year period. I looked at it with the former engineer and said you have to get those cattails out of there. Well, the cattails were a symptom of a lot of dirt and muck. Yeah, they were causing a problem. The real problem is you weren't getting any water out. That's on the one side. On the other side of Poplar Breeze, you've got a shorter run to the wetlands and that's also got berm from erosion built up. So, water isn't getting into the wetland. So, it puddles up and the whole thing, it's like a natural dam.

Ms. Murphy stated so when we do all that, we need to make sure that sod gets put down.

Mr. Robinson stated there's options to put sod down. It's expensive. With the winter coming up, I think the hydro seeding might be better.

Ms. Murphy stated the hydroseeding takes a little long, but it works fine.

Mr. Robinson stated it depends on how much rain. Stone is another option..

Mr. Jentz stated we have to put some kind of cover down or it'll revert.

Mr. Robinson stated then we have the haul road drainage swale that could be dug deeper. That's one option. But we definitely want to build that up to keep that wetland off. Eventually Hidden Lake will go in there, but they won't be touching that part of the wetland. So those are

the four big areas, but we have to add Fallen Leaf. That could be potentially solved by one of the quotes we're about to talk about.

Don DeCanio stated can we go back to the FO issue? You did say it would be addressed but the engineer talked about in his report.

Mr. Robinson stated I'd like to get into these quotes first. Last month we spoke about the All Weather quotes. Well, first of all we did approve the pond outflow cleaning from Critter Pro. It was \$4,500 and it seems to be working. We do want to reinspect pond six which is up here by the awning and take a look at pond 10, that's off of Cherry Creek. They're both buried in water. I spoke to one of the residents and they said the Critter Pro guy says that's causing flooding in North Hampton. It didn't make any sense. The pump for Champlain was \$5,800 plus gas. The temporary pump was \$11,679. And we probably have about \$1,000 to \$1,500 in fuel charges. We had to fill it twice and we never filled the one in Champlain. Thank you, Michael, for being the pump master and turning it on and off and saving the fuel. The company that Kelly hired, it took like four or five days of finding somebody that would actually come out and fill, charged \$95. The service call plus whatever the going rate for diesel was. We would have had to make 10 runs of 5-gallon diesel to fill up the other one. So, we get charged a higher rate like a rental car. Last month we had a quote to dredge out Poplar Breeze for \$11,210. But Mike had suggested that we needed to go farther back. We had him re quote it. They came back with \$28,000. But unfortunately, it was the same text for the clean out of the culvert at Poplar Breeze Way. It went from \$11,200 to like \$21,880. Part of that included like \$6,000 on sod on top of the \$21,000 but it was the same description. I wasn't comfortable using Brightview for this because they're using a third party, and everything gets jacked up when you do that. Everybody adds 10% or 15%. So, we're trying to use contacts from Terry.

Ms. Mullins stated he gave me two contacts. Coastal Greenery said they would be able to quote it, so I spoke with them today. So, we do have three potential companies. But if we are planning on using that dirt, it kind of changes the scope of our plans or we can just leave the dirt in a big pile.

Mr. Robinson stated what we need to do is formulate a plan for Champlain so they can factor that in. We could have them just haul it away, but they need some guidance from Mike and Terry on that.

Don DeCanio can you show us what they're bidding on? You're asking for bids, and I don't quite understand the scope of work that you're at asking these people to bid on. I don't see anything in writing. I don't see any diagrams. I don't see any description.

Mr. Robinson stated three of the diagrams, Don, are in the package. And Kelly has all that information. Kelly is the point person dealing with our contractors.

Ms. Mullins stated I'll email it to you.

Mr. Robinson stated we had just added a picture to. The work authorization proposal for the geotech study from UES, we approved that last month, it was \$6,400. But we noticed there was a lot more damage forming up front. So now it's \$8,000. So, I'll make a motion to approve the lump sum \$8,000 for the UES geotech study.

On MOTION by Mr. Robinson seconded by Mr. Jentz with all in favor the proposal from UES for a geotechnical study for a fee of \$8,000 was approved.

Mr. Robinson stated we had three other quotes that we looked at last month and deferred them all. One of them was from All Weather for \$3,140. This was an inspection only of just ponds 7 and 9. I recommend we just keep that on hold, that we need more than just inspections, but with regards to another quote that we had, which was from Shenandoah, was for all of our pipes and storm drains. It was a little over \$19,000. We don't need that. But I think, Mike, we do need to take a look at the pipes under seven.

Mr. Yuro stated I'll go down and look at them again.

Mr. Robinson stated they're down lower. But if we ever dig up the road, we've got to make sure those pipes are not compromised. Kelly, why don't you tell them what you negotiated with Shenandoah?

Ms. Mullins stated in Jeff's report, you'll see he also noted an area in the grass that's kind of sinking in. That's right around 85184 and 85190 Majestic Walk Boulevard. Shenandoah came out and looked at that, they said the first thing would be to camera that area to make sure there's no issues with the pipe and so they would include that if we decide the camera, the ponds seven and nine areas, they would include that camera at no additional cost.

Mr. Robinson stated what was that round number? If we just do 7, 8, 9, and the sinkhole.

Ms. Mullins stated you have to at least do a day rate because they've got to get the pipes empty before they can camera them. So, a day rate, I'm going to add this together is \$2,750, plus the disposal \$475, plus the video equipment of \$2,500 and then a \$280 environmental fee and backflow fee.

Ms. Murphy stated Mike, you're going to confirm whether these are the only ones necessary, 7, 8 and 9?

Mr. Yuro stated I wasn't aware of this proposal, but I'm happy to confirm anything y'all need to look at specifically.

Mr. Robinson stated this is the same one we had last month, except Kelly was able to talk to them on the phone and said what if we do a one-day rate, if we do the camera, that's \$2,500. I guess that's what the LS mean is to bring out the equipment for the truck. So, this would be for one day.

Mr. Laughlin stated so it would be one day as opposed to five.

Mr. Robinson stated yeah, it would be like five, six thousand dollars.

Mr. Laughlin stated will that be any jet backing or just camera?

Ms. Mullins stated I can confirm with Kenneth, he's been really helpful, but I believe they would have to at least do one day rate because they have to get them empty before they can run the camera.

Mr. Robinson stated it would be be jet vac and disposal and the CCTV truck plus the environmental fee. That's five grand, probably six grand. So, I make a motion that we move forward with Shenandoah to specifically look at the pipes for pond seven, nine and the one sinkhole that's forming not to exceed \$7,000.

On MOTION by Mr. Robinson seconded by Mr. Jentz with all in favor the proposal from Shenandoah for a day rate to clear the storm drains was approved at an amount not to exceed \$7,000.
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Mr. Robinson stated the only other thing is we have a Wind River Environmental. This is \$3,895. This was to clean out all storm drains for the entire community.

Ms. Mullins stated that was their day rate. I still don't have an updated proposal. That's October 2023, which they said they would honor, but it's not very responsive.

Mr. Robinson stated Mike, this is the problem with the Fallen Leaf and Majestic Walk Boulevard. There could be others, but I think if we can identify 7 to 10. We don't have to approve it today, but I think we want to at least indicate that we're going to do something. We have at least probably one subject to your confirmation. All I can tell you, Mike, is I looked at that storm drain a week or two before this flooding happened. It's apparently happened multiple times since September. It's been full. I didn't get a chance to look at it today, but some of the other ones that were full, they were literally right up to the edge are now down by where the pipes coming in, which I call that more normal. But when the water is setting right up there to the top, something's preventing it from getting out to the pond. That's all I had on the road. So, there is a document, a living document. I don't know if anyone's read it, it's going to get posted every week or every month, the week before the CDD meeting. Hopefully residents are aware that two things happen with regards to these agendas. First, the staff has a meeting about 10 to 14 days before the agenda package gets published, which is always one week before. A week ago today it was published, usually in late afternoon. Sometimes if Courtney, she's our administrative secretary that does the posting, she was on vacation last week, so she posted it or sent it out. We get an email to the board members with a link where sometimes there's an attachment, but it's immediately posted to the website. That happened at 10 in the evening on Tuesday. Normally it's like 2 or 3 o'clock in the afternoon on a Tuesday, one week before. So, the agendas are always posted, the schedule is always posted. If you're interested in seeing what the package is, put it on your calendar, because I know I do and then see what's going on. So, I participate as the chairperson, the only board member allowed to participate in the staff calls to set the agenda. But any supervisor can call Kelly or Daniel and say, I'd like this topic on. They can't talk to me about it. Daniel and I are basically the arbiters of what goes on and how it's structured.

Mr. Laughlin stated the website is www.ameliawalkcdd.com.

Mr. Robinson stated I know there were a lot of questions because people flooded into Kelly's office. What's going on with the roads? So, I did a chairman's note or an update. It was mostly about the accomplishments of fiscal year 24 and I put some comments in there about the road in reference to the report. So, there is an eight-page report. Two of them are Mike's response. It was an email from all his inspections that he did on August 10th. It was in response to a lot of questions I and some of the other board members had. So that's in there and six pages of stuff I've shown. This one will go in there with some text around it. It's going to be a working

living document. There's been a significant amount of work that has gone on the last two months. Mostly investigations and stuff. As far as the ponds and the maintenance, they were never maintained in the last 15 years to my knowledge. But there will be a quarterly inspection done by either a board member or the maintenance staff. You have to do two things. We're going to hire a professional company because we did have snakes, and I don't like snakes. You do have to walk into the wetlands about 25 to 50ft to see that. Critter Pro cut all the trees down in shrubberies because you couldn't get there unless you had a machete or Sawzall or whatever they used to cut stuff down. And we'll probably clean it once a year. I think that's the right maintenance approach. But to inspect them. That's why I did the inspection after Helene. It was about when most of the work was getting done by Critter Pro. I also inspected them after Milton. Milton didn't really dump a lot of rain. But they're all draining faster now, which is good. On pond seven, the resident and I spent a lot of time talking so I got a lot of anecdotal information. He didn't have any standing water, any squishy parts of his front yard the whole month of June. What happened, or I should say what didn't happen for the most part in the month of June is we had little rain, and he could see the entire control structure. There's a T, it's a white PVC pipe. If you can't see that, that's not draining fast enough. With a real heavy rainstorm, the water could go up above it. It'll take about a day or two to come down, but not a month or two. As soon as you couldn't see it, it went on for like a month. He had 15, 20ft of standing water in his front yard. It was draining into the road over time. It was pretty warm in August and July with a lot of rain. And then we had all the hurricanes. Too much rain unfortunately.

EIGHTH ORDER OF BUSINESS

Update on Landscape Projects

Ms. Mullins stated we got the Fallen Leaf project completed. It looks beautiful. There's six new trees and it is a large area, so it did take a lot of those muhly grasses to go along the common areas. But I think once they grow in and get established it'll be beautiful. Like you see all the purple grasses right now that are in bloom, and we've got some homeowners here and they've been very generous with their time to help get it watered and make sure it gets established.

Mr. Robinson stated we took all the gator bags off trees that were back in mostly phase five and moved them over there. They don't seem to hold the water very long. But they're good for a day or so and that's where we're using the fire hydrant meter.

Ms. Mullins stated we do not have a date for the pending approved two projects on Champlain. But I'm okay with that because it gives us some time to focus on that area and water that. So, we haven't pressed that too hard yet since those are just some smaller sod projects. As far as phase four, five projects, I spoke with Jen today about getting a proposal together to finish any hydro seeding that she feels, and I feel, is needed back in the back to improve the grassy areas. She said she could come back with a revised proposal for the Northfield/Poplar Breeze project. But I don't know if this is a good time. We probably want to wait and see.

Mr. Robinson stated I would think we should wait on that. What we would want to do with the area right now is to with whatever other areas we're going to touch up or hydroseed, get a quote for all those areas, including area 45. Because part of the issue with that drainage swale is erosion, because the hydroseeding, or whatever was done in 2021, it didn't work very well.

Ms. Murphy stated we need to do that first and deal with all the other issues. But then we need to then address it because it's like a wasteland.

Ms. Mullins stated she said she could get that together. Now that we are getting in the colder months, we could probably get it approved in the next couple months. And it could be an early spring project. Maybe March.

NINTH ORDER OF BUSINESS

Discussion of JEA Water Meter Usage Reduction Projects (Irrigation & Pool)

Mr. Robinson stated there's two parts to this. The first part is over the last three years, the annual run rate for the well. It's called the tennis court irrigation zone. It basically waters everything up and down Majestic Walk Boulevard. You know, the areas around the amenities center as well as the other areas, the roundabout and other areas back in phases 2, 3, 4 and 5. It runs anywhere from \$80,000 to \$120,000 a year in JEA metered water expenses. For the better part of a year, year and a half we keep seeing the water use continue, but sometimes we have a zero bill for certain meters. Turns out some of those meters are broken and JEA has come back and nailed us for about four months of four to six thousand dollars a month. So, you're seeing a big spike in our run rate. One of the things that would be done, unfortunately this took almost 18 months, two years because other projects kept coming up that were more important or a higher urgency. We identified all the zones because we had two meters of different sizes, and we've determined that everything from the entrance all the way up to before you get to the roundabout is on one line. If we could either use pond water or drill a well, we could spend anywhere from

was it \$40,000 to upwards of \$80,000 in capital expense depending on what options we go with. We would eliminate somewhere between \$40,000 to \$80,000 a year annual run rate. So, a huge operating system expense reduction. We've got a couple active quotes. We looked at pulling water out of pond two. But I worked with Mike, and we determined that we used about 1.5 million gallons of water a month to do all the watering during the high season. That would drain that pond down below the acceptable level if we had a four-week period without well or rain. So, we're looking at drilling a deep well or drilling a shallower well. So, we'll probably see a price tag somewhere in the like the \$40,000 to \$80,000 because you have to do electrical pads and possibly no permits depending on how deep of a well you build. And then getting BrightView Landscaping to find where you connect in and then cut off the JEA meters. We won't cut off the JEA meters right away because we want to make sure everything's working first. You have to have a backup plan because if you don't water it and you do get a drought, then you're spending a whole lot more money to replace dying landscaping. So that is one area. The other area is it turns out for people that notice the backflow, that's sort of the back behind the parking lot over here, for the longest time, and I'm talking probably the history of Amelia Walk as a CDD, the water meter read zero. But we still get a \$18 or \$19 a month service charge and we're not using a single gallon of water until one day, about three or four months ago, somebody clipped it. All of a sudden, water started flowing. We called JEA, they got Bob's Backflow out here and capped it. It turned out the backflow wasn't any good anyways. It needed to be replaced. Then we finally got 5,000 gallons of water that we were billed that confirmed that it has never been connected to anything. Where is it connected? We think it might be brought over by the lift station. There's a lift station behind the sanitation dump that's for this amenity center. It gets pumped out. It's sort of like a septic tank and gets sent out to the road where the sewer lines underneath Majestic Walk Boulevard. We could dredge, we could tap into that and bring it right over to the pool. Because guess what? Every time we fill the pool, which is every hour, every minute of the day, we're paying for sewer. We shouldn't be paying for that. So, we could save about three to five thousand dollars a year because that is rated as a water meter only, not water and sewer. I think it was originally put in there for the pool, it just never got connected. Kelly is working on various companies to come in now. We don't really know where that pipe goes, but we know that we can dig down three feet where Bob's Backflow had to dig when they were fixing it. Because you can see the line runs parallel to where the lift station is. You could cut that pipe and run a whole new

line. Or you could find it where it goes to and tap over there. Whatever is the easiest. I was surprised how far down that was when they were digging it up. So that's documented. It's been documented for the last couple months. But for almost 15, 16 years, we've been paying for the monthly service charge and getting no water usage and it's been in every month, all the receipts. There's usually 150 pages in the meeting packages full of financials and receipts. Not terribly exciting stuff. But you can see every dime that the CDD is spending. So, it's just a matter of getting proposals and when they come in, get it approved. But I must say, Kelly, thank you. You've been doing an admirable job chasing down all these companies that never want to come out. Literally, it took them four or five days just to find a gas company to come out.

ELEVENTH ORDER OF BUSINESS

Audience Comments

Connie Philipp stated I actually have five things, but I'm only going to use three minutes for each item. This picture right here with regards to that water that's there. Rhett and I looked at that about a year, year and a half ago when he and I walked around and looked at some of the maintenance items that were going on here. I understand he spoke to the engineer and the engineer came out to look at it and said that it was within parameters or specs. So, I guess I have some concerns about a statement like that when you've now identified that it's an issue. So just want to lay that out there.

Michael O'Larte stated first of all, thank you all for putting those pumps out there. They saved my proverbial duck pond. I understand that the letter was coming in that I had an illegal water feature and you guys helped me out a lot there. A couple of observations. You mentioned the drainage swale, ditch, whatever you want to call it. Right now, right behind our house and several houses further north. The water is just standing. It's not flowing towards the wetland at all. So that ditch does need some remediation. This can't be a situation where you just bush hog it once a year. It needs to be desilted. Otherwise, it's just not going to flow and we're going to have the same problem. The water that was flowing from the wetland was actually breaching in my neighbor's yard, the immediate yard to the north. And that's because the berm that was put in by the developer at the county's behest has eroded and their land is now lower. It didn't breach my yard. But my yard is actually a little lower than your yard.

Mr. Robinson stated they think that berm does need to be built up. So, if you go south, you can see where there were some almost like dams built into the drainage swale kind of

restricting it. Then the water really shoots and flows. Not quite sure what that design feature was. But if you go south it flows much faster than where it looks like it's gotten wider. Maybe because the water has crept up the drain.

Mike O'Larte stated the haul road has eroded into the ditch right there and basically what you've got is a wide shallow ditch rather than a deep flowing ditch.

Mr. Robinson stated we can inspect that and look at it together because that will help because that's really soggy. A lot of the haul road's pretty hard like rock and stone. But that area has had standing water for about a month.

Mike O'Larte stated there still is water flowing from the wetland across the haul road.

Mr. Robinson stated yes, I'm aware of that.

Will Knudsen stated to help your water meters, we've noticed the last several evenings as you went on Majestic towards the circle, the sidewalks were flooded, and the streets are being flooded. So, you've got water running at night and the sprinkler systems.

Mr. Robinson stated the roundabout has its own 28 zones.

Will Knudsen stated before you get to the roundabout on Majestic, both sides of the street are soaked. I mean there's flowing water. The last couple nights that's continually wet.

Mr. Robinson stated that means there's something broken there. Those zones come on between 4:30 and 5.

Ms. Mullins stated there is one broken at Cherry Creek right now.

Mr. Robinson stated just so everyone knows, one of the issues with the water was that they put two JEA meters in so they could be irrigated at the same time. One water pressure. So, by adjusting the programming to run one zone at a time, because there's over 130 zones we reprogrammed. So, one zone runs at a time. So, running two times a week, every zone's a little different. The roundabout that we turn on between 4:30 and 5, so it finishes before 9:00pm that's when the tennis court starts. So, it will end sometime between 4am and 6am in the morning if everything goes smoothly and then things that have flowers in it are being watered pretty much every day for about five minutes because they're constantly churning and putting in new flowers every two or three months.

Will Knudsen stated so there's just a lot of water running down to the sewer.

Mr. Robinson stated not the sewer, the storm drains. That's usually indication that either the sprinklers are to be toned down or if there's a broken one. I know at the front of the neighborhood there's a broken sprinkler head.

Ms. Murphy stated can we have BrightView check that?

Mr. Robinson stated they do a monthly inspection but when we see something broken like that, we tell them.

Mr. Laughlin stated they have rain detectors too. But those things will go bad at times. But the system is designed where with a certain amount of moisture, it shouldn't turn on.

Mr. Robinson stated the only good news is about the roundabout. The JEA meter is shut off and we have a free water source. So, we're not paying for that and we have them for about. And we have no idea where that source is coming from. We'll find out.

A resident stated I want to go back to what you said before, Jeff. There was no inspection or survey done for the road.

Mr. Robinson stated there were no core samples done. It was stated that the work that was done or the known problems with the pipes would be dug up, inspected and replaced as needed. And that was done and there were the camera inspections. So that was done. But prior to the roads, no, it was the recommendation of the CDD staff engineer at the time that he did not feel it was necessary to do core samples for what we were doing, which is strictly milling and resurfacing and repairing anything. There were three areas. There was a place on Spruce Run. There was a sinkhole forming, so that was dug up. The pipe did not get replaced. But somewhere along the line somebody decided to put an electrical conduit right through the middle of the drainage pipe. So, it was patched as best as possible. Apparently, it happens more frequently than I would think, like zero. Up here in front of the amenity center we had half a pipe replaced and then further down adjacent where pond 8 is, the entire pipe had to be replaced. It was only supposed to be half, but the other half fell apart when they were working.

The resident stated my question is this is basically a two-million-dollar recommendation. There's no way of holding him accountable for this because we're going to pay this \$200. Then we're going to pay for the survey that was recommended to not be done in the first place. And then we're going to have to pay to get it fixed and resurface it. That's a lot of money.

Mr. Laughlin stated we discussed this at length at the last meeting.

Mr. Swan stated can you recap?

Mr. Laughlin stated that was not normal and it was confirmed by other engineers. It's not normal practice if there's no evidence of issues. You do not get core samples when you resurface roads.

Ms. Gentry stated for anyone who wasn't here at the last meeting, we discussed the standard to hold a professional, like an engineer, responsible for what you may think is an error. So, courts will look at what's called the standard of care for that particular profession and they basically look at all the options available to a professional engineer, they obviously use some professional judgment, so the question is was the decision that they made so outside of the norms of what's acceptable that you can hold them responsible for it. That's a difficult determination to make. Just because one engineer disagrees about the right course of action doesn't mean you have a case. It's always fact specific and it always needs professional engineering testimony to establish that. I did offer to the board if they would like to get an evaluation of those claims, which no firm does that for free, I am connected with construction defect firms here in the area. We could reach out to them. As an example, I have seen firms charge \$5,000 to evaluate all the documentation and give you an opinion on whether the claim is worth pursuing. That's just the numbers I've seen in the past, it could come in lower. Or, they may refuse to do it at a flat rate at all and say it's just hourly rates. That's still available to the board if you'd like to pursue it. But just be aware that there will be an upfront cost to even determine if you have a claim, if it falls outside that standard of care.

Mr. Robinson stated and they would say it's going to take six years, or some kind of estimate.

Ms. Murphy stated what if they say there is a claim?

Ms. Gentry stated obviously they can't tell you for sure if you'd succeed or not, but they can tell you, in my professional opinion, it's probably worth your time to pursue this. Or in their professional opinion, it's probably not worth your time to pursue this. Are there any other questions from the board or anything you'd like me to clarify on that?

Mr. Jentz stated I think it's important to realize that the previous engineer was also the engineer who designed this whole project. And at the time, he had the best knowledge of anyone, and he recommended that we don't do that. We took his recommendation. Personally, I think that civil engineering is an art and a science. I've worked with civil engineers in the past. There's no liability for subsurface what goes on. I've done projects before where we took core samples and

then we wanted to hold somebody accountable and it came back, my civil engineers working for the company I was working for at the time said, you have no chance of winning any of these things because the first thing they teach you in civil engineering school is that we're not responsible for anything we can't see. So, it's just the way it is. I understand, exactly. We've been discussing this for a long time. But that's the way I see it personally. That this gentleman who did the work had the best information at the time. Unless we pay a lot of money for somebody to come in here and put their professional reputation against another gentleman's professional reputation. No one's going to want to do that cheaply. All right? So, I don't think we're going to recover the money.

Ms. Murphy stated Mike, if you've testified right?

Mr. Yuro stated I have, and it's not fun. The only other thing I would interject is the condition at the time when resurfacing is done, you can't go back and replicate because that was a year ago. If he was the only one that was observed it at the time. For example, I couldn't go in and testify as to what the condition was a year ago. I can say what it is now and so that would make it that much more difficult to prove, to show that anything was negative.

A residents stated I think the thing that is frustrating for a lot of the homeowners in here is that before this was all done, there were multiple people in the neighborhood who do this for a living and they all said, you have to do this and what they said was not taken into consideration. And now we spent all this money and we're going to have to spend it again.

Mr. Robinson stated I disagree with that because I listened to that. The concern I have is they weren't the on-staff expert, and they certainly didn't present their credentials.

The resident stated that's fine, and I respect that. What I'm saying is this is a \$2 million mistake that you all are going to have to pay again.

Mr. Jentz stated we understand.

Ms. Murphy stated we don't like it either.

Ms. Gentry stated just to clarify, it's not the entire roadway project that has to be redone. There are localized places.

Jimmy Dubberly stated I disagree with that because it's only a matter of time until the rest of it starts caving in just like right now. You've been going on for 10 minutes and you've been rambling nonsense. My question is this road was in disarray. You guys went out and got some

engineering, apparently what you guys didn't do was ask questions. What was the ultimate cause of the last road caving in?

Mr. Laughlin stated we had that...

Jimmy Dubberly stated hang on, I'm talking, sir, you just cut me off. The question is, if the problem is it's doing the exact same thing. You guys signed off on it. Why weren't you guys asking a question? I mean, it's identical now to what it was 12 months ago, the road condition. And it's brand new. You're the ones that I think probably misappropriated the funds on this because you guys didn't do your due diligence.

Mr. Laughlin stated a lot of what you said is untrue. There are two different causes. The issues before are not the issues now they're completely different causes. We can have a conversation. I'd like to clear this up. I'll give you my card.

A resident stated you guys are really defensive. We're just trying to get answers.

Jennifer Hatten stated I just want to know why you're not pursuing going after the engineer.

John Lescanec stated I got a couple questions. Back to your comment about the water usage. We do have sprinklers that are spraying in the road all the time. So, you guys need to get BrightView to go and check those out. We're driving up and down all the time. No matter what time of hours sprinklers are going off in the road, wasting water. So, we're wasting water on that. I like the idea about the well, but we need to curb the issue with the sprinklers going off in the roads. Second, I'm on a committee for the HOA and our common areas look like garbage. How can we, the enforcement committee, hold homeowners responsible to cure their issues in a certain amount of time when the CDD can't hold Brightview accountable for our common areas that look garbage. Look down Fall River and Majestic Walk right at the T. Both sides look like garbage. No mulch, no nothing. Grass is gone everywhere. How are we not taking care of that? We don't do this many a times. Brightview's doing a great job mowing around the pond and stuff like that because they do it once a week down at my house. But where are we at on making sure they're being held accountable for our common areas that look like garbage? That's a question.

Mr. Laughlin stated audience comments?

John Lescanec stated oh, okay. That's what the problem is with this place.

Philip Schroeder stated first of all, thanks for getting those emergency pumps in, because I know my neighbors had water at their AC unit and water was ruining my lawn. So, my question

goes back. I'll fondly refer it to the Sagamore Swamp, AKA the wetlands. That was super deep. So, is it your thought that the Sagamore wetlands go all the way through that preserve area in a U shape to drain underneath Poplar Breeze? And if we just clear that out, it'll drain naturally, and it won't get that high again.

Mr. Robinson stated correct.

Jimmy Dubberly stated is that your professional.

Mr. Swan stated is that coming from Mike?

Mr. Yuro stated that's how the design is shown. That's how the permit design plans show it. That's the only pop off to that wetland. According to the original plans, that's what should happen. Now over time in the wetlands, trees fall, other things grow up, vegetation clogs the flow of drainage. But what the board can do now is clear the areas outside the wetland to make sure that those aren't the issue. To do anything inside the wetland would take a permit modification, getting the water management district involved and being able to identify what specifically in the wetland needs to happen, which would be difficult to do.

Mr. Robinson stated that's your drainage flow.

Mr. Yuro stated those purple arrows are how it's designed to flow.

Mr. Robinson stated the reason why homes are getting water getting into their backyards is the level was the same level as the wetland. There's no rise. Whatever Lennar put in, maybe a foot, but it started at the same level. Those are the pre-construction design plans for phase five that were done 10 years ago or more.

Philip Schroeder stated that was zero feet deep in June and by mid-August it went to six feet.

Mr. Robinson stated yeah, all the heavy rain wasn't draining. The only drainage was going down. It never got out there because of this area, it's a 24 inch pipe. It's half full. You see this ponding over here? That's the other side. There's another berm here. I can't get to the wetland. So that's going to be dredged. This side is going to be dredged. And then it will eventually make its way to the pond. This is a new picture we just added.

Philip Schroeder stated but we're still waiting on an accurate quote for that?

Mr. Robinson stated correct.

Philip Schroeder stated it's an expensive quote. The second quote they provided they didn't change the verbiage in the scope of work, right?

Mr. Robinson stated correct.

Chris Passenti stated just going back to the road issue and then future capital projects. My understanding is the history of the road project is we got two bids correct, Duval and somebody else. One of which, the one that was not Duval was 1.8 million or 1.3 million.

Mr. Robinson stated three bids. One bid got lowered. Asphalt prices or oil prices.

Chris Passenti stated so, we went with Duval. You know, that's fine. My question is was there a bid tab between the two? What was the difference between the two bids? Did one that was the higher bidder see something that we decided to ignore, or didn't understand or whatever the case may be. And the second part of that is, the engineer recommended we don't do the core samples. And I agree, anything subsurface you cannot hold the engineer responsible for. There's really no going back to him. But, whose decision was it to not do the due diligence to get those core samples before we went and did a million dollar at the time project. And then to future projects, we're looking at \$100,000 for a new well system or perhaps taking it out of a retention pond or whatever. And we're talking about these berms and stuff. Where's the scopes of work? I know there's a couple drawings that you issued, but is there a written document that outlines specifically what is expected to be done by the contractor, what's in his scope, what's not in his scope, so that you who are making the decision, understand exactly what we're getting for the money to be able to put these contractors apples to apples.

Mr. Robinson stated some of that depends on the project. Obviously for the road project, it was a formal 100 page plus contract with about two or three pages that were very specific to what the specs are. It was more of a worksheet. So, to answer your first question, yeah, both bids were pretty much identical except for the pricing. The scope of work was concrete work, repair work needed to be done. I can't remember if the second company included that or wanted to outsource it, but Duval took on the responsibility, but outsource it because they don't do concrete work or repair work. So, it was just a question of lower, more of a convenience although the concrete work turned out to becoming less of a convenience. But from a contract standpoint, it was convenience.

Mr. Jentz stated and accountability, single point accountability.

Ms. Murphy stated the other one was going to contract Duval to do the work.

Mr. Robinson stated oh, that's right. They were going to contract Duval, so that was why it was higher.

Ms. Murphy stated and also you said, there should have been more companies and there's very few that will do residential.

Jimmy Dubberly stated who under the Freedom of Information Act would I submit a request to see the RFP and all of the quotes that were submitted.

Mr. Jentz stated it's all on the website.

Mr. Laughlin stated I will give you my card, and you can email me.

Ms. Gentry stated just to speak to the procedure, when we do a formal RFP like that, we did have the prior engineer put together the specs, the drawings, the plans, the whole scope of work that was bid out to the contractors. And we actually re bid this several times, if I remember correctly, because nobody would bid on it, or we'd only get one bid. So, he put together the specs and scope that were bid out. He did confirm to the board that everyone bid on the same scope, and they were apples to apples. We'd have to go back and look at those minutes for the exact discussion. But then that was the process that we followed.

Mr. Robinson stated the very first one that was done, what do you call it, the formal process was a day late in submission. So therefore, we didn't have to deal with it. Otherwise, we might have been forced to deal with it as the only response, being the low bidder of sort. That was like \$1.7 million, very high. It took another three or four months going through the rebid process, and the price came down under a million dollars. I think it was \$890,000, plus another \$150,000 in finance charges and things like that. Doing bond assessments is not cheap. Everybody gets a slice of various fees except for us. We don't get anything.

Mr. Jentz stated to Daniel's point, though, as far as around Duval and the scope and all that sort of thing, we did not get any bids. No matter what anybody wants to say about our previous engineer, he did work very hard to get a quote from Duval. They didn't want to bid at first because the scope was too small for what they typically do. And having worked with Duval with places that we've worked together and speaking to other people in the industry, they had absolutely a stellar reputation. So, at that point, I was very thankful that our engineer was able to coerce them to bid or convince them to bid. So, I don't think there's any issue around Duval at all as far as the process we used to get there. The price we paid was as good as we were going to get, with the market at the time. And so, the issue around the core samples, and I'm not trying to be cavalier or anything, but that engineer had the best information in our view at the time of the situation, and we took his recommendation.

John Lescanec stated you said earlier, it was \$40,000 to \$60,000 for the core samples. Is that what you said earlier?

Mr. Robinson stated during a CDD meeting that was the suggested cost or estimated cost from the staff engineer. They'd have to go back a year or more. He said you could certainly do it, but it wasn't his recommendation to spend any kind of money to do it.

John Lescanec stated then you just said after that, you guys just put in a bid or something like that. You approved \$8,000 for work. Did I hear that right?

Mr. Robinson stated in three sections.

John Lescanec stated the sections that are failing right now right out front in the main sections there.

Mr. Robinson stated the other one was probably the entire project.

John Lescanec stated oh, so you're thinking he was wanting to core the entire road.

Mr. Robinson stated there was no discussion about specific areas.

Mr. Laughlin stated it's about \$1,200 per bore. So, the one that we got, I think is for 10 bores.

John Lescanec stated but we were going off of the engineer's estimate. We never actually went out and got a quote to do that is what I heard.

Mr. Robinson stated correct.

John Lescanec stated so like we said, the due diligence wasn't there.

Mr. Laughlin stated again, he was the professional engineer. The board members are not engineers. That's why we hire staff such as counsel and the engineers to provide us with guidance. Any more comments?

Don DeCanio stated just to finish up a little bit on the resurfacing. I did point out to the past engineer we had water flowing over the curb and gutter. You can see the evidence of the staining and he said that was due to the homeowners over watering their yards. And that was, from my understanding, why we didn't go any further into that. While we have the drawing up here, this is where I thought the scope of work was in the original project. I've also gone out and looked at the outfall on the west side, the left side of the road there. The water course is 12 to 14 inches lower than the marsh it's trying to flow to. I'd like the engineer to take a look at that and explain how if we clear that 40ft of drainage, we're going to get any action is if the marsh is 14 inches higher than the grade, how it's going to happen. I pointed out, I've shown pictures of the

marsh itself being backed up. We're going to do all this work and we haven't investigated why the marsh is not draining. I think it's time to do that. My last item, not related to this, is I've been asking for a pothole at Fall River to be repaired for a year and a half. We have back in zone four and five, we have some dips around our sewers and a couple spots near the curb and gutters. When will that be addressed? I have not seen or heard anything other than we're going to observe them. The pothole on Fall River that I've been reporting for a year and a half. I think a year and a half of observing is long enough and it's time to be fixed. Can we address it at some future meeting?

Mr. Laughlin stated yes, can you take a look at that too?

Ms. Mullins stated I'll send you the location.

A resident stated I brought up two months ago. Are you going to finish the sidewalks on Fall River? They've already cut all the curbs out. They've been cut for two years.

Mr. Laughlin stated I wasn't aware of any of that. We haven't had that brought up.

A resident stated I brought it up two months ago in this meeting.

Don DeCanio that's part of the work that should have been done by Richmond America and it didn't get done.

Mr. Laughlin stated I was over cracks and damages to the curbs.

A resident stated no, they cut curb for sidewalks, but they never put the sidewalks in.

Mr. Laughlin stated I'll look into that. I've had that happen in some districts and that was actually per plan.

A resident stated and there's several of them. Not one or two.

Mr. Robinson stated you're talking about in the cul de sacs, like Apple Canyon?

A resident stated no, at the intersections where you cross the street.

A resident stated my neighbor asked me to ask about this. The trees took off the saddle ring on this boat. The radar dome. And I know when we bring our camper in, the trees hit our camper and we're obviously within legal height. So, the trees are not.

