Rívers Edge II Community Development Districts

November 13, 2024



Rivers Edge II Community Development District

475 West Town Place, Suite 114 St. Augustine, Florida 32092 www.RiversEdge2CDD.com

November 6, 2024

Board of Supervisors Rivers Edge II Community Development District

Dear Board Members:

The Rivers Edge II Community Development District Board of Supervisors Meeting is scheduled to be held on Wednesday, November 13, 2024 at 9:00 a.m. at the RiverHouse, 156 Landing Street, St. Johns, Florida 32259.

Following is the <u>revised</u> agenda for the meeting:

- I. Call to Order
- II. Public Comment
- III. Staff Reports
 - A. Landscape Maintenance Report
 - B. District Engineer
 - C. District Counsel
 - D. District Manager
 - E. General Manager Monthly Operations and Pond Reports
- IV. Approval of Consent Agenda
 - A. Minutes of the September 18, 2024 Regular Board Meeting and Special Joint Meeting
 - B. Financial Statements as of September 30, 2024
 - C. Check Registers
 - 1. August
 - 2. September
- V. Consideration of Resolution 2025-01, Resetting the Public Hearing to Adopt Rates, Fees and Charges to November 13, 2024

- VI. Public Hearing for the Purpose of Adopting Rates, Fees and Charges; Consideration of Resolution 2025-02
- VII. Consideration of Resolution 2025-03, Amending the Fiscal Year 2024 Budget
- VIII. Ratification of Cost Share Request for Holiday Lighting
 - IX. Consideration of Cost Share Request for Exterior Painting
 - X. Consideration of Cost Share Request for Resurfacing of the RiverTown Pool
 - XI. Supervisor Requests
- XII. Audience Comments
- XIII. Next Scheduled Meetings Landowner's Election on November 22, 2024 at 9:00 a.m. and Regular Board Meeting on December 18, 2024 at 9:00 a.m. at the RiverHouse
- XIV. Adjournment



A.



Rivers Edge CDD – I, II, and III

Landscape Update for November 2024

General Maintenance

- Our maintenance team has mowed all common grounds throughout community and have been cleaning up shrub beds.
- We are gearing up for the offseason. Teams will start grass cutbacks in November.
- We have Detailed and Cleaned up the Riverhouse and Riverclub.
- o Riverwalk Park is being mowed once a month per contract.
- We have completed Renderings for the front entrance of Main Street, Roundabouts on SR 13, and The River House.
- Team is spraying for weeds throughout the community and trimming shrubs.
- o Team has been spraying all mulch beds for clean appearance.
- Teams have removed numerous trees and limbs that have fallen at no charge. Larger trees will be proposed for removal by the arbor team.
- Detail Team has been removing Moss from trees. We will get more of this completed during the nongrowing season.
- Mattamy, Vesta, and Yellowstone are doing monthly drives throughout the community to check on status of concerned areas and the overall appearance of the community.
- We have Completed Mulch throughout the community. Back Ponds that have never had pine straw will not be completed.
- Annual flowers were installed along with fresh and rich soil. We raised the beds for a better show. The next rotation will be in December.
 - The low beds have caused the flowers in the past to decline prematurely and not show off as intended.
 - This is caused by the flowers staying too saturated which causes the roots to rot.
- Proper mowing heights for each type of turf will be achieved throughout the winter and early spring months.
 - Because of this you will see scalping occasionally until the proper height is achieved.

 Ex. If you want to maintain a height of 4in you need to drop the level of the existing canopy of the turf to between 3.5-3.75 so that the new green growth is what is showing after each mowing occurrence moving forward.

• Irrigation

- Techs have been running through system and making repairs as we go.
- All clocks are being set to run Three times a week. We will adjust according to drought
- Lead tech is working with IQ system to help system run more efficiently.
- We are setting five-day rain delays when we have rain
- Other options are being looked at to make the system more efficient and save on the annual water cost.
 - Items being looked at:
 - Eliminating bubblers on established trees that do not need them anymore
 - Making sure all rain sensors are operational
 - Adding rain sensors to battery operated valves
 - Each area will be different depending on layout and justification of cost.
 - Some will be looked at to be added to a clock with wiring.
 - Others will be looked at for rain sensor installation and hidden by plant material if required.
- Full Irrigation inspection report will be sent over once we have run through entire system.
- We are running system 3 to 5 days a week during the drought we are in. Irrigation is supplemental to the amount of rainfall we get. Turf will recover and look much better once we receive rain.

Fert/Chem

- Our techs will be fertilizing the entire property this month with Granular. This will help the root system as the turf starts into dormancy.
- We will treat turf weeds throughout the community.
 - Seasonal weeds such as chamber bitter is popping up in a lot of areas already.
- The turf is starting to go dormant and growing very slowly.
- Lead tech is Treating roses with bone meal and liquid fertilizer.

Arbor

- We will continue to lift low hanging trees throughout community each week for line of site issues, safety issues, aesthetics, and improved tree health with balanced weight distribution from the branches.
- o We will Start the Sabal Palm Tree trimming at the end of November.





Date of report: 11/13/2024 Submitted by: Richard Losco & Kevin McKendree

RECDD I

Asphalt Trail around and along Waterfront Dr:

It was brought to our attention that the walking trail near the intersection of Waterfront Dr and Orange Branch Trail needed some attention. We are looking into removing the asphalt, cutting away the tree roots and asphalting the affected area. We will be working diligently to get quotes for comparison and budgetary purposes for November's meeting.

Waterslide:

We are in the process of gathering proposals for slide resurfacing of our waterslide at the RiverHouse. This will need to be performed this offseason.

Waterslide Tower Frame Issues:

While inspecting the slide tower staircase we discovered that some of the platform's support beams had excessive rust. We brought in a structural engineer who was recommended by our district engineer to inspect the tower. The slide is closed now due to it being off season and he suggested we address the issue before next season. There will need to be multiple weld repairs made near the top of the platform to sure everything up and the beams will need to be painted to protect them going forward on a recommended annual basis. The engineer described this as a small job, although somewhat costly, and he has a recommendation on a welding company to use (Skyline Construction) where he will meet with them on site during the repair to instruct accordingly. We have obtained their quote and are working on others for comparison.

Waterslide Tower Bolt Replacement:

The carriage bolts that attach the boards on the outside of the frame of the waterslide tower have rusted to the point where the heads have deteriorated. The lumber is still whole and in good shape, so we are simply looking to replace the bolts with 3/16s stainless steel versions for longevity. We are gathering quotes and will present this off season.

RiverHouse Pool:

The expansion joint in the family pool has developed a crack. Epic Pools came out to putty over it to ensure no water is being lost. We will continue to keep an eye on this crack and have backup putty on hand. The pavers are having issues in multiple areas as well due to the palm trees' growth uplifting

them. We are currently gathering quotes for pool resurfacing as the finish is original to the pool's inception and well past its life expectancy. We will be presenting these in Novembers meeting.

RiverHouse Pool Furniture:

Last off season we replaced the lounge chairs around the family pool at the RiverHouse and relocated any of the salvageable chairs to the lap pool side. This off-season we will need to order matching chairs for the lap pool side as the old ones are original to the property and have many broken welds and broken slings. We are preparing this quote from the same manufacturer as the others and will present it when available.

Waterfall Grates:

The grates that ripple the water on the Main Street waterfall entrance are rusted and broken. We need to have all of these replaced and are pricing out options. The new grates will be made of aluminum instead of steel.

Tennis Court Lights:

Most of the lights stopped working on our tennis courts. We had all 3 contactors replaced which fixed the circuitry issue. We also had a few bulbs that were out, but all are now operational. We will be looking into LED lantern heads in the future to upgrade these and remain consistent with the new pickleball lights. This is now closed.

Pothole on Footbridge alleyway:

There is a large pothole that formed on one of alleyways off Footbridge in the Gardens neighborhood. We got with the District Engineer to investigate the root cause of the pothole, and it was determined to have not been caused by an underlying water or drainage issue. We cold-patched the area for now until we can get it properly repaired.

Street Signage around Main Street:

Many of the street signs in the Main Street District have seen better days. Their reflectivity is worn down from sun damage. We have contracted Sundancer Signs to replace the decals on these signs to bring them back up to standard.

Tree Replacement:

We are working with Yellowstone to replace 2 oak trees on Rivertown BLVD as you enter the community in front of the RiverHouse. These were casualties of Hurricanes Helene/Milton.

RECDD II

Watersong Pond 13 and 10:

Pond 13 in Watersong has washouts/craters in the shoreline from runoff. We will be having this excavated and smoothed back out then resodded.

RiverClub Furniture:

The older chaise loungers at the RiverClub have ripped a lot lately from wear and tears. We have replacements in hand and will be replacing all the old ones throughout this off season. New Adirondack chairs have also been ordered for the right side firepit.

RiverClub Generator:

The board of CDD 1 has inquired about adding a built-in generator to power the RiverClub Café as it is prone to prolonged power outages resulting in losses in food spoilage and security systems being down. We will gather information and pricing to present to the boards, if CDD 2 is interested.

RiverClub Painting:

The RiverClub needs fresh paint of the exterior as the old original coat has seen better days. We will be presenting quotes in today's meeting.

CDD III

Lodge WAP Pool:

We had a water pressure build up issue with the equipment for the WAP pool after Hurricane Milton. Damage was minor as it blew out an air gauge to escape before a pipe exploded. Some piping swelled and will need to be replaced which Crown Pools performed. This is now closed.

All Districts

Neighborhood sign at Homestead Roundabout:

A car ran through the fencing near the southern roundabout and took out about 30 feet of fence that will need to be replaced as none of it is salvageable. The damage has been cleaned up and Sterling Fence has been contacted for repair. This was repaired on 10/17 and is now closed.

Street sign visibility audit:

We have been working with Supervisor Cameron on street signage that is not visible due to trees blocking them. Some of the trees are owned by CDD and some are homeowner trees. We are coordinating Yellowstone on the trimming back of our trees and will be notifying the HOA of any trees that are homeowner trees so that they may notify the residents. We have also located approximately 60 signs in the main street area that are sun-faded to the point that the decals need replacing and we have begun the process of these repairs.



Date of report: 11/13/24 Submitted by: Kim Fatuch

Ongoing Projects

- Solidifying dates for holiday light installation
- Prepping events for Spring 2025
- Working with Supervisor Maynard on Garden Club

October Events

- 10.12.24 Fall Festival and Vendor Market
 - o Pumpkin patch, carnival games, bounce houses, corn maze, vendors and more!
 - o Amazing turnout from the community, over 800 people showed up to this event
 - Over half of the vendors, including the food trucks sold out
 - Great response from the community



- 10.18.24 Disney Throwback Movie Night
 - o Halloweentown at the amphitheater
 - o Roughly 40 people attended
 - Weather kept people away
- 10.24.24 Halloween/ Horror Movie Trivia Night
 - o Theme trivia
 - Costumes encouraged
 - o Great attendance for this trivia with over 15 teams

November Events

- 11.1.24 Jeremy Weinglass and Smores & Cider
 - o Great turnout with over 120 people in attendance
 - Great kickoff to the winter festivities





- 11.7.24 Flower and Charcuterie Workshop
 - Sold Out event with 40 attendees
 - A night of creating your own charcuterie box and fall bouquet with a complimentary sparkling cider
- 11.15.24 Glow Foam Party
 - o Families are invited to the amphitheater for a glowing fun time
 - o Complete with foam cannons, glow swag and an awesome DJ
- 11.20.24 Bingo/Trivia
 - o Combined bingo/trivia evening
- 11.21.24 Live Music by Greg Johnson
 - New artist on a new night
 - o Residents are invited to the Café for some live music
- 11.22.24 Jazz in the Café
 - o Residents are invited to listen to the amazing Jazz band of some RiverTown's own students.

(Continued)



RECOD'S Monthly Cale Repor

Date of report: 11/13/2024 Submitted by: Richard Losco & Lisa McCormick

RiverClub Café - October

TOTAL NET SALES

\$44,309.60

BEST DAY OF THE WEEK

COVERS

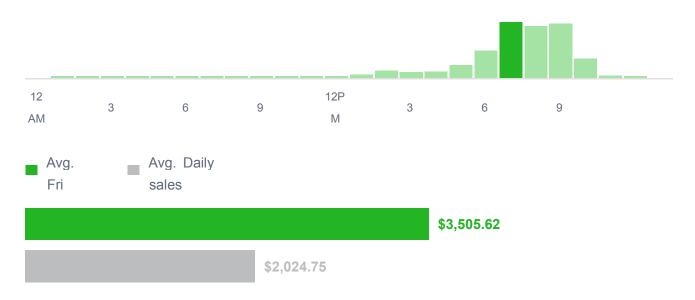
1,445

TOTAL TRANSACTIONS

Friday

0

AVG. SALES BY HOUR



Your items

TOP-SELLING CATEGORY

Mains

TOTAL ITEMS SOLD

6,580

TOP-SELLING ITEM

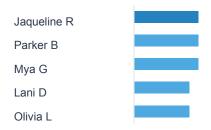
Wings

TOP-SELLING ITEM SALES

\$3,012.50

Your employees

SALES BY EMPLOYEE



TOP EMPLOYEE

Jaqueline Rebeor

TOP EMPLOYEE SALES

\$15,035.25

AVG. SALE COUNT PER EMPLOYEE

125.36

AVG. SALES PER EMPLOYEE

\$4,475.62

Your customers



Square POS Net Sales were down for the month of September @ \$39,788 compared to \$45,261 prior year. This decrease is due to Hurricane Helene, which the Café was closed for 3 days.

Sales for the 9-month period ending 09/30/2024 totaled \$567,522 compared to \$483,009 prior year, a 17.5% increase in sales.

Gross Wages as % of net sales was 48.4% in the month of September, with a 12- month average of 41.4%. Contributing factors include the 3-day shutdown due to Hurricane Helene.

Cost of Goods Sold (Food and Beverage) were extremely high @ 56.4% in the month of September, compared to 38.8% prior year. Contributing factors include the 3-day shutdown due to Hurricane Helene and an abnormal food spoilage expense of \$6,853.70, which was due to the electricity being down.



RECDD's Monthly Café Report

Date of report: 11/13/2024 Submitted by: Richard Losco & Lisa McCormick

Service Report



Work Order

00712995

Work Order

Number

00712995

Account

Contact

Rivers Edge II CDD Jason Davidson

Address 160 Riverglade Run

St Johns, FL 32259

United States

Created Date

10/14/2024

Work Details

Specialist Comments to Customer

Report reflects work done on 10/11.

Water levels are high due to recent hurricane. I did not treat submersed vegetation, so as not to

harm shoreline grasses.

Herbicides were used to manage invasive and nuisance emergent vegetation on listed ponds and any accessible trash was removed.

There was a lot of construction trash in pond 6 that is being blown in. If you can repair the fencing, the trash might be a bit less along the

residential and clubhouse.

Dye was added to ponds CR3,JJ,UU,NN,KK & 8

in order to reduce light penetration.

Probiotics were applied in KK & NN to help

reduce nutrients.

I will be treating submersed growth when the

levels drop again.

Overall, they are in good shape!

Thank you for being a Solitude customer!

Prepared By

KYLE FOLLANSBEE



Work Order 00712995 Work Order 00712995

Number

712995 Contact Jason Davidson 712995 Address 160 Riverglade Run

Account

St Johns, FL 32259 United States

Rivers Edge II CDD

Created Date 10/14/2024

Work Order Assets		
Asset	Status Product Wor	k Type
Rivers Edge CDD II Pond NN	Treated	
Rivers Edge CDD II Pond SS	Treated	
Rivers Edge CDD II Pond UU	Treated	
Rivers Edge CDD II Pond JJ	Treated	
Rivers Edge CDD II Pond CR3	Treated	
Rivers Edge CDD II Pond KK	Treated	
Rivers Edge CDD II Pond TT	Inspected	
Rivers Edge CDD II Pond 3	Inspected	
Rivers Edge CDD II Pond 1	Inspected	
Rivers Edge CDD II Pond 2	Inspected	
Rivers Edge CDD II Pond 6	Treated	
Rivers Edge CDD II Pond 14	Inspected	
Rivers Edge CDD II Pond 9	Inspected	
Rivers Edge CDD II Pond 4	Inspected	
Rivers Edge CDD II Pond 7	Inspected	
Rivers Edge CDD II Pond 5	Inspected	
Rivers Edge CDD II Pond 11	Inspected	
Rivers Edge CDD II Pond 13	Inspected	
Rivers Edge CDD II Pond 15	Inspected	
Rivers Edge CDD II Pond RC2	Inspected	
Rivers Edge CDD II Pond 8	Treated	
Rivers Edge CDD II Pond 12	Inspected	
Rivers Edge CDD II Pond RC1	Inspected	
Rivers Edge CDD II Pond 10	Inspected	

Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Rivers Edge CDD II Pond UU	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond SS	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond NN	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond TT	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond KK	TRASH / DEBRIS COLLECTION (IN HOUSE)	



00712995

Work Order

00712995

Number

Account Contact Rivers Edge II CDD Jason Davidson

Address

160 Riverglade Run

St Johns, FL 32259

United States

Rivers Edge CDD II Pond CR3	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond JJ	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond RC2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 15	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 13	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 11	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 10	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond RC1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 12	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 8	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 5	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 7	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 4	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 9	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 3	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 14	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 6	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond UU	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond UU	MONITORING	
Rivers Edge CDD II Pond UU	LAKE WEED CONTROL	
Rivers Edge CDD II Pond UU	ALGAE CONTROL	
Rivers Edge CDD II Pond SS	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond SS	MONITORING	
Rivers Edge CDD II Pond SS	LAKE WEED CONTROL	
Rivers Edge CDD II Pond SS	ALGAE CONTROL	
Rivers Edge CDD II Pond NN	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond NN	MONITORING	
Rivers Edge CDD II Pond NN	LAKE WEED CONTROL	
Rivers Edge CDD II Pond NN	ALGAE CONTROL	
Rivers Edge CDD II Pond TT	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond TT	MONITORING	
Rivers Edge CDD II Pond TT	LAKE WEED CONTROL	
	•	•



00712995

Work Order

00712995

Number

Account Rivers Edge II CDD

Contact Jason Davidson

Address 160 Riverglade Run

St Johns, FL 32259 United States

Created Date 10/	/14/2024		
Rivers Edge CDD II Po	ond TT	ALGAE CONTROL	
Rivers Edge CDD II Po	ond KK	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond KK	MONITORING	
Rivers Edge CDD II Po	ond KK	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond KK	ALGAE CONTROL	
Rivers Edge CDD II Po	ond CR3	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond CR3	MONITORING	
Rivers Edge CDD II Po	ond CR3	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond CR3	ALGAE CONTROL	
Rivers Edge CDD II Po	ond JJ	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond JJ	MONITORING	
Rivers Edge CDD II Po	ond JJ	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond JJ	ALGAE CONTROL	
Rivers Edge CDD II Po	ond RC2	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond RC2	MONITORING	
Rivers Edge CDD II Po	ond RC2	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond RC2	ALGAE CONTROL	
Rivers Edge CDD II Po	ond 15	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond 15	MONITORING	
Rivers Edge CDD II Po	ond 15	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond 15	ALGAE CONTROL	
Rivers Edge CDD II Po	ond 13	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond 13	MONITORING	
Rivers Edge CDD II Po	ond 13	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond 13	ALGAE CONTROL	
Rivers Edge CDD II Po	ond 11	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond 11	MONITORING	
Rivers Edge CDD II Po	ond 11	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond 11	ALGAE CONTROL	
Rivers Edge CDD II Po	ond 10	SHORELINE WEED CONTROL	
Rivers Edge CDD II Po	ond 10	MONITORING	
Rivers Edge CDD II Po	ond 10	LAKE WEED CONTROL	
Rivers Edge CDD II Po	ond 10	ALGAE CONTROL	
Rivers Edge CDD II Po	ond RC1	SHORELINE WEED CONTROL	



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Work Order

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Number

Contact

Rivers Edge II CDD

Jason Davidson

Address 160 Riverglade Run

Account

St Johns, FL 32259

United States

Created Date	10/14/2024		
Rivers Edge CDD I	I Pond RC1	MONITORING	
Rivers Edge CDD I	I Pond RC1	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond RC1	ALGAE CONTROL	
Rivers Edge CDD I	l Pond 12	SHORELINE WEED CONTROL	
Rivers Edge CDD I	l Pond 12	MONITORING	
Rivers Edge CDD I	l Pond 12	LAKE WEED CONTROL	
Rivers Edge CDD I	l Pond 12	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 8	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 8	MONITORING	
Rivers Edge CDD I	I Pond 8	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond 8	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 5	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 5	MONITORING	
Rivers Edge CDD I	I Pond 5	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond 5	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 7	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 7	MONITORING	
Rivers Edge CDD I	I Pond 7	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond 7	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 4	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 4	MONITORING	
Rivers Edge CDD I	I Pond 4	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond 4	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 9	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 9	MONITORING	
Rivers Edge CDD I	I Pond 9	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond 9	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 3	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 3	MONITORING	
Rivers Edge CDD I	I Pond 3	LAKE WEED CONTROL	
Rivers Edge CDD I	I Pond 3	ALGAE CONTROL	
Rivers Edge CDD I	I Pond 14	SHORELINE WEED CONTROL	
Rivers Edge CDD I	I Pond 14	MONITORING	
Rivers Edge CDD I	I Pond 14	LAKE WEED CONTROL	



00712995

Work Order

00712995

Number

Account

Rivers Edge II CDD Jason Davidson

Contact Address

160 Riverglade Run

St Johns, FL 32259

United States

Created Date 10/14/2024		
Rivers Edge CDD II Pond 14	ALGAE CONTROL	
Rivers Edge CDD II Pond 6	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 6	MONITORING	
Rivers Edge CDD II Pond 6	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 6	ALGAE CONTROL	
Rivers Edge CDD II Pond 2	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 2	MONITORING	
Rivers Edge CDD II Pond 2	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 2	ALGAE CONTROL	
Rivers Edge CDD II Pond 1	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 1	MONITORING	
Rivers Edge CDD II Pond 1	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 1	ALGAE CONTROL	
Rivers Edge CDD II Pond 10		
Rivers Edge CDD II Pond RC1		
Rivers Edge CDD II Pond 12		
Rivers Edge CDD II Pond 8		
Rivers Edge CDD II Pond RC2		
Rivers Edge CDD II Pond 15		
Rivers Edge CDD II Pond 13		
Rivers Edge CDD II Pond 11		
Rivers Edge CDD II Pond 5		
Rivers Edge CDD II Pond 7		
Rivers Edge CDD II Pond 4		
Rivers Edge CDD II Pond 9		
Rivers Edge CDD II Pond 14		
Rivers Edge CDD II Pond 6		
Rivers Edge CDD II Pond 2		
Rivers Edge CDD II Pond 1		
Rivers Edge CDD II Pond 3		
Rivers Edge CDD II Pond TT		
Rivers Edge CDD II Pond KK		
Rivers Edge CDD II Pond CR3		
Rivers Edge CDD II Pond JJ		

Service Report



Work Order

00712995

Work Order Number 00712995

Account

Rivers Edge II CDD Jason Davidson

Contact Address

160 Riverglade Run

St Johns, FL 32259

United States

Rivers Edge CDD II Pond UU	
Rivers Edge CDD II Pond SS	
Rivers Edge CDD II Pond NN	

Service Report



Work Order

00712996

Work Order

Created Date

Number

00712996

10/31/2024

Rivers Edge II CDD Account

Contact Jason Davidson

Address 160 Riverglade Run

St Johns, FL 32259

United States

Work Details

Specialist Comments to Customer

Report reflects work done on 10/3.

Herbicides were used to treat invasive and nuisance growth while encouraging beneficial natives. Algae was treated in ponds 1,2,10,11,13

& 14.

Submersed vegetation in ponds 13 & 15 were

managed with aquatic herbicide.

Probiotics were added to ponds RC2 & 5 to help

reduce nutrients.

Dye was added to ponds 1,2,10,11,13 14, & 15. There were gators in ponds 2,14, & 15. They were keeping to themselves. I'll let you know if

any behavior changes.

Overall, ponds are looking good.

Thank you for being a Solitude customer!

Prepared By

KYLE FOLLANSBEE



Work Order Work Order

00712996

Number

00712996

Rivers Edge II CDD Account Contact Jason Davidson Address 160 Riverglade Run

St Johns, FL 32259 **United States**

Created Date 10/31/2024

Work Order Assets		
Asset	Status	Product Work Type
Rivers Edge CDD II Pond TT	Inspected	
Rivers Edge CDD II Pond KK	Inspected	
Rivers Edge CDD II Pond CR3	Inspected	
Rivers Edge CDD II Pond JJ	Inspected	
Rivers Edge CDD II Pond RC2	Treated	
Rivers Edge CDD II Pond 15	Treated	
Rivers Edge CDD II Pond 13	Treated	
Rivers Edge CDD II Pond 11	Treated	
Rivers Edge CDD II Pond 14	Treated	
Rivers Edge CDD II Pond 6	Inspected	
Rivers Edge CDD II Pond 2	Treated	
Rivers Edge CDD II Pond 1	Treated	
Rivers Edge CDD II Pond UU	Inspected	
Rivers Edge CDD II Pond SS	Inspected	
Rivers Edge CDD II Pond NN	Inspected	
Rivers Edge CDD II Pond 3	Inspected	
Rivers Edge CDD II Pond 10	Treated	
Rivers Edge CDD II Pond RC1	Treated	
Rivers Edge CDD II Pond 12	Inspected	
Rivers Edge CDD II Pond 8	Inspected	
Rivers Edge CDD II Pond 5	Treated	
Rivers Edge CDD II Pond 7	Inspected	
Rivers Edge CDD II Pond 4	Inspected	
Rivers Edge CDD II Pond 9	Treated	

Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Rivers Edge CDD II Pond UU	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond SS	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond NN	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond TT	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Rivers Edge CDD II Pond KK	TRASH / DEBRIS COLLECTION (IN HOUSE)	



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Work Order

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Number

Account Contact Rivers Edge II CDD Jason Davidson

Address

160 Riverglade Run

St Johns, FL 32259

United States

Rivers Edge CDD II Pond CR3	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond JJ	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond RC2	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 15	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 13	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 11	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 10	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond RC1	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 12	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 8	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 5	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 7	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 4	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 9	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 3	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 14	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 6	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)
Rivers Edge CDD II Pond UU	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond UU	MONITORING
Rivers Edge CDD II Pond UU	LAKE WEED CONTROL
Rivers Edge CDD II Pond UU	ALGAE CONTROL
Rivers Edge CDD II Pond SS	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond SS	MONITORING
Rivers Edge CDD II Pond SS	LAKE WEED CONTROL
Rivers Edge CDD II Pond SS	ALGAE CONTROL
Rivers Edge CDD II Pond NN	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond NN	MONITORING
Rivers Edge CDD II Pond NN	LAKE WEED CONTROL
Rivers Edge CDD II Pond NN	ALGAE CONTROL
Rivers Edge CDD II Pond TT	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond TT	MONITORING
Rivers Edge CDD II Pond TT	LAKE WEED CONTROL



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Work Order Number

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Account Rivers Edge II CDD Contact Jason Davidson Address 160 Riverglade Run St Johns, FL 32259

United States

Rivers Edge CDD II Pond TT		
	ALGAE CONTROL	
Rivers Edge CDD II Pond KK	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond KK	MONITORING	
Rivers Edge CDD II Pond KK	LAKE WEED CONTROL	
Rivers Edge CDD II Pond KK	ALGAE CONTROL	
Rivers Edge CDD II Pond CR3	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond CR3	MONITORING	
Rivers Edge CDD II Pond CR3	LAKE WEED CONTROL	
Rivers Edge CDD II Pond CR3	ALGAE CONTROL	
Rivers Edge CDD II Pond JJ	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond JJ	MONITORING	
Rivers Edge CDD II Pond JJ	LAKE WEED CONTROL	
Rivers Edge CDD II Pond JJ	ALGAE CONTROL	
Rivers Edge CDD II Pond RC2	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond RC2	MONITORING	
Rivers Edge CDD II Pond RC2	LAKE WEED CONTROL	
Rivers Edge CDD II Pond RC2	ALGAE CONTROL	
Rivers Edge CDD II Pond 15	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 15	MONITORING	
Rivers Edge CDD II Pond 15	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 15	ALGAE CONTROL	
Rivers Edge CDD II Pond 13	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 13	MONITORING	
Rivers Edge CDD II Pond 13	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 13	ALGAE CONTROL	
Rivers Edge CDD II Pond 11	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 11	MONITORING	
Rivers Edge CDD II Pond 11	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 11	ALGAE CONTROL	
Rivers Edge CDD II Pond 10	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 10	MONITORING	
Rivers Edge CDD II Pond 10	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 10	ALGAE CONTROL	
Rivers Edge CDD II Pond RC1	SHORELINE WEED CONTROL	



00712996

Work Order

00712996

Number

Account

Rivers Edge II CDD

Contact Address Jason Davidson 160 Riverglade Run

St Johns, FL 32259

United States

10/01/2021	
Rivers Edge CDD II Pond RC1	MONITORING
Rivers Edge CDD II Pond RC1	LAKE WEED CONTROL
Rivers Edge CDD II Pond RC1	ALGAE CONTROL
Rivers Edge CDD II Pond 12	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 12	MONITORING
Rivers Edge CDD II Pond 12	LAKE WEED CONTROL
Rivers Edge CDD II Pond 12	ALGAE CONTROL
Rivers Edge CDD II Pond 8	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 8	MONITORING
Rivers Edge CDD II Pond 8	LAKE WEED CONTROL
Rivers Edge CDD II Pond 8	ALGAE CONTROL
Rivers Edge CDD II Pond 5	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 5	MONITORING
Rivers Edge CDD II Pond 5	LAKE WEED CONTROL
Rivers Edge CDD II Pond 5	ALGAE CONTROL
Rivers Edge CDD II Pond 7	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 7	MONITORING
Rivers Edge CDD II Pond 7	LAKE WEED CONTROL
Rivers Edge CDD II Pond 7	ALGAE CONTROL
Rivers Edge CDD II Pond 4	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 4	MONITORING
Rivers Edge CDD II Pond 4	LAKE WEED CONTROL
Rivers Edge CDD II Pond 4	ALGAE CONTROL
Rivers Edge CDD II Pond 9	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 9	MONITORING
Rivers Edge CDD II Pond 9	LAKE WEED CONTROL
Rivers Edge CDD II Pond 9	ALGAE CONTROL
Rivers Edge CDD II Pond 3	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 3	MONITORING
Rivers Edge CDD II Pond 3	LAKE WEED CONTROL
Rivers Edge CDD II Pond 3	ALGAE CONTROL
Rivers Edge CDD II Pond 14	SHORELINE WEED CONTROL
Rivers Edge CDD II Pond 14	MONITORING
Rivers Edge CDD II Pond 14	LAKE WEED CONTROL



00712996

Work Order

00712996

Number

Account Rivers Edge II CDD Contact Jason Davidson Address 160 Riverglade Run St Johns, FL 32259

United States

Created	Date	10/31/2024

Created Date 10/31/2024		
Rivers Edge CDD II Pond 14	ALGAE CONTROL	
Rivers Edge CDD II Pond 6	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 6	MONITORING	
Rivers Edge CDD II Pond 6	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 6	ALGAE CONTROL	
Rivers Edge CDD II Pond 2	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 2	MONITORING	
Rivers Edge CDD II Pond 2	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 2	ALGAE CONTROL	
Rivers Edge CDD II Pond 1	SHORELINE WEED CONTROL	
Rivers Edge CDD II Pond 1	MONITORING	
Rivers Edge CDD II Pond 1	LAKE WEED CONTROL	
Rivers Edge CDD II Pond 1	ALGAE CONTROL	
Rivers Edge CDD II Pond 9		
Rivers Edge CDD II Pond 4		
Rivers Edge CDD II Pond 7		
Rivers Edge CDD II Pond 5		
Rivers Edge CDD II Pond 8		
Rivers Edge CDD II Pond 12		
Rivers Edge CDD II Pond RC1		
Rivers Edge CDD II Pond 10		
Rivers Edge CDD II Pond 3		
Rivers Edge CDD II Pond NN		
Rivers Edge CDD II Pond SS		
Rivers Edge CDD II Pond UU		
Rivers Edge CDD II Pond 1		
Rivers Edge CDD II Pond 2		
Rivers Edge CDD II Pond 6		
Rivers Edge CDD II Pond 14		
Rivers Edge CDD II Pond 11		
Rivers Edge CDD II Pond 13		
Rivers Edge CDD II Pond 15		
Rivers Edge CDD II Pond RC2		
Rivers Edge CDD II Pond JJ		
	·	

Service Report



Work Order

00712996

Work Order Number

00712996

Account Rivers Edge II CDD

Address 160 Riverglade Run

> St Johns, FL 32259 **United States**

Jason Davidson

Created Date 10/31/2024

Rivers Edge CDD II Pond CR3	
Rivers Edge CDD II Pond KK	
Rivers Edge CDD II Pond TT	

Contact



A.

MINUTES OF MEETING RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Rivers Edge II Community Development District was held on Wednesday, September 18, 2024 at 9:00 a.m. at the RiverTown Amenity Center, 156 Landing Street, St. Johns, Florida.

Present and constituting a quorum were:

DJ Smith Chairman
Jason Thomas Vice Chairman
Jarrett O'Leary Supervisor

Also present were:

Corbin deNagy District Manager
Lauren Gentry District Counsel
Ryan Stilwell District Engineer
Richard Losco General Manager

Jason DavidsonRegional General ManagerKevin McKendreeField Operations ManagerMike ScuncioYellowstone LandscapeKim FatuchVesta Property ServicesKen CouncilVesta Property ServicesMary Grace HenleyKilinski | Van Wyk

Jim Oliver GMS

The following is a summary of the discussions and actions taken at the September 18, 2024 meeting.

FIRST ORDER OF BUSINESS Roll Call

Mr. deNagy called the meeting to order at 9:00 a.m. and called the roll.

SECOND ORDER OF BUSINESS Public Comment

There being none, the next item followed.

THIRD ORDER OF BUSINESS Staff Reports

A. Landscape Maintenance – Monthly Report

Mr. Scuncio provided an overview of Yellowstone's monthly landscape maintenance report, a copy of which was included in the agenda package.

September 18, 2024 Rivers Edge II CDD

Mr. Smith stated that he is seeing a lot of dead grass, mainly along Main Street 3 and Longleaf.

Mr. Scuncio stated that they've done a lot of top dressing and asked that the Board give it a few more weeks.

Mr. Smith also stated that it's been brought to his attention that the pond and landscaping wasn't being maintained behind the model areas on the back side of the Welcome Center.

B. District Engineer

Mr. Stilwell stated with all the rain he has experienced a number of districts with ponds and outflow structures getting clogged. He recommended staff coordinate with the aquatics vendor to ensure structures are clear and functioning properly.

C. District Counsel

There being nothing to report, the next item followed.

D. District Manager

There being nothing to report, the next item followed.

E. General Manager - Monthly Operations and Pond Reports

Copies of the monthly reports were included in the agenda package.

FOURTH ORDER OF BUSINESS Approval of Consent Agenda

- A. Minutes of the August 21, 2024 Meeting
- B. Financial Statements as of July 31, 2024
- C. Check Register

Copies of the minutes, the financial statements, and the check register totaling \$149,123.65, were included in the agenda package for the Board's review.

On MOTION by Mr. Smith seconded by Mr. Thomas with all in favor the consent agenda was approved.

FIFTH ORDER OF BUSINESS Business Items

A. Ratification of Funding Request No. 61

A copy of funding request number 61 totaling \$272,959.36 was included in the agenda package for the Board's review.

September 18, 2024 Rivers Edge II CDD

On MOTION by Mr. Thomas seconded by Mr. Smith with all in favor Funding Request No. 61 was ratified.

B. Consideration of Funding Request No. 62

A copy of funding request number 62 totaling \$200,000 was included in the agenda package for the Board's review. Mr. deNagy noted that this funding request is for advance funding to continue to pay vendors in a timely manner.

On MOTION by Mr. Thomas seconded by Mr. Smith with all in favor Funding Request No. 62 was approved.

SIXTH ORDER OF BUSINESS

Supervisor Requests

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS

Audience Comments

There being none, the next item followed

EIGHTH ORDER OF BUSINESS

Next Scheduled Meeting – Regular Board Meeting on October 9, 2024 at 9:00 a.m at the RiverTown Amenity Center

Mr. deNagy stated that there are scheduling conflicts for some of the Board members for the next two Board meetings. The October meeting will be moved up one week to October 9th and the November meeting will be moved up one week to November 13th.

NINTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Thomas seconded by Mr. Smith with all in favor the meeting was adjourned.

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Minutes of Meeting Rivers Edge, Rivers Edge II, and Rivers Edge III Community Development Districts

A special joint meeting of the Board of Supervisors of the Rivers Edge, Rivers Edge II and Rivers Edge III Community Development Districts was held Wednesday, September 18, 2024 at 9:40 a.m. at the RiverTown Amenity Center, 156 Landing Street, St. Johns, Florida, immediately following adjournment of rivers Edge III Board Meeting.

Present and constituting a quorum were:

Rivers Edge

Mac McIntyreChairmanErick SaksVice ChairmanFrederick BaronSupervisorRobert CameronSupervisorScott MaynardSupervisor

Rivers Edge II

D. J. Smith Chairman
Jason Thomas Vice Chairman
Jarrett O'Leary Supervisor

Rivers Edge III

D. J. Smith Chairman
Jason Thomas Vice Chairman
Jarrett O'Leary Supervisor

Also present were:

Corbin deNagy District Manager

Jim Oliver GMS

Lauren Gentry District Counsel
Mary Grace Henley District Counsel

Jason DavidsonVesta/Amenity ServicesRichard LoscoVesta/Amenity ServicesKen CouncilVesta/Amenity ServicesKevin McKendreeVesta/Amenity Services

Ryan Stillwell District Engineer

The following is a summary of the discussions and actions taken at the September 18, 2024 joint meeting.

FIRST ORDER OF BUSINESS Roll Call

Mr. deNagy called the meeting to order at 9:40 a.m. and called the roll.

SECOND ORDER OF BUSINESS Audience Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS Discussion on Community Security Services

The board held a shade session on security during which a representative from Flock Group reviewed the details of the proposed security system, then took the following actions.

Mr. McIntyre joined the meeting during the presentation.

On MOTION by Mr. Cameron seconded by Mr. McIntyre with all in favor the proposal from the Flock Group was approved for Rivers Edge CDD.

On MOTION by Mr. Thomas seconded by Mr. Smith all in favor the proposal from the Flock Group was approved for RE III CDD.

On MOTION by Mr. Thomas seconded by Mr. Smith all in favor the proposal from the Flock Group was approved for RE II CDD.

Supervisor Cameron for Rivers Edge CDD and Supervisor Smith for REII CDD and REIII CDD were appointed to work with staff to finalize the proposals.

FOURTH ORDER OF BUSINESS Other Business

There being none, the next item followed.

FIFTH ORDER OF BUSINESS Adjournment

The meeting adjourned at 10:56 a.m.

September 18, 2024	Rivers Edge CDD Rivers Edge II CDD Rivers Edge III CDD
Secretary/Assistant Secretary	Chairman/Vice Chairman
Secretary/Assistant Secretary	Chairman/vice Chairman



Community Development District

Unaudited Financial Reporting September 30, 2024



Rivers Edge II Community Development District Combined Balance Sheet **September 30, 2024**

		General Fund	I	Debt Service Fund	Сар	oital Reserve Fund	Ca	pital Project Fund	Gov	Totals ernmental Funds
Assets:										
Cash:										
Operating Account	\$	60,373	\$	_	\$	1,775	\$	_	\$	62,147
Due from Other	Ψ	5,569	Ψ.	_	Ψ	-	•	-	Ψ	5,569
Due from Vesta - Café		137,747		_		-		-		137,747
Due from Developer		200,000		-		-		-		200,000
Investments:										
State Board of Administration (SBA)		5,388		-		161,159		-		166,547
Custody		40,587		-		-		-		40,587
<u>Series 2020</u>										
Reserve		-		232,471		-		-		232,471
Revenue		-		323,298		-		-		323,298
Prepayment		-		686		-		-		686
Construction		-		-		-		5,944		5,944
<u>Series 2021</u>										
Reserve		-		275,800		-		-		275,800
Revenue		-		231,030		-		4.054		231,030
Construction		-		-		-		1,951		1,951
Prepaid Expenses		5,000		-		-		-		5,000
Deposits		16,840		-		-		-		16,840
Total Assets	\$	471,503	\$	1,063,285	\$	162,933	\$	7,895	\$	1,705,617
Liabilities:										
Accounts Payable	\$	84,651	\$	-	\$	-	\$	-	\$	84,651
Accrued Expenses		8,862		-		-		-		8,862
Due to Vesta - Café		9,997		-		-		-		9,997
Due to Mattamy		360		-		-		-		360
Total Liabilites	\$	103,870	\$	-	\$	-	\$	-	\$	103,870
Fund Balance:										
Nonspendable:										
Prepaid Items	\$	5,000	\$	-	\$	-	\$	-	\$	5,000
Deposits		16,840		-		-		-		16,840
Restricted for:				4 0 4 0 0 0 0						4 0 4 0 0 0 0
Debt Service - Series		-		1,063,285		-		7.005		1,063,285
Capital Project - Series Assigned for:		-		-		-		7,895		7,895
Capital Reserve Fund		_		_		162,933		_		162,933
Unassigned		345,793		-		- 102,733		-		345,793
Total Fund Balances	\$	367,633	\$	1,063,285	\$	162,933	\$	7,895	\$	1,601,747
Total Liabilities & Fund Balance	¢	471 502	¢ _	1.062.205	¢	162.022	¢	7.005	¢	
Total Liabilities & Fund Balance	\$	471,503	\$	1,063,285	\$	162,933	\$	7,895	\$	1,705,617

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

		Adopted	Pro	rated Budget		Actual		
		Budget		ru 09/30/24	Th	ru 09/30/24		Variance
Revenues:								
Special Assessments - Tax Roll	\$	518,311	\$	518,311	\$	826,044	\$	307,733
Special Assessments - Direct Bill		90,696		90,696		68,619		(22,077)
Developer Contributions		1,504,723		1,504,723		1,019,934		(484,789)
Café Gross Sales		507,702		507,702		792,566		284,864
Miscellaneous Income		13,141		13,141		2,388		(10,753)
Insurance Proceeds		-		-		1,587		1,587
Interest		-		-		6,147		6,147
Cost Share Amenity - Rivers Edge III		46,753		46,753		42,857		(3,896)
Total Revenues	\$	2,681,326	\$	2,681,326	\$	2,760,142	\$	78,816
Expenditures:								
General & Administrative:								
Dictrict Engineering	\$	15,000	\$	15,000	\$	7,653	\$	7,347
District Engineering District Counsel	\$	30,000	Þ	30,000	Þ	7,653 24,990	Э	7,347 5,010
				•				
District Management		37,100		37,100		37,100		(0)
Construction Accounting		3,710		3,710		-		3,710
Assessment Administration		5,300		5,300		5,300		(700)
Dissemination Agent		5,300		5,300		6,000		(700)
Information Technology		1,908		1,908		1,908		-
Website Administration		1,272		1,272		1,272		-
Annual Audit		5,000		5,000		4,120		880
Trustee Fees		10,000		10,000		7,769		2,231
Arbitrage		1,200		1,200		600		600
Telephone		200		200		23		177
Postage		800		800		943		(143)
Printing & Binding		1,200		1,200		778		422
Insurance		7,961		7,961		7,238		723
Legal Advertising		2,500		2,500		670		1,830
Other Current Charges		1,500		1,500		-		1,500
Office Supplies		550		550		12		538
Dues, Licenses & Subscriptions		175		175		175		-
Total General & Administrative	\$	130,676	\$	130,676	\$	106,549	\$	24,127
Operations & Maintenance								
Ground Maintenance:	*	600 424	dr.	600 424	dr.	600 424	ф	(0)
Cost Share Landscaping - Rivers Edge	\$	688,424	\$	688,424	\$	688,424	\$	(0)
Field Operations Management (Vesta)		44,238		44,238		37,253		6,985
Landscape Maintenance		416,388		416,388		413,503		2,885
Lake Maintenance		27,500		27,500		22,309		5,191
Landscape Contingency		25,000		25,000		147,926		(122,926)
Irrigation Repairs and Replacement		15,000		15,000		42,499		(27,499)
Irrigation Water Use		30,000		30,000		83,467		(53,467)
Streetlighting		40,000		40,000		26,736		13,264
Subtotal Ground Maintenance	\$	1,286,550	\$	1,286,550	\$	1,462,118	\$	(175,568)

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

		Adopted	Pro	rated Budget		Actual		
		Budget	Thi	ru 09/30/24	Th	ru 09/30/24		Variance
Amenity Center - River Club:								
General Manager (Vesta)	\$	48,172	\$	48,172	\$	49,578	\$	(1,406)
Amenity Manager (Vesta)		19,478		19,478		19,478		(0)
Maintenance Service (Vesta)		78,837		78,837		78,837		(0)
Lifestyle Director (Vesta)		38,136		38,136		38,136		(0)
Facilities Attendant (Vesta)		110,109		110,109		110,109		(0)
Security Monitoring		5,000		5,000		-		5,000
Гelephone		12,500		12,500		13,091		(591)
Insurance		113,291		113,291		69,504		43,787
Pool Maintenance (Vesta)		10,312		10,312		10,312		0
Pool Chemicals (Poolsure)		10,000		10,000		13,050		(3,050)
anitorial Services (Vesta)		31,933		31,933		35,591		(3,658)
Access Cards		3,500		3,500		-		3,500
Nindow Cleaning		3,500		3,500		-		3,500
Natural Gas		6,000		6,000		4,473		1,527
Electric		25,000		25,000		25,039		(39)
Nater & Sewer		30,000		30,000		21,102		8,898
Repair and Replacements		75,000		75,000		70,974		4,026
Refuse		20,000		20,000		22,196		(2,196)
Pest Control		1,920		1,920		1,935		(15)
icense/Permits		1,000		1,000		350		650
Other Current		500		500		-		500
Special Events		30,000		30,000		22,767		7,233
Holiday Decorations		23,000		23,000		21,460		1,540
Office Supplies/Postage		1,500		1,500		-		1,500
Contingency		10,000		10,000		-		10,000
Subtotal Amenity Center - River Club	\$	708,688	\$	708,688	\$	627,984	\$	80,704
Café Onovationa								
Café Operations: Café-Cost of Goods Sold	\$	234,568	\$	234,568	\$	281,897	\$	(47,329)
Café-Labor	Ф	234,300	Ф	234,308	Ф	388,221	Ф	(151,774)
Café-Bank Fees		22,187						-
				22,187		29,892		(7,705) (938)
Other Expenses related to Café Operations		2,500		2,500		3,438		. ,
Café Management		12,000		12,000		-		12,000
Subtotal Café Operations	\$	507,702	\$	507,702	\$	703,447	\$	(195,745)
otal Operations & Maintenance	\$	2,502,940	\$	2,502,940	\$	2,793,549	\$	(290,609)
		0.600.646	.	2 (22 (4 (2 222 222	•	(2)((102)
Fotal Expenditures	\$	2,633,616	\$	2,633,616	\$	2,900,098	\$	(266,482)
xcess (Deficiency) of Revenues over Expenditures	\$	47,710	\$	47,710	\$	(139,957)	\$	(187,667)
Other Financing Sources/(Uses):								
Capital Reserve Funding	\$	75,000	\$	75,000		75,000	\$	-
Total Other Financing Sources/(Uses)	\$	75,000	\$	75,000	\$	75,000	\$	-
Net Change in Fund Balance	\$	(27,290)	\$	(27,290)	\$	(214,957)	\$	(187,667)
Fund Balance - Beginning	\$	27,290			\$	582,590		
	Ψ	27,270			Ψ	552,570		
Fund Balance - Ending	\$				\$	367,633		