Mr. Laughlin stated we keep them trimmed at the required statutory height. We have in the past raised them higher for the RVs because it is higher than what is required for us.

A resident stated it's damaging the RVs

Mr. Laughlin stated Kelly, can you look into that?

Don DeCanio stated several months ago you actually awarded a contract to trim the trees to 16ft. When the contractor came out, he indicated that would create an aesthetic issue. It was change and lowered. Go back and look.

Ms. Mullins stated that was at the entrance.

Don DeCanio your requirement is to maintain 10ft. Well, that won't work on RVs. I don't know why we didn't achieve the 16ft. Because normally you trim to 16ft because you need 13 and a half feet for clearance and you trim further than that because the tree grows. You don't want to go back and trim every two weeks because the trees grow. So it's typically trimmed to 16ft so you have some room for growth and some clearance issues.

Mr. Laughlin stated if the Board would like, we can get a proposal.

Ms. Mullins if you could let me know. We do have several areas where you go through trees. If there's a specific area you want me to look at.

A resident stated Tyler Lebowski sent you pictures of it. He's the one that I asked me to bring this up. He said that your response was that you trimmed the trees.

Ms. Mullins yeah, he mentioned the front entrance where we trimmed them twice. So yeah, I don't think there's any plan to go back and do those anytime soon. But I can look at these. These were more recent back in the neighborhood. But yeah, we've done the ones up front twice. So I don't think there's any plan to do until at least spring.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests

Ms. Murphy stated maybe it would be helpful, Kelly, to send out information to neighborhood about the issue regarding the irrigation and spraying in the wrong places if you see them in the street. It would be helpful if everyone could communicate immediately in the location of where you saw that so that BrightView can address it when they're here on a regular basis. And if you send reminders because not everybody's here at this meeting, I know I have seen them occasionally and I report to Kelly and she contacts BrightView right away and they can address anything that spraying the street instead of the grass, etc.

Mr. Robinson stated what I'd like to do along those lines, since we have the landscape detail or what I call the landscape ID, it's tied to maps. So, every area that is in the BrightView contract, this is the landscaping contract, has an ID tag. Part of the work that we did for the irrigation is we put the irrigation zone. So, if you see a sprinkler head, you have to look at the

map. It's a 20-page document, it's pretty easy and say, it's area or ID tag 25 and it has right in there what the zones. That will help communicate because if we just say, there's a sprinkler head broken down somewhere by the roundabout. There are 28 zones down there. Five of them can be just on the sides of the street.

Ms. Murphy stated I think if people can be as specific as possible BrightView can test them pretty easily.

A resident stated I wanted to ask about the bus stop. I know this keeps coming up. Now it is a problem. It was never a problem before, but now all of a sudden people are parking in the roundabout. Is that coming back around?

Mr. Jentz stated along those lines I'd like to ask that the bus stop working group. We had to ask some people to contact parents and come up with a proposal. I haven't heard anything. I don't know if anything happened from that yet.

Mr. Laughlin stated I'll reach out.

A resident stated it was never a problem. People used to say everybody's parking in circle, but it was for three to five minutes, maybe. Now there's people parking in circle because of the bus stop.

Mr. Laughlin stated I've had the sheriff's office contact me about. In the past it was an issue. It was blocking it. We've had times ambulances couldn't get through, so it was an issue. The county is the one that determines this and the school transportation authority but we are trying. I'll follow up with that working group. If you want to send me an email, I'll let you know what I find out.

Mr. Robinson stated the bus transportation department, they held a safety committee meeting, I think it was a few days before the general election in August, and we had sent them some documentation as well as they had a number of residents call in and emails. I, representing the CDD, proposed four different locations. The place where the bus stop is currently located was not one of them. They evaluated two of them and rejected them outright. That was Fall Leaf and Cherry Creek where the half circles are. I forget what their rationale was. The area that I felt was the better area for a number of different reasons, was across the street from 85002 Majestic Walk Boulevard. Just before you get to Champlain heading that direction, there's a couple little half circles. They had it in a file because I had sent it, but they did not discuss it. Instead, they morphed it and said, the CDD wants to put it at the intersection of Fall River Parkway and

Majestic, and they're going to build a road. Well, that's not true. It was actually the recommendation from the bus transportation department to do it there and would you please build a road? This board did discuss that. We said we would consider building the road on two conditions. Condition number one is that the county provides detailed specifications of what their requirements are and substantially fund it, and by substantial, I mean 99.9%. We'll have to spend a little money in the planning. They're not going to do that, but you got to sometimes you have to go through motion. The other area, and it wasn't even brought up was and we discussed that the board didn't like it, was out in phase five. Not in front of the mailboxes but down the road between Sagamore Court and where the mailboxes are because it's a big area, lots of room for parking. It wasn't considered. They moved it right next to a wetland so that brings other issues. But I did say if you will move it off the roundabout the board will at least have a discussion, and we approved it come up with no parking between these signs. Here's the bus stop. Wasn't that expensive to do.

A resident stated they wanted to build a road where?

Mr. Robinson stated a swing road off Majestic Walk Boulevard before you get to Fall River.

Mr. Jentz stated way in the back. Before you get to that pond to where it Ts.

Mr. Robinson stated six to 12 parking spaces, and a swing road so they can make it easy.

Mr. Jentz stated going back to my request that we get a report from the parents that were supposed to get together.

Mr. Laughlin stated yes, I'm going to reach out. I'll send it to you.

Mr. Jentz stated my personal opinion is I don't think we just quit because we're not happy. If we're not happy we should still continue to push this. We started this in May talking to candidates. And the right time would have been when we had candidate forums in this room and to get them on the record to say they were going to help us out. Unfortunately, we only had like three or four people from the community show up there. The people that I would have liked to have seen get elected did not get elected. I think they would have been more responsive, but my recommendation is not to quit, not to just say it's done, because it's never done until, they just tell us to go pound sand. There's always next year as well.

Mr. Robinson stated I did a FOIA request, so I have the minutes from the Safety Committee. That's what I was referencing. If anybody wants it, I'll be glad to share it with you. It's like 26 pages long.

TWELFTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

THIRTEENTH ORDER OF BUSINESS

**Next Scheduled Meeting – November 19, 2024
at 2:00 p.m. at the Amelia Walk Amenity
Center**

FOURTEENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Jentz seconded by Mr. Robinson with all in favor the meeting was adjourned.
--

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Amelia Walk
Community Development District

Unaudited Financial Reporting
October 31, 2024



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Amelia Walk
Community Development District
Combined Balance Sheet
October 31, 2024

	General Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
Assets:				
Cash:				
Operating Account-Wells Fargo Bank	\$ 33,956	\$ -	\$ -	\$ 33,956
Operating Account-Seacoast Bank	\$ 277	\$ -	\$ -	\$ 277
Prepaid Expenses	\$ 25,551	\$ -	\$ -	\$ 25,551
Electric Deposits	\$ 2,015	\$ -	\$ -	\$ 2,015
Investments:	\$ -			
US Bank Custody	\$ -	\$ -	\$ 81,262	\$ 81,262
Series 2012				
Reserve	\$ -	\$ 60,861	\$ -	\$ 60,861
Revenue	\$ -	\$ 92,354	\$ -	\$ 92,354
Prepayment	\$ -	\$ 15,588	\$ -	\$ 15,588
Series 2016				
Reserve	\$ -	\$ 180,650	\$ -	\$ 180,650
Revenue	\$ -	\$ 192,414	\$ -	\$ 192,414
Prepayment	\$ -	\$ 16,511	\$ -	\$ 16,511
Construction	\$ -	\$ -	\$ 1,522	\$ 1,522
Series 2018				
Reserve	\$ -	\$ 332,794	\$ -	\$ 332,794
Revenue	\$ -	\$ 396,832	\$ -	\$ 396,832
Prepayment	\$ -	\$ 31,626	\$ -	\$ 31,626
Construction	\$ -	\$ -	\$ 915	\$ 915
Series 2018-3B				
Reserve	\$ -	\$ 559,650	\$ -	\$ 559,650
Revenue	\$ -	\$ 462,715	\$ -	\$ 462,715
Prepayment	\$ -	\$ 57,771	\$ -	\$ 57,771
Construction	\$ -	\$ -	\$ 2,100	\$ 2,100
Series 2023				
Cap Interest	\$ -	\$ 37,978	\$ -	\$ 37,978
Prepayment	\$ -	\$ 42,640	\$ -	\$ 42,640
Construction	\$ -	\$ -	\$ 142,619	\$ 142,619
Total Assets	\$ 61,799	\$ 2,480,383	\$ 228,417	\$ 2,770,600
Liabilities:				
Accounts Payable	\$ (31)	\$ -	\$ 23,072	\$ 23,041
Deposit-Office Lease	\$ 200	\$ -	\$ -	\$ 200
Retainage Payable	\$ -	\$ -	\$ 87,091	\$ 87,091
Total Liabilities	\$ 169	\$ -	\$ 110,162	\$ 110,332
Fund Balance:				
Nonspendable:				
Prepaid Items	\$ 27,566	\$ -	\$ -	\$ 27,566
Restricted for:				
Debt Service - Series 2012	\$ -	\$ 168,803	\$ -	\$ 168,803
Debt Service - Series 2016	\$ -	\$ 389,575	\$ -	\$ 389,575
Debt Service - Series 2018	\$ -	\$ 761,252	\$ -	\$ 761,252
Debt Service - Series 2018-3B	\$ -	\$ 1,080,136	\$ -	\$ 1,080,136
Debt Service - Series 2023	\$ -	\$ 80,618	\$ -	\$ 80,618
Capital Projects - Series 2016	\$ -	\$ -	\$ 1,522	\$ 1,522
Capital Projects - Series 2018	\$ -	\$ -	\$ 915	\$ 915
Capital Projects - Series 2018-3B	\$ -	\$ -	\$ 2,100	\$ 2,100
Capital Projects - Series 2023	\$ -	\$ -	\$ 55,528	\$ 55,528
Assigned for:				
Capital Reserves	\$ -	\$ -	\$ 58,190	\$ 58,190
Unassigned	\$ 34,063	\$ -	\$ -	\$ 34,063
Total Fund Balances	\$ 61,630	\$ 2,480,383	\$ 118,255	\$ 2,660,268
Total Liabilities & Fund Balance	\$ 61,799	\$ 2,480,383	\$ 228,417	\$ 2,770,600

Amelia Walk
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 1,000,785	\$ -	\$ -	\$ -
Interlocal Agreement	\$ 27,076	\$ 2,256	\$ -	\$ (2,256)
Interest Income	\$ 3,825	\$ 319	\$ -	\$ (319)
Other Income-Clubhouse	\$ 500	\$ 42	\$ -	\$ (42)
Other Income-Comcast	\$ 10,614	\$ 885	\$ -	\$ (885)
Other Income-Non Resident User Fees	\$ -	\$ -	\$ -	\$ -
Other Income-Contributions	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 1,042,801	\$ 3,501	\$ -	\$ (3,501)
Expenditures:				
<u>General & Administrative:</u>				
Supervisor Fees	\$ 12,000	\$ 1,000	\$ 800	\$ 200
FICA Expense	\$ 842	\$ 70	\$ 61	\$ 9
Engineering Fees	\$ 10,000	\$ 833	\$ 1,650	\$ (817)
Assessment Roll Administration	\$ 5,250	\$ 5,250	\$ 5,250	\$ -
Dissemination	\$ 3,675	\$ 306	\$ -	\$ 306
Dissemination-Amortization Schedules	\$ 1,200	\$ 100	\$ 950	\$ (850)
Trustee Fees	\$ 18,040	\$ 1,503	\$ 306	\$ 1,197
Arbitrage	\$ 2,400	\$ 200	\$ -	\$ 200
Attorney Fees	\$ 50,000	\$ 4,167	\$ -	\$ 4,167
Annual Audit	\$ 4,000	\$ 333	\$ -	\$ 333
Management Fees	\$ 56,261	\$ 4,688	\$ 4,688	\$ 0
Information Technology	\$ 840	\$ 70	\$ 70	\$ 0
Website Maintenance	\$ 420	\$ 35	\$ 35	\$ (0)
Travel & Per Diem	\$ 500	\$ 42	\$ -	\$ 42
Telephone	\$ 700	\$ 58	\$ 108	\$ (50)
Postage	\$ 500	\$ 42	\$ 5	\$ 36
Printing	\$ 1,000	\$ 83	\$ 17	\$ 66
Insurance	\$ 11,829	\$ 11,829	\$ 11,006	\$ 823
Legal Advertising	\$ 5,500	\$ 458	\$ -	\$ 458
Other Current Charges	\$ 2,700	\$ 225	\$ 171	\$ 54
Office Supplies	\$ 100	\$ 8	\$ -	\$ 8
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative	\$ 187,932	\$ 31,477	\$ 25,294	\$ 6,183

Amelia Walk
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
<u>Operations & Maintenance</u>				
Contract Services				
Landscaping & Fertilization Maintenance	\$ 175,000	\$ 14,583	\$ 12,002	\$ 2,581
Fountain Maintenance	\$ 2,650	\$ 221	\$ -	\$ 221
Lake Maintenance	\$ 28,620	\$ 2,385	\$ 2,418	\$ (33)
Security	\$ 8,684	\$ 724	\$ 453	\$ 271
Refuse	\$ 12,000	\$ 1,000	\$ 159	\$ 841
Management Company	\$ 16,670	\$ 1,389	\$ 1,389	\$ (0)
Subtotal Contract Services	\$ 243,624	\$ 20,302	\$ 16,421	\$ 3,881
Repairs and Maintenance				
Repairs & Maintenance	\$ 60,000	\$ 5,000	\$ 2,052	\$ 2,948
Landscaping Extras (Flowers & Mulch)	\$ 18,309	\$ 1,526	\$ -	\$ 1,526
Irrigation Repairs	\$ 8,500	\$ 708	\$ -	\$ 708
Speed Control	\$ 12,000	\$ 1,000	\$ 1,220	\$ (220)
Subtotal Repairs and Maintenance	\$ 98,809	\$ 8,234	\$ 3,272	\$ 4,963
Utilities				
Electric	\$ 35,000	\$ 2,917	\$ 1,920	\$ 996
Streetlighting	\$ 42,000	\$ 3,500	\$ 3,180	\$ 320
Water & Wastewater	\$ 75,000	\$ 6,250	\$ -	\$ 6,250
Subtotal Utilities	\$ 152,000	\$ 12,667	\$ 5,100	\$ 7,566
Amenity Center				
Insurance	\$ 40,000	\$ 40,000	\$ 35,732	\$ 4,268
Pool Maintenance	\$ 15,000	\$ 1,250	\$ 3,102	\$ (1,852)
Pool Permit	\$ 300	\$ 25	\$ -	\$ 25
Amenity Management	\$ 81,900	\$ 6,825	\$ 6,825	\$ -
Cable TV/Internet/Telephone	\$ 6,000	\$ 500	\$ 477	\$ 23
Janitorial Service	\$ 12,736	\$ 1,061	\$ 1,061	\$ 0
Special Events	\$ 10,000	\$ 833	\$ -	\$ 833
Decorations-Holiday	\$ 4,000	\$ 333	\$ -	\$ 333
Facility Maintenance (including Fitness Equip)	\$ 5,500	\$ 458	\$ -	\$ 458
Lease	\$ -	\$ -	\$ -	\$ -
Subtotal Amenity Center	\$ 175,436	\$ 51,286	\$ 47,197	\$ 4,089
Reserves				
Capital Reserves (Transfer out to CRF)	\$ 185,000	\$ 15,417	\$ -	\$ 15,417
Subtotal Reserves	\$ 185,000	\$ 15,417	\$ -	\$ 15,417
Total Operations & Maintenance	\$ 854,870	\$ 107,906	\$ 71,990	\$ 35,916
Total Expenditures	\$ 1,042,801	\$ 139,383	\$ 97,283	\$ 42,099
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ (97,283)	
Net Change in Fund Balance	\$ -		\$ (97,283)	
Fund Balance - Beginning			\$ 158,913	
Fund Balance - Ending			\$ 61,630	

Amelia Walk

Community Development District

Debt Service Fund Series 2012

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 111,206	\$ -	\$ -	\$ -
Total Revenues	\$ 111,206	\$ -	\$ -	\$ -
Expenditures:				
Interest - 11/1	\$ 27,638	\$ -	\$ -	\$ -
Principal - 5/1	\$ 55,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 27,638	\$ -	\$ -	\$ -
Speical Call - 11/1	\$ 15,000	\$ -	\$ -	\$ -
Total Expenditures	\$ 125,275	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (14,069)		\$ -	
Net Change in Fund Balance	\$ (14,069)		\$ -	
Fund Balance - Beginning	\$ 107,368		\$168,803	
Fund Balance - Ending	\$ 93,298		\$ 168,803	

Amelia Walk

Community Development District

Debt Service Fund Series 2016

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 187,055	\$ -	\$ -	\$ -
Total Revenues	\$ 187,055	\$ -	\$ -	\$ -
Expenditures:				
Interest - 11/1	\$ 65,675	\$ -	\$ -	\$ -
Principal - 11/1	\$ 45,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 64,438	\$ -	\$ -	\$ -
Total Expenditures	\$ 175,113	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 11,943		\$ -	
Net Change in Fund Balance	\$ 11,943		\$ -	
Fund Balance - Beginning	\$ 187,805		\$389,575	
Fund Balance - Ending	\$ 199,748		\$ 389,575	

Amelia Walk

Community Development District

Debt Service Fund Series 2018

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 453,911	\$ -	\$ -	\$ -
Total Revenues	\$ 453,911	\$ -	\$ -	\$ -
Expenditures:				
Interest - 11/1	\$ 157,663	\$ -	\$ -	\$ -
Principal - 11/1	\$ 125,000	\$ -	\$ -	\$ -
Special Call - 11/1	\$ 30,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 155,163	\$ -	\$ -	\$ -
Total Expenditures	\$ 467,825	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (13,914)		\$ -	
Net Change in Fund Balance	\$ (13,914)		\$ -	
Fund Balance - Beginning	\$ 418,416		\$ 761,252	
Fund Balance - Ending	\$ 404,503		\$ 761,252	

Amelia Walk

Community Development District

Debt Service Fund Series 2018-3B

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 520,619	\$ -	\$ -	\$ -
Assessments - Prepayments	\$ -	\$ -	\$ 30,539	\$ 30,539
Total Revenues	\$ 520,619	\$ -	\$ 30,539	\$ 30,539
Expenditures:				
Interest - 11/1	\$ 185,019	\$ -	\$ -	\$ -
Principal - 11/1	\$ 140,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 181,956	\$ -	\$ -	\$ -
Total Expenditures	\$ 506,975	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expendit	\$ 13,644		\$ 30,539	
Net Change in Fund Balance	\$ 13,644		\$ 30,539	
Fund Balance - Beginning	\$ 459,077		\$ 1,049,597	
Fund Balance - Ending	\$ 472,721		\$ 1,080,136	

Amelia Walk
Community Development District
Debt Service Fund Series 2023
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues:				
Assessments - Tax Roll	\$ 102,229	\$ -	\$ -	\$ -
Assessments - Prepayments	\$ -	\$ -	\$ 1,420	\$ 1,420
Total Revenues	\$ 102,229	\$ -	\$ 1,420	\$ 1,420
Expenditures:				
Interest - 11/1	\$ 35,878	\$ -	\$ -	\$ -
Principal - 11/1	\$ 30,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 35,878	\$ -	\$ -	\$ -
Special Call - 11/1	\$ 35,000	\$ -	\$ -	\$ -
Total Expenditures	\$ 136,755	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (34,526)		\$ 1,420	
Net Change in Fund Balance	\$ (34,526)		\$ 1,420	
Fund Balance - Beginning	\$ 75,918		\$ 79,197	
Fund Balance - Ending	\$ 41,392		\$ 80,618	

Amelia Walk
Community Development District
Capital Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues				
Developer Contributions	\$ -	\$ -	\$ -	\$ -
Interest	\$ -	\$ -	\$ 414	\$ 414
Total Revenues	\$ -	\$ -	\$ 414	\$ 414
Expenditures:				
Capital Outlay	\$ 185,000	\$ 26,429	\$ 4,500	\$ 21,929
Total Expenditures	\$ 185,000	\$ 26,429	\$ 4,500	\$ 21,929
Excess (Deficiency) of Revenues over Expenditures	\$ (185,000)		\$ (4,086)	
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ 185,000	\$ 26,429	\$ -	\$ (26,429)
Total Other Financing Sources (Uses)	\$ 185,000	\$ 26,429	\$ -	\$ (26,429)
Net Change in Fund Balance	\$ -		\$ (4,086)	
Fund Balance - Beginning			\$62,277	
Fund Balance - Ending			\$ 58,190	

Amelia Walk
Community Development District
Capital Projects Fund Series 2016
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning			\$ 1,522	
Fund Balance - Ending			\$ 1,522	

Amelia Walk
Community Development District
Capital Projects Fund Series 2018
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning			\$ 915	
Fund Balance - Ending			\$ 915	

Amelia Walk
Community Development District
Capital Projects Fund Series 2018-3B
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning			\$ 2,100	
Fund Balance - Ending			\$ 2,100	

Amelia Walk
Community Development District
Capital Projects Fund Series 2023
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2024

	Adopted Budget	Prorated Budget Thru 10/31/24	Actual Thru 10/31/24	Variance
Revenues				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Cost of Issuance	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ -	
Other Financing Sources/(Uses)				
Bond Proceeds	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning			\$ 55,528	
Fund Balance - Ending			\$ 55,528	

Amelia Walk
Community Development District
Month to Month
FY 2025

	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25	Jul-25	Aug-25	Sep-25	Total
Revenues:													
Assessments - Tax Roll	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Interlocal Agreement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Interest Income	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Income-Clubhouse	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Income-Comcast	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Income-Non Resident User Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Income-Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Expenditures:													
<u>General & Administrative:</u>													
Supervisor Fees	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	800
FICA Expense	\$ 61	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	61
Engineering Fees	\$ 1,650	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,650
Assessment Roll Administration	\$ 5,250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,250
Dissemination	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Dissemination-Amortization Schedules	\$ 950	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	950
Trustee Fees	\$ 306	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	306
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Attorney Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Management Fees	\$ 4,688	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	4,688
Information Technology	\$ 70	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	70
Website Maintenance	\$ 35	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	35
Travel & Per Diem	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Telephone	\$ 108	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	108
Postage	\$ 5	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5
Printing	\$ 17	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	17
Insurance	\$ 11,006	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	11,006
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Other Current Charges	\$ 171	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	171
Office Supplies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	175
Total General & Administrative	\$ 25,294	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	25,294

Amelia Walk
Community Development District
Month to Month
FY 2025

	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25	Jul-25	Aug-25	Sep-25	Total
<u>Operations & Maintenance</u>													
Contract Services													
Landscaping & Fertilization Maintenance	\$ 12,002	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	12,002
Fountain Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Lake Maintenance	\$ 2,418	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,418
Security	\$ 453	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	453
Refuse	\$ 159	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	159
Management Company	\$ 1,389	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,389
Subtotal Contract Services	\$ 16,421	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	16,421
Repairs and Maintenance													
Repairs & Maintenance	\$ 2,052	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,052
Landscaping Extras (Flowers & Mulch)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Irrigation Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Speed Control	\$ 1,220	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,220
Subtotal Repairs and Maintenance	\$ 3,272	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,272
Utilities													
Electric	\$ 1,920	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,920
Streetlighting	\$ 3,180	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,180
Water & Wastewater	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Subtotal Utilities	\$ 5,100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,100
Amenity Center													
Insurance	\$ 35,732	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	35,732
Pool Maintenance	\$ 3,102	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,102
Pool Permit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Amenity Management	\$ 6,825	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	6,825
Cable TV/Internet/Telephone	\$ 477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	477
Janitorial Service	\$ 1,061	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,061
Special Events	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Decorations-Holiday	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Facility Maintenance (including Fitness Equip)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Lease	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Subtotal Amenity Center	\$ 47,197	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	47,197
Reserves													
Capital Reserves (Transfer out to CRF)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Subtotal Reserves	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Operations & Maintenance	\$ 71,990	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	71,990
Total Expenditures	\$ 97,283	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	97,283
Excess (Deficiency) of Revenues over Expenditures	\$ (97,283)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	(97,283)
Net Change in Fund Balance	\$ (97,283)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	(97,283)

Amelia Walk
Community Development District
Long Term Debt Report
FY 2025

Series 2012A-1, Special Assessment Bonds		
Interest Rate;	5.50%	
Maturity Date:	5/1/37	
Reserve Fund Definition:	50% Max Annual Debt Service	
Reserve Fund Requirement:	\$56,512.50	
Reserve Fund Balance:	\$60,861.21	
Bonds outstanding - 9/30/2024		\$1,005,000.00
Less:	May 1, 2025 (Mandatory)	\$0.00
Current Bonds Outstanding		\$1,005,000.00

Series 2016A-2, Special Assessment Bonds		
Interest Rate;	5.50%	
Maturity Date:	11/1/30	\$370,000.00
Interest Rate;	6.00%	
Maturity Date:	11/1/47	\$1,850,000.00
Reserve Fund Definition:	Maximum Annual Debt Assessment	
Reserve Fund Requirement:	\$183,575.00	
Reserve Fund Balance:	\$183,875.00	
Less:	November 1, 2024 (Mandatory)	\$0.00
Current Bonds Outstanding		\$2,220,000.00

Series 2018A-3, Special Assessment Bond		
Interest Rate;	4.00%	
Maturity Date:	11/1/24	\$125,000.00
Interest Rate;	4.75%	
Maturity Date:	11/1/29	\$720,000.00
Interest Rate;	5.25%	
Maturity Date:	11/1/38	\$1,840,000.00
Interest Rate;	5.375%	
Maturity Date:	11/1/48	\$3,340,000.00
Reserve Fund Definition:	75% Maximum Annual Debt Assessment	
Reserve Fund Requirement:	\$341,414.06	
Reserve Fund Balance:	\$341,414.07	
Less:	November 1, 2024 (Mandatory)	\$0.00
	November 1, 2024 (Special Call)	\$0.00
	February 1, 2025 (Special Call)	\$0.00
	May 1, 2025 (Special Call)	\$0.00
Current Bonds Outstanding		\$6,025,000.00

Series 2018A Area B, Special Assessment Bond		
Interest Rate;	4.375%	
Maturity Date:	11/1/24	\$140,000.00
Interest Rate;	4.75%	
Maturity Date:	11/1/29	\$785,000.00
Interest Rate;	5.25%	
Maturity Date:	11/1/39	\$2,290,000.00
Interest Rate;	5.375%	
Maturity Date:	11/1/49	\$3,840,000.00
Reserve Fund Definition:	100% Maximum Annual Debt Assessment	
Reserve Fund Requirement:	\$532,362.50	
Reserve Fund Balance:	\$559,650.00	
Less:	November 1, 2024 (Mandatory)	\$0.00
	November 1, 2024 (Special Call)	\$0.00
	May 1, 2025 (Special Call)	\$0.00
Current Bonds Outstanding		\$7,055,000.00

Series 2023, Special Assessment Bonds		
Interest Rate;	6.35%	
Maturity Date:	5/1/44	
Reserve Fund Definition:	None	
Reserve Fund Requirement:	\$0.00	
Reserve Fund Balance:	\$0.00	
Bonds outstanding - 9/30/2024		\$1,130,000.00
Current Bonds Outstanding		\$1,130,000.00

Total Current Bonds Outstanding		\$17,435,000.00
--	--	------------------------

Amelia Walk
Community Development District
Capital Reserves

1. Recap of Capital Reserve Fund Activity Through October 31, 2024

Opening Balance in Capital Reserve Fund		\$0.00
Source of Funds:	Interest Earned	\$21,915.98
	Capital Reserve Transfers	\$470,333.48
Use of Funds:		
Disbursements:	Fountain(s)	(\$35,002.00)
	Pool Heating System	(\$44,411.40)
	Sidewalk Repairs	(\$30,480.00)
	Sign Renovation	(\$27,950.00)
	Lighting	(\$10,263.80)
	Flag Pole	(\$9,024.00)
	Access Control	(\$32,997.00)
	Tennis Court Resurface Project	(\$27,275.00)
	Landscaping, Entry Monuments Lighting	(\$28,885.20)
	Electrical Upgrades	(\$4,380.00)
	Storm Drain	(\$3,880.00)
	AED	(\$1,518.76)
	Other Capital Projects	(\$134,806.04)
	Professional Fees/Contingencies	(\$20,114.36)
Adjusted Balance in Capital Reserve Fund Account at October 31, 2024		<u><u>\$81,261.90</u></u>

2. Funds Available For Capital Reserve projects at October 31, 2024

Book Balance of Capital Reserve Fund at October 31, 2024		\$81,261.90
A. n/a		
	Contract Amount	\$0.00
	Paid to Date	\$0.00
	Balance on Contract	<u><u>\$0.00</u></u>
		<u>\$0.00</u>
B. n/a		
	Contract Amount	\$0.00
	Paid to Date	\$0.00
	Balance on Contract	<u><u>\$0.00</u></u>
		<u>\$0.00</u>
Capital Reserve Funds available at October 31, 2024		<u><u>\$81,261.90</u></u>

3. Investments - State Board of Administration

October 31, 2024	Type	Yield	Due	Maturity	Principal
Capital Reserve Fund	Overnight	5.33%	n/a	\$81,261.90	\$81,261.90
					Contracts/Transfers in Transit <u>\$0.00</u>
					Balance at 10/31/2024 <u><u>\$81,261.90</u></u>

C.

Amelia Walk
Community Development District

Check Run Summary

November 19, 2024

Date	Check Numbers	Amount
WELLS FARGO BANK		
10/17/24	3952-3953	\$76,191.31
11/04/24	3954	\$25,000.00
SEACOAST BANK		
10/17/24	266-277	\$58,596.64
10/24/24	278-286	\$8,016.67
10/25/24	287-289	\$5,100.37
10/31/24	290-293	\$14,491.97
Total		\$187,396.96

AP300R
*** CHECK NOS. 003952-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
AMELIA WALK - GENERAL FUND
BANK A AMELIA WALK

RUN 11/12/24

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
10/17/24	00030	10/17/24 101724	202410 300-10100-01000	TXFER TO SEACOAST BANK	*	75,000.00	
				AMELIA WALK CDD			75,000.00 003952
10/17/24	00279	10/03/24 6177-100	202409 320-57200-62000	CC PURCHASES THRU 10/3/24	*	1,191.31	
				WELLS FARGO-ACH			1,191.31 003953
11/04/24	00030	11/04/24 110424	202411 300-10100-01000	TXFER FROM WELLS FARGO	*	25,000.00	
				AMELIA WALK CDD			25,000.00 003954
TOTAL FOR BANK A						101,191.31	
TOTAL FOR REGISTER						101,191.31	

AWLK -AMELIA WALK - SHENNING

AP300R
*** CHECK NOS. 000266-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
AMELIA WALK - GENERAL FUND
BANK B AMELIA WALK

RUN 11/12/24

PAGE 20

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
10/17/24	00276	8/26/24 9046919	202408 320-57200-46201		*	16,512.04	
		10/01/24 9077990	202410 320-57200-46200	PINE STRAW/MULCH	*	12,002.00	
			MAINT 10/24				
				BRIGHTVIEW LANDSCAPE SERVICES			28,514.04 000266
10/17/24	00261	10/10/24 13599	202410 320-57200-34504		*	204.00	
			TRAFFIC CONTROL 10/24				
				CHARLES CHANDLER			204.00 000267
10/17/24	00260	10/10/24 13599	202410 320-57200-34504		*	204.00	
			TRAFFIC CONTROL 10/24				
				DANIEL CORBITT			204.00 000268
10/17/24	00260	10/14/24 13616	202410 320-57200-34504		*	204.00	
			TRAFFIC CONTROL 10/24				
				DANIEL CORBITT			204.00 000269
10/17/24	00280	10/04/24 81623830	202410 300-13100-10000		*	4,500.00	
			MAINT 10/24				
		10/04/24 81623830	202410 320-53800-60000		*	4,500.00	
			MAINT 10/24				
		10/04/24 81623830	202410 300-20700-10000		*	4,500.00-	
			MAINT 10/24				
				CRITTERPRO INC.			4,500.00 000270
10/17/24	00049	8/23/24 24659	202410 320-57200-24000		*	850.00	
			RENEW POLICY-WC FY25				
				EGIS INSURANCE ADVISORS, LLC			850.00 000271
10/17/24	00306	10/01/24 90894	202410 310-51300-54000		*	175.00	
			ANNUAL FEE 10/24				
				FLORIDACOMMERCE			175.00 000272
10/17/24	00001	10/01/24 342	202410 310-51300-34000		*	4,688.42	
			MGMT FEE 10/24				
		10/01/24 342	202410 310-51300-35101		*	35.00	
			WEBSITE ADMIN 10/24				
		10/01/24 342	202410 310-51300-35100		*	70.00	
			INFORMATION TECH 10/24				
		10/01/24 342	202410 310-51300-31300		*	306.25	
			DISSEMINATION AGENT SVCS				
		10/01/24 342	202410 310-51300-42000		*	5.30	
			POSTAGE 10/24				
		10/01/24 342	202410 310-51300-42500		*	16.95	
			COPIES 10/24				

AWLK -AMELIA WALK - SHENNING

AP300R
*** CHECK NOS. 000266-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
AMELIA WALK - GENERAL FUND
BANK B AMELIA WALK

RUN 11/12/24

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
		10/01/24 342	202410 310-51300-41000		*	108.41	
		TELEPHONE 10/24					
		10/01/24 343	202410 320-57200-34700		*	1,389.17	
		CONTRACT ADMIN 10/24					
		10/01/24 343	202410 320-57200-34001		*	6,825.00	
		FACILITY MGMT 10/24					
		10/01/24 343	202410 320-57200-34200		*	1,061.33	
		JANITORIAL 10/24					
				GOVERNMENTAL MANAGEMENT SERVICES			14,505.83 000273
10/17/24	00258	10/07/24 6883835	202410 320-57200-46500		*	926.50	
		SUPPLIES 10/24					
				HAWKINS, INC.			926.50 000274
10/17/24	00263	10/14/24 10565	202409 310-51300-31500		*	5,891.27	
		SVCS 09/24					
				KILINSKI VAN WYK PLLC			5,891.27 000275
10/17/24	00115	10/14/24 13616	202410 320-57200-34504		*	204.00	
		TRAFFIC CONTROL 10/24					
				KELLAM EDWARD PAOLILLO			204.00 000276
10/17/24	00220	10/01/24 PSI11410	202410 310-51300-60200		*	2,418.00	
		MAINT 10/24					
				SOLITUDE LAKE MANAGEMENT			2,418.00 000277
10/24/24	00172	11/01/24 5432597	202411 320-57200-34501		*	452.60	
		SVCS-11/24					
				BATES SECURITY LLC			452.60 000278
10/24/24	00261	10/21/24 13646	202410 320-57200-34504		*	204.00	
		TRAFFIC CONTROL					
				CHARLES CHANDLER			204.00 000279
10/24/24	00156	10/21/24 0350808-	202411 320-57200-41050		*	477.29	
		SVCS-11/24					
				COMCAST (AUTO PAY)			477.29 000280
10/24/24	00280	10/23/24 81623879	202410 320-57200-62000		*	800.00	
		TRAMPOLINE REMOVAL 10/24					
				CRITTERPRO INC.			800.00 000281
10/24/24	00175	10/16/24 29	202410 310-51300-31200		*	950.00	
		AMORTIZATION SCHEDULE					
				DISCLOSURE SERVICES LLC			950.00 000282
				AWLK -AMELIA WALK - SHENNING			