Community Development District Month to Month

Second processes 1988 1986 19		0ct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Second Association Second	Revenues:													
Second	Special Assessments - Tax Roll	\$ - \$	88,054 \$	271,204 \$	212,455 \$	185,105 \$	29,338 \$	- \$	- \$	39,713 \$	174 \$	- \$	- \$	826,04
Performantamentame				_	,		_				_			68,61
Californisselsen 4738		,	,	_	_	_	_	_	_	546 975	272 959	200 000	_	1,019,93
Membanshome 15		47 830	33 762	34.456	45 494	48 100	66 608	96 248	107 697				55 644	792,56
Marian Properties 1,587														2,38
Method M				110		220	144	203	213		70	93	43	1,58
Contain				212		1 0 6 5	- -	002	405			202	202	
Part														6,147 42,857
Properties														
District Engineering \$ 2,445 \$ -5 \$ -5 \$ -8 \$ -5 \$ -8 \$ -5 \$ -5 \$ -8 \$ -5 \$	Total Revenues	\$ 81,872 \$	167,078 \$	309,979 \$	262,637 \$	239,186 \$	100,508 \$	101,231 \$	112,294 \$	694,750 \$	358,631 \$	276,084 \$	55,892 \$	2,760,142
Principal Prin	Expenditures:													
Direct Council	General & Administrative:													
Dieser Management 3,002	District Engineering	\$ 2,445 \$	- \$	- \$	879 \$	542 \$	523 \$	388 \$	177 \$	1,345 \$	963 \$	390 \$	- \$	7,653
Construction Assument	District Counsel	2,443	803	1,050	1,886	915	2,829	1,891	2,071	2,457	6,451	2,194	-	24,990
Constitution Accounting	District Management	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	37,100
Dissemination Agent 667		-	-	-	-	-	-	-	-	-	-	-	-	
Dissemination Agent 669	Assessment Administration	5,300	-	-	-	-	-	-	-	=	-	-	-	5,300
Information Technology 159 159 159 159 159 159 159 159 159 159			442	442	792	442	442	542	442	442	442	442	442	6,000
Mesha daministration 106	-													1,908
Amaladit		106	106	106	106	106	106	106	106	106	106	106	106	1,272
Trustee Fees 4,688					-					-				4,120
Arbitrage		4 688	_	_	_	_	_	_	1 541	_		_	_	7,769
Telephone 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1			_	_	_	_	_					_		600
Postage 17 147 148 149 149 149 149 149 149 149 149 149 149				_										23
Printing & Binding 18 22 1 0 13 13 22 28 55 549 1 57 18 18 18 18 18 18 18 1		17	147	0	45	4	21	Q				-		943
Insurance 7,238	=			-		-		-						778
Legal Advertising Grant			22	1	U	15	15		20	33	349			
Other Current Charges Image: Control of the Current Charges of the Current		7,238	-	-	-	-	-		-	-	-			7,238 670
Office Supplies 1 1 0 1 0 7 0	-	-	-	-	-	-	-	-	-	66	-	-	604	670
Dues, Licenses & Subscriptions 175 175 175 1764 General & Administrative \$ 26,372 \$ 4,770 \$ 4,857 \$ 6,959 \$ 5,272 \$ 7,202 \$ 6,208 \$ 7,638 \$ 8,346 \$ 17,839 \$ 6,509 \$ 4,576 \$ 106, Operations & Maintenance **Total General & Administrative *		-	-	-	-	-	-	-	-	-	-	-	-	
Total General & Administrative \$ 26,372 \$ 4,770 \$ 4,857 \$ 6,959 \$ 5,272 \$ 7,202 \$ 6,208 \$ 7,638 \$ 8,346 \$ 17,839 \$ 6,509 \$ 4,576 \$ 106, Operations & Maintenance Ground Maintenance: Cost Share Landscaping - Rivers Edge \$ 57,369	7.7	-	1	0	1	0	7	0	0	0	0	0	0	12
Cost Maintenance Cost Maintenance S	Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
Constant Landscaping - Rivers Edge \$ 57,369 \$ 57,	Total General & Administrative	\$ 26,372 \$	4,770 \$	4,857 \$	6,959 \$	5,272 \$	7,202 \$	6,208 \$	7,638 \$	8,346 \$	17,839 \$	6,509 \$	4,576 \$	106,549
Cost Share Landscaping - Rivers Edge \$ 57,369 \$	Operations & Maintenance													
Field Operations Management (Vesta) 3,104	Ground Maintenance:													
Landscape Maintenance 34,459 3	Cost Share Landscaping - Rivers Edge	\$ 57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	57,369 \$	688,424
Lake Maintenance 4,477 - - 1,718 1,718 2,204 2,630 1,718 2,204 1,718 1,718 2,204 2,2 Landscape Contingency 13,839 1,500 13,810 5,095 5,708 5,840 205 73,824 6,020 7,120 3,125 11,840 147, Irrigation Repairs and Replacement 598 1,644 6,312 5,042 7,725 749 525 305 3,506 4,361 3,521 8,212 42, Irrigation Water Use 5,738 6,916 15,194 6,711 5,246 2,745 5,880 7,813 10,064 8,280 4,841 4,039 83, Streetlighting 2,500 2,473 1,936 2,074 2,338 2,046 2,140 3,458 1,962 1,990 1,932 1,887 26,	Field Operations Management (Vesta)	3,104	3,104	3,104	3,104	3,104	3,104	3,104	3,104	3,104	3,104	3,104	3,104	37,253
Landscape Contingency 13,839 1,500 13,810 5,095 5,708 5,840 205 73,824 6,020 7,120 3,125 11,840 147, Irrigation Repairs and Replacement 598 1,644 6,312 5,042 7,725 749 525 305 3,506 4,361 3,521 8,212 42, Irrigation Water Use 5,738 6,916 15,194 6,711 5,246 2,745 5,880 7,813 10,064 8,280 4,841 4,039 83, Streetlighting 2,500 2,473 1,936 2,074 2,338 2,046 2,140 3,458 1,962 1,990 1,932 1,887 26,	Landscape Maintenance	34,459	34,459	34,459	34,459	34,459	34,459	34,459	34,459	34,459	34,459	34,459	34,459	413,503
Irrigation Repairs and Replacement 598 1,644 6,312 5,042 7,725 749 525 305 3,506 4,361 3,521 8,212 42, Irrigation Water Use 5,738 6,916 15,194 6,711 5,246 2,745 5,880 7,813 10,064 8,280 4,841 4,039 83, Streetlighting 2,500 2,473 1,936 2,074 2,338 2,046 2,140 3,458 1,962 1,990 1,932 1,887 26,	Lake Maintenance	4,477	-	-	1,718	1,718	2,204	2,630	1,718	2,204	1,718	1,718	2,204	22,309
Irrigation Repairs and Replacement 598 1,644 6,312 5,042 7,725 749 525 305 3,506 4,361 3,521 8,212 42, Irrigation Water Use 5,738 6,916 15,194 6,711 5,246 2,745 5,880 7,813 10,064 8,280 4,841 4,039 83, Streetlighting 2,500 2,473 1,936 2,074 2,338 2,046 2,140 3,458 1,962 1,990 1,932 1,887 26,	Landscape Contingency	13,839	1,500	13,810	5,095	5,708	5,840	205	73,824	6,020	7,120	3,125	11,840	147,926
Irrigation Water Use 5,738 6,916 15,194 6,711 5,246 2,745 5,880 7,813 10,064 8,280 4,841 4,039 83, Streetlighting 2,500 2,473 1,936 2,074 2,338 2,046 2,140 3,458 1,962 1,990 1,932 1,887 26,							749	525					8,212	42,499
Seedlighting 2,500 2,473 1,936 2,074 2,338 2,046 2,140 3,458 1,962 1,990 1,932 1,887 26,														83,467
	=													26,736
	Subtotal Ground Maintenance	\$ 122,084 \$	107,465 \$	132,183 \$	115,572 \$	117,667 \$	108,516 \$	106,311 \$	182,050 \$	118,688 \$	118,401 \$	110,069 \$	123,113 \$	1,462,118

Rivers Edge II Community Development District Month to Month

Control Cont			Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Parametry (Property or 1978) 1,423	Amenity Center - River Club:														
Manusanger (Note) 1,622	•	s	4.103 \$	4.122 \$	4.014 \$	4.131 \$	4.226 \$	4.374 \$	4.014 \$	4.014 \$	4.129 \$	4.146 \$	4.142 \$	4.161 \$	49.578
Minesas Servin (Vesta) 6.579 6.5	5 ()														
March Marc															
Part															
Perfect															
Telephone 1,04				.,				-	-,						,
Parameter 19,504 19,504 19,505			1.042	1.043	1.043	1.043	1.067	1.122	1.122	1.122	1.121	1.106	1.113	1.148	13.091
Post															
Pact Control 1,941 1,941 1,941 1,941 1,941 1,943 1,103 1,103 1,103 1,103 1,103 1,103 1,103 1,103 1,105 1,005				859	859	859	859	859	859	859	859	859	859	859	
Principal Prin															
Michael Classing 1															
Mathematica								-,							,
Matric Sample S			_	_	-	_	-	-	_	-	_	_	-	_	_
Peter New 2,104 2,070 2,070 1,072 2,086 2,125 2,130 2,085 2,025 2,175 2,105 3,005	9		242	311	331	373	337	356	613	462	301	498	333	316	4.473
Mart Asswer 1.64															
Paper Pape															
Part				,								.,			
Pet Claride															
Control Cont			- 1,050	- 1,030		1,021									
Control Cont			_	_	-	_						-			
Septial Permiss 6,808 380 4,150 5 2,065 840 550 2,175 950 950 3,650 250 22,76			_		_	_		_		-		_	_		-
File Propertion Propertio			6.808			_		840	550	2 175					22 767
Office Supplies/Postage Contingery Subtoal Amenity Center - River Club S 125,432 S 5,5388 S 46,903 S 36,162 S 41,834 S 48,090 S 43,117 S 44,096 S 44,924 S 49,996 S 44,505 S 47,458 S 627,904 Cafe Operations: Cafe Operations: S 15,875 S 12,221 S 14,299 S 16,394 S 23,640 S 28,471 S 30,894 S 26,636 S 30,191 S 28,321 S 22,436 S 281,897 C 26,64-labor Cafe Operations: Cafe Operations: S 15,875 S 12,221 S 14,299 S 16,394 S 23,540 S 28,471 S 30,894 S 26,643 S 26,672 S 38,896 S 26,636 S 30,191 S 28,321 S 22,436 S 281,897 C 26,64-labor Cafe Operations: Cafe Operations: S 15,875 S 12,221 S 14,299 S 16,394 S 23,540 S 28,471 S 30,894 S 35,274 S 38,896 S 26,636 S 30,191 S 28,321 S 22,436 S 281,897 C 26,64-labor Cafe Operations: S 15,875 S 13,875 S 13,875 S 12,221 S 14,299 S 16,394 S 23,540 S 28,471 S 30,894 S 35,274 S 38,896 S 45,903 S 38,329 S 36,584 S 34,734 S 388,221 C 36,64-labor Cafe Operations: S 15,875 S 1,138 S 1,132 S 14,998 S 24,140 S 22,15 S 26,67 S 3,011 S 4,441 S 3,619 S 26,653 S 24,999 S 26,242 S 24,999 S 26,249						_	2,003	-	-	2,173	-	-	-	-	
Contingency	-		-	12,700	_	_	_	_	_	_	_	_	_	_	21,100
Subtoral Amenity Center River Club S 125,432 S 53,38 S 46,903 S 36,162 S 41,834 S 48,090 S 43,117 S 44,096 S 44,924 S 49,996 S 45,855 S 47,858 S 27,938 S 2											_			_	
Café Operations: Café Cost of Goods Sold \$ 15,875 \$ 12,221 \$ 14,299 \$ 16,394 \$ 23,263 \$ 26,643 \$ 26,722 \$ 38,896 \$ 26,636 \$ 30,191 \$ 28,321 \$ 22,436 \$ 281,897 Café-Labor 30,920 \$ 23,867 \$ 20,818 \$ 23,540 \$ 28,471 \$ 30,884 \$ 35,274 \$ 388,896 \$ 45,903 \$ 38,329 \$ 36,584 \$ 34,734 \$ 388,221 Café-Bank Fees \$ 1,774 \$ 1,321 \$ 1,490 \$ 1,669 \$ 22,15 \$ 2,667 \$ 3,011 \$ 4,441 \$ 3,619 \$ 2,765 \$ 2,499 \$ 2,622 \$ 29,892 Other Expenses related to Café Operations \$ 545 \$ 1,138 \$															
Cafe-Lost of Goods Sold \$ 15,875 \$ 12,221 \$ 14,299 \$ 16,394 \$ 23,263 \$ 26,643 \$ 26,643 \$ 26,722 \$ 38,896 \$ 26,636 \$ 30,191 \$ 28,321 \$ 22,436 \$ 281,897 \$ Cafe-Labor \$ 30,920 \$ 23,867 \$ 20,818 \$ 23,540 \$ 28,471 \$ 30,884 \$ 35,274 \$ 38,896 \$ 45,903 \$ 38,329 \$ 36,584 \$ 34,734 \$ 388,221 \$ 34,794 \$ 388,221 \$ 38,896 \$ 36,687 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 36,897 \$ 38,896 \$ 38,8	Subtotal Amenity Center - River Club	\$	125,432 \$	55,388 \$	46,903 \$	36,162 \$	41,834 \$	48,090 \$	43,117 \$	44,096 \$	44,924 \$	49,996 \$	44,585 \$	47,458 \$	627,984
Cafe-Lost of Goods Sold S 15,875 S 12,221 S 14,299 S 16,394 S 23,263 S 26,643 S 26,722 S 38,896 S 26,636 S 30,191 S 28,321 S 22,436 S 281,897 Cafe-Labor 30,920 22,867 20,818 23,540 28,471 30,884 35,274 38,896 45,903 38,329 38,529 34,594 34,734 389,221 S 24,636 S 30,191 S 28,321 S 22,436 S 281,897 Cafe-Labor Cafe-Labor 30,920 22,867 20,818 23,540 28,471 30,884 35,274 38,896 45,903 38,329 38,329 38,505 43,734 389,221 S 24,040 S 24,150 S 24,15	Café Operations:														
Cafe-Labor 30,920 23,867 20,818 23,540 28,471 30,884 35,274 38,896 45,903 38,329 36,584 34,734 388,221 Cafe-Bank Fees 1,774 1,321 1,490 1,469 2,215 2,667 3,011 4,441 3,619 2,765 2,499 2,622 29,892 Cher Expenses related to Cafe Operations 545 1,18 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2		s	15.875 \$	12.221 \$	14.299 \$	16.394 \$	23.263 \$	26.643 \$	26.722 \$	38.896 \$	26.636 \$	30.191 \$	28.321 \$	22.436 \$	281.897
Café-Bank Fees	Café-Labor		30,920	23,867	20,818			30,884				38,329	36,584		
Other Expenses related to Café Operations 545 1,138 Secrit Related to Café Operations 545 1,138 Secrit Related to Café Operations				1,321			2,215	2,667				2,765			
Café Management Subtotal Café Operations \$ 49,114 \$ 38,546 \$ 36,607 \$ 41,403 \$ 54,535 \$ 60,194 \$ 65,008 \$ 82,233 \$ 76,157 \$ 71,870 \$ 67,988 \$ 59,792 \$ 703,447 Total Operations & Maintenance \$ 296,630 \$ 201,398 \$ 215,693 \$ 193,137 \$ 214,036 \$ 216,799 \$ 214,437 \$ 308,379 \$ 239,699 \$ 240,267 \$ 222,641 \$ 230,363 \$ 2,793,549 Total Expenditures \$ 323,002 \$ 206,169 \$ 220,551 \$ 200,096 \$ 219,308 \$ 224,001 \$ 220,645 \$ 316,016 \$ 248,116 \$ 258,106 \$ 223,503 \$ 2,900,098 Excess (Deficiency) of Revenues over Expenditures \$ (241,130) \$ 39,091 \$ 89,429 \$ 62,541 \$ 19,878 \$ (123,493) \$ (119,413) \$ 203,723 \$ 446,634 \$ 100,525 \$ 46,933 \$ (179,047) \$ (139,957) Other Financing Sources/Uses: \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493 \$ 3,493	Other Expenses related to Café Operations						585								
Total Operations & Maintenance \$ 296,630 \$ 201,398 \$ 215,693 \$ 193,137 \$ 214,036 \$ 216,799 \$ 214,437 \$ 308,379 \$ 239,769 \$ 240,267 \$ 222,641 \$ 230,363 \$ 2,793,549 \$ 214 24,793 24,			-	-	-	-	-	-	-	-	-	-	-	-	-
Total Operations & Maintenance \$ 296,630 \$ 201,398 \$ 215,693 \$ 193,137 \$ 214,036 \$ 216,799 \$ 214,437 \$ 308,379 \$ 239,769 \$ 240,267 \$ 222,641 \$ 230,363 \$ 2,793,549 \$ 214 24,010 \$ 24,	Cultural Coff On analysis	•	40.444 6	20546 6	26.605 6	44.402 6	54 505 · 6	(0.104 &	(F000 6	02.222 6	T(157 C	71.070 É	(7.000 Å	F0 F02 - 6	502.445
Total Expenditures \$ 323,002 \$ 206,169 \$ 220,551 \$ 200,096 \$ 219,308 \$ 224,001 \$ 220,645 \$ 316,016 \$ 248,116 \$ 258,106 \$ 229,150 \$ 234,939 \$ 2,900,098	Subtotal Care Operations	3	49,114 \$	38,546 \$	36,607 \$	41,403 \$	54,535 \$	60,194 \$	65,008 \$	82,233 \$	/6,15/ \$	/1,8/0 \$	67,988 \$	59,/92 \$	/03,44/
Excess (Deficiency) of Revenues over Expenditures \$ (241,130) \$ (39,091) \$ 89,429 \$ 62,541 \$ 19,878 \$ (123,493) \$ (119,413) \$ (203,723) \$ 446,634 \$ 100,525 \$ 46,933 \$ (179,047) \$ (139,95	Total Operations & Maintenance	\$	296,630 \$	201,398 \$	215,693 \$	193,137 \$	214,036 \$	216,799 \$	214,437 \$	308,379 \$	239,769 \$	240,267 \$	222,641 \$	230,363 \$	2,793,549
Other Financing Sources/Uses: Capital Reserve Funding \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	Total Expenditures	\$	323,002 \$	206,169 \$	220,551 \$	200,096 \$	219,308 \$	224,001 \$	220,645 \$	316,016 \$	248,116 \$	258,106 \$	229,150 \$	234,939 \$	2,900,098
Other Financing Sources/Uses: Capital Reserve Funding \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ 75,000 \$ - \$ - \$ 75,000 Total Other Financing Sources/Uses \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ 75,000										(4
Capital Reserve Funding S - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -		\$	(241,130) \$	(39,091) \$	89,429 \$	62,541 \$	19,878 \$	(123,493) \$	(119,413) \$	(203,723) \$	446,634 \$	100,525 \$	46,933 \$	(179,047) \$	(139,957)
Total Other Financing Sources/Uses \$. \$. \$. \$. \$. \$. \$. \$. \$. \$	Other Financing Sources/Uses:														
	Capital Reserve Funding	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	75,000 \$	- \$	- \$	- \$	75,000
Net Change in Fund Balance \$ (241,130) \$ (39,091) \$ 89,429 \$ 62,541 \$ 19,878 \$ (123,493) \$ (119,413) \$ (203,723) \$ 371,634 \$ 100,525 \$ 46,933 \$ (179,047) \$ (214,957)	Total Other Financing Sources/Uses	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	75,000 \$	- \$	- \$	- \$	75,000
	Net Change in Fund Balance	\$	(241,130) \$	(39,091) \$	89,429 \$	62,541 \$	19,878 \$	(123,493) \$	(119,413) \$	(203,723) \$	371,634 \$	100,525 \$	46,933 \$	(179,047) \$	(214,957)

Community Development District

Debt Service Fund Series 2020

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted	Pror	ated Budget		Actual		
	Budget	Thr	u 09/30/24	Thr	u 09/30/24	7	/ariance
Revenues:							
Special Assessments - Tax Roll	\$ 513,001	\$	513,001	\$	516,188	\$	3,186
Prepayments	-		-		38,195		38,195
Interest Income	7,500		7,500		30,377		22,877
Total Revenues	\$ 520,501	\$	520,501	\$	584,760	\$	64,259
Expenditures:							
Interest - 11/1	\$ 167,756	\$	167,756	\$	167,756	\$	-
Principal Prepayment - 11/1	-		-		30,000		(30,000)
Principal Prepayment - 2/1	-		-		35,000		(35,000)
Interest - 2/1	-		-		436		(436)
Interest - 5/1	167,756		167,756		166,179		1,578
Principal - 5/1	130,000		130,000		130,000		-
Principal Prepayment - 5/1	-		-		10,000		(10,000)
Total Expenditures	\$ 465,513	\$	465,513	\$	539,371	\$	(73,859)
Excess (Deficiency) of Revenues over Expenditures	\$ 54,989	\$	54,989	\$	45,389	\$	(9,600)
Other Financing Sources/(Uses):							
Transfer In/(Out)	\$ -	\$	-	\$	-	\$	-
Total Other Financing Sources/(Uses)	\$ -	\$	-	\$	-	\$	-
Net Change in Fund Balance	\$ 54,989	\$	54,989	\$	45,389	\$	(9,600)
Fund Balance - Beginning	\$ 240,150			\$	511,066		
Fund Balance - Ending	\$ 295,139			\$	556,455		

Community Development District

Debt Service Fund Series 2021

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted	Pror	ated Budget		Actual		
	Budget	Thr	u 09/30/24	Thr	u 09/30/24	1	Variance
Revenues:							
Special Assessments - Tax Roll	\$ 151,967	\$	151,967	\$	153,217	\$	1,250
Special Assessments - Direct Bill	400,033		400,033		400,033		-
Prepayments	-		-		24,272		24,272
Interest Income	7,500		7,500		29,386		21,886
Total Revenues	\$ 559,500	\$	559,500	\$	606,907	\$	47,408
Expenditures:							
Interest - 11/1	\$ 170,928	\$	170,928	\$	170,928	\$	-
Principal Prepayment - 2/1	_		-		10,000		(10,000)
Interest - 2/1	-		-		94		(94)
Interest - 5/1	170,928		170,928		170,740		188
Principal - 5/1	210,000		210,000		210,000		_
Interest - 8/1	-		-		15,000		(15,000)
Principal Prepayment - 8/1	-		-		138		(138)
Total Expenditures	\$ 551,855	\$	551,855	\$	576,899	\$	(25,044)
Excess (Deficiency) of Revenues over Expenditures	\$ 7,645	\$	7,645	\$	30,009	\$	22,364
Other Financing Sources/(Uses):							
Transfer In/(Out)	\$ -	\$	-	\$	-	\$	-
Total Other Financing Sources/(Uses)	\$ -	\$	-	\$	-	\$	-
Net Change in Fund Balance	\$ 7,645	\$	7,645	\$	30,009	\$	22,364
Fund Balance - Beginning	\$ 196,471			\$	476,821		
Fund Balance - Ending	\$ 204,116			\$	506,830		

Rivers Edge II Community Development District Statement of Revenues and Expenditures

Capital Projects Funds

Description	S	E 2020	SE 2021
Revenues			
Interest	\$	301	\$ 99
Transfer In		-	-
Total Revenues	\$	301	\$ 99
<u>Expenditures</u>			
Capital Outlay	\$	-	\$ -
Transfer Out		-	-
Total Expenditures	\$	-	\$ -
Excess Revenues (Expenditures)	\$	301	\$ 99
Beginning Fund Balance	\$	4,505	\$ 2,990
Ending Fund Balance	\$	4,806	\$ 3,089

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

	,	Adopted	Prora	ated Budget		Actual		
		Budget	Thru	09/30/24	Thr	u 09/30/24	7	/ariance
Revenues								
Capital Reserve Funding	\$	75,000	\$	75,000	\$	75,000	\$	-
Interest		1,000		1,000		1,898		898
Total Revenues	\$	76,000	\$	76,000	\$	76,898	\$	898
Expenditures:								
Repair and Replacements	\$	50,000	\$	50,000	\$	30,008	\$	19,992
Capital Outlay		-		-		20,884		(20,884)
Total Expenditures	\$	50,000	\$	50,000	\$	50,892	\$	(892)
Excess (Deficiency) of Revenues over Expenditures	\$	26,000			\$	26,006		
Other Financing Sources/(Uses)								
Transfer In/(Out)	\$	-	\$	-	\$	-	\$	-
Total Other Financing Sources (Uses)	\$	-	\$	-	\$	-	\$	-
Net Change in Fund Balance	\$	26,000			\$	26,006		
Fund Balance - Beginning	\$	129,484			\$	136,927		
Fund Balance - Ending	\$	155,484			\$	162,933		

Community Development District

Long Term Debt Report

Interest Rate:	4.	5% - 5.3%		
Maturity Date:	5	/1/2026		
Reserve Fund Definition	50% of Maximun	n Annual Debt	at Is	suance
Reserve Fund Requirement	\$	232,471		
Reserve Fund Balance		232,471		
Bonds outstanding - 5/22/2020			\$	7,165,000
Less: May 1, 2021 (Mandatory)				(115,000
Less: May 1, 2022 (Mandatory)				(120,000
Less: May 1, 2023 (Mandatory)				(125,000
Less: November 1, 2023 (Prepayment)				(30,000
Less: February 1, 2024 (Prepayment)				(35,000
Less: May 1, 2024 (Mandatory)				(130,000
Less: May 1, 2024 (Prepayment)				(10,000

Series 2021, Capita	al Improvement Revenue Bonds			
Interest Rate: Maturity Date: Reserve Fund Definition Reserve Fund Requirement		275,800	at Iss	suance
Reserve Fund Balance		275,800		
Bonds outstanding - 4/23/2021 Less: May 1, 2022 (Mandatory) Less: May 1, 2023 (Mandatory) Less: February 1, 2024 (Prepayment) Less: May 1, 2024 (Mandatory) Less: August 1, 2024 (Prepayment)			\$	9,900,000 (200,000) (205,000) (10,000) (210,000) (15,000)
Current Bonds Outstanding			\$	9.260.000

RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT SUMMARY OF FISCAL YEAR 2024 ASSESSMENTS

		ASSESSED				
		SERIES 2020	SERIES 2021			
		DEBT INVOICED	DEBT INVOICED		TOTAL NVOICED	
ASSESSED TO	# UNITS	NET	NET	FY24 O&M	NET	
MATTAMY	653	-	313,732.28	59,505.88	373,238.16	
TOLL	100	-	86,300.36	9,112.69	95,413.05	
TOTAL DIRECT BILLS	753	-	400,032.64	68,618.57	468,651.21	
NET REVENUE TAX ROLL	681	511,961.60	151,962.67	819,281.21	1,483,205.49	
TOTAL REVENUE	1,434	511,961.60	551,995.31	887,899.78	1,951,856.70	

		RECEIVED		
				BALANCE DUE /
SERIES 2020	SERIES 2021			(DISCOUNTS
DEBT PAID	DEBT PAID	O&M PAID	TOTAL PAID	NOT TAKEN)
-	313,732.28	59,505.88	373,238.16	(0.00)
-	86,300.36	9,112.69	95,413.05	-
-	400,032.64	68,618.57	468,651.21	(0.00)
516,187.53	153,217.03	826,043.88	1,495,448.44	(12,242.95)
516,187.53	553,249.67	894,662.45	1,964,099.65	(12,242.95)

DIRECT BILL PERCENT COLLECTED	0.00%	100.00%	100.00%	100.00%
TAX ROLL PERCENT COLLECTED	100.83%	100.83%	100.83%	100.83%
TOTAL PERCENT COLLECTED	100.83%	100.23%	100.76%	100.63%

(1) Bulk land owners are on a payment plan for undeveloped land. Debt service assessments – 50% due December 1, 2023, 25% due February 1, 2024 and 25% due May 1, 2024 Operations and maintenance assessments – 50% on October 31, 2023, 25% on November 30, 2023 and 25% on December 31, 2023

SUMMARY OF TAX ROLL RECEIPTS							
		SERIES 2020	SERIES 2021		TOTAL		
ST JOHNS COUNT DIST.	DATE	DEBT	DEBT	O&M	AMOUNT		
1	11/3/2023	1,117.17	331.60	1,787.78	3,236.55		
2	11/17/2023	18,675.06	5,543.21	29,885.29	54,103.56		
3	11/23/2023	35,231.95	10,457.70	56,380.93	102,070.58		
4	12/14/2023	37,842.43	11,232.56	60,558.43	109,633.42		
5	12/21/2023	131,630.86	39,071.25	210,646.06	381,348.17		
6	1/9/2024	131,449.71	39,017.48	210,356.16	380,823.34		
INTEREST	1/11/2024	1,311.81	389.38	2,099.26	3,800.45		
7	2/12/2024	115,670.61	34,333.85	185,105.21	335,109.67		
8	3/19/2024	17,614.23	5,228.33	28,187.68	51,030.24		
INTEREST	4/12/2024	718.89	213.38	1,150.42	2,082.69		
TAX CERTIFICATES	6/11/2024	2,311.09	685.99	3,698.40	6,695.48		
9	6/27/2024	22,504.91	6,680.01	36,014.13	65,199.04		
INTEREST	7/29/2024	108.82	32.30	174.14	315.25		
		-	-	-			
		-	-	-			
		-	-	-			
TOTAL TAX ROLL RECEIPTS		516,187.53	153,217.03	826,043.88	1,495,448.44		

C.



Community Development District

Check Run Summary August 31, 2024

Fund	Date	Check No.	Amount
General Fund			
Accounts Payable	8/1/24	1634	\$ 1,103.15
	8/14/24	1635-1670	230,764.82
	8/30/24	1671-1703	272,959.36
		Sub-Total	\$ 504,827.33
Capital Reserve Fund Accounts Payable			\$ -
		Sub-Total	\$ -
Total			\$ 504,827.33

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 9/30/24 PAGE 1

*** CHECK DATES 08/01/2024 - 08/31	/2024 *** RIV BAN	VERS EDGE II - GENERAL FUND NK A RIVERS EDGE II CDD	CHECK REGISTER	KON 9/30/24	race I
CHECK VEND#INVOICE DATE DATE INVOICE			STATUS	AMOUNT	CHECK
8/01/24 00006 7/01/24 13129562 2	202407 320-57200-46	5210	*	1,103.15	
10T 500F	CHEMICALS	POOLSURE			1,103.15 001634
8/14/24 00146 5/16/24 6462511 2	202405 310-51300-48			65.92	
QUALIFY I	PERIOD #10151321	GANNETT MEDIA CORP DBA GANNETT	FL		65.92 001635
8/14/24 00102 6/10/24 41952916 2	202406 320-57200-60	0000	*	180.76	
ACTIVE SO	CRAPER/MAT ONYX	CINTAS			180.76 001636
8/14/24 00102 6/20/24 52169438 2	202406 320-57200-60	0000	*	143.36	
FIRST AII	D SUPPLIES	CINTAS			143.36 001637
8/14/24 00069 6/20/24 43980	202406 320-57200-60	0000	*	210.00	
RPLC SEC	BATTERY SYSTEM	DYNAMIC SECURITY PROFESSIONALS,	INC		210.00 001638
8/14/24 00069 6/23/24 44202	202406 320-57200-60	0000	*	105.00	
3RD QUAR.	TERLY MONITORING	DYNAMIC SECURITY PROFESSIONALS,			105.00 001639
8/14/24 00191 6/18/24 44297	202406 320-57200-60		*	7,300.00	
RPLC POOI	L POMP	EPIC POOLS & HARDSCAPE			7,300.00 001640
8/14/24 00002 7/01/24 81 3 JUL MANAC	202407 310-51300-34	1000	*	3,091.67	
7/01/24 81 JUL WEBS	202407 310-51300-3		*	106.00	
	202407 310-51300-39		*	159.00	
7/01/24 81	1ECH 202407 310-51300-32 EM AGENT SRVCS	2400	*	441.67	
7/01/24 81	EM AGENI SRVCS 202407 310-51300-51 UPPLIES	L000	*	.42	
	202407 310-51300-42		*	8.96	
	202407 310-51300-42	2500	*	8.40	
	202407 310-51300-43	1000	*	3.04	
TELEPHONI		GOVERNMENTAL MANAGEMENT SERVICES	s 		3,819.16 001641

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 9/30/24 PAGE 2 *** CHECK DATES 08/01/2024 - 08/31/2024 ***

RIVERS EDGE II - GENERAL FUND
BANK A RIVERS EDGE II CDD

	BANK A RIVERS	EDGE II CDD		
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME STATUS	AMOUNT	CHECK AMOUNT #
8/14/24 00059	6/24/24 26049 202406 310-51300-32500 ARB SE2020 FYE 4/30/24	*	600.00	
	ARB SE2020 FYE 4/30/24 GRAU & ASSO	CIATES 		600.00 001642
8/14/24 00081	6/06/24 S-18162 202406 320-57200-60000	*	579.47	
	A/C SERVICE CALL HOWARD SERV	ICES INC		579.47 001643
8/14/24 00081	7/10/24 S-18436 202407 320-57200-60000	*	264.00	
	A/C REPAIR HOWARD SERV	ICES INC		264.00 001644
8/14/24 00120	6/23/24 9650 202405 310-51300-31500	*	2,070.71	
	MAY GENERAL COUNSEL KILINSKI VA	N WYK PLLC		2,070.71 001645
8/14/24 00053	7/10/24 07102024 202407 320-57200-49400	*	275.00	
	7/11 DJ MUSIC BINGO 7/10/24 07102024 202407 320-57200-49400	*	275.00	
	7/25 DJ TRIVIA 7/10/24 07102024 202408 320-57200-49400	*	275.00	
	8/8 DJ MUSIC BINGO 7/10/24 07102024 202408 320-57200-49400	*	275.00	
	8/22 DJ TRIVIA 7/10/24 07102024 202408 320-57200-49400	*	275.00	
	9/5 DJ MUSIC BINGO 7/10/24 07102024 202408 320-57200-49400	*	275.00	
	9/12 DJ TRIVIA LIVE ENTERT.	AINMENT SOLUTIONS		1,650.00 001646
8/14/24 00008	6/21/24 52656 202405 310-51300-31100	*	176.98	
	MAY PROFESSIONAL SERVICES PROSSER			176.98 001647
8/14/24 00012	5/09/24 CS-2024- 202405 320-57200-49100	*	57,368.67	
	CS LANDSCAPE MAY 2024 RIVERS EDGE	CDD 	5	7,368.67 001648
8/14/24 00129	7/01/24 PSI08631 202407 320-57200-46800	*	1,718.00	
	JUL LAKE MAINTENANCE SOLITUDE LA	KE MANAGEMENT		1,718.00 001649
8/14/24 00071	2/14/24 15675 202402 320-57200-60000	*	450.00	
	REPLACE POST STERLING SP	ECIALTIES, INC		450.00 001650

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 9/30/24 PAGE 3
*** CHECK DATES 08/01/2024 - 08/31/2024 *** RIVERS EDGE II - GENERAL FUND

		BA	ANK A RIVERS EDGE II CDD			
CHECK VEND# DATE	DATE	OICEEXPENSED TO INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/14/24 00192		1113 202408 320-57200-4	19400	*	900.00	
		8/30 DEP 3-PIECE BAND	WILLIAM STEVE CRANFORD			900.00 001651
8/14/24 00192	8/05/24	1113A 202408 320-57200-4	19400	*	900.00	
		8/30 FNL PMT 3-PIECE BAND				900.00 001652
		1083 202406 320-57200-6	WILLIAM STEVE CRANFORD	*		
0/14/24 0013/		DOCK WALKWAY LIGHTS RPR				700 00 001652
			TMT ELECTRIC LLC			
		420661 202406 320-57200-3 JUN BILLABLE MILEAGE 1/3			115.14	
			VESTA PROPERTY SERVICES, INC			115.14 001654
8/14/24 00010	7/01/24	420289 202407 320-57200-3	34300	*	3,104.42	
	7/01/24		34000	*	4,014.34	
	7/01/24	JUL GENERAL MANAGER 420289 202407 320-57200-3	34100	*	9,175.77	
	7/01/24	JUL HOSPITALITY SRVCS 420289 202407 320-57200-3	34200	*	6,569.79	
		JUL MAINTENANCE SRVCS 420289 202407 320-57200-4		*	859.33	
		JUL POOL SRVCS				
		420289 202407 320-57200-5 JUL JANITORIAL SRVCS	51200	*	2,661.09	
	7/01/24	420289 202407 320-57200-3 JUL LIFESTYLE SRVCS	34010	*	3,178.02	
	7/01/24	420289 202407 320-57200-3 JUL ADMINISTRATIVE SRVCS		*	1,623.20	
		JUL ADMINISTRATIVE SRVCS	VESTA PROPERTY SERVICES, INC			31,185.96 001655
8/14/24 00131	5/01/24	693618 202405 320-57200-4	46100	*	2,914.00	
		MAY LANDSCAPE MAINT PONDS	YELLOWSTONE LANDSCAPE			2,914.00 001656
0/14/24 00121	 E/01/24		YELLOWSTONE LANDSCAPE	*	31,544.58	
0/14/24 00131	5/01/24	MAY LANDSCAPE MAINTENANCE			, -	
			YELLOWSTONE LANDSCAPE			31,544.58 001657
8/14/24 00131		710122 202406 320-57200-4 PINE TREE 465 SHINNECOCK	46101	*	655.00	
			YELLOWSTONE LANDSCAPE			655.00 001658
 -	-					-

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISES *** CHECK DATES 08/01/2024 - 08/31/2024 *** RIVERS EDGE II - GENERAL FUND BANK A RIVERS EDGE II CDD	STER RUN 9/30/24	PAGE 4
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME STATUS DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	AMOUNT	CHECK AMOUNT #
8/14/24 00131 6/05/24 710123 202406 320-57200-46101 * TREE 234 & 244 PINELLAS	3,740.00	
YELLOWSTONE LANDSCAPE		3,740.00 001659
DINE TOES 202100 320 320 10101	805.00	
YELLOWSTONE LANDSCAPE		805.00 001660
8/14/24 00131 6/07/24 715068 202406 320-57200-46100 * JUN LANDSCAPE MAINT PONDS	2,914.00	
YELLOWSTONE LANDSCAPE YELLOWSTONE LANDSCAPE		2,914.00 001661
8/14/24 00131 6/07/24 715070 202406 320-57200-46100 * JUN LANDSCAPE MAINTENANCE	31,544.58	
JUN LANDSCAPE MAINTENANCE YELLOWSTONE LANDSCAPE		31,544.58 001662
8/14/24 00131 6/13/24 717893 202406 320-57200-46101 *	415.00	
PINE TREE 475 SHINNECOCK YELLOWSTONE LANDSCAPE		415.00 001663
8/14/24 00131 6/13/24 717894 202406 320-57200-46101 *	405.00	
PINE TREE 18 SHINNECOCK YELLOWSTONE LANDSCAPE		405.00 001664
8/14/24 00131 6/27/24 722324 202406 320-57200-46102 *	184.00	
JUN IRR KEYSTONE CORNERS YELLOWSTONE LANDSCAPE		184.00 001665
8/14/24 00131 7/03/24 728219 202406 320-57200-46102 *	3,322.45	
JUN IRRIG RPR RIVER CLUB YELLOWSTONE LANDSCAPE		3,322.45 001666
0/14/24 00131 //03/24 /20210 20240/ 320 3/200 40101	5,220.00	
SUMMER ANNUALS YELLOWSTONE LANDSCAPE		5,220.00 001667
	2,059.50	
8/14/24 00131 7/03/24 728217 202407 320-57200-46102 * IRRIG KENDALL CROSSING YELLOWSTONE LANDSCAPE		2,059.50 001668
	2,914.00	

RED2 RIVERS EDGE II OKUZMUK

YELLOWSTONE LANDSCAPE

2,914.00 001669

31,544.58 001670

* 31,544.58

YELLOWSTONE LANDSCAPE

JUL LANDSCAPE MAINT PONDS

JUL LANDSCAPE MAINTENANCE

8/14/24 00131 7/05/24 JAX73108 202407 320-57200-46100

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 9/30/24 PAGE 5
*** CHECK DATES 08/01/2024 - 08/31/2024 *** RIVERS EDGE II - GENERAL FUND

CHECK DATES 00/01/2024 - 00/31/2024	BANK A RIVERS EDGE II CDD			
CHECK VEND#INVOICE EXPENSED TO DATE DATE INVOICE YRMO DPT ACCT	VENDOR NAME I# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/30/24 00193 7/22/24 APC-1746 202407 320-5720	00-60000	*	1,400.00	
PLUMBING REPAIRS	ROBERT CHICOSKI DBA AFFORDABLE			1,400.00 001671
8/30/24 00065 7/14/24 7424 202407 320-5720 EXIT LOOP REPAIR		*	1,387.00	
EATT LOOP REPAIR	APK AUSTIN, LLC			1,387.00 001672
8/30/24 00144 7/14/24 368107 202407 310-5130 AUDIT FYE 9/30/23	00-32200	*	4,120.00	
AUDIT FIE 9/30/23	BERGER TOOMBS ELAM GAINES & FRANK	:		4,120.00 001673
8/30/24 00102 7/08/24 41980965 202407 320-5720 ACTIVE SCRAPER/MAT ONY2	00-60000	*	180.76	
ACTIVE SCRAFER/MAT ONIZ	CINTAS			180.76 001674
8/30/24 00102 7/18/24 52212600 202407 320-5720 FIRST AID SUPPLIES	00-60000	*	134.32	
8/30/24 00002 8/01/24 82 202408 310-5130	CINTAS			134.32 001675
8/30/24 00002 8/01/24 82 202408 310-5130 AUG MANAGEMENT FEES	00-34000	*	3,091.67	
8/01/24 82 202408 310-5130 AUG WEBSITE ADMIN	00-35100	*	106.00	
8/01/24 82 202408 310-5130 AUG INFO TECH	00-35100	*	159.00	
8/01/24 82 202408 310-5130 AUG DISSEM AGENT SRVCS		*	441.67	
8/01/24 82 202408 310-5130 OFFICE SUPPLIES		*	.33	
8/01/24 82 202408 310-5130 POSTAGE	00-42000	*	120.55	
8/01/24 82 202408 310-5130 COPIES	00-42500	*	1.35	
8/01/24 82 202408 310-5130	00-41000	*	3.80	
TELEPHONE	GOVERNMENTAL MANAGEMENT SERVICES			3,924.37 001676
8/30/24 00108 7/31/24 923109 202407 320-5720	00-53100	*	585.00	
HOOD & FILTER CLEANING	HOODZ OF GREATER JACKSONVILLE			585.00 001677
8/30/24 00081 7/12/24 S-18445 202407 320-5720 A/C REPAIR	00-60000	*	722.00	
	HOWARD SERVICES INC			722.00 001678

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 9/30/24 PAGE 6 *** CHECK DATES 08/01/2024 - 08/31/2024 ***

RIVERS EDGE II - GENERAL FUND
BANK A RIVERS EDGE II CDD

	BA	NK A RIVERS EDGE II CDD			
CHECK VEND#INVOI DATE DATE I	CE EXPENSED TO NVOICE YRMO DPT ACCT# S	VENDOR NAME UB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/30/24 00120 7/10/24 9	930 202406 310-51300-3 JUN GENERAL COUNSEL	1500	*	2,457.23	
		KILINSKI VAN WYK PLLC			2,457.23 001679
	7082024 202407 320-57200-4	3500	*	308.00	
	TERMITE RENEWAL	NADAR'S PEST RAIDERS			308.00 001680
	3129562 202408 320-57200-4		*	1,103.15	
	AUG POOL CHEMICALS	POOLSURE			1,103.15 001681
8/30/24 00008 7/15/24 5	2775 202406 310-51300-3	1100	*	1,345.00	
	JUN PROFESSIONAL SERVICES	PROSSER			1,345.00 001682
8/30/24 00012 6/15/24 C	S-2024- 202406 320-57200-4	9100	*	57,368.67	
,	CS LANDSCAPE JUN 2024	RIVERS EDGE CDD			57,368.67 001683
8/30/24 00012 7/15/24 C	S-2024- 202407 320-57200-4 CS LANDSCAPE JUL 2024			57,368.67	
,		RIVERS EDGE CDD			57,368.67 001684
	S-2024- 202408 320-57200-4 CS LANDSCAPE AUG 2024	9100	*	57,368.67	
,		RIVERS EDGE CDD			57,368.67 001685
	SI09505 202408 320-57200-4 AUG POND MAINTENANCE			1,718.00	
		SOLITUDE LAKE MANAGEMENT			1,718.00 001686
8/30/24 00181 7/23/24 8	23215 202407 320-57200-6 50% DEP VIS CHAISE SLING			1,862.50	
	50% DEP VIS CHAISE SLING	WINSTON FURNITURE COMPANY OF			1,862.50 001687
8/30/24 00157 7/17/24 1	087 202407 320-57200-6 3 WALKWAY LIGHTS	0000	*	825.00	
	2 MADEMAI DIGHI2	TMT ELECTRIC LLC			825.00 001688
	090 202407 320-57200-6 BOARDWALK LIGHTS	0000	*	2,750.00	
	BOARDWALK LIGHIS	TMT ELECTRIC LLC			2,750.00 001689
	092 202408 320-57200-6 POST LIGHTS		*	1,375.00	
	LOSI DIGUIS	TMT ELECTRIC LLC			1,375.00 001690
·				·	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 9/30/24 PAGE 7

*** CHECK DATES	YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTE 08/01/2024 - 08/31/2024 *** RIVERS EDGE II - GENERAL FUND BANK A RIVERS EDGE II CDD	R CHECK REGISTER	RUN 9/30/24	PAGE /
CHECK VEND# DATE	INVOICE EXPENSED TO VENDOR NAME DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/30/24 00011	6/26/24 61917834 202406 320-57200-43500 JUN PEST CONTROL	*	118.67	
	TURNER PEST CONTROL			118.67 001691
8/30/24 00011	7/24/24 61930626 202407 320-57200-43500	*	118.67	
	TURNER PEST CONTROL			118.67 001692
8/30/24 00123	6/25/24 7374977 202406 310-51300-32300 FY25 TRUSTEE FEES SE2020	*	1,250.00	
	6/25/24 7374977 202406 300-15500-10000 FY26 TRUSTEE FEES SE2020	*	2,500.00	
	6/25/24 7374977 202406 310-51300-32300 INCIDENTAL EXPENSES	*	290.63	
	U.S. BANK			4,040.63 001693
	7/31/24 421377 202406 320-57200-34000	*	131.61	
	JUN BILLABLE MILEAGE 1/3 VESTA PROPERTY SERVICES, INC			131.61 001694
8/30/24 00010	8/01/24 420870 202408 320-57200-34300	*	3,104.42	
	AUG FIELD OPS MANAGER 8/01/24 420870 202408 320-57200-34000	*	4,014.34	
	AUG GENERAL MANAGER 8/01/24 420870 202408 320-57200-34100	*	9,175.77	
	AUG HOSPITALITY SRVCS 8/01/24 420870 202408 320-57200-34200	*	6,569.79	
	AUG MAINTENANCE SRVCS 8/01/24 420870 202408 320-57200-46200	*	859.33	
	AUG POOL SRVCS 8/01/24 420870 202408 320-57200-51200	*	2,661.09	
	AUG JANITORIAL SRVCS 8/01/24 420870 202408 320-57200-34010	*	3,178.02	
	AUG LIFESTYLE SRVCS		•	
	8/01/24 420870 202408 320-57200-34400 AUG ADMINISTRATIVE SRVCS	*	1,623.20	
	VESTA PROPERTY SERVICES, INC			31,185.96 001695
8/30/24 00150	8/12/24 486 202408 320-57200-49400 9/6 MUSICIAN 3HR	*	400.00	
	WEINGLASS MUSIC 7/03/24 728218 202407 320-57200-46101			400.00 001696
8/30/24 00131	7/03/24 728218	*	1,300.00	
	EMERGENCY WATERING			1 200 00 001607

RED2 RIVERS EDGE II OKUZMUK

1,300.00 001697

YELLOWSTONE LANDSCAPE

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPT *** CHECK DATES 08/01/2024 - 08/31/2024 *** RIVERS EDGE II - GENERAL FUND BANK A RIVERS EDGE II CDD	UTER CHECK REGISTER	RUN 9/30/24	PAGE 8
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/30/24 00131 7/03/24 728220 202407 320-57200-46101 ANT TREATMENT CLUB POOL	*	600.00	
ANT TREATMENT CLUB POOL YELLOWSTONE LANDSCAPE			600.00 001698
8/30/24 00131 7/25/24 738383 202407 320-57200-46102 JUL IRR KENDALL CROSSING	*	1,394.90	
YELLOWSTONE LANDSCAPE			1,394.90 001699
8/30/24 00131 7/25/24 738384 202407 320-57200-46102 JUL IRRIG 25 RAFTER TRAIL	*	385.00	
YELLOWSTONE LANDSCAPE			385.00 001700
8/30/24 00131 7/31/24 740543 202407 320-57200-46102 JUL IRRIG RPR VALVE RPLC	*	522.00	
YELLOWSTONE LANDSCAPE			522.00 001701
8/30/24 00131 8/01/24 742283 202408 320-57200-46100 AUG LANDSCAPE MAINT PONDS	*	2,914.00	
YELLOWSTONE LANDSCAPE			2,914.00 001702
8/30/24 00131 8/01/24 742285 202408 320-57200-46100	*	31,544.58	
YELLOWSTONE LANDSCAPE			31,544.58 001703
TOTAL FO	R BANK A	504,827.33	
TOTAL FO	R REGISTER	504,827.33	



1707 Townhurst Dr. Houston TX 77043 (800) 858-POOL (7665) www.poolsure.com

Invoice

Date

7/1/2024

Invoice #

131295622449

Terms	Net 20	
Due Date	7/21/2024	i ,
PO# 1230 (1730 1730 1730 1730 1730 1730 1730 1730		,

Bill To

Rivers Edge CDD2 Government Management Services 475 West Town Place suite 114 St. Augustine FL 32092

Ship To	
River Club	
60 Riverglade Run	
St. Johns Fl. 32259	

Item ID	Description	Qty	Units	Amount
WM-CHEM-FLAT	Water Management Flat Billing Rate	.1		1,103,15
	LIM 2 6 2024			

Subtotal **Shipping Cost (FEDEX GROUND)**

1,103.15 0.00 1,103.15

Total \$1,103.15 **Amount Due**

OUR REMITTANCE ADDRESS HAS CHANGED!!

Remittance Slip

Customer 13RIV030 Involce# 131295622449 Amount Due

\$1,103.15

Amount Paid

Make Checks Payable To

Poolsure 1707 Townhurst Dr Houston, TX 77043-2810





ACCOUN Rivers Ed	T NAME ge li Cdd	ACCOUNT # 759957	PAGE#
INVOICE# 0006462511	BILLING PERIOD May 1- May 31, 2024	PAYMENT DUI June 20, 20	teritore attraction of a state of the state of the state of
PREPAY (Memo Info)	UNAPPLIED (included in amt due)	TOTAL CASH A	MT DUE*
\$0.00	\$0.00	\$65.92	

BILLING ACCOUNT NAME AND ADDRESS

Rivers Edge II Cdd 475 W. Town PI. Ste. 114 Saint Augustine, FL 32092-3649

Legal Entity: Gannett Media Corp.