AP300R
*** CHECK NOS. 000266-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
AMELIA WALK - GENERAL FUND
BANK B AMELIA WALK

RUN 11/12/24

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
10/24/24	00307	10/23/24 24275	202410 320-57200-62000	LIFT STATION SVC-10/24	*	283.25	
				FLAMINGO WELL & SEPTIC			283.25 000283
10/24/24	00258	10/21/24 6895129	202410 320-57200-46500	SUPPLIES	*	808.50	
				HAWKINS, INC.			808.50 000284
10/24/24	00055	10/17/24 1180	202409 320-57200-62000	FACILITY MAINT-09/24	*	2,234.94	
		10/17/24 1180	202409 320-57200-62000	MAINT SUPPLIES-09/24	*	156.09	
				RIVERSIDE MANAGEMENT SERVICES, INC.			2,391.03 000285
10/24/24	00300	10/18/24 14-3638	202410 310-51300-31100	SVCS-10/24	*	1,650.00	
				YURO & ASSOCIATES, LLC			1,650.00 000286
10/25/24	00021	10/07/24 16194-10	202410 320-57200-43000	SERVICE THRU 10/07/2024	*	220.64	
				FPL-ACH			220.64 000287
10/25/24	00021	10/07/24 72449-10	202410 320-57200-43000	SERVICE THRU 10/07/2024	*	134.92	
				FPL-ACH			134.92 000288
10/25/24	00021	10/18/24 OCT-24	202410 320-57200-43000	SERVICE THRU 10/18/2024	*	1,564.67	
		10/18/24 OCT-24	202410 320-57200-43001	SERVICE THRU 10/18/2024	*	3,180.14	
				FPL-ACH			4,744.81 000289
10/31/24	00276	9/23/24 9073846	202409 320-57200-62000	SVCS 09/24 TREE CLEANUP	*	435.00	
		10/22/24 9111624	202410 320-57200-62000	SVCS 10/24 CLEANUP DEBRIS	*	968.34	
				BRIGHTVIEW LANDSCAPE SERVICES			1,403.34 000290
10/31/24	00277	10/25/24 2489	202411 320-57200-46400	SVCS 11/24	*	1,549.98	
				CBUSS ENTERPRISES			1,549.98 000291
10/31/24	00260	10/28/24 13666	202410 320-57200-34504	TRAFFIC CONTROL 10/24	*	204.00	
				DANIEL CORBITT			204.00 000292

AWLK -AMELIA WALK - SHENNING

AP300R
*** CHECK NOS. 000266-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
AMELIA WALK - GENERAL FUND
BANK B AMELIA WALK

RUN 11/12/24

PAGE 23

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
10/31/24	00308	10/05/24 1023199- SUPPLIES 09/24	202409 300-13100-10000		*	11,334.65	
		10/05/24 1023199- SUPPLIES 09/24	202409 320-53800-60000		*	11,334.65	
		10/05/24 1023199- SUPPLIES 09/24	202409 300-20700-10000		*	11,334.65-	
SYNERGY EQUIPMENT							11,334.65 000293
-----							-----
TOTAL FOR BANK B						86,205.65	
TOTAL FOR REGISTER						86,205.65	

AWLK -AMELIA WALK - SHENNING

BrightView

Landscape Services

INVOICE

Sold To: 25249515
Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

Customer #: 25249515
Invoice #: 9046919
Invoice Date: 8/26/2024
Sales Order: 8445439
Cust PO #:

Project Name: Pine straw, mulch as per contract amounts

Project Description: Install mulch and pine straw as per contract amounts

Job Number	Description	Qty	UM	Unit Price	Amount
346108420	Amelia Walk CDD				
	Phase 1-5 install 865 bales of pine straw	865.000	EA	7.99	6,912.04
	Phase 1-5 install pine bark -total of 160 cy	160.000	CY	60.00	9,600.00
<div>Approved Kelly Mullins, Amenity & Operations Manager Governmental Management Services for Amelia Walk CDD Date: 10-2-24 Acct. # 1-320-57200-46201</div>					
Total Invoice Amount					16,512.04
Taxable Amount					
Tax Amount					
Balance Due					16,512.04

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 904 292-0716

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 25249515
Invoice #: 9046919
Invoice Date: 8/26/2024

Amount Due: \$ 16,512.04

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Amelia Walk CDD

Property Name	Amelia Walk CDD	Contact	Kelly Mullins
Property Address	85287 Majestic Walk Run Fernandina Beach, FL 32034	To	Amelia Walk CDD
		Billing Address	5385 N Nob Hill Road Sunrise, FL 33351-4761

Project Name Pine straw, mulch as per contract amounts

Project Description Install mulch and pine straw as per contract amounts

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
865.00	EACH	Phase 1-5 install 865 bales of pine straw	\$7.99	\$6,912.04
160.00	CUBIC YARD	Phase 1-5 install pine bark - total of 160 cy	\$60.00	\$9,600.00

For internal use only

SO# 8445439
JOB# 346108420
Service Line 160

Total Price \$16,512.04

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
11530 Davis Creek Court, Jacksonville, FL 32256 ph. (904) 292-0716 fax (904) 292-1014
Enhancement Manager
Certified Arborist #FL-6354A
Certified Pest Control Operator JF95758

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. Work Force: Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. License and Permits: Contractor shall maintain a Landscape Contractor's license if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. Taxes: Contractor agrees to pay all applicable taxes, including sales or General Excise Tax (GET), where applicable.
5. Insurance: Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. Liability: Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
8. Subcontractors: Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
9. Additional Services: Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
10. Access to Jobsite: Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
11. Payment Terms: Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise agreed to in writing.
12. Termination: This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
13. Assignment: The Customer and the Contractor respectively bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities consolidation, change of control or corporate reorganization.
14. Disclaimer: This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

15. Cancellation: Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

16. Tree & Stump Removal: Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to: concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
17. Waiver of Liability: Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY.

Customer:

Signature	Title
Kelly Mullins	Property Manager
Printed Name	Date
	July 31, 2024

BrightView Landscape Services, Inc. "Contractor"

Enhancement Manager

Signature	Title
Jen Mabus	July 31, 2024
Printed Name	Date

Job #: 346108420

SO #: 8445439 Proposed Price: \$16,512.04



INVOICE

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

Customer #: 25249515
Invoice #: 9077990
Invoice Date: 10/1/2024
Cust PO #:

Job Number	Description	Amount
346108420	Amelia Walk CDD Exterior Maintenance For October	12,002.00
Approved Kelly Mullins, Amenity & Operations Manager Governmental Management Services for Amelia Walk CDD Date: 10-2-24 Acct. # 1-320-57200-46200		
Total invoice amount		12,002.00
Tax amount		
Balance due		12,002.00

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 904-292-0716

Please detach stub and remit with your payment

Did you know that BrightView now offers auto ACH as a payment method? Discover the convenience and safety of automatic ACH bill payment for your recurring billing. Please contact autopay@brightview.com or your branch point of contact for more information on how to sign up on Auto Pay.

Payment Stub

Customer Account#: 25249515
Invoice #: 9077990
Invoice Date: 10/1/2024

Amount Due: \$12,002.00

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

**Nassau County Sheriff's Office**

77151 Citizens Circle

Yulee, FL 32097

INVOICE

Invoice ID: 13599

Date: 10/10/2024

Customer #: 32

Due Date: 10/10/2024

Reference:

Bill To:

Amelia Walk

Attention:

475 West Town Plaza

St. Augustine, FL 00000

dlaughlin@gmsnf.com

DESCRIPTION	QTY	RATE	TOTAL
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Platform Fee	1.000	2.00%	\$8.00
TOTAL:		17.000	\$408.00

001.320.57200.34504

\$204.00

*Separate Check

Amount Paid: \$0.00

Balance Due: \$408.00

Notes

Invoice due on receipt. All invoice payments must be made via the PowerDetails site. If you do not have a user account, please email offduty@powerdetails.com to request one. Be sure to include your full name, business name, email address, and specify NCSO as the agency providing off-duty services.

Please be advised that payments must **no longer be made directly to the deputy.*

**Nassau County Sheriff's Office**

77151 Citizens Circle

Yulee, FL 32097

INVOICE

Invoice ID:	13599
Date:	10/10/2024
Customer #:	32
Due Date:	10/10/2024
Reference:	

Bill To:

Amelia Walk

Attention:

475 West Town Plaza

St. Augustine, FL 00000

dlaughlin@gmsnf.com

DESCRIPTION	QTY	RATE	TOTAL
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Traffic Control -	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Platform Fee	1.000	2.00%	\$8.00
TOTAL:	17.000		\$408.00

001.320.57200.34504

\$204.00

*Separate Check

Amount Paid: \$0.00**Balance Due: \$408.00****Notes**

Invoice due on receipt. All invoice payments must be made via the PowerDetails site. If you do not have a user account, please email offduty@powerdetails.com to request one. Be sure to include your full name, business name, email address, and specify NCSO as the agency providing off-duty services.

Please be advised that payments must **no longer be made directly to the deputy.*

**Nassau County Sheriff's Office**

77151 Citizens Circle

Yulee, FL 32097

INVOICE

Invoice ID: 13616

Date: 10/14/2024

Customer #: 32

Due Date: 10/14/2024

Reference:

Bill To:

Amelia Walk

Attention:

475 West Town Plaza

St. Augustine, FL 00000

dlaughlin@gmsnf.com

DESCRIPTION	QTY	RATE	TOTAL
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Platform Fee	1.000	2.00%	\$8.00
TOTAL:		17.000	\$408.00

001.320.57200.34504

Separate Check

\$204.00

Amount Paid: \$0.00

Balance Due: \$408.00

Notes

Invoice due on receipt. All invoice payments must be made via the PowerDetails site. If you do not have a user account, please email offduty@powerdetails.com to request one. Be sure to include your full name, business name, email address, and specify NCSO as the agency providing off-duty services.

Please be advised that payments must **no longer be made directly to the deputy.*



INVOICE

#81623830

From: CritterPro Inc.

11232-1 Saint Johns Industrial Parkway North, Jacksonville, FL, USA

Balance Due:

\$4,500.00

Bill To: Amelia Walk

85287 Majestic Walk Boulevard,
Fernandina Beach, FL, USA

001.300.13100.10000 \$4500.00
005.320.53800.60000 \$4500.00
005.300.20700.10000 (\$4500.00)

Date of Issue:

10/4/2024

Due Date:

10/4/2024

Item	Rate (excl. tax)	Quantity	Tax	Total
Pond Outflow Maintenance Remove Debris, Trim Around device to allow water flow.	\$500.00	9		\$4,500.00

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-8-24
Acct. # 1-320-57200-60000

Subtotal \$4,500.00

Total \$4,500.00

Notes:

If you would like to move forward with the estimate you can hit the accept button and we will get you on the schedule. If you have any questions you can call or text our office at 904-789-9696.

Exclusion Services include a 3 YEAR warranty on all Repairs. Warranty renewal is \$175.00 per year with included inspections after your initial 3 Year term. All Warranties are TRANSFERABLE on the Property.

Terms & Conditions:

Payment of invoices due on due date specified, or may be subject to late payment fees or interest charges.

INVOICE



Customer	Amelia Walk Community Development District
Acct #	277
Date	08/23/2024
Customer Service	Kristina Rudez
Page	1 of 1

Amelia Walk Community Development District
c/o Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092


Payment Information	
Invoice Summary	\$ 850.00
Payment Amount	
Payment for:	Invoice#24659
WC100124573	

Thank You

Please detach and return with payment



Customer: Amelia Walk Community Development District

Invoice	Effective	Transaction	Description	Amount
24659	10/01/2024	Renew policy	Policy #WC100124573 10/01/2024-10/01/2025 FIA WC Workers Compensation - Renew policy Expense Constant - Renew policy Due Date: 8/23/2024 001.320.57200.24000 October 2024 	690.00 160.00

Total

\$ 850.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:
Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349

Remit Payment To: Egis Insurance Advisors
P.O. Box 748555
Atlanta, GA 30374-8555

(321)233-9939

sclimer@egisadvisors.com

Date

08/23/2024

FloridaCommerce, Special District Accountability Program

Fiscal Year 2024 - 2025 Special District State Fee Invoice and Profile Update

Required by sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

ate Invoiced: 10/01/2024				Invoice No: 90894
nnual Fee: \$175.00	1st Late Fee: \$0.00	2nd Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/02/2024: \$175.00

STEP 1: Review the following profile and make any needed changes.

Special District's Name, Registered Agent's Name and Registered Office Address:

000023

Amelia Walk Community Development District

Mr. Daniel Laughlin

Governmental Management Services, LLC

475 West Town Place, Suite 114

St. Augustine, Florida 32092



Telephone: 904-940-5850 Ext:
Fax: 904-940-5899
Email: dlaughlin@gmsnf.com
Status: Independent
Governing Body: Elected
Website Address: www.ameliawalkcdd.com
County(ies): Nassau
Special Purpose(s): Community Development
0. Boundary Map on File: 01/19/2006
1. Creation Document on File: 01/19/2006
2. Date Established: 12/12/2005
3. Creation Method: Local Ordinance
4. Local Governing Authority: Nassau County
5. Creation Document(s): County Ordinance 2005-81
6. Statutory Authority: Chapter 190, Florida Statutes
7. Authority to Issue Bonds: Yes
8. Revenue Source(s): Assessments

001.310.51300.54000

STEP 2: Sign and date to certify accuracy and completeness.

By signing and dating below, I do hereby certify that the profile above (changes noted if necessary) is accurate and complete:

Registered Agent's Signature: Daniel Laughlin Date 10/11/24

STEP 3: Pay the annual state fee or certify eligibility for zero annual fee.

a. Pay the Annual Fee: Pay the annual fee by following the instructions at www.FloridaJobs.org/SpecialDistrictFee.

b. Or, Certify Eligibility for the Zero Fee: By initialing both of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **BOTH** of the following statements and those on any submissions to the Department are true, correct, complete, and made in good faith. I understand that any information I give may be verified.

1. ☐ This special district is not a component unit of a general purpose local government as determined by the special district and its Certified Public Accountant; and,

2. ☐ This special district is in compliance with its Fiscal Year 2022 - 2023 Annual Financial Report (AFR) filing requirement with the Florida Department of Financial Services (DFS) and that AFR reflects \$3,000 or less in annual revenues or, is a special district not required to file a Fiscal Year 2022 - 2023 AFR with DFS and has included an income statement with this document verifying \$3,000 or less in revenues for the current fiscal year.

Department Use Only: Approved: ☐ Denied: ☐ Reason: _____

STEP 4: Make a copy of this document for your records.

STEP 5: Email this document to SpecialDistricts@Commerce.fl.gov or mail it to FloridaCommerce, Bureau of Budget Management, 107 East Madison Street, MSC #120, Tallahassee, FL 32399-4124. Direct questions to 850.717.8430.

1001 Bradford Way
Kingston, TN 37763

Invoice #: 342
Invoice Date: 10/1/24
Due Date: 10/1/24
Case:
P.O. Number:

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


[illegible]

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 343**Invoice Date:** 10/1/24**Due Date:** 10/1/24**Case:****P.O. Number:****Bill To:**

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

Description	Hours/Qty	Rate	Amount
Contract Administration - October 2024001.320.57200.34700		1,389.17	1,389.17
Facility Management - October 2024 001.320.57200.34001		6,825.00	6,825.00
Janitorial - October 2024 001.320.57200.34200		1,061.33	1,061.33
 10-3-24			

Total \$9,275.50**Payments/Credits** \$0.00**Balance Due** \$9,275.50

Original



Hawkins, Inc.
2381 Rosegate
Roseville, MN 55113
Phone: (612) 331-6910

INVOICE

Total Invoice	\$926.50
Invoice Number	6883835
Invoice Date	10/7/24
Sales Order Number/Type	4641191 SL
Branch Plant	74
Shipment Number	5534763

Sold To: 480209
ACCOUNTS PAYABLE
AMELIA WALK COMMUNITY DEVELOPMENT
DIST
475 W Town Pl
SUITE 114
St Augustine FL 32092-3648

Ship To: 480210
AMELIA WALK COMMUNITY DEVELOPMENT
DIST
85287 Majestic Walk Blvd
Fernandina Beach FL 32034-3785

Net Due Date	Terms	FOB Description	Ship Via	Customer P.O.#	P.O. Release	Sales Agent #
11/6/24	Net 30	PPD Origin	HWTG			382

Line #	Item Number	Item Name/ Description	Tax	Qty Shipped	Trans UOM	Unit Price	Price UOM	Weight Net/Gross	Extended Price
1.000	41930	Azone - EPA Reg. No. 7870-1	N	310.0000	GA	\$2.9500	GA	2,997.7 LB	\$914.50
		1 LB BLK (Mini-Bulk)		310.0000	GA			2,997.7 GW	
1.010	Fuel Surcharge	Freight	N	1.0000	EA	\$12.0000			\$12.00

***** Receive Your Invoice Via Email *****

Please contact our Accounts Receivable Department via email at Credit.Dept@HawkinsInc.com
or call 612-331-6910 to get it setup on your account.

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-9-24
Acct. # 1-320-57200-46500

Page 1 of 1

Tax Rate	Sales Tax
0 %	\$0.00

Invoice Total

\$926.50

No Discounts on Freight
IMPORTANT: All products are sold without warranty of any kind and purchasers will, by their own tests, determine suitability of such products for their own use. Seller warrants that all goods covered by this invoice were produced in compliance with the requirements of the Fair Labor Standards Act of 1938, as amended. Seller specifically disclaims and excludes any warranty of merchantability and any warranty of fitness for a particular purpose.
NO CLAIMS FOR LOSS, DAMAGE OR LEAKAGE ALLOWED AFTER DELIVERY IS MADE IN GOOD CONDITION.

CHECK REMITTANCE:
Hawkins, Inc.
P.O. Box 860263
Minneapolis, MN 55486-0263

WIRING CONTACT INFORMATION:
Email: Credit.Dept@Hawkinsinc.com
Phone Number: (612) 331-6910
Fax Number: (612) 225-6702

FINANCIAL INSTITUTION:
US Bank
800 Nicollet Mall
Minneapolis, MN 55402

Account Name: Hawkins, Inc.
Account #: 180120759469
ABA/Routing #: 091000022
Swift Code#: USBKUS44IMT
Type of Account: Corporate Checking

ACH PAYMENTS:
CTX (Corporate Trade Exchange) is our preferred method. Please remember to include in the addendum the document numbers pertaining to the payment.
For other than CTX, the remit to information may be emailed to Credit.Dept@Hawkinsinc.com

CASH IN ADVANCE/EFT PAYMENTS:
Please list the Hawkins, Inc. sales order number or your purchase order number if the invoice has not been processed yet.

This contractor and subcontractor shall abide by the requirements of 41 CFR §§60-1.4(a), 60-300.5(a) and 60-741.5(a). These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, or national origin. Moreover, these regulations require that covered prime contractors and subcontractors take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, national origin, protected veteran status or disability.

www.hawkinsinc.com

Job# 356633



Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

Amelia Walk CDD
475 West Town Place Suite 114
St. Augustine, Florida 32092

INVOICE

Invoice # 10565
Date: 10/14/2024
Due On: 11/13/2024

Amelia Walk CDD - General Counsel

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	LG	09/03/2024	Update easement variance chart; review and provide comments to August minutes.	0.50	\$325.00	\$162.50
Service	MGH	09/03/2024	Review and analyze draft agenda for September 17, 2024 Board meeting and note legal items and documents needed.	0.20	\$270.00	\$54.00
Service	LG	09/04/2024	Review draft agenda and status of pending action items; prepare easement encroachment removal letter.	0.80	\$325.00	\$260.00
Expense	IK	09/04/2024	Certified Mail: CM to Scott and Sandralee Elsenbroek	1.00	\$5.58	\$5.58
Service	LG	09/05/2024	Prepare variance agreement and cover letter for 85400 Stonehurst Pkwy, 85408 Stonehurst Pkwy, 84636 Balsam Ct., 85541 Stonehurst Pkwy, 84946 Fall River Pkwy, 84938 Fall River Pkwy; attend agenda planning call; finalize and send USPS letter.	3.00	\$325.00	\$975.00
Service	LG	09/06/2024	Analyze status of easement obstructions; finalize and send letter to USPS regarding CBU mailboxes.	0.60	\$325.00	\$195.00
Service	LG	09/08/2024	Review and revise homeowner shared responsibility document.	0.80	\$325.00	\$260.00
Service	LG	09/09/2024	Review and provide further comments to CDD/HOA joint responsibility document.	0.30	\$325.00	\$97.50
Service	CD	09/10/2024	Finalize Letters to Property Owners with Variance Agreements regarding fences; Conferences with District Staff regarding same.	0.60	\$175.00	\$105.00

Service	LG	09/10/2024	Prepare cover letter and variance agreement for 84667 Balsam Ct. and 84659 Balsam Ct.; coordinate mailing of same.	1.20	\$325.00	\$390.00
Service	CD	09/11/2024	Finalize letters and agreements to property owners regarding fence easement and variances.	1.10	\$175.00	\$192.50
Service	LG	09/11/2024	Prepare easement agreement and cover letter for 84582 Greylock Ct., 84630 Balsam Ct., 85549 Stonehurst Pkwy, and 84574 Greylock Ct.	2.20	\$325.00	\$715.00
Service	LG	09/13/2024	Confer with Robinson and Laughlin regarding drainage and flooding issues.	0.40	\$325.00	\$130.00
Service	LG	09/16/2024	Prepare for Board meeting; advise regarding oath of office requirements.	0.50	\$325.00	\$162.50
Service	MGH	09/16/2024	Review and analyze agenda package and materials for Board consideration, including financial reports, meeting minutes, proposals, staff reports, and related District documents, in preparation for Board meeting.	0.90	\$270.00	\$243.00
Service	LG	09/17/2024	Travel to and attend Board meeting.	4.10	\$325.00	\$1,332.50
Expense	RB	09/17/2024	Travel: Hotel LG	1.00	\$64.51	\$64.51
Expense	RB	09/17/2024	Travel: Meals LG	1.00	\$7.18	\$7.18
Service	CD	09/19/2024	Confer with District Staff regarding easement letters	0.10	\$175.00	\$17.50
Service	CD	09/20/2024	Analyze spreadsheet of homeowners and revise/finalize Letters and Variance Agreements to same.	0.60	\$175.00	\$105.00
Service	LG	09/20/2024	Update easement variance chart and coordinate mailing of variance agreements.	0.30	\$325.00	\$97.50
Service	MGH	09/25/2024	Exchange correspondence with Amenity and Operations Manager regarding Brightview proposal for culvert cleanout and re-grading.	0.10	\$270.00	\$27.00
Service	LG	09/27/2024	Review and provide comments to September minutes.	0.50	\$325.00	\$162.50
Service	LG	09/30/2024	Review draft agenda; review HOA parking restrictions legislative change.	0.40	\$325.00	\$130.00
Non-billable entries						
Service	MGH	09/05/2024	Prepare for and attend agenda planning call with District staff and Chairman; review	0.60	\$270.00	\$162.00

and analyze Chairman's report regarding
District spending in Fiscal Year 2024.

Service	MGH	09/17/2024	Prepare for and attend Board meeting.	3.80	\$270.00	\$1,026.00
Expense	RB	09/17/2024	Travel: Mileage MGH	39.10	\$0.67	\$26.20
Expense	RB	09/17/2024	Travel: Meals MGH	1.00	\$11.66	\$11.66
Total						\$5,891.27

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
10565	11/13/2024	\$5,891.27	\$0.00	\$5,891.27
Outstanding Balance				\$5,891.27
Total Amount Outstanding				\$5,891.27

001.310.51300.31500

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

Please pay within 30 days.

**Nassau County Sheriff's Office**

77151 Citizens Circle

Yulee, FL 32097

INVOICE

Invoice ID: 13616

Date: 10/14/2024

Customer #: 32

Due Date: 10/14/2024

Reference:

Bill To:

Amelia Walk

Attention:

475 West Town Plaza

St. Augustine, FL 00000

dlaughlin@gmsnf.com

DESCRIPTION	QTY	RATE	TOTAL
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Platform Fee	1.000	2.00%	\$8.00
TOTAL:		17.000	\$408.00

001.320.57200.34504

Separate Check

\$204.00

Amount Paid: \$0.00

Balance Due: \$408.00

Notes

Invoice due on receipt. All invoice payments must be made via the PowerDetails site. If you do not have a user account, please email offduty@powerdetails.com to request one. Be sure to include your full name, business name, email address, and specify NCSO as the agency providing off-duty services.

Please be advised that payments must **no longer be made directly to the deputy.*



INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI114109
Invoice Date: 10/1/2024

Bill
To: Amelia Walk CDD
Amenity & Operations Manager
85287 Majestic Walk Boulevard
Amelia Island, FL 32034

Ship
To: Amelia Walk CDD
Amenity & Operations Manager
85287 Majestic Walk Boulevard
Fernandina Beach, FL 32034

Ship Via		Customer ID	12909
Ship Date	10/1/2024	P.O. Number	
Due Date	10/31/2024	P.O. Date	10/1/2024
Terms	Net 30	Our Order No.	

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	2,418.00	2,418.00
October Billing					
10/1/2024 - 10/31/2024					
Pond 16					
Pond 17					
Pond 14					
Pond 15					
Pond 13					
Pond 2					
Pond 3					
Pond 4					
Pond 5					
Pond 6					
Pond 7					
Pond 8					
Pond 9					
Pond 10					
Pond 11					
Lake 12					
Fountain 6 - Pond 15					
Fountain 1 - Pond 2					
Fountain 2 - Pond 3					
Fountain 3 - Pond 5					
Fountain 4 - Pond 6 (replaced)					
Fountain 5 - Pond 14					

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-2-24
Acct. # 1-320-51300-60200

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 2,418.00

Subtotal:	2,418.00
Invoice Discount:	0.00
Total Sales Tax:	0.00
Payment Amount:	0.00
Total:	2,418.00

AMELIA WALK
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
October 17, 2024	\$75,000.00	Sharyn Henning

Payable to:

Amelia Walk CDD

Date Check Needed:

Budget Category:

10/17/24	001.300.10100.01000	\$75,000.00
----------	---------------------	-------------

Intended Use of Funds Requested:

Transfer funds from Wells Fargo to Seacoast Bank
<i>(Attach supporting documentation for request.)</i>

AMELIA WALK CREDIT CARD PURCHASES

NAME: KELLY MULLINS

DATE	DISTRICT	COMPLETE DESCRIPTION	BILLING CODE	AMOUNT
9/3/2024	Amelia Walk CDD	Home Depot-Lock, Storage Bins for CDD Documents	1-320-57200-52000	\$ 81.86
9/6/2024	Amelia Walk CDD	Amazon-Gym Wipes	1-320-57200-52000	\$ 235.90
9/13/2024	Amelia Walk CDD	Home Depot-Sand and Funnel	1-320-57200-62000	\$ 12.39
9/13/2024	Amelia Walk CDD	Home Depot-Orange Safety Cones for Pumps	1-320-57200-62000	\$ 182.82
9/13/2024	Amelia Walk CDD	Home Depot-"Slow" Signage for Pumps	1-320-57200-62000	\$ 65.86
9/22/2024	Amelia Walk CDD	Skedda-Tennis Court Reservation System	1-320-57200-52000	\$ 39.20
9//23/24	Amelia Walk CDD	Constant Contact-Fee for E-Blast System	1-320-57200-52000	\$ 70.40
9/25/2024	Amelia Walk CDD	Amazon-Toilet Tissue	1-320-57200-52000	\$ 43.68
9/27/2024	Amelia Walk CDD	Gate Fuel-Fuel for Pump	1-320-57200-60000	\$ 399.82
9/30/2024	Amelia Walk CDD	Amazon-Replacement Pool Thermometer Transmitter	1-320-57200-62000	\$ 59.38
		TOTAL		\$ 1,191.31



How does
get more done.

463785 STATE ROAD 200
VULEE, FL 32097 (904)225-2940

6921 00051 15076 09/03/24 08:53 AM
SALE CASHIER MARTHA

071649005565 BRRSTBCMBLCK <A>
1-3/16" SET YOUR OWN-COMBO
208.48 16.96N
073149106278 64Q LATCHBOX <A,S>
64 QT LATCHING BOX, INK
5012.98 64.90N

SUBTOTAL 81.86
SALES TAX 0.00

TAX EXEMPT TOTAL \$81.86

XXXXXXXXXXXX5049 MASTERCARD USD\$ 81.86

AUTH CODE 00336Q/0510886 TA
Chip Read
AID A0000000041010 Mastercard

P.O.#/JOB NAME: AW

6921 09/03/24 08:53 AM



6921 51 15076 09/03/2024 9417

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 12/02/2024



Final Details for Order #114-7007982-4047422

Order Placed: September 4, 2024
Amazon.com order number: 114-7007982-4047422
Order Total: \$235.90

Shipped on September 6, 2024	
Items Ordered 2 of: GymWipes Antibacterial Fast 4 by 2XL Corporation, Towelettes Bucket Refill, 4 Rolls Sold by: Shoplet (seller profile) Business Price Condition: New	Price \$117.95
Shipping Address: Kelly Mullins 85287 Majestic Walk Blvd. Fernandina Beach, FL 32034 United States Shipping Speed: Expedited Shipping	Item(s) Subtotal: \$235.90 Shipping & Handling: \$0.00 ----- Total before tax: \$235.90 Sales Tax: \$0.00 ----- Total for This Shipment: \$235.90 -----

Payment information	
Payment Method: MasterCard | Last digits: 5049 Billing address Kelly Mullins 5385 N Nob Hill Rd Sunrise, FL 33351 United States	Item(s) Subtotal: \$235.90 Shipping & Handling: \$0.00 ----- Total before tax: \$235.90 Estimated Tax: \$0.00 ----- Grand Total: \$235.90
Credit Card transactions	MasterCard ending in 5049: September 6, 2024: \$235.90

To view the status of your order, return to [Order Summary](#) .



**How doers
get more done.**

463785 STATE ROAD 200
YULEE, FL 32097 (904)225-2940

6921 00002 90056 09/13/24 03:53 PM
SALE CASHIER DAVID

764661150602 60APSAND <A> 8.10
60LB SAKRETE MULTI-PURPOSE SAND
063923086728 MP FUNNEL <A> 3.48
MULTI-PURPOSE FUNNEL

SUBTOTAL 11.58
SALES TAX 0.81
TOTAL \$12.39

XXXXXXXXXXXX5049 MASTERCARD

USD\$ 12.39
TA

AUTH CODE 013160/0021511

Chip Read

AID A0000000041010

Mastercard

P.O.#/JOB NAME: 0

6921 09/13/24 03:53 PM



6921 02 90056 09/13/2024 8408

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 12/12/2024



**How doers
get more done.**

463785 STATE ROAD 200
YULEE, FL 32097 (904)225-2940

6921 00052 57225 09/13/24 02:04 PM
SALE CASHIER MELINDA

733538864898 KID ALERT <A>
KID ALERT V.W.S.
2@32.93

65.86N

SUBTOTAL 65.86
SALES TAX 0.00

TAX EXEMPT

TOTAL \$65.86

XXXXXXXXXXXX5049 MASTERCARD

USD\$ 65.86
TA

AUTH CODE 013000/0522787

Chip Read

AID A0000000041010

Mastercard

P.O.#/JOB NAME: AW

6921 09/13/24 02:04 PM



**How doers
get more done.**

463785 STATE ROAD 200
YULEE, FL 32097 (904)225-2940

6921 00052 57746 09/13/24 05:24 PM
SALE CASHIER DAKOTA

662909645326 CONE <A>
18" ORANGE REFLECTIVE SAFETY CONE
3@25.97 77.91N

662909124678 CONE <A>
28 IN. ORANGE REFLECTIVE PVC INJECT
3@34.97 104.91N

SUBTOTAL 182.82
SALES TAX 0.00

TAX EXEMPT

TOTAL \$182.82

XXXXXXXXXXXX5049 MASTERCARD

USD\$ 182.82
TA

AUTH CODE 013170/0522809

Chip Read

AID A0000000041010

Mastercard

P.O.#/JOB NAME: AW

6921 09/13/24 05:24 PM



6921 52 57746 09/13/2024 6170

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 12/12/2024

Receipt



Invoice number 430D321-0012
Receipt number 2074-7563
Date paid September 22, 2024
Payment method Mastercard - 5049

Skedda Inc.
3839 Mckinney Avenue
Suite 155, PMB 2510
Dallas, Texas 75204
United States
info@skedda.com

Bill to
ameliawalkmanager@gmsnf.com
5385 N NOB HILL RD
Sunrise, Florida 33351
United States

\$39.20 paid on September 22, 2024

Thanks so much for supporting Skedda!

Description	Qty	Unit price	Amount
Spaces Sep 22 – Oct 22, 2024	4		\$0.00
First 5	4	\$0.00	\$0.00
Flex Plan Sep 22 – Oct 22, 2024	1	\$49.00	\$49.00
Subtotal			\$49.00
20.00% off for 12 months (20% off)			-\$9.80
Total			\$39.20
Amount paid			\$39.20

ameliawalkmanager@gmsnf.com

From: Constant Contact Billing <notification@constantcontact.com>
Sent: Monday, September 23, 2024 4:20 AM
To: ameliawalkmanager@gmsnf.com
Subject: Constant Contact Payment Receipt for Kelly Mullins



To help protect your privacy, Microsoft Office removed automatic download of this picture from the Internet.

Payment Receipt for September 23, 2024

Thank you for your recent payment. Your payment receipt is found below.

Attention: Kelly Mullins
Amelia Walk CDD
5385 N Nob Hill Road
Sunrise, FL 33351-4761
US
3043892198

User Name: ameliawalkmanager@gmsnf.com
Today's Date: September 23, 2024

Payment Date: September 23, 2024
Payment Method: MC (last 4 digits: 5049)
Amount: \$70.40

Thank you for your payment!

Amounts shown may reflect sales tax which is applicable in certain areas.

You can view payment receipts at any time in the Billing tab of your account.

Important Notice: To help maintain Constant Contact's strong sending reputation, we have implemented a monthly email send allowance and overage fee if the allowance is exceeded. This charge will be reflected on your next invoice, if you exceed the allowance. While most of our customers won't be impacted, [click here](#) to learn more.

We appreciate your business.
Best Regards,
Constant Contact Billing
1601 Trapelo Road, Suite 329 - Waltham, MA 02451

Questions? [Please give us a call!](#)
US / Canada Toll Free: (855) 229-5506



Final Details for Order #114-6122534-1554630

Order Placed: September 24, 2024
Amazon.com order number: 114-6122534-1554630
Order Total: \$43.68

Shipped on September 25, 2024	
Items Ordered 1 of: Boardwalk B6144 2-Ply Septic Safe Toilet Tissue - White (96/Carton) Sold by: Amazon (seller profile) Business Price Condition: New	Price \$43.68
Shipping Address: Kelly Mullins 85287 Majestic Walk Blvd. Fernandina Beach, FL 32034 United States	Item(s) Subtotal: \$43.68 Shipping & Handling: \$6.99 Free Shipping: -\$6.99 ----- Total before tax: \$43.68 Sales Tax: \$0.00 ----- Total for This Shipment: \$43.68 -----
Shipping Speed: FREE Shipping	

Payment information	
Payment Method: MasterCard | Last digits: 5049	Item(s) Subtotal: \$43.68 Shipping & Handling: \$6.99 Promotion applied: -\$6.99 ----- Total before tax: \$43.68 Estimated Tax: \$0.00 ----- Grand Total: \$43.68
Billing address Kelly Mullins 5385 N Nob Hill Rd Sunrise, FL 33351 United States	
Credit Card transactions	MasterCard ending in 5049: September 25, 2024: \$43.68

To view the status of your order, return to [Order Summary](#) .

ameliawalkmanager@gmsnf.com

From: paymentconfirmation@unitedtranzactions.com
Sent: Friday, September 27, 2024 2:30 PM
To: ameliawalkmanager@gmsnf.com
Subject: Payment Confirmation #9125806 ***Please do not reply***



Dear Valued Customer,

This email confirms that a Credit Card payment initiated by GATE FUEL SERVICE INC has been processed

Please find the payment below and retain this receipt for your records.