Terms and Conditions: Past due accounts are subject to interest at the rate of 18% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or pald must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited.

All funds payable in US dollars.

BILLING INQUIRIES/ADDRESS CHANGES 1-877-736-7612 or smb@ccc.gannett.com

FEDERAL ID 47-2390983

To sign-up for E-mailed involces and online payments please contact abgspecial@gannett.com.

Date	Description				Amount
5/1/24	Balance Forward				\$0.00
Package	Advertising:				
Start-E	nd Date Order Number	Product	Description	PO Number	Package Cost



As an incentive for customers, we provide a discount off the total invoice cost equal to the 3.99% service fee if you pay with Cash/Check/ACH. Pay by Cash/Check/ACH and Savel

Total Cash Amount Due \$65.92
Service Fee 3.99% \$2.63
*Cash/Check/ACH Discount -\$2.63
*Payment Amount by Cash/Check/ACH \$65.92
Payment Amount by Credit Card \$68.55

ACCOUNT NAME Rivers Edge II Cdd		ACCOUNT 759				## \$65.92
CURRENT DUE \$65.92	30 DAYS PAST DUE \$0.00	60 DAYS PAST DUE \$0.00	90 DAYS PAST DUE \$0.00	120+ DAYS PAST DUE \$0.00	UNAPPLIED PAYMENTS \$0.00	TOTAL GASH AMT DUE*
REMITTANCE ADD	RESS (Include Account	· & Involce# on check)	TO PAY WIT	H CREDIT CARD PL 1-877-736-7612	ASE CALL:	TOTAL CREDIT CARD AMT DUE \$68.55
	nnett Florida Loca PO Box 631244 innati, OH 45263-		To sign up fo	or E-malled involces abgspecia	and online payme @gannett.com	nts please contact

LOCALIQ

FLORIDA

PO Box 631244 Cincinnati, OH 45263-1244

AFFIDAVIT OF PUBLICATION

Courtney Hogge Rivers Edge Ii Cdd 475 W Town PL # 114 Saint Augustine FL 32092-3649

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of the St Augustine Record, published in St Johns County, Florida; that the attached copy of advertisement, being a Public Notices, was published on the publicly accessible website of St Johns County, Florida, or in a newspaper by print in the issues of, on:

05/16/2024

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 05/16/2024

Legal Clerk

Notary, State of WI, County of Brown

8.25.26

My commission expires

Publication Cost:

\$65,92

Order No:

10151321

of Copies:

Customer No:

759957

.

PO#:

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE RIVERS EDGE II COMMUNITY

DEVELOPMENT DISTRICT Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Rivers Edge II Community Development District will commence at noon on June 10, 2024, and close at noon on June 14, 2024. Candidates must qualify for the office of Supervisor with the St. Johns County Supervisor of Elections located at 4455 Avenue A, St. Augustine, Florida 32095, Phone (904) 823-2238. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a "qualified elector" of the District, as defined in Section 190.003, *Florida Statutes*. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the St. Johns County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter Florida Statutes.

The Rivers Edge II Community Development District has two (2) seats up for election, specifically seats 3 and 5. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 5, 2024, and in the manner prescribed by law for general elections.

For additional information, please contact the St. Johns County Supervisor of Elections.

Pub: May 16, 2024; #10151321

MARIAH VERHAGEN Notary Public State of Wisconsin



REMIT PAYMENT TO: CINTAS P.O. BOX 631025

CINCINNATI, OH 45263-1025

VIEW & PAY YOUR BILLS ONLINE: WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514 **CINTAS FAX #**

904-741-6116

INVOICE

SHIP TO: RIVERS EDGE II CDD

BILL TO:

160 RIVERGLADE RUN

475 W TOWN PL

SAINT JOHNS, FL 32259-6953

ST AUGUSTINE, FL 32092-3649

INVOICE # INVOICE DATE **SERVICE TICKET #**

4195291664 06/10/2024 4195291664

SOLD TO#

PAYER#

20958738 10596960

PAYMENT TERMS

NET 10 EOM

SORT#

02800002682

C/O RIVERTOWN COMMUNITY ASSOCIAION

RIVERS EDGE COMMUNITY DEVELOPMT DIS

CINTAS ROUTE

22 / DAY 1 / STOP 007

EMP#/LOCK#	MATERIAL	DESCRIPTION		FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10184	3X5 ACTIVE SCRAPER		04	F	2	12.423	24.85	N
	X10186	4X6 ACTIVE SCRAPER		04	F	3	13.804	41.41	N
	X10189	3X5 XTRAC MAT ONYX		04	F	4	20.706	82.82	N
	X10192	4X6 XTRAC MAT ONYX		04	F	1	23.466	23.47	N
			SUBTOTAL					172.55	
		SERVICE CHARGE		EC	EN			8.21	N
		SUBTOTAL	J					180.76	
		TAX		JUN	112	024		0.00	I
		TOTAL USD	8	¥.				180.76	

You will notice the annual price adjustment on your invoice beginning on 6/1/2024. Rental rates are being adjusted to account for increases in labor wage rates, fleet expenses, raw materials, and energy costs. Rates will remain consistent for the next year.

Thanks for your trust in Cintas. We remain committed to providing you with the highest quality service in the rental industry.

Signature:

Johnathan Perry

Sold To: 0020938736 SOX: 4196291054

96/19/2024 98;21 AM

Approved RECDD I Submitted to AP on 6.11.2024

by Jason Davidson

lason Davidson



CINTAS P.O. Box 631025 CINCINNATI, OH 45263-1025 Service / Billing # Fax # (904)562-7000 (904)562-7020

Payment Inquiry # (888)994-2468

Invoice

Ship To RIVERS EDGE 2

RIVERS EDGE COMMUNITY DEVELOP

DISTRICT

160 RIVERGLADE RUN ST. JOHNS, FL 32259 Invoice # 5216943826 Invoice Date 06/20/2024 Credit Terms NET 30 DAYS Customer # 12663109

Cintas Route LOC #0292 ROUTE 0009

Order # 7048629353 Payer # 10596960

Bill To

RIVERTOWN COMMUNITY ASSOCIAION

RIVERS EDGE COMMUNITY

DEVELOPMT DIS

STE 114

475 W TOWN PL

ST AUGUSTINE, FL 32092-3649

Material #		Description		Qu	antity	Unit Price	Ext Price Ta
Unit	000000000009585183	Unit Description:	FRONT OFFICE F	= A			
110		SERVICE ACKNOWLEDGEMENT		1	EA	\$0.00	\$0.00
120		CABINET ORGANIZED		1	EA	\$0.00	\$0.00
130		EXPIRATION DATES CHECKED		1	EA	\$0.00	\$0.00
132		BBP KIT CHECKED		1	EA	\$0.00	\$0.00
13658		WATERPROOF CLEAR STRIPS		1	BOX	\$16.21	\$16.21
50430		ALCOHOL SWABS SMALL		1	BAG	\$8.04	\$8.04
55555		HARD SURFACE DISINFEC SVC		1	EA	\$10.45	\$10.45
61029		ANTISEPTIC PUMP 2 OZ		1	EA	\$18.37	\$18.37
72220		ROLLER GAUZE 2IN NON-STER		1	EA	\$9.18	\$9.18
163051		BURN RELIEF PACKET/ 6 PK		1	PAC	\$19.14	\$19.14
						Unit Subtotal:	\$81.39
Unit	000000000009605930	Unit Description:	KITCHEN #7873				
110		SERVICE ACKNOWLEDGEMENT		1	EA	\$0.00	\$0.00
159		AED CHECKED		1	EA	\$39.02	\$39.02
564462		AED BATTERY CHECKED		1	EA	\$0.00	\$0.00
564463		AED PADS CHECKED		1	EA	\$0.00	\$0.00
						Unit Subtotal:	\$39.02
Unit	000000000999900999	Unit Description:	Other				
400		SERVICE CHARGE		1	EA	\$22.95	\$22.95
						Unit Subtotal:	\$22.95
						Invoice Sub-total	\$143.36
						Tax Involce Total	\$0.00 \$143.36

Remit To CINTAS

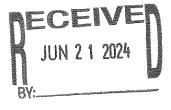
P.O. Box 631025

CINCINNATI, OH 45263-1025

Approved RECDD II Submitted to AP on 6.21.2024 by Jason Davidson

Jason Davidson

Jason Davidson



CINTAS P.O. Box 631025 CINCINNATI, OH 45263-1025

Invoice

Material # Description Quantity Unit Price Ext Price Tax

Note



Dynamic Security Professionals, Inc.

P.O. Box 23861 Jacksonville, FL 32241 EF0001108

Invoice

Date	Invoice #
6/20/2024	43980

Bill To	
Rivers Edge CDD 2 475 West Town Place Suite 114 St. Augustine, FL 32092	

Location	
160 Riverglade Run	
St. Johns, Florida 32259	

		P.O. No.	Terms
			Due on receipt
Quantity	Description	Rate	Amount
1	Technician checked security system and found battery was causing system data circuit to drop out due to power failure. Replaced battery and cleared system trouble. Trip Fee	85.00 85.00	85.00 85.00
Thank you for your busin	ness.	Subtotal	
		Sales Tax (6.5%)
		Total	
		Payments/Credi	ts
		Balance Du	9

Dynamic Security Professionals, Inc.

P.O. Box 23861 Jacksonville, FL 32241 EF0001108

Invoice

Date	Invoice #
6/20/2024	43980

Bill To	
Rivers Edge CDD 2 475 West Town Place Suite 114 St. Augustine, FL 32092	

Location	
160 Riverglade Run	
St. Johns, Florida 32259	

peroved RECDD 2 ubmitted to AP 6.20.24 y Kevin McKendree Subtotal \$210.0			P.O. No.	Terms
1 12V 7AH Sealed Lead Acid Battery 40.00 40.00 annk you for your business. Subtotal \$210.0 poroved RECDD 2 ubmitted to AP 6.20.24 y Kevin McKendree Even McKendree Total \$210.0				Due on receipt
Subtotal \$210.0 pproved RECDD 2 ubmitted to AP 6.20.24 y Kevin McKendree Total \$210.0	Quantity	Description	Rate	Amount
pproved RECDD 2 ubmitted to AP 6.20.24 y Kevin McKendree Total \$210.6 Total \$210.6	1	12V 7AH Sealed Lead Acid Battery	40.00	40.00
y Kevin McKendree Total \$210.6	hank you for your busin	ness.	Subtotal	\$210.0
y Kevin McKendree Total \$210.6	pproved RECDD	2 20 24	Sales Tax (6.5%)	\$0.0
Dayway at 10 mg dita	y Kevin McKendr	evin McKendree		\$210.0
			Payments/Credit	ts \$0.0

Dynamic Security Professionals, Inc.

P.O. Box 23861 Jacksonville, FL 32241 EF0001108

Invoice

Date	Invoice #
6/23/2024	44202

Bill To

Rivers Edge CDD 2
475 West Town Place
Suite 114
St. Augustine, FL 32092

Location	
160 Riverglade Run St. Johns, Florida 32259	

		P.O. No.	Terms
			Due on receipt
Quantity	Description	Rate	Amount
3	Quarterly Monitoring of Security System Via Starlink Cellular for 3rd Quarter Security System Via Starlink Cellular for 3rd Quarter JUN 2 4 2024 BY:	35.00	105.00
Thank you for your busi	ness.	Subtotal	\$105,00

Approved RECDD II Submitted to AP on 6.24.2024 by Jason Davidson

Jason Davidson

Jubiotai	\$105.00
Sales Tax (6.5%)	\$0.00
Total	\$105.00
Payments/Credits	\$0.00
Balance Due	\$105.00



12276 San Jose Blvd. Ste. 417 Jacksonville, FL 32223 CPC# 1457438

Invoice

Job Address

Date	Invoice #
6/18/2024	44297

904-417-5100 Phone

Rivers Edge 475 West To Suite 114 St. Augustir	own Place			Rivers Edge CL 160 River glade St. Johns FL 32	run			
P.O. Nu	mber	Terms	Rep		Project			
			DB		AMMIT .	· Armini		
Quantity		Descrip	otion		Price Each	Amount		
1		pply (1) 10 HP 230/400 volts (Replica of existing Supply & del	ng pool pump) livery only 8 2024	pool pump	ol pump 7,300.00			
Thank you Approve	for your to ed REC ed to Al	ousiness, we appreciate it very DD 2 P 6.18.24	much.		Total	\$7,300.00		
By Kevii	n McKe	ndree Kendree			Payments/Cre	dits \$0.00		
	a marie				Polonee Di	\$7,300,00		

debbie@epicpool.com	www.epicpool.com

Governmental Management Services, LLC 1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 81

Invoice Date: 7/1/24 Due Date: 7/1/24

Case:

P.O. Number:

Bill To:

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees -July 2024		3,091.67 106.00	3,091.67 106.00
Website Administration - July 2024		159.00	159.00
nformation Technology - July 2024 Dissemination Agent Services - July 2024		441.67 0.42	441.67 0.42
Office Supplies Postage		8.96	8.96
Copies elephone		8,40 3.04	8,40 3.04
The second secon			

Total	\$3,819.16
Payments/Credits	\$0.00
Balance Due	\$3,819.16

Grau and Associates

951 W. Yamato Road, Suite 280 Boca Raton, FL 33431www.graucpa.com

Phone: 561-994-9299 Fax: 561-994-5823

Rivers Edge II Community Development District 1001 Bradford Way Kingston, TN 37763

Invoice No. 26049 Date 06/24/2024

SERVICE

Project: Arbitrage - Series 2020 FYE 4/30/2024

Arbitrage Services

\$ 600.00

Subtotal:

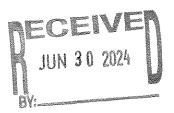
600.00

Total

600.00

Current Amount Due

\$ 600.00



0 - 30	31-60	61 - 90	91 - 120	Over 120	Balance
600.00	0.00	0.00	0.00	0.00	600.00

Service Invoice

Professionals You Can Trust

Billed Customer: #001909

Rivertown-Vesta Billing-RECDD 2 475 West Town Place Ste 114 St Augustine, Fl 32092

Howard Services

P.O. Box 5637 Jacksonville, FL 32247 Phone: (904)398-1414 Fax: (904)398-3586

> Site ID: # 001909-0002

Rivertown - River Club POC - Jason Davidson - GM 160 Riverglade Run St. Johns, FL 32259

Amount Paid 6/6/2024 S-18162 07/06/2024 19665 Contractor's License # Invoice Date **Invoice Number Due Date** CallSlip Number CAC1822034 6/6/2024 S-18162 07/06/2024 19665

Problem Reported:

*** NC-No Cooling - Com

No Cooling - Commerical Call

A/C out in kitchen area .called in by jason

Tech Date 06/06/2024 JOE DAVIDE 06/06/2024

Material Qty

40VA TRANSFORMER (1)R410A PER POUND (1)

Equipment:

Unit : CAHU Brand: TRANE Location: Cahu 4 Model: TWE090E300AA

Serial#: 17033RD4BA

Supplied and installed a new OEM 40VA Transformer. Checked refrigerant levels and determined that system was low on refrigerant. Then we added 11b of R410a to bring system up to 9F of sub cooling. Then checked the delta T and measured 22F. System is running properly at this time.

> Approved RECDD II Submitted to AP on 6.1.2024 by Jason Davidson ason Davidson

396.00 Labor Subtotal 579.47 0.00 Tax **Grand Total** 579.47

183.47

Material

The above prices and specifications are herby accepted. You are authorized to perform the work as specified. I agree to pay you in full upon completion of the work and to pay for attorney's fees and costs you incur if you file a lawsuit to recover money which I owe to you. In addition, if I do not pay you upon completion of the work, I agree to pay interest on the outstanding balance at the rate of 18% per annum. The venue for any legal action related to this agreement shall be Jacksonville, Florida unless otherwise required by law. In connection with any such action I/we waive the right to a trial by jury.

Howard Services Warranty: Recommended service repairs are warranted for a period of (90) Ninety days on labor and (1) One year on all applicable parts from the date of the repair, excluding refrigerant unless otherwise stated.

Service Invoice



Billed Customer: #001909

Rivertown-Vesta Billing-RECDD 2 475 West Town Place Ste 114 St Augustine, Fl 32092

Howard Services

P.O. Box 5637 Jacksonville, FL 32247 Phone: (904)398-1414 Fax: (904)398-3586

Site ID: # 001909-0002

Rivertown - River Club POC - Jason Davidson - GM 160 Riverglade Run St. Johns, FL 32259

 19949
 7/10/2024
 S-18436
 08/09/2024
 Amount Paid

 CallSlip Number
 Invoice Date
 Invoice Number
 Due Date
 Contractor's License #

 19949
 7/10/2024
 S-18436
 08/09/2024
 CAC1822034

Problem Reported:

*** RICOOL-Reach In Cooler Down ***

Reach in cooler is down

prep table

Tech SCOTT D

Date 07/10/2024

Equipment:

Brand:

Unit : CREFRG

Model : BLPT48

Serial#: BT07A94KB00023

Location: Xpo station

JUL 11 2024

Arrived on site and checked in with manager. She took me back to kitchen and showed me the reach-in that was not keeping temperature. I removed back on unit to get to condenser area. I turned thermostat down and allowed unit to run. Unit appear to be working properly. Unit does not have any access ports to check refrigerant charge. Suction line is cold and amp draw is ok. Will get prices to add access ports and recharge unit with 134-A.

Approved RECDD II Submitted to AP on 7.11.2024 by Jason Davidson

Jason Davidson

Material Labor	0.00 264.00
Subtotal	264.00
Tax	0.00
Grand Total	264.00

The above prices and specifications are herby accepted. You are authorized to perform the work as specified. I agree to pay you in full upon completion of the work and to pay for attorney's fees and costs you incur if you file a lawsuit to recover money which I owe to you. In addition, if I do not pay you upon completion of the work, I agree to pay interest on the outstanding balance at the rate of 18% per annum. The venue for any legal action related to this agreement shall be Jacksonville, Florida unless otherwise required by law. In connection with any such action I/we waive the right to a trial by jury.

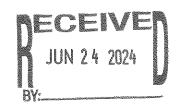
Howard Services Warranty: Recommended service repairs are warranted for a period of (90) Ninety days on labor and (1) One year on all applicable parts from the date of the repair, excluding refrigerant unless otherwise stated.



Invoice # 9650 Date: 06/23/2024 Due On: 07/23/2024

P.O. Box 6386 Tallahassee, Florida 32314 United States

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, Florida 32092



River's Edge II - 01 General Counsel

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	MGH	05/03/2024	Review and analyze draft agenda for upcoming Board meeting and note potential revisions as needed	0.20	\$280.00	\$56.00
Service	MGH	05/06/2024	Prepare budget approval resolutions for Board consideration at upcoming Board meeting	0.40	\$280.00	\$112.00
Service	LG	05/08/2024	Prepare draft RFP for amenity management services.	0.50	\$305.00	\$152.50
Service	MGH	05/08/2024	Review draft Landowner Election Resolution and note revisions as needed; analyze strategy for seat appointments	0.30	\$280.00	\$84.00
Service	LG	05/12/2024	Review April minutes.	0.20	\$305.00	\$61.00
Service	LG	05/13/2024	Prepare letter to Toll Brothers regarding ownership of dock property.	0.70	\$305.00	\$213.50
Service	LG	05/14/2024	Prepare for Board meeting.	0.30	\$305.00	\$91.50
Service	LG	05/14/2024	Travel to Board meeting.	1.00	\$305.00	\$305.00
Expense	KB	05/14/2024	Hotel: Hotel LG.	1.00	\$63.78	\$63.78
Service	LG	05/15/2024	Attend Board meeting; return travel from same.	1.60	\$305.00	\$488.00
Expense	KB	05/15/2024	Travel: Mileage LG.	119.30	\$0.67	\$79.93
Service	MGH	05/21/2024	Review meeting notes distributed by Assistant District Manager; evaluate potential legal needs and takeaways needed	0.10	\$280.00	\$28.00

Service	LG	05/28/2024	Prepare form of agreement for amenity management.	0.90	\$305.00	\$274.50
Service	LG	05/31/2024	Review May minutes.	0.20	\$305.00	\$61.00
Non-billa	ble entries					
Service	LG	05/07/2024	Review and revise budget resolution.	0.20	\$ 305.00	\$61.00
Service	MGH	05/15/2024	Prepare for, travel to and attend Board meeting	1.00	\$280.00	\$280.00
Expense	КВ	05/15/2024	Gas: Travel LG.	1.00	\$6.80	\$6.80
Expense	КВ	05/15/2024	Travel: Mileage MGH.	27.20	\$0.67	\$ 18.22

Total \$2,070.71

Detailed Statement of Account

Other Invoices

9199 9504	05/17/2024 06/19/2024	\$2,829.36 \$1.890.89	\$0.00 \$0.00	\$2,829.36 \$1.890.89
	•••••		*	\$2,829.36
Invoice Numb	oer Due On			alance Due

Current Invoice

Invoice Num		Amount Due	Payments Received I	Balance Due
9650	07/23/2024	\$2,070.71	\$0.00	\$2,070.71
			Outstanding Balance	\$6,790.96
		1	otal Amount Outstanding	\$6,790.96

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

Please pay within 30 days.



Attention: Rivers Edge CDD II

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

11925 Alden Trace Blvd N Jacksonville FL 32246

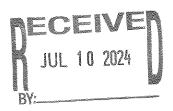
Invoice Number: 430044

Description	Date	Time	Pri	Ge.
DJ for Music Bingo	7/11/2024	6:30pm	\$	275.00
DJ for Trivia	7/25/2024	6:30pm	\$	275.00

Total Due \$ 550.00

Please make all checks out to Live Entertainment Solutions. Thank you!

Approved RECDD II Submitted to AP on 7.10.24 by Kimberly Fatuch Kim Fatuch





Attention: Rivers Edge CDD II

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

11925 Alden Trace Blvd N Jacksonville FL 32246

Invoice Number: 499833

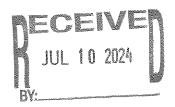
Description	Date	Time	Pri	lge .
DJ for Music Bingo	8/8/2024	6:30pm	~	275.00
DJ for Trivia	8/22/2024	6:30pm	\$	275.00

Total Due \$ 550.00

Please make all checks out to Live Entertainment Solutions. Thank you!

Approved RECDD II Submitted to AP on 7.10.24 by Kimberly Fatuch

Kim Fatuch





Attention: Rivers Edge CDD II

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

11925 Alden Trace Blvd N Jacksonville FL 32246

Invoice Number: 9300943

Description	Date	Time	Pii	lee .
DJ for Music Bingo	9/5/2024	6:30pm	\$	275.00
DJ for Trivia	9/12/2024	6:30pm	\$	275.00

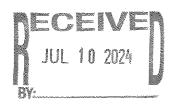
Total Due

\$ 550.00

Please make all checks out to Live Entertainment Solutions. Thank youl

Approved RECDD II Submitted to AP on 7.10.24 by Kimberly Fatuch







June 21, 2024

Project No:

P0113094.70

Invoice No:

52656

River's Edge II CDD

c/o Government Management Services, LLC

Attn: Daniel Laughlin

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

Project

P0113094.70

Rivers Edge II CDD

For services including attend May CDD meeting.

Professional Services from May 01, 2024 to May 31, 2024

Expense Billing

Reimbursable Expenses

Travel - Reimbursable - Mileage

15.58

Travel - Reimbursable- Mileage Client OV

7.88 **23.46**

Total Reimbursables

1.15 times

26.98

Total this Task

\$26.98

Task 1: O & M

Engineer

Professional Personnel

Hours

Rate

Amount

Totals

Total Labor

1.00 1.00 150.00

150.00 150.00

_ _ .

150.00

Total this Task

\$150.00

Total this Invoice

\$176.98

Outstanding Invoices

Number 52302 52513 Total

Date 4/22/2024 5/29/2024

Balance 523.12 387.50

910.62

JUN 2.4 2024

Rivers Edge CDD

INVOICE

475 West Town Place, Suite 114 St. Augustine FL 32092 Phone (904) 940-5850 Fax (904) 940-5899

DATE: INVOICE # 5/9/24 CS-2024-MAY

Bill To:

Rivers Edge II CDD 475 West Town Place, Suite 114 St. Augustine FL 32092

	DESCRIPTION	,	AMOUNT
Cost Share-Landscaping for May 2024	1.320.57200.49100	\$	57,368.67
	JUN 09 2024 BY:		
	TOTAL	\$	57,368.67

Make check payable to:
Rivers Edge CDD
c/o GMS LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

THANK YOU FOR YOUR BUSINESS!



Please Remit Payment to:

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

INVOICE

Page: 1

Invoice Number: Invoice Date: PSI086313 7/1/2024

Ship

Rivers Edge II CDD To: 475 West Town Place St. Augustine, FL 32259 **United States**

Bill

Rivers Edge II CDD To: 475 West Town Place

Jacksonville, FL 32259

Ship Via

7/1/2024 Due Date 7/31/2024 Terms

Ship Date

Net 30

Our Order No.

14024

7/1/2024

Unit Price Total Price Quantity Unit **Order Qty** Item/Description 1 1,718.00 1

Annual Maintenance

July Billing

7/1/2024 - 7/31/2024

Rivers Edge CDD II Pond 3

Rivers Edge CDD II Pond 9

Rivers Edge CDD II Pond NN

Rivers Edge CDD II Pond 13

Rivers Edge CDD II Pond 4

Rivers Edge CDD II Pond 7

Rivers Edge CDD II Pond 1 Rivers Edge CDD II Pond 15

Rivers Edge CDD II Pond UU

Rivers Edge CDD II Pond SS

Rivers Edge CDD II Pond 2

Rivers Edge CDD II Pond 6

Rivers Edge CDD II Pond 14

Rivers Edge CDD II Pond RC2

Rivers Edge CDD II Pond JJ

Rivers Edge CDD II Pond CR3 Rivers Edge CDD II Pond KK

Rivers Edge CDD II Pond TT

Rivers Edge CDD II Pond 10

Rivers Edge CDD II Pond 11 Rivers Edge CDD II Pond 5

Rivers Edge CDD II Pond 8

Rivers Edge CDD II Pond 12

Rivers Edge CDD II Pond RC1

Customer ID

P.O. Number

P.O. Date

1,718.00

Approved RECDD II Submitted to AP on 7.8.2024 By Jason Davidson

Jason Davidson

Amount Subject to Sales Tax 0.00 1,718.00 Amount Exempt from Sales Tax

Subtotal: 1,718.00 Invoice Discount: 0.00 **Total Sales Tax** 0.00 0.00 Payment Amount: 1,718.00 Total:

Sterling Specialties, Inc

7000 US Highway 1 North, Ste 601 St. Augustine, FL 32095 Phone: 904-829-5006

Fax: 904-829-5008

P.O. Number	Date	Invoice#
	2/14/2024	15675

Rivers Edge CDD-2
475 West Town Place Suite 114 St. Augustine, Fl. 32259

Project Location		- No
Rivertown		
Damaged Post		

Description Remove damaged post and replace with new	Amount 450.00
One 6x6 x1/8" x 7' long post blank & black	
JUN 10 2024 BY	

Approved RECDD 2 Submitted to AP 6.10.24 By Kevin McKendree

Kevin McKendree

E-mail terri@sterlingspecialtiesinc.com Total \$450.00

Payments/Credits

\$0.00

Total Balance Due

\$450.00

Invoice

DATE	INVOICE#,
8/5/2024	1113

BILLTO	PHYSICAL ADDRESS
Rivers Edge CDD II 475 West Town PL Suite 114 St Augustine, FI 32059	RiverTown RiverClub 160 RiverGlade Run St. Johns, FL 32259

DUE DATE P.O. NUMBER 8/30/2024

DESCRIPTION	QTY	RATE	AMOUNT
Deposit, due on receipt	2	450.00	900.00
Jimmy buffet show, 3-piece band @150 per hr per musician. Due on performance date	2	450.00	900.00
AUG VG 2024			
E C company distribution and an analysis of the second analysis of the second and an analysis of the second and an analysis of the second and an analysis of the second analysis of the se			
	Deposit, due on receipt Jimmy buffet show, 3-piece band @150 per hr per musician. Due on performance date	Deposit, due on receipt 2 Jimmy buffet show, 3-piece band @150 per hr per musician. Due on performance date 2	Deposit, due on receipt 2 450.00 Jimmy buffet show, 3-piece band @150 per hr per 2 450.00 musician. Due on performance date

Remaining balance due upon day of performance.

please remit to: Steve Cranford 7795 Sunnydale Lane Jacksonville Fl 32256

Approved RECDD II Submitted to AP on 8.6.24 by Kimberly Fatuch

Subtotal	1,800.00
0% Tax	0.00
Total	1,800.00
Balance Due	1,800.00

Kim Fatuch

\$900.00

Invoice

DATE	INVOICE#
8/5/2024	1113 A

BILLTO	PHYSICAL ADDRESS
Rivers Edge CDD II 475 West Town PL Suite 114 St Augustine, FI 32059	RiverTown RiverClub 160 RiverGlade Run St. Johns, FL 32259

DUE DATE P.O. NUMBER 8/30/2024

/ITEM	DESCRIPTION	QTY	RATE	AMOUNT
Performance-Music	Deposit, due on receipt	2	450.00	900.00
Performance-Music	Jimmy buffet show, 3-piece band @150 per hr per musician. Due on performance date	2	450.00	900.00
	ALIG OF 2024			

Remaining balance due upon day of performance.

please remit to: Steve Cranford 7795 Sunnydale Lane Jacksonville Fl 32256

Approved RECDD II Submitted to AP on 8.6.24 by Kimberly Fatuch

 Subtotal
 1,800.00

 0% Tax
 0.00

 Total
 1,800.00

 Balance Due
 4,800.00

Kim Fatuch

\$900.00

TMT Electric, LLC

290 Circle Dr S Saint Augustine, FL 32084 US +1 9043151248 tmtelectricllc@gmail.com



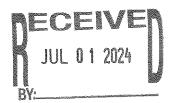
INVOICE

BILL TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092

SHIP TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092

INVOICE 1083 06/26/2024 DATE **TERMS** Net 30 07/26/2024 **DUE DATE**

DATE ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Services	Dock walkway lights not working at the Riverclub. Replaced damaged electrical conduit, fittings and boxes. Removed shorted light from circuit. Verified integrity of all associated breakers and wiring. Reestablished circuit continuity throughout dock.	1	780.00	780.00
Please make check payable to TMT Electric LLC.	SUBTOTAL			780.00
33 total lights. 19 working	TAX			0.00
13 nan-working 1 missing	TOTAL			780.00



BALANCE DUE

\$780.00

Approved RECDD 2 Submitted to AP 7.1.24 By Kevin McKendree

Kevin McKendree



Vesta Property Services, Inc. 245 Riverside Avenue Suite 300

Jacksonville FL 32202

Bill To

Rivers Edge CDD II c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine FL 32092

Invoice

Invoice # Date

420661 06/30/2024

Terms

Net 30

Due Date

07/30/2024

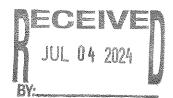
Memo

Billable Mileage split

Description	Quantity -	Rate	Amount
Billable Mileage June split in 3	1	115.14	115.14
-			

Total

115.14



<u>Vesta Mileage Report</u>

Name:	Kevin McKendree	Month	Jun-24				
Date	Purpose	Location (From)	Destination (To)	Billable Miles	Community Billed To:	Non-billable Miles	Mileage
6/3	Daily mileage	Rivertown	Rivertown	45.7	Riversedge CDD		45.7
6/4	Daily mileage	Rivertown	Rivertown	22.4	iversedge CDI	D	22.4
6/5	Daily mileage	Rivertown	Rivertown	31.9	iversedge CDI)	31.9
6/6	Daily mileage	Rivertown	Rivertown	16	Riversedge CDD		16
6/7	Daily mileage	Rivertown	Rivertown	19.2	iversedge CDI	D	19.2
6/10	Daily mileage	Rivertown	Rivertown	41.3	iversedge CDI	D	41.3
6/11	Daily mileage	Rivertown	Rivertown	38.3	iversedge CDI)	38.3
6/12	Daily mileage	Rivertown	Rivertown	26.9	iversedge CDI	D	26.9
6/13	Daily mileage	Rivertown	Rivertown	9	iversedge CDI)	9
6/17	Daily mileage	Rivertown	Rivertown	58.1	iversedge CDI)	58.1
6/18	Daily mileage	Rivertown	Rivertown	22.7	iversedge CDI	D	22.7
6/19	Daily mileage	Rivertown	Rivertown	28.2	iversedge CDI	D	28.2
6/20	Daily mileage	Rivertown	Rivertown	7.3	iversedge CDI	D	7.3
6/21	Daily mileage	Rivertown	Rivertown	19.9	iversedge CDI	W	19.9
6/24	Daily mileage	Rivertown	Rivertown	41.3	iversedge CD	D	41.3
6/25	Daily mileage	Rivertown	Rivertown	40	iversedge CD	D	40
6/26	Daily mileage	Rivertown	Rivertown	32.6	iversedge CD	D	32.6
6/27	Daily mileage	Rivertown	Rivertown	15.7	iversedge CD	<u>D</u>	15.7
6/28	Daily mileage	Rivertown	Rivertown	23.2	iversedge CD	D	23.2
Ł	1					Total Mileage	540
						Reimbursement Rate	\$0.640

\$115.14

\$345.41

7/1/24

Total

Reimbursement

Date Submitted in Paycom



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

Invoice

Invoice # Date 420289 07/01/2024

Terms

Net 30

Due Date

07/31/2024

Memo

Rivers Edge CDDII

Bill To

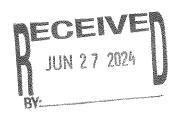
Rivers Edge CDD II c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine FL 32092

Description	Quantity		Amount
Field Operations Manager	1	3,104.42	3,104.42
General Manager	1	4,014.34	4,014.34
Hospitality Services	1	9,175.77	9,175.77
Maintenance Services	1	6,569.79	6,569.79
Pool Services	1	859 <i>.</i> 33	859.33
Janitorial Services	1	2,661.09	2,661.09
Lifestyle Services	1	3,178.02	3,178.02
Administrative Services	1	1.623.20	1,623.20
Administrative Services		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	-
	L		LINE TO A DECEMBER OF THE PROPERTY OF THE PROP

Thank you for your business.

Total

31,185.96





Rivers Edge II - Pond Banks c/o Vesta Property Services 475 West Town Place Suite 114 St. Augustine, FL 32092

Property Name: Rivers Edge II - Pond Banks

Address: 475 West Town Place Suite 114

Saint Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
693618	5/1/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

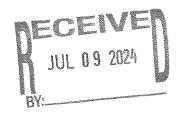
Invoice Due Date: May 31, 2024

Invoice Amount: \$2,914.00

Description -	Current Amount
Monthly Landscape Maintenance May 2024	\$2,914.00



IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 5.6.2024 By Jason Davidson

Should you have any questions or inquiries please call (386) 437-6211.

ason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town Pl Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
693620	5/1/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017

Atlanta, GA 30392-1017

Invoice Due Date: May 31, 2024

Invoice Amount:

\$31,544.58

2.0000000		100	**************************************
			lon
	NAME OF	10.63	

Current Amount

Monthly Landscape Maintenance May 2024

\$31,544.58

Invoice Total

\$31,544.58

ONWERCIAL LANDSCAPING

JUL 09 2024 BY

Approved RECDD II Submitted to AP on 5.6.2024 By Jason Davidson

ason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
710122	6/5/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 5, 2024

Invoice Amount: \$655.00

Description Current Amount

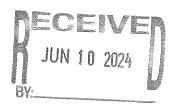
Pine Tree Fellings 465 Shinnecock

Tree Care Services

\$655.00

Invoice Total \$655.00

IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 6.10.2024 by Jason Davidson

Jason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
710123	6/5/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 5, 2024

Invoice Amount: \$3,740.00

Description	Current Amount

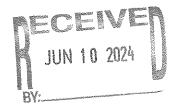
Pine Tree Fellings 234 & 244 Pinellas

Tree Care Services

\$3,740.00

Invoice Total \$3,740.00

IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 6.10.2024 by Jason Davidson

Should you have any questions or inquiries please call (386) 437-6211.

ason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

_INVOICE#	INVOICE DÂTE
710125	6/5/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 5, 2024

Invoice Amount: \$805.00

Description	- Current Amount

Pine Tree Felling 234 Pinellas

Tree Care Services

\$805.00



IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 6.10.2024 by Jason Davidson

Jason Davidson



Rivers Edge II - Pond Banks c/o Vesta Property Services 475 West Town Place Suite 114 St. Augustine, FL 32092

Property Name: Rivers Edge II - Pond Banks

Address: 475 West Town Place Suite 114

Saint Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
715068	6/7/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 7, 2024

Invoice Amount: \$2,914.00

Description	Current Amount
Monthly Landscape Maintenance June 2024	\$2 914 00



IN COMMERCIAL LANDSCAPING

Approved RECDD II
Submitted to AP on 6.10.2024
by Jason Davidson

Oason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
715070	6/7/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

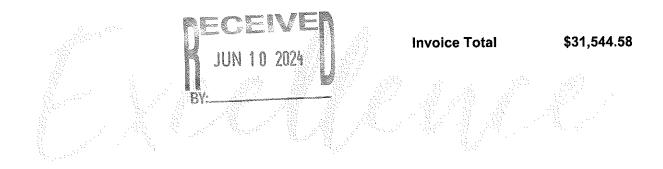
Invoice Due Date: July 7, 2024

Invoice Amount: \$31,544.58

Description Current Amount
Description Current Amount

Monthly Landscape Maintenance June 2024

\$31,544.58



IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 6.10.2024 by Jason Davidson

Jason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
717893	6/13/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 13, 2024

Invoice Amount: \$415.00

Description Curre	ent Amount

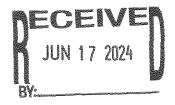
Pine Tree Felling 475 Shinnecock

Tree Care Services

\$415.00

Invoice Total \$415.00

IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 6.17.2024 by Jason Davidson

ason Davidson

0



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
717894	6/13/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 13, 2024

Invoice Amount: \$405.00

Description Current Amount
Description Current Amount

Pine Tree Felling 18 Shinnecock

Tree Care Services

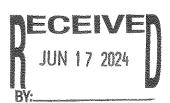
\$405.00

Invoice Total \$405.00

IN COMWERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 6.17.24 by Jason Davidson

Jason Davidson





Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 V

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
722324	6/27/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: July 27, 2024

Invoice Amount: \$184.00

Description Current Amou	ınt
lune irrigation repairs******Keystone Corners********	
Julie inigation repairs - regions comers	

Irrigation Repairs

\$184.00

Invoice Total \$184.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 6.27.2024 by Jason Davidson

Jason Davidson



YELLOWSTONE LANDSGAPE

COMPLETED WORK

W. O. #	cdd2
NAME	RIVERTOWN
ADDRESS	keystone coner/longleaf
DATE	6/10/2024

#			T		EXT	ENTION
1	zone 24 replace bad rainbird solenold		\$	57.00	\$	57.00
2	DBY		\$	5.00	\$	10.00
1	broken 12" spray head + nozzle		\$	24.00	\$	24.00
					\$	-
					\$	-
					\$	-
					\$	_
					\$	
					\$	-
					\$	_
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					\$	-
ļ					\$	71
					\$	-
					\$	_
L		PARTS	то	TAL	\$	91,00

DATE	DESCRIPTION	HOURS		RATE	Ţ	OTAL
6/10/2024	tech	1	\$	93.00	\$	93.00
					\$	-
			<u> </u>		\$	2
	······································		1		\$	
1			.4		ς .	93.00

COMMENTS: ASPIRES # 35/346/		\$ 93,00
	MATERIALS	\$ 91.00
	LABOR & RENTAL	\$ 93.00
	TOTAL	\$ 184.00
TECHNICIAN A	over dibort CUENT	

DATE COMPLETED 6/10/24

TECHNICIAN davon albert

CLIENT



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
728219	7/3/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 2, 2024

Invoice Amount: \$3,322.45

Description Current Amount	
June irrigation repairs******River Club******	

Irrigation Repairs

\$3,322.45



IN COMMERCIAL LANDSCAPING

Approved RECD II Submitted to AP on 7.8.2024 by Jason Davidson

Jason Davidson



completed

W. O. # NAME ADDRESS DATE

R	ver	Tο	۱۸J	n
11	VCI		ww	31

River club house RECDD III

6/6/2024

G OF

#				EACH	EXTNSN
	ve 2'			\$550.00	\$550.00
	coder			\$550,00	\$1,100.00
	ic kits			\$9,95	\$59.70
	ray heads 12"			\$24.95	\$74.85
2 rote				\$24.95	\$ 49.90
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
			PAR	TS TOTAL	\$ 1,834.45
Plea	ase stamp here DESCRI	PTION H	DURS	RATE	TOTAL
		Tech	16	\$93.00	\$1,488.00
	-				\$ -
				<u></u>	\$ -
					\$ -
Ар	oproved Asper # 35-134	169 169	OR & REN	TAL TOTAL	\$ 1,488.00
No	ot Approved				
Comments:			PRO	POSED WORK	
replaced Dec	ecoders sprays and rotors valves		М	ATERIALS	\$ 1,834.45
			LABOR	& RENTAL	\$ 1,488.00
			1	TOTAL	\$ 3,322.45



Bill To:

Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
728216	7/3/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 2, 2024

Invoice Amount: \$5,220.00

Description Current Amount

Rivers Edge CDD II Summer Annuals

Flowers/Annuals

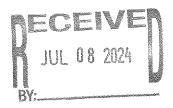
\$5,220.00

Invoice Total \$5,220.00

IN COMMERCIAL LANDSCAPING

Approved RECD II Submitted to AP on 7.8.2024 by Jason Davidson

Jason Davidson



Should you have any questions or inquiries please call (386) 437-6211.



Bill To:

Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
728217	7/3/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017

Atlanta, GA 30392-1017

Invoice Due Date: August 2, 2024

Invoice Amount: \$2,059.50

Description Current Amount

Locate, troubleshoot, and repair valve failure******Kendall Crossing******

Irrigation Repairs

\$2,059.50

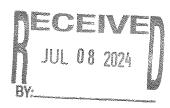
Invoice Total

\$2,059.50

IN COMMERCIAL LANDSCAPING

Approved RECD II Submitted to AP on 7.8.2024 by Jason Davidson

Gason Davidson



Should you have any questions or inquiries please call (386) 437-6211.



completed

W. O. # NAME ADDRESS DATE

River 7	own		
kendall cros	sing cd	d 2	
5/28/2024	PG	OF	

#					EACH	EX	TNSN
						\$	
2	Decoders				\$540.00	\$1,0	080.00
12	splic kits				\$4,95	\$4	9.50
						\$	
	· · · · · · · · · · · · · · · · · · ·					<u> </u>	
						\$	
						\$	**
						\$	
						\$	
						\$	
						\$	~
					1	\$	
						\$	
						\$	
	-			PART	'S TOTAL		29.50
,	Please stamp here		DESCRIPTION I	lours	RATE		OTAL
			Tech	10 #	\$93.00	\$93	30.00
						\$	**
						\$	
						\$	
			LAI	OR & RENT	ALTOTAL	\$	930.00
	Approved						
	Not Approved		MANUFACTURE CONTRACTOR				
Comme				1	OSED WORK	, ,	130.50
replaced	d Decoder on zones 67,86				TERIALS		,129.50
				LABOR 8	RENTAL	\$	930.00
				-		<u></u>	
-	• •				TOTAL	\$2,0	59.50
	,						
	Earl		CLIENT				



Bill To:

Address:

Rivers Edge II - Pond Banks c/o Vesta Property Services 475 West Town Place Suite 114 St. Augustine, FL 32092

Property Name: Rivers Edge II - Pond Banks

475 West Town Place Suite 114

Saint Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
JAX 731084	7/5/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 4, 2024

Invoice Amount: \$2,914.00

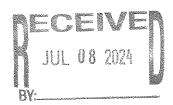
Description	Current Amount
Monthly Landscape Maintenance July 2024	\$2,914.00

Invoice Total \$2,914.00

IN COMMERCIAL LANDSCAPING

Approved RECD II Submitted to AP on 7.8.2024 by Jason Davidson

Jason Davidson





Bill To:

Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
JAX 731086	7/5/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 4, 2024

Invoice Amount: \$31,544.58

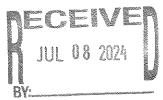
Current Amount Description \$31,544.58

Monthly Landscape Maintenance July 2024

Invoice Total

\$31,544.58

CONNERCIAL LANDSCAPING



Approved RECD II Submitted to AP on 7.8.2024 by Jason Davidson

ason Davidson

Should you have any questions or inquiries please call (386) 437-6211.

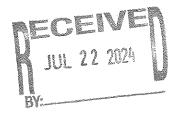
INVOICE

Affordable Plumbing Company 4565 Saint Augustine Road Jacksonville, FL 32207 tracey@affordableplumbingjacksonvil le.com +1 (904) 288-9003 CFC057228



Bill to

Rivers Edge CDD 2 Vesta Property Services 475 West Town Place Suite 114 St Augustine,Florida 32092



Ship to Vesta Property Services Riverton Club house 475 W Town Place Unit 114 St Augustine, Florida 32092

Invoice details

Invoice no.: APC-17468

Terms: Net 15

Invoice date: 07/22/2024 Due date: 08/06/2024 Sales Rep: RSC

#	Date	Product or service	Description	Qty	Rate	Amount
1.		1.1 Commercial Plumbing Repair/s	Recirculating pump	1	\$750.00	\$750.00
2.		1.1 Commercial Plumbing Repair/s	Kitchen hand sink and drain, crowne equipment.	1	\$525.00	\$525.00
3.		1.1 Commercial Plumbing Repair/s	Plumbing Services	1	\$125.00	\$125.00
4.		01 Plumbing Services	Work Description: 07/17- replace grundfo's pump and bring hand sink per Robby	1	\$0.00	\$0.00
			leak from ceiling. Need 10 ladders red step ladder			
5.		01 Plumbing Services	Work Resolution: Installed 3/4" Grunfo's pump, had to re-pipe pump into heater. Includes hour of labor to shutoff and P/u pump. Installed hand sink faucet and drain in kitchen. Provided and installed crowne equipment.	1	\$0.00	\$0.00

Ways to pay

€Pay VISA 🚳 DISCOVER 🔯 BANK

Approved RECDD 2 Submitted to AP 7.22.24 By Kevin McKendree Kevin McKendree Total

\$1,400.00

APK AUSTIN, LLC

5363 Air Park Loop W
Green Cove Springs, FL 32043
USA
apkaustin@hotmail.com
www.apkaustin.com

INVOICE

BILL TO Rivers Edge CDD 2 475 West Town Pl. Suite 114 St. Augustine, FL 32092 SHIP TO Rivers Edge CDD 2 475 West Town Pl. Suite 114 St. Augustine, FL 32092

 INVOICE
 7424

 DATE
 07/14/2024

 TERMS
 Net 30

 DUE DATE
 08/13/2024

\$1,387.00

AMOUNT RATE ACTIVITY DESCRIPTION 1,250.00 1,250.00 Final Invoice for Proposal # 24D-7096 1 Final Invoice 112.00 112.00 Labor (2 Hour Minimum) Labor 25.00 25.00 Miscellaneous Hot Glue, Hardware After installation of new exit loop, found that the plastic limit plunger had broken off of the operator. Attached limit piece with hot glue and hardware.

Due to us trying to keep our cost to the customer as low as possible, we can only except credit card payments if you are willing to pay the credit card processing fee of 3.5% of the total due. If you would like to pay by credit card, please call 904.334.2769 and we will process your payment. We apologize for the inconvenience and appreciate you understanding.

 SUBTOTAL
 1,387.00

 TAX
 0.00

 TOTAL
 1,387.00



BALANCE DUE

Approved RECDD 2 Submitted to AP 7.16.24 By Kevin McKendree Kevin McKendree



Certified Public Accountants

600 Citrus Avenue Suite 200 Fort Pierce, Florida 34950

772/461-6120 FAX: 772/468-9278

RIVERS EDGE II COMMUNITY DEVELOPMENT DISTIRCT 475 WEST TOWN PLACE SUITE 114 ST. AUGUSTINE, FL 32092

Invoice No.

368107

Date

07/14/2024

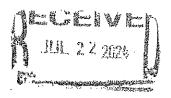
Client No.

21709

Services rendered in connection with the audit of the Basic Financial Statements as of and for the year ended September 30, 2023.

Total Invoice Amount

\$ 4,120.00



You can pay online at: https://treasurecoastcpas.com or

Scan to Pay Berger, Toombs, Elam, Gaines, Frank, McGuire & Gonano CPAs Pt. Invoice Payment



CPACHARGE

We accept major credit cards. A 3% fee will be applied.

Please enter client number on your check.

Finance charges are calculated on balances over 30 days old at an annual percentage rate of 18%.