Transaction #: 9125806
Customer #: 25246
Transaction Date: 9/27/2024 2:28:30 PM
Invoice #: 6087707
Name On Card: Amelia Walk CDD
Card Type: MASTERCARD
Card #: *****5049
Authorization Code: 02767Q
Subtotal(Including Tax): \$388.74
Surcharge(2.85%): \$11.08
Grand Total: \$399.82
Tax: \$0.00
Status: Sale - Approved
Memo:

Thank you,

United TranzActions



To help protect your privacy, Outlook prevented automatic download of this picture from the Internet.

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2811 Corporate Way, Miramar, FL 33025
(954) 431-5256 • 1-800-858-5256 • Fax: (954) 499-0377

ABOUT THIS MESSAGE

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GATE FUEL SERVICE, INC. 00006857.14.00014.0927.0000

County	Order#:	Vendor #	B.O.L.#
NASSAU	1750740	9880101270	
Customer P.O.#		Delivery #	
		14-8627	

Invoice# 6087707
Page# 1
Inv.Date: 09/25/24
Account#: 00025246

Brch/Plnt	Item	Description	Quantity	Price	Total
FL70	904	DELIVERY CHARGE		95.00000	
		Net Price S	1.0	95.00000	95.00
FL70	308015	DYED OFF ROAD ULTRA LSD		Per EA	
		FLORIDA POLLUTANT FEE		4.45117	
		FEDERAL TAX - DIESEL		.02072	
		Net Price S	65.0	.00719	
				4.47908	291.14
				Per GA	
FL70	7341	*NON TAXABLE USE ONLY*			
		PENALTY FOR TAXABLE USE			
		FREIGHT-JAX DISTILLATE		.04000	
		Net Price S	65.0	.04000	2.60
				Per GA	
		Billing Inquiries 904-448-2960	Credit 904-448-2921		
Terms: PD W/CREDITCARD Due Date: 09/26/24					Total 388.74

PLEASE DETACH THIS PORTION AND RETURN WITH YOUR REMITTANCE

25248
 AMELIA WALK COMMUNITY DEVELOPMENT DIST
 84807 FALL RIVER PKWY
 FERNANDINA BEACH FL 32034



Account: 00025246
Total Due: 388.74
Inv.Date: 09/25/24
Invoice: 6087707

Amount Enclosed: _____

☐ CHECK HERE TO INDICATE MESSAGE ON BACK

GATE FUEL SERVICE, INC

PO BOX 40505

JACKSONVILLE FL 32203-0505



SHIP TO



Final Details for Order #111-7319295-1162634

Order Placed: September 30, 2024

Amazon.com order number: 111-7319295-1162634

Order Total: \$59.38

Shipped on September 30, 2024

Items Ordered	Price
2 of: INKBIRD IBS-P02R-O Transmitter Floating Pool Thermometer, Work with IBS-M2 Gateway or IBS-P02R Receiver, ONLY Transmitter for Swimming Pools, Hot Tubs, Small Ponds, Aquariums (Battery NOT Included) Sold by: Inkbird (seller profile) Business Price Condition: New	\$29.69
Shipping Address: Kelly Mullins 85287 Majestic Walk Blvd. Fernandina Beach, FL 32034 United States	Item(s) Subtotal: \$59.38 Shipping & Handling: \$6.99 Free Shipping: -\$6.99 ----- Total before tax: \$59.38 Sales Tax: \$0.00 ----- Total for This Shipment: \$59.38 -----
Shipping Speed: FREE Shipping	

Payment information

Payment Method: MasterCard Last digits: 5049	Item(s) Subtotal: \$59.38 Shipping & Handling: \$6.99 Promotion applied: -\$6.99 ----- Total before tax: \$59.38 Estimated Tax: \$0.00 ----- Grand Total: \$59.38
Billing address Kelly Mullins 5385 N Nob Hill Rd Sunrise, FL 33351 United States	
Credit Card transactions	MasterCard ending in 5049: September 30, 2024: \$59.38

To view the status of your order, return to [Order Summary](#).

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Bates Security
9700 Philips Highway
Suite #108
Jacksonville, FL 32256
(904) 900-1640

Invoice Overview

Customer: Amelia Walk CDD
Customer Number: B-21054
Invoice Number: 5432597
Invoice Date: 11/1/2024
PO Number:
PAYMENTS APPLIED THRU: 10/20/2024

CURRENT CHARGES

Quantity	Description	Rate	Amount
<i>Amelia Walk CDD,</i>			
1	Monthly Service-Video 11/1/2024 - 11/30/2024	\$174.00	\$174.00
1	Monthly Service-Access 11/1/2024 - 11/30/2024	\$278.60	\$278.60
	Sales Tax		\$0.00
	Payments/Credits Applied		\$0.00
Invoice Balance Due:			\$452.60

IMPORTANT MESSAGES

Visit our new customer portal at myaccount.batessecurity.com to make your payment online. Thank you for being our valued customer!

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-21-24
Acct. # 1-320-57200-34501

Page 1

Pay for free with a credit card or bank account online at myaccount.batessecurity.com or by calling us at (904) 900-1640.

Please detach and return this portion with your payment to ensure proper credit.

REMITTANCE INFORMATION

Customer: Amelia Walk CDD
Customer Number: B-21054
Invoice Number: 5432597
Invoice Date: 11/1/2024
Invoice Amount: \$452.60
DUE DATE: Due On Receipt
BALANCE DUE: \$452.60

Amount Enclosed: \$



Bates Security
9700 Philips Highway
Suite #108
Jacksonville, FL 32256
(904) 900-1640

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise Beach, FL 33351

REMIT TO:

Bates Security
PO Box 747049
Atlanta, GA 30374-7049

**Nassau County Sheriff's Office**

77151 Citizens Circle

Yulee, FL 32097

INVOICE

Invoice ID: 13646

Date: 10/21/2024

Customer #: 32

Due Date: 10/22/2024

Reference:

Bill To:

Amelia Walk

Attention:

475 West Town Plaza

St. Augustine, FL 00000

dlaughlin@gmsnf.com

DESCRIPTION	QTY	RATE	TOTAL
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Platform Fee	1.000	2.00%	\$4.00
TOTAL:	9.000		\$204.00

001.320.57200.34504

Separate Check

\$204.00

Amount Paid: \$0.00

Balance Due: \$204.00

Notes

Invoice due on receipt. All invoice payments must be made via the PowerDetails site. If you do not have a user account, please email offduty@powerdetails.com to request one. Be sure to include your full name, business name, email address, and specify NCSO as the agency providing off-duty services.

Please be advised that payments must **no longer be made directly to the deputy.*

Hello Amelia Walk Cdd,

Thanks for choosing Comcast Business.

Your bill at a glance

For 85287 MAJESTIC WALK BLVD, FERNANDINA BEACH, FL, 32034-3785

Previous balance		\$477.07
EFT Payment - thank you	Oct 13	-\$477.07
Credits	Page 3	-\$7.25
Credit balance		-\$7.25
Regular monthly charges	Page 3	\$455.30
Taxes, fees and other charges	Page 3	\$29.24
New charges		\$484.54

Amount due

\$477.29

Your bill explained

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

!

Thanks for paying by Automatic Payment

Your automatic payment on Nov 12, 2024, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due date.

Need help?

Visit business.comcast.com/help or see page 2 for other ways to contact us.

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

Please write your account number on your check or money order

Do not include correspondence with payment

COMCAST
BUSINESS

1100 NORTHPOINT PKWY W PALM
BCH FL 33407-1937

AMELIA WALK CDD
ATTN KELLY MULLINS
85287 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034-3785

Account number

8495 74 170 0350808

Automatic payment

Nov 12, 2024

Please pay

\$477.29

Electronic payment will be applied Nov 12, 2024

COMCAST
PO BOX 71211
CHARLOTTE NC 28272-1211

849574170035080800477299

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.



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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.

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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 cut down on clutter. Visit business.comcast.com/myaccount to get started.

Additional billing information

More ways to pay:



Online

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

Credit balance		-\$7.25
Previous balance		\$477.07
Payment - thank you	Oct 13	-\$477.07
Credits		-\$7.25
RSN Fee - Adjustment	Oct 19	-\$7.25

Regular monthly charges	\$455.30
Comcast Business	\$364.90
Data, Voice Package	\$334.95
Package Includes: Business Internet 300+ and 1 Mobility Voice Line.	
Promotional Discount	-\$119.95
TV Standard Business Video.	\$99.95
Static IP - 5	\$29.95
Voice Mail Service	\$5.00
Mobility Voice Line Business Voice.	\$44.95
Voice Credit	-\$19.95
Automatic Payments Discount Including Paperless Billing	-\$10.00

Equipment & services	\$32.90
Equipment Fee Voice.	\$22.95
TV Box + Remote	\$9.95

Service fees	\$57.50
Directory Listing Management Fee	\$6.00
Voice Network Investment	\$6.00
Broadcast TV Fee	\$34.00
Regional Sports Fee	\$11.50

Taxes, fees and other charges	\$29.24
Other charges	\$5.29
Regulatory Cost Recovery	\$2.96
Federal Universal Service Fund	\$2.33
Taxes & government fees	\$23.95
Sales Tax	\$2.31
State Communications Services Tax	\$15.70

What's included?



Internet: Fast, reliable internet on our Gig-speed network



TV: Keep your employees informed and customers entertained



Voice Numbers: (904)225-3147, (904)225-3199

Visit business.comcast.com/myaccount for more details

You've saved \$149.90 this month with your promotional, voice credit and automatic payments discounts.

...continued

Local Communications Services Tax	\$5.14
911 Fees	\$0.80

Additional information

Billing Update: This bill includes an RSN fee credit for your local Bally Sports network(s) being unavailable, and a credit for your Bally Sports network(s) subscription being unavailable, if applicable.

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

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.

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

#81623879

From: CritterPro Inc.

11232-1 Saint Johns Industrial Parkway North, Jacksonville, FL, USA

Balance Due:

\$800.00

Bill To: Amelia Walk

85287 Majestic Walk Boulevard,
Fernandina Beach, FL, USA

Date of Issue:

10/23/2024

Due Date:

10/25/2024

Item	Rate (excl. tax)	Quantity	Tax	Total
Trampoline Removal Services Removal of trampoline from a lake, and disposal of trampoline.	\$800.00	1		\$800.00
Subtotal				\$800.00
Total				\$800.00

Notes:

If you have any questions you can call or text our office at 904-789-9696.

Terms & Conditions:

Payment of invoices due on due date specified, or may be subject to late payment fees or interest charges.

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-24-24
Acct. # 1-320-57200-62000

1005 Bradford Way
Kingston, TN 37763

Date	Invoice #
10/16/2024	29

Bill To
Amelia Walk CDD c/o GMS, LLC

Terms	Due Date
Net 30	11/15/2024

Description	Amount
Amortization Schedule Series 2012A-1 11-1-24 Prepay \$20,000	100.00
Amortization Schedule Series 2016 11-1-24 Prepay \$20,000	100.00
Amortization Schedule Series 2018 3A 11-1-24 Prepay \$35,000	250.00
Amortization Schedule Series 2018 3B 11-1-24 Prepay \$30,000	250.00
Amortization Schedule Series 2023 11-1-24 Prepay \$41,000	250.00
<div></div>	

Total	\$950.00
Payments/Credits	\$0.00
Balance Due	\$950.00

Phone #
865-717-0976

E-mail
tcarter@disclosureservices.info



Invoice

10650 New Kings Rd
Jacksonville, FL 32219
(904) 940-4884 / (904) 913-9111
accounting@flamingoseptictanks.com

DATE	10/23/2024
INVOICE#	24275
TERMS	Cash On Delivery

BILL TO
Amelia Walk 85287 Majestic Walk Boulevard Fernandina Beach FL 32034 (904) 813-4393

SERVICE LOCATION
Amelia Walk 85287 Majestic Walk Boulevard Fernandina Beach FL 32034 (904) 813-4393

JOB#	DATE	PO/REF#	DESCRIPTION
1053841967	10/22/2024		
Completion Notes:			
Job Charges	Qty	Rate	Total
Lift Station Service Lift Station Service Upon arrival, customers lift station was in Highwater alarm. After evaluating the situation, I found that the voltage monitor was causing an issue inside the control panel, possibly due to a power outage in the area. I was able to receipt the voltage monitor and get the station back online, the pumps activated and pump the station out of high water alarm back to normal operating levels. I've been tested the floats and the amperage on both pumps. Everything appears to be performing properly now. I closed everything up and placed the locks back on the lift station.	1.00	\$275.00	\$275.00
CC Processing Fee Credit Card Processing Fee of 3%	1.00	\$8.25	\$8.25
Job Subtotal			\$283.25
Job Total			\$283.25

PRE-WORK SIGNATURE

POST-WORK SIGNATURE

Signed By:

Signed By:

CUSTOMER MESSAGE

Invoice Total:	\$283.25
Deposits (-):	\$0.00
Payments (-):	\$0.00
Total Due:	\$283.25

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-23-24
Acct. # 1-320-57200-62000



Hawkins, Inc.
2381 Rosegate
Roseville, MN 55113
Phone: (612) 331-6910

Original

INVOICE

Total Invoice	\$808.50
Invoice Number	6895129
Invoice Date	10/21/24
Sales Order Number/Type	4650833 SL
Branch Plant	74
Shipment Number	5547676

Sold To: 480209
ACCOUNTS PAYABLE
AMELIA WALK COMMUNITY DEVELOPMENT
DIST
475 W Town Pl
SUITE 114
St Augustine FL 32092-3648

Ship To: 480210
AMELIA WALK COMMUNITY DEVELOPMENT
DIST
85287 Majestic Walk Blvd
Fernandina Beach FL 32034-3785

Net Due Date	Terms	FOB Description	Ship Via	Customer P.O.#	P.O. Release	Sales Agent #
11/20/24	Net 30	PPD Origin	HWTG			382

Line #	Item Number	Item Name/ Description	Tax	Qty Shipped	Trans UOM	Unit Price	Price UOM	Weight Net/Gross	Extended Price
1.000	41930	Azone - EPA Reg. No. 7870-1	N	270.0000	GA	\$2.9500	GA	2,610.9 LB	\$796.50
		1 LB BLK (Mini-Bulk)		270.0000	GA			2,610.9 GW	
1.010	Fuel Surcharge	Freight	N	1.0000	EA	\$12.0000			\$12.00

***** Receive Your Invoice Via Email *****

Please contact our Accounts Receivable Department via email at Credit.Dept@HawkinsInc.com
or call 612-331-6910 to get it setup on your account.

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-22-24
Acct. # 1-320-57200-46500

Page 1 of 1

Tax Rate
0 %
Sales Tax
\$0.00

Invoice Total

\$808.50

No Discounts on Freight
IMPORTANT: All products are sold without warranty of any kind and purchasers will, by their own tests, determine suitability of such products for their own use. Seller warrants that all goods covered by this invoice were produced in compliance with the requirements of the Fair Labor Standards Act of 1938, as amended. Seller specifically disclaims and excludes any warranty of merchantability and any warranty of fitness for a particular purpose.
NO CLAIMS FOR LOSS, DAMAGE OR LEAKAGE ALLOWED AFTER DELIVERY IS MADE IN GOOD CONDITION.

CHECK REMITTANCE:
Hawkins, Inc.
P.O. Box 860263
Minneapolis, MN 55486-0263

WIRING CONTACT INFORMATION:
Email: Credit.Dept@Hawkinsinc.com
Phone Number: (612) 331-6910
Fax Number: (612) 225-6702

FINANCIAL INSTITUTION:
US Bank
800 Nicollet Mall
Minneapolis, MN 55402

Account Name: Hawkins, Inc.
Account #: 180120759469
ABA/Routing #: 091000022
Swift Code#: USBKUS44IMT
Type of Account: Corporate Checking

ACH PAYMENTS:
CTX (Corporate Trade Exchange) is our preferred method. Please remember to include in the addendum the document numbers pertaining to the payment.
For other than CTX, the remit to information may be emailed to Credit.Dept@Hawkinsinc.com

CASH IN ADVANCE/EFT PAYMENTS:
Please list the Hawkins, Inc. sales order number or your purchase order number if the invoice has not been processed yet.

This contractor and subcontractor shall abide by the requirements of 41 CFR §§60-1.4(a), 60-300.5(a) and 60-741.5(a). These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, or national origin. Moreover, these regulations require that covered prime contractors and subcontractors take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, national origin, protected veteran status or disability.

www.hawkinsinc.com

Job# 404337

9655 Florida Mining Blvd. W
Bldg. 300, Suite 305
Jacksonville, FL 32257

Invoice #: 1180
Invoice Date: 10/17/2024
Due Date: 10/17/2024
Case:
P.O. Number:

Amelia Walk CDD
9655 Florida Mining Blvd West
Suite 305
Jacksonville, FL 32257

Total	\$2,391.03
Payments/Credits	\$0.00
Balance Due	\$2,391.03

Jerry Lambert
10-22-24

**AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF SEPTEMBER 2024**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
9/3/24	3.32	T.M.	Cleaned up pool deck area, checked and changed trash receptacles, assisted with putting away files in storage closet, put together bike rack to be placed in neighborhood
9/5/24	2	C.D.	Purchased supplies for bike rack installation, drilled holes in bike rack for ground spikes, drilled and riveted end caps
9/5/24	1.02	T.M.	Drilled holes into bike rack to prep back for installation
9/9/24	3	C.D.	Removed four mats from men's bathroom and swept under it, deep cleaned grout, tile and base boards, deck brushed and grout brushed, finished mopping two times
9/9/24	2.02	T.M.	Fixed gathering room door, scrubbed grout in women's restroom floor and swept under floor mats, mopped the floors
9/11/24	1.48	T.M.	Cleaned around air vent in office, checked and changed all trash receptacles
9/13/24	2	T.M.	Storm caused newly installed mulch to overflow onto sidewalks and pool deck, blew mulch back into place, removed debris on pool deck, changed trash receptacles as needed
9/16/24	3	C.D.	Installed bike rack with ground stakes in four corners, installed not parking signs at bus stop area, inspected haul road and pump stations
9/16/24	4.68	T.M.	Blew leaves and debris off pool deck and walkways, installed bike rack at advised location, installed no parking signs, removed debris around pool deck and amenity center, checked and changed all trash receptacles
9/18/24	3	C.D.	Picked up lumber to build hydrant meter stand, took measurements for support dimensions, cut and assembled stand
9/18/24	3	T.M.	Picked up supplies for fire hydrant water meter project, took measurements of fire hydrant and built stand for the hydrant meter to sit on, used ant killer on ant hills along sidewalk
9/23/24	5	C.D.	Inspected falling asphalt at entrance to property, inspected front tower door where paint is faded and indicates wood rot, sill plate is rotted and holding moisture, caulk old and cracked and wood ant are present, cleaned and removed dirt and mulch from failed drain pipe, made a second repair with fiberglass cloth, removed old duct tape from pipe before repairing
9/23/24	3.82	T.M.	Walked around ponds 14, 15 and 17 and removed debris around ponds and pond banks, straightened and organized pool deck furniture, removed debris around pool deck
9/25/24	1	C.D.	Storm prep pool deck
9/23/24	1.05	T.M.	Storm prep - removed all umbrellas from pool deck and placed under covered breezeway, flipped over all outdoor tables and stacked chairs and laid them down, laid all trash cans on their side due to upcoming storm
9/27/24	2	T.M.	Put all pool umbrellas, chairs and tables back on pool deck after storm, blew leaves and debris off main entrance and walkways
9/30/24	5	C.D.	Installed three yard sale signs, resecured Berryessa sign, used fire hydrant and four one hundred foot sections on hose to water eight hundred feet of road frontage landscape installation
9/30/24	5	T.M.	Installed yard sale signs at front of neighborhood using stakes to hold them, installed signs at another location in neighborhood, Berryessa sign at corner of the street was down and used epoxy to hold sign screws in place and rehung sign, watered all plants and trees that were newly planted

TOTAL	<u>51.39</u>
--------------	--------------

MILES	<u>403</u>
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*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 10/05/24

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
AW				
Amelia Walk				
	9/5/24	15" Ground Anchors (4)	52.49	C.D.
	9/5/24	Titanium Metal Drill Bits- Impact Rated	45.97	C.D.
	9/5/24	Center Punch	18.37	C.D.
	9/5/24	Fender Washer (8)	2.39	C.D.
	9/5/24	Hex Bolts (4)	2.44	C.D.
	9/5/24	Hex Nuts (4)	0.64	C.D.
	9/5/24	Lock Washers (4)	1.01	C.D.
	9/18/24	Brass Fitting 3/4 MGH to 3/4 MIP	7.19	C.D.
	9/18/24	2x4 (2)	8.37	C.D.
	9/30/24	Watering Wand	17.23	C.D.
		TOTAL	<u>\$156.09</u>	



Civil Engineering
Land Surveying & Mapping
Permitting
ADA Consulting

Invoice

Date	Invoice #
10/18/24	14-3638

Bill To:	
Governmental Management Services Daniel Laughlin Amelia Walk CDD - District Manager 475 West Town Place, Suite 114 St. Augustine, FL 32092	
P.O. Number	Work Order No.

Remit To:
<i>Yuro & Associates, LLC</i> 145 Hilden Road, Unit 108 Ponte Vedra, FL 32081

Yuro & Assoc. - Job No.
Y24-1378

Comments	Contract Amount	Quantity	Previous Billed	Effort to Date	Amount Due
AMELIA WALK Public Facilities Report 001.310.51300.31100	1,650.00				1,650.00
effort is complete, report has been submitted			Total \$1,650.00		

**Electric Bill Statement****For:** Sep 7, 2024 to Oct 7, 2024 (30 days)**Statement Date:** Oct 7, 2024**Account Number:** 64677-16194**Service Address:**85254 FALL RIVER PKWY # IRR
FERNANDINA BEACH, FL 32034

Hello Amelia Walk Cdd,
Here's what you owe for this billing period.

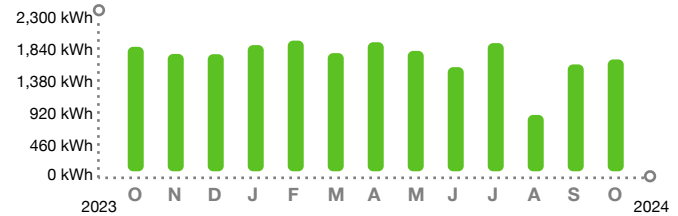
CURRENT BILL**\$220.64**

TOTAL AMOUNT YOU OWE

Oct 28, 2024

NEW CHARGES DUE BY

Receive predictable
bills all year. Enroll in
FPL Budget Billing®.
[FPL.com/BB](https://www.fpl.com/BB)

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	210.37
Payments received	-210.37
Balance before new charges	0.00

Total new charges	220.64
Total amount you owe	\$220.64

FPL automatic bill pay - DO NOT PAY*(See page 2 for bill details.)***KEEP IN MIND**

- Payment received after December 27, 2024 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 18, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: (386) 252-1541
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

**/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY ***

The amount enclosed includes
the following donation:

FPL Care To Share: _____

Make check payable to FPL
in U.S. funds and mail along with
this coupon to:

AMELIA WALK CDD
5385 N NOB HILL RD
SUNRISE FL 33351-4761

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/PayBill)
for ways to pay.

64677-16194

ACCOUNT NUMBER

\$220.64

TOTAL AMOUNT YOU OWE

Oct 28, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
Amelia Walk Cdd

Account Number:
64677-16194

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	210.37
Payment received - Thank you	-210.37
Balance before new charges	\$0.00

New Charges

Rate: RS-1 RESIDENTIAL SERVICE

Base charge: \$9.55

Non-fuel: (First 1000 kWh at \$0.081810) \$151.01
(Over 1000 kWh at \$0.091800)

Fuel: (First 1000 kWh at \$0.026700) \$54.37
(Over 1000 kWh at \$0.036700)

Electric service amount 214.93

Gross receipts tax (State tax) 5.52

Taxes and charges 5.52

Regulatory fee (State fee) 0.19

Total new charges \$220.64

Total amount you owe \$220.64

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD5703. Next meter reading Nov 6, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	62596		60842		1754

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 7, 2024	Sep 7, 2024	Oct 9, 2023
kWh Used	1754	1676	1952
Service days	30	31	31
kWh/day	58	54	63
Amount	\$220.64	\$210.37	\$275.68

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Stay safe

Make safety a priority, especially when operating a generator after a storm.

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[Download now ›](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

**Electric Bill Statement****For:** Sep 7, 2024 to Oct 7, 2024 (30 days)**Statement Date:** Oct 7, 2024**Account Number:** 81986-72449**Service Address:**85633 FALL RIVER PKWY # IRR
FERNANDINA BEACH, FL 32034

Hello Amelia Walk Cdd,
Here's what you owe for this billing period.

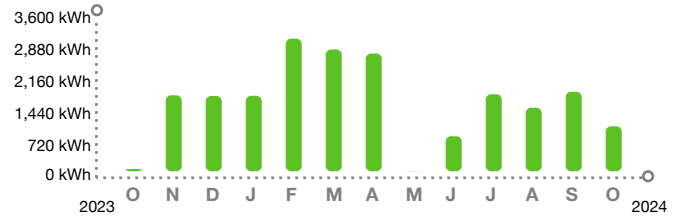
CURRENT BILL**\$134.92**

TOTAL AMOUNT YOU OWE

Oct 28, 2024

NEW CHARGES DUE BY

Receive predictable
bills all year. Enroll in
FPL Budget Billing®.
[FPL.com/BB](https://www.fpl.com/BB)

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	246.65
Payments received	-246.65
Balance before new charges	0.00

Total new charges	134.92
-------------------	--------

Total amount you owe	\$134.92
-----------------------------	-----------------

FPL automatic bill pay - DO NOT PAY*(See page 2 for bill details.)***KEEP IN MIND**

- Payment received after December 27, 2024 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 18, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: (386) 252-1541
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

**/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY ***

The amount enclosed includes
the following donation:

FPL Care To Share: _____

Make check payable to FPL
in U.S. funds and mail along with
this coupon to:

AMELIA WALK CDD
5385 N NOB HILL RD
SUNRISE FL 33351-4761

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/PayBill)
for ways to pay.

81986-72449

ACCOUNT NUMBER

\$134.92

TOTAL AMOUNT YOU OWE

Oct 28, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
Amelia Walk Cdd

Account Number:
81986-72449

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	246.65
Payment received - Thank you	-246.65
Balance before new charges	\$0.00

New Charges

Rate: RS-1 RESIDENTIAL SERVICE

Base charge: \$9.55

Non-fuel: (First 1000 kWh at \$0.081810) \$91.37
(Over 1000 kWh at \$0.091800)

Fuel: (First 1000 kWh at \$0.026700) \$30.52
(Over 1000 kWh at \$0.036700)

Electric service amount 131.44

Gross receipts tax (State tax) 3.37

Taxes and charges 3.37

Regulatory fee (State fee) 0.11

Total new charges \$134.92

Total amount you owe \$134.92

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD0023. Next meter reading Nov 6, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	46776		45672		1104

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 7, 2024	Sep 7, 2024	Oct 9, 2023
kWh Used	1104	1951	57
Service days	30	31	31
kWh/day	37	63	2
Amount	\$134.92	\$246.65	\$28.73

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Stay safe

Make safety a priority, especially when operating a generator after a storm.

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[Download now ›](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

Amelia Walk CDD

FPL Electric

October-24

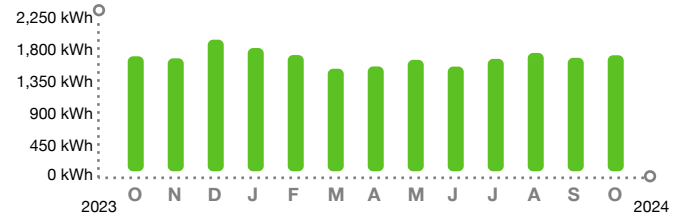
73913-05054	85057 MAJESTIC WALK BLVD.#LS	\$	497.67
76801-07336	85359 MAJESTIC WALK BLVD.	\$	32.08
79966-25336	85287 MAJESTIC WALK BLVD. CLUB	\$	636.72
90653-46331	85257 MAJESTIC WALK BLVD. FTN	\$	346.39
14381-88177	85108 MAJESTIC WALK BLVD. # IRR	\$	25.66
84322-19536	85059 MAJESTIC WALK BLVD.	\$	26.15
		\$	1,564.67
	V#21		001.320.57200.43000
78458-32232	000 AMELIA CONCOURSE	\$	3,180.14
	V#21		001.320.57200.43001

**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 73913-05054**Service Address:**85057 MAJESTIC WALK BLVD # LIFT
FERNANDINA BEACH, FL 32034**AMELIA WALK CDD,**
Here's what you owe for this billing period.**CURRENT BILL****\$497.67**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

Have \$348.87 withdrawn
instead of \$497.67.
Enroll in FPL Budget
Billing®.
FPL.com/AutoBB**ENERGY USAGE HISTORY****BILL SUMMARY**

Amount of your last bill	348.34
Payments received	-348.34
Balance before new charges	0.00
Total new charges	497.67
Total amount you owe	\$497.67

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit \$348.87 instead of \$497.67 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at FPL.com/AutoBB
- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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73913-05054

ACCOUNT NUMBER

\$497.67

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
AMELIA WALK CDD

Account Number:
73913-05054

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	348.34
Payment received - Thank you	-348.34
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge:	\$30.21
Non-fuel: (\$0.028120 per kWh)	\$50.05
Fuel: (\$0.029780 per kWh)	\$53.01
Demand: (\$13.02 per KW)	\$351.54

Electric service amount 484.81

Gross receipts tax (State tax) 12.44

Taxes and charges 12.44

Regulatory fee (State fee) 0.42

Total new charges \$497.67

Total amount you owe \$497.67

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KN20453. Next meter reading Nov 18, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	13345		11565		1780
Demand KW	27.12				27

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	1780	1741	1764
Service days	30	30	30
kWh/day	59	58	58
Amount	\$497.67	\$348.34	\$280.43

KEEP IN MIND

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**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 84322-19536**Service Address:**85059 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034

Hello Amelia Walk Cdd,
Here's what you owe for this billing period.

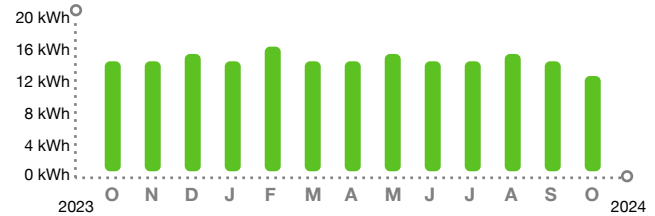
CURRENT BILL**\$26.15**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

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ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	26.24
Payments received	-26.24
Balance before new charges	0.00
Total new charges	26.15
Total amount you owe	\$26.15

FPL automatic bill pay - DO NOT PAY*(See page 2 for bill details.)***KEEP IN MIND**

- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: (386) 255-3020
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Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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84322-19536

ACCOUNT NUMBER

\$26.15

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
Amelia Walk Cdd

Account Number:
84322-19536

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	26.24
Payment received - Thank you	-26.24
Balance before new charges	\$0.00

New Charges

Rate: RS-1 RESIDENTIAL SERVICE

Base charge: \$9.55

Minimum base bill charge: \$14.52

Non-fuel: (First 1000 kWh at \$0.081810) \$1.06
(Over 1000 kWh at \$0.091800)

Fuel: (First 1000 kWh at \$0.026700) \$0.35
(Over 1000 kWh at \$0.036700)

Electric service amount 25.48

Gross receipts tax (State tax) 0.65

Taxes and charges 0.65

Regulatory fee (State fee) 0.02

Total new charges \$26.15

Total amount you owe \$26.15

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD3749. Next meter reading Nov 18, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	00372		00359		13

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	13	15	15
Service days	30	30	30
kWh/day	0	1	1
Amount	\$26.15	\$26.24	\$26.48

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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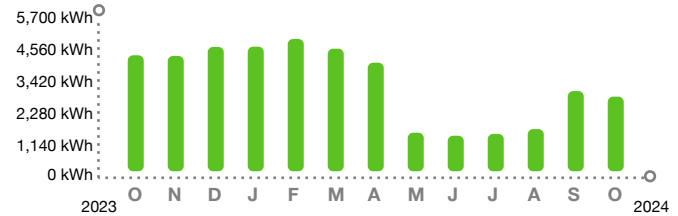
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**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 90653-46331**Service Address:**85257 MAJESTIC WALK BLVD # FTN
FERNANDINA BEACH, FL 32034**AMELIA WALK CDD,**
Here's what you owe for this billing period.**CURRENT BILL****\$346.39**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	371.07
Payments received	-371.07
Balance before new charges	0.00
Total new charges	346.39
Total amount you owe	\$346.39

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: (386) 255-3020
Outside Florida: 1-800-226-3545Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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90653-46331

ACCOUNT NUMBER

\$346.39

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
AMELIA WALK CDD

Account Number:
90653-46331

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	371.07
Payment received - Thank you	-371.07
Balance before new charges	\$0.00

New Charges

Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS

Base charge: \$12.78

Non-fuel: (\$0.082130 per kWh) \$238.27

Fuel: (\$0.029780 per kWh) \$86.39

Electric service amount 337.44

Gross receipts tax (State tax) 8.66

Taxes and charges 8.66

Regulatory fee (State fee) 0.29

Total new charges \$346.39

Total amount you owe \$346.39

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD7475. Next meter reading Nov 18, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	42107		39206		2901

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	2901	3116	4508
Service days	30	30	30
kWh/day	97	104	150
Amount	\$346.39	\$371.07	\$597.55

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
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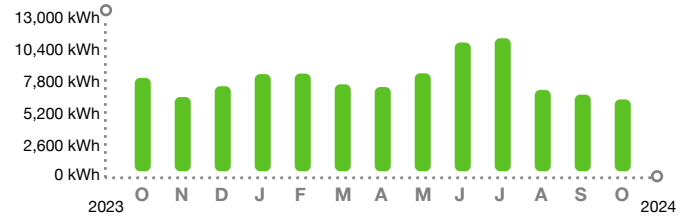
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**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 79966-25336**Service Address:**85287 MAJESTIC WALK BLVD # CLUB
FERNANDINA BEACH, FL 32034**AMELIA WALK CDD,**
Here's what you owe for this billing period.**CURRENT BILL****\$636.72**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	688.83
Payments received	-688.83
Balance before new charges	0.00
Total new charges	636.72
Total amount you owe	\$636.72

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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79966-25336

ACCOUNT NUMBER

\$636.72

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
AMELIA WALK CDD

Account Number:
79966-25336

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	688.83
Payment received - Thank you	-688.83
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge: \$30.21

Non-fuel: (\$0.028120 per kWh) \$179.07

Fuel: (\$0.029780 per kWh) \$189.64

Demand: (\$13.02 per KW) \$221.34

Electric service amount 620.26

Gross receipts tax (State tax) 15.92

Taxes and charges 15.92

Regulatory fee (State fee) 0.54

Total new charges \$636.72

Total amount you owe \$636.72

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KLL2800. Next meter reading Nov 18, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	27496		21128		6368
Demand KW	16.89				17

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	6368	6795	8281
Service days	30	30	30
kWh/day	212	226	276
Amount	\$636.72	\$688.83	\$1,086.77

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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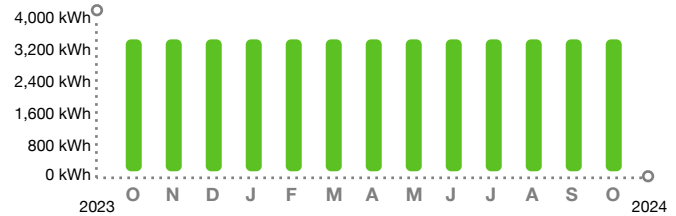
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**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 78458-32232**Service Address:**100 MAJESTIC WALK BLVD # SL
FERNANDINA BEACH, FL 32034**AMELIA WALK CDD,**
Here's what you owe for this billing period.**CURRENT BILL****\$3,180.14**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	3,180.14
Payments received	-3,180.14
Balance before new charges	0.00
Total new charges	3,180.14
Total amount you owe	\$3,180.14

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

Customer Service: (386) 255-3020
Outside Florida: 1-800-226-3545Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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78458-32232

ACCOUNT NUMBER

\$3,180.14

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
AMELIA WALK CDD

Account Number:
78458-32232

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	3,180.14
Payment received - Thank you	-3,180.14
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	3,171.72
Gross receipts tax (State tax)	5.72
Taxes and charges	5.72
Regulatory fee (State fee)	2.70
Total new charges	\$3,180.14
Total amount you owe	\$3,180.14

FPL automatic bill pay - DO NOT PAY

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.036160 per kWh
Fuel charge:	\$0.028740 per kWh

METER SUMMARY

Next bill date Nov 18, 2024.