BILL TO:

REMIT PAYMENT TO: CINTAS P.O. BOX 631025

CINCINNATI, OH 45263-1025

VIEW & PAY YOUR BILLS ONLINE: WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514 **CINTAS FAX #**

904-741-6116

INVOICE

SHIP TO: RIVERS EDGE II CDD

160 RIVERGLADE RUN

INVOICE # INVOICE DATE

SERVICE TICKET #

4198096523 07/08/2024 4198096523

SAINT JOHNS, FL 32259-6953

SOLD TO # PAYER #

20958738 10596960

C/O RIVERTOWN COMMUNITY ASSOCIAION

RIVERS EDGE COMMUNITY DEVELOPMT DIS

SORT#

NET 10 EOM 02800002682

475 W TOWN PL

ST AUGUSTINE, FL 32092-3649

CINTAS ROUTE

PAYMENT TERMS

22 / DAY 1 / STOP 007

EMP#/LOCK#	MATERIAL	DESCRIPTION		FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10184	3X5 ACTIVE SCRAPER		04	F	2	12.423	24.85	N
	X10186	4X6 ACTIVE SCRAPER		04	F	3	13.804	41.41	N
	X10189	3X5 XTRAC MAT ONYX		04	F	4	20.706	82.82	Ν
	X10192	4X6 XTRAC MAT ONYX		04	F	1	23.466	23.47	Ν
			SUBTOTAL					172.55	
		SERVICE CHARGE						8.21	N
		SUBTOTAL TAX TOTAL USD	Approved RE Submitted to by Jason Dave Jason Dave Dave Dave Dave Dave Dave Dave Dave	AP on ⁄idson	7.11		ŀ	180.76 0.00 180.76	

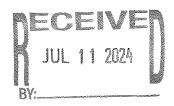
Signature:

Johnathan Perry

nvoice Estal Pymton Acct. 180.76 0.00

Sold To: 002095873# SG#: 4198096523

07/08/2024 07:54 AM





CINTAS P.O. Box 631025 CINCINNATI, OH 45263-1025 Service / Billing # Fax # (904)562-7000 (904)562-7020

Payment Inquiry # (888)994-2468

Invoice

Ship To RIVERS EDGE 2

RIVERS EDGE COMMUNITY DEVELOP

DISTRICT

160 RIVERGLADE RUN ST. JOHNS, FL 32259 Invoice # 5221260053 Invoice Date 07/18/2024 Credit Terms NET 30 DAYS Customer # 12663109

Cintas Route LOC #0292 ROUTE 0009

Order # 7049175776 Payer # 10596960

Bill To

RIVERTOWN COMMUNITY ASSOCIAION

RIVERS EDGE COMMUNITY

DEVELOPMT DIS

STE 114

475 W TOWN PL

ST AUGUSTINE, FL 32092-3649

Material #		Description		Qu	antity	Unit Price	Ext Price	Tax
Unit	000000000009585183	Unit Description:	FRONT OFFICE	FΑ				
110		SERVICE ACKNOWLEDGEMENT		1	EA	\$0.00	\$0.00	
120		CABINET ORGANIZED		1	EA	\$0.00	\$0.00	
130		EXPIRATION DATES CHECKED		1	EA	\$0.00	\$0.00	
132		BBP KIT CHECKED		1	EA	\$0.00	\$0.00	
33129		QUIKHEAL F/P BANDAGES MED		1	BOX	\$21.06	\$21.06	
43239		KNUCKLE BANDAGE SMALL		1	BAG	\$12.97	\$12.97	
43658		WATERPROOF CLEAR STRIPS		1	вох	\$16.21	\$16.21	
82420		READY-RIP 2IN		1	ROL	\$11.22	\$11.22	
100439		HYDROCORTISONE CREAM SM		1	BAG	\$10.89	\$10.89	
						Unit Subtotal:	\$72.35	
Unit	000000000009605930	Unit Description:	KITCHEN #7873					
110		SERVICE ACKNOWLEDGEMENT		1	EA	\$0.00	\$0.00	
159		AED CHECKED		1	EA	\$39.02	\$39.02	
564462		AED BATTERY CHECKED		1	EA	\$0.00	\$0.00	
564463		AED PADS CHECKED		1	EA	\$0.00	\$0.00	
						Unit Subtotal:	\$39.02	
Unit	000000000999900999	Unit Description:	Other					
400		SERVICE CHARGE		1	EA	\$22.95	\$22.95	
						Unit Subtotal:	\$22.95	
						Invoice Sub-total	\$134.32	
						Тах	\$0.00	
						Invoice Total	\$134.32	

Remit To CIN

CINTAS

P.O. Box 631025

CINCINNATI, OH 45263-1025

Approved RECDD II Submitted to AP on 7.19.2024 By Jason Davidson

Jason Davidson



CINTAS P.O. Box 631025 CINCINNATI, OH 45263-1025

Invoice

Material # Description Quantity Unit Price Ext Price Tax

Note



Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 82 Invoice Date: 8/1/24

Due Date: 8/1/24

Case: P.O. Number:

Balance Due

\$3,924.37

Bill To:

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees -August 2024 Vebsite Administration - August 2024 Information Technology - August 2024 Dissemination Agent Services - August 2024 Office Supplies		3,091.67 106.00 159.00 441.67 0.33	3,091.67 106.00 159.00 441.67 0.33
Prince Supplies Postage Copies Telephone		120.55 1.35 3.80	120.55 1.35 3.80
g g vandenskanspelanten planten i verste franksisten periode van der verste franksisten verste verst			
	Total		\$3,924.37
	· 	ts/Credits	\$0.00
			ann ann an ann an ann an an an an an an

HOODZ of Greater Jacksonville

1132 MILL CREEK DR. Jacksonville, FL 32259 jeff.sowell@hoodz.us.com Phone: 904-342-0153

www.hoodzinternational.com National Account ID: 873984



Invoice: 923109

Issue Date: 7/31/2024 | Due: 8/30/2024

Payment Terms: Net 30

CUSTOMER INFORMATION

River Club Cafe-River Town 160 River Glad Run Jacksonville, FL 32259 Phone: 904-679-5523

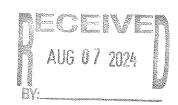
LOCATION INFORMATION

River Club Cafe-River Town 160 River Glad Run Jacksonville, FL 32259

SERVICES			
Item Name & Description	Quantity	Rate	Line Total
CL-Hood: 6-Mth Clean Clean Main Line Hood & Filters (6-Mth Service)	1	\$585.00	\$585.00
		Subtotal:	\$585.00
		Tax (6.5%):	\$0.00
		Total:	\$585.00
		Balance Due:	\$585.00

Approved RECDD 2 Submitted to A/P 08-07-2024

Richard Losco



Service Invoice



Billed Customer: #001909

Rivertown-Vesta Billing-RECDD 2 475 West Town Place Ste 114 St Augustine, Fl 32092

Howard Services

P.O. Box 5637 Jacksonville, FL 32247 Phone: (904)398-1414 Fax: (904)398-3586

Site ID: # 001909-0002

Rivertown - River Club POC - Jason Davidson - GM 160 Riverglade Run St. Johns, FL 32259

19958 7/12/2024 S-18445 08/11/2024 Amount Paid

CallSia Number Due Date Contractor's License #

CallSlip NumberInvoice DateInvoice NumberDue DateContractor's License #199587/12/2024S-1844508/11/2024CAC1822034

Problem Reported:

*** GENRPR-General Repairs ***

QTD \$722 Prep Table New Access Ports R134A

Tech Date SCOTT D 07/11/2024 SCOTT D 07/12/2024

Qty Material (1) access port

(1) WEB (1) 134a

Equipment:

Unit : CREFRG

Model : BLPT48

Brand: Serial#: BT07A94KB00023

Location: Xpo station

Checked unit. Added access ports to compressor. Did deep vacuum. Recharged unit with 134-A. Leak checked unit. Leak is somewhere in evaporator coil. Will get prices to replace evaporator coil. Restarted unit and checked unit operations.

Approved RECDD II Submitted to AP on 7.15.2024 by Jason Davidson

ason Davidson

Amount Due

722.00

The above prices and specifications are herby accepted. You are authorized to perform the work as specified. I agree to pay you in full upon completion of the work and to pay for attorney's fees and costs you incur if you file a lawsuit to recover money which I owe to you. In addition, if I do not pay you upon completion of the work, I agree to pay interest on the outstanding balance at the rate of 18% per annum. The venue for any legal action related to this agreement shall be Jacksonville, Florida unless otherwise required by law. In connection with any such action I/we waive the right to a trial by jury.

Howard Services Warranty: Recommended service repairs are warranted for a period of (90) Ninety days on labor and (1) One year on all applicable parts from the date of the repair, excluding refrigerant unless otherwise stated.

A \$25.00 service charge will be added for all returned checks.

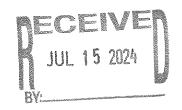


INVOICE

Invoice # 9930 Date: 07/10/2024 Due On: 08/09/2024

P.O. Box 6386 Tallahassee, Florida 32314 United States

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, Florida 32092



River's Edge II - 01 General Counsel

Туре	Attorney	Date	Notes	Quantity	Rate	Total
Service	LG	06/03/2024	Review and revise joint meeting notice.	0.10	\$305.00	\$30.50
Service	LG	06/03/2024	Review updated boardwalk easement and route for signatures.	0.40	\$305.00	\$122.00
Service	RVW	06/03/2024	Research format for Goals and Objectives and confer with staff.	0.10	\$365.00	\$36.50
Service	RVW	06/04/2024	Draft Goals and Objectives samples for district review.	0.10	\$365.00	\$36.50
Service	MGH	06/04/2024	Review and analyze draft agenda for upcoming Board meeting; identify revisions and documents needed	0.20	\$280.00	\$56.00
Service	LG	06/05/2024	Distribute amenity RFP to additional companies.	0.20	\$305.00	\$61.00
Service	LG	06/06/2024	Receive executed Boardwalk easement and transmit to Toll Bros.	0.20	\$305.00	\$61.00
Service	LG	06/11/2024	Respond to Amenity RFP questions; prepare addendum for same.	0.50	\$305.00	\$152.50
Service	MGH	06/16/2024	Review additional feedback and questions regarding Request for Proposals for amenity management services	0.10	\$280.00	\$28.00
Service	LG	06/17/2024	Prepare for board meeting.	0.30	\$305.00	\$91.50
Service	LG	06/18/2024	Travel to Board meeting.	0.80	\$305.00	\$244.00
Expense	КВ	06/18/2024	Travel: Mileage LG.	115.50	\$0.67	\$77.39
Expense	КВ	06/18/2024	Travel: Hotel LG.	1.00	\$27.00	\$27.00

					_	
Service	LG	06/19/2024	Attend Board meeting; confer with new supervisors regarding CDD operations.	0.80	\$305.00	\$244.00
Service	LG	06/20/2024	Prepare memorandum regarding special district performance measures.	0.20	\$305.00	\$61.00
Service	LG	06/21/2024	Review and provide comments on Watersong 4-B plat.	1.10	\$305.00	\$335.50
Service	MGH	06/24/2024	Further prepare for joint meeting among Rivers Edge, Rivers Edge II, and Rivers Edge III Boards; confer with L. Gentry regarding same; review pertinent documentation related to agenda items	0.20	\$280.00	\$56.00
Service	LG	06/25/2024	Research plat dedication requirements and respond to inquiries regarding same.	0.80	\$305.00	\$244.00
Service	LG	06/26/2024	Confer with developer team regarding plat language.	0.20	\$305.00	\$61.00
Service	MGH	06/26/2024	Prepare for, travel to and attend special joint meeting of the Rivers Edge, Rivers Edge II, and Rivers Edge III Boards	1.30	\$280.00	\$364.00
Expense	KB	06/26/2024	Travel: Mileage MGH.	17 .67	\$0.67	\$11.84
Service	MGH	06/27/2024	Analyze St. Johns County Supervisor of Elections records to confirm status of and candidates for open seats for November 2024 General Election; identify follow-up items needed now and upon election	0.20	\$280.00	\$56.00
Non-billal	ble entries)				
Service	MGH	06/03/2024	Review and analyze draft joint meeting notice and topics for discussion	0.10	\$ 280.00	\$28.00
Service	MGH	06/07/2024	Review and analyze correspondence related to Request for Proposals for amenity management services	0.10	\$ 280.00	\$28.00
Service	MGH	06/12/2024	Review and analyze correspondence related to Request for Proposals for amenity management services	0.10	\$280.00	\$ 28.00
Service	MGH	06/12/2024	Review draft agenda for upcoming joint meeting among Rivers Edge, Rivers Edge II, and Rivers Edge III Boards	0.10	\$280.00	\$28.00
Service	MGH	06/17/2024	Review correspondence from recipient of Request for Proposals for amenity	0.10	\$ 280.00	\$28.00
			management services regarding decision not to submit a proposal for same			

Expense	KB		Travel: Mileage MGH.	17.67	\$0.67	\$11.8 4
Service	LG	06/26/2024	Prepare for and attend joint meeting.	0.70	\$305.00	\$213.50
				Te	otal	\$2,457.23

Detailed Statement of Account

Other Invoices

Invoice Nu	mber Due On A	Amount Due Pay	yments Received B	alance Due
9504	06/19/2024	\$1,890.89	\$0.00	\$1,890.89
9650	07/23/2024	\$2,070.71	\$0.00	\$2,070.71

Current Invoice

Invoice Num	ber Due On	Amount Due Pay	ments Received I	3alance Due
9930	08/09/2024	\$2,457.23	\$0.00	\$2,457.23
an may be a series of management and a consider on the Wilson Comment			Outstanding Balance	\$6,418.83
		Total A	Amount Outstanding	\$6,418.83

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



South Jacksonville Office 904-423-2200 PO Box 56320 Jacksonville, FL 32241-6320 www.naderspestraiders.com

Termite Renewal Notice

ARE YOUR FAMILY & HOME PROTECTED FROM PESTS?

Warm weather is upon us and that means common pests such as ants, cockroaches and mosquitoes are out in full force. These pests are more than just a nuisance, they can be a real threat to you and your family due to diseases they can carry and damage they can cause. With Nader's STEPS® Total Protection System™, we can control pests and provide you with peace of mind knowing you and your family are protected. CALL TODAY! 855-MY-NADERS.

Customer Number: 1051909

Notice Date: 07/08/24

Expiration Date: 09/2024

*** An Important Message Concerning Your Annual **Termite Guarantee Renewal *****

Termites feed 24 hours a day, 365 days a year. Every year, termites invade millions of homes, causing billions of dollars in damage. The startling fact is termites do more damage than fires and storms combined. And, the damage caused by termites is rarely covered by insurance.

That's why it is important to renew your termite agreement every year and keep your guarantee in place so we can continue to protect your home. It's easy. Simply mail your payment or pay online at www.naderspestraiders.com, then give us a call so we can schedule your annual inspection.

If you are a new homeowner, please call your local office to update your account information and schedule your inspection to complete the warranty transfer process. This termite guarantee transfers to you at no additional c JJL 12 2029

Thank you for giving us the opportunity to go Beyond the Call.

Service Address: 90 Lanier St (Welcome Center) Pavillion/Sea wall/entry

Termite Renewal Notice Total: \$308.00

If you are on auto-pay, your card will be automatically charged.

Please Keep the Top Portion For Your Records Return Bottom Portion with Payment

GA2234RF



Approved RECDD II Submitted to AP on 7.18.24 by Jason Davidson

PO Box 56320 • Jacksonville, FL 32241-6320

ason Davidson If you are paying by credit card, please see reverse side.

www.naderspestraiders.com

*******AUTO**ALL FOR AADC 320

RIVERS EDGE CDD II 581 475 W TOWN PL STE 114 SAINT AUGUSTINE FL 32092-3649

Please make checks payable and remit to:

NADER'S PEST RAIDERS PO BOX 56320 JACKSONVILLE FL 32241-6320 ելիլերդելուների հերիլի հերիայի կորհերդիր և

Renewal Notice Date: 07/08/24 Account Number: 1051909

Total: \$308.00 ***Check #_



1707 Townhurst Dr. Houston TX 77043 (800) 858-POOL (7665) www.poolsure.com

Invoice

Date

8/1/2024

Invoice #

131295623182

Terms	Net 20
Due Date	8/21/2024
PO#	

Bill To

Rivers Edge CDD2 Government Management Services 475 West Town Place suite 114 St. Augustine FL 32092

Ship To River Club 160 Riverglade Run St. Johns FL 32259

Item ID	Description	Qty	Units	Amount
WM-CHEM-FLAT	Water Management Flat Billing Rate	1	ea	1,103.15
į	JUL 16 2074			
	Approved RECDD II Submitted to AP on 7.16.2024 by Jason Davidson Qason Davidson			

Subtotal **Shipping Cost (FEDEX GROUND)** 1,103.15

Total **Amount Due**

0.00 1,103.15 \$1,103.15

OUR REMITTANCE ADDRESS HAS CHANGED!!

Remittance Slip

Customer 13RIV030

Invoice # 131295623182 **Amount Due**

\$1,103.15

Amount Paid

Make Checks Payable To

Poolsure 1707 Townhurst Dr Houston, TX 77043-2810





July 15, 2024

Project No:

P0113094.70

Invoice No:

52775

River's Edge II CDD

c/o Government Management Services, LLC

Attn: Daniel Laughlin

475 W. Town Place, Suite 114

St. Augustine, FL 32092

Project

P0113094.70

Rivers Edge II CDD

For services including attend June CDD meeting and Joint CDD meeting, coordination with staff on wetland letter.

Professional Services from June 01, 2024 to June 30, 2024

Task 1: O & M

Professional Personnel

	Hours	нате	Amount
Clerical/Admin Asst/Technician	1.00	95.00	95.00
Vice President	5.00	250.00	1,250.00
Totale	6.00		1.345.00

Total Labor

1,345.00

Total this Task

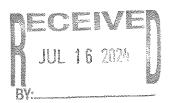
\$1,345.00

Total this Invoice

\$1,345.00

Outstanding Invoices

Number	Date	Balance
52513	5/29/2024	387.50
52656	6/21/2024	176.98
Total		564.48



Rivers Edge CDD

INVOICE

475 West Town Place, Suite 114 St. Augustine FL 32092 Phone (904) 940-5850 Fax (904) 940-5899

DATE: INVOICE # 6/15/24 CS-2024-JUN

Bill To:

Rivers Edge II CDD 475 West Town Place, Suite 114 St. Augustine FL 32092

	DESCRIPTION	A	AMOUNT
Cost Share-Landscaping for June 2024	1.320.57200.49100	\$	57,368.67
	AJG 02	A PARTY CONTRACTOR OF THE PART	
	TOTAL	\$	57,368.67

Make check payable to:
Rivers Edge CDD
c/o GMS LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

THANK YOU FOR YOUR BUSINESS!

Rivers Edge CDD

INVOICE

475 West Town Place, Suite 114 St. Augustine FL 32092 Phone (904) 940-5850 Fax (904) 940-5899

DATE: INVOICE # 7/15/24 CS-2024-JUL

Bill To: Rivers Edge II CDD 475 West Town Place, Suite 114 St. Augustine FL 32092

	DESCRIPTION	2 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	MOUNT
Cost Share-Landscaping for July 2024	1.320.57200.49100		\$ 57,368.67
		OTAL	\$ 57,368.67

Make check payable to:
Rivers Edge CDD
c/o GMS LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

THANK YOU FOR YOUR BUSINESS!

Rivers Edge CDD

INVOICE

475 West Town Place, Suite 114 St. Augustine FL 32092 Phone (904) 940-5850 Fax (904) 940-5899

DATE: INVOICE # 8/2/24 CS-2024-AUG

Bill To:

Rivers Edge II CDD 475 West Town Place, Suite 114 St. Augustine FL 32092

	DESCRIPTION		AMOUNT
Cost Share-Landscaping for August 2024	1.320.57200.49100		\$ 57,368.67
	Ţ	TOTAL	\$ 57,368.67

Make check payable to:
Rivers Edge CDD
c/o GMS LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

THANK YOU FOR YOUR BUSINESS!



Please Remit Payment to:

Solitude Lake Management, LLC 1320 Brookwood Drive Suite H Little Rock, AR 72202

Phone #: (888) 480-5253 Fax #: (888) 358-0088

Bill

To: Rivers Edge II CDD

8/1/2024

8/31/2024

Net 30

475 West Town Place Jacksonville, FL 32259 INVOICE

Page: 1

Invoice Number:

PSI095051

Invoice Date:

8/1/2024

Ship

To: Rivers Edge II CDD

475 West Town Place St. Augustine, FL 32259

United States

Customer ID

14024

P.O. Number

P.O. Date

Our Order No.

Unit Quantity **Unit Price** Item/Description **Order Qty** 1 1 1,718.00 1,718.00 Annual Maintenance

August Billing

Ship Via

Ship Date

Due Date

Terms

8/1/2024 - 8/31/2024

Rivers Edge CDD II Pond 3

Rivers Edge CDD II Pond 9

Rivers Edge CDD II Pond NN

Rivers Edge CDD II Pond 13

Rivers Edge CDD II Pond 4

Rivers Edge CDD II Pond 7

Rivers Edge CDD II Pond 1

Rivers Edge CDD II Pond 15

Rivers Edge CDD II Pond UU Rivers Edge CDD II Pond SS

Rivers Edge CDD II Pond 2

Rivers Edge CDD II Pond 6

Rivers Edge CDD II Pond 14

Rivers Edge CDD II Pond RC2

Rivers Edge CDD II Pond JJ

Rivers Edge CDD II Pond CR3 Rivers Edge CDD II Pond KK

Rivers Edge CDD II Pond TT

Rivers Edge CDD II Pond 10

Rivers Edge CDD II Pond 11

Rivers Edge CDD II Pond 5 Rivers Edge CDD II Pond 8

Rivers Edge CDD II Pond 12

Rivers Edge CDD II Pond RC1

8/1/2024

Total Price

Approved RECDD II Submitted to AP on 8.5.2024

Jason Davidson

by Jason Davidson

0.00 1,718.00

Subtotal: 1,718.00 Invoice Discount: 0.00 **Total Sales Tax** 0.00 0.00 Payment Amount:

Total:

1,718.00

Amount Subject to Sales Tax Amount Exempt from Sales Tax

TEXACRAFT

DEPOSIT INVOICE

5514 PAYSPHERE CIRCLE CHICAGO, IL 60674

SALES ORDER:

823215

DATE:

7/23/2024

Page:

1 of 1

Sold To:

Riversedge CDD, 2 475 West Town Place Suite 114 St Augustine, FL 32092 USA

Ship To:

Riverclub 160 Riverglade Run St Johns FL 32259

USA

Receiving/Vesta properties

Kevin Mckendree Phone: 904-679-5523

kmckendree@vestapropertyservices.com

Customer#:

66018

TEXQ11095

Customer PO: Order Date: Sales Rep:

7/22/2024

MANDY BATEMAN

Ship Via:

Best Way - Dunavant

FOB:

Origin

Terms:

Order Qty

40.00 EA

50% Deposit Net 30

Unit Price

\$85.00

Ext. Price

\$3,400.00

Call before delivery 904-679-5523 and ref. Riverclub order must get signature

Line PartNum M835

Description

M835027 - Vision Chaise Set Sling

Sling 1: Clay Sky (027)

Ship By Date:

9/6/2024

Miscellaneous Charges Breakdown	
Contract Freight Charge	325.00 325.00
	323.00

50% Deposit	\$1,862.50
Balance Due	\$3,725.00
Less Deposit	\$0.00
Order Total	\$3,725.00
Tax Total	\$0.00
Total Misc Charges	\$325.00
Net Total	\$3,400.00

SPECIAL INSTRUCTIONS

Call before delivery 904-679-5523 and ref. Riverclub ordermust get signature



Approved RECDD 2 Submitted to AP 8.1.24 By Kevin McKendree Kevin McKendree

Texacraft- PO Box 868, Haleyville, AL 35565 205-486-9211

Visit our website to review the warranty information http://texacraft.com/warranty-information

NOTICE: Some furniture products can expose you to chemicals known to the State of California to cause cancer and/or birth defects or other reproductive harm. Please check the on-product label for warning information.

TMT Electric, LLC

290 Circle Dr S Saint Augustine, FL 32084 US +1 9043151248 tmtelectricllc@gmail.com





904-789-0193

Veteran Owned

INVOICE

BILL TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092 SHIP TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092

 INVOICE
 1087

 DATE
 07/17/2024

 TERMS
 Net 30

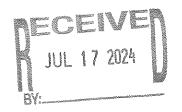
 DUE DATE
 08/16/2024

825.00

DATE ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Services	Three walkway lights not working on boardwalk between parking lot at the River club and the event field. Removed old lights. Provided and installed new LED lights. Verified correct operation upon completion.	1	825.00	825.00
Please make check payable to TMT Electric LLC.	SUBTOTAL			825.00
, react state to the payable to the payable and the payable to the	TAX			0.00

TOTAL

BALANCE DUE \$825.00



Approved RECDD 2 Submitted to AP 7.17.24 By Kevin McKendree Kevin McKendree

TMT Electric, LLC

290 Circle Dr S Saint Augustine, FL 32084 US +1 9043151248 tmtelectriclic@gmail.com



INVOICE

DATE

BILL TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092 SHIP TO

Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092 INVOICE DATE 1090 07/31/2024

TERMS DUE DATE Net 30 08/30/2024

DESCRIPTION QTY RATE AMOUNT

Services

ACTIVITY

Boardwalk lights not working at the Riverclub. Removed ten non-working lights from posts. Provided and installed ten new LED lights with heat shields. Verified correct operation upon completion.

2,750.00

1

2,750.00

Please make check payable to TMT Electric LLC. light outlets were enlarged for safety and to accommodate new lights with attached heat shields.

SUBTOTAL TAX 2,750.00

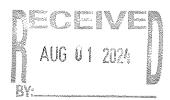
0.00

TOTAL

2,750.00

BALANCE DUE

\$2,750.00



Approved RECDD 2 Submitted to AP 8.1.24 By Kevin McKendree Kevin McKendree

TMT Electric, LLC

290 Circle Dr S Saint Augustine, FL 32084 US +1 9043151248 tmtelectriclic@gmail.com



INVOICE

BILL TO Rivers Edge CDD2

475 West Town Place Ste 114 Saint Augustine, FL 32092 SHIP TO

Rivers Edge CDD2

475 West Town Place Ste 114 Saint Augustine, FL 32092 INVOICE 1

1092

DATE 08/14/2024 TERMS Net 30

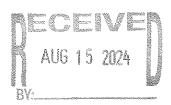
TERMS DUE DATE

09/13/2024

DATE ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Services	Post lights on boardwalk of the Riverclub not working. Removed five burnt out light fixtures from posts. Provided and installed five new LED lights. Verified correct operation upon completion.	1	1,375.00	1,375.00
Please make check payable to TMT Electric LLC.	SUBTOTAL			1,375.00
	TAX			0.00
	TOTAL			1,375.00
Approved RECDD 2	BALANCE DUE	ar ar ar ar ar ar ar 14 m M.	(1) (1) (1) (1) (1) (1) (1) (1) (1) (1) 	\$1,375.00

Approved RECDD 2 Submitted to AP 8.15.24 By Kevin McKendree

Kevin McKendree



Service Slip/Invoice

INVOICE: 619178343

DATE: 6/26/2024

ORDER: 619178343

Turner
Pest
Control

PAYMENT ADDRESS: Turner Pest Control LLC • P.O. Box 952503 - Atlanta, Georgia 31192-2503 904-355-5300 • Fax: 904-353-1499 • Toll Free: 909-225-5305 • turnerpest.com

Bill To:

[275347]

Rivers Edge CDD Jason Davidson 475 West Town Place Suite 114 Saint Augustine, FL 32092-3648 Work Location:

[275347]

7] 904-679-5733

RiverClub(RECDD 2) Jason Davidson 160 Riverglade Run Saint Johns, FL 32259-8795

ork Date Time 6/26/2024 10:17			Time) 10:17 AM
Purchase Orde	r Terms Last Service Map C NET 30 6/26/2024	ode	11:00 AM
			Price
Service	Description		¥¶€≎ \$118.67
PCM	Commercial Pest Control - Monthly Service	SUBTOTAL TAX AMT. PAID TOTAL	\$118.67 \$0.00 \$0.00 \$118.67
	JUN 2 7 2024 BY:	AMOUNT DUE	\$118.67
	Approved RECDD II Submitted to AP on 6.27.2024	$\mathcal{M} \leftarrow$	
	by Jason Davidson Jason Davidson	TECHNICIAN SIGI	NATURE
		CUSTOMER SIGN	NATURE

Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

Thereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

Service Slip/Invoice

INVOICE: (

619306267 07/24/2024

ORDER:

619306267

PATMENT RUDGESS: Turner Peat Control LLC - P.O. Box 952593 - Atlanta, Georgia 31192-2503 964-355-6300 - Fax: 964-363-1499 - Toli Free: 806-225-5305 - turnerpest.com

Bill To:

[275347]

Rivers Edge CDD Jason Davidson 475 West Town Place Suite 114 Saint Augustine, FL 32092-3648

Turner

Work Location:

[275347]

904-679-5733

RiverClub(RECDD 2) Jason Davidson 160 Riverglade Run

Saint Johns, FL 32259-8795

Work Date	Time	Target Pest	Technician	min de la companya de	Time In
07/24/2024	10:05 AM	ANTS, FIRE ANT, MICE	1		10:05 AM
Purchas	e Order	Terms .	Last Service	Map Code	Time Out
The state of the s		NET 30	07/24/2024	Barada Andrea	10:49 AM

Service

Description

CPCM

Commercial Pest Control - Monthly Service

JUL 25 2024

\$118.67

\$UBTOTAL \$118.67 TAX \$0.00 AMT. PAID \$0.00 TOTAL \$118.67

AMOUNT DUE

\$118.67

Approved RECDD II Submitted to AP on 7.25.24 By Jason Davidson

Jason Davidson

100

TECHNICIAN SIGNATURE

CCV

richard losce CUSTOMER SIGNATURE

Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection. Thereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.



Corporate Trust Services EP-MN-WN3L 60 Livingston Ave. St. Paul, MN 55107 Invoice Number

7374977

Invoice Date: Direct Inquiries To: Phone: 06/25/2024 Schuhle, Scott A (954)-938-2476

Rivers Edge CDD
ATTN District Manager
475 West Town Place Suite 114
World Golf Village
St Augustine, FL 32092
United States
RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT CAPITAL IMPROVEMENT REVENUE BOND
SERIES 2020 REVENUE ACCOUNT

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

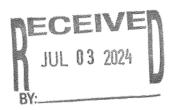
STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE

\$4,040.63

All invoices are due upon receipt.



Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT CAPITAL IMPROVEMENT REVENUE BOND SERIES 2020 REVENUE ACCOUNT

Current Due: \$4,040 Direct Inquiries To: Schuhle, Scott	77	9	74	37	7				4		÷			-	ļ		ì	Ü			Ţ	į.	ł)[Œ	nk	in	ļu	١)	€	j	y	n	ı
Direct Inquiries To: Schuhle, Scott	63	0.6	40	0	4	\$			T				î	i		d			×	h			T		040 (4)			Æ	Ĵι	C	ıt	r	re	ıı	3	(
Direct Inquiries To: Schuhle, Scott			Ä		ì														Ö				å													
Phone: (954)-938-24	Ą	ott	¢ç	ş		e	اب	ij	1	ŀ	S	٤						K		ŀ			٥	T	š	۵Ş	rie	ıį	Įι	10	li	t	Ç	re	þ	Ì

Please mail payments to: U.S. Bank CM-9690 PO BOX 70870 St. Paul, MN 55170-9690





Corporate Trust Services EP-MN-WN3L 60 Livingston Ave. St. Paul, MN 55107

Invoice Number: Invoice Date: 7374977 06/25/2024

Direct Inquiries To: Phone:

Schuhle, Scott A (954)-938-2476

RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT CAPITAL IMPROVEMENT REVENUE BOND SERIES 2020 REVENUE ACCOUNT

	ARGES SUMMARIZED FOR			
Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04200 Trustee	1.00	3,750.00	100.00%	\$3,750.00
Subtotal Administration Fees - In Advance	ce 06/01/2024 - 05/31/2025	5		\$3,750.00
Incidental Expenses 06/01/2024 to 05/31/2025	3,750.00	0.0775		\$290.63
Subtotal Incidental Expenses				\$290.63
TOTAL AMOUNT DUE				\$4,040.63





Vesta Property Services, Inc. 245 Riverside Avenue Suite 300

Jacksonville FL 32202

Invoice

Invoice # Date 421377 07/31/2024

Terms

Net 30

Due Date

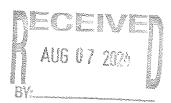
08/30/2024

Memo

Billable Mileage split

Bill To

Rivers Edge CDD II c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine FL 32092



Description	O napitiy	Rate	Amount
Billable Mileage June split in 3	1	131.61	131.61
1	•	1	

Total

131.61

Vesta Mileage Report

Name:	Kevin McKendree	Month	Jul-24				
Date	Purpose	Location (From)	Destination (To)	Billable Miles		Non-billable Miles	Mileage
7/1	Daily mileage	Rivertown	Rivertown	42.3	Riversedge CDD		42.3
7/2	Daily mileage	Rivertown	Rivertown	19.6	iversedge CDD		19.6
7/3	Daily mileage	Rivertown	Rivertown	24.8	iversedge CDD		24.8
7/8	Daily mileage	Rivertown	Rivertown	52.7	Riversedge CDD		52.7
7/9	Daily mileage	Rivertown	Rivertown	27.5	iversedge CDD		27.5
7/10	Daily mileage	Rivertown	Rivertown	15.2	iversedge CDD		15.2
7/11	Daily mileage	Rivertown	Rivertown	22.1	iversedge CDD		22.1
7/12	Daily mileage	Rivertown	Rivertown	16.7	iversedge CDD		16.7
7/15	Daily mileage	Rivertown	Rivertown	31.3	iversedge CDD		31.3
7/16	Daily mileage	Rivertown	Rivertown	28.3	iversedge CDD		28.3
7/17	Daily mileage	Rivertown	Rivertown	14.8	iversedge CDD		14.8
7/18	Daily mileage	Rivertown	Rivertown	21	iversedge CDD		21
7/19	Daily mileage	Rivertown	Rivertown	13.3	iversedge CDD		13.3
7/22	Daily mileage	Rivertown	Rivertown	39.5	iversedge CDD		39.5
7/23	Daily mileage	Rivertown	Rivertown	12.8	iversedge CDD		12.8
7/24	Daily mileage	Rivertown	Rivertown	25.5	iversedge CDD		25.5
7/25	Daily mileage	Rivertown	Rivertown	37	iversedge CDD		37
7/26	Daily mileage	Rivertown	Rivertown	49.6	iversedge CDD		49.6
7/29	Daily mileage	Rivertown	Rivertown	59.1	iversedge CDD		59.1
7/30	Daily mileage	Rivertown	Rivertown	22.8	iversedge CDD)	22.8
7/31	Daily mileage	Rivertown	Rivertown	41	iversedge CDD		41
						Total Mileage	617

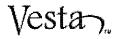
Reimbursement Rate \$0.640

Total \$394.82

Reimbursement Date Submitted in

Paycom 8/3/24

\$131.61



Invoice

Invoice # Date 420870 08/01/2024

Terms

Net 30

Due Date

08/31/2024

Memo

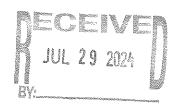
Rivers Edge CDDII

Bill To

Rivers Edge CDD II c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine FL 32092

Vesta Property Services, Inc. 245 Riverside Avenue Suite 300

Jacksonville FL 32202



Description	(aletaility)	HAIC .	
Field Operations Manager	1	3,104.42	3,104.42
General Manager	1	4,014.34	4,014.34
Hospitality Services	1	9,175.77	9,175.77
Maintenance Services	1	6,569.79	6,569.79
Pool Services	1	859.33	859.33
Janitorial Services	1	2.661.09	2,661.09
Lifestyle Services	1	3,178.02	3,178.02
Administrative Services	i	1.623.20	1.623.20
Administrative Services		1,020.20	1,020.20

Thank you for your business.

Total

31,185.96



INVOICE

Weinglass Music 255 Rivertown Shops Drive Ste 102 PMB 122 Saint Johns, Florida 32259 United States

> Phone: 9043230474 Mobile: 3107950679 jeremyweinglass.com

BILL TO
Rivers Edge CDD II
475 West Town Place
Suite 114
Saint Augustine, Florida 32092
United States

kfatuch@vestapropertyservices.com

Invoice Number: 486

Invoice Date: August 12, 2024

Payment Due: September 26, 2024

Amount Due (USD): \$400.00

Items	Quantity	Price	Amount
Musician River Club 9/6/24 6:00-9:00pm		\$400.00	\$400.00
		Subtotal:	\$400.00
		Total:	\$400.00
		Amount Due (USD):	\$400.00

Notes / Terms

Payment options:

mail check

Zelle: Recipient: Weinglass Music | email: info@jeremyweinglass

Approved RECDD II Submitted to AP on 8.13.24 by Kimberly Fatuch

Kim Fatuch





Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
728218	7/3/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 2, 2024

Invoice Amount: \$1,300.00

Description Current Amoun	t
Emergency Watering	

.....

Landscape Enhancement CORE

\$1,300.00

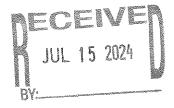
Invoice Total

\$1,300.00

IN CONWERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 7.15.2024 By Jason Davidson

Jason Davidson





Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
728220	7/3/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 2, 2024

Invoice Amount: \$600.00

Description C	urrent Amount
	-1, -, -, -, -, -, -, -, -, -, -, -, -, -,

Ant Treatment at the River Club Pool 2024

Landscape Enhancement CORE

\$600.00

Invoice Total

BY:

\$600.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 7.11.2024 by Jason Davidson

Jason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE #	INVOICE DATE
738383	7/25/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 24, 2024

Invoice Amount: \$1,394.90

Description Current Amount

July irrigation repairs******Kendall Crossing******

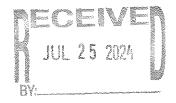
Irrigation Repairs

\$1,394.90

Invoice Total

\$1,394.90

IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 7.25.24 By Jason Davidson

Jason Davidson



completed

W. O. # NAME ADDRESS DATE

River Town				
kendall cross	sing cd	d 2		
7/12/2024	PG	OF		

_T					1	T	
#					EACH-		TNSN
						\$	+
1	Noide 1 zone				\$365.00		65.00
1	2" valve in front of club house			,,	\$545.00	\$5	45.00
2	splic kits				\$9,95	\$	19,90
						\$	~-
						\$	_
						\$	**
						\$	-
						\$	<u>.</u>
						\$	
						\$	-
						\$	
						\$	-
						\$	_
						\$	-
		<u> </u>		P/	ARTS TOTAL	\$9	929,90
	Please stamp here		DESCRIPTION	HOURS	RATE		TOTAL
			Tech	5	# \$93.00	\$,	465.00
						\$	_
						\$	-
						Ş	
-	<i>A</i>		1	LABOR & RE	NTAL TOTAL	\$	465,00
	Approved Approved	# 3593	3340				
			to to the said				
	Not Approved						
Comme	ents:			PI	ROPOSED WORK		
	Node and valve 2" In front of club house				MATERIALS	\$	929,90
danca	Note that the second				R & RENTAL	\$	465.00
						Ť	, - 7 (0 0
						A.	204.00
					TOTAL	\$1	,394.90
	• • Farl	•	CH	FNT			



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
738384	7/25/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 24, 2024

Invoice Amount: \$385.00

Description Current /	Amount
Description	
July irrigation repairs******25 Rafter Trail******	

) angulon ropus - ----

Irrigation Repairs

\$385.00

Invoice Total

\$385.00

IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 7.25.24 By Jason Davidson

Jason Davidson



COMPLETED WORK

W. O. # CDD2

NAME RIVER TOWN

ADDRESS 25 RAFTER TRAIL LN

DATE 7/15/2024

#			Π		EXT	ENTION
3	broken an non turning rotor		\$	26,00	\$	78.00
5	broken 6" spray + nozzles		\$	17.00	\$	85.00
1	boken 12" sprays + nozzles		\$	24.00	\$	24.00
4	broken and clog nozzles		\$	3.00	\$	12.00
					\$	-
					\$	-
					\$	•
***************************************					\$	-
					\$	-
					\$	
					\$	
					\$	
					\$	-
					\$	-
					\$	
					\$	-
					\$	-
					\$	_
					\$	-
		PARTS	TO	ΓAL	\$	199,00

	7/15/2024	tech	2	\$ 93.00	\$	186.00
					\$	-
					\$	-
					\$	
	1	~ 110 1111			\$	186,00
COMMENTS:	Asper # 3	5 40 44			· · · · · · · · · · · · · · · · · · ·	

			- - MATE	RIALS	 \$	199.00
			MATE		\$	199.00 186.00
					\$ \$	V

DESCRIPTION

HOURS

RATE

DATE

DATE COMPLETED 7/15/24

TECHNICIAN davon albert

CLIENT

TOTAL



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE #	INVOICE DATE
740543	7/31/2024
TERMS	PO NÚMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 30, 2024

Invoice Amount: \$522.00

	Current Amount
Description	

July irrigation repairs*****valve replacement*****

Irrigation Repairs

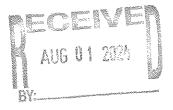
\$522.00

Invoice Total \$522.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 8.1.2024 by Jason Davidson

Jason Davidson



YELLOWSTONE LANDSCAPE

COMPLETED WORK

W. O. #	
NAME	RIVER TOWN CDD2
ADDRESS _	
DATE	7/18/2024

			1	1	
#			<u></u>		ENTION
				\$	-
				\$	-
1	REPLACED STUCK 1" VALVE ALONG SIDE WALK		\$ 150.00	\$	150,00
				\$	<u>-</u>
				\$	+
				\$	-
 				\$	-
				\$	-
				\$	-
				\$	-
				\$	
				\$	
				\$	-
-				\$	
				\$	-
				\$	-
				\$	
				\$	-
<u> </u>		PARTS	TOTAL	\$	150.00

DATE	DESCRIPTION	HOURS	F	RATE	. 7	TOTAL
		4	\$	93.00	\$	372.00
					\$	-
					\$	-
					\$	~
]					Ś	372.00

	i I	1 1	-	
			\$	372.00
COMMENTS: ASPIRE # 359 73	57			
- Company - Comp				
		MATERIALS	\$	150.00
		LABOR & RENTAL	\$	372.00
		TOTAL	\$	522.00
DATE PROPOSED 7-18-24	TECHNICIAN ANTONIO	CLIENT		



Rivers Edge II - Pond Banks c/o Vesta Property Services 475 West Town Place Suite 114 St. Augustine, FL 32092

Property Name: Rivers Edge II - Pond Banks

Address: 475 West Town Place Suite 114

Saint Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
742283	8/1/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 31, 2024

Invoice Amount: \$2,914.00

Description	Current Amount
Monthly Landscape Maintenance August 2024	\$2,914.00

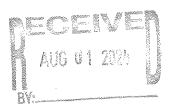
Invoice Total \$2,914.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 8.1.2024 by Jason Davidson

by Jason Davidson

Jason Davidson





Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
742285	8/1/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: August 31, 2024

Invoice Amount: \$31,544.58

Description Current Amount

Monthly Landscape Maintenance August 2024

\$31,544.58

Invoice Total \$31,544.58

IN CONNERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 8.1.2024 by Jason Davidson

Jason Davidson



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Rivers Edge II

Community Development District

Check Run Summary

September 30, 2024

Fund	Date	Check No.	Amount	
General Fund				
Accounts Payable	9/5/24	1704	\$	250.00
-	9/16/24	1705-1709		401.82
	9/24/24	1710-1746		97,770.47
		Sub-Total	\$	98,422.29
Capital Reserve Fund				
Accounts Payable	9/5/24	6	\$	20,884.24
	9/16/24	7		4,174.50
	9/24/24	8		11,700.00
		Sub-Total	\$	36,758.74
Total			\$	135,181.03

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 11/03/24 PAGE 1
*** CHECK DATES 09/01/2024 - 09/30/2024 *** RIVERS EDGE II - GENERAL FUND

CHIEFE BITTE	3 03,01,2021	B.	ANK A RIVERS E	DGE II CDD			
CHECK VEND# DATE	INVOICE DATE INV	EXPENSED TO OICE YRMO DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT #
9/05/24 00194	9/04/24 24-	001 202409 320-57200- VE ENTERTAINMENT 3HR			*	200.00	
			JAMES BRAGG				250.00 001704
9/16/24 00195	6/24/24 247	38921 202406 320-57200-			*	64.70	
		NITORIAL SUPPLIES	W.B. MASON C	O., INC.			64.70 001705
9/16/24 00195	6/27/24 247	47802 202406 320-57200- NITORIAL SUPPLIES			*	61.98	
			W.B. MASON C	O., INC.			61.98 001706
9/16/24 00195	7/02/24 247	56822 202407 320-57200- NITORIAL SUPPLIES	60000		*	104.17	
			W.B. MASON C	O., INC.			104.17 001707
9/16/24 00195	7/10/24 247	70225 202407 320-57200- NITORIAL SUPPLIES			*	69.99	
			W.B. MASON C	O., INC.			69.99 001708
9/16/24 00195	ΔΤ.	03209 202407 320-57200- NITORIAL SUPPLIES				100.98	
			W.B. MASON C	O., INC.			100.98 001709
9/24/24 00193	8/30/24 APC	-1791 202408 320-57200-	60000		,	448.25	
			ROBERT CHICO	SKI DBA AFFORDABLE			448.25 001710
9/24/24 00115		32024 202408 320-57200- 23 OUTDOOR MOVIE (IF)			*	350.00	
			BOUNCERS, SL	IDES, AND MORE INC			350.00 001711
9/24/24 00102	9/03/24 420 AC	38422 202409 320-57200- TIVE SCRAPER/MAT ONYX	60000		*	180.76	
			CINTAS				180.76 001712
	9/12/24 522 ET	95410 202409 320-57200-	60000		*	71.97	
			CINTAS				71.97 001713
	8/16/24 420	65 202408 320-57200-	60000		*	99.00	
		CKFLOW INSPECTION	DOLPHIN BACK	FLOW INC			99.00 001714
9/24/24 00002	9/01/24 83 SE	202409 310-51300- P MANAGEMENT FEES	34000		*	3,091.67	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 11/03/24 PAGE 2
*** CHECK DATES 09/01/2024 - 09/30/2024 *** RIVERS EDGE II - GENERAL FUND

	ANK A RIVERS EDGE II CDD			
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
9/01/24 83 202409 310-51300-3 SEP WEBSITE ADMIN	35100	*	106.00	
9/01/24 83 202409 310-51300-3 SEP INFO TECH		*	159.00	
9/01/24 83 202409 310-51300-3 SEP DISSEM AGENT SRVCS	32400	*	441.67	
9/01/24 83 202409 310-51300-9 OFFICE SUPPLIES	51000	*	.45	
9/01/24 83 202409 310-51300-4 POSTAGE	42000	*	116.56	
9/01/24 83 202409 310-51300-4 COPIES	42500	*	56.55	
	GOVERNMENTAL MANAGEMENT SERVICES			3,971.90 001715
9/24/24 00108 7/31/24 585 202408 320-57200-9			585.00	
	HOODZ OF GREATER JACKSONVILLE			585.00 001716
9/24/24 00081 8/16/24 S-18672 202408 320-57200-6	50000	*	396.00	
11, C KBITAIK	HOWARD SERVICES INC			396.00 001717
9/24/24 00120 8/21/24 10163 202407 310-51300-3	31500	*	2,681.97	
	KILINSKI VAN WYK PLLC			2,681.97 001718
9/24/24 00120 9/12/24 10403 202408 310-51300-3	31500	*	3,768.94	
	KILINSKI VAN WYK PLLC			3,768.94 001719
9/24/24 00047 9/01/24 57980384 202409 320-57200-4	43500	*	308.00	
	NADAR'S PEST RAIDERS			308.00 001720
9/24/24 00006 9/01/24 13129562 202409 320-57200-4	46210	*	1,103.15	
	POOLSURE			1,103.15 001721
9/24/24 00008 8/27/24 53084 202407 310-51300-3 JUL PROFESSIONAL SERVICES	31100	*	296.23	
	PROSSER			296.23 001722
9/24/24 00008 9/12/24 53246 202408 310-51300-3 AUG PROFESSIONAL SERVICES	31100	*	666.88	
	PROSSER			666.88 001723

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 11/03/24 PAGE 3
*** CHECK DATES 09/01/2024 - 09/30/2024 *** RIVERS EDGE II - GENERAL FUND

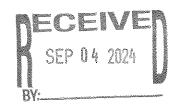
CHECK BITTLE 07	BAI	NK A RIVERS EDGE II CDD			
CHECK VEND#	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT# SI	VENDOR NAME UB SUBCLASS	STATUS	TRUOMA	CHECK AMOUNT #
9/24/24 00129 9,	/01/24 PSI10311 202409 320-57200-4	6800	*	1,718.00	
	SEP LAKE MAINTENANCE	SOLITUDE LAKE MANAGEMENT			1,718.00 001724
0/24/24 00120 0	/01/24 DCT10570 202400 220 57200 4/	6000	*	106 00	
	SEP POND MAINTENANCE	SOLITUDE LAKE MANAGEMENT			486.00 001725
9/24/24 00157 9/	/03/24 1099 202409 320-57200-60		*	1,925.00	
	RPLC 7 WALKWAY LIGHTS	TMT ELECTRIC LLC			1,925.00 001726
9/24/24 00011 8/	/13/24 61941744 202408 320-57200-43		*	118.67	
	AUG PEST CONTROL	TURNER PEST CONTROL			118.67 001727
9/24/24 00011 9/		TURNER PEST CONTROL 	*	118.67	
	SEP PEST CONTROL	TURNER PEST CONTROL			118.67 001728
9/24/24 00010 8/	/31/24 421959 202408 320-57200-3	4000	*	127.40	
	AUG BILLABLE MILEAGE 1/3	VESTA PROPERTY SERVICES, INC			127.40 001729
9/24/24 00010 9/	/01/24 421503 202409 320-57200-3		*	3,104.42	
	SEP FIELD OPS MANAGER /01/24 421503	4000	*	4,014.34	
9,	SEP GENERAL MANAGER /01/24 421503 202409 320-57200-3	4100	*	9,175.77	
9,	SEP HOSPITALITY SRVCS /01/24 421503 202409 320-57200-3	4200	*	6,569.79	
9,	SEP MAINTENANCE SRVCS /01/24 421503 202409 320-57200-4	6200	*	859.33	
9,	SEP POOL SRVCS /01/24 421503 202409 320-57200-5:	1200	*	2,661.09	
9,	SEP JANITORIAL SRVCS /01/24 421503 202409 320-57200-3	4010	*	3,178.02	
	SEP LIFESTYLE SRVCS /01/24 421503 202409 320-57200-34		*	1,623.20	
	CED ADMINITCHDATIVE CDVCC			•	31.185.96 001730
9/24/24 00195 8		0000		 25.23	
	JANITORIAL SUPPLIES				
		W.B. MASON CO., INC.			