Usage Type	Usage
Total kWh used	3598

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	3598	3598	3598
Service days	30	30	30
kWh/day	120	120	120
Amount	\$3,180.14	\$3,180.14	\$3,222.23

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Customer Name:
AMELIA WALK CDD

Account Number:
78458-32232

For: 09-18-2024 to 10-18-2024 (30 days)
kWh/Day: 120
Service Address:
100 MAJESTIC WALK BLVD # SL
FERNANDINA BEACH, FL 32034

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
C861207	74	6746	F	57		1,482	
Energy					0.800000		45.60
Non-energy					9.600000		547.20
Fixtures					1.460000		83.22
Maintenance							
F861207	74	6746	F	16		416	
Energy					0.800000		12.80
Non-energy					7.500000		120.00
Fixtures					1.460000		23.36
Maintenance							
F861227	73	6000	F	68		1,700	
Energy					0.800000		54.40
Non-energy					7.500000		510.00
Fixtures					1.460000		99.28
Maintenance							
PMF0001				141			
Non-energy					9.680000		1,364.88
Fixtures							
UCNP				4,102			
Non-energy					0.049020		201.08
Maintenance							

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



AMELIA WALK CDD
5385 N NOB HILL RD
SUNRISE FL 33351-4761



Customer Name:
AMELIA WALK CDD

Account Number:
78458-32232

For: 09-18-2024 to 10-18-2024 (30 days)
kWh/Day: 120
Service Address:
100 MAJESTIC WALK BLVD # SL
FERNANDINA BEACH, FL 32034

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
Energy sub total							112.80
Non-energy sub total							2,949.02
Sub total						3,598	3,061.82
Energy conservation cost recovery							1.37
Capacity payment recovery charge							0.47
Environmental cost recovery charge							1.66
Transition rider credit							-11.19
Storm protection recovery charge							14.18
Fuel charge							103.41
Electric service amount							3,171.72
Gross receipts tax (State tax)							5.72
Regulatory fee (State fee)							2.70
Total						3,598	3,180.14

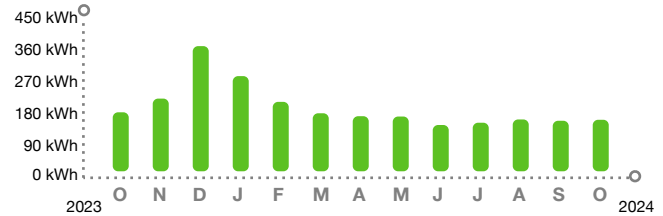
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H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER

**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 76801-07336**Service Address:**85359 MAJESTIC WALK BLVD #ENTRANCE
FERNANDINA BEACH, FL 32034**AMELIA WALK CDD,**
Here's what you owe for this billing period.**CURRENT BILL****\$32.08**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	31.96
Payments received	-31.96
Balance before new charges	0.00
Total new charges	32.08
Total amount you owe	\$32.08

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

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76801-07336

ACCOUNT NUMBER

\$32.08

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
AMELIA WALK CDD

Account Number:
76801-07336

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	31.96
Payment received - Thank you	-31.96
Balance before new charges	\$0.00

New Charges

Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS

Base charge: \$12.78

Minimum base bill charge: \$0.79

Non-fuel: (\$0.082130 per kWh) \$12.97

Fuel: (\$0.029780 per kWh) \$4.71

Electric service amount 31.25

Gross receipts tax (State tax) 0.80

Taxes and charges 0.80

Regulatory fee (State fee) 0.03

Total new charges \$32.08

Total amount you owe \$32.08

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD4413. Next meter reading Nov 18, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	26505		26347		158

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	158	155	181
Service days	30	30	30
kWh/day	5	5	6
Amount	\$32.08	\$31.96	\$36.49

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Download the app

Get instant, secure access to outage and billing info from your mobile device.

[Download now](#) ›

Lower your energy bill

Earn monthly bill credits by allowing FPL Business On Call® to cycle off your A/C only when necessary.

[Start saving](#) ›

Easy way to save lives

As you set clocks back on Nov. 3 to end daylight saving time, change smoke alarm batteries to save lives.

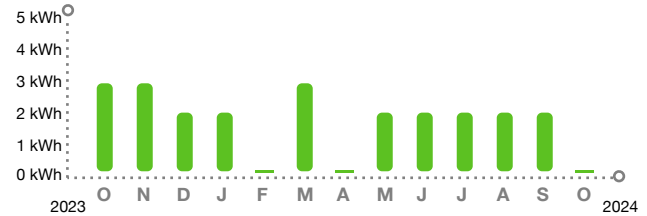
When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

**Electric Bill Statement****For:** Sep 18, 2024 to Oct 18, 2024 (30 days)**Statement Date:** Oct 18, 2024**Account Number:** 14381-88177**Service Address:**85108 MAJESTIC WALK BLVD # IRRIGATION
FERNANDINA BEACH, FL 32034**AMELIA WALK CDD,**
Here's what you owe for this billing period.**CURRENT BILL****\$25.66**

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

ENERGY USAGE HISTORY**BILL SUMMARY**

Amount of your last bill	25.74
Payments received	-25.74
Balance before new charges	0.00
Total new charges	25.66
Total amount you owe	\$25.66

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after January 08, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after October 29, 2024. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Customer Service: (386) 255-3020
Outside Florida: 1-800-226-3545Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

AMELIA WALK CDD
C/O GMS-SF-LLC
5385 N NOB HILL RD
SUNRISE FL 33351-4761The amount enclosed includes
the following donation:**FPL Care To Share:** _____Make check payable to FPL
in U.S. funds and mail along with
this coupon to:FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001Visit [FPL.com/PayBill](https://www.fpl.com/PayBill)
for ways to pay.

14381-88177

ACCOUNT NUMBER

\$25.66

TOTAL AMOUNT YOU OWE

Nov 8, 2024

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
AMELIA WALK CDD

Account Number:
14381-88177

FPL.com Page 2

E001

BILL DETAILS

Amount of your last bill	25.74
Payment received - Thank you	-25.74
Balance before new charges	\$0.00

New Charges

Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS

Base charge: \$12.78

Minimum base bill charge: \$12.22

Non-fuel energy charge: \$0.082130 per kWh

Fuel charge: \$0.029780 per kWh

Electric service amount 25.00

Gross receipts tax (State tax) 0.64

Taxes and charges 0.64

Regulatory fee (State fee) 0.02

Total new charges \$25.66

Total amount you owe \$25.66

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter AC94981. Next meter reading Nov 18, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	00219		00219		0

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Oct 18, 2024	Sep 18, 2024	Oct 19, 2023
kWh Used	0	2	3
Service days	30	30	30
kWh/day	0	0	0
Amount	\$25.66	\$25.74	\$25.83

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
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Download the app

Get instant, secure access to outage and billing info from your mobile device.

[Download now ›](#)

Lower your energy bill

Earn monthly bill credits by allowing FPL Business On Call® to cycle off your A/C only when necessary.

[Start saving ›](#)

Easy way to save lives

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When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

BrightView

Landscape Services

INVOICE

Sold To: 25249515
Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

Customer #: 25249515
Invoice #: 9111624
Invoice Date: 10/22/2024
Sales Order: 8522311
Cust PO #:

Project Name: Hurricane Helena Clean up

Project Description: Clean up debris along Majestic - pine tree/limbs, excessive pine straw on sidewalk, limb on oak

Job Number	Description	Qty	UM	Unit Price	Amount
346108420	Clean up - Roadway and sidewalk just before round about on the Majestic walkway - remove down limbs/branches, blow all pine needles, leaves off of sidewalk and road. Pine tree fell from native area over sidewalk, cut up and remove. Removed debris from site.				
	Amelia Walk CDD				
	Labor for clean up (Foreman/driver) - remove branches, blow	3.500	EA	125.00	437.50
	Labor for clean up - remove branches, blow roadway and sidew	3.500	EA	85.00	297.50
	Debris removed from site (trailer)	2.000	Y	116.67	233.34
Total Invoice Amount					968.34
Taxable Amount					
Tax Amount					
Balance Due					968.34

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 904 292-0716

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 25249515
Invoice #: 9111624
Invoice Date: 10/22/2024

Amount Due: \$ 968.34

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Amelia Walk CDD

Property Name	Amelia Walk CDD	Contact	Kelly Mullins
Property Address	85287 Majestic Walk Run Fernandina Beach, FL 32034	To	Amelia Walk CDD
		Billing Address	5385 N Nob Hill Road Sunrise, FL 33351-4761

Project Name Hurricane Helena Clean up

Project Description Clean up debris along Majestic - pine tree/limbs, excessive pine straw on sidewalk, limb on oak

Scope of Work

Clean up - Roadway and sidewalk just before round about on the Majestic walkway - remove down limbs/branches, blow all pine needles, leaves off of sidewalk and road. Pine tree fell from native area over sidewalk, cut up and remove. Removed debris from site.

QTY	UoM/Size	Material/Description
3.50	EACH	Labor for clean up (Foreman/driver) - remove branches, blow roadway and sidewalk, cut and remove down pine tree over sidewalk, and load up debris. Prune broken and hanging limb from oak tree by Amenity Center.
3.50	EACH	Labor for clean up - remove branches, blow roadway and sidewalk, load up debris.
2.00	CUBIC YARD	Debris removed from site (trailer)

For internal use only

SO# 8522311
JOB# 346108420
Service Line 130

Total Price \$968.34

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President.
11530 Davis Creek Court, Jacksonville, FL 32256 ph: (904) 292-0716 fax (904) 292-1014

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license if required by State or local law and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. **Taxes:** Contractor agrees to pay all applicable taxes including sales or General Excise Tax (GET), where applicable.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
8. **Subcontractors:** Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
9. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders and will become an extra charge over and above the estimate.
10. **Access to Jobsite:** Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
11. **Payment Terms:** Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise agreed to in writing.
12. **Termination:** This Work Order may be terminated by the either party with or without cause upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.
13. **Assignment:** The Customer and the Contractor respectively bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other; provided, however, that consent shall not be required to assign this Agreement to any company which controls is controlled by or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities consolidation, change of control or corporate reorganization.
14. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means at or about the time this proposal was prepared. The price quoted in this proposal for the work described is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein or liable for any incidents/accidents resulting from conditions that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

15. **Cancellation:** Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

16. **Tree & Stump Removal:** Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to, concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
17. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year) or the highest rate permitted by law may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY.

Customer

Signature _____ Title **Property Manager**

Kelly Mullins _____
Printed Name Date **October 21, 2024**

BrightView Landscape Services, Inc. "Contractor"

Signature _____ Title **Account Manager, Senior**

Jennifer L. Mabus _____
Printed Name Date **October 21, 2024**

Job #: **346108420**

SO #: **8522311** Proposed Price: **\$968.34**

INVOICE

BrightView

Landscape Services

Sold To: 25249515
Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

Customer #: 25249515
Invoice #: 9073846
Invoice Date: 9/23/2024
Sales Order: 8489777
Cust PO #:

Project Name: Trees in preserve

Project Description: 85345 and 85373 Champlain Drive - trees in preserve

Job Number	Description	Qty	UM	Unit Price	Amount
346108420	Amelia Walk CDD 85373 Champlain - drop pine tree struck by lightning in the	1.000	LS	435.00	435.00
				Total Invoice Amount	435.00
				Taxable Amount	
				Tax Amount	
				Balance Due	435.00

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 904 292-0716

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 25249515
Invoice #: 9073846
Invoice Date: 9/23/2024

Amount Due: \$ 435.00

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Proposal for Extra Work at Amelia Walk CDD

Property Name	Amelia Walk CDD	Contact	Kelly Mullins
Property Address	85287 Majestic Walk Run Fernandina Beach, FL 32034	To	Amelia Walk CDD
		Billing Address	5385 N Nob Hill Road Sunrise, FL 33351-4761
Project Name	Tree in preserve		
Project Description	85373 Champlain Drive - trees in preserve		

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
1.00	LUMP SUM	85373 Champlain - drop pine tree struck by lightning in the preserve	\$435.00	\$435.00

For internal use only

SO# 8489777
JOB# 346108420
Service Line 300

Total Price \$435.00

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
11530 Davis Creek Court, Jacksonville, FL 32256 ph (904) 292-0716 fax (904) 292-1014
Enhancement Manager
Certified Arborist #FL-6354A
Certified Pest Control Operator JF95758

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11530 Davis Creek Court, Jacksonville, FL 32256 ph (904) 292-0716 fax (904) 292-1014

Enhancement Manager

Certified Arborist #FL-6354A

Certified Pest Control Operator JF95758

TERMS & CONDITIONS

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3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license if required by State or local law and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
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6. **Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
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13. **Assignment:** The Customer and the Contractor respectively bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided however that consent shall not be required to assign this Agreement to any company which controls is controlled by or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities consolidation, change of control or corporate reorganization.
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Customer

Signature	Title
Kelly Mullins	Property Manager
Printed Name	Date
	August 21, 2024

BrightView Landscape Services, Inc. "Contractor"	
Enhancement Manager	
Signature	Title
Jen Mabus	August 21, 2024
Printed Name	Date

Job #:	346108420	
SO #:	8489777	Proposed Price: \$435.00

INVOICE

C Buss Enterprises
152 Lipizzan Trail
Saint Augustine, FL 32095

clayton@cbussenterprises.com
+1 (904) 710-8161
https://www.cbussenterprises.com



Bill to
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Ship to
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Invoice details
Invoice no.: 2489
Terms: Due on receipt
Invoice date: 10/25/2024
Due date: 11/01/2024

#	Product or service	Description	Qty	Rate	Amount
1.	COMMERCIAL POOL SERVICE	NOVEMBER POOL SERVICE	1	\$1,300.00	\$1,300.00
2.	TILE SOAP	PER GAL	1.5	\$66.65	\$99.98
3.	HURRICANE CLEAN-UP	ADDITIONAL CLEAN-UP REQUIRED DUE TO HURRICANE HELENE	1	\$150.00	\$150.00

Total **\$1,549.98**

THANK YOU FOR YOUR BUSINESS! PLEASE MAKE CHECKS
PAYABLE TO C BUSS ENTERPRISES AND MAIL TO 152 LIPIZZAN
TRAIL, ST. AUGUSTINE, FL 32095

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 10-25-24
Acct. # 1-320-57200-46400

**Nassau County Sheriff's Office**

77151 Citizens Circle

Yulee, FL 32097

INVOICE

Invoice ID: 13666

Date: 10/28/2024

Customer #: 32

Due Date: 10/28/2024

Reference:

Bill To:

Amelia Walk

Attention:

475 West Town Plaza

St. Augustine, FL 00000

dlaughlin@gmsnf.com

DESCRIPTION	QTY	RATE	TOTAL
Traffic Control	4.000	\$48.00	\$192.00
Admin Fee Per Hour	4.000	\$2.00	\$8.00
Platform Fee	1.000	2.00%	\$4.00
TOTAL:	9.000		\$204.00

001.320.57200.34504

Separate Check

\$204.00

Amount Paid: \$0.00

Balance Due: \$204.00

Notes

Invoice due on receipt. All invoice payments must be made via the PowerDetails site. If you do not have a user account, please email offduty@powerdetails.com to request one. Be sure to include your full name, business name, email address, and specify NCSO as the agency providing off-duty services.

Please be advised that payments must **no longer be made directly to the deputy.*



5801 HIGHWAY AVE
JACKSONVILLE, FL 32254
TEL: 904-712-5501

OCT 15 2024

Remit To:

MAIL CODE 5640
P.O. BOX 71200
CHARLOTTE, NC 28272-1200

Customer: 20869
AMELIA WALK CDD
5385 NOTH NOB HILL RD
SUNRISE, FL 33351

4 WEEK BILL

Job Site:
AMELIA WALK
85287 MAJESTIC WLK BLVD
FERNANDINA BEACH, FL 32034

Invoice #... 1023199-0002
Invoice date 10/05/24
Date out.... 9/13/24 3:00 PM
Billed thru. 10/11/24
Job Loc..... 85287 MAJESTIC WLK BLVD, FERNANDI
Job No..... 04012424234
P.O. #..... AMELIA WALK
Ordered By.. KELLY MULLENS
Terms..... Net 30 Days
Sales Rep: TANNER BELL
Written by..

Qty	Equipment #	Day	Week	4 Week
1	PUMP CENTRIF 6" AP-VL90-SA-D-S 312285 Ser #: 24260 HR OUT1 5266.80 HR IN1	383.00	1150.00	3449.00 3449.00
		TOTAL:	5266.80	
1	ADAPTER 6" MQC X 6" FLNG-150	5.00	11.00	33.00 33.00
1	ADAPTER 6" FQC X 6" FLNG-150	5.00	11.00	33.00 33.00
4	HOSE 6"X10' QC-HD-S	12.00	34.00	101.00 404.00
16	HOSE 6"X50' QC-LF-D	14.00	42.00	127.00 2032.00
1	STRAINER TEE FLOAT 6" MQC-HDPE	17.00	34.00	101.00 101.00
1	BEND 6" 90-MFQC-STEEL	5.00	11.00	33.00 33.00
1	PUMP CENTRIF-TRASH 4" AP-ST-OP-D-T 312582 Ser #: 416 HR OUT1 4625.00 HR IN1	209.00	627.00	1880.00 1880.00
		TOTAL:	4625.00	
1	ADAPTER 4" MQC X 4" FLNG-150	4.00	9.00	28.00 28.00
1	ADAPTER 4" FQC X 4" FLNG-150	4.00	9.00	28.00 28.00
1	HOSE 4"X10' QC-HD-S **SENT A TOTAL OF 3**	21.00	66.00	198.00 198.00
7	HOSE 4"X50' QC-LF-D	9.00	28.00	85.00 595.00
1	STRAINER TEE FLOAT 4" MQC-HDPE	13.00	25.00	76.00 76.00

SALES ITEMS:

Qty	Item number	Unit	Price	
1	ENV	EA	311.150	311.15
	ENVIRONMENTAL FEE			

DELIVERY CHARGE

400.00
CONTINUED

The above Equipment has been received in good repair and operating condition.
**Customer acknowledges that this transaction is governed by Synergy's terms and conditions which are set forth, in part, on the reverse side of this Agreement, and in full at www.synergiequip.com, which terms and conditions are incorporated by reference herein, and customer agrees that said terms and conditions shall be applicable to the exclusion of any other terms and conditions.

Signature: _____ Date: _____

Printed
Name: _____

SYINV

KEY DEPOSIT \$5.00

Initial: _____

IF EQUIPMENT DOES NOT WORK
PROPERLY NOTIFY OFFICE AT ONCE.

Terms: Net due 30 days. 1.5% service charge per month after 30 days.

KELLY 904-225-3147



5801 HIGHWAY AVE
JACKSONVILLE, FL 32254
TEL: 904-712-5501

Remit To:

MAIL CODE 5640
P.O. BOX 71200
CHARLOTTE, NC 28272-1200

Customer: 20869
AMELIA WALK CDD
5385 NOTH NOB HILL RD
SUNRISE, FL 33351

4 WEEK BILL

Job Site:
AMELIA WALK
85287 MAJESTIC WLK BLVD
FERNANDINA BEACH, FL 32034

Invoice #... 1023199-0002
Invoice date 10/05/24
Date out.... 9/13/24 3:00 PM
Billed thru. 10/11/24
Job Loc..... 85287 MAJESTIC WLK BLVD, FERNANDI
Job No..... 04012424234
P.O. #..... AMELIA WALK
Ordered By.. KELLY MULLENS
Terms..... Net 30 Days
Sales Rep: TANNER BELL
Written by..

Qty	Equipment #	Day	Week	4 Week
-----	-------------	-----	------	--------

PICKUP CHARGE

400.00

Sub-total: 10001.15
Damage waiver: 1333.50
Tax: ~~644.00~~
Total: ~~11978.65~~
\$11,334.65

BILLED FOR FOUR WEEKS 9/13/24 THRU 10/11/24 03:00 PM

001.300.13100.10000 \$11,334.65
005.320.53800.60000 \$11,334.65
005.300.20700.10000 (\$11,334.65)

Approved
Kelly Mullins, Amenity & Operations Manager
Governmental Management Services for Amelia
Walk CDD
Date: 10-28-24
Acct. # ~~1023199-0002~~

The above Equipment has been received in good repair and operating condition.
**Customer acknowledges that this transaction is governed by Synergy's terms and conditions which are set forth, in part, on the reverse side of this Agreement, and in full at www.synergiequip.com, which terms and conditions are incorporated by reference herein, and customer agrees that said terms and conditions shall be applicable to the exclusion of any other terms and conditions.

Signature: _____ Date: _____

Printed
Name:

SYINV

KEY DEPOSIT \$5.00

Initial: _____

IF EQUIPMENT DOES NOT WORK
PROPERLY NOTIFY OFFICE AT ONCE.

Terms: Net due 30 days. 1.5% service charge per month after 30 days.

KELLY 904-225-3147

Rental Terms and Conditions

This Agreement (including both the front and back of this page) ("Agreement") is made between the undersigned ("Customer") and Synergy Rents, LLC ("Synergy Rents") for the rental of the equipment described on the other side of this page ("Front"). Including all parts and accessories to such equipment ("Equipment"). This Agreement is between the person or entity indicated on the Front as the customer ("Customer") and Synergy Rents, LLC. Both parties acknowledge that this Agreement and the terms and conditions of the Credit Application executed by Customer constitute the entire agreement between Customer and Synergy Rents.

1. OWNERSHIP AND OPERATION OF EQUIPMENT. The Equipment is and shall at all times remain, property of Synergy Rents; and Customer only has the right to use the Equipment pursuant to the conditions of this Agreement. This Agreement is not to be construed as a sale contract, or conditional sale contract. The intent of this Agreement is that the Customer is hereby renting and/or leasing only. The Equipment is, and at all times shall, be and remain personal property, notwithstanding that the Equipment or any part of it may become affixed or attached to real property or Improvements. All additions or improvements to the Equipment of any kind or nature made by Customer shall become component parts of the Equipment and title shall immediately vest in Synergy Rents and shall be governed by the terms of this Agreement. Only Customer and the following persons with Customer's permission ("Authorized, Operators") may operate the Equipment: Customer's employer, employees, fellow employees. In the course of such employees' regular employment, or persons approved by Synergy Rents in writing. Customer and all authorized Operators must be at least twenty-one (21) years of age; be properly qualified to operate the Equipment; and have a valid operator's license with respect to the Equipment, where required by any person appearing to act under the direction of, or at the behest of, or under the authority of the Customer, shall be conclusively be presumed to be an agent of the Customer and hereby binds the Customer to all terms and conditions of this Agreement. Customer agrees not to sublet, loan, dispose of or assign the Equipment. Customer represents and warrants that any person who will use the Equipment is fully qualified to operate the Equipment in a safe manner. Customer shall not allow any person to use or operate the Equipment when it is in need of repair or when an unsafe condition exists, namely, modify, misuse, harm or abuse the Equipment, or permit the repair to the Equipment without Synergy Rents written permission.

2. RENTAL AND REFUELING CHARGES. Customer will pay Synergy Rents, in advance or on demand, all rental, time, mileage, service, transportation, refueling service, cleaning, environmental agency fees or other charges and sums in accordance with this Agreement, all sales and use taxes or tax reimbursement charges, license or registration fees levied based upon the rental of the Equipment, and the cost of operation for the Equipment. Charges incurred by Synergy Rents in collecting the same, including reasonable attorney fees and costs at all trial and appellate levels, and in any bankruptcy proceedings, Customer is renting the Equipment described in this agreement for a specific period of time (shift), which is either daily, weekly or monthly. Customer shall be entitled to use the Equipment for a maximum of eight (8) hours per day. Any usage in excess of eight (8) hours per day shall be at an additional charge to Customer at a rate which is proportionate to the effective hourly charge for each hour of the period of time. Customer shall not be allowed to retain the Equipment for a period longer than the applicable shift, then Customer shall owe Synergy Rents for such retention at a daily rate which is proportionate to the effective daily shift rate established by Synergy Rents. All charges are subject to final audit by Synergy Rents. Synergy Rents will have a lien as allowed by law for charges incurred hereunder upon the real property and improvements upon which the Equipment is employed. Rental charges begin immediately upon delivery of the Equipment to the location directed by the Customer or upon the expiration of the Equipment from Synergy Rents, whichever occurs first. Rental charges end upon the return of the Equipment to Synergy Rents in an acceptable condition. If the Equipment is returned prior to the end of the minimum rental period, the rental due shall be for the entire minimal rental period. Rentals are F.O.B. at Synergy Rents at the address of Synergy Rents on the Front unless otherwise specified.

Shipping charges from Synergy Rents to Customer's designation and return and all loading, unloading, assembling and dismantling will be paid by Customer. All rates for rental are subject to change on thirty (30) days notice in writing to Customer with respect to any portion of the rental period then remaining. If Synergy Rents consents in writing, Customer may direct Synergy to bill a third party for charges incurred under this Agreement. In such event, Customer and such third party shall be jointly and severally liable for all such charges. Customer represents having the authority to direct such charges to be billed to that person or entity. Should the Customer fail to pay any invoice to Synergy Rents in accordance with the terms of such invoice, Customer will pay interest on such delinquent payment until fully paid, at the maximum rate allowed by law in the State of Florida. Customer may also be charged a fee for any check used for payment hereunder that is returned unpaid. Synergy Rents agrees to provide the Equipment to Customer with full fuel tank(s). If the Equipment is not returned with full fuel tank(s), Customer agrees to pay Synergy Rents for refilling the tank(s) at the refueling service charge posted at Synergy Rents.

3. CUSTOMER'S RESPONSIBILITIES General. Customer must return the Equipment to Synergy Rents in the same good and clear condition, it is when Customer receives it, ordinary wear and tear excepted. "Ordinary wear and tear" shall mean only the normal deterioration of the Equipment caused by ordinary, reasonable and proper use of the Equipment on a one-shift basis. Damage which is not "ordinary wear and tear" include, but are not limited to, damage resulting from lack of fuel or lubrication; failure to maintain proper oil, water, hydraulic or air pressure levels; damage due to overturning or upsetting, overloading or exceeding rated capacities and other use, abuse, neglect, lack of cleaning, and fuel damage. Customer shall be responsible for all damage of whatever nature or kind caused by "ordinary wear and tear". The Equipment must be returned during regular business hours to Synergy Rents by the return date specified in the Agreement or sooner if demanded by Synergy Rents. Customer acknowledges that it must confirm return receipt of the Equipment by Synergy Rents at the expiration or earlier termination of this Agreement. Until Synergy Rents receives actual possession of the Equipment, Customer agrees to hold said Equipment in a safe and secure place. The Equipment will be kept and used solely at Customer's business or on the job site at which the Equipment is used, and will not be moved without Synergy Rents prior written consent. The Equipment will be used only in accordance with the manufacturer's instructions, within its rated capacity. Customer will notify Synergy Rents immediately of any accident, damage, disabilities, failures, theft or like information involving the Equipment and promptly furnish Synergy Rents all information and assistance required within this Agreement. Maintenance. Customer will perform or will cause to be performed and pay for all normal periodic and other basic service, adjustments and lubrication of the Equipment, including but not limited to, checking of Equipment before each shift, checking and maintaining crankcase, transmission, hydraulic, cooling and fluid systems and charging levels daily; checking tire pressure and battery fluid weekly, in addition to all other maintenance required to keep the Equipment in good working condition in compliance with the manufacturer's instructions. Customer acknowledges that Synergy Rents has no responsibility to inspect the Equipment while it is in Customer's possession. If the Equipment becomes unsafe or requires repair, Customer shall discontinue using it and shall notify Synergy Rents immediately. Customer agrees to prohibit anyone other than Synergy Rents authorized personnel to repair the Equipment. In the event the Customer requires service at times other than Synergy Rents normal business hours, Customer agrees to pay the difference between the straight time and the overtime rate for mechanic's time. In all cases, flat tires and tire damage are the responsibility of the Customer. Customer is responsible for keeping the Equipment accessible and available, otherwise rental charges will continue until the Equipment is accessible and available. A separate pick-up charge will be made for each pick-up trip required. Customer shall provide Synergy Rents correct information necessary to file a Preliminary Notice according to state statutes. Customer also grants Synergy Rents permission to contact owners, contractors, financial institutions, and other persons necessary to obtain this information.

4. RISK OF LOSS. All loss of or damage to the Equipment, from any cause whatsoever while on rental or in Customer's care, custody or control, whether exclusive or not and whether or not due to the fault of the Customer, will be the sole responsibility of Customer (subject to the provisions and limitations of this Agreement) and will be paid to Synergy Rents promptly upon Customer's receipt of an invoice, therefore, Use of Equipment by persons other than Customer or Authorized Operators will be at Customer's risk. In the event the any or all of the equipment is lost or stolen, the Customer shall be responsible for all rental charges until payment has been received in full for the full value of the lost or stolen equipment.

5. EVENTS OF DEFAULT. Customer shall be in default of this Agreement if Customer fails to pay any rent when due or if Customer becomes insolvent or ceases to do business as a going concern, or if a petition in bankruptcy is filed by or against Customer, or if Customer is in default pursuant to the provisions of this or any other Agreement, or if between Customer and Synergy Rents, Customer will further be deemed to be in default if the Equipment is used: (A), to carry persons for hire; (B) to carry persons other than Authorized Operators or helpers employed by Customer (Unless authorized by Synergy Rents on Front), all of whom will ride only within the cab of the Equipment, and then only if such carriage is lawful; (C) to transport property for hire unless Customer obtains all necessary permits and licenses; (D) in violation of any law or ordinance; (E) in any race, test or contest; (F) for the carrying or hauling of explosives or other hazardous material in violation of applicable laws, rules, and regulations; (G) in violation of Paragraph 9.

6. REMEDY FOR DEFAULTS. In case of default by Customer, as specified in this Agreement, or if Synergy Rents deems itself insecure, Synergy Rents may enter the premises where the Equipment is located and render it inoperative and/or repossess the Equipment, Customer hereby waives any right to any hearing or to receive any notice of legal process, as a pre-condition for Synergy Rents recovering the Equipment. Customer agrees to permit such entry and action by Synergy Rents in such case Synergy Rents may also terminate the rental without notice to Customer or prejudice to any remedies of claims which Synergy Rents might otherwise have for rent, expense of relating, court costs and reasonable attorney fees. In addition, Customer will pay to Synergy Rents a sum equal to the balance of the rental and other payments called for hereunder for the remainder of the rental term specified on the Front as liquidated damages and not as a penalty. Customer will remain liable for the Equipment or for any loss or injury to the Equipment, notwithstanding such termination. Synergy Rents shall have the right to issue and circulate their notices, cause warrants to be issued for the taking of custody of Customer, Customer's agents, partners or employees, or take any other steps which Synergy Rents reasonably deems necessary to recover the Equipment. The Equipment is to be returned on the date specified on the Front or sooner as permitted by the terms of this Agreement. Synergy Rents' expense, as provided herein in favor of Synergy Rents are not exclusive, but shall be cumulative and in addition to all other remedies existing at law or in equity, if the Equipment is used in any manner that would constitute a default under this Agreement, or in violation of this Agreement, or is obtained from Synergy Rents by fraud or misrepresentation, or is used in furtherance of any illegal purpose, all such use of the Equipment is without Synergy Rents permission.

7. CUSTOMER'S INSURANCE OBLIGATIONS. Physical damage to equipment: Customer must provide to Synergy Rents at the time the equipment is returned a certificate of insurance naming Synergy Rents as a loss payee and/or additional insured evidencing coverage for physical damage to the equipment. Such physical damage insurance covering the equipment may not be canceled or materially modified except upon twenty (20) days prior written notice to the branch office identified in this agreement. Customer may not rent any equipment from Synergy Rents without insurance certificates on the premises of the branch identified in this agreement. Bodily injury and property damage liability to third parties: In addition to the foregoing physical damage insurance for the equipment, Customer will, at Customer's expense, at all times during the term of this agreement maintain in force a commercial general liability insurance policy covering bodily injury/property damage liability on the equipment in an amount not less than one million dollars (\$1,000,000) combined single limit. Such third party liability coverage shall be primary, and not excess or on a contributory basis, and shall provide coverage for liability for injuries and/or damages sustained by any person or persons, agents or employees of Customer, and Customer's named insureds, including Customer, agreed to abide by the terms and conditions of said insurance. In the event of a loss, Customer, its agents and employees will cooperate fully with Synergy Rents and Customers insurer in the investigation, prosecution and/or defense of any claim or suit arising therefrom and will do nothing to impair or invalidate the applicable insurance coverage. Customer agrees to continue to pay all rent on damaged or broken equipment until the machine is repaired to full working order. Synergy Rents does not waive any claims or rights hereunder. The aforesaid Customer insurance obligation in no way limits Customer's ultimate liability to Customer, any passenger, or any authorized operator of the equipment under this agreement. If there is other valid and collectible liability protection or insurance on any basis available to Customer or any other person, and such protection or insurance satisfies the financial responsibility laws, then no liability protection is afforded by Synergy Rents. However, if Customer is in compliance with the terms and conditions of this agreement, and if Synergy Rents is required by law to provide liability protection to any Customer or authorized operator, such liability protection shall be limited to the minimum financial responsibility laws of the State in which the equipment is operated. Synergy Rents' financial responsibility is expressed and limited to only those applicable provisions of the financial responsibility laws of the State in which the equipment is operated if any such laws are applicable to the operation of the equipment. Synergy Rents' financial responsibility, unless law requires, does not extend to: (a) injuries to the Customer, driver or passenger while riding in, alighting from, entering or on the equipment (b) liability imposed upon or assumed by anyone under any workers compensation act, plan or contract; (c) any property owned by or rented by or in the care, custody or control of Customer; (d) power of attorney; Customer hereby grants and appoints to Synergy Rents a limited power of attorney to accept insurance claims for property damage to Customer's insurance carrier if the equipment is damaged during the term of this Rental agreement and to endorse Customer's name on insurance payments for charges or damages.