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 11/03/24 PAGE 4 AP300R *** CHECK DATES 09/01/2024 - 09/30/2024 ***

RIVERS EDGE II - GENERAL FUND
BANK A RIVERS EDGE II CDD

BA	ANK A RIVERS EDGE II CDD			
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
9/24/24 00195 8/09/24 24836746 202408 320-57200-6	50000	*	178.06	
JANITORIAL SUPPLIES	W.B. MASON CO., INC.			178.06 001732
9/24/24 00195 8/15/24 24848522 202408 320-57200-6	50000	*	59.99	
JANITORIAL SUPPLIES	W.B. MASON CO., INC.			59.99 001733
9/24/24 00195 8/27/24 24874390 202408 320-57200-6		*	30.99	
JANITORIAL SUPPLIES	W.B. MASON CO., INC.			30.99 001734
9/24/24 00131 8/14/24 752027 202408 320-57200-4		*	1,716.70	
TROUBLESHOOT 2-WIRE FAIL	YELLOWSTONE LANDSCAPE			1,716.70 001735
9/24/24 00131 8/22/24 754093 202408 320-57200-4	 16101	*	875.00	
TREE CARE SERVICES	YELLOWSTONE LANDSCAPE			875.00 001736
9/24/24 00131 8/22/24 754094 202408 320-57200-4	 16101	*	525.00	
TREE CARE SERVICES	YELLOWSTONE LANDSCAPE			525.00 001737
9/24/24 00131 8/27/24 755326 202408 320-57200-4	 16101	*	325.00	
TREE CARE SERVICES	YELLOWSTONE LANDSCAPE			325.00 001738
9/24/24 00131 8/27/24 755327 202408 320-57200-4	#6101	*	1,400.00	
HURRICANE DEBBY CLEAN UP	YELLOWSTONE LANDSCAPE			1,400.00 001739
9/24/24 00131 8/27/24 755328 202408 320-57200-4	16102	*	364.00	
AUG IRRIGATION REPAIRS	YELLOWSTONE LANDSCAPE			364.00 001740
9/24/24 00131 9/10/24 767691 202408 320-57200-4		*	1,116.00	
AUG IRRIGATION REPAIRS	YELLOWSTONE LANDSCAPE			1,116.00 001741
9/24/24 00131 9/01/24 757238 202409 320-57200-4		*	2,914.00	
SEP LANDSCAPE MAINT POND	YELLOWSTONE LANDSCAPE			2,914.00 001742
9/24/24 00131 9/01/24 757240 202409 320-57200-4	 16100	*	31,544.58	
SEP LANDSCAPE MAINTENANCE	YELLOWSTONE LANDSCAPE			31,544.58 001743

*** CHECK DATES 09/01/2024 - 09/30/2024 *** R	ACCOUNTS PAYABLE PREPAID/COMPUTER RIVERS EDGE II - GENERAL FUND BANK A RIVERS EDGE II CDD	CHECK REGISTER	RUN 11/03/24	PAGE 5
CHECK VEND#INVOICE EXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#		STATUS	AMOUNT	CHECK AMOUNT #
9/24/24 00131 9/05/24 765392 202409 320-57200-	46101	*	5,400.00	
TOP DRESS DROUGHT TURF	YELLOWSTONE LANDSCAPE			5,400.00 001744
9/24/24 00131 9/10/24 767690 202407 320-57200-	46102	*	324.17	
JUL LATERAL RPR COM AREA	YELLOWSTONE LANDSCAPE			324.17 001745
9/24/24 00131 9/12/24 768918 202409 320-57200-	46102	*	364.00	
VALVE RPLC LONGLEAF	YELLOWSTONE LANDSCAPE			364.00 001746
	TOTAL FOR BAN	NK A	98,422.29	
	TOTAL FOR REC	GISTER	98,422.29	



JIMMY BRAGG MUSIC

43 Bluestine River Way St. Augustine, FL 32092 (863) 271-6174

Invoice #:

24-001

Bill to:

Rivers Edge CDD II 475 West Town Place Suite 114 St. Augustine, FL 32092

m	\$250.00
_	TOTAL:

Please make all cheques payable to: James Bragg

www.jimmybragg.com

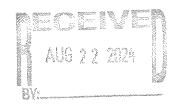


W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

	(.
Invoice Number	247389214
Customer Number	C3178877
Invoice Date	06/24/2024
Due Date	07/24/2024
Order Date	06/21/2024
Order Number	\$144801765
Order Method	WEB

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092



Delivery Address River Club

Attn.: Lynn 160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be reported within 14 days. Visit www.wbmason.com to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
TRKMB540	MULTIFOLD HAND TOWEL WHITE 250/PK 16PK/CT	2	CT	32.35	64.70
WBMUPSFREIGHT	UPS FREIGHT	1	EA	0.00	0.00

SUBTOTAL:

TAX & BOTTLE DEPOSITS TOTAL:

64.70 0.00 ORDER TOTAL: 64.70

Total Due:

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved CDD 2 Submitted to A/P 08-22-24 By Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092 Richard Losco

Remittance Section		
Customer Number	C3178877	
Invoice Number	247389214	
Invoice Date	06/24/2024	
Terms	Net 30	
Total Due	64.70	

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:



W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

Invoice Number	247478024
Customer Number	C3178877
Invoice Date	06/27/2024
Due Date	07/27/2024
Order Date	06/25/2024
Order Number	S144865447
Order Method	WEB



Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092 Delivery Address

River Club Attn.: Lynn

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be <u>reported</u> within 14 days. Visit <u>www.wbmason.com</u> to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
TRKMK520A	TOWEL,NATURAL,MULTIFOLD	2	СТ	30.99	61.98

SUBTOTAL: 61.98
TAX & BOTTLE DEPOSITS TOTAL: 0.00
ORDER TOTAL: 61.98
Total Due: 61.98

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved RECDD 2
Submitted to A/P 08-22-24
By Richard Losco
Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Remittance Section			
Customer Number	C3178877		
Invoice Number	247478024		
Invoice Date	06/27/2024		
Terms	Net 30		
Total Due	61.98		

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:

PM(P)

W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Rivers Edge CDD 2

475 W Town Place # 114

Saint Augustine FL 32092

Address Service Requested 888-WB-MASON www.wbmason.com

kalar (P	T. Earn		
eretji.	L L	ZJ. 9X.	

247568226 **Invoice Number** C3178877 **Customer Number** 07/02/2024 Invoice Date 08/01/2024 **Due Date** 07/01/2024 **Order Date** S144926955 Order Number WEB Order Method

Delivery Address

River Club Attn.: Lvnn

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be reported within 14 days. Visit www.wbmason.com to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
TRK110292A	TISSUE,BATH,WH,36/CT(2273801)	1	CT	69.99	69.99
PGC54344	PLUG, FBRZ PLUG TRF LINEN&SKY 2.63OZ	2	EA	17.09	34.18

SUBTOTAL:

TAX & BOTTLE DEPOSITS TOTAL:

104.17 0.00 104.17

ORDER TOTAL: **Total Due:**

104.17

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved RECDD 2 By Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Submitted to A/P 08-22-24 Richard Losco

Remittance Section				
Customer Number	C3178877			
Invoice Number	247568226			
Invoice Date	07/02/2024			
Terms	Net 30			
Total Due	104.17			

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:



W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

Invoice Number	247702258
Customer Number	C3178877
Invoice Date	07/10/2024
Due Date	08/09/2024
Order Date	07/09/2024
Order Number	S145150542
Order Method	WEB

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092



Delivery Address

River Club Attn.: Lvnn

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

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			· · · · · · · · · · · · · · · · · · ·		
ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
			OT		
TDK110202A	TISSUE BATH WH 36/CT/2273801)	1 1	CT	69.99	69.99

SUBTOTAL: TAX & BOTTLE DEPOSITS TOTAL: ORDER TOTAL:

ER TOTAL: 69.99 Total Due: 69.99

69.99

0.00

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved RECDD 2
Submitted to A/P 08-22-24
By Richard Losco
Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Remittance Section				
Customer Number	C3178877			
Invoice Number	247702258			
Invoice Date	07/10/2024			
Terms	Net 30			
Total Due	69.99			

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:



WWO BUT		CAN
	900	

W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

Invoice Number	248032092
Customer Number	C3178877
Invoice Date	07/25/2024
Due Date	08/24/2024
Order Date	07/24/2024
Order Number	\$145261829
Order Method	WEB

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092



Delivery Address

River Club Attn.: Ken

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

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ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
TRKMK520A TRK110292A	TOWEL,NATURAL,MULTIFOLD TISSUE BATH.WH.36/CT(2273801)	1	CT CT	30.99 69.99	

SUBTOTAL:

ITOTAL: 1

TAX & BOTTLE DEPOSITS TOTAL: ORDER TOTAL: 100.98 0.00 100.98

Total Due:

ue: 100.98

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved RECDD 2
Submitted to A/P 08-22-24
By Richard Losco
Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Remittance Section	
Customer Number	C3178877
Invoice Number	248032092
Invoice Date	07/25/2024
Terms	Net 30
Total Due	100.98

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:

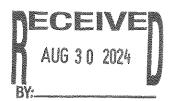
INVOICE

Affordable Plumbing Company 4565 Saint Augustine Road Jacksonville, FL. 32207 tracey@affordableplumblngjacksonvil le.com +1 (904) 288-9003 CFC057228



Bill to

Vesta Property Services
Rivers Edge CDD 2
475 West Town Place Suite 114
St Augustine, Florida 32092



Ship to Vesta Property Services 160 River Glade Run St Johns,Florida 32259

Invoice details

Invoice no.: APC-17915

Terms: Net 30

Invoice date: 08/30/2024 Due date: 09/29/2024 Sales Rep: Ray Dominquez

#	Date	Product or service	Description	Qty	Rate	Amount
1.		1.1 Commercial Plumbing Repair/s	Plumbing Services	1.75	\$125.00	\$218.75
2.		PVC DWV Coupling 2"	PVC DWV Coupling 2"	1	\$3.00	\$3.00
3.		PVC DWV Sanitary Tee 2"	PVC DWV Sanitary Tee 2"	1	\$9.00	\$9.00
4.		05 Job Materials	PVC DWV 2" x1 1/2" sanitary tee	1	\$8.50	\$8.50
5.		PVC DWV Foam Core Pipe 2"	PVC DWV Foam Core Pipe 2"	2	\$4.00	\$8.00
6.		PVC DWV FIP 2"	PVC DWV FIP 2"	2	\$7.00	\$14.00
7.		PVC DWV FIP 1 1/2"	PVC DWV FIP 1 1/2"	1	\$5.50	\$5.50
8.		05 Job Materials	PVC DWV 2" clean out plug	1	\$5.50	\$5.50
9.		Supply Cost	Glue, Cleaner, Pipe Dope, Grout, Caulk, ect.	1	\$8.00	\$8.00
10.		05 Job Materials	T&S commercial basket strainer	1	\$168.00	\$168.00
			B-3950			
11.		01 Plumbing Services	Work Description: Club house cafe Leak under sink. Commercial basket strainers Kevin - 904-607-1038	1	\$0.00	\$0.00

Work Resolution: New AP provided T&S commercial basket strainer was installed in a 3comp sink plus had to remove the other

drain connections because they were dripping and I told Kevin about it, no leaks

now

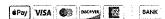
Total

\$448.25

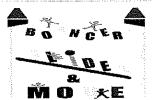
\$0.00

\$0.00

Ways to pay



View and pay



Bouncers, Slides, and More Inc. 1915 Bluebonnet Way Fleming Island, FL 32003

Invoice

Date: August 23rd, 2024 Invoice Number: 08232024.11

Additional Details Name / Address

Attn: Kim Fatuch River's Edge CDD 2 475 West Town Place

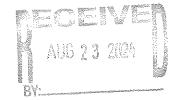
Suite 114

St. Augustine, FL 32092

	- · · · · · · · · · · · · · · · · · · ·					
	<u>Description</u>	Quantity	<u>Rate</u>	<u>Discount</u>	<u>SubTotal</u>	<u>Extended</u>
1	Outdoor Movie (IF)	1	\$500.00		\$350.00	\$350.00
2						
3						
4						
5						
6						
7						
8						
9						
10	· · · · · · · · · · · · · · · · · · ·					
11						
12						
13						
14						
15						
16						
17			 		***************************************	
18		-			:	
19						
20	<u> </u>					
Com	Comments:		Subtotal			\$350.00
		Sales Tax	(0.0%)			n/a
		Total				\$350.00

Approved RECDD II Submitted to AP on 5.23.24 by Kimberly Fatuch

Kim Fatuch





REMIT PAYMENT TO:

CINTAS P.O. BOX 631025 CINCINNATI, OH 45263-1025 VIEW & PAY YOUR BILLS ONLINE:

WWW.CINTAS.COM/MYACCOUNT

CINTAS FAX #

CUSTOMER SVC/BILLING 833-290-0514 904-741-6116

INVOICE

SHIP TO:

RIVERS EDGE II CDD

160 RIVERGLADE RUN

SAINT JOHNS, FL 32259-6953

INVOICE #

INVOICE DATE

4203842227 09/03/2024

SERVICE TICKET #

4203842227

SOLD TO#

PAYER#

20958738 10596960

PAYMENT TERMS

NET 10 EOM

SORT#

02800002682

CINTAS ROUTE

22 / DAY 1 / STOP 008

BILL TO:

C/O RIVERTOWN COMMUNITY ASSOCIAION

RIVERS EDGE COMMUNITY DEVELOPMT DIS

475 W TOWN PL

ST AUGUSTINE, FL 32092-3649

EMP#/LOCK#	MATERIAL	DESCRIPTION		FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
<u>. </u>	X10184	3X5 ACTIVE SCRAPER	110000000000000000000000000000000000000	04	F	2	12.423	24.85	N
	X10186	4X6 ACTIVE SCRAPER		04	F	3	13.804	41.41	N
	X10189	3X5 XTRAC MAT ONYX		04	F	4	20.706	82.82	N
	X10192	4X6 XTRAC MAT ONYX		04	F	1	23.466	23.47	Ν
			SUBTOTAL					172.55	
		SERVICE CHARGE						8.21	N
		SUBTOTAL						180.76	
		TAX						0.00	
		TOTAL USD						180.76	

Signature:

Cust. Name: RIVERS EDGE II CDD

Moten, Kenneth SoldTo# 0020958738 02:27 PM 09/03/24 50# 4203842227

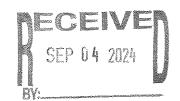
Invoice Total \$180.76

Payment on Account

\$0.00

Approved RECDD II Submitted to AP on 9.4.2024 By Jason Davidson

ason Davidson





CINTAS P.O. Box 631025 CINCINNATI, OH 45263-1025

Invoice

Service / Billing #

(904)562-7000 (904)562-7020

Fax # Payment Inquiry #

(888)994-2468

Ship To RIVERS EDGE 2

RIVERS EDGE COMMUNITY DEVELOP

DISTRICT

160 RIVERGLADE RUN ST. JOHNS, FL 32259 Invoice # 5229541036 Invoice Date 09/12/2024 Credit Terms NET 30 DAYS Customer # 12663109

Cintas Route LOC #0292 ROUTE 0009

Order # 7050339861 Payer # 10596960

Bill To

RIVERTOWN COMMUNITY ASSOCIAION

RIVERS EDGE COMMUNITY

DEVELOPMT DIS

STE 114

475 W TOWN PL

ST AUGUSTINE, FL 32092-3649

Material -	#	Description		Qu	antity	Unit Price	Ext Price Tax
Unit	000000000009585183	Unit Description:	FRONT OFFICE	FΑ			
110		SERVICE ACKNOWLEDGEMENT		1	EA	\$0.00	\$0.00
120		CABINET ORGANIZED		1	EA	\$0.00	\$0.00
130		EXPIRATION DATES CHECKED		1	EA	\$0.00	\$0.00
132		BBP KIT CHECKED		1	EA	\$0.00	\$0.00
43959		COMFORT DOT MED		1	BOX	\$14.59	\$14.59
44249		ELASTIC STRIP SMALL		1	BAG	\$11.89	\$11.89
55555		HARD SURFACE DISINFEC SVC		1	EΑ	\$10.45	\$10.45
182019		STINGRELIEF WIPES 10/UNIT		1	вох	\$12.09	\$12.09
						Unit Subtotal:	\$49.02
Unit	000000000009605930	Unit Description:	KITCHEN #7873				
110		SERVICE ACKNOWLEDGEMENT		1	EA	\$0.00	\$0.00
160		AED CHECKED (NO CHARGE)		1	EA	\$0.00	\$0.00
564462		AED BATTERY CHECKED		1	EA	\$0.00	\$0.00
564463		AED PADS CHECKED		1	EA	\$0.00	\$0.00
						Unit Subtotal:	\$0.00
Unit	000000000999900999	Unit Description:	Other				
400		SERVICE CHARGE		1	EA	\$22.95	\$22.95
						Unit Subtotal:	\$22.95
						Invoice Sub-total	\$71.97
						Tax	\$0.00
						Invoice Total	\$71.97

Remit To CINTAS

P.O. Box 631025

CINCINNATI, OH 45263-1025

SEP 13 2024

Approved RECDD II Submitted to AP on 9.13.2024 By Jason Davidson

Jason Davidson

CINTAS P.O. Box 631025 CINCINNATI, OH 45263-1025

Invoice

Material # Description Quantity Unit Price Ext Price Tax

Note

Dolphin Backflow, Inc.

Plumbing Contractor

P. O. Box 2591 Orange Park, FL 32067-2591 www.dolphinbackflow.com

Invoice

Phone: (904) 269-5489 FAX (904) 215-6025

Plumbing CFC1428994 Underground Utilities: CUC 1224448 Fire Protection: FPC11-000004

BILL TO

Rivers Edge CDD II 475 West Town Place, Suite 114 St. Augustine, FL 32092

DATE	INVOICE#
8/16/2024	42065

P.O. NO. TERMS WE SEND INSPECTION REPORT TO UTILITY Due on receipt

	DESCRIP	TION		QUANTITY	PRICE	AMOUNT
inspection and Certification 160 Riverglade, St. John's Wilkins RP 2.0" Model:9' Wilkins RP 2.0" Model:9'	i, FL 32259 75XL2 SN: 4331469 N	Лeter#: 84087139		2	45.00	90.00
EA Report Submission F	ee e			2	4.50	9.00
EMAIL ADDRESS OR TEXT N	Approved RE Submitted to by Jason Dav	Pavidson				
	We Accept Visa	, Mastercard, AMX, Disc	cover			
Credit Card #	Exp.	CVV	Billing Zip Code		BALAN	\$99.00
	A 100% fee	will be charged on	all invoices unpaid a	nfter 60 days.		- Address



Environmental Services
Cross Connection Control
21 W. Church St. T-8
Jacksonville, FL 32202

BACKFLOW PREVENTER TEST REPORT IBF

				AUG 2 0 2024				
Name of p	remises (company, pers	son)	Owner or agent's name					
Rivers	Edge Community	y Dev.						
Service ad	Edge Community	=1 32259	Mailing address					
160 Riverabde								
	cation of device		Contact phone number					
Front	Bt. of Est	In Bush						
	int number (required)		Meter number (required)					
			84087139					
Commerc	ial test purpose	Annual 🔲 Repa	ir Replacement	☐ New Installation				
Commerc		Fire bypass Is recla	pation Process/Isolation imed water supplied ? Y					
Residenti	al test purpose 🔲 A	nnual 🔲 Repair	Replacement	☐ New Installation				
Residenti	al service type 🗀 Pot	able 🔲 Irrigation / Is r	reclaimed water supplied?	⊒Yes □ No				
Device ty		Size Model Nu	· · · · · · · · · · · · · · · · · · ·	Installation date				
124	Wilkins	2.0 975X	L2 4331969					
	Check valve #1	Check valve #2	Differential pressure relief valve	Pressure vacuum breaker				
TEST	Closed tight at 8.4 psi	Closed tight at 1.8 psi	Opened at 7-0 lbs reduced pressure	Air inlet opened atpsi				
	☐ Leaked	☐ Leaked	☐ Did not open	☐ Did not open				
FINAL TEST	☐ Closed tight at psi	Closed tight	☐ Opened at lbs reduced pressure ☐ Satisfactory					
Repairs/ι	ınusual installation co	nditions/replacemen	t details:					
	nt/type information belov		Inchr us	T-+10-1-0 // 4//				
Initial test performed by Company name DOWN BOCK			How JII-22-15130 Test Date 8-16-24					
Repaired by		Company name	BFDT certificate number Repaired Date					
Final test pe	rformed by	Company name DOVONIA BOOME	FIND BFDT certificate number Test Date 8.16-24					
PASS/F/	AL CERTIFICATION	escribed above	passed / 🔲 failed and sup	portive data is accurate.				
	I hereby certify the assembly described above Dassed / I failed and supportive data is accurate. Signature Date 3-16-24							



Environmental Services
Cross Connection Control
21 W. Church St. T-8
Jacksonville, FL 32202

BACKFLOW PREVENTER TEST REPORT IBF

					AUG 7.0.2024	
Name of p	remises (company, pers	son)	Owne	er or agent's name		
River	s Edge Comm	unity Dev.				
Service ad	ts Edge Comm dress ST. Johns. P	132259	Mailir	ng address		
	Riverglade					
	cation of device		Conta	act phone number		
Front	Rt. of Ent.	In Bush				
JEA accou	nt number (required)		Mete	r number (required)	and the second s	
				34087156		
Commerc	ial test purpose 📮	∆nnual □Re	pair	Replacement	☐ New Installation	
Commerc			rrigation claimed	Process/Isolation		
Residenti	al test purpose 🔲 A	nnual 🔲 Re	oair	Replacement	☐ New Installation	
Residenti	al service type 🔲 Pot	able 🗀 Irrigation /	ls reclair	ned water supplied?]Yes □ No	
Device typ	pe Manufacturer	1 1 2 4	Number	umber Serial Number Installation date		
RP Wilkins 2.0 975x1				4331477	,	
		\$ ' '		1		
	Check valve #1	Check valve #2	? Di	fferential pressure relief valve	Pressure vacuum breaker	
INITIAL TEST		<u></u>				
	Check valve #1 Closed tight	Check valve #2	si lbs	relief valve Opened at 2.0	breaker Air inlet opened at	
	Check valve #1 Closed tight at 6:8 psi	Check valve #: Closed tight at _/. 7_ p	si lbs	relief valve Opened at 2.0 reduced pressure	breaker Air inlet opened at psi	
TEST FINAL TEST	Check valve #1 Closed tight at 6:8 psi Leaked Closed tight	Check valve #2 Closed tight at/. 7_ p Leaked Closed tight at p	si Ibs	relief valve Opened atO reduced pressure Did not open Opened at reduced pressure	breaker Air inlet opened at psi Did not open	
TEST FINAL TEST	Check valve #1 Closed tight at 6:8 psi Leaked Closed tight at psi	Check valve #2 Closed tight at/. 7_ p Leaked Closed tight at p	si Ibs	relief valve Opened atO reduced pressure Did not open Opened at reduced pressure	breaker Air inlet opened at psi Did not open	
TEST FINAL TEST	Check valve #1 Closed tight at 6:8 psi Leaked Closed tight at psi	Check valve #2 Closed tight at/. 7_ p Leaked Closed tight at p	si Ibs	relief valve Opened atO reduced pressure Did not open Opened at reduced pressure	breaker Air inlet opened at psi Did not open	
FINAL TEST Repairs/u	Check valve #1 Closed tight at ££ psi Leaked Closed tight at psi unusual installation co	Check valve #2 Closed tight at _/. 7_ p Leaked Closed tight at p Inditions/replacem	si Ibs	relief valve Opened at reduced pressure Did not open Opened at reduced pressure ails:	breaker Air inlet opened at psi Did not open Satisfactory	
FINAL TEST Repairs/u	Check valve #1 Closed tight at ££ psi Leaked Closed tight at psi unusual installation co	Check valve #2 Closed tight at _/. 7_ p Leaked Closed tight at p Inditions/replacem Company name	si Ibs	relief valve Opened atO reduced pressure Did not open Opened at reduced pressure ails:	breaker Air inlet opened at psi Did not open	
FINAL TEST Repairs/u	Check valve #1 Closed tight at psi Leaked Closed tight at psi unusual installation conformed by	Check valve #2 Closed tight at _/. 7_ p Leaked Closed tight at p Inditions/replacem Company name	si lbs	relief valve Opened atO reduced pressure Did not open Opened at reduced pressure ails:	breaker Air inlet opened at psi Did not open Satisfactory	
FINAL TEST Repairs/L Please print Initial test per Repaired by Final test per	Check valve #1 Closed tight at psi Leaked Closed tight at psi unusual installation co	Check valve #2 Closed tight at/_ Z_ p Leaked Closed tight at p conditions/replacent	si lbs lbs lent deta	relief valve Opened at	breaker Air inlet opened atpsi Did not open Satisfactory Test Date 8-16-24 Repaired Date Test Date Q.//. 24	
Final test pe	Check valve #1 Closed tight at psi Leaked Closed tight at psi unusual installation continuous installation continuous by Common by Comm	Check valve #2 Closed tight at _/. 7 p Leaked Closed tight at p closed tight at p nditions/replacem Company name Company name Company name Company name	si lbs lbs lbs lent deta	relief valve Opened atO reduced pressure Did not open Opened at reduced pressure ails: BFDT certificate number J11 - 22 - 16 30 BFDT certificate number BFDT certificate number	breaker Air inlet opened atpsi Did not open Satisfactory Test Date 8-16-24 Repaired Date Test Date Q.//. 24	

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

\$3,971.90

Balance Due

Invoice #: 83 Invoice Date: 9/1/24 Due Date: 9/1/24

Case:

P.O. Number:

Bill To:

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees -September 2024 Website Administration - September 2024 Information Technology - September 2024 Dissemination Agent Services - September 2024 Office Supplies Postage Copies DESCRIPE SEP 05 2024 BY:		3,091.67 106.00 159.00 441.67 0.45 116.56 56.55	3,091.67 106.00 159.00 441.67 0.45 116.56 56.55
	Total	<u> </u>	\$3,971.90
	Paymen	ts/Credits	\$0.00

INVOICE

HOODZ of Greater Jacksonville 1132 Mill Creek Dr Saint Johns, FL 32259 jeff.sowell@hoodz.us.com (904) 342-0153



Bill to

River Club Cafe-River Town 160 River Glad Run Jacksonville, FL 32259

Ship to

River Club Cafe-River Town 160 River Glad Run Jacksonville, FL 32259

Invoice details

Invoice no.: 923109 Terms: Net 30

Invoice date: 07/31/2024 Due date: 08/30/2024

#	Date	Product or service	Description	Qty	Rate	Amount
			and the second of the second o		*	* *
1.	08/01/2024	CL-Hood	Clean Main Line Hood & Filters (6-Mth	1	\$585.00	\$585.00
			Service)			

SEP 0 3 2024

Total \$585.00

Overdue 08/30/2024

Approved CDD 2
Submitted to A/P 09-03-24
By Richard Losco
Richard Losco

Service Invoice

S E R V I C E S AIR CONDITIONING "Professionals You Can Trust"

Billed Customer: #001909

Rivertown-Vesta Billing-RECDD 2 475 West Town Place Ste 114 St Augustine, Fl 32092

Howard Services

P.O. Box 5637 Jacksonville, FL 32247 Phone: (904)398-1414 Fax: (904)398-3586

Site ID: # 001909-0002

Rivertown - River Club POC - Jason Davidson - GM 160 Riverglade Run St. Johns, FL 32259

20181	8/16/2024	S-18672	09/15/2024	Amount Paid
CallSlip Number	Invoice Date	Invoice Number	Due Date	Contractor's License #
20181	8/16/2024	S-18672	09/15/2024	CAC1822034

Problem Reported:

*** WLKIN1-Walkin Cooler Down ***

Cuatomer want walkin in checked out .and recommend any issues .

Gate code # 7873 .
Tech Date
SCOTT D 08/16/2024

Equipment:

Unit : CREFRG Brand: HTCRFT Model : BHT008X6BFM Serial#: T17F15474

Location: Walk In Cooler #1

Checked unit. Found condenser coil very dirty with grease. Will need to clean coil with a degreaser, water hose, and shop vacuum. Found burnt and pitted contactor. Will get prices to replace bad contactor and clean condenser coil.

Unit : CREFRG Brand: HTCRFT Model : ADT070AEWMC6K Serial#: T17G10038

Location: Walkin evap

ADDITIONAL DETAILS:

Manager came in and asked me to look at bar reach-in because it has water in bottom of it everyday. Tried blowing out drain but nothing came out of drain. Will need to take unit apart to find out where water is coming from. Told manager what needs to be removed so we can get to evaporator. She said she will have things removed and she will call it in later. She also wants a maintenance agreement to maintain reach in coolers in kitchen and bar.

Approved RECDD II Submitted to A/P 08-16-24 By Richard Losco

Richard Losco



Material Labor	0.00 396.00
Subtotal	396.00
Tax	0.00
Grand Total	396.00

The above prices and specifications are herby accepted. You are authorized to perform the work as specified. I agree to pay you in full upon completion of the work and to pay for attorney's fees and costs you incur if you file a lawsuit to recover money which I owe to you. In addition, if I do not pay you upon completion of the work, I agree to pay interest on the outstanding balance at the rate of 18% per annum. The venue for any legal action related to this agreement shall be Jacksonville, Florida unless otherwise required by law. In connection with any such action I/we waive the right to a trial by jury.

Howard Services Warranty: Recommended service repairs are warranted for a period of (90) Ninety days on labor and (1) One year on all applicable parts from the date of the repair, excluding refrigerant unless otherwise stated.

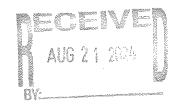


INVOICE

Invoice # 10163 Date: 08/21/2024 Due On: 09/20/2024

P.O. Box 6386 Tallahassee, Florida 32314 United States

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, Florida 32092



River's Edge II - 01 General Counsel

Type	Attorney	Date	Notes Notes	Quantity	Rate	Total
Service	MGH	07/01/2024	Review and confirm minutes of the June 26, 2024 joint meeting.	0.10	\$280.00	\$28.00
Service	JK	07/02/2024	Review annual financial audit and provide comments to same	0.70	\$305.00	\$213.50
Service	MGH	07/08/2024	Prepare for, travel to and attend special joint meeting of the Rivers Edge, Rivers Edge II, and Rivers Edge III Boards.	0.90	\$280.00	\$252.00
Expense	RB	07/08/2024	Travel: Mileage MGH	17.86	\$0.67	\$11.97
Service	LG	07/09/2024	Provide information regarding insurance coverage for supervisors.	0.60	\$305.00	\$183.00
Service	LG	07/09/2024	Review details of Vesta proposal; confer with Henley regarding contract structure.	0.30	\$305.00	\$91.50
Service	MGH	07/09/2024	Begin preparing amenity management and field operations services agreement with Vesta; analyze cost-share provisions and pricing information supplied by Vesta; identify areas for clarification.	1.40	\$280.00	\$392.00
Service	LG	07/10/2024	Review June minutes; review requested amenity policy changes.	0.50	\$305.00	\$152.50
Service	JK	07/10/2024	Review audit comments	0.10	\$305.00	\$30.50
Service	MGH	07/10/2024	Review amended Fiscal Year 2023 Audit Report; provide additional comments.	0.40	\$280.00	\$112.00
Service	MGH	07/10/2024	Exchange correspondence with Vesta staff regarding pricing for new amenity management agreements and staff job	0.10	\$280.00	\$28.00

			descriptions.	No.	West and the second sec	
Service	JK	07/11/2024	Review audit response letter and confirm same	0.10	\$305.00	\$30.50
Service	MGH	07/11/2024	Review Vesta feedback on staff job descriptions for new amenity management services agreement.	0.10	\$280.00	\$28.00
Service	LG	07/14/2024	Revise River Club Amenity Policies.	0.80	\$305.00	\$244.00
Service	LG	07/15/2024	Confer with King and Oliver regarding cafe management structure; provide bond counsel guidance regarding same.	0.70	\$305.00	\$213.50
Service	LG	07/16/2024	Prepare mailed and published budget/ assessment notices.	0.40	\$305.00	\$122.00
Service	LG	07/18/2024	Review and revise CDD addendum for builder disclosures.	0.80	\$305.00	\$244.00
Service	LG	07/21/2024	Retrieve recorded boardwalk easement; update files regarding same; review and revise new supervisor notebooks.	0.70	\$305.00	\$213.50
Service	LG	07/22/2024	Update disclosure of public finance and send for signatures.	0.30	\$305.00	\$91.50
Non-billa	ble entries					b a said
Service	MGH	07/01/2024	Review and provide comments to the Fiscal Year 2023 Audit Report.	0.70	\$280.00	\$196.00
Service	LG	07/08/2024	Attend joint meeting; confer with Henley regarding agreement preparation; prepare pickleball cost-share form.	0.70	\$305.00	\$213.50
Service	MGH	07/15/2024	Review, analyze, and edit draft minutes from the July 8, 2024 joint meeting.	0.10	\$280.00	\$28,00
Service	MGH	07/15/2024	Prepare for and attend discussion with Vesta staff regarding cafe management and in-progress agreements for amenity and lifestyle management services for all three Rivers Edge districts.	0.40	\$280.00	\$112.00
Service	MGH	07/16/2024	Prepare mailed and published budget and assessment hearing notices.	0.40	\$280.00	\$112.00

Total \$2,681.97

Detailed Statement of Account

Other Invoices

Current Invoice

10163	09/20/2024	\$2,681.97	\$0.00	\$2,681.97
Parameter Control of the Control of			Outstanding Balance	\$5,139.20
		Tota	Amount Outstanding	\$5,139.20

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

Please pay within 30 days.



INVOICE

Invoice # 10403 Date: 09/12/2024 Due On: 10/12/2024

Kilinski | Van Wyk PLLC

P.O. Box 6386 Tallahassee, Florida 32314 United States

Rivers Edge II CDD 475 West Town Place Suite 114 St. Augustine, Florida 32092



River's Edge II - 01 General Counsel

Type	Attorney	Date	Notes	Quantity	Rate	Discount	Total
Service	MGH	08/06/2024	Prepare amenity management services agreement with Vesta.	2.40	\$280.00	50.0%	\$336.00
Service	LG	08/07/2024	Review draft agenda; prepare resolution setting landowner election; analyze board seats; confer with Thomas regarding same; provide ordinances for website.	1.80	\$305.00	-	\$549.00
Service	MGH	08/13/2024	Prepare Fiscal Year 2025 budget appropriation resolution, Fiscal Year 2025 annual assessment resolution, resolution adopting Fiscal Year 2025 meeting schedule, and FY25 developer budget deficit funding agreement; distribute same for inclusion in agenda package.	1.90	\$280.00	-	\$532.00
Service	LG	08/13/2024	Review resolutions for August agenda; finalize changes to amenity rules; prepare resolution setting hearing on same.	0.80	\$305.00	anne en la company de la compa	\$244.00
Service	LG	08/16/2024	Review Watersong at Rivertown 4B plat; update property records regarding same.	0.70	\$305.00	-	\$213.50
Service	LG	08/19/2024	Provide recorded copy of disclosure of public finance;	0.40	\$305.00		\$122.00

			prepare for Board meeting.				
Service	LG	08/20/2024	Prepare corrective disclosure of public finance.	0.30	\$305.00	-	\$91.50
Service	MGH	08/20/2024	Review and analyze agenda package and materials for Board consideration, including meeting minutes, financial reports, budget resolutions and updated proposed budget, cost share requests, staff reports, and related District documents, in preparation for Board meeting.	0.70	\$280.00	-	\$196.00
Service	LG	08/21/2024	Travel to and attend Board meeting; prepare summary of amenity policy changes; coordinate execution of corrective disclosure of public finance and recording of same.	2.90	\$305.00	-	\$884.50
Expense	RB	08/21/2024	Travel: Mileage LG	178.60	\$0.67	-	\$119.66
Expense	RB	08/21/2024	Travel: Hotel LG - Courtyard by Marriott Orange Park	1.00	\$27.00	-	\$27.00
Expense	RB	08/21/2024	Travel: Meals - LG	1.00	\$4.81	-	\$4.81
Expense	RB	08/21/2024	Travel: Mileage LG	178.60	\$0.67	A Productive of the Control of the C	\$119.66
Expense	RB	08/21/2024	Travel: Hotel LG - Courtyard by Marriott Orange Park	1.00	\$27.00	-	\$27.00
Expense	RB	08/21/2024	Travel: Meals LG	1.00	\$4.81	half of the first	\$4.81
Service	LG	08/23/2024	Respond to question from Reid regarding parking policies.	0.40	\$305.00		\$122.00
Service	JK	08/23/2024	Prepare human trafficking affidavit and contract addendum to comply with new section 787.06, Florida Statutes.	0.10	\$305.00	-	\$30.50
Service	MGH	08/30/2024	Prepare notices of rulemaking and rule development in advance of upcoming hearing on revised Amenity Policies.	0.30	\$280.00	-	\$84.00
Service	LG	08/30/2024	Provide social media guidelines to new supervisor.	0.20	\$305.00	-	\$61.00
Non-billa	ble entries	Participation of the Control of the		Paris Andrews (Paris) and Ashar (Ashar)	e constant à et aligne des mandres parts d'imparent le constant de la constant de la constant de la constant d		
Service	MGH	08/06/2024	Revise Scope of Services and Compensation exhibit for	0.30	\$ 280.00	-	\$ 84.00

			amenity management services agreements with Vesta for all three Rivers Edge districts to reflect updated compensation levels and staffing for River Lodge amenity.				
Service	MGH	08/21/2024	Review meeting recap and not legal follow-up items as needed.	e 0.10	\$ 280.00	-	\$ 28.00
Service	MGH	08/26/2024	Review and analyze District Manager's meeting notes; identify legal follow-up items.	0.10	\$ 280.00	-	\$ 28.00
Construction of Section 1995 Section 1995	novel a "Submitted of As parties former consumptions with the constraint			Line Item Dis	count Subtotal	-\$	336.00
					Total	\$3,	,768.94

Detailed Statement of Account

Other Invoices

Invoice Numb	er Due On /	Amount Due Pa	yments Received B	alance Due
10163	09/20/2024	\$2,681.97	\$0.00	\$2,681.97

Current Invoice

10403 10/12/2024 \$3,768.94 \$0.00 \$3,768.

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

Please pay within 30 days.



South Jacksonville Office 904-423-2200 PO Box 56320 Jacksonville, FL 32241-6320 www.naderspestraiders.com

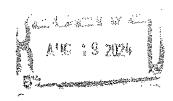
IS YOUR HOME PROTECTED FROM TERMITES?

Termites cause billions of dollars in damage every year rarely covered by homeowner's insurance and in our area, it's not if your home will encounter termites, but when. Protect your family and home 24/7/365 with Sentricon® with Always Active from Nader's, the #1 provider of Sentricon in the world. CALL TODAY! 855-MY-NADERS.

It's not just termite control. It's Nader's Pest Raiders termite control.

Customer Number: 1051909 Statement Date: 08/12/24 Payment Due Upon Receipt

Date	Invoice #	Description	Amount	Tax	Balance
Service Addre	ess: 90 Lanier St (Weld	come Center) Pavillion/Sea wall/entry to	wer, St Johns, FL 32259		
09/01/24	57980384	Sentricon Guarantee/Coverag	e \$308.00	\$0.00	\$308.00



Current:	\$308.00	Past Due: \$0.00	Total Amount Due: \$308,00

Please Keep the Top Portion For Your Records Return Bottom Portion with Payment

GA22349F



PO Box 56320 • Jacksonville, FL 32241-6320

You can pay your bill online at www.naderspestraiders.com

********AUTO**ALL FOR AADC 320

դախվիլդհիսկՈնկՈւթաիլիկիկիկիվիակիկ

RIVERS EDGE CDD II 3 JASON DAVIDSON 481 475 W TOWN PL STE 114 SAINT AUGUSTINE FL 32092-3649

Statement Date: 08/12/24 Customer Number: 1051909

Please check Invoice(s) paid below.					
invoice # 57980384	Amount \$308,00		Invoice #	Amount	
If you	are paying by cre	dit card, pl	ease see reverse	side.	

Please make checks payable and remit to:

NADER'S PEST RAIDERS PO BOX 56320 JACKSONVILLE FL 32241-6320

իրիրիսերիսերիիինիարկիինթովորիարիկիրիի

Balance Forward: \$0.00 Amount: Amount Due: \$308.00 Check#



1707 Townhurst Dr. Houston TX 77043 (800) 858-POOL (7665) www.poolsure.com

Rivers Edge CDD2 Government Management Services 475 West Town Place suite 114 St. Augustine FL 32092

BIII To

Invoice

Date Invoice# 9/1/2024 131295624135

Terms	Net 20
Due Date	9/21/2024
PO#	

Ship To			ASSASSANTACES CO	
River Clu 160 River St. Johns	b glade Run FL 32259			

Item	Description	Qty	Units	Amount
WM-CHEM-FLAT	Water Management Flat Billing Rate	1	ea	\$1,103.15

Subtotal \$1,103.15

Tax \$0.00

Total \$1,103.15

Amount Paid/Credit Applied \$0.00

Balance Due \$1,103.15







August 27, 2024

Project No:

P0113094.70

Invoice No:

53084

River's Edge II CDD

c/o Government Management Services, LLC

Attn: Daniel Laughlin

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

Project

P0113094.70

Rivers Edge II CDD

For services including attend Joint CDD meeting.

Professional Services from July 01, 2024 to July 31, 2024

Expense Billing

Reimbursable Expenses

Travel - Reimbursable - Mileage

26.70 13.50

Travel - Reimbursable- Mileage Client OV

1.15 times

46.23

Total Reimbursables

40.20 **Total this Task**

\$46.23

Task 1: 0 & M

Professional Personnel

Hours

Rate

Amount

Vice President

1.00

250.00

250.00

Totals **Total Labor** 1.00

250.00

Total this Task

250.00

\$250.00

Total this Invoice

\$296.23

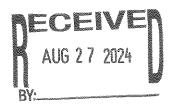
Outstanding Invoices

Number 52775

Date 7/15/2024 Balance 1,345.00

Total

1,345.00





September 12, 2024

Project No:

P0113094.70

Invoice No:

53246

River's Edge II CDD c/o Government Management Services, LLC Attn: Daniel Laughlin 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Project

P0113094.70

Rivers Edge II CDD

For services including prep, travel and attend August CDD meeting.

Professional Services from August 01, 2024 to August 31, 2024

Expense Billing

Reimbursable Expenses

Printing - Reimbursable Travel - Reimbursable - Mileage Travel - Reimbursable- Mileage Client OV

Total Reimbursables

1.10

13.35 6.75

1.15 times

21.20

24.38

Total this Task

\$24.38

Task 1: 0 & M

Professional Personnel

Clerical/Admin Asst/Technician Vice President

Totals **Total Labor** Hours Rate 1.50 95.00 2.00

250.00

Amount 142.50 500.00

642.50

Total this Task

642.50 \$642.50

Total this Invoice

\$666.88

Outstanding Invoices

Number 53084 Total

Date 8/27/2024 Balance 296.23 296.23

3.50



Please Remit Payment to:

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

INVOICE

Page: 1

Invoice Number: Invoice Date: PSI103116

9/1/2024

Bill

To: Rivers Edge II CDD 475 West Town Place Jacksonville, FL 32259

9/1/2024

10/1/2024 Net 30

Ship

To: Rivers Edge II CDD 475 West Town Place

United States

St. Augustine, FL 32259

Customer ID

14024

P.O. Number

P.O. Date

9/1/2024

Our Order No.

Total Price Unit Price Item/Description Unit **Order Qty** Quantity 1,718.00 1,718.00

Annual Maintenance

September Billing

Ship Via

Ship Date

Due Date

Terms

9/1/2024 - 9/30/2024

Rivers Edge CDD II Pond 3 Rivers Edge CDD II Pond 9

Rivers Edge CDD II Pond NN

Rivers Edge CDD II Pond 13

Rivers Edge CDD II Pond 4

Rivers Edge CDD II Pond 7

Rivers Edge CDD II Pond 1

Rivers Edge CDD II Pond 15 Rivers Edge CDD II Pond UU

Rivers Edge CDD II Pond SS

Rivers Edge CDD II Pond 2

Rivers Edge CDD II Pond 6

Rivers Edge CDD II Pond 14

Rivers Edge CDD II Pond RC2

Rivers Edge CDD II Pond JJ

Rivers Edge CDD II Pond CR3

Rivers Edge CDD II Pond KK

Rivers Edge CDD II Pond TT

Rivers Edge CDD II Pond 10 Rivers Edge CDD II Pond 11

Rivers Edge CDD II Pond 5

Rivers Edge CDD II Pond 8

Rivers Edge CDD II Pond 12

Rivers Edge CDD II Pond RC1

Approved RECDD II Submitted to AP on 9.3.24 by Jason Davidson

Jason Davidson

Amount Subject to Sales Tax 0.00 1,718.00 Amount Exempt from Sales Tax

Subtotal: 1,718.00 Invoice Discount: 0.00 0.00 **Total Sales Tax** 0.00 Payment Amount: Total: 1,718.00



Please Remit Payment to:

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

INVOICE

Page: 1

Invoice Number: Invoice Date: PSI105794

9/1/2024

Ship

To:

Rivers Edge II CDD 475 West Town Place St. Augustine, Fl. 32259 **United States**

Bill

Rivers Edge II CDD To: 475 West Town Place

Jacksonville, FL 32259

Ship Via

Ship Date 9/1/2024

Due Date 10/1/2024

Terms

Net 30

Customer ID

P.O. Number

P.O. Date

9/1/2024

14024

Our Order No.

Unit Order Qty Quantity **Unit Price Total Price** Item/Description 1 486.00 486,00 Annual Maintenance 1

September Billing 9/1/2024 - 11/30/2024 Rivers Edge CDD II Pond 7 Ftn. (New) Rivers Edge CDD II Fountain 1 - Pond 7

Rivers Edge CDD II Fountain 2 - Pond 8- a Rivers Edge CDD II Fountain 3 - Pond 8- b

Rivers Edge CDD II Fountain 4 - Pond CR3

Approved RECDD II Submitted to AP on 9.3.24 by Jason Davidson ason Davidson

Amount Subject to Sales Tax 0.00 486.00 Amount Exempt from Sales Tax

486.00 Subtotal: Invoice Discount: 0.00 0.00 **Total Sales Tax** 0.00 Payment Amount: Total: 486.00

TMT Electric, LLC

290 Circle Dr S Saint Augustine, FL 32084 US +1 9043151248 tmtelectricllc@gmail.com



904-789-0193

Veteran Owned

INVOICE

BILL TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092 SHIP TO Rivers Edge CDD2 475 West Town Place Ste 114 Saint Augustine, FL 32092 INVOICE 1099

DATE 09/03/2024

TERMS Net 30

DUE DATE 10/03/2024

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Services	Replaced seven non working walkway lights at the River club. Enlarged openings to accommodate new LED lights with heat shields. Verified correct operation upon completion.	1	1,925.00	1,925.00
Please make chec	k payable to TMT Electric LLC.	SUBTOTAL	en een een een een een een een een een	and made and made and their commission and made and that the effect of the three the	1,925.00
		TAX			0.00
		TOTAL			1,925.00

BALANCE DUE \$1,925.00



Approved RECDD 2 Submitted to AP 9.4.24 By Kevin McKendree Kevin McKendres



Service Slip/Invoice

619417446 INVOICE: DATE: 08/13/2024 ORDER: 619417446

Work Location:

[275347]

904-679-5733

RiverClub(RECDD 2) Richard Losco 160 Riverglade Run

Saint Johns, FL 32259-8795

[275347] Bill To:

> Rivers Edge CDD Richard Losco 475 West Town Place Suite 114

Saint Augustine, FL 32092-3648

Work Date 08/13/2024	71 inte 10:42 AM	Target Pest ANTS, FIRE ANT, M	Technician ICE,		Time In 10:42 AM
Purcha	se Order	Terms NET 30	Last Service 08/13/2024	Map Code	Time Out 11:16 AM

Turner Pest Control LLC

Atlanta, GA 31192-2503

P.O. Box 952503

904-355-5300

Service	Description		Price
PCM	Commercial Pest Control - Monthly Service		\$118.67
		SUBTOTAL	\$118.67
		TAX	\$0.00
		AMT. PAID	\$0.00
		TOTAL	\$118.67

Approved RECDD II Submitted to A/P 08-14-24 By Richard Losco

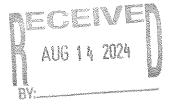
Richard Losco

AMOUNT DUE

TECHNICIAN SIGNATURE

\$118.67

richard losco **CUSTOMER SIGNATURE**



Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum altowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered. and agree to pay the cost of services as specified above.



Service Slip/Invoice

INVOICE: DATE:

619543930 09/05/2024

ORDER:

619543930

Work

[275347] Location:

904-679-5733

RiverClub(RECDD 2) Richard Losco 160 Riverglade Run

Saint Johns, FL 32259-8795

Bill To:

[275347]

Rivers Edge CDD Richard Losco 475 West Town Place

Suite 114

Saint Augustine, FL 32092-3648

Time in Work Date Target Pest Tachnician Time 10:02 AM 09/05/2024 10:02 AM ANTS, FIRE ANT, MICE, Time Out Purchase Order Terms Last Service 09/05/2024 10:42 AM NET 30

Turner Pest Control LLC

Atlanta, GA 31192-2503

P.O. Box 952503

904-355-5300

Service	Description		Руіна
СРСМ	Commercial Pest Control - Monthly Service		\$118.67
		SUBTOTAL	\$118.67
		TAX	\$0.00
		AMT. PAID	\$0.00
		TOTAL	\$118.67

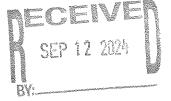
Approved RECDD 2 Submitted to A/P 09-12-24 By Richard Losco

Richard Losco

AMOUNT DUE

TECHNICIAN SIGNATURE

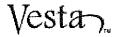
\$118.67



CUSTOMER SIGNATURE

Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection,

Thereby acknowledge the satisfactory completion of all services rendered. and agree to pay the cost of services as specified above.



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

Bill To

Rivers Edge CDD II c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine FL 32092

Invoice

Invoice # Date 421959 08/31/2024

Terms

Net 30

Due Date

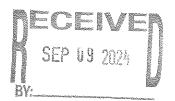
09/30/2024

Memo

Billable Mileage split

Description	Outrilliy	Blatte	Aterraphas)
Billable Mileage August split in 3	1	127.40	127.40

Total 127.40

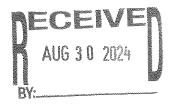




Vesta Property Services, Inc. 245 Riverside Avenue Suite 300 Jacksonville FL 32202

Bill To

Rivers Edge CDD II c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine FL 32092



Invoice

Invoice # Date 421503 09/01/2024

Terms

Net 30

Due Date

09/20/2024

Memo

Rivers Edge CDDII

Description	Overally	Rate	Amount
Field Operations Manager	1	3,104.42	3,104.42
General Manager	1	4,014.34	4,014.34 9,175.77
Hospitality Services		9,175.77 6.569.79	6.569.79
Maintenance Services Pool Services	1	859.33	859.33
Janitorial Services	1	2,661.09	2,661.09
Lifestyle Services	1	3,178.02	3,178.02
Administrative Services	1	1,623.20	1,623.20
1			

Thank you for your business.

Total

31,185.96

DM/D)

W.B.MASON CO., INC. 59 Centre St

Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

	Ltai(L
Invoice Number	248211915
Customer Number	C3178877
Invoice Date	08/02/2024
Due Date	09/01/2024
Order Date	08/01/2024
Order Number	\$145754396
Order Method	WEB

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092



Delivery Address

River Club Attn.: Lynn

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be reported within 14 days. Visit www.wbmason.com to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
SWI87845	STAPLER,OPTIMA 40,SR	1	EA	25.23	25.23

SUBTOTAL: TAX & BOTTLE DEPOSITS TOTAL: 25.23 0.00

ORDER TOTAL: **Total Due:** 25.23

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved CDD 2 Submitted to A/P 09-12-24 By Richard Losco

Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Remittance Section C3178877 **Customer Number** Invoice Number 248211915 08/02/2024 Invoice Date Terms Net 30 **Total Due** 25.23

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:

W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

PM(P)

|--|

W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

Invoice Number	248367465
Customer Number	C3178877
Invoice Date	08/09/2024
Due Date	09/08/2024
Order Date	08/07/2024
Order Number	\$145902759
Order Method	WEB

SEP 17 2024

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092 **Delivery Address**

River Club Attn.: Ken

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be <u>reported</u> within 14 days. Visit <u>www.wbmason.com</u> to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
CPC05253	ALL-PURPOSE CLEANER, LAVENDER SCENT, 1GAL BOTTLE, 4/CT	1	CT	56.01	56.01
TRKMK520A	TOWEL,NATURAL,MULTIFOLD	1	СТ	30.99	
GPC42714	SOAP, ENMOTION, FOAM, TOUCHLESS, 1200ML, 2/CT	2	CT	45.53	91.06

 SUBTOTAL:
 178.06

 TAX & BOTTLE DEPOSITS TOTAL:
 0.00

 ORDER TOTAL:
 178.06

 ORDER TOTAL:
 178.06

Total Due: 178.06

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved RECDD 2 Submitted to A/P 09-12-24 By Richard Losco

Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Remittance Section				
Customer Number	C3178877			
Invoice Number	248367465			
Invoice Date	08/09/2024			
Terms	Net 30			
Total Due	178.06			

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:

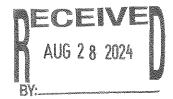
W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101



W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

	/.
Invoice Number	248485222
Customer Number	C3178877
Invoice Date	08/15/2024
Due Date	09/14/2024
Order Date	08/14/2024
Order Number	S145903969
Order Method	WEB



Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092 Delivery Address

River Club Attn.: Lynn

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be <u>reported</u> within 14 days. Visit <u>www.wbmason.com</u> to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

	ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
E	TRKTM1616S	TORK UNIVERSAL TOILET TISSUE, ROLL	1	CT	59.99	59.99

SUBTOTAL:

Total Due:

59.99 0.00

TAX & BOTTLE DEPOSITS TOTAL: ORDER TOTAL:

59.99 50.00

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Approved CDD 2
Submitted to A/P 08-28-24
By Richard Losco
Richard Losco

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Total Due	59.99
Terms	Net 30
Invoice Date	08/15/2024
Invoice Number	248485222
Customer Number	C3178877

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:

W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Remittance Section

W.B.MASON CO., INC. 59 Centre St Brockton, MA 02301

Address Service Requested 888-WB-MASON www.wbmason.com

	PIVI(F)
Invoice Number	248743907
Customer Number	C3178877
Invoice Date	08/27/2024
Due Date	09/26/2024
Order Date	08/26/2024
Order Number	\$146348183
Order Method	WEB

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092



Delivery Address

River Club Attn.: Ken

160 Riverglade Run Saint Johns FL 32259

W.B. Mason Federal ID #: 04-2455641

Important Messages

IMPORTANT UPDATE REGARDING W.B. MASON RETURNS POLICY:

Unopened items must be returned within 30 days. Missing, damaged, defective or expired items must be reported within 14 days. Visit www.wbmason.com to view our entire Return Policy

Thank you for your business! We encourage you to visit www.wbmason.com/Payment for 24/7 access to your account. We offer the ability to pay online, and view or download invoices.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE	
TRKMK520A	TOWEL.NATURAL.MULTIFOLD	1	CT	30.99	30.99	

SUBTOTAL:

30.99

TAX & BOTTLE DEPOSITS TOTAL: ORDER TOTAL:

0,00 30.99

Total Due:

30.99

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101

Rivers Edge CDD 2 475 W Town Place # 114 Saint Augustine FL 32092

Approved CDD 2
Submitted to A/P 09-05-24
By Richard Losco
Richard Losco

Remittance Section		
Customer Number	C3178877	
Invoice Number	248743907	
Invoice Date	08/27/2024	
Terms	Net 30	
Total Due	30.99	

PLEASE REFERENCE INVOICE NUMBER WHEN MAKING PAYMENT. PAY ON OUR WEBSITE OR SEND PAYMENT TO:

W.B. MASON CO., INC. PO BOX 981101 BOSTON, MA 02298-1101



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
752027	8/14/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: September 13, 2024

Invoice Amount: \$1,716.70

Description	
Description Curren	

Locate and troubleshoot 2-wire failure

Irrigation Repairs

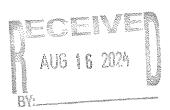
\$1,716.70

Invoice Total \$1,716.70

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP 8.16.2024 by Jason Davidson

Jason Davidson





completed

W. O. # NAME ADDRESS DATE

River	То	wn		
keystone (con	er CD	D2	
7/25/2024	٠	PG	OF	

#					EACH	E	XTNSN
2	Deoder				\$410.00	\$	820.00
6	slic kits				\$9.95	Ş	559.70
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						\$	
						\$	
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						\$	
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						\$	
						\$	
					<u> </u>	\$	-
					<u> </u>	\$	
				PA	RTS TOTAL	\$	879.70
ſ	Please stamp here	1	DESCRIPTION	HOURS	RATE	Π.	TOTAL
			Tech	9	\$93.00		837.00
						\$	
						\$	
\$]			11	\$	007.00
				LABOR & RE	NTAL TOTAL	\$	837.00
	Approved	Lumman '					
	Not Approved						
_				Df	ROPOSED WORK		
Comme				i i	MATERIALS	1	879.70
Replace	dDecoders near side walk near road	-				Π	
				LABO	R & RENTAL	 -	\$837.00
						 	
	Market and the second s	···			TOTAL	\$	1,716.70
	· . Earl	•	CLIE	:NT			



Rivers Edge CDD II c/o Vesta Property Services 475 West Town Pl Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DAME!
754093	8/22/2024
STERMS	FO NUMBER
Net 30	

Remit To:

Yellowstone Landscape

PO Box 101017

Atlanta, GA 30392-1017

Invoice Due Date: September 21, 2024

Invoice Amount:

\$875.00

Description Current Amount

Tree Fellings 331 Shinnecock Drive

Tree Care Services

\$875.00

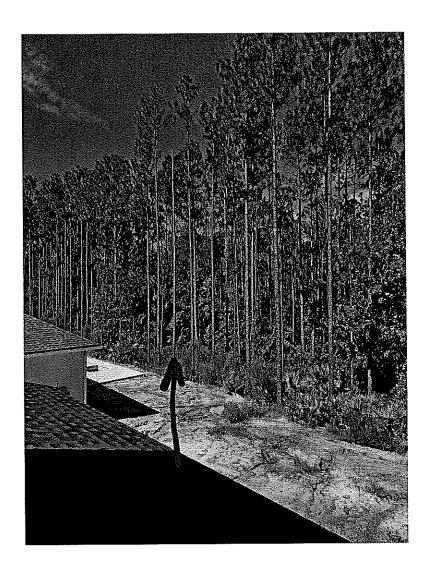
Invoice Total \$875.00

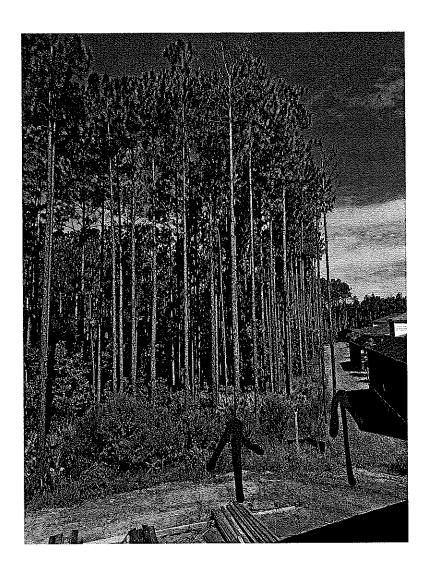
COMMERCIAL LANDSCAPING

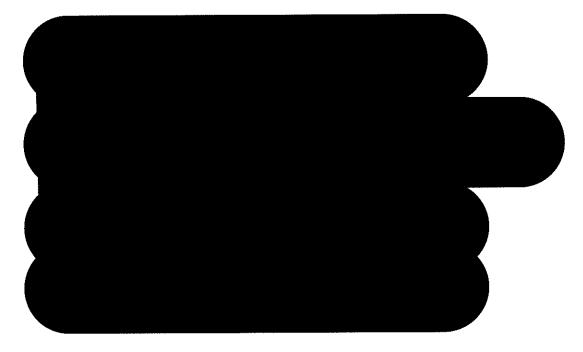


Approved RECDD II Submitted to AP on 8.22.24 by Jason Davidson

ason Davidson









Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
754094	8/22/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017

Atlanta, GA 30392-1017

Invoice Due Date: September 21, 2024

Invoice Amount: \$525.00

Description Current Amount

Tree Felling 187 Shinnecock

Tree Care Services

\$525.00

Invoice Total \$525.00

IN COMMERCIAL LANDSCAPING

AUG 22 200

Approved RECDD II Submitted to AP on 8.22.24 by Jason Davidson

ason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town Pl Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
755326	8/27/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: September 26, 2024

Invoice Amount: \$325.00

Description Current A	Amount
Plne Tree Felling 114 Hoptree Tree Care Services	\$325.00

Invoice Total

\$325.00



Approved RECDD II Submitted to AP on 9.3.2024 by Jason Davidson

Jason Davidson



Rivers Edge CDD II c/o Vesta Property Services 475 West Town Pl Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
755327	8/27/2024
TERMS	PØ NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: September 26, 2024

Invoice Amount: \$1,400.00

Description Current Amount

Hurricane Debby Clean up and Tree Standing

Landscape Enhancement CORE

\$1,400.00

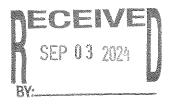
Invoice Total

\$1,400.00

IN CONNINCIPAL LANDERS APERS

Approved RECDD II Submitted to AP on 9.3.2024 by Jason Davidson

Jason Davidson





Landscape Enhancement Proposal for Rivers Edge CDD II

Jason Davidson
Vesta Property Services
475 West Town Pl Sulte 114
Saint Augustine, FL 32092
jdavidson@vestapropertyservices.com

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

Proposal #: 455041

Date: 8/14/2024 From: Michael Scunolo

Hurricane Debby Clean up and Tree Standing

DESCRIPTION	QTY	UNIT PRICE	AMOUNT	
General Labor	20	\$70.00	\$1,400.00	

Terms and Conditions: Signature below authorizes Yellowstone Landscape to perform work as described in this proposal and verifies that the prices and specifications are hereby accepted. This quote is firm for 30 days and change in plans or scope may result in a change of price. All overdue balances will be charged a 1.5% a month, 18% annual percentage rate.

Limited Warranty: Plant material is under a limited warranty for one year. Transplanted material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e., Act of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

	AUTHORIZATION TO PERFORM WORK:	. Subtotal	\$1,400.00
Ву	11m	Sales Tax	\$0.00
	Print Name/Tille	Proposal Total	\$1,400.00
Mafa	011001011	THIS IS NOT AN	INVOICE

Rivers Edge CDD II



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address:

475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
755328	8/27/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: September 26, 2024

Invoice Amount: \$364.00

Description August Irrigation repairs	Current Amount
Irrigation Repairs	\$364.00

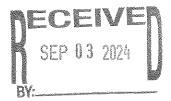
Invoice Total

\$364.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 9.3.2024 by Jason Davidson

Jason Davidson



YELLOWSTONE

COMPLETED WORK

W. O. #	34444444444444444444444444444444444444	
NAME	RIVER TOWN	
ADDRESS	longleaf pine	
DATE	8/15/2024	
	cdd2	

#				EXT	ENTION
1	zone 21 replace 11/2 stock on PEB valve		\$ 265.00	\$	265,00
2	dby		\$ 3,00	\$	6,00
				\$	-
				\$	-
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				\$	-
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				\$	
				\$	-
		PARTS 1	TOTAL.	\$	271.00

DATE	DESCRIPTION	HOURS	1	RATE	Т	OTAL
8/15/2024	tech	1	\$	93,00	\$	93.00
					\$	4
					\$	4
			Ī		\$	-
Realist					d	02.00

			\$ 93.00
COMMENTS :zone 21 stock on infront the meado	Ws		
		MATERIALS	\$ 271,00
		LABOR & RENTAL	\$ 93,00
		TOTAL	\$ 364,00
DATE COMPLETED 8/15/24	TECHNICIAN dayon albe	ert CUENT	



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
767691	9/10/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: October 10, 2024

Invoice Amount: \$1,116.00

Description Current Amou	ınt
August irrigation repairs	

Irrigation Repairs

\$1,116.00

Invoice Total

\$1,116.00

IN COMMERCIAL LANDSCAPING



Approved RECDD II Submitted to AP on 9.13.2024 by Jason Davidson

Jason Davidson



COMPLETED WORK

W. O. #			
NAME		rivertown	
ADDRESS		river club	
DATE			
	cdd2		

#	Т		П			E	XTENTION
	╁				Н	\$	-
1	╁	decoders		\$ 510.00	Н	\$	510.00
1	T	splices			Н	\$	48.00
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	T				_	\$	
	T					\$	······································
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						\$	-
	Γ					\$	-
						\$	-
		PART	ς	TOTAL		Ś	558.00

DATE	DESCRIPTION	HOURS	RATE TO		TOTAL	
			\$ 93.00			
		6	\$ 93.00	П	\$	558.00
					\$	-
					\$	
		_ · · · · · · ·			\$	558.00

COMMENTS:	Aspire #3665356			
		MATERIALS	He	558.00
		LABOR & RENTAL	\$	558.00
		TOTAL	\$	1,116.00



Rivers Edge II - Pond Banks c/o Vesta Property Services 475 West Town Place Suite 114 St. Augustine, FL 32092

Property Name: Rivers Edge II - Pond Banks

Address: 475 West Town Place Suite 114

Saint Augustine, FL 32092

INVOICE

INVOICE #	INVOICE DATE
757238	9/1/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Atlanta, GA 30392-1017

Invoice Amount: \$2,914.00

Invoice Due Date: October 1, 2024

Description Current Amount
Monthly Landscape Maintenance September 2024 \$2,914.00

Invoice Total \$2,914.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 9.3.2024 by Jason Davidson

Jason Davidson





Rivers Edge CDD II c/o Vesta Property Services 475 West Town Pl Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE #	INVOICE DATE
757240	9/1/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: October 1, 2024

Invoice Amount: \$31,544.58

Description -	Current Amount
Monthly Landscape Maintenance September 2024	\$31,544.58

Monthly Landscape Maintenance September 2024

Invoice Total

\$31,544.58

CONWERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 9.3.2024 by Jason Davidson

ason Davidson



Should you have any questions or inquiries please call (386) 437-6211.



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
765392	9/5/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: October 5, 2024

Invoice Amount: \$5,400.00

	Current Amount
	Turront Amount
Description	
Describing	

Top Dress Drought Stressed Turf Throughout

Landscape Enhancement CORE

\$5,400.00

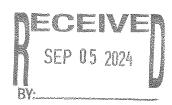
Invoice Total

\$5,400.00

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 9.5.2024 by Jason Davidson

Jason Davidson





Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
767690	9/10/2024
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: October 10, 2024

Invoice Amount: \$324.17

Description Current Amount

July irrigation repairs******Lateral repairs in common areas******

Irrigation Repairs

\$324.17

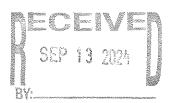
Invoice Total

\$324.17

IN COMMERCIAL LANDSCAPING

Approved RECDD II Submitted to AP on 9.13.2024 by Jason Davidson

Gason Davidson



Should you have any questions or inquiries please call (386) 437-6211.



COMPLETED WORK

W. O. #	
NAME	RIVERTOWN
ADDRESS	keystone corner
DATE	
	CDD2

#							E	XTENTION
1		lateral repairs in common area /misc. pipes and fittings		\$	45.17		\$	45.17
	Γ						\$	
·	Г						\$	
	Γ						\$	•
						П	\$	-
	Γ					П	\$	-
							\$	-
						П	\$	-
						П	\$	•
	Γ				•	П	\$	-
						П	\$	-
	Γ		:				\$	_
	Γ						\$	-
	Γ						\$	-
	Г					П	\$	~
	Γ						\$	-
	Γ					П	\$	-
	Γ						\$	-
	Γ						\$	-
K	•	F	PARTS	TOT	AL		\$	45.17

DATE	DESCRIPTION	HOURS	RATE	•	TOTAL
			\$ 93.00		
		3	\$ 93.00	\$	279.00
				\$	-
				\$	
				\$	279.00

		7	275.00
MATE	RIAIS	Пс	45.17
		Hš	279.00
	1	117	273100
1	TOTAL	\$	324.17
•			
		MATERIALS LABOR & RENTAL TOTAL	LABOR & RENTAL \$

DATE COMPLETED TECHNICIAN: earl CLIENT



Rivers Edge CDD II c/o Vesta Property Services 475 West Town PI Suite 114 Saint Augustine, FL 32092

Property Name: Rivers Edge CDD II

Address: 475 West Town Place Suite 114

St. Augustine, FL 32092

INVOICE

INVOICE#	INVOICE DATE
768918	9/12/2024
TERMS	PØ NUMBER
Net 30	

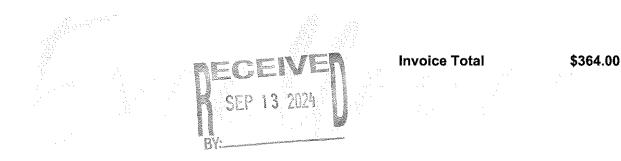
Remit To:

Yellowstone Landscape PO Box 101017 Atlanta, GA 30392-1017

Invoice Due Date: October 12, 2024

Invoice Amount: \$364.00

Description		Current Amount
Valve replacemen	t near Longleaf	
Irrigation Re	pairs	\$364.00



IN COMMERCIAL LANDSCAPING

Approved RECDD II
Submitted to AP on 9.13.2024
by Jason Davidson

Qason Davidson

Should you have any questions or inquiries please call (386) 437-6211.



COMPLETED WORK

W. O. #

NAME RIVER TOWN

ADDRESS longleaf pine

DATE 8/15/2024

cdd2

#		П		П	EXT	ENTION
1	zone 21 replace 11/2 stock on PEB valve	T	\$ 265.0	0	\$	265.00
2	dby		\$ 3.0	0	\$	6.00
					\$	-
		Ш			\$	
					\$	-
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		Ш			\$	-
					\$	-
	PART	ST	OTAL		\$	271.00

DATE	DESCRIPTION	HOURS	RATE	•	TOTAL
8/15/2024	tech	1	\$ 93.0	0 \$	93.00
				\$	-
				\$	
				\$	_
				\$	93.00

COMMENTS :zone 21 stock on Infront the meadows		 	ministra managaman ang ang ang ang ang ang ang ang ang a
ASPIRE #3713328			
	MATERIALS	\$	271.00
	LABOR & RENTAL	\$	93.00
	TOTAL	l s	364.00

*** CHECK DATES 09/01/2024 - 09/30/2024 ***	ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK F LE II - CAPITAL RESERVE FUND BANK A CAPITAL RESERVE FUND	REGISTER RUN 11/03/24	PAGE 1
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#		ATUS AMOUNT	CHECK AMOUNT #
9/05/24 00004 8/29/24 30676 202408 600-53800-	60000	* 20,884.24	
PH-1 RPLC EQUIP #15498	ATLANTIC HOME TECHNOLOGIES INC		20,884.24 000006
9/16/24 00005 6/06/24 61154 202409 600-53800-	60100	* 4,174.50	
TRANSPARENT BLUE SINGLE	TUBE PRO INCORPORATED		4,174.50 000007
9/24/24 00006 8/23/24 44360 202408 600-53800-	60100	* 11,700.00	
8-DOOR PROCESSOR/6 CARDS	DYNAMIC SECURITY PROFESSIONALS INC		11,700.00 000008
	TOTAL FOR BANK A	36,758.74	
	TOTAL FOR REGISTER	36,758.74	

RED2 RIVERS EDGE II OKUZMUK



Atlantic Home Technologies

5269 Hood Road Jacksonville, FL 32257 Phone: 904-619-7355 Invoice

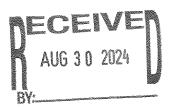
Date: 8/29/2024 Invoice Ref: 30676 Rep: Chris Smith

Terms:

Bill Rive

Rivertown River Club Rivers Edge CDD II 475 West Town Place Suite 114 St. Augustine, FL 32092 St. Augustine FL 32092 Ship To: Rivertown River Club

Item	Description	Quantity	Unit Price	Amount
RFP-L	Payment in Advance Invoice for Sales Order #15498 - Replacement Equipment Phase 1- Revision: 0	1	\$20,884.24	\$20,884.24



Payment in Advance Invoice for Sales Order #15498 - Replacement Equipment Phase 1- Revision: 0 - RFP 20884.24

Total:	\$20,884.24
	\$20,884.24
Total:	\$20,884.24
Sales Tax 0%:	\$0.00
Subtotal:	\$20,884.24
Labor Total:	
Parts Total:	\$20,884.24

Sales Order Summary

15498 - Replacement Equipment Phase 1 Rivertown River Club Sales Rep: Chris Smith

Payment Schedule

Payment Schedule

%

Amount

Payment in Advance

100%

\$20,884.24

 \square

Change Orders

Reference

Description

Total Invoiced %

Invoices

Invoice

Status

Total

Paid

Balance

30676

Date 8/29/2024

Not Submitted

\$20,884.24

\$0.00

\$20,884.24

Payments

Payment

Date

Type

Reference#

Amount

Totals

Contract Total:

\$20,884.24

Change Order Total:

Grand Total:

\$20,884.24

Invoiced Total:

\$20,884.24

Total Payments:

Unpaid Balance:

\$20,884.24

Not Invoiced:

\$0.00



Replacement Equipment - Phase 1

A PROPOSAL FOR

Jason Davidson

Jdavidson@vestapropertyservices.com (904) 679-5733

160 RiverGlade Run St. Johns, FL 32259

PREPARED BY CHRIS SMITH



About Us

Five Smooth Stones Audio Video is a home entertainment and technology systems provider like no other. We have over 20 years of experience designing and installing systems in thousands of homes and businesses all over Florida's First Coast and Orlando.

What do we offer? All the newest and best TVs, surround sound systems, home cinemas, home network and WiFi systems that actually cover your whole home, home music systems, iPhone/iPad control systems, home automation, energy management, interactive "smarter" security systems with mobile device control, and so much more. We tailor our designs to make your home and business the best place on earth for you to live, work or just relax... we believe life is best lived at home.

Our mission is simple: We help make homes safe, smart and fun so your family can live better.

Areas & Items

TV's

INSTALL VIDEO RECEIVERS BEHIND ALL TV'S.

INSTALL (12) TRANSMITTERS IN THE EQUIPMENT RACK AND CONNECT TO XFINITY CABLE BOXES.

Items Sell Price Qty Total

\$679.00 x12 **\$8,148.00**

AVPro Edge
4K60 4:2:0 40M HDBaseT Extender Kit

TV's Total: \$8,148.00

Landscape Speakers

INSTALL REPLACEMENT LANDSCAPE SPEAKER AMPLIFIER.

CALIBRATE AND TEST SYSTEM.

Items Sell Price Qty Total

Origin Acoustics \$2,299.99 x1 **\$2,299.99**

2-channel Power Amplifier, 500W/ch at 2/4 ohm, 250W/ch at 8 ohm, 1000Wx1ch at 70V or 100V Direct Lo-Z and Hi-Z, Full matrix DSP - ProA1000.1

Landscape Speakers Total: \$2,299.99

Automation

INSTALL LAUNCHPORT IN PLACE OF EXISTING CONTROL 4 TOUCHSCREEN.

DOWNLOAD CONTROL 4 APPLICATION ON IPADS AND TEST.



Apple

Apple iPad (10th Generation): with A14 Bionic chip, 10.9-inch Liquid Retina Display, 64GB, Wi-Fi 6, 12MP front/12MP Back Camera, Touch ID, All-Day Battery Life – Blue

\$500.00 x1 **\$500.00**

\$299.99

\$299.99



iPort

IPort Surface Mount System for IPAD

Automation Total: \$799.99

Equipment Rack Updates

INSTALL (2) VERTICAL POWER STRIPS TO CLEAN UP EQUIPMENT RACK AND PROVIDE ENOUGH POWER FOR NEW DEVICES.

INSTALL 24-PORT NETWORK SWITCH DAMAGED IN LIGHTNING STRIKE.

Items		Sell Price	Qty	Total
,	Wattbox WattBox Vertical Rack Mount Power Strip with Aluminum Housing - 36" - 12 Outlet	\$213.13	x2	\$426.26
Ü	Ubiquiti Unifi	\$500.00	x1	\$500.00

Equipment Rack Updates Total: \$926.26

Financial Summary

Unifi 24-Port Network Switch

Proposal Total	\$20,884.24
Subtotal	\$20,884.24
Labor Total	\$8,710.00
Parts Total	\$12,174.24
Parts	\$12,174.24

UBIQUITI

Payment Schedule

Prepaid in Advance.

I, Jason Davidson accept this proposal and the terms herein.



Signed 08/29/2024

PROPOSAL OPENED FROM jdavidson@vestapropertyservices.com

IP ADDRESS

BROWSER

OPERATING SYSTEM

99.69.210.90

Google Chrome v128

Windows 10

This proposal has been locked for editing and secured with a digital fingerprint.

Tube Pro Inc. 515 Beaver Creek Rd. Waterloo, ON N2V 2L3 Phone: 519-885-9554 Fax: 519-885-2361 info@tubeproinc.com

Invoice

GST Registration #: 85741 2530
PST Registration #: 90869397 Blanket

Invoice #: 00061154

Bill To:

Ship To:

River Town Rivers Edge Community Development District 475 W Town PI, Ste 114 St Augustine FL 32092

River Town Rivers Edge Community Development District 140 Landing Street Saint Johns FL 32259

SALE	SPERSON	YOU	R NO.	SHIP VIA	COL	PPD	SHIP DATE	1	TERMS	DATE	PG.
Е	ric Law	Kimbe	rly 6/6	Best Way			6/6/2024		Net 15	6/6/2024	1
QTY.	ITEM	NO.	Г	DESCRIPTION			PRICE	UNIT	DISC %	EXTENDED PRICE	TAX
150	TP44-TRANS FREIGHT Sh	-BLUE-H ipping	Transpar Freight fo	ent Blue Single 48 or 1 skid to FL SEP 0 9 20			U\$\$24.25 U\$\$537.00	each each		US\$3,637.50 US\$537.00	Z1 Z1
1	CODE RATE TAX SALE AMOUNT FREIGHT Z1 0% US\$.00 US\$4,174.50 PST				US\$4,174.50 US\$.00 US\$.00 US\$.00 US\$4,174.50 US\$.00	Z1					
Memo:	Memo: We appreciate your business., 1.5% Charge Per Month On Overdue Accounts BALANCE DUE US\$4,174.50										

Dynamic Security Professionals, Inc.

Invoice

P.O. Box 23861 Jacksonville, FL 32241 EF0001108

Date	Invoice #
8/23/2024	44360

Bill To	
Rivers Edge CDD II 475 West Town Place Suite 114 St. Augustine, FL 32092	

Location	
160 Riverglade Run	
St. Johns, Florida 32259	

Quantity	Description	Rate	Amount
	Technicians conducted thorough evaluation of access control system after devastating lightning strike. To date, one eight door processor has been replaced along with six proximity card readers, one netcom network card and 2 CIM communication boards. Ordered rest of equipment needed for repair along with new direct burial cable that was damaged by the lightning. Will return when equipment arrives to continue with the lightning repairs. Keyscan CA8500 Eight Door Control processor	85.00 4,000.00	1,360.00
Thank you for your busing		Subtotal	1,000,00
		Sales Tax (6.5%)	WANTE TO THE TOTAL THE TOTAL TO THE TOTAL TOTAL TO THE TO
		Total	
	<u>_</u>	Payments/Credits	5
		Balance Due	

Dynamic Security Professionals, Inc.

Invoice

Terms

P.O. Box 23861 Jacksonville, FL 32241 EF0001108

Date	Invoice #
8/23/2024	44360

Bill To	
Rivers Edge CDD II 475 West Town Place Suite 114 St. Augustine, FL 32092	

Location	
160 Riverglade Run	
St. Johns, Florida 32259	

P.O. No.

			Due on receipt
Quantity	Description	Rate	Amount
1	Keyscan Dual Input/Out Put Processor Power Supply	200.00	200.00
1	Keyscan I/O Relay Module with Ribbon Cable	150.00	150.0
1	Keyscan Netcom2P Network Interface Card	475.00	475.0
2		300.00	600.0
2	Altronix AL600ULACM 12/24VDC Power Supplies with 8 Individual Fused Circuits	375.00	750.0
6	HID Proximity Card Readers	275.00	1,650.0
10	Rosslaire Weatherproof Push to Release Buttons with Built In	180.00	1,800.0
	Timer Relay Modules		
1	26 Port PoE Gigabit Network Switch	675.00	675.0
1	12V 7AH Sealed Lead Acid Battery	40.00	40.0
ık you for your busii	ness.	Subtotal	

Approved RECDD II Lightening Strike Damage Submitted to AP on 8.26.2024 by Jason Davidson

Jason Davidson

 Subtotal
 \$11,700.00

 Sales Tax (6.5%)
 \$0.00

 Total
 \$11,700.00

 Payments/Credits
 \$0.00

 Balance Due
 \$11,700.00



RESOLUTION 2025-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT TO REDESIGNATE THE DATE, TIME AND PLACE OF PUBLIC HEARING AND AUTHORIZE PUBLICATION OF NOTICE OF SUCH HEARING FOR THE PURPOSE OF ADOPTING RULES, RATES, FEES AND CHARGES OF THE DISTRICT AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Rivers Edge II Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within St. Johns County, Florida; and

WHEREAS, the District's Board of Supervisors ("**Board**") is authorized by Section 190.011(5), *Florida Statutes*, to adopt rules and orders pursuant to Chapter 120, *Florida Statutes*, and to authorize user charges or fees; and

WHEREAS, the Board previously set a public hearing to adopt the rules, rates, fees, and charges set forth in **Exhibit A**, which relate to the District's amenity facilities, for October 16, 2024, at 9:00 a.m., at the RiverTown Amenity Center located at 156 Landing Street, St. Johns, Florida 32259; and

WHEREAS, due to a scheduling change, the Board finds it is in the District's best interests to reset the public hearing.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. A public hearing will be held to adopt rules, rates, fees and charges of the District on November 13, 2024, at 9:00 a.m., at the RiverTown Amenity Center located at 156 Landing Street, St. Johns, Florida 32259. The original hearing scheduled for October 16, 2024, is cancelled.

SECTION 2. The District Secretary is directed to publish notice of the hearing in accordance with Section 120.54, *Florida Statutes*.

SECTION 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 13th day of November 2024.

ATTEST:	RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT
Secretary	Chairperson, Board of Supervisors

EXHIBIT A

RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT POLICIES GOVERNING THE

RIVERCLUBRIVER CLUB FACILITIES

Last Updated: _______, 2024

INTRODUCTION

The District is a local unit of special-purpose government, created pursuant to and existing under the provisions of Chapter 190, Florida Statutes. The District operates and maintains various public improvements and community facilities, including the Amenities.

The Board reserves the right to amend, modify, or delete, in part or in their entirety, these Policies when necessary and will notify the Patrons of any changes by posting the same on the District's website, www.riversedge2cdd.com. By signing that you have received and read these policies, you are additionally certifying you will read, understand, and comply with all policies, including but not limited to any later-made revisions.

USER FEE STRUCTURE

- (1) <u>Annual User Fee.</u> The annual user fee to access the River Club (defined herein) for persons not owning property within the District is \$4000.00 ("Annual User Fee")
- (2) <u>Access Cards.</u> A maximum of two-three Facility Access Cards will be issued to each Patron familyHousehold. There is a \$25.00 charge to replace lost or stolen cards.
- (3) Guests are limited to four (4) per household per day. A complimentary eard that allows twelve (12) guest visits will be issued to each household annually. One additional eard per household allowing twelve (12) guest visits may be purchased annually for \$50.
- (3) Single Patron Guest Pass Policy. If there is a Single Patron, defined as a single person that owns real property within the District and does not have a second individual residing with said single person, then one of the three Facility Access Cards provided to each Household as provided for in the District's Policies Regarding District Amenity Facilities ("Policies") may be issued to such Single Patron for use as a yearly single person "Guest Pass."
 - i. A Guest Pass Affidavit must be signed by the Patron upon issuance of the Guest Pass, certifying said Patron meets the definition of Single Patron.
 - ii. The Guest Pass may only be used by an individual age 18 years or older.
 - iii. The Guest Pass user must be accompanied by the Single Patron at all times.
 - iv. Each Guest Pass user is explicitly subject to the Policies.
 - The Guest Pass will not count towards the guest pass allowance provided for in the Policies.

(46) <u>Guests.</u> All Guests must be accompanied by a Patron (as defined below) at all times. <u>Guest usage shall be governed by the provisions set forth under "Access" below.</u>

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DEFINITIONS

- "River Club", "Amenities" or "Amenity Facility" is defined as the amenity building (offices, Café, Game Room and restrooms, Pool Area (as defined below), playground, amphitheater, board walk, bathrooms, kayak launch and storage barn, parking lots, open space and other appurtenances or related improvements.
- "River Club Staff" shall mean the persons responsible for daily operation of the River Club, including management, guest service hosts, , maintenance personnel or any District employee.
- "Access Card" shall mean the identification card issued to Patrons.
- "Amenity Manager" shall mean the individual responsible for oversight of the River Club and River Club Staff.
- "Board" shall be defined as the Rivers Edge Community Development District Board of Supervisors.
- "District" shall be defined as the Rivers Edge Community Development District.
- "District Manager" shall mean the professional management company with which the District has contracted to provide management services to the District.
- "FamilyHousehold" shall mean a group of individuals living under one roof or head of household. This can consist of individuals who have not yet attained the age of eighteen, together with their parents or legal guardians. This does not include visiting relatives, or extended family not residing in the home.
- "District Operations Manager" shall mean a representative of the District's management company who serves as a point of contact between the District and River Club Staff.
- "District Property" shall mean all property owned by the District including, but not limited to, the River Club, common areas, parking lots and ponds.
- "Guest" shall mean any person or persons, other than a Patron, who are expressly authorized by the District to use the Amenities, or invited and accompanied for a specific visit by a Patron to use the Amenities.
- "Non-Resident" shall mean any person who does not own property within the District.
- "Non-Resident Patron" shall mean any person or Family-Household not owning property in the District who is paying the Annual User Fee to the District.
- "Patron" or "Patrons" shall mean Residents, Non-Resident Patrons, and Renters, as well as Patrons of the Rivers Edge Community Development District.

- "Renter" shall mean any tenant residing in a Resident's home pursuant to a valid rental or lease agreement.
- "Resident" shall mean any person or Family owning property within the District.
- "Policies" shall mean these Policies Regarding the District Amenity Facilities.
- "Pool" shall include the swimming pool, deck, gazebos, shade structures and other property or improvements within the fenced area surrounding the pool.

GENERAL PROVISIONS FOR AMENITIES USAGE

The District is a local unit of special-purpose government, created pursuant to and existing under the provisions of Chapter 190, Florida Statutes. The District operates and maintains various public improvements and community facilities, including the Amenities.

The Board reserves the right to amend, modify, or delete, in part or in their entirety, these Policies when necessary and will notify the Patrons of any changes by posting the same on the District's website, www.riversedge2cdd.com. By signing that you have received and read these policies, you are additionally certifying you will read, understand, and comply with all policies, including but not limited to any later made revisions.

ACCESS

Only Patrons and Guests have the right to use the Amenities, provided however that community programming events (described later) may be available to the general public where permitted by the District, and subject to payment of any applicable fees and satisfaction of any other applicable requirements.

Residents. A Resident, by paying the annual assessment applicable to Residents, is provided the right to use the Amenities. Such payment must be made in accordance with the District's annual assessment collection resolution and typically will be included on the Resident's property tax bill. Payment of this assessment entitles the Resident to use the Amenities for one full fiscal year of the District, which year begins October 1 and ends September 30. Patrons of Rivers Edge Community Development District shall have the same privileges as District Residents.

Non-Residents. A Non-Resident Patron must pay the Annual User Fee applicable to Non-Residents in order to have the right to use the Amenities for one full year, which year begins from the date of receipt of payment by the District. This fee must be paid in full before the Non-Resident may use the Amenities. Each subsequent Annual User Fee shall be paid in full on the anniversary date of application.

Renter's Privileges. Residents who rent or lease residential unit(s) in the District shall have the right to designate the Renter of the residential unit(s) as the beneficial users of the

Resident's privileges to use the Amenities.

- (1) A Renter who is designated as the beneficial user of the Resident's rights to use the Amenities shall be entitled to the same rights and privileges to use the Amenities as the Resident. A Renter will be required to provide proof of residency (minimum 12-month lease agreement, and complete a landlord-tenant agreement form) and pay any applicable fee before he or she receives an Access Card.
- (2) During the period when a Renter is designated as the beneficial user, the Resident shall not be entitled to use the Amenities.
- (3) Residents shall be responsible for all charges incurred by their Renters which remain unpaid after the customary billing and collection procedure established by the District. Resident owners are responsible for the deportment of their respective Renter.
- (4) Renters shall be subject to all Amenities Rules as the Board may adopt from time to time.

Guests. Each Patron Family Household is issued 12 Guest passes annually for no charge. Privileges included with a guest pass include the use of the Amenities in accordance with these policies. There is no charge for children 3-years-old and under brought as Guests, and they do not count against guest passes. Once the passes are used, one additional 12-Guest pass may be purchased, pursuant to these policies. Except as otherwise provided for herein, each Patron Family Household may bring a maximum of four (4) Guests to the Amenities at any one visit, provided however that Guests must be accompanied by a Patron who is at least eighteen (18) years of age when using the Amenities and provided however that the Patron will be responsible for any harm caused by the Patron's Guests while using the Amenities. For clarification purposes, the preceding sentence shall be construed to place a four Guest limitation per visit on the total number of Guests that a Patron may bring on behalf of that Patron's particular Family-Household - e.g., a Patron Family-Household consisting of four people cannot bring up to four Guests each for a total of sixteen Guests, but instead can only bring a total of four Guests per visit on behalf of the entire household. Guests shall be subject to all Rules as the Board may adopt from time to time. To better manage use of the facilities, the District Operations Manager in his or her discretion may require Patrons and Guests to "sign-in" prior to accessing the Amenities and/or to wear Districtissued bracelets or other identification at the Amenities in order to better identify authorized users of the Amenities.

Registration / Disclaimer. In order to use the Amenities, each Patron and all members of a Patron's Family-Household shall register with the District at the Amenity Offices by executing a New Patron/Guest Information Form, and by executing the Consent and Waiver Agreement, copies of which are attached hereto. Additionally, each Patron is responsible for ensuring that each of the Patron's Guests executes a Consent and Waiver Agreement prior to using the Amenities. All persons using the Amenities do so at their own risk and agree to abide by the rules and policies for the use of the Amenities. As set forth more fully later herein, the District shall assume no responsibility and shall not be liable for any accidents, personal injury, or damage to, or loss of property arising from the use of the Amenities or from the

acts, omissions or negligence of other persons using the Amenities. Patrons are responsible for their actions and those of their Guests.

Access Cards. All Patrons will be issued an up to three (3) Access Card at the community office, located at the RiverClubRiver Club facility. Access Cards will give Patrons entry to the District's Amenities during the regular operating hours of the Amenities. You can make an appointment to obtain your Access Card by contacting the General Manager of Amenities.

Each Patron will receive an Access Card upon registration with the District. For Families, eEach Patron may obtain up to two (2) additional Access Cards for any member of a Patron's Family-Household who is sixteen years of age or older. Minors with babysitters, au pairs, nannies, grandparents, etc. may receive an Access Card with limited access, again with a legal guardian's consent. Caregivers may obtain an Access Card in accordance with the Caregivers Policy herein.

Patrons must present their access cards upon entering the River Club. Patrons can use their Access Cards to gain access to the Amenities. This Access Card system protects you and the Amenities from non-Patron entry. Unless otherwise stated herein, under no circumstance should a Patron provide their Access Card to a non-Patron to allow a non-Patron to use the Amenities.

Access Cards are the property of the District and are non-transferable except in accordance with the District's Amenities Rules. All lost or stolen cards need to be reported immediately to the District. Fees apply to replace any lost or stolen cards.

GENERAL PROVISIONS FOR AMENITIES USAGE

- (1) Patrons must present their access cards upon entering the River Club.
- (2) <u>Supervision.</u> Unless provided elsewhere, children thirteen (13) years of age and younger must be accompanied by an adult eighteen (18) years of age or older.
- (3) Hours. The River Club's hours of operation will be established and published by the District, which hours of operation may fluctuate based on the season, time of year and other circumstances. Check the District's website at https://riversedge2cdd.com/ for information.
- (4) <u>Pets.</u> Dogs or other pets (with the exception of <u>S</u>service <u>A</u>animals) are not permitted in the River Club.
- (5) <u>Parking.</u> Vehicles must be parked in designated areas. Vehicles should not be parked on grass lawns, or in any way which blocks the normal flow of traffic. Vehicles may not be left in the parking lot overnight without approval from the District's Operation Manager.
- (6) <u>Fireworks.</u> Fireworks of any kind are not permitted anywhere in the River Club or adjacent areasother District property.

- (7) <u>Service Areas.</u> No Patron or Guest is allowed in the service areas of the Amenities.
- (8) <u>Amendments.</u> The Board of Supervisors reserves the right to amend or modify these policies when necessary and will make its best attempts at notifying the Patrons of any changes. However, it is incumbent upon Patrons to seek clarification for Policies applicable to the Amenity Facility.
- (9) <u>Authority.</u> The Board of Supervisors and River Club Staff has full authority to enforce all Policies.
- (10) Facility Access Cards will be issued to Patrons at the time their membership commences. All Patrons must have on their person Facility Access Card for entrance to the River Club. All lost or stolen swipe cards should be reported immediately to the Amenity Manager. There will be a \$25.00 replacement card fee.
- (4+10) <u>Smoking.</u> Smoking of any kind, including vapor and e-cigarettes is not permitted on River Club grounds.
- (4211) <u>Violations.</u> Disregard for any River Club rules or policies will result in expulsion from the facility
- and/or loss of River Club privileges in accordance with the termination policy.
- (1312) <u>Breakable Items.</u> Glass and other breakable items are not permitted at the River Club.
- (1413) Courtesy. Patrons and their guests shall treat River Club Staff with courtesy and respect.
- (1514) <u>Skateboarding.</u> Skateboarding is not permitted at the River Club, including all parking lots, and sidewalks encompassing the River Club.
- (1615) <u>Bicycles.</u> All bicycles must be placed at a bike rack.
- (4716) Open Flames. No open flames are permitted in any indoor space with the exception of Sterno-type heaters used to warm food during private events.
- (1817) <u>Dangerous Items.</u> No items may be brought to the River Club that, in the discretion of River Club Staff, could cause injury, death or damage to property.
- (1918) Attire. With the exception of the pool and wet areas where bathing suits are permitted, Patrons and Guests must be properly attired with shirts and shoes to use the Amenities.
- (2019) **Drugs and Alcohol.** Anyone that appears to be under the influence of drugs or inebriated past the legal limits will be asked to leave the Amenities.
- (2120) **Profanity.** Loud, profane or abusive language is prohibited.

- (2221) Horseplay. Disorderly conduct and horseplay are prohibited.
- (2322) Excessive Noise. Excessive noise that will disturb other Patrons and Guests is not permitted.
- (2423) **Equipment.** All equipment and supplies provided for use of the Amenities must be returned in good condition after use. Patrons and Guests are encouraged to let the staff know if an area of the Amenities or a piece of equipment is in need of cleaning or maintenance.
- (2524) Littering. Patrons and Guests are responsible for cleaning up after themselves and helping to keep the Amenities clean at all times.
- (2625) Solicitation and Advertising. Commercial advertisements shall not be posted or circulated in the Amenities. Petitions, posters or promotional material shall not be originated, solicited, circulated or posted on Amenities property unless approved in writing by the District.
- (2726) Political Campaigns. No persons may campaign on behalf of political candidates, whether partisan or nonpartisan, or political issues at the District's Amenities, except in predetermined areas designated for such activities, as more specifically provided for herein. The District's intent is to ensure patrons are able to use the Amenities without interruption by activities normally associated with political campaigns and to ensure safety and order within the facilities. The following guidelines apply:
 - (a) Political campaigns are afforded the same opportunity as other persons or groups to rent District meeting room space at published rates.
 - (b) No political campaign signs, flyers or related documents are to be posted in or on District owned property, including District bulletin boards, and if discovered, such postings will be removed immediately.
 - (c) No political campaign signs, flyers or related documents are to be disseminated while in the District's Amenities.
 - (d) To allow for the efficient and timely conduct of District business during public Board meetings, no political messages, paraphernalia (including but not limited to shirts, buttons, signs or the like), political public comments or otherwise are allowed in or during a public meeting of the Board of Supervisors in furtherance of the candidacy of any candidate for public office.
 - (e) No person shall make and no person shall solicit or knowingly accept any

political contribution in a building owned by a governmental entity. For purposes of this subsection, "accept" means to receive a contribution by personal hand delivery from a contributor or the contributor's agent. This subsection shall not apply when a government-owned building or any portion thereof is rented for the specific purpose of holding a campaign fund raiser.