8. LOSS AND DAMAGE WAIVER. (A) Except as otherwise provided herein below, Customer shall be solely responsible for all loss of or damage to equipment due to any cause whatsoever while on rental or in Customer's care, custody or control, whether or not due to neglect or negligence of Customer, including, but not limited to fire, flood, theft, comprehensive loss, collision and upset, and to the extent of the loss or damage of equipment rental, Customer shall provide Synergy Equipment with proof of insurance coverage for rented equipment in the form of a Certificate of Insurance (COI) which names Synergy Equipment as the certificate holder, and contains policy limits in an amount satisfactory to Synergy Equipment. In its sole determination, which COI shall affirmatively state that there is no maximum amount of coverage "per item" of equipment less than the total coverage limits stated in the COI. If Customer rents the equipment with a satisfactory COI to Synergy Equipment, then Customer will be required to purchase from Synergy Equipment a loss and damage waiver at the inception of the rental, at Synergy Equipment's customary rate. Subject to the exceptions and exclusions set forth in Section B hereinbelow, if Customer pays Synergy Equipment's fee for loss and damage waiver, Customer shall not be responsible for loss of or damage to equipment. Additionally, even if Customer pays for loss and damage waiver, it shall still remain responsible for that portion of the total loss or damage amount which is less than the greater of (a) \$1,000.00 per item of equipment, or (b) 100% of three (3) times the 4 week rental rate then in effect, per item of equipment. Customer shall also be responsible to Synergy Equipment for all rental charges which accrue during the time equipment is being repaired. Customer acknowledges that the loss and damage waiver is not intended to be, and does not constitute a policy of insurance.

(B) Notwithstanding that Customer has purchased the loss and damage waiver from Synergy Equipment, Customer shall be liable for 100% of all loss of or damage to equipment if equipment is damaged due to: (i) excessive load exceeding rated capacity, or improperly secured or coupled load; (ii) failure of customer to perform all normal periodic service, adjustments and/or lubrication of equipment; (iii) abuse, storage or operation of equipment in a manner inconsistent with equipment manufacturer's instructions; (iv) loss or damage occurring during and as a result of riot, strike, or civil unrest (v) negligent or abusive use, storage or operation of equipment; (vi) equipment striking overhead objects (vii) loss or damage occurring during the loading, unloading or transportation of equipment (viii) use or operation of equipment in a manner other than its intended purpose (ix) loss or damage by nuclear reaction, nuclear radiation, or radioactive contamination; (x) theft or conversion of equipment, or any part thereof, (xi) loss or damage associated with equipment upset or rollover; leaving keys on the equipment when not in use, exposure of equipment to corrosive materials, damage due to acts of God, such as floods, wind, storms or earthquakes, damage due to fires, tubes or tracks, damage due to operating equipment in or near fires, use of improper fluids, or (xii) loss or damage due to any other failure of customer to comply with this Agreement. In the event of loss due to theft, disappearance of equipment, or vandalism to equipment, Customer shall immediately file a report with law enforcement and provide the report including a serial number generated by the law enforcement authority to Synergy Equipment as soon as it is available.

9. CUSTOMER'S OBLIGATION TO INDEMNIFY. Customer will defend, indemnify and hold harmless Synergy Rents, its subsidiaries, parent company and its and their officers, agents and employees, from and against all loss, liability, claim, action or expense, including reasonable attorney's fees by reason of bodily injury, including death, and property damage, sustained by any person or persons, including but not limited to employees of Customer, as a result of maintenance, use, possession, operation, storage, or transportation, servicing or repair of the Equipment, or equipment, or Customer's failure to comply with this Agreement, even if such liability results in any part from the ordinary negligence of Synergy Rents its agents or employees.

10. CUSTOMER'S COMPLIANCE WITH LAW. Customer will at its own expense comply with all federal, state and local laws and regulations affecting the Equipment and its use, operation, erection, design and transportation, including without limitation, licensing and building code requirements, and will defend, indemnify and hold Synergy Rents harmless from all loss, liability or expense resulting from actual or alleged violations of any such laws, regulations, or requirements.

11. NOTICE OF DAMAGE, LOSS OR ACCIDENT. In the event of an accident, loss of, theft or damage to the Equipment, Customer agrees to notify Synergy Rents immediately by telephone, and thereafter to immediately report in writing to Synergy Rents and the public authorities (where required by law or Synergy Rents) all information deemed relevant thereto including the names, addresses, phone numbers and other pertinent information from all parties involved in the accident, and to give Synergy Rents and the public authorities proper and full information, assistance and full cooperation in the investigation and prosecution of any matter resulting from such accident, loss, theft or damage.

12. CONDITION OF THE EQUIPMENT. Customer hires the Equipment on an "As Is" basis. Customer acknowledges that the Equipment is of a size, design, capacity and manufacturer selected by Customer and finds it suitable for its needs. Customer acknowledges receipt of all items listed on this Agreement, and that they are in good working order and repair. Customer deems it fully understands the Equipment's proper operation and use; and that the Equipment will only be used by persons who fully understand its proper and use. Customer acknowledges and declares having examined, or has had the opportunity and right to examine, the Equipment upon its delivery to Customer. Customer's acceptance or use of the Equipment without prompt notice to Synergy Rents that the Equipment is not in good mechanical condition constitutes Customer's acknowledgment that the Equipment is in good mechanical condition. At that time, Customer acknowledges that he has had the opportunity to inspect all hitchs, bolts, safety chains, hauling tongues and other devices and materials used to connect the Equipment in a secure and operative condition. If during Customer's possession of the Equipment, it is found by Customer not to be in good mechanical condition, as a result of conditions not the responsibility of Customer, nor caused by the fault or negligence of Customer or Customer's employees or agents, Customer will so notify Synergy Rents, whereupon Synergy Rents will then, at its option and without any further liability or responsibility by Synergy Rents to Customer, (a) repair or substantially replace the Equipment within a reasonable time during Synergy Rents normal working hours, with the commencement or running of the terms of this Agreement to be tolled for the period the Equipment for the period the Equipment is inoperative; or (b) remove the Equipment and terminate this Agreement and refund payments of rental charges, if any, for the unexpired term of the Agreement, less whatever is due Synergy Rents for damages to or maintenance of Equipment, which is the responsibility of Customer. Customer's sole remedy for product failure or defect in the Equipment shall be the termination of the rental charges at the time of failure provided Customer notifies Synergy Rents immediately of such failure and returns the Equipment to Synergy Rents within twelve (12) hours of such failure. Customer agrees to supply full access to the Equipment to Synergy Rents representatives so as to enable Synergy Rents to meet its responsibilities hereunder. Notwithstanding the foregoing provisions of this paragraph, Customer agrees to indemnify and hold harmless Synergy Rents, its subsidiaries, parent company and its and their officers, agents and employees to the greatest extent provided by law and as may be provided for in this Agreement. THE FOREGOING IS IN LIEU OF (I) ALL WARRANTIES, EXPRESSED, IMPLIED OR STATUTORY, INCLUDING BUT NOT LIMITED TO, THE IMPLIED WARRANTY OF MERCHANTABILITY AND THE IMPLIED WARRANTY OF FITNESS FOR A PARTICULAR PURPOSE, AND OF (II) ALL OBLIGATIONS OR LIABILITY ON THE PART OF SYNERGY RENTS TO CUSTOMER FOR DAMAGES, INCLUDING BUT NOT LIMITED TO INCIDENTAL, CONSEQUENTIAL OR SPECIAL DAMAGES, ARISING OUT OF OR IN CONNECTION WITH THE RENTING, LEASING, MAINTENANCE, USE, OPERATION, STORAGE, ERECTION, ASSEMBLING, DISMANTLING OR TRANSPORTATION OF THE EQUIPMENT.

13. FORCE MAJEURE/INFRAINGEMENT. Any failure of performance by Synergy Rents due to causes beyond Synergy Rents reasonable control, including but not limited to, acts of civil or military authority, Acts of God, labor disputes, failure of suppliers, or other causes beyond the control of Synergy Rents shall be deemed to be a default by Synergy Rents. Synergy Rents will not be liable to Customer for infringement of any type resulting from the rental, performance or use of the Equipment and services provided hereunder.

14. ATTORNEY'S FEES. In the event of any action to enforce this Agreement or to seek a declaration of rights or responsibilities hereunder, the prevailing party will be entitled to reasonable attorney's fees in addition to all other costs and expense allowed by law. It is further agreed that the exclusive venue for such action arising under this Agreement shall be in any court within the county where the office of Synergy Rents is located.

15. MERGER/ MODIFICATION/ SEVERABILITY/WAIVER OF JURY TRIAL. This Agreement (front and back) together with the terms of the Credit Application executed by Customer, express the entire Agreement between the parties with respect to the subject matter hereof. No charge, modification or alteration of the terms hereof will be effective as against Synergy Rents unless same is in writing and signed by a duly authorized officer of Synergy Rents. By Customer's execution of this Agreement and acceptance or delivery of any part of the Equipment, Customer accepts all of the terms and conditions contained herein, and waives any inconsistent terms and conditions otherwise stated by Customer or contained in any of Customer's documents. The paragraph headings contained in this Agreement are for convenience only and will not be used to expand or limit the actual terms and conditions hereof. The provisions of this Agreement are severable and if any provision in whole or in part, or the application thereof, is held invalid or unenforceable, the remaining provisions of this Agreement shall survive. This Agreement shall be governed and constructed by the laws of the STATE OF FLORIDA. CUSTOMER VOLUNTARILY AND INTENTIONALLY WAIVES FOR THEMSELVES AND THEIR RESPECTIVE HEIRS, SUCCESSORS AND ASSIGNS, ANY RIGHTS WHICH CUSTOMER MIGHT HAVE TO A TRIAL BY JURY WITH RESPECT TO ANY LITIGATION, ACTION, SUIT, OR PROCEEDING (WHETHER AT LAW OR IN EQUITY) BASED ON OR ARISING OUT OF THIS AGREEMENT, WHETHER ARISING IN CONTRACT, TORT OR OTHERWISE AND WHETHER ASSERTED BY WAY OF COMPLAINT OR ANSWER, CROSS CLAIM, COUNTER CLAIM, AFFIRMATIVE DEFENSE OR OTHERWISE. NO PARTY SHALL SEEK TO CONSOLIDATE ANY SUCH LITIGATION, ACTION, SUIT, OR PROCEEDING IN WHICH A JURY TRIAL CANNOT BE OR HAS NOT BEEN WAIVED WITH ANY OTHER ACTION IN WHICH A JURY TRIAL HAS BEEN WAIVED.

16. IDENTIFICATION OF EQUIPMENT. If at any time Synergy Rents supplies Customer labels, plates, or other markings stating that the Equipment is owned by Synergy Rents, Customer shall affix such labels, plates or other markings in a prominent place on the Equipment. Customer shall not alter, disfigure or cover up such markings of identification displayed on the Equipment.

17. REMOVAL FOR MISUSE. Synergy Rents reserves the right and privilege of entering Customer's premises, a job site or such other property where the Equipment, or any part thereof, is located, and without hindrance, directly or indirectly, on the part of Customer, summarily and without legal notice or legal proceedings, remove the Equipment, or any part thereof, if Synergy Rents finds that the Equipment is being overloaded or burdened beyond its capacity or otherwise abused or neglected. Synergy Rents shall not be guilty of trespass or breach of the peace regarding its acts to recover the Equipment. Customer hereby agrees to indemnify, defend and hold Synergy Rents harmless from any and all claims and costs arising as a result of such taking.

18. INSOLVENCY AND BANKRUPTCY. Customer represents to Synergy Rents that it is not insolvent, and should Customer become insolvent, that it will return all Equipment to Synergy Rents immediately. In the event of Customer's bankruptcy or insolvency, or the appointment of a receiver of the assets of Customer, or the institution of any legal proceedings of any kind or character affecting possession of any of the Equipment, Synergy Rents, at Synergy Rents option, may immediately take possession of and remove the Equipment, or any part, wherever it may be found, summarily and without notice or without legal proceedings; and upon such taking of possession of Equipment, this Agreement shall be terminated.

19. LIMIT OF LIABILITY. SYNERGY RENTS WILL NOT BE LIABLE FOR INDIRECT, INCIDENTAL, CONSEQUENTIAL OR SPECIAL DAMAGES OR FOR ANY LOSS, DELAY, LOSS OF USE, REVENUE, PENALTIES, PROFIT OR DAMAGE SUFFERED BY CUSTOMER AS A RESULT OF SYNERGY RENTS SUPPLY OR FAILURE TO SUPPLY THE EQUIPMENT UNDER THIS AGREEMENT; NOR SHALL SYNERGY RENTS LIABILITY FOR ANY CLAIM OR DAMAGE ARISING OUT OF OR CONNECTED WITH THIS AGREEMENT EXCEED THE AMOUNT OF RENTAL CHARGES PAID BY CUSTOMER.
Rev. 01-2022

AMELIA WALK
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
November 4, 2024	\$25,000.00	Sharyn Henning

Payable to:

Amelia Walk CDD

Date Check Needed:

Budget Category:

11/4/24	001.300.10100.01000	\$25,000.00
---------	---------------------	-------------

Intended Use of Funds Requested:

Transfer funds from Wells Fargo to Seacoast Bank
<i>(Attach supporting documentation for request.)</i>

FIFTH ORDER OF BUSINESS

A.

Quality Site Assessment

Prepared for: **Amelia Walk CDD**

General Information

DATE: Friday, Oct 25, 2024

NEXT QSA DATE: Friday, Jan 24, 2025

CLIENT ATTENDEES:

BRIGHTVIEW ATTENDEES: Jennifer Mabus

Customer Focus Areas

Quality you can count on.

7

Seven
Standards of
Excellence

1



Site Cleanliness

2



Weed Free

3



Green Turf

4



Crisp Edges

5



Spectacular Flowers

6



Uniformly Mulched Beds

7

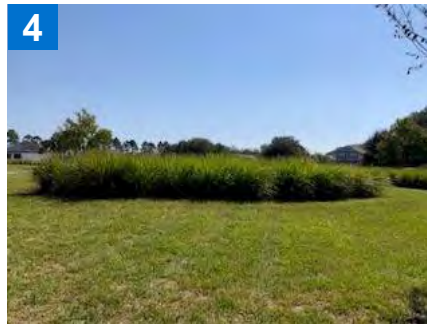


Neatly Pruned Trees & Shrubs

QUALITY SITE ASSESSMENT

Amelia Walk CDD

Maintenance Items



- 1** Front entrance, level out the podocarpus to the same height
- 2** Remove Magnolia leaves at the front of Amenity Center as they fall
- 3** Roses will be cut back through out the community and fertilized for the last time this season.
- 4** Ornamental grass beds will start to be trimmed as we move into bi-weekly mowing

Maintenance Items



- 5 Schedule Haul road to be mowed

QUALITY SITE ASSESSMENT

Amelia Walk CDD

Recommendations for Property Enhancements



- 1** Majestic walk circle, juniper beds have torpedo grass infestation. We recommend removing the juniper, installing pine bark, and treat continually to reduce the population of torpedo
- 2** Large pine straw beds by the tennis courts, recommend blue daze to be installed or to sod them in.
- 3** Cut pine tree so that it falls behind 85310 Cherry Creek Ct
- 4** Create proposal and a map for hydro seeding an acre of common area

B.



KILINSKI | VAN WYK

RE: Applicability of Sunshine Law and Public Records Law to Social Media and Internet

Dear Board Supervisor,

This is a reminder regarding the interaction between Florida's Sunshine Law, Public Records Law, and social media websites like Facebook and other online forums. The Sunshine Law and Public Records Law apply to social media, and there are several best practices that you may want to consider when using social media or other electronic means to communicate with constituents.

Florida's Government in the Sunshine Law

Generally speaking, the Sunshine Law applies to all formal or informal gatherings of two or more Board Supervisors to discuss matters that may foreseeably come before the Board for official action. Section 286.011, Florida Statutes, contains three requirements for such meetings: (1) the meetings must be open to the public; (2) the meetings must be noticed; and (3) minutes of the meetings must be taken. Consistent with the Florida Supreme Court's broad interpretation of the Sunshine Law, the Sunshine Law extends to any discussion or exchange by two or more Board Supervisors regarding District business regardless of the means of communication, including but not limited to e-mail, phone calls, social media websites, blogs, and third-party liaisons.

Although the Sunshine Law does not specifically prohibit a Board Supervisor from using social media to express a position on District business, Board Supervisors must be aware that any exchange of opinions relating to District matters between two or more Board Supervisors, whether directly or indirectly via social media, triggers the requirements of the Sunshine Law. In addition, Board Supervisors should be aware of the potential for other third party users to trigger these requirements. For example, the Attorney General has expressed concern as to "the inherent availability of other participant's or contributors to act as liaisons" for board members to discuss official matters that should properly be handled at a public meeting.

Public Records Law

Board Supervisors are also subject to the duties contained in Chapter 119, Florida Statutes, which creates certain retention and inspection requirements for public records. "Public records" are defined in Section 119.011(1), Florida Statutes, to include "all documents, papers, letters... or other material, regardless of the physical form, characteristics, or means of transmission, made or received... in connection with the transaction of official business by any agency." The nature of the record, rather than the form of the record, determines whether it is a public record subject to Chapter 119, Florida Statutes. Opinions or comments posted on social media websites or blogs by Board Supervisors regarding District matters or matters that may come before the Board are considered to be made "in connection with the transaction of office business" and are, therefore, "public records." This is true regardless of whether the posts are made on a private social media account, a public social media page, or on a public website.

Best Practices

While social media and electronic communication offer Board Supervisors a powerful means by which to communicate with constituents, use of social media by Board Supervisors presents the risk of violation of both the Sunshine Law and the Public Records Law. Here are a handful of common pitfalls and how to address them to avoid a Sunshine Law or Public Records violation, and other legal considerations:

1. Do NOT post on a social media page in response to another Supervisor's post about District business, and do NOT direct others to make such a post on your behalf. In fact, our recommendation is to avoid using social media for District business on an individual level.
2. If you do post on a social media page regarding District business, create a copy of that post and submit it promptly to the District Manager's office, who will maintain the record as the District's records custodian.
3. Be aware of First Amendment freedom-of-speech considerations. If you create a social media post regarding District business, do not delete unfavorable comments or responses. You may, however, turn off commenting entirely for a post if you wish.
4. Do not purport to post on behalf of the Board as a whole or as the "District". If you have a page dedicated to District issues in your official capacity, we recommend a disclaimer in substantially the following form: "Statements on this page have not been reviewed or approved by the District, its staff, or its Board of Supervisors. Official meeting minutes can be found on the District website at the following address: <https://ameliawalkcdd.com/>. Please note that correspondence to and from this account may be subject to public disclosure under Florida law." If you make posts about the District from your personal page, we recommend a disclaimer that, "This is a personal page and opinions expressed are strictly my own."
5. While not a legal requirement, refraining from antagonistic, inaccurate or offensive posts about District supervisors or staff is highly recommended. It rarely, if ever, has positive impacts on community cohesion or Board productivity.
6. Maintain District-related e-mail separate and apart from any personal e-mail to help facilitate responses to public records requests.
7. If in doubt about the accuracy of any planned posts, please consult with staff first, or feel free to direct a constituent with a particular question to staff for follow-up.
8. Use person-to-person contact, e-mail and telephone as your primary, or sole, means of communication with your constituents.

I hope this information is helpful. Please reach out directly to your Kilinski | Van Wyk attorney with any questions.

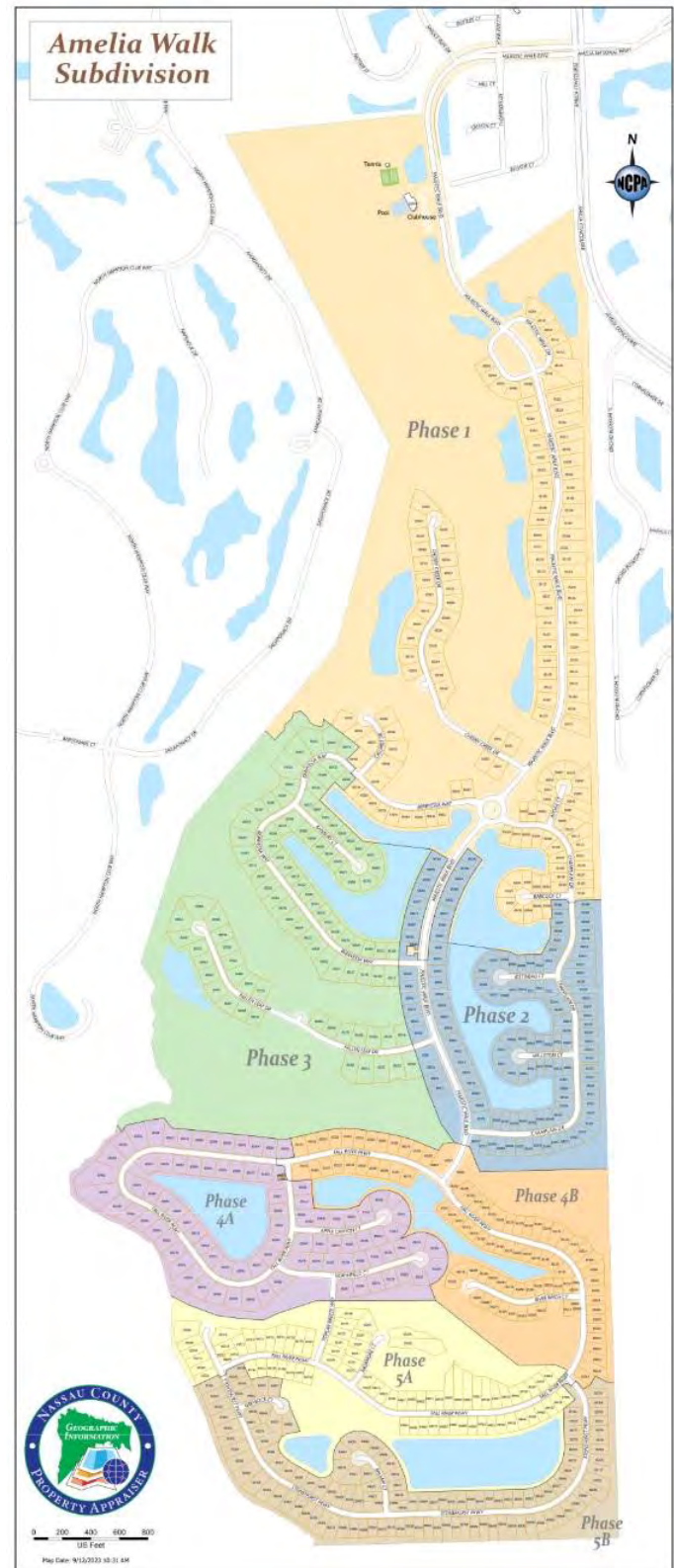
C.



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

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PURPOSE AND SCOPE

Pursuant to section 189.08, *Florida statutes*, the District is required to submit a public facilities report and annual notice of any changes to each local-general purpose government in which it is located, and certain information is required to be updated every seven (7) years. As the District Engineer, Yuro & Associates has been directed to complete this report on behalf of the Amelia Walk CDD.

Section 189.08 states that the report and annual notice contain the following information.

1. *A description of existing public facilities owned or operated by the District, and each public facility that is operated by another entity, except a local general purpose government, through a lease or other agreement with the District.*
2. *A description of each public facility the District is building, improving, or expanding, or is currently proposing to build, improve, or expand within at least the next seven (7) years.*
3. *If the District currently proposes to replace any facilities identified above with the next 10 years, the date when such facility will be replaced.*
4. *The anticipated time the construction, improvement, or expansion of a public facility will be completed.*
5. *The anticipated capacity of and demands on each public facility when completed.*

GENERAL INFORMATION

The Amelia Walk Community Development District (the District), encompasses approximately 563 acres within the unincorporated area of the Eastern part of Nassau County, FL. 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. The District is located in parts of Sections 13, 24 and 40, all lying in Township 2 North, Range 27 East. The District is currently bounded to the north by the North Hampton single family development, to the east by vacant parcels zoned for residential use along with the Amelia National and Amelia Concourse single family developments, vacant parcels and wetlands to the south and wetlands and the North Hampton single family development to the west. Access to the District is via the Amelia Concourse roadway approximately 1.6 miles south of State Road 200. The District lies approximately halfway between I-95 and the Intercoastal Waterway.

The District is located within the Hampton Lakes Planned Unit Development (PUD) and is planned to include approximately 749 single-family homes. The community also includes a community recreation area which is included in Phase 1 of the development.

The project was developed in five (5) Phases, and all phases of construction are now complete. Phase 1 included 153 lots, Phase 2 included 134 lots, Phase 3 included 95 lots, Phase 4 included 174 lots and Phase 5 included 193 lots. All phases of development include associated roadway, water & sewer and stormwater infrastructure adequate to serve each phase of development.



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EXISTING PUBLIC FACILITIES

ROADWAYS

Primary vehicular access to the District is provided by Amelia Concourse with Majestic Walk Boulevard providing a two (2) lane road with a median at the entrance. Secondary vehicular access to the District is provided via a two (2) lane connector road from the North Hampton PUD to Majestic Walk Boulevard. Amelia Concourse is a four-lane divided County road and runs south from the SR 200 along a portion of the eastern boundary of the District. The PUD allows for one access point along Amelia Concourse and one access point into the North Hampton PUD. The internal road design for the District complies with the Nassau County transportation road circulation design criteria and the PUD. Major roads in the community include Majestic Walk Boulevard, Fall River Pkwy & Stonehurst Pkwy, along with other local streets, provide access from each lot to Amelia Concourse. All roads are irrigated, landscaped and have underground electric, streetlights and sidewalks. The District's major entrance at Majestic Walk Blvd & Amelia Concourse was part of the first Phase of development.

The roadways for Phases 1, 2, 3, 4 & 5 have been constructed. They are owned and maintained by the District. The capacity of the roadway system is adequate for all five phases and there are no plans for any future roadways.

STORMWATER MANAGEMENT

The Stormwater Management System for all five (5) Phases of development, including all sixteen (16) ponds have been constructed. They are owned and maintained by the District. The capacity of the stormwater system is adequate for all five (5) phases of the development.

POTABLE WATER AND SEWER SYSTEM

The District lies within the unincorporated area of Nassau County and JEA provides the potable water and sewer service. The District is served by a connection with the existing JEA water main in the Amelia Concourse right-of-way with water supplied by the Nassau Water Treatment Facility.

The water distribution system consists of 12", 10", 8", 6" and 4" water mains with appurtenant valves and fire hydrants. The District's onsite sanitary sewer system consists of 8" and 10" gravity sewer lines with appurtenant manholes and two (2) pumping stations. For the first Phase of development, the District has installed approximately five thousand six hundred fifty feet (5,650) of 10" force main to connect with the existing JEA force main lying in the Amelia Concourse right-of-way. The wastewater service for the first Phase of development includes one (1) pump station along with appurtenant collection lines, manholes and force mains located within the right-of-way. Phase 2 extended the system onsite to serve Phase 2 and Phase 3. Additional pump stations were installed for Phases 4 & 5, which discharge into a previously installed pump station.

The potable water and sewer system for Phase 1, 2, 3, 4 & 5 has been constructed. They are owned and maintained by JEA. The capacity of the water and sewer system is adequate for all Phases.



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- Permitting
- ADA Consulting

RECREATION/ AMENITY CENTER

The recreation area is an 8.68 acre site located within the District. The recreation area consists of a clubhouse, swimming pool, parking lot, playground, open playfield, and tennis courts. The recreation area has been constructed. These facilities are owned and maintained by the District. The capacity of the clubhouse is adequate for both existing Phases and all future Phases.

PROPOSED PUBLIC FACILITIES

ROADWAYS

There are no plans to add future roadways to this development. The capacity of the roadway system is adequate for all existing Phases.

STORMWATER MANAGEMENT

There are no plans to add ponds or expand the stormwater management system for this development. The capacity of the stormwater system is adequate for all existing Phases.

POTABLE WATER AND SEWER SYSTEM

There are no plans to add future water or sewer improvements to this development. The capacity of the potable water & sewer system is adequate for all existing Phases.

RECREATION/AMENITY CENTER

There are no plans to add to the recreation area and/or amenity center. The capacity of the existing clubhouse and recreation areas are adequate for all existing Phases.

Replacement of Existing Facilities

There are no plans to replace any of the existing facilities. The District will continue to maintain and perform any repairs necessary to ensure all existing facilities continue to serve the District adequately.

We appreciate the opportunity to assist with this Public Facilities Report. Please contact me at your convenience if you have any questions.

Sincerely,

Michael J. Yuro, P.E.
President
P.E. License No. 65247

E.

11/19/2024

Amelia Walk

Community Development District

Amenity Management & Field Operations Report



Kelly Mullins

AMENITY & OPERATIONS MANAGER
GOVERNMENTAL MANAGEMENT SERVICES

Amelia Walk
Community Development District

Amenity Management & Field Operations Report
November 19, 2024

To: Board of Supervisors

From: Kelly Mullins
Amenity & Operations Manager

RE: Amelia Walk Amenity Management & Field Operations Report

The following is a summary of items related to the amenity management, field operations & maintenance of Amelia Walk CDD.

Special Events

- GMS continues to work with the Amelia Walk Board of Supervisors and residents of the community on hosting events desired in this district
- Resident Suggestions:
 - Mommy and me classes
- Upcoming Events:
 - Food Trucks – Every Tuesday Night 5-8pm
 - Zumba- MWF 9am
 - Yoga- T, Th 8:45am, T 4pm, W 6pm
- Example Events:
 - Egg Hunt
 - Painting Parties
 - Bingo/Trivia/Bunco/Dominoes
 - Fitness Classes
 - Garage Sales
 - Charitable Fundraisers

Communication

- GMS was informed Amelia Walk CDD was in need of improved communication
 - Email blast updates are being sent out regularly to the community – please let your neighbors know if they do not receive our blasts to send an email to ameliawalkmanager@gmsnf.com to be added to the distribution list or stop by the office
 - Food trucks are being announced weekly
 - A monthly events/club's calendar is being published each month and also posted to the website.
 - A monthly newsletter is being published each month

Amenity Usage – October

Total Monthly Usage* (Based on Door and Gate Entrances) – 1,695 patrons

Average Daily Usage – 55 patrons

Total Gym Usage – 959 patrons

Total Social Room Usage – 302 patrons

Tennis/Pickleball Courts – 141 patrons

Social Room Rentals - 4

*Numbers are approximate. These numbers would not include children and guests.



Completed Projects - Maintenance



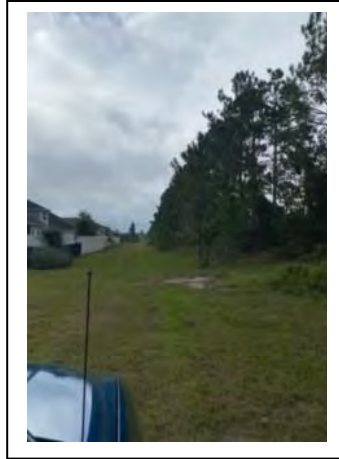
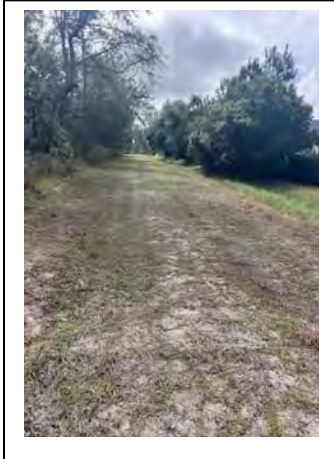
- Sidewalks at the amenity center are being blown off almost daily due to all the droppings from the trees.
- Additional sidewalks have been marked with orange paint to warn of tripping hazards.
- The screws on the deck have all been checked for tightness and to prevent tripping hazards.
- All ponds were walked last month for trash pickup.

Completed Projects – Haul/Trail Road



- The cattle gate at the middle section of the haul road was destroyed, most likely by a storm. This was not one of the main gates and does not need replaced. It was discovered a couple years ago and was positioned upright to help keep motor vehicles off the road.
- Twelve “Private Property, No Trespassing Signs” were approved by the CDD board for placement along the haul road. They have been installed by CDD staff.

Completed Projects – Landscaping



- New flowers have been planted at the main entrance, amenity center and Majestic Walk Circle
- The grass on the haul/trail road has been cut.
- New rain sensors have been installed for the irrigation to help reduce unnecessary watering.

Action Items – Mailbox Keys



- The CDD was informed by the postmaster that the local post office will no longer issue replacement mailbox lock/keys and it will be the responsibility of the CDD. CDD staff requested the post office provide confirmation of the box number and location for each address but have not received a response.
- The CDD needs confirmation of the box number and location for each address.
- A process for replacing lock/keys needs to be established.
- A contract is needed with a local locksmith who can be available to install new locks for the mailboxes.
- A letter has been sent to the postmaster by district counsel requesting information necessary for the CDD to take over the lock replacement process.

In Progress Projects/Action Items

- **Haul Road Improvements** -- PVC pipe needs removed along road. Black landscape fabric fencing behind phases 2 and 4 needs removed.
- **Landscaping improvements in pool area** – Need to obtain proposals for lawn curbing to hold in existing pine bark/mulch, possibly replace pine bark with brown mulch. Met with BrightView about swapping out the pine bark to brown mulch. Awaiting proposal.
- **Phase 5 Road** – Road dips around JEA manhole covers. The one near 84983 and 84986 Stonehurst Pkwy. needs inspected.
- **Potholes in phases 4 and 5** – Potholes at 84807, 84946 and 85523 Fall River Parkway have been inspected by our engineer.
- **Cement on area of Fall River Pkwy.** – Cement has been dropped by a builder and hardened near 84946 and 84951 Fall River Pkwy.
- **Tower at Main Entrance** – Need to obtain proposals for painting and repairs to the tower.
- **Carp Stocking in Ponds** – Barriers have been placed in ponds that did not have them. A permit application has been submitted for the carp. The FWC inspected the barriers on May 10th. Some of the barriers needed repairs before the permit could be approved. The permit was approved on October 4, 2024.
- **Pond 2 Fountain** – Fountain 2 was removed by Solitude after it stopped working. It has been sent to the manufacturer for repair.
- **Pond 3 Fountain** - Fountain 3 stopped working and was removed and sent to the manufacturer. The fountain in pond 3 was damaged by fishing line and is not covered under warranty. A proposal has been submitted.
- **Pond 15 Fountain** - Fountain 15 was scheduled to be inspected by Sitex Aquatics on October 24, 2024 but got delayed.

Conclusion

For any questions or comments regarding the above information please contact Kelly Mullins, Amenity & Operations Manager, at ameliawalkmanager@gmsnf.com.

Respectfully,

Kelly Mullins



Service Report



Work Order 00711521

Work Order 00711521
Number

Created Date 10/29/2024

Account

Amelia Walk CDD

Contact

Kelly Mullins

Address

85287 Majestic Walk Blvd
Fernandina Beach, FL 32034
United States

Work Details

Specialist
Comments to
Customer

Treated ponds 9,10,12,14 for algae and grasses.
Pond 11 banks are too mushy to launch. Pond
15 weather is too windy to treat at this time of
service the water levels are up. Thank you for
your business have a good day!