- (27) Firearms. Firearms are not permitted in the Amenities unless the Patron is authorized to possess and carry a firearm under Florida law. Among other prohibitions, no firearms may be carried to any meeting of the District's Board of Supervisors. To the extent this policy conflicts with Florida law, Florida law shall control.
- (29)(28) **Trespassing / Loitering.** There is no trespassing or loitering allowed at the Amenities. Any individual violating this policy may be reported to the local authorities.
- (30)(29) Lost Property. The District is not responsible for lost or stolen items. Staff members are not permitted to hold valuables or bags for Patrons or Guests. All found items should be turned in to the General Manager for storage in the lost and found. Items will be stored in the lost and found for two weeks.
- (30) Community Programming by District Representatives Only. All programs and services, including personal training, group exercise, tennis lessons, and instructional programs must be conducted by an approved and certified employee of the General Manager or District.
- (31) No Commercial Activities. The purpose of the Amenities is to provide recreational opportunities for District Patrons and their guests. Outside vendors and commercial activities are not permitted, provided that the District's Amenity Manager may schedule special vendor events for the benefit of Patrons and guests.
- (32) **Emergencies.** In the event of an injury, property damage or other emergency, please contact the District immediately pursuant to the terms of this policy (see the provisions herein addressing the same).

CAREGIVERS POLICY

The District allows caregivers to accompany minors or infirm Patrons using the Amenities, provided that the following requirements are met:

- (1) The caregiver, who is considered a Guest for purposes of the Amenities Rules, does not count toward the limitations on the number of Guests set forth above.
- (2) The caregiver must be eighteen (18) years of age or older and must accompany a Patron or a member of the Patron's <u>Family Household</u> who is otherwise authorized to use the Amenities.

- (3) The Patron employing the caregiver must make a written request to authorize the caregiver to accompany the Patron's family Household member requiring care.
- (4) The Patron employing the caregiver is responsible for any violations, damage, etc. caused by the caregiver.
- (5) The caregiver will use an Access Card with limited access in order to access the Amenities and must execute a Consent and Waiver Agreement.
- (6) The caregiver's use of the Amenities will expire after one year, but may be renewed annually by request of the Patron.

SERVICE ANIMAL POLICY

As used herein, "Service Animal" shall have the same meaning as defined by Florida law, and shall apply to such animals trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual or other mental disability. A Service Animal must be kept under the control of its handler by leash or harness, unless doing so interferes with the Service Animal's work or tasks or the individual's disability prevents doing so. The District may remove the Service Animal only under the following conditions:

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

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

GENERAL SWIMMING POOL POLICIES

- (1) Minors under the age of 14 must be accompanied by, and supervised by, an adult 18 years of age or older at all times for usage of the pool. All children 5 years of age or younger, as well as all children who are unable to swim by themselves, must be supervised by an adult (18 years of age or older) within arm's length at all times when on the pool deck or in the pool. All children, regardless of age, using inflatable armbands (i.e., water wings) or any approved Coast Guard flotation device MUST be supervised one on one by an adult who is in the water and within arm's length of the child.
- (2) No flotation devices are allowed in the pool except for water wings and swim rings used by small children, under the direct supervision of an adult. Inflatable rafts, balls, pool floats and other toys and equipment are prohibited.
- (3) Radios, televisions and the like may be listened to if played at a volume that is not offensive to other Patrons and guests. Determination of an "offensive volume" is at the sole discretion of River Club Staff. Electrical equipment is not allowed around the pool facility.
- (4) Showers are required before entering the Pool Area.
- (5) Glass and other breakable items are not permitted in the Pool Area.
- (6) Children under three (3) years of age, and those who are not reliably toilet trained, must

- wear appropriate swim-diapers, as well as a swimsuit over the swim-diaper, to reduce the health risks associated with human waste in the Swimming Pool.
- (7) Swimming Pool availability may be changed without notice in order to facilitate maintenance of the River Club or scheduled events.
- (8) Pets (other than "Seeing Eye DogsService Animals"), bicycles, skateboards, roller blades, scooters and golf carts are not permitted on the Pool Area or inside the pool gates at any time. In accordance with Florida law and regulations, Service Animals are not allowed in the pool water.
- (9) Any person swimming when the Swimming Pool is closed may, at the sole discretion of the Board, be suspended from using the facility. Swimming pool hours will be posted. The Swimming Pool will be closed on <u>Tuesdays</u> for common maintenance.
- (10) Appropriate swimming attire (swimsuits) must be worn at all times. No thongs or Brazilian bikinis are permitted. Management reserves the right to define what is appropriate and ask the Patron to leave the premises if not compliant.
- (11) Food and drink are not allowed within six (6) feet of the Swimming Pool. Patrons will be permitted to bring their own snacks and nonalcoholic beverages to the pool. No coolers are permitted except for small snack coolers. Food and beverages are only allowed in designated areas. Possession of alcohol other than alcohol purchased through the Café will result in immediate expulsion.
- (12) No chewing gum is permitted in the Pool Area.
- (13) No diving, jumping, pushing, running or other horseplay is allowed in the Pool
- (14) For the comfort of others, the changing of diapers or clothes is not allowed in the Pool Area.
- (15) No one shall pollute the Swimming Pool. Anyone who does pollute the Swimming Pool is liable for any costs incurred in treating and reopening the Swimming Pool.
- (16) Radio controlled water craft are not allowed in the Swimming Pool.
- (17) Swimming Pool entrances must be kept clear at all times.
- (18) No swinging on ladders, fences, or railings is allowed.
- (19) Pool furniture is not to be removed from the Pool Area, thrown into the Pool or otherwise disturbed.

- (20) Loud, profane, or abusive language is prohibited.
- (21) Swim at Your Own Risk. All persons using the pool do so at their own risk, and must abide by all swimming pool rules and policies. THERE ARE NO LIFEGUARDS ON DUTY.
- (22) **Pool Closure.** In addition to St. Johns County and the State of Florida Health Code Standards, and as noted herein, the pool will be closed for the following reasons:
 - a) Operational and mechanical difficulties affecting pool water quality.
 - b) During severe weather conditions (heavy rain, lightning, and thunder) and warnings, especially when visibility to the pool bottom is compromised (deck also closed).
 - For 30 minutes following the last occurrence of thunder or lightning (deck also closed).
 - d) For a period of time following any mishap that results in feces or vomit in the pool water.
 - e) Any other reason deemed to be in the best interests of the District as determined by District staff.

THUNDERSTORM POLICY

During periods of heavy rain, thunderstorms and other inclement weather, the Pool Area will be closed. When lightning is in the area, the District shall follow the "Thirty-Minute Rule": The Pool and Pool Deck will be cleared and closed at any visual sighting of lightning or audible sound of thunder and shall not reopen until 30 (thirty) minutes has elapsed from the last sighting of lightning or sound of thunder. River Club Staff has full authority to close and reopen the pool.

POOL CONTAMINATION POLICY

- (1) If contamination occurs, the pool will immediately be closed.
- (2) Children under three years of age, and those who are not reliably toilet trained, must wear rubber lined swim diapers and a swimsuit over the swim diaper
- (3) In accordance with the CDC and Florida Department of Health, if a child has experienced three or more loose bowel movements within a twenty-four hour period they should not return to the pool for the subsequent twenty-four hours.

(4) No one shall pollute the pool; the Patron responsible for anyone who does pollute the pool can be held liable for any costs incurred in treating and reopening the pool.

AMPHITHEATER

- (1) Patrons and Guests may use the amphitheater grass area at their own risk and must comply with all posted signage.
- (2) Unless otherwise posted, amphitheater hours are consistent with River Club hours of operation unless a special event is scheduled.
- (3) No pets of any kind are permitted with the exception of service animals.
- (4) No glass containers are permitted.
- (5) No hard balls such as baseballs, golf balls, etc. are permitted.

FIRE PIT

- (1) Use of the fire pits is permitted only during designated River Club hours.
- (2) Children 17 years and younger must be supervised by an adult 18 years or older when the fire pit is in use.
- (3) Only Amenity Staff has the authority to start and extinguish the fire pit.
- (4) Patrons and Guests must clean the area of trash when finished. Use of the fire pits is permitted only during designated River Club hours.

PLAYGROUND

Please note that the Playgrounds are unattended facilities and persons using the facilities do so at their own risk.

- (1) For all emergencies, call 911 immediately. All emergencies and injuries must also be reported to River Club Staff.
- (2) For the protection of equipment designed for the use by small children, patrons eleven (11) years of age or older are not permitted to play on the equipment.
- (3) No roughhousing on the playground.
- (4) Persons using the playground must clean up all food, beverages and miscellaneous trash brought to the Playgrounds.

- (5) The use of profanity or disruptive behavior is prohibited.
- (5)(6) Minors under the age of fourteen (14) must be accompanied by an adult over the age of eighteen (18) at all times.

BOARDWALK

- (1) No standing on boardwalk rails or fencing.
- (2) Do not feed the wildlife.
- (3) No diving or jumping off the boardwalk.
- (4) No swimming.
- (5) No fishing.

GAME ROOM

- (1) Sitting on tables or standing on chairs/couches is prohibited.
- (2) Only drinks with secured lids are permitted. No other food or beverages are allowed.
- (3) Gambling, profane language, horseplay and fighting are prohibited and could result in the suspension of Amenity privileges.
- (4) All open shuffle board, ping pong and billiard table are available on a first come, first served basis.
- (5) Play is limited to 30 minutes when there is a wait.

KAYAK LAUNCH

- (1) The Kayak Launch shall be used for the sole purpose of launching non-motorized watercraft.
- (2) No diving or swimming.
- (3) No roughhousing or horseplay.
- (4) Unattended watercraft are private property and are not to be disturbed.

- (5) Do not feed the wildlife.
- (6) No fishing.

NON-MOTORIZED WATERCRAFT STORAGE AND RENTALS

Kayaks, Canoes and Paddle Boards

STORAGE

The District offers non-motorized watercraft storage and rentals. Storage capabilities are made available to Patrons only. Both Patrons and Guests may rent non-motorized watercraft.

- A storage shed is available for Patrons to use for non-motorized watercraft including: kayaks, canoes and paddle boards.
- 2) Patrons are required to pay an annual storage fee.
- 3) All patrons must sign a storage waiver and liability agreement with the District.
- 4) The District is not responsible for lost, stolen or damaged vessels.
- 5) Patrons will have access to the storage shed during River Club operating hours.
- 6) All vessels must be removed from the storage shed and returned to the storage shed by the Patron at their own risk.
- 7) All vessels are due back into the shed 30 minutes prior to sunset.
- 8) The District is not liable for any equipment/personal items left behind in the storage shed.

RENTALS

- Non-motorized watercraft vessels including kayaks and paddle boards will be made available to Patrons and Guests for a fee of \$5-10 for a two-hour period per vessel.
- 2) Patrons and Guests renting non-motorized watercraft must wear life guard approved life jackets for the duration of the rental.
- 3) Children under the age of 18 years old operating a non-motorized watercraft vessel must be accompanied by an adult.
- 4) Renters must be able to enter and exit the non-motorized watercraft from the launch.
- 5) Patrons and Guests are responsible for lost or damaged equipment.

- 6) Amenity staff has the right to refuse service based on safety concerns.
- 7) Amenity staff will close all rentals for inclement weather or conditions deemed unsafe.
- 8) All rentals are due in 30 minutes prior to close.
- 9) Rental rates and hours are subject to change without notice.
- 10) Operating any non-motorized equipment under the influence of alcohol or drugs is strictly prohibited.
- 11) Disposing of any item considered to be litter in the St. Johns River is considered illegal.

FACILITY RENTAL POLICIES

Patrons may reserve portions of the River Club for a "Private Event," defined as any event not open to the general public. (Events which are open to the general public are not subject to these Facility Rental Rates.) Reservations may not be made more than three (3) months prior to the event. Please note that the River Club River Club—is unavailable for Private Events on the following holidays:

Easter Sunday

4th of July

Labor Day

Thanksgiving

Christmas Eve

Christmas Day

New Year's Eve

New Year's Day

Available Facilities: The following areas of the River Club are available for Private Event rental for up to four (4) total hours (including setup and post-event cleanup):

(1) Café:

- *a*) \$75
- b) Not to exceed 30 attendees
- c) Rentals are available Mondays, Wednesdays and Thursdays during non-primetime hours. Rentals are not available on holidays.
- d) Use of the pool is limited to the guest policy of 4 guests per household; otherwise use of the pool is not included with a café rental.

(2)(1) Amphitheater:

a) \$100

- b) Not to exceed 100 attendees
- Events that include 50 or more attendees will require staff to be present for an additional fee.
- Rentals are subject to availability and may not be reserved during community or holiday events.
- e) Use of the pool is limited to the guest policy of 4 guests per household, otherwise use of the pool is not included with an amphitheater rental.

Reservations and Fees. Patrons interested in reserving an area must submit to the Amenity Manager a completed Facility Use Application. At the time of approval and where applicable, two (2) checks or money orders (no cash) made out to the Rivers Edge II CDD should be submitted to the Amenity Manager in order to reserve the area. One (1) check should be in the amount of the area rental fee and the other check should be in the amount of Five HundredTwo Hundred Fifty Dollars (\$500250) as a deposit. The Amenity Manager will review the Facility Use Application on a case-by-case basis and has the authority to reasonably deny a request. Denial of a request may be appealed to the District's Board of Supervisors for consideration. The full deposit will be returned upon acceptable completion of all the terms identified and agreed upon in the rental agreement.

One or more private party attendants may be required based on the area of the rental, the nature of the event, and the expected number of patrons to attend. The primary responsibility of the attendant is to protect the facility and ensure all District guidelines are followed. The fee for the attendant shall be between \$20 - \$40 per hour, per attendant, payable by the Patron to the Amenity Manager Management Company at the time of reserving the area. The time for the attendant shall include the time for setup and clean up.

Alcohol:

- (1) Patrons intending to serve alcohol or permit alcohol on a "bring your own beverage" ("BYOB") basis at a rented facility must so indicate on the Facility Use Application and provide proof of all required insurance. Any Patron who does not indicate at the time the application is submitted shall not be permitted to have alcohol at the event.
- (2) Only alcohol furnished through the River Club Café is allowed at events at the River Club Café. No outside alcohol is permitted.
- (3) For all required insurance policies, the District and its Supervisors, officers, directors, consultants and staff are to be named on these policies as additional insured parties.
- (4) Insurance shall be required as follows, unless modified by the District:

1	BYOR	C d /C . L d
	ВУОВ	Served/Sold

	(Rental Events)	(Rental Events)
Permitted (Amphitheater)	Yes	Yes, but only if a licensed bartender/caterer is hired
Permitted (Café)	No. All alcohol must be purchased through the River Club Café.	No. All alcohol must be purchased through the River Club Café.
Insurance	Homeowner's Insurance Rider/Endorsement providing special event coverage	\$250,000 property damage; \$1,000,000 personal injury, Alcohol rider District named as additional insured

- (5) The Patron renting any portion of the Amenity Facility shall be solely responsible for ensuring that alcohol is consumed in a safe and lawful manner, in accordance with all applicable laws, regulations, and policies, and shall assume all liability for damages resulting from or arising in connection with the consumption or service of alcohol on the District's property.
- (6) Notwithstanding anything to the contrary herein, the District reserves the right to require anyone appearing excessively intoxicated or displaying loud, unruly, or belligerent behavior to leave District property immediately and further reserves the right to call law enforcement to enforce the same.
- (7) Patrons serving, selling, or permitting BYOB alcohol at an event shall agree to indemnify and hold harmless the District and its Supervisors, officers, directors, consultants and staff from any and all liability, claims, actions, suits, or demands by any person, corporation or other entity, for injuries, death, or property damage of any nature, arising out of, or in connection with, the service or consumption of alcohol. Patrons agree that such indemnification shall not constitute or be construed as a waiver of the District's sovereign immunity granted pursuant to Section 768.28, Fla. Stat. or other law.
- (8) BEING IN THE POSESSION OF ALCOHOL WITHOUT APPROVAL WILL RESULT IN THE IMMEDIATE REMOVAL OF THE PATRON(S) AND (WHEN APPLICABLE) TERMINATION OF THE EVENT AND FORFEITURE OF THE DEPOSIT.

Deposit. Deposit checks will be returned only to the Patron who completed the Facility Use Application or to a party designated in writing on the Facility Use Application, and only upon satisfactory completion of the Clean-up Checklist, which shall be available from the Amenity Manager. Photo identification shall be required for the return of deposit checks.

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

General Policies.

- (1) After the event is concluded, the guest limitations as set forth in the Guest Policies shall apply. The Patron renting any portion of the River Club shall be responsible for any and all damage and expenses arising from the event.
- (2) The Patron making the reservation must be present during the duration of the event.
- (3) The Patron and all Guests are required to adhere to all River Club rules and policies. Failure to comply with such rules and policies may result in the forfeiture of Patron's deposit.
- (4) All parties are to be set up and cleaned up within the four-hour time period.
- (5) Patrons are responsible for ensuring that their guests adhere to these Policies.
- (6) The volume of live or recorded music must not violate applicable St. Johns County noise ordinances.
- (7) No glass, breakable items or alcohol are permitted in or around the pool deck area.
- (8) Event Liability coverage may be required on a case by case basis at the sole discretion of the Board of Supervisors.
- (9) The District reserves the right to establish alternate Rental Policies to apply to approved Resident Clubs.

ALCOHOL POLICY

The River Club is licensed for the sale of alcohol through the Café. Other than as permitted by the Facility Rental Policies herein, **Patrons and Guests are not permitted to bring alcohol onto District property or the Amenities at any time.** The following policy applies to the consumption of alcoholic beverages at the Amenities:

- (1) Patrons and Guests must be at least 21 years of age to be served alcohol.
- (2) All Patrons and Guests must present valid picture identification at the request of staff.
- (3) Alcohol served on the premises must be consumed on the premises.
- (4) The District reserves the right to refuse to serve alcohol to anyone.

- (5) The District reserves the right to ask intoxicated persons to leave the Amenities or District property.
- (6) Other than as permitted by the Facility Rental Policy, only alcoholic beverages served by the Café or District staff are allowed at the Amenities or District property.
- (7) Alcohol policies may be changed at any time at the discretion of the District.

LOSS OR DESTRUCTION OF PROPERTY OR INSTANCES OF PERSONAL INJURY

Each Patron and each Geuest as a condition of invitation to the premises of the River Club assumes sole responsibility for his or her property. The District and its contractors shall not be responsible for the loss of damage to any private property used or stored on the premises of the River Club. Use is at the Patron's own risk.

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

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

Should any party bound by these District Policies bring suit against the District or its affiliates, River Club operator, officers, employees, representatives, contractors or agents in connection with any event operated, organized, arranged or sponsored by the District or its contractors or its Patrons or any other claim or matter in connection with any event operated, organized, arranged or sponsored by the District, its contractors or its Patrons and fail to obtain judgment therein against the District or its River Club operator, officers, employee, representative, contractor or agent, said party shall be liable to the District for all costs and expenses incurred by

it in the defense of such suit'(including court costs and attorney's fees through all appellate proceedings).	

SUSPENSION AND TERMINATION OF ACCESS RULE

Law Implemented: ss. 120.69, 190.011, 190.012, Fla. Stat. (2022) Effective Date: April 19, 2023

In accordance with Chapters 190 and 120 of the Florida Statutes, and on April 19, 2023 at a duly noticed public meeting, the Board of Supervisors ("Board") of the Rivers Edge II Community Development District ("District") adopted the following rules / policies to govern disciplinary and enforcement matters. All prior rules / policies of the District governing this subject matter are hereby rescinded for any violations occurring after the date stated above.

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

- e. Failing to pay amounts owed to the District in a proper and timely manner (with the exception of special assessments);
- f. Failing to abide by any District rules or policies (e.g., Amenity Policies);
- g. Treating the District's staff, contractors, representatives, residents, Patrons or Guests, in a harassing or abusive manner;
- h. Damaging, destroying, rendering inoperable or interfering with the General of District property, or other property located on District property;
- Failing to reimburse the District for property damaged by such person, or a minor for whom the person has charge, or a guest;
- Engaging in conduct that is likely to endanger the health, safety, or welfare of the District, its staff, amenities management, contractors, representatives, residents, Patrons or Guests;
- k. Committing or being alleged, in good faith, to have committed a crime on or off District property that leads the District to reasonably believe the health, safety or welfare of the District, its staff, contractors, representatives, residents, Patrons or Guests is likely endangered;
- Engaging in another Violation after a verbal warning has been given by staff (which verbal warning is not required); or
- m. Such person's guest or a member of their household committing any of the above Violations.

Permanent termination of access to the District's Amenity Facilities shall only be considered and implemented by the Board in situations that pose a long term or continuing threat to the health, safety and/or welfare of the District, its staff, contractors, representatives, residents, Patrons or Guests. The Board, in its sole discretion and upon motion of any Board member, may vote to rescind a termination of access to the Amenity Facilities.

5. Authority of District Manager and General Manager. The District Manager, General Manager or their designee has the ability to remove any person from one or all Amenities if a Violation occurs or if in his/her reasonable discretion it is the District's best interests to do so. The District Manager, General Manager or their designee may each independently at any time restrict or suspend for cause or causes, including but not limited to those Violations described above, any person's privileges to use any or all of the Amenities until the next regularly scheduled meeting of the Board of Supervisors that is at least eight (8) days after the initial suspension, as evidenced by the date of notice sent by certified electronic or other mail service or longer if such individual requests deferment of his or her right to due process. In the event of such a suspension, the District Manager or his or her designee shall mail a letter to the person suspended referencing the conduct at issue, the sections of the District's rules and policies violated, the time, date, and

location of the next regular Board meeting where the person's suspension will be presented to the Board, and a statement that the person has a right to appear before the Board and offer testimony and evidence why the suspension should be lifted. If the person is a minor, the letter shall be sent to the adults at the address within the community where the minor resides.

- **6.** Administrative Reimbursement. The Board may in its discretion require payment of an administrative reimbursement of up to Five Hundred Dollars (\$500) in order to offset the actual legal and/or administrative expenses incurred by the District as a result of a Violation ("Administrative Reimbursement"). Such Administrative Reimbursement shall be in addition to any suspension or termination of Amenity access, any applicable legal action warranted by the circumstances, and/or any Property Damage Reimbursement (defined below).
- 7. Property Damage Reimbursement. If damage to District property occurred in connection with a Violation, the person or persons who caused the damage, or the person whose guest caused the damage, or the person who has charge of a minor that caused the damage, shall reimburse the District for the costs of cleaning, repairing, and/or replacing the property ("Property Damage Reimbursement"). Such Property Damage Reimbursement shall be in addition to any suspension or termination of Amenity access, any applicable legal action warranted by the circumstances, and/or any Administrative Reimbursement.

8. Initial Hearing by the Board; Administrative Reimbursement; Property Damage Reimbursement.

- If a person's Amenity Facilities privileges are suspended, as referenced in Section 5, a hearing shall be held at the next regularly scheduled Board meeting that is at least eight (8) days after the initial suspension, as evidenced by the date of notice sent by certified electronic or other mail service or as soon thereafter as a Board meeting is held if the meeting referenced in the letter is canceled, during which both District staff and the person subject to the suspension shall be given the opportunity to appear, present testimony and evidence, cross examine witnesses present, and make arguments. The Board may also ask questions of District staff, the person subject to the suspension, and witnesses present. All persons are entitled to be represented by a licensed Florida attorney at such hearing if they so choose. Any written materials should be submitted at least seven (7) days before the hearing for consideration by the Board. If the date of the suspension is less than eight (8) days before a Board meeting, the hearing may be scheduled for the following Board meeting at the discretion of the suspendee.
- b. The person subject to the suspension may request an extension of the hearing date to a future Board meeting, which shall be granted upon a showing of good cause, but such extension shall not stay the suspension.

- c. After the presentations by District staff and the person subject to the suspension, the Board shall consider the facts and circumstances and determine whether to lift or extend the suspension or impose a termination. In determining the length of any suspension, or a termination, the Board shall consider the nature of the conduct, the circumstances of the conduct, the number of rules or policies violated, the person's escalation or deescalation of the situation, and any prior Violations and/or suspensions.
- d. The Board shall also determine whether an Administrative Reimbursement is warranted and, if so, set the amount of such Administrative Reimbursement.
- e. The Board shall also determine whether a Property Damage Reimbursement is warranted and, if so, set the amount of such Property Damage Reimbursement. If the cost to clean, repair and/or replace the property is not yet available, the Property Damage Reimbursement shall be fixed at the next regularly scheduled Board meeting after the cost to clean, repair, and/or replace the property is known.
- f. After the conclusion of the hearing, the District Manager shall mail a letter to the person suspended identifying the Board's determination at such hearing.
- g. Failure of the suspendee to attend the hearing shall not affect staff's or the Board's ability to impose a suspension or termination.
- 9. Suspension by the Board. The Board on its own initiative acting at a noticed public meeting may elect to consider a suspension of a person's access for committing any of the Violations outlined in Section 4. In such circumstance, a letter shall be sent to the person suspended which contains all the information required by Section 5, and the hearing shall be conducted at the next scheduled Board meeting in accordance with Section 8.
- 10. Automatic Extension of Suspension for Non-Payment. Unless there is an affirmative vote of the Board otherwise, no suspension or termination will be lifted or expire until all Administrative Reimbursements and Property Damage Reimbursements have been paid to the District. If an Administrative Reimbursement or Property Damage Reimbursement is not paid by its due date, the District reserves the right to request surrender of, or deactivate, all access cards or key fobs associated with an address within the District until such time as the outstanding amounts are paid.
- 11. Appeal of Board Suspension. After the hearing held by the Board required by Section 8, a person subject to a suspension or termination may appeal the suspension or termination, or the imposition or amount of an Administrative Reimbursement or Property Damage Reimbursement, to the Board by filing a written request for an appeal ("Appeal Request"). The

filing of an Appeal Request shall not result in the stay of the suspension or termination. The Appeal Request shall be filed within thirty (30) calendar days after mailing of the notice of the Board's determination as required by Section 8(f), above. For purposes of this Rule, wherever applicable, filing will be perfected and deemed to have occurred upon receipt by the District. Failure to file an Appeal Request shall constitute a waiver of all rights to protest the District's suspension or termination and shall constitute a failure to exhaust administrative remedies. The District shall consider the appeal at a Board meeting and shall provide reasonable notice to the person of the Board meeting where the appeal will be considered. At the appeal stage, no new evidence shall be offered or considered. Instead, the appeal is an opportunity for the person subject to the suspension or termination to argue, based on the evidence elicited at the hearing, why the suspension, termination, Administrative Reimbursement, or Property Damage Reimbursement should be reduced or vacated. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances, including affirming, overturning, or otherwise modifying the suspension or termination. The Board's decision on appeal shall be final.

- 12. Legal Action; Criminal Prosecution; Trespass. If any person is found to have committed a Violation, such person may additionally be subject to arrest for trespassing or other applicable legal action, civil or criminal in nature. If a person subject to a suspension or termination is found at the Amenity Facilities, such person will be subject to arrest for trespassing. If a trespass warrant or order is issued by a law enforcement agency, the District has no obligation to seek a withdrawal or termination of the trespass warrant even though the issuance of the trespass warrant may effectively prevent a person from using the District's Amenity Facilities after expiration of a suspension imposed by the District.
- 13. Severability. If any section, paragraph, clause or provision of this rule shall be held to be invalid or ineffective for any reason, the remainder of this rule shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this rule would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.
- 14. Reciprocity. Because Patrons of the Rivertown community also have access to amenities in Rivers Edge II Community Development District and Rivers Edge III Community Development District, a suspension or termination from either district's amenity facilities shall operate as a suspension or termination from the District's Amenity Facilities as well. The obligation to satisfy all procedural requirements for suspension, termination, or imposition of an Administrative Reimbursement or Property Damage Reimbursement, shall lie with the District in which the Violation occurred.



RESOLUTION 2025-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT ADOPTING AMENDED AMENITY RULES, SUSPENSION AND TERMINATION RULES; AND RATES, FEES AND CHARGES; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

- **WHEREAS,** Rivers Edge II Community Development District ("**District**") is a local unit of special purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, which owns, operates and maintains certain recreational amenity facilities (collectively, "**Recreational Facilities**"); and
- **WHEREAS,** Chapters 190 and 120, *Florida Statutes*, authorize the District to adopt rules, rates, charges and fees to govern the administration of the District and to adopt resolutions as may be necessary for the conduct of District business; and
- WHEREAS, the Board desires to adopt amended policies regarding use of the District's Recreational Facilities, amended rules relating to the suspension and/or termination of patrons' rights to utilize the Recreational Facilities, and amended rates applicable to patrons' use of the Recreational Facilities; and
- **WHEREAS,** the Board finds that it is in the best interests of the District and necessary for the efficient operation of the District to adopt by resolution the amended *Policies Governing the River Club Facilities* ("**Recreational Facility Rules**"), which are attached hereto as **Exhibit A** and incorporated herein by this reference, for immediate use and application; and
- WHEREAS, the Board finds that the fees outlined in Exhibit A are just and equitable having been based upon (i) the amount of service furnished; and (ii) other factors affecting the use of the facilities furnished; and
- **WHEREAS**, the Board of Supervisors has complied with applicable Florida law concerning rule development, ratemaking, and rule and rate adoption, including the holding of public hearings thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT:

- **SECTION 1**. The Recreational Facility Rules set forth in **Exhibit A**, inclusive of rates and fees and disciplinary rule, are hereby adopted pursuant to this resolution as necessary for the conduct of District business and shall remain in full force and effect unless revised or repealed by the District in accordance with Chapters 120 and 190, *Florida Statutes*.
- **SECTION 2.** If any provision of this resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.
- **SECTION 3.** This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED this 13th day of November 2024.

ATTEST:	RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT
Secretary/Assistant Secretary	Chairman/Vice-Chairman, Board of Supervisors
Exhibit A: Recreational Facility Rules	

EXHIBIT A

[SEE FOLLOWING PAGE]

RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT POLICIES GOVERNING THE

RIVERCLUBRIVER CLUB FACILITIES

Last Updated: _______, 2024

INTRODUCTION

The District is a local unit of special-purpose government, created pursuant to and existing under the provisions of Chapter 190, Florida Statutes. The District operates and maintains various public improvements and community facilities, including the Amenities.

The Board reserves the right to amend, modify, or delete, in part or in their entirety, these Policies when necessary and will notify the Patrons of any changes by posting the same on the District's website, www.riversedge2cdd.com. By signing that you have received and read these policies, you are additionally certifying you will read, understand, and comply with all policies, including but not limited to any later-made revisions.

USER FEE STRUCTURE

- (1) <u>Annual User Fee.</u> The annual user fee to access the River Club (defined herein) for persons not owning property within the District is \$4000.00 ("Annual User Fee")
- (2) <u>Access Cards.</u> A maximum of two-three Facility Access Cards will be issued to each Patron familyHousehold. There is a \$25.00 charge to replace lost or stolen cards.
- (3) Guests are limited to four (4) per household per day. A complimentary eard that allows twelve (12) guest visits will be issued to each household annually. One additional eard per household allowing twelve (12) guest visits may be purchased annually for \$50.
- (3) Single Patron Guest Pass Policy. If there is a Single Patron, defined as a single person that owns real property within the District and does not have a second individual residing with said single person, then one of the three Facility Access Cards provided to each Household as provided for in the District's Policies Regarding District Amenity Facilities ("Policies") may be issued to such Single Patron for use as a yearly single person "Guest Pass."
 - i. A Guest Pass Affidavit must be signed by the Patron upon issuance of the Guest Pass, certifying said Patron meets the definition of Single Patron.
 - ii. The Guest Pass may only be used by an individual age 18 years or older.
 - iii. The Guest Pass user must be accompanied by the Single Patron at all times.
 - iv. Each Guest Pass user is explicitly subject to the Policies.
 - The Guest Pass will not count towards the guest pass allowance provided for in the Policies.

(46) <u>Guests.</u> All Guests must be accompanied by a Patron (as defined below) at all times. <u>Guest usage shall be governed by the provisions set forth under "Access" below.</u>

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DEFINITIONS

- "River Club", "Amenities" or "Amenity Facility" is defined as the amenity building (offices, Café, Game Room and restrooms, Pool Area (as defined below), playground, amphitheater, board walk, bathrooms, kayak launch and storage barn, parking lots, open space and other appurtenances or related improvements.
- "River Club Staff" shall mean the persons responsible for daily operation of the River Club, including management, guest service hosts, , maintenance personnel or any District employee.
- "Access Card" shall mean the identification card issued to Patrons.
- "Amenity Manager" shall mean the individual responsible for oversight of the River Club and River Club Staff.
- "Board" shall be defined as the Rivers Edge Community Development District Board of Supervisors.
- "District" shall be defined as the Rivers Edge Community Development District.
- "District Manager" shall mean the professional management company with which the District has contracted to provide management services to the District.
- "FamilyHousehold" shall mean a group of individuals living under one roof or head of household. This can consist of individuals who have not yet attained the age of eighteen, together with their parents or legal guardians. This does not include visiting relatives, or extended family not residing in the home.
- "District Operations Manager" shall mean a representative of the District's management company who serves as a point of contact between the District and River Club Staff.
- "District Property" shall mean all property owned by the District including, but not limited to, the River Club, common areas, parking lots and ponds.
- "Guest" shall mean any person or persons, other than a Patron, who are expressly authorized by the District to use the Amenities, or invited and accompanied for a specific visit by a Patron to use the Amenities.
- "Non-Resident" shall mean any person who does not own property within the District.
- "Non-Resident Patron" shall mean any person or Family-Household not owning property in the District who is paying the Annual User Fee to the District.
- "Patron" or "Patrons" shall mean Residents, Non-Resident Patrons, and Renters, as well as Patrons of the Rivers Edge Community Development District.

- "Renter" shall mean any tenant residing in a Resident's home pursuant to a valid rental or lease agreement.
- "Resident" shall mean any person or Family owning property within the District.
- "Policies" shall mean these Policies Regarding the District Amenity Facilities.
- "Pool" shall include the swimming pool, deck, gazebos, shade structures and other property or improvements within the fenced area surrounding the pool.

GENERAL PROVISIONS FOR AMENITIES USAGE

The District is a local unit of special-purpose government, created pursuant to and existing under the provisions of Chapter 190, Florida Statutes. The District operates and maintains various public improvements and community facilities, including the Amenities.

The Board reserves the right to amend, modify, or delete, in part or in their entirety, these Policies when necessary and will notify the Patrons of any changes by posting the same on the District's website, www.riversedge2cdd.com. By signing that you have received and read these policies, you are additionally certifying you will read, understand, and comply with all policies, including but not limited to any later made revisions.

ACCESS

Only Patrons and Guests have the right to use the Amenities, provided however that community programming events (described later) may be available to the general public where permitted by the District, and subject to payment of any applicable fees and satisfaction of any other applicable requirements.

Residents. A Resident, by paying the annual assessment applicable to Residents, is provided the right to use the Amenities. Such payment must be made in accordance with the District's annual assessment collection resolution and typically will be included on the Resident's property tax bill. Payment of this assessment entitles the Resident to use the Amenities for one full fiscal year of the District, which year begins October 1 and ends September 30. Patrons of Rivers Edge Community Development District shall have the same privileges as District Residents.

Non-Residents. A Non-Resident Patron must pay the Annual User Fee applicable to Non-Residents in order to have the right to use the Amenities for one full year, which year begins from the date of receipt of payment by the District. This fee must be paid in full before the Non-Resident may use the Amenities. Each subsequent Annual User Fee shall be paid in full on the anniversary date of application.

Renter's Privileges. Residents who rent or lease residential unit(s) in the District shall have the right to designate the Renter of the residential unit(s) as the beneficial users of the

Resident's privileges to use the Amenities.

- (1) A Renter who is designated as the beneficial user of the Resident's rights to use the Amenities shall be entitled to the same rights and privileges to use the Amenities as the Resident. A Renter will be required to provide proof of residency (minimum 12-month lease agreement, and complete a landlord-tenant agreement form) and pay any applicable fee before he or she receives an Access Card.
- (2) During the period when a Renter is designated as the beneficial user, the Resident shall not be entitled to use the Amenities.
- (3) Residents shall be responsible for all charges incurred by their Renters which remain unpaid after the customary billing and collection procedure established by the District. Resident owners are responsible for the deportment of their respective Renter.
- (4) Renters shall be subject to all Amenities Rules as the Board may adopt from time to time.

Guests. Each Patron Family Household is issued 12 Guest passes annually for no charge. Privileges included with a guest pass include the use of the Amenities in accordance with these policies. There is no charge for children 3-years-old and under brought as Guests, and they do not count against guest passes. Once the passes are used, one additional 12-Guest pass may be purchased, pursuant to these policies. Except as otherwise provided for herein, each Patron Family Household may bring a maximum of four (4) Guests to the Amenities at any one visit, provided however that Guests must be accompanied by a Patron who is at least eighteen (18) years of age when using the Amenities and provided however that the Patron will be responsible for any harm caused by the Patron's Guests while using the Amenities. For clarification purposes, the preceding sentence shall be construed to place a four Guest limitation per visit on the total number of Guests that a Patron may bring on behalf of that Patron's particular Family-Household - e.g., a Patron Family-Household consisting of four people cannot bring up to four Guests each for a total of sixteen Guests, but instead can only bring a total of four Guests per visit on behalf of the entire household. Guests shall be subject to all Rules as the Board may adopt from time to time. To better manage use of the facilities, the District Operations Manager in his or her discretion may require Patrons and Guests to "sign-in" prior to accessing the Amenities and/or to wear Districtissued bracelets or other identification at the Amenities in order to better identify authorized users of the Amenities.

Registration / Disclaimer. In order to use the Amenities, each Patron and all members of a Patron's Family-Household shall register with the District at the Amenity Offices by executing a New Patron/Guest Information Form, and by executing the Consent and Waiver Agreement, copies of which are attached hereto. Additionally, each Patron is responsible for ensuring that each of the Patron's Guests executes a Consent and Waiver Agreement prior to using the Amenities. All persons using the Amenities do so at their own risk and agree to abide by the rules and policies for the use of the Amenities. As set forth more fully later herein, the District shall assume no responsibility and shall not be liable for any accidents, personal injury, or damage to, or loss of property arising from the use of the Amenities or from the

acts, omissions or negligence of other persons using the Amenities. Patrons are responsible for their actions and those of their Guests.

Access Cards. All Patrons will be issued an up to three (3) Access Card at the community office, located at the RiverClubRiver Club facility. Access Cards will give Patrons entry to the District's Amenities during the regular operating hours of the Amenities. You can make an appointment to obtain your Access Card by contacting the General Manager of Amenities.

Each Patron will receive an Access Card upon registration with the District. For Families, eEach Patron may obtain up to two (2) additional Access Cards for any member of a Patron's Family-Household who is sixteen years of age or older. Minors with babysitters, au pairs, nannies, grandparents, etc. may receive an Access Card with limited access, again with a legal guardian's consent. Caregivers may obtain an Access Card in accordance with the Caregivers Policy herein.

Patrons must present their access cards upon entering the River Club. Patrons can use their Access Cards to gain access to the Amenities. This Access Card system protects you and the Amenities from non-Patron entry. Unless otherwise stated herein, under no circumstance should a Patron provide their Access Card to a non-Patron to allow a non-Patron to use the Amenities.

Access Cards are the property of the District and are non-transferable except in accordance with the District's Amenities Rules. All lost or stolen cards need to be reported immediately to the District. Fees apply to replace any lost or stolen cards.

GENERAL PROVISIONS FOR AMENITIES USAGE

- (1) Patrons must present their access cards upon entering the River Club.
- (2) <u>Supervision.</u> Unless provided elsewhere, children thirteen (13) years of age and younger must be accompanied by an adult eighteen (18) years of age or older.
- (3) Hours. The River Club's hours of operation will be established and published by the District, which hours of operation may fluctuate based on the season, time of year and other circumstances. Check the District's website at https://riversedge2cdd.com/ for information.
- (4) <u>Pets.</u> Dogs or other pets (with the exception of <u>S</u>service <u>A</u>animals) are not permitted in the River Club.
- (5) <u>Parking.</u> Vehicles must be parked in designated areas. Vehicles should not be parked on grass lawns, or in any way which blocks the normal flow of traffic. Vehicles may not be left in the parking lot overnight without approval from the District's Operation Manager.
- (6) <u>Fireworks.</u> Fireworks of any kind are not permitted anywhere in the River Club or adjacent areasother District property.

- (7) <u>Service Areas.</u> No Patron or Guest is allowed in the service areas of the Amenities.
- (8) <u>Amendments.</u> The Board of Supervisors reserves the right to amend or modify these policies when necessary and will make its best attempts at notifying the Patrons of any changes. However, it is incumbent upon Patrons to seek clarification for Policies applicable to the Amenity Facility.
- (9) <u>Authority.</u> The Board of Supervisors and River Club Staff has full authority to enforce all Policies.
- (10) Facility Access Cards will be issued to Patrons at the time their membership commences. All Patrons must have on their person Facility Access Card for entrance to the River Club. All lost or stolen swipe cards should be reported immediately to the Amenity Manager. There will be a \$25.00 replacement card fee.
- (4+10) <u>Smoking.</u> Smoking of any kind, including vapor and e-cigarettes is not permitted on River Club grounds.
- (4211) <u>Violations.</u> Disregard for any River Club rules or policies will result in expulsion from the facility
- and/or loss of River Club privileges in accordance with the termination policy.
- (1312) <u>Breakable Items.</u> Glass and other breakable items are not permitted at the River Club.
- (1413) Courtesy. Patrons and their guests shall treat River Club Staff with courtesy and respect.
- (1514) <u>Skateboarding.</u> Skateboarding is not permitted at the River Club, including all parking lots, and sidewalks encompassing the River Club.
- (1615) <u>Bicycles.</u> All bicycles must be placed at a bike rack.
- (4716) Open Flames. No open flames are permitted in any indoor space with the exception of Sterno-type heaters used to warm food during private events.
- (1817) <u>Dangerous Items.</u> No items may be brought to the River Club that, in the discretion of River Club Staff, could cause injury, death or damage to property.
- (1918) Attire. With the exception of the pool and wet areas where bathing suits are permitted, Patrons and Guests must be properly attired with shirts and shoes to use the Amenities.
- (2019) **Drugs and Alcohol.** Anyone that appears to be under the influence of drugs or inebriated past the legal limits will be asked to leave the Amenities.
- (2120) **Profanity.** Loud, profane or abusive language is prohibited.

- (2221) Horseplay. Disorderly conduct and horseplay are prohibited.
- (2322) Excessive Noise. Excessive noise that will disturb other Patrons and Guests is not permitted.
- (2423) **Equipment.** All equipment and supplies provided for use of the Amenities must be returned in good condition after use. Patrons and Guests are encouraged to let the staff know if an area of the Amenities or a piece of equipment is in need of cleaning or maintenance.
- (2524) Littering. Patrons and Guests are responsible for cleaning up after themselves and helping to keep the Amenities clean at all times.
- (2625) Solicitation and Advertising. Commercial advertisements shall not be posted or circulated in the Amenities. Petitions, posters or promotional material shall not be originated, solicited, circulated or posted on Amenities property unless approved in writing by the District.
- (2726) Political Campaigns. No persons may campaign on behalf of political candidates, whether partisan or nonpartisan, or political issues at the District's Amenities, except in predetermined areas designated for such activities, as more specifically provided for herein. The District's intent is to ensure patrons are able to use the Amenities without interruption by activities normally associated with political campaigns and to ensure safety and order within the facilities. The following guidelines apply:
 - (a) Political campaigns are afforded the same opportunity as other persons or groups to rent District meeting room space at published rates.
 - (b) No political campaign signs, flyers or related documents are to be posted in or on District owned property, including District bulletin boards, and if discovered, such postings will be removed immediately.
 - (c) No political campaign signs, flyers or related documents are to be disseminated while in the District's Amenities.
 - (d) To allow for the efficient and timely conduct of District business during public Board meetings, no political messages, paraphernalia (including but not limited to shirts, buttons, signs or the like), political public comments or otherwise are allowed in or during a public meeting of the Board of Supervisors in furtherance of the candidacy of any candidate for public office.
 - (e) No person shall make and no person shall solicit or knowingly accept any

political contribution in a building owned by a governmental entity. For purposes of this subsection, "accept" means to receive a contribution by personal hand delivery from a contributor or the contributor's agent. This subsection shall not apply when a government-owned building or any portion thereof is rented for the specific purpose of holding a campaign fund raiser.

- (27) Firearms. Firearms are not permitted in the Amenities unless the Patron is authorized to possess and carry a firearm under Florida law. Among other prohibitions, no firearms may be carried to any meeting of the District's Board of Supervisors. To the extent this policy conflicts with Florida law, Florida law shall control.
- (29)(28) **Trespassing / Loitering.** There is no trespassing or loitering allowed at the Amenities. Any individual violating this policy may be reported to the local authorities.
- (30)(29) Lost Property. The District is not responsible for lost or stolen items. Staff members are not permitted to hold valuables or bags for Patrons or Guests. All found items should be turned in to the General Manager for storage in the lost and found. Items will be stored in the lost and found for two weeks.
- (30) Community Programming by District Representatives Only. All programs and services, including personal training, group exercise, tennis lessons, and instructional programs must be conducted by an approved and certified employee of the General Manager or District.
- (31) No Commercial Activities. The purpose of the Amenities is to provide recreational opportunities for District Patrons and their guests. Outside vendors and commercial activities are not permitted, provided that the District's Amenity Manager may schedule special vendor events for the benefit of Patrons and guests.
- (32) **Emergencies.** In the event of an injury, property damage or other emergency, please contact the District immediately pursuant to the terms of this policy (see the provisions herein addressing the same).

CAREGIVERS POLICY

The District allows caregivers to accompany minors or infirm Patrons using the Amenities, provided that the following requirements are met:

- (1) The caregiver, who is considered a Guest for purposes of the Amenities Rules, does not count toward the limitations on the number of Guests set forth above.
- (2) The caregiver must be eighteen (18) years of age or older and must accompany a Patron or a member of the Patron's <u>Family Household</u> who is otherwise authorized to use the Amenities.

- (3) The Patron employing the caregiver must make a written request to authorize the caregiver to accompany the Patron's family Household member requiring care.
- (4) The Patron employing the caregiver is responsible for any violations, damage, etc. caused by the caregiver.
- (5) The caregiver will use an Access Card with limited access in order to access the Amenities and must execute a Consent and Waiver Agreement.
- (6) The caregiver's use of the Amenities will expire after one year, but may be renewed annually by request of the Patron.

SERVICE ANIMAL POLICY

As used herein, "Service Animal" shall have the same meaning as defined by Florida law, and shall apply to such animals trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual or other mental disability. A Service Animal must be kept under the control of its handler by leash or harness, unless doing so interferes with the Service Animal's work or tasks or the individual's disability prevents doing so. The District may remove the Service Animal only under the following conditions:

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

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

GENERAL SWIMMING POOL POLICIES

- (1) Minors under the age of 14 must be accompanied by, and supervised by, an adult 18 years of age or older at all times for usage of the pool. All children 5 years of age or younger, as well as all children who are unable to swim by themselves, must be supervised by an adult (18 years of age or older) within arm's length at all times when on the pool deck or in the pool. All children, regardless of age, using inflatable armbands (i.e., water wings) or any approved Coast Guard flotation device MUST be supervised one on one by an adult who is in the water and within arm's length of the child.
- (2) No flotation devices are allowed in the pool except for water wings and swim rings used by small children, under the direct supervision of an adult. Inflatable rafts, balls, pool floats and other toys and equipment are prohibited.
- (3) Radios, televisions and the like may be listened to if played at a volume that is not offensive to other Patrons and guests. Determination of an "offensive volume" is at the sole discretion of River Club Staff. Electrical equipment is not allowed around the pool facility.
- (4) Showers are required before entering the Pool Area.
- (5) Glass and other breakable items are not permitted in the Pool Area.
- (6) Children under three (3) years of age, and those who are not reliably toilet trained, must

- wear appropriate swim-diapers, as well as a swimsuit over the swim-diaper, to reduce the health risks associated with human waste in the Swimming Pool.
- (7) Swimming Pool availability may be changed without notice in order to facilitate maintenance of the River Club or scheduled events.
- (8) Pets (other than "Seeing Eye DogsService Animals"), bicycles, skateboards, roller blades, scooters and golf carts are not permitted on the Pool Area or inside the pool gates at any time. In accordance with Florida law and regulations, Service Animals are not allowed in the pool water.
- (9) Any person swimming when the Swimming Pool is closed may, at the sole discretion of the Board, be suspended from using the facility. Swimming pool hours will be posted. The Swimming Pool will be closed on <u>Tuesdays</u> for common maintenance.
- (10) Appropriate swimming attire (swimsuits) must be worn at all times. No thongs or Brazilian bikinis are permitted. Management reserves the right to define what is appropriate and ask the Patron to leave the premises if not compliant.
- (11) Food and drink are not allowed within six (6) feet of the Swimming Pool. Patrons will be permitted to bring their own snacks and nonalcoholic beverages to the pool. No coolers are permitted except for small snack coolers. Food and beverages are only allowed in designated areas. Possession of alcohol other than alcohol purchased through the Café will result in immediate expulsion.
- (12) No chewing gum is permitted in the Pool Area.
- (13) No diving, jumping, pushing, running or other horseplay is allowed in the Pool
- (14) For the comfort of others, the changing of diapers or clothes is not allowed in the Pool Area.
- (15) No one shall pollute the Swimming Pool. Anyone who does pollute the Swimming Pool is liable for any costs incurred in treating and reopening the Swimming Pool.
- (16) Radio controlled water craft are not allowed in the Swimming Pool.
- (17) Swimming Pool entrances must be kept clear at all times.
- (18) No swinging on ladders, fences, or railings is allowed.
- (19) Pool furniture is not to be removed from the Pool Area, thrown into the Pool or otherwise disturbed.