Prepared By

Asher Hecht

Work Order Assets

Asset	Status	Product Work Type
Pond 17	Inspected	
Pond 16	Inspected	
Pond 6	Inspected	
Pond 5	Inspected	
Pond 4	Inspected	
Pond 3	Inspected	
Pond 2	Inspected	
Pond 13	Inspected	
Pond 15	Inspected	
Pond 14	Inspected	
Lake 12	Inspected	
Pond 11	Inspected	
Pond 10	Inspected	
Pond 9	Inspected	
Pond 8	Inspected	
Pond 7	Inspected	

Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Pond 17	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Pond 16	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Pond 15	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Pond 14	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Pond 13	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 12	TRASH / DEBRIS COLLECTION (IN HOUSE)	



Work Order	00711521	Account	Amelia Walk CDD
Work Order	00711521	Contact	Kelly Mullins
Number		Address	85287 Majestic Walk Blvd Fernandina Beach, FL 32034 United States
Created Date	10/29/2024		
Pond 11	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 10	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 9	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 8	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 7	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 6	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 5	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 4	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 3	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)		
Pond 17	SHORELINE WEED CONTROL		
Pond 17	LAKE WEED CONTROL		
Pond 17	ALGAE CONTROL		
Pond 17	MONITORING		
Pond 16	SHORELINE WEED CONTROL		
Pond 16	LAKE WEED CONTROL		
Pond 16	ALGAE CONTROL		
Pond 16	MONITORING		
Pond 15	SHORELINE WEED CONTROL		
Pond 15	LAKE WEED CONTROL		
Pond 15	ALGAE CONTROL		
Pond 15	MONITORING		
Pond 14	SHORELINE WEED CONTROL		
Pond 14	LAKE WEED CONTROL		
Pond 14	ALGAE CONTROL		
Pond 14	MONITORING		
Pond 13	SHORELINE WEED CONTROL		
Pond 13	LAKE WEED CONTROL		
Pond 13	ALGAE CONTROL		
Pond 13	MONITORING		
Lake 12	SHORELINE WEED CONTROL		
Lake 12	LAKE WEED CONTROL		
Lake 12	ALGAE CONTROL		
Lake 12	MONITORING		



Work Order 00711521

Work Order 00711521
Number

Account

Amelia Walk CDD

Contact

Kelly Mullins

Address

85287 Majestic Walk Blvd
Fernandina Beach, FL 32034
United States

Created Date 10/29/2024

Pond 11 SHORELINE WEED CONTROL

Pond 11 LAKE WEED CONTROL

Pond 11 ALGAE CONTROL

Pond 11 MONITORING

Pond 10 SHORELINE WEED CONTROL

Pond 10 LAKE WEED CONTROL

Pond 10 ALGAE CONTROL

Pond 10 MONITORING

Pond 9 SHORELINE WEED CONTROL

Pond 9 LAKE WEED CONTROL

Pond 9 ALGAE CONTROL

Pond 9 MONITORING

Pond 8 SHORELINE WEED CONTROL

Pond 8 LAKE WEED CONTROL

Pond 8 ALGAE CONTROL

Pond 8 MONITORING

Pond 7 SHORELINE WEED CONTROL

Pond 7 LAKE WEED CONTROL

Pond 7 ALGAE CONTROL

Pond 7 MONITORING

Pond 6 SHORELINE WEED CONTROL

Pond 6 LAKE WEED CONTROL

Pond 6 ALGAE CONTROL

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Pond 5 SHORELINE WEED CONTROL

Pond 5 LAKE WEED CONTROL

Pond 5 ALGAE CONTROL

Pond 5 MONITORING

Pond 4 SHORELINE WEED CONTROL

Pond 4 LAKE WEED CONTROL

Pond 4 ALGAE CONTROL

Pond 4 MONITORING

Pond 3 SHORELINE WEED CONTROL

Pond 3 LAKE WEED CONTROL



Work Order 00711521

Work Order 00711521
Number

Account

Amelia Walk CDD

Contact

Kelly Mullins

Address

85287 Majestic Walk Blvd
Fernandina Beach, FL 32034
United States

Created Date 10/29/2024

Pond 3 ALGAE CONTROL

Pond 3 MONITORING

Pond 2 SHORELINE WEED CONTROL

Pond 2 LAKE WEED CONTROL

Pond 2 ALGAE CONTROL

Pond 2 MONITORING

Pond 7

Pond 8

Pond 9

Pond 10

Pond 11

Lake 12

Pond 14

Pond 15

Pond 13

Pond 2

Pond 3

Pond 4

Pond 5

Pond 6

Pond 16

Pond 17

SIXTH ORDER OF BUSINESS

Amelia Walk CDD
Proposals for Board Consideration
November 19, 2024

Repair Pond 3 Fountain

Sitex Aquatics

Replacement of 1/2hp motor (Damage
was caused by fishing line and is not
covered by warranty \$ 1,995.00
(Proposal was tabled at the August 2024
and October 2024 meetings)

Fountain/Aerator Repair Agreement

This agreement is between Sitex Aquatics, LLC. Hereafter called "Sitex" and Amelia Walk CDD hereafter called "customer"

Customer: Amelia Walk CDD
C/O: GMS
Contact: Mrs. Kelly Mullins
Address: 85287 Majestic Walk Blvd Fernandina Beach, FL 32034
Email: ameliawalkmanager@gmsnf.com
Phone: 904.225.3147

The Following bid is for the repair the fountain in Small clubhouse pond @ the Amelia Walk community located in Fernandina Beach, Florida.

Service	Cost
Replacement of 1/2hp motor	\$1,995.00
Oil, Pigtail, Splice kit	Included
Labor	Included
Total cost	\$1,995.00

Scope: Replacement of 1/2hp motor & associated parts due to debris being sucked into impeller.

Warranty: 90 days on labor & 1 year on parts

A deposit of 50% (n/a) is due upon execution of this agreement & for equipment to be ordered, with remaining 50% (n/a) due within 30days of completion of installation. Overdue accounts may accrue a service charge.

Customer acknowledges that he/she has read and is familiar with the additional terms and conditions printed on the second page, which are incorporated in this agreement.

Accepted By

Date


President, Sitex Aquatics Ilc.

07/23/2024

Date

Terms & Conditions

Payment

Sitex agrees to provide all labor, supervision, and equipment necessary to carry out the work. There shall be no variance from these specifications unless expressly stated though an addendum.

Responsibility

Customer is responsible for all electrical services to the control box, Sitex is not an electrical contractor nor claims to be responsible for any electrical responsibilities. Customer agrees to pay separate cost incurred by said electrical contractor.

Neither party shall be responsible for damage, penalties or otherwise for any failure or delay in performance of any of its obligations hereunder caused by strikes, riots, war, acts of Nature, accidents, governmental orders and regulations, curtailment or failure to obtain sufficient material, or other force majeure condition (whether or not of the same class or kind as those set forth above) beyond its reasonable control and which, by the exercise of due diligence, it is unable to overcome.

Sitex agrees to hold Customer harmless from any loss, damage or claims arising out of the sole negligence of Sitex. However, Sitex shall in no event be liable to Customer or other for indirect, special or consequential damage resulting from any cause whatsoever.

Scheduling

It is agreed by both Parties that the work performed under this Agreement will be done on a schedule that is sensitive to the overall function of the property. Additionally, it is understood that all work will be performed during the normal business week (MondayFriday) unless otherwise stipulated.

Insurance

Sitex shall maintain the following insurance coverage and limits:

- (a) Workman's Compensation with statutory limits;
- (b) Automobile Liability;
- (c) Comprehensive General Liability including Property Damage, Completed Operations, and Product Liability.

A Certificate of insurance will be provided upon request. Customers requesting special or additional insurance coverage and/or language shall pay resulting additional premium to Sitex to provide such coverage.

This Agreement shall be governed by the laws of the state of Florida.



1/2HP FRACTIONAL SERIES AERATING FOUNTAIN & MIXER SERIES

- » Fractional Series comes standard with 5 systems in 1; 4 Aerating Fountain patterns & horizontal Mixer.
- » 3 year all-inclusive warranty.
- » Operates in 16in or 41cm of water.
- » Complete package includes assembled unit, power control center with timer & gfci, and cable. (Power control center optional on 50Hz units.)
- » Safety tested and listed with ETL, ETL-C, conforming to UL standards, and carries a 3rd party listing with CE.
- » Oxygen Transfer Rate of 2.2lbs/HP/hr with a Pumping Rate of 506GPM - Highest Performance Rate of any Fractional Aerator in the Industry.
- » Effectively controls algae, aquatic weeds, and foul odors; as well as create horizontal currents - deterring insects and insect breeding.

1/2HP 60Hz	GEMINI	HIGH VOLUME	PHOENIX	ROCKET	MIXER
Spray Height (ft)	4	2	UPPER: 10.6 LOWER: 3.8	10.6	n/a
Spray Diam. (ft)	4.5	2.5	UPPER: 4 LOWER: 10.6	3	n/a
GPM	506	435	195	179	n/a*
Oxygen Transfer (lb/HP/hr)	2.2	2.0	0.8	0.8	n/a
Volt/Ph/Amp 3250@60hz	115/1/5.6 230/1/2.8	115/1/5.2 230/1/2.6	115/1/6.4 230/1/3.2	115/1/6.4 230/1/3.2	115/1/5.6 230/1/2.8

*1/2HP Mixer volume influenced is 245,000ft³ and effectively moves water 115 linear feet.

Manufactured by: Otterbine® Barebo, Inc. | 3840 Main Road East | Emmaus, PA 18049 U.S.A | PH: 610-965-6018



PRODUCT ILLUSTRATION

1. Includes corrosion resistant adjustable spray impellers/patterns to produce 4 spray patterns, and a horizontal mixer. (Comes Assembled as Gemini)
2. Rugged low visibility foam filled polyethylene float with recessed light pockets.
3. Oil cooled, efficient 3250RPM custom built motor incorporates a silicon carbide single seal to ensure dependability and long life.
4. Corrosion resistant, durable 18 gauge/316 grade stainless steel motor housing.
5. S/S brackets allow for easy conversion between aerating fountain patterns and mixer model.
6. Adjustable discharge angle +/- 8 degrees. [Mixer Model only.]

The Fractional Series Deluxe features a 2-light LED 6.5W low voltage light set and quick disconnect cable on unit and lights.

Product specifications and CADs can be found online through www.otterbine.com or www.caddetails.com.

1/2 HP FRACTIONAL SERIES

SPECIFICATIONS

MODEL: The Fractional Series shall be a floating aerator that includes five interchangeable configurations.

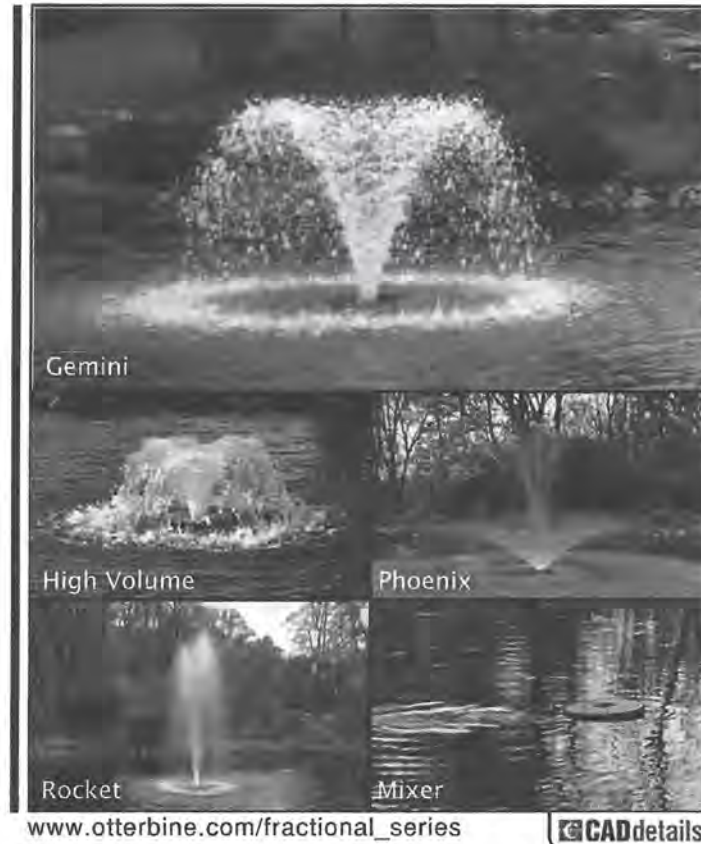
The **Gemini** shall be a "trumpet" shaped spray pattern with Spray dimensions as: 4 feet (1.2 m) in height, and 4.5 feet (1.8 m) in diameter.

The **High Volume** shall be a "boil" shaped spray pattern with Spray dimensions as: 2 feet (1 m) in height, and 2.5 feet (1.4 m) in diameter.

The **Phoenix** shall be a dual spray pattern; a geyser type center spray surrounded by a fan shaped pattern with Spray dimensions for the Upper pattern as: 10.6 feet (2.8 m) in height, and 4 feet (30 cm) in diameter. Lower pattern as: 3.8 feet (1 m) in height, and 10.6 feet (3 m) in diameter.

The **Rocket** shall be a geyser-like spray pattern dimensions as: 10.6 feet (3 m) in height, and 3 feet (40 cm) in diameter.

The **Mixer** shall be a floating horizontal mixer providing subsurface aeration and directional flow. The pumping capacity shall be sufficient to influence 245,000 cubic feet (6938 cubic meters) of water.



PUMPING CAPACITIES: The primary pumping rate of the **Gemini** unit is 506 GPM (115 m³/hr) and the secondary or induced circulation rate is 5060 GPM (1150 m³/hr). The primary pumping rate of the **High Volume** unit is 435 GPM (99 m³/hr) and the secondary or induced circulation rate is 4350 GPM (990 m³/hr). The primary pumping rate of the **Phoenix** unit is 195 GPM (44 m³/hr) and the secondary or induced circulation rate is 1950 GPM (440 m³/hr). The primary pumping rate of the **Rocket** unit is 179 GPM (41 m³/hr) and the secondary or induced circulation rate is 1790 GPM (410 m³/hr). The Mixer unit's pumping capacity shall be sufficient to influence 245,000 cubic feet (6938 cubic meters) of water.

FLOAT: The float construction is roto-molded from a black polyethylene material and is filled with closed cell polyurethane foam. The float shall be capable of providing full floatation if the shell is punctured or cracked. Lighting fixtures snap into the float eliminating brackets and tools necessary to mount them. Metal floats or those with an internal void for additional ballast are not acceptable.

IMPELLER: The impeller shall be molded using glass reinforced thermoplastic polyurethane resin. The impeller shall be fastened to the keyed motor shaft by means of 18-8 Stainless Steel M6 bolt and washers (one lock washer, one flat washer). Flexible shaft couplings are not acceptable.

PUMP COMPONENTS: All pump components shall be constructed of glass reinforced thermoplastics.

MOTOR: The motor shall be a 1/2HP, _____ volt, single phase, _____ Hz thermally protected PSC (Permanent Split Capacitor) ball bearing motor operating at 3250 RPM or 50Hz operates at 2750 RPM. The internal thermal overload will reset automatically. The motor shall operate in an oil bath and be continuous duty rated with a service factor of 1.15 at 60Hz and 1.00 at 50Hz. The stator (windings) shall be coated with class F rated insulation for complete immersion in oil. The motor is to be bolted to a glass fiber reinforced Polybutylene Terephthalate (PBT) motor base plate. Water ingress and oil leakage are to be prevented using a silicon carbide mechanical rotary seal on the motor shaft and a motor base plate Buna-N o-ring.

MOTOR HOUSING: The motor housing shall be a deep drawn 316 stainless steel canister.

DEBRIS SCREEN: A debris screen constructed of 1/4" (.64cm) nylon mesh shall enclose the intake of the Fractional Series aerator.

FASTENERS: All fasteners shall be made of type 18-8 stainless steel.

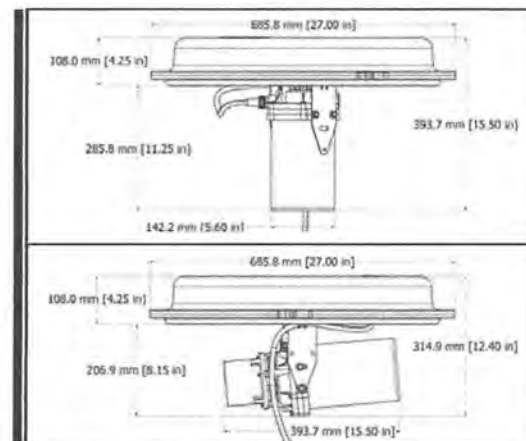
UNDERWATER POWER CABLE: The power cable shall be SJOOW 12AWG (4mm²) rated for 300 volts, constructed with synthetic rubber insulation and a thermoset jacket to resist heat, moisture, cracking and softening. It shall be UL and CSA listed.

ELECTRICAL CONTROLS: The electrical control components for the 115V units shall be mounted in a NEMA 3R enclosure, the electrical controls shall consist of a 24-hour timer and a GFCI. The electrical control components for the 230V and 220V (50Hz) units shall be mounted in a NEMA 4X enclosure and consist of a 24-hour timer, fuse, contactor, and a GFCI.

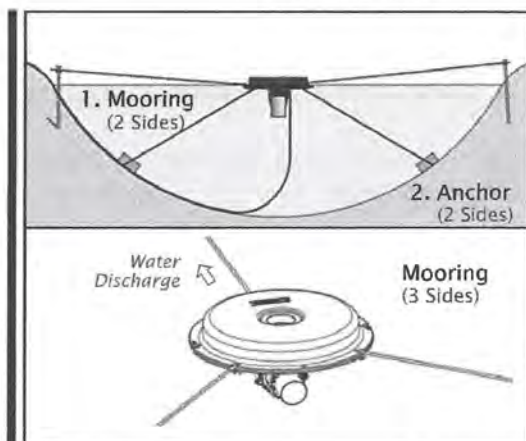
TESTING: A. Safety - The 1/2 HP Fractional Series shall be tested and approved as a unit. Separate component testing is not allowed. Unit must be tested by ETL, ETL-C, CE, UL or another accredited testing facility. B. Performance - Unit must have independent performance testing provided by GSEE, Inc.

WARRANTY: The warranty shall be three years.

ACCEPTABLE MANUFACTURER: This unit shall be an OTTERBINE 1/2HP Fractional Series manufactured by OTTERBINE BAREBO, INC., 3840 MAIN ROAD EAST, EMMAUS, PA 18049 U.S.A.
PH: (610) 965-6018. WEB: www.otterbine.com



Dimensional Drawing: (Top) Surface Aerator
(Bottom) Mixer



Installation Methods: (Top) Surface Aerator
(Bottom) Mixer

1/2HP FRACTIONAL SERIES								
Model	Motor RPM/Hz	Voltage/Phase	Running Amps	Spray Height	Spray Diameter	Pump Rate	Oxygen Transfer (HP/Hr)	Max Cable 12AWG/4mm ²
Gemini	3250/60	115/1	5.6	4ft	4.5ft	506GPM	2.2lbs	300ft
		230/1	2.8					600ft
High Volume	2750/50	220/1	2.8	1.2m	1.8m	115m ³ /hr	1.0kg	182.8m
		220/1	2.8					182.8m
Phoenix	3250/60	115/1	5.2	2ft	2.5ft	435GPM	2.0lbs	300ft
		230/1	2.6					600ft
Rocket	2750/50	220/1	2.8	1m	1.4m	99m ³ /hr	.91kg	182.8m
		220/1	2.8					182.8m
Mixer	3250/60	115/1	6.4	Upper: 10.6ft Lower: 3.8ft	Upper: 4ft Lower: 10.6ft	195GPM	.8lbs	300ft
		230/1	3.2					600ft
Mixer	2750/50	220/1	2.6	Upper: 2.8m Lower: 1m	Upper: 30cm Lower: 3m	44m ³ /hr	.36kg	182.8m
		220/1	2.6					182.8m
Mixer	3250/60	115/1	6.4	10.6ft	3ft	179GPM	.8lbs	300ft
		230/1	3.2					600ft
Mixer	2750/50	220/1	2.6	3m	40cm	41m ³ /hr	.36kg	182.8m
		220/1	2.6					182.8m
Mixer	3250/60	115/1	6			n/a*	n/a	300ft
		230/1	3					600ft
Mixer	2750/50	220/1	2.8			n/a*	n/a	182.8m
		220/1	2.8					182.8m

*1/2HP Mixer volume influenced is 245,000ft³ (6938m³) and effectively moves water 115 linear feet (35 linear meters).

Induced Circulation is 10X the Pumping Rate. Estimated shipping weight is 48lbs/21.8kg; this includes unit, power control center and 50ft (15m) of cable. (50Hz units do not receive a power control center.) Minimum operating depth is 16in (41cm). Pumping rates may vary due to voltage, elevation and relative humidity. Specifications are subject to change.

SEVENTH ORDER OF BUSINESS

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

Background

- 2006 - 2007 Phase 1 roads and Infrastructure were constructed.
- 2008 - 2017 Phase 1 road repairs in places resurfaced a number of times; very little documentation existed and or was presented as why repairs were done. A number of residents at times did provide comments regarding resurfacing at meetings and on social media and opinions as to causes.
- June 15, 2021 CDD Staff engineer (Daniel I. McCranie, P.E) annual report recommendation that the Phase 1 roadway has rideability issues (bumpiness) and the concrete portions of the roundabout pedestrian cross-walk are cracking. Recommendation is to mill and resurface the phase 1 road in the next few years and repair the concrete at the roundabout. Overall Ponds have been well maintained
- June 28, 2022 CDD Staff engineer annual report, repeats same recommendation provided in the 2021 annual report regarding roundabout and resurfacing Phase 1 roads. Phase 1 Roads were constructed in 2007 with a +/- 17 year life span. Phase 1 roads need to be milled and resurfaced in the next few years.
- July 13, 2023 CDD Staff engineer annual report repeats same recommendation regarding roundabout concrete repairs and Phase 1 road milling and resurfacing. There is a large pothole in front of 85175 Majestic Walk Blvd which appears to be caused by a leaking pipe or structure and needs to be repaired.
- November 14, 2023 after over a year of CDD meeting discussions regarding Phase 1 road repairs resurfacing a public hearing is held and the financing of special assessment is approved with the 1st year having capitalized interest so the funds would be available shortly after closing. During the public meeting a homeowner asked if the project scope for the resurfacing contract included “repairing the base structure and earth below rather than just milling and resurfacing” The CDD Staff Engineer responded “That there is no problem with the subbase in areas where there is no drainage or underground utilities, so the overall subbase is in good condition and has already settled as much as it is expected to for the life of the asphalt.” Approved minutes from the meeting are available on the CDD website.
- Contract to mill, resurface road and roundabout concrete repairs is executed in January 2024 between Amelia Walk and Duval Asphalt. Contract value \$850,547.08.
- January to April 2024 the Phase 1 roads were milled and resurfaced. Some items like painting needed to be completed in the next few months.
- May and June 2024 Amelia Walk received very little rain fall.
- June 18th CDD meeting, CDD Staff Engineer Daniel I. McCranie, P.E resigns. Mike J. Yuro is hired and placed under contract as the new CDD Staff Engineer.

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

- July 10, 2024 CDD Staff Engineer annual report is published. Recommendations there were five pond outflow structures that have poor access due to overgrowth and need to be cleaned for future maintenance access.
- July and August 2024 Amelia Walk received above normal amounts of rainfall. Hurricane Debby hit Florida on August 5th bringing significant amount of rainfall to Amelia Walk. All Phase 1 Storm Water Ponds and drainage systems were above normal water levels and stressed.
- August & September CDD meetings had multiple topics regarding Phase 1 road rideability issues (bumpiness) caused by water drainage and underground water levels rising, impacting the road foundation and asphalt surface. Observation from inspections done by staff and CDD Chairman were documented in Meeting Packages available on the CDD website. CDD Staff Engineer was requested to also conduct his own inspections which he did and was documented in an August 9th email to staff and CDD chair. Staff after review shared with the other CDD supervisors.
- August CDD Operations Manager obtained key Amelia Walk engineering drainage documents from Nassau County and provided to other Staff and CDD chairman. CDD Chairman did a substantial amount of research to understand what some of the issues may be and summary documents for Operations Manager to use working with contractors for possible corrective actions proposal for CDD Supervisor to evaluate.
- September 2024 additional abnormal rains over a 10 day period plus Hurricane Helene adding more water to the already taxed stormwater system.
- During CDD Staff inspections and CDD Supervisor inspections and observation there are 3 areas of Majestic Walk Blvd roads that have damage due to water issues, 1 area behind homes on Champlain from the neighboring wetlands breaching onto haul road/trail and draining onto private lots, and a drainage swale erosion issue on Poplar Breeze causing a wetland to not properly drain and encroaching on private property. On MWB near 85184/85190 a pothole is forming in the grass strip near a Storm Drain (Curb Inlet), which needs inspection and necessary corrective actions taken as approved by the CDD board of supervisors.

All options for consideration are on the table for review, discussion, approved options and how to fund corrective action projects. What follows is a list of the issues, discussion items and recommendations steps/action toward final resolutions.

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

Water Drainage/Underground Water Level on MWB near Village Walk/Village Walk Commercial.

Actions being taken and or investigate for consideration:

- MWB road issues require a Geotech Study required (Sept 17 2024 CDD approved UES Study). This will cover all three areas of concern on MWB. UES study contract needed to be modified to include AEA Village Walk Commercial. Board approved increase in contract amount during the October 15, 2024 CDD meeting. November 4 2024, road markings completed for upcoming core sample drillings.
- Surface water draining from AEA Village Walk Commercial over Village Walk HOA property onto MWB casing road rideability issues and potholes forming.

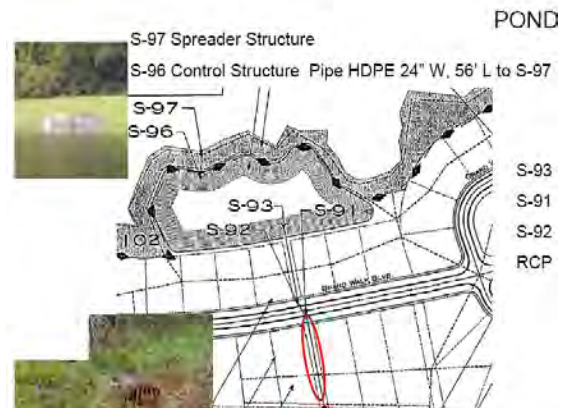
Water Drainage/Underground Water Level on MWB Pond 7 area

MWB has rideability issues, pot holes forming due to surface water drainage and high ground water underneath homes on both sides of the street on MWB. It was observed that the west side home lots have 15-20 feet of standing water draining towards the street and staining sidewalks and curbs. When Pond structure is at normal level as observed in June during very little rain there was no standing or draining/rising water in this area.



Actions being taken and or investigate for consideration

- Pond 7 being above normal levels – Pond Control structure and Control Spreaders need to be cleaned to get pond drainage into wetlands faster
- Pond 7 Control Structure and Control spreader cleaned by CritterPro, completed work inspected by CDD on 9-25-2024. All Phase 1 Ponds control and spreader structures cleaned.
- Storm water drains (Curb inlets) need to be inspected and possibly cleaned.



Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

- Storm water pipe under MWB need to be inspected. This requires pipe to be free of water which it presently is not.
- S-90 Grate Inlet needs to be cleaned and maintained Backyard between 85212/85216 MWB
- Storm Water inlets, Grate Inlet and Stormwater pipe inspection/cleaning proposal from Shenandoah approved at the October 15, 2024 CDD meeting.
- CDD Staff Engineer road/ground water corrective action options:
 - Black Base – rebuild the section of the road using full depth asphalt instead of lime rock for the base. Helps the road not the home lots.
 - Stormwater Pump System – install under drains on both sides of MWB gravity flow to a holding tank, then pumped out to a pond or wetland. Helps both the road and home lots.
 - Depending on which Option CDD Board elects to go with the Road in this area will need to be resurfaced.

UnderDrain Stormwater Pump System



UnderDrain Stormwater Pump System for both Pond 7 and Pond 9 MWB areas.
Estimated cost for this project is \$230K.

Water Drainage/Underground Water Level on MWB Pond 9 area

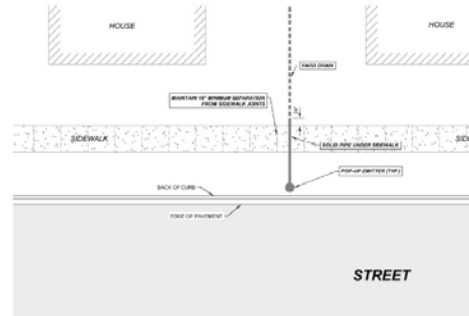
- Pond 9 being above normal levels – Pond Control structure and Control Spreaders need to be cleaned to get pond drainage into wetlands.
- Pond 9 Control Structure and Control spreader cleaned by CritterPro, completed work inspected by CDD on 9-25-2024.
- Storm water drains (Curb inlets) need



Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

to be inspected and possibly cleaned

- Storm water pipes under MWB need to be inspected.
- Storm Water curb inlets and Stormwater pipe inspection/cleaning proposal from Shenandoah approved at the October 15, 2024 CDD meeting.
- East side MWB properties are sloped Backyard to Front have and at the NWL with ongoing standing water. CDD Staff engineer has designed a pop-up emitter drainage solution that will allow a private property drainage solution to go underneath the CDD sidewalk with a solid PVC pipe to a pop up emitter to drain over the curb into the stormwater drainage system.
- CDD Staff Engineer road/ground water corrective action options
 - Black Base – rebuild the section of the road using full depth asphalt instead of lime rock for the base. Helps the road not the home lots.
 - Stormwater Pump System – install under drains on both sides of MWB gravity flow to a holding tank, then pumped out to a pond or wetland. Helps both the road and home lots. Estimated Cost using per linear foot from another CDD (non binding) \$230K. Reference September 2024 CDD agenda Package for details.
 - Depending on which Option CDD Board elects to go with the Road in this area will need to be resurfaced.



Pothole Forming at 85184 / 85190 Majestic Walk Blvd

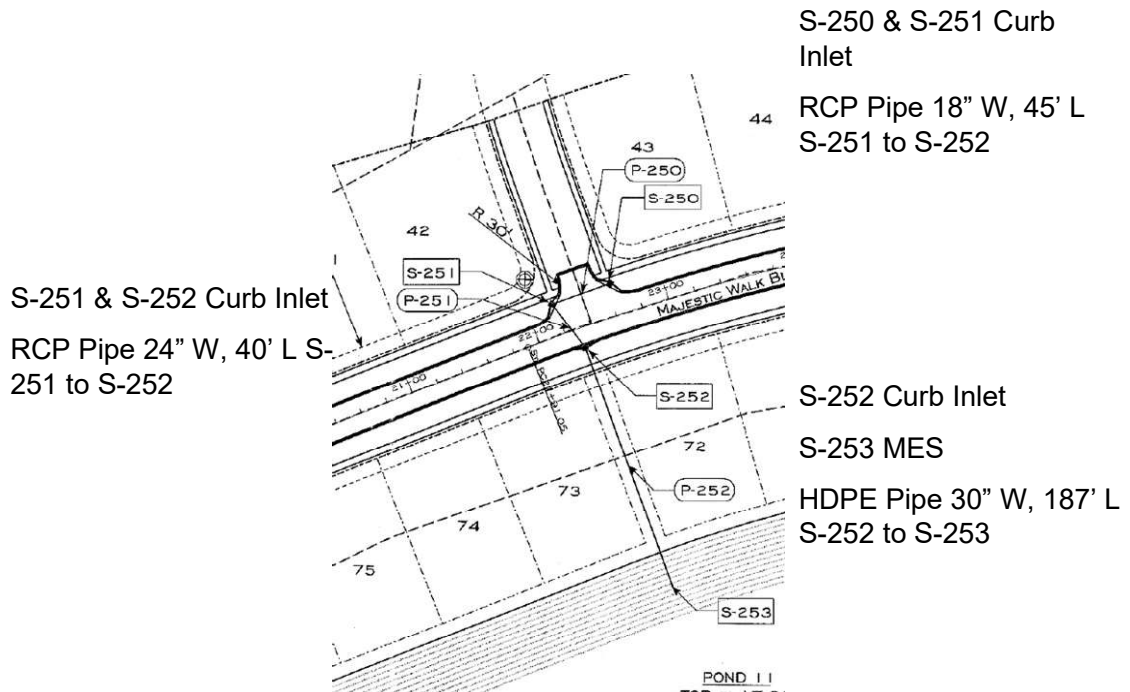
- The pothole needs to be inspected and a determination of the corrective action and cost.
- Inspection of pothole included in board approved proposal from Shenandoah on October 15, 2024.
- Pond 8 area of MWB appears OK from water damage. Road was built 1-2 feet higher than NWL which is different (Higher) than MWB in the area of Pond 7 & 9.



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Majestic Walk Blvd / Fallen Leaf intersection Flooding

- First reported in September from Helene, believed to be a 1 time issue due to heavy rains. Flooding self corrected in about 12 hours. Adding to storm drain inspection/cleaning discussions. Now included in this report.
- Resident on corner of MWB/Fallen Leaf Dr, visited CDD Amenity Center office to report this is happening after every significant rain fall.
- This area added to the Shenandoah inspection/cleaning proposal approved at the October 15th CDD meeting. Clean storm drains and inspect pipes from curb inlets to MES in Pond 11.



- October 31 CDD Staff Engineer and Chairman inspected area. CDD Staff Engineer observation document in his report contain later in this document. More investigating is required and ongoing observation inspection especially after Shenandoah work is completed.

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

Wetland Standing Water Encroaching on Private Property

- Drainage swale has blockage from erosion of slope behind Northfield Ct
- Rental pump to relieve wetland water encroaching on private lots and homes to prevent / limit damage. (Approved on emergency basis)
- Recommendation is to clean out MES to have near 100% of drainage pipe under Poplar Breeze Way. Currently there is 18" to 24" of blockage on MES and about 50% of the pipe is blocked. MES level should be 9.5 elevation per Amelia Walk drainage county plans.
- Obtain design and quote to correct Poplar Breeze Way wetland drainage swale.
- Drainage Swale needs to be re-trenched (deeper to be at or below Wetland area on the both the East side of Poplar Breeze to the middle of 85249 Northfield Ct backyard and on the West side to the wetland buffer area.
- Coastal Greenery provided detail proposal accepted by CDD Chairman on October 21, 2024. Work targeted scheduled date is November 18, 2024. CDD Chairman was granted approval at the September 17th CDD meeting. Coastal Greenery contract approval is on hold pending verification of state license requirements. Briteview second proposal was \$10K higher than Coastal Greenery. Three other contractors have also been onsite to review requirements are have indicated they will be making proposals. Soil excavated from this site to be relocated to form berms on Haul Road Trail where wetland breach occurred.
- Received one report of FRP residents that back up to the wetland area may be extending their property into the wetland by removing trees/shrubs and resulting debris dumped into wetland. It's possible this could be causing damming and disruptions to natural water flow to the drainage swale. Recommendation is for staff to investigate



Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

Champlain Haul Road/Trail Drainage Swale and Neighboring Wetland Breaching

- Rental pump to relieve wetland water that encroached on private lots and home patios to prevent / limit damage. (Approved on emergency basis for 1 month and was removed October 14, 2024)
- Haul Road / Trail has some low spots
- Drainage swale could be deepened and or cleaned out better. Recently it was but looks like more growth and derbies could be restricting water flow. Received proposal from Coastal Greenery on October 18th, will consider at November 2024 CDD meeting. GMS south has equipment and staff that could do this work and we have requested a proposal from them.
- Berms in place are low and could be raised in certain areas.
- Soil from Poplar Breeze Drainage Swale Re-trenching should be relocated here to build up berms and haul road is define as a requirement of the Poplar Breeze drainage swale. The Coastal Greenery proposal (as others) has this included and will be spreading out the relocated soil onto the haul road. CDD Staff engineer recommendation is a 2-3 foot high x 3 foot wide berm be constructed in the low spot of the haul road trail.
- CDD staff has been requested to investigate the use of Sand Bags (free from county) to build up the area along the haul road were the Patriot Ridge owned wetland has overflowing onto the haul road.

Champlain Haul Road/Trail Water coming adjacent Wetland (Amelia Concourse & H



Video Taken 9.11.24



Haul Road / Trail Standing Water from Adjacent Wetla



What can we do to the haul prevent the wetlands from going into residents proper



Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

Pond 6 Pond 10 Outflows

- Inspections of Control Spreaders area for both ponds confirmed prior inspection done by chairman that pounding of water is happening preventing the normal discharge of pond water into wetland.
- Recommended solution is to have maintenance staff with hand tools such as shovels find the high spots in the wetland to shovel out to allow the water to drain to other areas of the wetland where the water will eventually flow to the marsh.
- Pond 6 control structure water flow is working properly,
- Side drain baffle needs repair. Intake pipe appears clear of debris.
- The cleanout is actually under the pipe. You have to go into the water to open it up to clean it out if necessary.



Pothole forming near Storm Drains on Fall River Parkway

- CDD Staff Engineer Inspections of Potholes at 84807, 84946 and 85523 Fall River Parkway found no obvious issues with Storm drain. Possible cause is lime rock compression. Recommendation is to cut open area by storm drains and inspect and take necessary action to address any problems found.

**Amelia Walk Water Drainage & Road Issues Corrective Action Report –
Updated November 12, 2024**

Spending Summary for Projects related to Water Drainage & Road issues

Proposals Approved by CDD: \$48,126.41

Spending Details

Vendor	Description	Amount
CritterPro Inc.	Clean out Pond Control Structures & Spreader Structures	\$ 4,500.00
UES	GeoTech 18 pavement cores and auger boring	\$ 8,000.00
Synergy Equipment	Emergency Pump Rental Champlain wetland Breach	\$ 5,832.49
Synergy Equipment	Emergency Pump Rental Wetland Encroachment FRP	\$ 11,679.33
Gate	Diesel fuel for Synergy Equipment	\$ 771.55
Shenandoah	Inspection Pipes Video, Clean out Storm Drains	\$ 6,005.00
Coastal Greenery	Re-trench Poplar Breeze Way Drainage Swale	\$ 11,338.04

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

October 31, 2024 CDD Staff Engineer (Mike Yuro) Inspection focusing on drainage issues.

October 31, 2029 email report:

Daniel,

I met Jeff on site today to inspect the various items that were raised at the last CDD meeting. Here is a brief summary:

1. Pond 6 outfall – the outfall appeared to be functioning as designed and the water level was at the bottom of the orifice pipe indicating it was at NWL. This pond stages higher than NWL after heavy rains and stays like that for extended period of time. I believe this is because the water level in the wetlands where it is discharging is also elevated during heavy storms, thus hindering the pond draining. The only thing they can really do is keep the outfall structure clean and I also recommended having someone go into the wetlands and with a rake or shovel, (hand effort...no equipment), rake the discharge area some to remove elevated leaves & branches to allow the water to discharge away from the wetland structure.
2. Pond 10 Outfall – virtually the same issue as above. The water was above the orifice, but I believe that is due to high groundwater at the wetland discharge structure so the pond is draining very slowly. Same recommendation as above
3. Haul road low spot – Jeff indicated that they will have fill available after the ditch at Poplar Breeze Way is cleaned. We discussed bringing this fill to the low spot in the haul road and I would recommend using it to construct a berm on the wetland side of the haul road to try and keep the wetland from overtopping the haul road during heavy storms...this will hopefully keep that water from flooding the rear yards of the adjacent homes
4. Potholes along Fall River Pkwy – we reviewed several potholes along Fall River Pkwy...#84807, 84946 & 85523, among others. All of these depressions are adjacent to storm inlets, however I looked in each inlet and didn't see any obvious signs of pipe or structure failure. I suspect these depressions might be due to compaction issues that have shown up over years of cars driving above. My recommendation is to cut out each area and repave and then keep an eye on them to see if the depression comes back. If it does, then further investigation by a contractor would likely be recommended to check for pipe and/or structure damage
5. Flooding at the intersection of Majestic Walk & Fallen Leaf – I've checked the design plans and the water level in the curb inlets should be a little over 2' below the grate...but our inspection showed it was only 6" – 12". We also checked the outfall structure which appeared to be functioning correctly and the water level was very close to the invert of the orifice (within a couple inches of NWL). This issue requires further investigation to check the as-built plans in order to confirm if the structures were installed correctly. I'll follow up after I complete some additional investigation.

Just keeping you in the loop for the record.

Michael J. Yuro, P.E.

President

Yuro & Associates, LLC

(904) 343-0929

myuro@mjyuro.com

145 Hilden Road, Unit 108

Ponte Vedra, FL 32081

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

August 8, 2024 CDD Staff Engineer (Mike Yuro) Inspection focusing on drainage issues.

August 9, 2029 email report:

I was on site for the better part of the day yesterday, primarily focusing on the drainage issues that have recently been raised. Here is a very brief summary of what I found and my thoughts, and I can elaborate further and provide more context at the meeting on the 20th.

- General recommendation.....ALL stormwater inlets, pond outfall structures and “spreader structures” (in the wetlands) should be cleaned on a regular basis
 - All ponds were staged up about 1’ above NWL (which is to be expected with the recent heavy rains), but pond 9 was staged up about 1.5’ because the weir was completely blocked with grass clippings. I removed some of them to help, but this will greatly delay the pond recovery time
- Other than the clogged weir, pond 7, 8 & 9 appeared to be generally functioning as designed. They were all staged up about a foot, but water was discharging through the orifice and into the structure and ultimately into the wetlands
- There DOES appear to be groundwater issues near the inlets leading to pond 7 & pond 9. There is evidence of limerock base seeping up through the asphalt and in several areas the road is already soft and cracking. In my experience, this is what happens to a road when the limerock base is saturated due to high groundwater levels.
- The Normal Water Level (NWL) of all 3 ponds is 17...and while the low point of the road adjacent to pond 8 is around elev. 21, the low point in front of pond 7 & 9 is only around elev. 19. With 1.5” of asphalt and 8” of limerock, that puts the bottom of the road base very close to the NWL. (The NWL is typically set close to the groundwater level). This would explain why the road in front of pond 8 isn’t having the same issues as in front of pond 7 & 9.
- Review of the geotechnical report shows groundwater levels before development were around elev. 18 on the east side of the road and decreased with the general slope of the ground to around elev 15 closer to the wetlands...so my estimation would be that the groundwater near the road is around elev. 17.5...but the estimated seasonal high ground water could be higher than this
- Houses on the east side of Majestic Walk Blvd. appeared to have the bigger issues with standing water. I think there could be a couple reasons for this
 - 1) these lots were designed for the stormwater runoff to go from the back of the lot all the way to the front. However, when homes are built, they typically have a finished floor elevation a foot higher than the lot elevation, which will create a high point around the middle of the lot and could account for water holding in the back yards
 - These lots are where the geotech showed the highest groundwater elevations (+/- 18), which is only about a foot below design grade for some of these lots
- I didn’t see any evidence of runoff from Amelia Concourse contributing to these flooding issues
 - I witnessed the outflow along the haul road, but this is connecting the wetland in Amelia Concourse to the wetland in Amelia Walk. That water runs through the wetland that crosses Majestic Walk Blvd. just north of Cherry Creek Drive. I don’t believe any of this water from Amelia Concourse is getting into any of the Amelia Walk ponds (all the water getting into the Amelia Walk Ponds are through the roadway inlets & pipes)
- What can be done about the road/groundwater issue?
 - Underdrain is typically the solution...however, our pond NWL is too high for traditional underdrain to work (the underdrain would need to be installed below the NWL...which doesn’t work for gravity flow). We could install a stormwater pump system that could receive the flow from underdrain and then pump the water into the ponds (or

Amelia Walk Water Drainage & Road Issues Corrective Action Report – Updated November 12, 2024

- wetlands). I believe this would resolve the road issue as well as the standing water issue in some of the yards
- Another option could be to install “black base”. Basically re-build the section of road and use full depth asphalt instead of limerock for the base course (but this wouldn’t help the standing water in the yards).
- I also don’t believe the water from the yards is due to a JEA water main...these water mains are constantly under pressure and if one was cracked the result would be a large hole in the ground, which I didn’t see any evidence of
- It’s possible that individual lot irrigation systems could be contributing to the yard saturation.
- I did inspect 84807 Fall River Parkway and saw the water encroaching into the yard from the wetland. This wetland has a pop-off that to the north that goes under Poplar Breeze Way and over time the water should recede. The only thing I can think of here that might help would be to install an inlet near this backyard, in CDD property and out of the wetland limits that could collect water when it gets to a certain height and discharge it into the roadway stormwater system. We would have to coordinate with the SJRWMD on this to make sure it is a viable option.
- I did see the erosion behind the inlet at 85190 Majestic Walk Blvd. There is also cracking of the gutter apron on both sides, all of which suggest there is an issue with the inlet (likely where the pipes come in) that is causing erosion. I did see an underdrain stub on one side of the inlet and this is often times the issue. I would recommend a contractor do an exploratory dig to uncover the cause & make repairs as needed.

Michael J. Yuro, P.E.

President

Yuro & Associates, LLC

Amelia Walk CDD Water Drainage Road Issues Corrective Action
Proposals for Board Consideration
November 19, 2024

Clean Out Culvert on Poplar Breeze Way

BrightView	Clean out culvert on both sides of Poplar Breeze Way. Cut out sod and remove dirt around culvert. Create swale on east side of the road to help flow towards culvert. Create swale towards woodline on west side of road. Remove debris from site.	\$	21,880.80
	Bahia sod on left side of Poplar Breeze (1,200 sq. ft.)	\$	1,735.20
	Bahia sod on right side of Poplar Breeze (3,200 sq. ft.)	\$	4,627.20
	Total	\$	28,243.20

The Greenery	Clean out and reset positive flow on both sides of Poplar Breeze Way. Transfer dirt to haul road.	\$	4,008.23
	Install Bahia sod to stabilize the newly graded area	\$	7,349.43
	Total	\$	11,357.66

Verdego Landscape	Use skid steer to re-trench drainage swales on both sides of Poplar Breeze Way. Clear MES on both sides. Transfer dirt to haul road to create a berm.	\$	10,200.00
	Install six pallets of bahia sod on newly graded area	\$	3,300.00
	Total	\$	13,500.00

Coastal Greenery	Grade both sides of Poplar Breeze Way to allow water to flow through culvert and create positive drainage. Transfer dirt to haul road. Spread rye seed in newly graded area.	\$	11,338.04
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Proposal for Extra Work at Amelia Walk CDD

Property Name	Amelia Walk CDD	Contact	Kelly Mullins
Property Address	85287 Majestic Walk Run Fernandina Beach, FL 32034	To	Amelia Walk CDD
		Billing Address	5385 N Nob Hill Road Sunrise, FL 33351-4761

Project Name Amelia Walk: Clean out Culvert Poplar Breeze Way (Revised)

Project Description Landscape Enhancements

Scope of Work

Please Note:

Water still may pool in areas during heavy storms due to wood line being higher than culvert.

QTY	UoM/Size	Material/Description	Total
Clean out Culvert Poplar Breeze Way:			\$21,880.80
1.00	LUMP SUM	Clean Out Culvert on both sides of Poplar Breeze Way. Cut out sod and Remove dirt around culvert. Create swale on east side of the road to help flow towards culvert. Create swale towards Woodline on west side of road. Remove debris from site.	
Optional Additonal Sod Left Side of Poplar Breeze:			\$1,735.20
1,200.00	SQUARE FEET	Bahia Sod - Installed	
Optional Additonal Sod Right Side of Poplar Breeze:			\$4,627.20
3,200.00	SQUARE FEET	Bahia Sod - Installed	

For internal use only

SO# 8525875
JOB# 346108420
Service Line 130

Total Price \$28,243.20

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
11530 Davis Creek Court, Jacksonville, FL 32256 ph. (904) 292-0716 fax (904) 292-1014

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales or General Excise Tax (GET), where applicable.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
8. **Subcontractors:** Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
9. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
10. **Access to Jobsite:** Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
11. **Payment Terms:** Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
12. **Termination:** This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demolishing.
13. **Assignment:** The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
14. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

15. **Cancellation:** Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

16. **Tree & Stump Removal:** Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to: concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
17. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboricultural) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

Property Manager

Signature

Title

Kelly Mullins

October 07, 2024

Printed Name

Date

BrightView Landscape Services, Inc. "Contractor"

Enhancement Manager

Signature

Title

James Chadwick Knight

October 07, 2024

Printed Name

Date

Job #:

346108420

SO #:

8525875

Proposed Price:

\$28,243.20

Work Order Proposal



Proposal Date: 11/13/2024
Proposal Work Order #: 73063
Prepared By: ROY GRANTHAM

Property Name: Amelia Walk CDD
Address: 85287 Majestic Walk Blvd, Fernandina Beach, FL 32034
Client Contact: Kelly Mullins ameliawalkmanager@gmsnf.com
Client Phone #: 904-225-3147

Drainage Improvements NOV24

Project Description:

Clean out and reset positive flow within the defined area on client provided scope of work. Goal of project is to clear out silt deposits and re-trench drainage swales to scope.

On West side of street A center point of the new swale will be based on the lowest points of where water is coming from and the current lowest point. We will create a 10' wide swale with the center of pipe under road being the deepest and tapering up from there to ensure that the grade is tapered so that it won't be too aggressive but allows flow.

On East side Drain will be cleaned out and we will dig a swale 20' into the natural buffer. Because we cannot guarantee that there is a low point low enough for this to drain we cannot guarantee that this will completely solve the problem. However once more information has been gathered we can make field adjustments based on grade heights and make recommendations and a change order to facilitate a solution if 20' as prescribed by RFP doesn't solve the problem.

Bahia Sod will be installed to stabilize the newly graded swale, initial watering is included.

-Client provided scope of work, there is no way for The Greenery, inc. to guarantee that this work will permanently solve drainage problems like those that were apparent earlier this year.

-All Excess soil to be disposed of onsite at client specified location.

DESCRIPTION	QTY	SIZE	UNIT PRICE	EXT PRICE	TOTAL PRICE
Site Prep, Debris Disposal, Amendments, Equipment & Clean-Up					\$4,008.23
Site Prep	1.00	LS	\$2,943.40	\$2,943.40	
Disposal/Refuse	1.00	LS	\$1,064.83	\$1,064.83	

Sod					\$7,349.43
Bahia Sodding	5,500.00	SF	\$1.34	\$7,349.43	
Total for Work Order #73063					\$11,357.66



Clean up MES, re-trench drainage swales, Take out high spots to allow and increase water flow to wetlands

TERMS & CONDITIONS

1. Deposit. A 30% Deposit is required prior to commencement of work.
2. Proposal Pricing. This bid is valid for 30 days from proposal date unless otherwise approved by the Greenery, Inc.
3. Plant Guarantee. The Greenery, Inc. guarantees all plantings we supply and install for one year that are covered under an automated irrigation system and maintained under a continuous maintenance agreement by the Greenery, Inc.. This guarantee does not apply to plants that are lost due to abuse, vandalism, animals, fire, lightning, hail, vehicular damage, freeze, neglect, nor Acts of God.
4. Exclusions. Transplanted materials, annuals and flowers, plants in pots and planters, and all types of Sod are EXCLUDED from the Plant Guarantee.
5. Deer. Damage to or loss of plants due to deer is not covered by any guarantee, expressed or implied. The Greenery, Inc. makes every effort to use deer resistant material; however, due to the increase in their population and their changing habits, the Greenery, Inc. is not responsible for any resultant damage.
6. Tree Work. Stumps from tree removal will be cut to within approximately twelve inches above ground level. Stump grinding or removal is not included unless otherwise specified in this proposal. Wood will be left on the premises where lowered and dropped and will be cut into firewood length (approximately 16 to 24 inches lengthwise) unless specified otherwise in this proposal. Splitting, moving or hauling of wood or wood chips will be performed only if specifically stated in this proposal.
7. Utility Locates. The Greenery Inc. will call in the utility locates before starting the job. It is the responsibility of the Client/Owner to call in any private utilities that are outside normal location utilities. The Greenery Inc. is not responsible for damage to underground irrigation lines, wiring, pipes, utilities, invisible fencing, or lighting systems whose locations are not properly marked.
8. Irrigation Pricing. The existing automated irrigation system is checked at new landscaping areas, adjusted for proper coverage and broken heads and nozzles are replaced as needed. Irrigation adjustments, repairs and additions are billed on a Labor and Materials basis. Labor Rate is \$ 75 / hour. Any irrigation prices included in this bid are an estimation only.
9. New Construction Irrigation Installation. Sleeves under roads and sidewalks must be accurately marked and no deeper than 4 feet below surface grade. A water source must be provided by Client/Owner/Developer prior to commencement of irrigation installation. Any temporary irrigation pipe that needs to be installed to access water source, will be billed in addition. The connection of the backflow device to the water meter is the responsibility of the Client/Owner.
10. Drainage. Any drainage installation is meant to improve conditions, but does not guarantee a complete elimination of issues. Standing water, puddling, saturated soils and washouts may still occur. Additional work may be needed after initial work is completed. Standing water for up to 48 hours after a significant rainfall is typical for the Lowcountry.
11. Access to Jobsite. Client/Owner is to provide all utilities to perform the work. Client/Owner will furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the owner makes the site available for the performance of the work.
12. Invoicing. Client/Owner will make payment to Contractor within fifteen (15) days upon receipt of invoice. In the event that the completion of work requires more than thirty (30) days, a progress bill will be presented by month end and will be paid within fifteen (15) days upon receipt of invoice.
13. Disclaimer. This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time the proposal was prepared. The price quoted in this proposal for the work described is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering and/or certified landscape architectural design services are not included in this agreement and are not provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Owner. If the Client/Owner must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Client/Owner directly to the designer involved.

14. Promotional Clause. The client hereby assigns the Contractor the irrevocable and unrestricted right to use and publish photographs of the work performed for editorial, trade, advertising, educational and any other purpose in any manner and medium; to alter the same without restriction; and to copyright the same without restriction. The Client releases all claim to profits that may arise from use of images.

15. Payment. All unpaid balances over 30 days from date of invoice will be subject to the maximum finance charge allowable by law. The Greenery will be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Client/Owner. Interest at a per annum rate of 1.5% per month (18% per year) or the highest rate permitted by law, may be charged on unpaid balance 30 days after billing. Failure to make payment when due for completed work may result in a mechanic's lien on the title of your property. Credit card payments are subject to a 3% processing fee.

Property Name: Amelia Walk CDD
Address: 85287 Majestic Walk Blvd, Fernandina Beach, FL 32034
Client Contact: Kelly Mullins ameliawalkmanager@gmsnf.com
Client Phone #: 904-225-3147

Proposal Date: 11/13/2024
Proposal Work Order #: 73063
Prepared By: ROY GRANTHAM

Total: \$11,357.66

By ROY GRANTHAM
Date ROY GRANTHAM
11/13/2024
The Greenery, Inc.

By _____
Date _____



PROPOSAL

Mailing Address

GMS
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Job Address

Amelia Walk CDD
475 West Town Place
St Augustine , FL 32092

Date: November 08, 2024

Phone: Fernandina Beach

Opportunity#: 19076

Job Summary:**Poplar Breeze Way/Northfield Ct Grading Project**

We propose to bring a skid steer on site to re-trench the drainage swales behind 85257 and 85249 Northfield Ct, take out the high spots to allow and increase the water flow to the wetlands.

The soil will be moved to the area near/behind 85251 Champlain Dr in order to create a 3' high berm along the wood line between the rock area and palmetto clump in the picture below. (Gate code is 2198)

Across the street from the grading project, we will also clear a 15-20' long path, the width of the skid steer, into the wood line to fix the grade so the water can flow into the wood line.

MES on both sides will be cleared at the entrances

Pricing to install and power roll 6 pallets of Bahia where we grade is shown as an optional price of \$3,300 that can be added to the project if wanting.

Equipment set up for this project will be left on site and removed the day we finish the project.





Bahia Installation

Quantity	Description	Unit	Unit Price	Ext Price
1.00	Bahia - 6 Pallets Installed	Flat	\$3,300.00	\$3,300.00
Bahia Installation Total				\$3,300.00

Landscape Enhancement

Quantity	Description	Unit	Unit Price	Ext Price
120.00	Labor /Skid Steer	Hr	\$85.00	\$10,200.00
Landscape Enhancement Total				\$10,200.00

Proposal Total: \$13,500.00

Note: This proposal includes all labor and material necessary to complete the job.

Payment due 30 days after receipt of invoice.

All material is guaranteed for one year as long as proper maintenance and landscape practices are being performed. All work to be completed in a workman-like manner according to standard practices. Any changes or additional work from the above specifications involving extra cost will be executed only upon written orders, and will become an extra charge over and above the estimates. Any verbal authorizations given by the customer will be treated the same as a written order even if authorization is not written.

Verdego employees are fully covered by workman's compensation insurance.



PROPOSAL

ACCEPTANCE OF PROPOSAL

I/WE have reviewed your proposal and hereby indicate our acceptance of the same, as per the scope, specifications and amounts mentioned in the proposal form. I/We agree to the proposed terms of payment and will release the funds as per agreed herein.

By _____
Bryan Wackes
Date 11/8/2024

VerdeGo

By _____
Date _____
GMS



Client Agreement

Enhancement Services

Prepared for: Amelia Walk CDD

Prepared by: Don Locklin

Date: October 17, 2024

Opportunity No.: 33232





October 17, 2024

Opportunity No. -
33232

Amelia Walk CDD

Relationships.....The Roots of our Business.

Thank you for your interest in Coastal Greenery, Inc. Over the past 30 years, we have been privileged to be a part of many clients' mission to fulfill their individual landscape needs. With this being said, I want you to feel confident in your decision to allow our team to serve you in this venture. The Coastal Greenery Team possesses the education, training, and hands-on experience to manage your landscape with each service we offer. Our team strongly believes that communicating with the client and educating the client are the keys to a great working relationship. We want you to feel confident that our team's number 1 goal is to provide you with the finest landscape services possible while working in the safest manner possible. We are looking forward to building a lasting relationship with you as well as meeting all of your landscape needs.

-Jeffrey Johns

ENHANCEMENT PROPOSAL

Poplar Breeze Way Drainage

Scope of work:

Located on Poplar Breeze Way beside the residence # 85148 drainage work will take place.

As shown on attached picture the starting point is just in front of the pine tree saplings and will run west towards the road and continue on the other side.

On the east side of Poplar Breeze the grade will be set, removing dirt and underbrush allowing water to flow towards existing culvert. The entrance of the culvert will be cleaned of dirt and debris. The dirt that is removed to create positive drainage will be moved to the hull road and graded in an area already determined by the HOA.

A Rye seed will be used to establish winter growth and retain soil.

Located on the west side of Poplar Breeze the existing culvert will be cleaned of vegetation and debris for positive drainage. The existing " hump " will be graded and dirt removed to allow water to exist and drain into wooded area.

WORK ORDER SUMMARY

AREA/SERVICES	TOTAL PRICE
Poplar Breeze Way Drainage	
Sitework	\$11,338.04
Poplar Breeze Way Drainage	\$11,338.04
Optional Services	
	Optional Services \$0.00
<hr/>	
	Grand Total: \$11,338.04

ITEM	QUANTITY	UNITS
Excavator 8,000 lb - Day	2	Day
Skid Steer Loader 1750 lb - Day	2	Day
Annual Ryegrass Seed 50 lb.	1	EA
Transit Level Rental		

Agreement Terms and Conditions

Underground Mark-Out: A utility locating service will be notified prior to any installation project for marking underground utilities (gas, electric, phone, tv, water, internet). Every effort will be made to avoid damaging underground utilities. Despite Coastal Greenery's best efforts, a utility service may be disrupted. Coastal Greenery, Inc. will not be responsible for damage to utility lines if they are not located where they are marked. Coastal Greenery, Inc. will not be held responsible for damage to any private utility, cable, wire, etc. if not properly marked. Non-public utility lines may be marked by the contractor who installed them. Fees to repair any damage will be the responsibility of the client.

Concealed Conditions: This Agreement is based solely on the observations Coastal Greenery, Inc. could make with the property in its current condition at the time this Agreement was proposed. If additional concealed conditions are discovered once the work has commenced which were not visible at the time the proposal was presented, Coastal Greenery and the Client will execute a Change Order for any additional work needed.

Change Order: All jobs are completed as specified in the proposal. Any additional work or changes made by the Client will be drafted on a Change Order and contain costs to fulfill these changes.

Field Adjustments: Coastal Greenery, Inc. reserves the right to make necessary field adjustments without notice due to drainage issues, obstructions or obstacles that might cause potential problems or the availability of specific plant material.

Right to Authorize Job: The Client warrants that he/she has the full legal right to authorize Coastal Greenery, Inc. to perform the job at the location described on the proposal.

Revisions: This proposal is subject to revisions if not accepted within thirty (30) days.

Licenses and Permits: Coastal Greenery will maintain the following licenses as required by law:

- Soil and Water License
- Ornamental and Turf Pest Control License
- CPR and First Aid Certification from the American Red Cross

Coastal Greenery, Inc. will comply with all other licenses and permits required by county, state, and federal governments where the scope of work dictates.

Insurances: Coastal Greenery, Inc. will maintain \$2,000,000 General Liability Insurance and Full Worker's Compensation and will require any sub-contractors to do the same. Insurance certificates will be provided upon request.

Liability: Coastal Greenery, Inc. is not liable for any damage that is not caused by their negligence, its agents or employees, including but not limited to: death or decline of plant material due to improper plant selection, placement, planting and maintenance before the time of this contract; damage due to improper irrigation components existing at the time of the contract execution; exposed cable/wires or sprinkler components/lines normally found below the surface of the lawn; flooding, storm or wind damage; disease or damage to turf or plant material caused by excessive irrigation or lack of water due to inoperative components previously reported to the Client, irrigation restrictions imposed by local government agencies, or lack of coverage due to previous placement of system; damage caused by any item hidden in landscape not clearly marked; damage due to vandalism.

Guarantees: Coastal Greenery, Inc. will provide guarantees for plant material up to three (3) months of installation. The plant material guaranteed are trees, shrubs, and vines unless otherwise indicated by Coastal Greenery, Inc. Plant replacements will be made with plants of the original size, quality, and number at no cost to the client. Coastal Greenery, Inc. reserves the right to change a specified plant due to availability. No guarantee will be given for bulbs, roses, annuals, perennials, grasses (seed & sod), bedding plants, plants specified but living outside their growing climate zone/region, or transplanted plant material. Guarantees will not be given for dead plant material due to chemicals, animals, vandalism, fire, inadequate drainage, storms, hail, drought, too much/not enough water, insects, freeze, or any acts of God.

ENHANCEMENT PRICING AND SIGNATURES:

Payment Plan: 50% deposit due at time of acceptance of this Client Agreement. The remaining 50% will be due upon the completion of the project.

Grand Total: \$11,338.04

Coastal Greenery, Inc.

By



Don Locklin

Date 10/17/2024

Amelia Walk CDD

By

Date

NINTH ORDER OF BUSINESS

85287 Majestic Walk Blvd – Amenity Center Area

1 JEA Water / Sewer Services

Meter Reading
(5/17/24) after
Backflow pipe
was broken



77677281

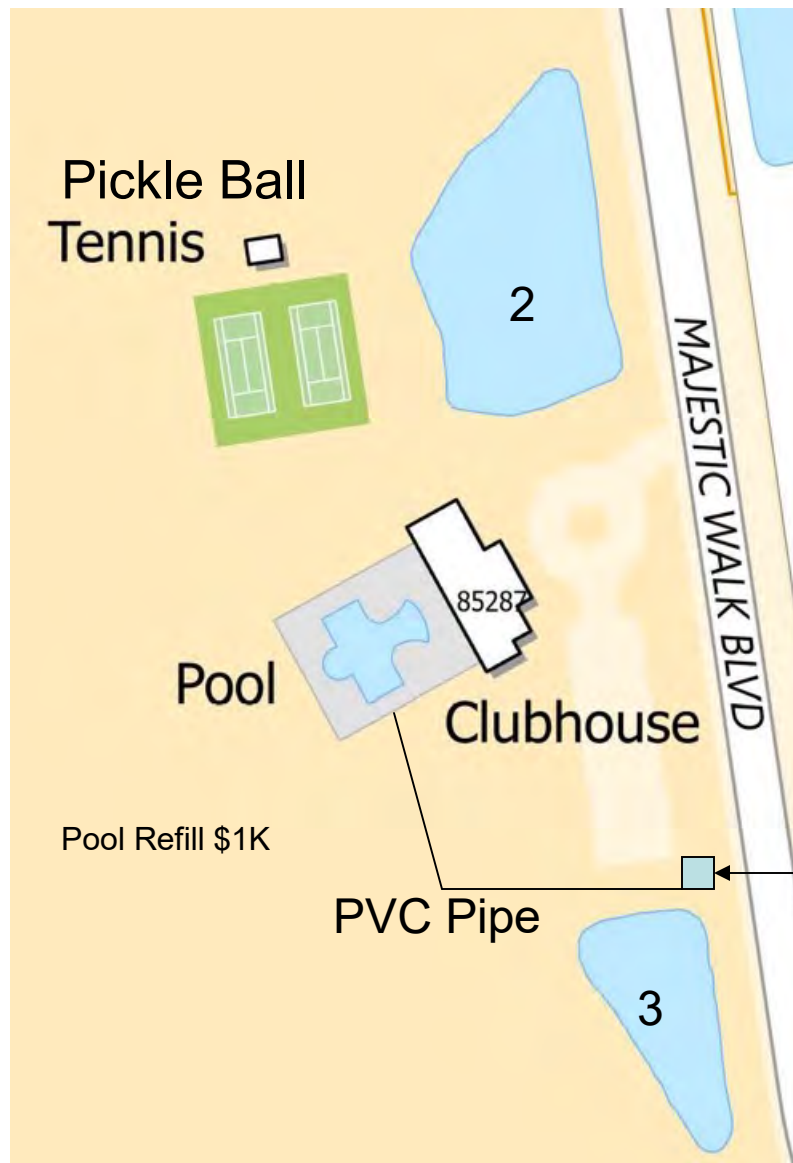
Amenity Center

By Pond # 3

- Zero Use
- Billed monthly @ \$18.90
- Verified Not Connected to anything
- **Decide to convert to Pool service use & Save \$3K to \$5K annually**
- Or Disconnect and Remove use elsewhere such as P5 JEA lift station

WATER SERVICE					
Billing Rate: Commercial Water Service					
Service Address: 85287 MAJESTIC WALK BLVD					
Service Period: 11/29/22 - 12/29/22 Reading Date: 12/29/2022					
Service Point: Commercial - Water					
Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
77677281	30	0	Regular	3/4	0 GAL
Basic Monthly Charge				\$	18.90
TOTAL CURRENT WATER CHARGES				\$	18.90

WATER SERVICE					
Billing Rate: Commercial Water Service					
Service Address: 85287 MAJESTIC WALK BLVD					
Service Period: 03/26/24 - 04/24/24 Reading Date: 04/24/24					
Service Point: Commercial - Water					
Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
77677281	29	0	Regular	3/4	0 GAL
Basic Monthly Charge				\$	18.90
Total Current Water Charges				\$	18.90



Utilize JEA Meter number 77677281

WATER SERVICE

Billing Rate: Commercial Water Service

Service Address: 85287 MAJESTIC WALK BLVD

Service Period: 04/24/24 - 05/27/24

Reading Date: 05/27/24

Service Point: Commercial - Water

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
77677281	33	5	Regular	3/4	5000 GAL

Basic Monthly Charge

\$

18.90

Water Consumption Charge

9.30

Total Current Water Charges

\$



Find end point by lift station & extend to Pool equipment area.

Connect service for pool use.

Disconnect Pool Water from Amenity Center Water/Sewer Meter & Save \$\$\$.

Annual Savings \$3K to \$5K in JEA water/SEWER billing

Proposal for Extra Work at Amelia Walk CDD

Property Name	Amelia Walk CDD	Contact	Kelly Mullins
Property Address	85287 Majestic Walk Run Fernandina Beach, FL 32034	To	Amelia Walk CDD
		Billing Address	5385 N Nob Hill Road Sunrise, FL 33351-4761
Project Name	Amelia Walk CDD		
Project Description	Tie into exiting water meter and run line to pool area		

Scope of Work

QTY	UoM/Size	Material/Description
340.00	FEET	1" CL200 PVC pipe
1.00	DAY	Walk Behind Trencher - Daily Equipment Rate
1.00	LUMP SUM	Miscellaneous such as Fittings, glue, primer etc.
16.00	HOUR	2 Man crew, Area with heavy roots

For internal use only

SO# 8543468
JOB# 346108420
Service Line 130

Total Price \$2,311.33

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President
11530 Davis Creek Court, Jacksonville, FL 32256 ph. (904) 292-0716 fax (904) 292-1014

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales or General Excise Tax (GET), where applicable.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall not be liable for any damage that occurs from Acts of God defined as extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.
7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.
8. **Subcontractors:** Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
9. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
10. **Access to Jobsite:** Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.
11. **Payment Terms:** Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.
12. **Termination:** This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demolishing.
13. **Assignment:** The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
14. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

15. **Cancellation:** Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of \$150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

16. **Tree & Stump Removal:** Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to: concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.
17. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboriculture) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

Property Manager

Signature	Title
Kelly Mullins	October 29, 2024
Printed Name	Date

BrightView Landscape Services, Inc. "Contractor"

Irrigation Manager

Signature	Title
Gonzalo M. Castellón	October 29, 2024
Printed Name	Date

Job #: 346108420

SO #: 8543468 **Proposed Price:** \$2,311.33

TENTH ORDER OF BUSINESS

Roundabout Landscape / Irrigation Damage Discussion

ISSUE: Residents still parking on curb/grass damaging landscape, many zones and sprinkler head are broken. School Bus stop location is now off the roundabout but still close in proximity. Residents ignoring no documented parking areas, HOA , NCSO enforcement lacking.

Staff/CDD Inspection by zones completed. Briteview fixed some, awaiting status on others.

Possible Solutions

- Roundabout Paint curbing Red / Stencil No Parking – Project can be done by CDD maintenance staff. Paint both inner and outer curbs red with white or yellow stencil No Parking Not Standing. Also paint 60 ft on MWB North & South, Champlain and Berryessa per parking resolution diagram.

Section 3B.18 Curb Markings for Parking Regulations

Guidance:

- 01 *Except as provided in Paragraph 4 of this Section, since yellow and white curb marking for curb delineation and visibility, parking regulations should be established through the in signs (see Sections 2B.53 and 2B.54).*
 - 02 *Where curbs are marked to convey parking regulations in areas where curb markings are by snow and ice accumulation, signs should be used with the curb markings except as provided in this Section.*
 - 03 *Except as provided in Paragraph 4 of this Section, when curb markings are used without*
- Signage similar to bus stop area but for entire roundabout. Also Golf Cart parking on grass hilly area may be contributing to the issue.
 - Roundabouts Landscaping – Discussed earlier in the year, boulders and or Mushy grass shrubs
 - Rework selected area to remove grasses, move irrigation from curb edge to high risers, make area all mulch, no grasses. Note: school age children uses area as playground in afternoon for 10-5 minutes after bus drop off.