- (20) Loud, profane, or abusive language is prohibited.
- (21) Swim at Your Own Risk. All persons using the pool do so at their own risk, and must abide by all swimming pool rules and policies. THERE ARE NO LIFEGUARDS ON DUTY.
- (22) **Pool Closure.** In addition to St. Johns County and the State of Florida Health Code Standards, and as noted herein, the pool will be closed for the following reasons:
 - a) Operational and mechanical difficulties affecting pool water quality.
 - b) During severe weather conditions (heavy rain, lightning, and thunder) and warnings, especially when visibility to the pool bottom is compromised (deck also closed).
 - For 30 minutes following the last occurrence of thunder or lightning (deck also closed).
 - d) For a period of time following any mishap that results in feces or vomit in the pool water.
 - e) Any other reason deemed to be in the best interests of the District as determined by District staff.

THUNDERSTORM POLICY

During periods of heavy rain, thunderstorms and other inclement weather, the Pool Area will be closed. When lightning is in the area, the District shall follow the "Thirty-Minute Rule": The Pool and Pool Deck will be cleared and closed at any visual sighting of lightning or audible sound of thunder and shall not reopen until 30 (thirty) minutes has elapsed from the last sighting of lightning or sound of thunder. River Club Staff has full authority to close and reopen the pool.

POOL CONTAMINATION POLICY

- (1) If contamination occurs, the pool will immediately be closed.
- (2) Children under three years of age, and those who are not reliably toilet trained, must wear rubber lined swim diapers and a swimsuit over the swim diaper
- (3) In accordance with the CDC and Florida Department of Health, if a child has experienced three or more loose bowel movements within a twenty-four hour period they should not return to the pool for the subsequent twenty-four hours.

(4) No one shall pollute the pool; the Patron responsible for anyone who does pollute the pool can be held liable for any costs incurred in treating and reopening the pool.

AMPHITHEATER

- (1) Patrons and Guests may use the amphitheater grass area at their own risk and must comply with all posted signage.
- (2) Unless otherwise posted, amphitheater hours are consistent with River Club hours of operation unless a special event is scheduled.
- (3) No pets of any kind are permitted with the exception of service animals.
- (4) No glass containers are permitted.
- (5) No hard balls such as baseballs, golf balls, etc. are permitted.

FIRE PIT

- (1) Use of the fire pits is permitted only during designated River Club hours.
- (2) Children 17 years and younger must be supervised by an adult 18 years or older when the fire pit is in use.
- (3) Only Amenity Staff has the authority to start and extinguish the fire pit.
- (4) Patrons and Guests must clean the area of trash when finished. Use of the fire pits is permitted only during designated River Club hours.

PLAYGROUND

Please note that the Playgrounds are unattended facilities and persons using the facilities do so at their own risk.

- (1) For all emergencies, call 911 immediately. All emergencies and injuries must also be reported to River Club Staff.
- (2) For the protection of equipment designed for the use by small children, patrons eleven (11) years of age or older are not permitted to play on the equipment.
- (3) No roughhousing on the playground.
- (4) Persons using the playground must clean up all food, beverages and miscellaneous trash brought to the Playgrounds.

- (5) The use of profanity or disruptive behavior is prohibited.
- (5)(6) Minors under the age of fourteen (14) must be accompanied by an adult over the age of eighteen (18) at all times.

BOARDWALK

- (1) No standing on boardwalk rails or fencing.
- (2) Do not feed the wildlife.
- (3) No diving or jumping off the boardwalk.
- (4) No swimming.
- (5) No fishing.

GAME ROOM

- (1) Sitting on tables or standing on chairs/couches is prohibited.
- (2) Only drinks with secured lids are permitted. No other food or beverages are allowed.
- (3) Gambling, profane language, horseplay and fighting are prohibited and could result in the suspension of Amenity privileges.
- (4) All open shuffle board, ping pong and billiard table are available on a first come, first served basis.
- (5) Play is limited to 30 minutes when there is a wait.

KAYAK LAUNCH

- (1) The Kayak Launch shall be used for the sole purpose of launching non-motorized watercraft.
- (2) No diving or swimming.
- (3) No roughhousing or horseplay.
- (4) Unattended watercraft are private property and are not to be disturbed.

- (5) Do not feed the wildlife.
- (6) No fishing.

NON-MOTORIZED WATERCRAFT STORAGE AND RENTALS

Kayaks, Canoes and Paddle Boards

STORAGE

The District offers non-motorized watercraft storage and rentals. Storage capabilities are made available to Patrons only. Both Patrons and Guests may rent non-motorized watercraft.

- A storage shed is available for Patrons to use for non-motorized watercraft including: kayaks, canoes and paddle boards.
- 2) Patrons are required to pay an annual storage fee.
- 3) All patrons must sign a storage waiver and liability agreement with the District.
- 4) The District is not responsible for lost, stolen or damaged vessels.
- 5) Patrons will have access to the storage shed during River Club operating hours.
- 6) All vessels must be removed from the storage shed and returned to the storage shed by the Patron at their own risk.
- 7) All vessels are due back into the shed 30 minutes prior to sunset.
- 8) The District is not liable for any equipment/personal items left behind in the storage shed.

RENTALS

- Non-motorized watercraft vessels including kayaks and paddle boards will be made available to Patrons and Guests for a fee of \$5-10 for a two-hour period per vessel.
- 2) Patrons and Guests renting non-motorized watercraft must wear life guard approved life jackets for the duration of the rental.
- 3) Children under the age of 18 years old operating a non-motorized watercraft vessel must be accompanied by an adult.
- 4) Renters must be able to enter and exit the non-motorized watercraft from the launch.
- 5) Patrons and Guests are responsible for lost or damaged equipment.

- 6) Amenity staff has the right to refuse service based on safety concerns.
- 7) Amenity staff will close all rentals for inclement weather or conditions deemed unsafe.
- 8) All rentals are due in 30 minutes prior to close.
- 9) Rental rates and hours are subject to change without notice.
- 10) Operating any non-motorized equipment under the influence of alcohol or drugs is strictly prohibited.
- 11) Disposing of any item considered to be litter in the St. Johns River is considered illegal.

FACILITY RENTAL POLICIES

Patrons may reserve portions of the River Club for a "Private Event," defined as any event not open to the general public. (Events which are open to the general public are not subject to these Facility Rental Rates.) Reservations may not be made more than three (3) months prior to the event. Please note that the River Club River Club—is unavailable for Private Events on the following holidays:

Easter Sunday

4th of July

Labor Day

Thanksgiving

Christmas Eve

Christmas Day

New Year's Eve

New Year's Day

Available Facilities: The following areas of the River Club are available for Private Event rental for up to four (4) total hours (including setup and post-event cleanup):

(1) Café:

- *a*) \$75
- b) Not to exceed 30 attendees
- c) Rentals are available Mondays, Wednesdays and Thursdays during non-primetime hours. Rentals are not available on holidays.
- d) Use of the pool is limited to the guest policy of 4 guests per household; otherwise use of the pool is not included with a café rental.

(2)(1) Amphitheater:

a) \$100

- b) Not to exceed 100 attendees
- Events that include 50 or more attendees will require staff to be present for an additional fee.
- Rentals are subject to availability and may not be reserved during community or holiday events.
- e) Use of the pool is limited to the guest policy of 4 guests per household, otherwise use of the pool is not included with an amphitheater rental.

Reservations and Fees. Patrons interested in reserving an area must submit to the Amenity Manager a completed Facility Use Application. At the time of approval and where applicable, two (2) checks or money orders (no cash) made out to the Rivers Edge II CDD should be submitted to the Amenity Manager in order to reserve the area. One (1) check should be in the amount of the area rental fee and the other check should be in the amount of Five HundredTwo Hundred Fifty Dollars (\$500250) as a deposit. The Amenity Manager will review the Facility Use Application on a case-by-case basis and has the authority to reasonably deny a request. Denial of a request may be appealed to the District's Board of Supervisors for consideration. The full deposit will be returned upon acceptable completion of all the terms identified and agreed upon in the rental agreement.

One or more private party attendants may be required based on the area of the rental, the nature of the event, and the expected number of patrons to attend. The primary responsibility of the attendant is to protect the facility and ensure all District guidelines are followed. The fee for the attendant shall be between \$20 - \$40 per hour, per attendant, payable by the Patron to the Amenity Manager Management Company at the time of reserving the area. The time for the attendant shall include the time for setup and clean up.

Alcohol:

- (1) Patrons intending to serve alcohol or permit alcohol on a "bring your own beverage" ("BYOB") basis at a rented facility must so indicate on the Facility Use Application and provide proof of all required insurance. Any Patron who does not indicate at the time the application is submitted shall not be permitted to have alcohol at the event.
- (2) Only alcohol furnished through the River Club Café is allowed at events at the River Club Café. No outside alcohol is permitted.
- (3) For all required insurance policies, the District and its Supervisors, officers, directors, consultants and staff are to be named on these policies as additional insured parties.
- (4) Insurance shall be required as follows, unless modified by the District:

1	BYOR	C d /C . L d
	ВУОВ	Served/Sold

	(Rental Events)	(Rental Events)
Permitted (Amphitheater)	Yes	Yes, but only if a licensed bartender/caterer is hired
Permitted (Café)	No. All alcohol must be purchased through the River Club Café.	No. All alcohol must be purchased through the River Club Café.
Insurance	Homeowner's Insurance Rider/Endorsement providing special event coverage	\$250,000 property damage; \$1,000,000 personal injury, Alcohol rider District named as additional insured

- (5) The Patron renting any portion of the Amenity Facility shall be solely responsible for ensuring that alcohol is consumed in a safe and lawful manner, in accordance with all applicable laws, regulations, and policies, and shall assume all liability for damages resulting from or arising in connection with the consumption or service of alcohol on the District's property.
- (6) Notwithstanding anything to the contrary herein, the District reserves the right to require anyone appearing excessively intoxicated or displaying loud, unruly, or belligerent behavior to leave District property immediately and further reserves the right to call law enforcement to enforce the same.
- (7) Patrons serving, selling, or permitting BYOB alcohol at an event shall agree to indemnify and hold harmless the District and its Supervisors, officers, directors, consultants and staff from any and all liability, claims, actions, suits, or demands by any person, corporation or other entity, for injuries, death, or property damage of any nature, arising out of, or in connection with, the service or consumption of alcohol. Patrons agree that such indemnification shall not constitute or be construed as a waiver of the District's sovereign immunity granted pursuant to Section 768.28, Fla. Stat. or other law.
- (8) BEING IN THE POSESSION OF ALCOHOL WITHOUT APPROVAL WILL RESULT IN THE IMMEDIATE REMOVAL OF THE PATRON(S) AND (WHEN APPLICABLE) TERMINATION OF THE EVENT AND FORFEITURE OF THE DEPOSIT.

Deposit. Deposit checks will be returned only to the Patron who completed the Facility Use Application or to a party designated in writing on the Facility Use Application, and only upon satisfactory completion of the Clean-up Checklist, which shall be available from the Amenity Manager. Photo identification shall be required for the return of deposit checks.

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

General Policies.

- (1) After the event is concluded, the guest limitations as set forth in the Guest Policies shall apply. The Patron renting any portion of the River Club shall be responsible for any and all damage and expenses arising from the event.
- (2) The Patron making the reservation must be present during the duration of the event.
- (3) The Patron and all Guests are required to adhere to all River Club rules and policies. Failure to comply with such rules and policies may result in the forfeiture of Patron's deposit.
- (4) All parties are to be set up and cleaned up within the four-hour time period.
- (5) Patrons are responsible for ensuring that their guests adhere to these Policies.
- (6) The volume of live or recorded music must not violate applicable St. Johns County noise ordinances.
- (7) No glass, breakable items or alcohol are permitted in or around the pool deck area.
- (8) Event Liability coverage may be required on a case by case basis at the sole discretion of the Board of Supervisors.
- (9) The District reserves the right to establish alternate Rental Policies to apply to approved Resident Clubs.

ALCOHOL POLICY

The River Club is licensed for the sale of alcohol through the Café. Other than as permitted by the Facility Rental Policies herein, **Patrons and Guests are not permitted to bring alcohol onto District property or the Amenities at any time.** The following policy applies to the consumption of alcoholic beverages at the Amenities:

- (1) Patrons and Guests must be at least 21 years of age to be served alcohol.
- (2) All Patrons and Guests must present valid picture identification at the request of staff.
- (3) Alcohol served on the premises must be consumed on the premises.
- (4) The District reserves the right to refuse to serve alcohol to anyone.

- (5) The District reserves the right to ask intoxicated persons to leave the Amenities or District property.
- (6) Other than as permitted by the Facility Rental Policy, only alcoholic beverages served by the Café or District staff are allowed at the Amenities or District property.
- (7) Alcohol policies may be changed at any time at the discretion of the District.

LOSS OR DESTRUCTION OF PROPERTY OR INSTANCES OF PERSONAL INJURY

Each Patron and each Geuest as a condition of invitation to the premises of the River Club assumes sole responsibility for his or her property. The District and its contractors shall not be responsible for the loss of damage to any private property used or stored on the premises of the River Club. Use is at the Patron's own risk.

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

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

Should any party bound by these District Policies bring suit against the District or its affiliates, River Club operator, officers, employees, representatives, contractors or agents in connection with any event operated, organized, arranged or sponsored by the District or its contractors or its Patrons or any other claim or matter in connection with any event operated, organized, arranged or sponsored by the District, its contractors or its Patrons and fail to obtain judgment therein against the District or its River Club operator, officers, employee, representative, contractor or agent, said party shall be liable to the District for all costs and expenses incurred by

it in the defense of such suit'(including court costs and attorney's fees through all appellate proceedings).	

SUSPENSION AND TERMINATION OF ACCESS RULE

Law Implemented: ss. 120.69, 190.011, 190.012, Fla. Stat. (2022) Effective Date: April 19, 2023

In accordance with Chapters 190 and 120 of the Florida Statutes, and on April 19, 2023 at a duly noticed public meeting, the Board of Supervisors ("Board") of the Rivers Edge II Community Development District ("District") adopted the following rules / policies to govern disciplinary and enforcement matters. All prior rules / policies of the District governing this subject matter are hereby rescinded for any violations occurring after the date stated above.

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

- e. Failing to pay amounts owed to the District in a proper and timely manner (with the exception of special assessments);
- f. Failing to abide by any District rules or policies (e.g., Amenity Policies);
- g. Treating the District's staff, contractors, representatives, residents, Patrons or Guests, in a harassing or abusive manner;
- h. Damaging, destroying, rendering inoperable or interfering with the General of District property, or other property located on District property;
- Failing to reimburse the District for property damaged by such person, or a minor for whom the person has charge, or a guest;
- Engaging in conduct that is likely to endanger the health, safety, or welfare
 of the District, its staff, amenities management, contractors, representatives,
 residents, Patrons or Guests;
- k. Committing or being alleged, in good faith, to have committed a crime on or off District property that leads the District to reasonably believe the health, safety or welfare of the District, its staff, contractors, representatives, residents, Patrons or Guests is likely endangered;
- Engaging in another Violation after a verbal warning has been given by staff (which verbal warning is not required); or
- m. Such person's guest or a member of their household committing any of the above Violations.

Permanent termination of access to the District's Amenity Facilities shall only be considered and implemented by the Board in situations that pose a long term or continuing threat to the health, safety and/or welfare of the District, its staff, contractors, representatives, residents, Patrons or Guests. The Board, in its sole discretion and upon motion of any Board member, may vote to rescind a termination of access to the Amenity Facilities.

5. Authority of District Manager and General Manager. The District Manager, General Manager or their designee has the ability to remove any person from one or all Amenities if a Violation occurs or if in his/her reasonable discretion it is the District's best interests to do so. The District Manager, General Manager or their designee may each independently at any time restrict or suspend for cause or causes, including but not limited to those Violations described above, any person's privileges to use any or all of the Amenities until the next regularly scheduled meeting of the Board of Supervisors that is at least eight (8) days after the initial suspension, as evidenced by the date of notice sent by certified electronic or other mail service or longer if such individual requests deferment of his or her right to due process. In the event of such a suspension, the District Manager or his or her designee shall mail a letter to the person suspended referencing the conduct at issue, the sections of the District's rules and policies violated, the time, date, and

location of the next regular Board meeting where the person's suspension will be presented to the Board, and a statement that the person has a right to appear before the Board and offer testimony and evidence why the suspension should be lifted. If the person is a minor, the letter shall be sent to the adults at the address within the community where the minor resides.

- **6.** Administrative Reimbursement. The Board may in its discretion require payment of an administrative reimbursement of up to Five Hundred Dollars (\$500) in order to offset the actual legal and/or administrative expenses incurred by the District as a result of a Violation ("Administrative Reimbursement"). Such Administrative Reimbursement shall be in addition to any suspension or termination of Amenity access, any applicable legal action warranted by the circumstances, and/or any Property Damage Reimbursement (defined below).
- 7. Property Damage Reimbursement. If damage to District property occurred in connection with a Violation, the person or persons who caused the damage, or the person whose guest caused the damage, or the person who has charge of a minor that caused the damage, shall reimburse the District for the costs of cleaning, repairing, and/or replacing the property ("Property Damage Reimbursement"). Such Property Damage Reimbursement shall be in addition to any suspension or termination of Amenity access, any applicable legal action warranted by the circumstances, and/or any Administrative Reimbursement.

8. Initial Hearing by the Board; Administrative Reimbursement; Property Damage Reimbursement.

- If a person's Amenity Facilities privileges are suspended, as referenced in Section 5, a hearing shall be held at the next regularly scheduled Board meeting that is at least eight (8) days after the initial suspension, as evidenced by the date of notice sent by certified electronic or other mail service or as soon thereafter as a Board meeting is held if the meeting referenced in the letter is canceled, during which both District staff and the person subject to the suspension shall be given the opportunity to appear, present testimony and evidence, cross examine witnesses present, and make arguments. The Board may also ask questions of District staff, the person subject to the suspension, and witnesses present. All persons are entitled to be represented by a licensed Florida attorney at such hearing if they so choose. Any written materials should be submitted at least seven (7) days before the hearing for consideration by the Board. If the date of the suspension is less than eight (8) days before a Board meeting, the hearing may be scheduled for the following Board meeting at the discretion of the suspendee.
- b. The person subject to the suspension may request an extension of the hearing date to a future Board meeting, which shall be granted upon a showing of good cause, but such extension shall not stay the suspension.

- c. After the presentations by District staff and the person subject to the suspension, the Board shall consider the facts and circumstances and determine whether to lift or extend the suspension or impose a termination. In determining the length of any suspension, or a termination, the Board shall consider the nature of the conduct, the circumstances of the conduct, the number of rules or policies violated, the person's escalation or deescalation of the situation, and any prior Violations and/or suspensions.
- d. The Board shall also determine whether an Administrative Reimbursement is warranted and, if so, set the amount of such Administrative Reimbursement.
- e. The Board shall also determine whether a Property Damage Reimbursement is warranted and, if so, set the amount of such Property Damage Reimbursement. If the cost to clean, repair and/or replace the property is not yet available, the Property Damage Reimbursement shall be fixed at the next regularly scheduled Board meeting after the cost to clean, repair, and/or replace the property is known.
- f. After the conclusion of the hearing, the District Manager shall mail a letter to the person suspended identifying the Board's determination at such hearing.
- g. Failure of the suspendee to attend the hearing shall not affect staff's or the Board's ability to impose a suspension or termination.
- 9. Suspension by the Board. The Board on its own initiative acting at a noticed public meeting may elect to consider a suspension of a person's access for committing any of the Violations outlined in Section 4. In such circumstance, a letter shall be sent to the person suspended which contains all the information required by Section 5, and the hearing shall be conducted at the next scheduled Board meeting in accordance with Section 8.
- 10. Automatic Extension of Suspension for Non-Payment. Unless there is an affirmative vote of the Board otherwise, no suspension or termination will be lifted or expire until all Administrative Reimbursements and Property Damage Reimbursements have been paid to the District. If an Administrative Reimbursement or Property Damage Reimbursement is not paid by its due date, the District reserves the right to request surrender of, or deactivate, all access cards or key fobs associated with an address within the District until such time as the outstanding amounts are paid.
- 11. Appeal of Board Suspension. After the hearing held by the Board required by Section 8, a person subject to a suspension or termination may appeal the suspension or termination, or the imposition or amount of an Administrative Reimbursement or Property Damage Reimbursement, to the Board by filing a written request for an appeal ("Appeal Request"). The

filing of an Appeal Request shall not result in the stay of the suspension or termination. The Appeal Request shall be filed within thirty (30) calendar days after mailing of the notice of the Board's determination as required by Section 8(f), above. For purposes of this Rule, wherever applicable, filing will be perfected and deemed to have occurred upon receipt by the District. Failure to file an Appeal Request shall constitute a waiver of all rights to protest the District's suspension or termination and shall constitute a failure to exhaust administrative remedies. The District shall consider the appeal at a Board meeting and shall provide reasonable notice to the person of the Board meeting where the appeal will be considered. At the appeal stage, no new evidence shall be offered or considered. Instead, the appeal is an opportunity for the person subject to the suspension or termination to argue, based on the evidence elicited at the hearing, why the suspension, termination, Administrative Reimbursement, or Property Damage Reimbursement should be reduced or vacated. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances, including affirming, overturning, or otherwise modifying the suspension or termination. The Board's decision on appeal shall be final.

- 12. Legal Action; Criminal Prosecution; Trespass. If any person is found to have committed a Violation, such person may additionally be subject to arrest for trespassing or other applicable legal action, civil or criminal in nature. If a person subject to a suspension or termination is found at the Amenity Facilities, such person will be subject to arrest for trespassing. If a trespass warrant or order is issued by a law enforcement agency, the District has no obligation to seek a withdrawal or termination of the trespass warrant even though the issuance of the trespass warrant may effectively prevent a person from using the District's Amenity Facilities after expiration of a suspension imposed by the District.
- 13. Severability. If any section, paragraph, clause or provision of this rule shall be held to be invalid or ineffective for any reason, the remainder of this rule shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this rule would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.
- 14. Reciprocity. Because Patrons of the Rivertown community also have access to amenities in Rivers Edge II Community Development District and Rivers Edge III Community Development District, a suspension or termination from either district's amenity facilities shall operate as a suspension or termination from the District's Amenity Facilities as well. The obligation to satisfy all procedural requirements for suspension, termination, or imposition of an Administrative Reimbursement or Property Damage Reimbursement, shall lie with the District in which the Violation occurred.



RESOLUTION 2025-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT AMENDING THE FISCAL YEAR 2023/2024 GENERAL FUND BUDGET; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Rivers Edge II Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within St. Johns County, Florida; and

WHEREAS, the Board of Supervisors of the District ("Board") previously adopted a final General Fund Budget ("Budget") for the Fiscal Year beginning October 1, 2023, and ending September 30, 2024 ("Fiscal Year 2023/2024"); and

WHEREAS, the Board desires to amend the Fiscal Year 2023/2024 Budget to reflect changes to budgeted revenues and expenses approved during Fiscal Year 2023/2024; and

WHEREAS, pursuant to Chapters 189 and 190, *Florida Statutes*, the Board is authorized to amend the Fiscal Year 2023/2024 Budget within sixty (60) days following the end of the Fiscal Year 2022/2023; and

WHEREAS, the Board finds that it is in the best interest of the District and its landowners to amend the Fiscal Year 2023/2024 Budget to reflect the actual appropriations.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET AMENDMENT.

- a. The Board has reviewed the proposed amended Budget, copies of which are on file with the office of the District Manager and at the District's Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. The amended Budget attached hereto as **Exhibit A** and incorporated herein by reference as further amended by the Board is hereby adopted in accordance with the provisions of Sections 190.008(2)(a) and 189.016(6), *Florida Statutes*; provided, however, that the comparative figures contained in the amended Budget as adopted by the Board (together, "Adopted Annual Budget") may be further revised as deemed necessary by the District Manager to further reflect actual revenues and expenditures for Fiscal Year 2023/2024.
- c. The Adopted Annual Budget shall be maintained in the office of the District Manager and the District Records Office and identified as "The Adopted Budget for the Rivers Edge II Community Development District for the Fiscal Year Ending September 30, 2024, as amended and adopted by the Board of Supervisors effective November 13, 2024."

SECTION 2. APPROPRIATIONS. There is hereby appropriated out of the revenues of the District, the fiscal year beginning October 1, 2023, and ending September 30, 2024, the sums set forth below, to be raised by special assessments or otherwise, which sums are deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ 2,787,432
DEBT SERVICE FUND (SERIES 2020)	\$ 760,651
DEBT SERVICE FUND (SERIES 2021)	\$ 755,971
CAPITAL RESERVE FUND	\$ 205,484
TOTAL ALL FUNDS	\$ 8,861,611

- **SECTION 3. CONFLICTS.** All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.
- **SECTION 4. SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.
- **SECTION 5. EFFECTIVE DATE.** This Resolution shall take effect as of November 13, 2024.

PASSED AND ADOPTED this 13th day of November, 2024.

ATTEST:	RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT
Secretary/Assistant Secretary	Chairperson, Board of Supervisors

Exhibit A: Amended General Fund Budget FY 2023/2024

EXHIBIT A AMENDED FISCAL YEAR 2023/2024 GENERAL FUND BUDGET

Rivers Edge II Community Development District

FY 2024 Budget Amendment

General Fund

	Adopted FY 24 Increase/ Amended FY 24 Budget (Decrease) Budget			Actual 9/30/24				
Revenues								
Special Assessments - Tax Roll	\$	518,311	\$	307,733	\$	826,044	\$	826,044
Special Assessments - Direct Bill		90,696		(22,077)		68,619		68,619
Developer Contributions		1,504,723		(135,812)		1,368,911		1,019,934
Café Gross Sales		507,702		284,864		792,566		792,566
Miscellaneous Income		13,141		-		13,141		2,388
Insurance Proceeds		-		1,587		1,587		1,587
Interest		-		-		-		6,147
Cost Share Amenity - Rivers Edge III		46,753		-		46,753		42,857
Carryforward		27,290		=		27,290		27,290
Total Revenues	\$	2,708,616	\$	436,295	\$	3,144,911	\$	2,787,432
Expenditures								
Administrative								
District Engineering	\$	15,000	\$	-	\$	15,000	\$	7,653
District Counsel		30,000		-		30,000		24,990
District Management		37,100		-		37,100		37,100
Construction Accounting		3,710		-		3,710		-
Assessment Administration		5,300				5,300		5,300
Dissemination Agent		5,300		700		6,000		6,000
Information Technology		1,908		-		1,908		1,908
Website Administration		1,272		-		1,272		1,272
Annual Audit		5,000		-		5,000		4,120
Trustee Fees		10,000		-		10,000		7,769
Arbitrage		1,200		-		1,200		600
Telephone		200		-		200		23
Postage		800 1,200		-		800 1,200		943 778
Printing & Binding Insurance		7,961		(723)		7,238		7,238
Legal Advertising		2,500		(723)		2,500		670
Other Current Charges		1,500		_		1,500		070
Office Supplies		550		(538)		1,300		12
Dues, Licenses & Subscriptions		175		-		175		175
Total Administrative	\$	130,676	\$	(561)	\$	130,115	\$	106,549
Grounds Maintenance								
Cost Share Landscaping - Rivers Edge	\$	688,424	\$	0	\$	688,424	\$	688,424
Field Operations Management (Vesta)	Ф	44,238	Ф	· ·	φ	44,238	Ф	37,253
Landscape Maintenance		416,388		-		416,388		413,503
Lake Maintenance		27,500		_		27,500		22,309
Landscape Contingency		25,000		150,000		175,000		147,926
Irrigation Repairs and Replacement		15,000		55,000		70,000		42,499
Irrigation Water Use		30,000		53,467		83,467		83,467
Streetlighting		40,000		-		40,000		26,736
Total Grounds Maintenance	\$	1,286,550	\$	258,468	\$	1,545,018	\$	1,462,118

Rivers Edge II Community Development District

FY 2024 Budget Amendment

General Fund

	Ad	opted FY 24 Budget		ncrease/ Decrease)	Amended FY 24 Budget			Actual 9/30/24
Amenity Center - River House								
General Manager (Vesta)	\$	48,172	\$	1,406	\$	49,578	\$	49,578
Amenity Manager (Vesta)		19,478		0		19,478		19,478
Maintenance Service (Vesta)		78,837		0		78,837		78,837
Lifestyle Director (Vesta)		38,136		0		38,136		38,136
Facilities Attendant (Vesta)		110,109		0		110,109		110,109
Security Monitoring		5,000		591		5,000		12.001
Telephone Insurance		12,500 113,291		(43,787)		13,091 69,504		13,091 69,504
Pool Maintenance (Vesta)		10,312		(43,767)		10,312		10,312
Pool Chemicals (Poolsure)		10,000		3,050		13,050		13,050
Janitorial Services (Vesta)		31,933		8,658		40,591		35,591
Access Cards		3,500		-		3,500		-
Window Cleaning		3,500		_		3,500		_
Natural Gas		6,000		(1,527)		4,473		4,473
Electric		25,000		39		25,039		25,039
Water & Sewer		30,000		-		30,000		21,102
Repair and Replacements		75,000		-		75,000		70,974
Refuse		20,000		2,196		22,196		22,196
Pest Control		1,920		15		1,935		1,935
License/Permits		1,000		-		1,000		350
Other Current		500		-		500		-
Special Events		30,000				30,000		22,767
Holiday Decorations		23,000		-		23,000		21,460
Office Supplies/Postage		1,500		-		1,500		-
Contingency		10,000		-		10,000		-
Total Amenity Center- River House	\$	708,688	\$	(29,357)	\$	679,331	\$	627,984
Café Operations:								
Café-Cost of Goods Sold	\$	234,568	\$	47,329	\$	281,897	\$	281,897
Café-Labor	4	236,447	Ψ.	151,774	Ψ.	388,221	*	388,221
Café-Bank Fees		22,187		7,705		29,892		29,892
Other Expenses related to Café Operations		2,500		938		3,438		3,438
Café Management		12,000		-		12,000		-
Total Cafá On avations	\$	507,702	\$	207,745	¢	715,447	¢	702 447
Total Café Operations	\$	307,702	Ф	207,745	\$	/15,44/	\$	703,447
Other Financing Sources/(Uses):								
Capital Reserve Funding	\$	75,000	\$	-	\$	75,000	\$	75,000
Total Other Financing Sources/(Uses):	\$	75,000	\$	-	\$	75,000	\$	75,000
Total Expenses	\$	2,708,616	\$	436,295	\$	3,144,911	\$	2,975,098
Excess Revenues (Expenditures)	\$	-	\$	-	\$	-	\$	(187,667)
NET CHANGE IN FUND BALANCE	\$	-	\$	-	\$	-	\$	(187,667)
Fund Balance - Beginning	\$		\$		\$		\$	582,590
Fund Balance - Ending	\$	_	\$	_	\$		\$	394,923
runu balance - Enumg	Þ	-	Þ	-	φ	-	Þ	374,743



COST-SHARE STATUS COVER SHEET

Instructions to Staff: Please complete this form and attach as a cover sheet to each proposal presented for approval.

Pr	oposal: Holiday Lighting
1.	Is the cost for this work intended to be shared?
	■ Yes (Please proceed to question 2)
	☐ No, the entire cost will be paid by: [Choose One] (Please leave remainder of form blank)
2.	If yes, please check one of the following:
	■ This work was reviewed by the engineer and methodology consultant and jointly they have determined the costs are "Shared Costs", as defined in the <i>Interlocal Agreement</i> , and such Shared Costs are budgeted expenses in the current fiscal year budget.
	☐ This work is for a new or supplemental area, service, or improvement that was not previously budgeted as Shared Costs and/or were not budgeted items for the current fiscal year and require immediate funding. (Please attach the Cost-Share Request Form).

[End of Cover Sheet]

COST SHARE REQUEST

This cost share request (the "Request") shall be subject to and governed by the terms of that certain Tri-Party Interlocal and Cost Share Agreement Regarding Shared Improvement Operation and Maintenance Services and Providing for the Joint Use of Amenity Facilities, dated November 1, 2019, as may be amended from time to time ("Interlocal Agreement").

Requesting Party: Ri	ivers Edge III CDD	
	upplemental maintenance services for existing Improvements (i.e. enhancement of exist approvement areas). (Methodology Consultant must sign. Please attach party signature	1000000
□А	ddition of new improvements (Methodology Consultant and Engineer must sign)	
Attach service maps	cope of supplemental services or describe the additional improvements requested to be that clearly identify new or enhanced maintenance areas. Attach additional sheets if ne noual Holiday lighting of the neighborhood and amenities.	
GetLitJax LLC	= 0 - Q	
Total Proposed Compensation:	<u>\$</u> \$22,520	
Cost Share Calculation:	\$7,143.34 Rivers Edge	
	\$7,478.89 Rivers Edge II \$7,897.76 Rivers Edge III	
Methodology Consultant Approval	i ,	
	(Signature)	
	(Date)	
If requesting addition	n of new improvements:	
Engineer Approval:		
	(Signature)	
	(Date)	

The undersigned Parties hereby consent to the Request as specified herein, and agree that the aforementioned supplemental maintenance services shall be subject to and governed by the Interlocal Agreement.

RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT

By: Chair □ Vice-Chair, Board of Supervisors
Date:
RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT
By: Chair □ Vice-Chair, Board of Supervisors
Date:
RIVERS EDGE III CDD
By: Chair □ Vice-Chair, Board of Supervisor
Date:

RIVERTOWN

Request for Funds

Date of request: 10/10/24

Submitted by: Kim Fatuch

RiverTown Holiday Lighting:

It is that time of year again. Though Hulihan has been our provider in year's past, we have decided to search for other companies to verify we are receiving a good deal and the correct setup for RiverTown. We have received two quotes for the holiday lighting.

Vendor	Contract amenities	Specs	Cost
Hulihan	Price has stayed the same since previous years.	Amenity Holiday Lighting to include all 3 amenities, amenity entrances, and Watersong entrances	\$25,588.50
CDD 1	31.72% cost share		\$8,116.67
CDD 2	33.21% cost share		\$8,497.95
CDD 3	35.07% cost share		\$8,973.88
GetLit Jax	If chosen, offers a 20% discount on subsequent years resulting in \$4,500 discount. We then receive locked in pricing.	Amenity Holiday Lighting to include all 3 amenities, amenity entrances, Watersong entrances. Offers some solar lighting options	\$22,520
CDD 1	31.72%		\$7,143.34
CDD 2	33.21%		\$7,478.89
CDD 3	35.07%		\$7,897.76

Should you have any comments or questions feel free to contact me directly.

ESTIMATE

Hulihan Territory, Inc. 1177 Atlantic Blvd Atlantic Beach, FL 32233 info@hulihanterritory.com +1 (904) 285-8505 www.HulihanTerritory.com



Rivers Edge CDD Bill to 475 West Town Place Suite 114 St Johns, FL 32259

Ship to Rivers Edge CDD 156 Landing Street St Johns, FL 32259

Estimate details

Estimate no.: 11419

Estimate date: 09/18/2024

Product or service	Description	Qty	Rate	Amount
Christmas Installation	River House	1	\$7,815.50	\$7,815.50
	MAIN BUILDING:			
	(430ft) Warm white C-7 LED on roofline			
	2795.00			
	(200ft) Warm white C-7 LED in bedline 600.00			
	(1) 60 inch lit wreath 280.00			
	(4) 36 inch lit wreaths 600.00			
	(2) Patio Ligustrum 350.00			
	(2) Oak trees (Base only) 250.00			
	ENTRANCE SIDE:			
	(4) Lit garland on wall 380.00			
	(2) 36 inch lit wreaths 300.00			
	EXIT SIDE			
	(2) 36 inch lit wreaths 300.00			
	(4) Lit garland on wall 380.00			
	CENTER ISLAND			
	(6) Lit garland on wall 570.00			
	(2) 36 inch lit wreaths 300.00			
Christmas Installation	(2) monuments across from river club	1	\$3.278.00	\$3,278.00
	(24) lit garland on fence		***************************************	
Christmas Installation	multi year discount	1	-\$1,257.50	-\$1,257.50
	Christmas Installation	Christmas Installation River House MAIN BUILDING: (430ft) Warm white C-7 LED on roofline 2795.00 (200ft) Warm white C-7 LED in bedline 600.00 (1) 60 inch lit wreath 280.00 (4) 36 inch lit wreaths 600.00 (2) Patio Ligustrum 350.00 (2) Oak trees (Base only) 250.00 ENTRANCE SIDE: (4) Lit garland on wall 380.00 (2) 36 inch lit wreaths 300.00 EXIT SIDE (2) 36 inch lit wreaths 300.00 (4) Lit garland on wall 380.00 CENTER ISLAND (6) Lit garland on wall 570.00 (2) 36 inch lit wreaths 300.00 Christmas Installation (2) monuments across from river club (24) lit garland on fence	Christmas Installation River House MAIN BUILDING: (430ft) Warm white C-7 LED on roofline 2795.00 (200ft) Warm white C-7 LED in bedline 600.00 (1) 60 inch lit wreath 280.00 (4) 36 inch lit wreaths 600.00 (2) Patio Ligustrum 350.00 (2) Oak trees (Base only) 250.00 ENTRANCE SIDE: (4) Lit garland on wall 380.00 (2) 36 inch lit wreaths 300.00 EXIT SIDE (2) 36 inch lit wreaths 300.00 (4) Lit garland on wall 380.00 CENTER ISLAND (6) Lit garland on wall 570.00 (2) 36 inch lit wreaths 300.00 CENTER ISLAND (6) Lit garland on wall 570.00 (2) 36 inch lit wreaths 300.00	Christmas Installation River House MAIN BUILDING: (430ft) Warm white C-7 LED on roofline 2795.00 (200ft) Warm white C-7 LED in bedline 600.00 (1) 60 inch lit wreath 280.00 (4) 36 inch lit wreaths 600.00 (2) Patio Ligustrum 350.00 (2) Oak trees (Base only) 250.00 ENTRANCE SIDE: (4) Lit garland on wall 380.00 (2) 36 inch lit wreaths 300.00 EXIT SIDE (2) 36 inch lit wreaths 300.00 (4) Lit garland on wall 380.00 CENTER ISLAND (6) Lit garland on wall 570.00 (2) 36 inch lit wreaths 300.00 Christmas Installation (2) monuments across from river club (24) lit garland on fence

Note to customer

Please review the attached estimate. Feel free to contact us with any questions. We look forward to working with you.

Sincerely, Hulihan Territory, Inc.

Accepted date

Accepted by

ESTIMATE

Hulihan Territory, Inc. 1177 Atlantic Blvd Atlantic Beach, FL 32233 info@hulihanterritory.com +1 (904) 285-8505 www.HulihanTerritory.com



Rivers Edge CDD II Bill to 160 Riverglade Run St Johns, FL 32259

Ship to Rivers Edge CDD II 160 Riverglade Run St Johns, FL 32259

Estimate details

Estimate no.: 11420

Estimate date: 09/18/2024

#	Product or service	Product or service Description	Qty	Rate	Amount
1.	Christmas Installation	Water Song: longleaf and keystone Corners	1	\$2,359.50	\$2,359.50
		(90') roofline LED C-7 @ 5.50 = 495.00			
		(200') LED C-7 top of wall @ 5.00 = 1000.00			
		(2) 48" wreath @175.00 = 350.00			
		(2) ligustrum @ 150.00 = 300.00			
2.	Christmas Installation	Water Song:Keystone Corners and Mistflower	1	\$2,365.00	\$2,365.00
		(100') LED C-7 on metal monument @ 8.00 =			
		800.00			
		(2) 48" LED lit wreath @ 175.00 = 350.00			
		(4) 36" LED lit wreath @ 125.00 = 500.00			
		(4) C-7 on top cap @ 125 = 500.00			
3.	Christmas Installation	Island outside gate:	1	\$1,386.00	\$1,386.00
		(6) arborvitae with warm white minis @ 90.00			
		= 540			
		(8) hollies with warm white minis @ 90.00 =			
		720.00			
4.	Christmas Installation	River Club Entrance	1	\$8,112.50	\$8,112.50
		(4) 36" wreath on columns @ 200.00 = \$800.00			
		(4) lit garland on fence and sign @ 95.00 =			
		\$380.00			
		(10) Warm white minis on oaks to 5' trunk only			
		@ 150.00 = \$1500.00			
		River Club:			
		(360ft) Warm white C-7 led on roofline @ 6.50			
		=2340.00			
		(3) 48 inch wreaths on dormers @ 225.00			
		=675.00			
		(2) Sylvester palms @ 300.00 = 600.00			

(270ft) Warm white C-7 in bedline at front of building = 1080.00

5. Christmas Installation multi year discount 1 -\$1,293.00 -\$1,293.00
6. MB

Total

\$12,930.00

Note to customer

Please review the attached estimate. Feel free to contact us with any questions. We look forward to working with you.

Sincerely, Hulihan Territory, Inc.

Accepted date

Accepted by

ESTIMATE

Hulihan Territory, Inc. 1177 Atlantic Blvd Atlantic Beach, FL 32233

info@hulihanterritory.com +1 (904) 285-8505 www.HulihanTerritory.com



Bill to

Rivers Edge CDD III 475 West Town Place Suite 114 St. Augustine, FL 32092 Ship to Rivers Edge CDD III 475 West Town Place Suite 114 St. Augustine, FL 32092

Estimate details

Estimate no.: 11386

Estimate date: 09/09/2024

#	Product or service	Description	Qty	Rate	Amount
1.	Christmas Installation	River Lodge	1	\$2,822.50	\$2,822.50
		(245) C7 LED warm white roofline @ 7.50 =			
		1837.50			
		(1) 48" lit wreath @ 250.00 = 250.00			
		(1) triple trunk palm with warm white minis @			
		735.00			
2.		МВ			

Total

\$2,822.50

Note to customer

Please review the attached estimate. Feel free to contact us with any questions. We look forward to working with you.

Sincerely, Hulihan Territory, Inc.

Accepted date

Accepted by

GetLitJax LLC



CDD 1 INVOICE

INVOICE # 1039 DATE: 10/07/2024

712 Chathal Dr Orange Park, FL 32073 Sales@getlitjax.com

TO: Rivers Edge CDD 1 475 West Town PI St. Augustine, FL 32092 SHIP TO: Kim Fatuch 140 Landing St St. Johns, FL 32259

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
Service	RiverHouse	1	\$9,100
	430' Roofline LED WW C9 200' Bedline Led ww C9 1-60' Wreath w/RB 4-36' Wreaths w/RB RIVERHOUSE ENTRANCE 4-9ft Garland WW 8mm Led w/RB 2-36' Wreaths w/RB RIVERHOUSE EXIT 4-9ft Garland 8mm WW led w/RB 2-36' Wreaths w/RB RIVERHOUSE CENTER ISLAND 6-9ft Garland WW 8mm led w/RB 2-36' Wreaths w/RB		
	GETLITJAX WILL PROVIDE ALL MATERAILS Ext.Cord ,Timers, installtion, Equitment ,takedown and Storage and BinsCOMPLETE TURN KEY		
		SUBTOTAL	\$9,100
		SALES TAX	(
		SHIPPING & HANDLING	(
		TOTAL DUE	\$9,100

Make all checks payable to GetLitJax LLC If you have any questions concerning this invoice, contact Matthew Fitzhugh at sales@getlitjax.com.

THANK YOU FOR YOUR BUSINESS!

GetLitJax

CDD 2 INVOICE

INVOICE # 1039 DATE: 10/07/2024



712 Chathal Dr Orange Park, FL 32073 Sales@getlitjax.com

TO: Rivers Edge CDD 2 475 West Town PI St. Augustine, FL 32092 SHIP TO: Kim Fatuch 140 Landing St St. Johns, FL 32259

ACTIVITY	DESCRIPTION	QTY	TOTAL
Service	RiverClub	1	\$8,390
	28-9ft Garland WW 8mm Led 4-36" Wreaths w/RB 360" Roofline WW LED C9 3-48" Wreaths w/RB 2-Palms WW 8mm Led Minis		
Service	Watersong	1	\$2,930
	300" WW LED C9 Roofline + Wall + Statue 2-48" Wreaths w/RB 8-Hollies WW 8mm		
	NOTE: Would not light Arborvites or ligustrumsGETLITJAX WILL PROVIDE ALL MATERAILS Ext.Cord ,Timers, installation, Equipment ,takedown and Storage and BinsCOMPLETE TURN KEY		
		SUBTOTAL	\$11,320
		SALES TAX	
	SHIPPING	3 & HANDLING	
		TOTAL DUE	\$11,320

Make all checks payable to GetLitJax

If you have any questions concerning this invoice, contact Matthew Fitzhugh at sales@getlitjax.com

THANK YOU FOR YOUR BUSINESS!

GetLitJax LLC



CDD 3 INVOICE

INVOICE # 1039 DATE: 10/07/2024

712 Chathal Dr Orange Park, FL 32073 Sales@getlitjax.com

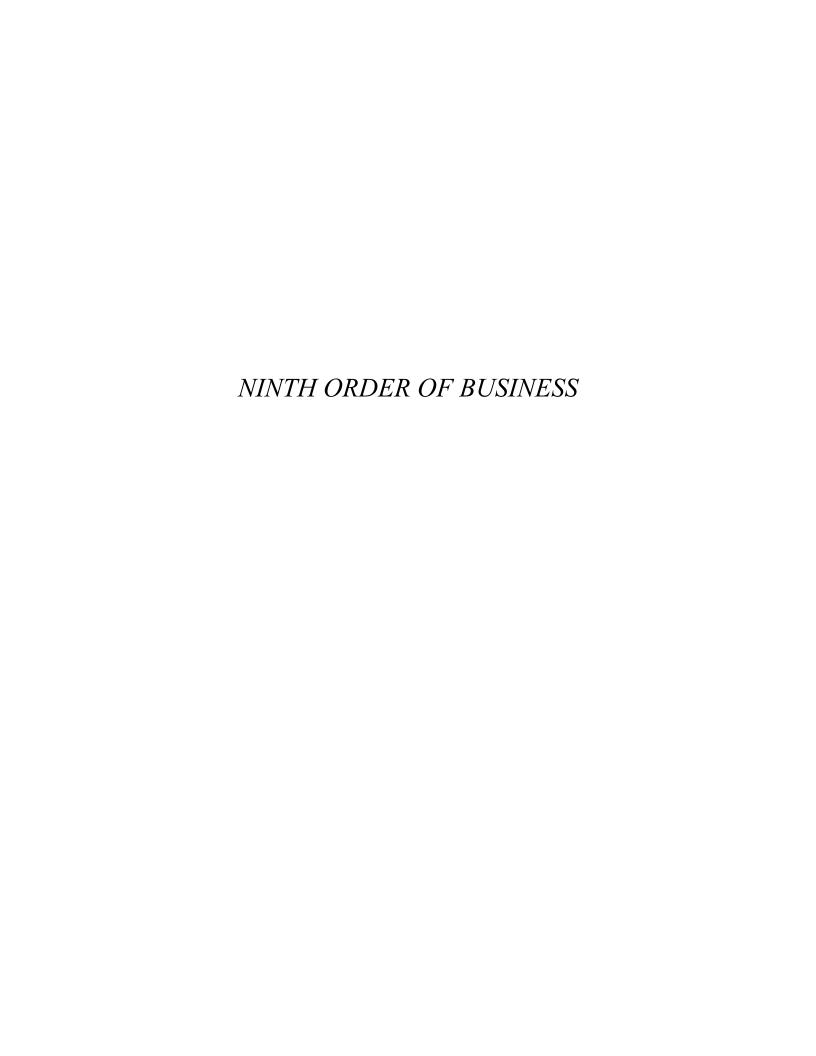
TO: Rivers Edge CDD 3 475 West Town PI St. Augustine, FL 32092 SHIP TO: Kim Fatuch 100 Grand Verde Dr St. Johns, FL 32259

ACTIVITY	DESCRIPTION	QTY	TOTAL
Service	RiverLodge	1	\$2,100
	210' Roofline WW led C9 2-48 Wreaths w RB		
	NOTE: WOULD NOT LIGHT LIGUSTRUMS OR BASE OF OAKSGETLITJAX WILL PROVIDE ALL MATERAILS Ext.Cord ,Timers, installation, Equipment ,takedown and Storage and BinsCOMPLETE TURN KEY		
		SUBTOTAL	\$2,100
		SALES TAX	
		SHIPPING & HANDLING	
		TOTAL DUE	\$2,100

Make all checks payable to GetLitJax LLC

If you have any questions concerning this invoice, contact Matthew Fitzhugh at sales@getlitjax.com

THANK YOU FOR YOUR BUSINESS!





Date of request: 11/13/24 Submitted by: Kevin McKendree

Painting of RiverClub's exterior:

The RiverClub's exterior is in need of repainting in order to maintain its appeal, as the old paint is starting to peel off in areas that exceed a simple touch up. Our quotes collected are to repaint the exterior of the club itself, the kayak shed, amphitheater roof frame, and pump room fence. All quotes are based off using Sherwin Williams Emerald Rain Refresh paint. Please consider the options below.

Vendor	Warranty	Job Scope	Cost
Investment Painting of North Florida	Investment Painting of North FI warranties all Labor under normal wear and tear for body and trim for 2yrs.	Pressure wash before painting, caulk seams around windows and siding. Paint 2 coats.	\$33,940
Performance Painting	Performance Painting Contractors, Inc. warrants labor and material for a period of two years. If paint failure appears, they will supply labor and materials to correct the condition without cost.	Pressure wash before painting, caulk seams around windows and siding. Paint 2 coats.	\$44,480
Five Star Painting	N/A	Pressure wash before painting, caulk seams around windows and siding. Paint 2 coats. Vendor states that \$1000 towards lift rental is included in the price, final cost of rental will be concluded prior to work starting.	\$54,890



COST-SHARE STATUS COVER SHEET

Instructions to Staff: Please complete this form and attach as a cover sheet to each proposal presented for approval.

Pr	RiverClub Exterior Painting
1.	Is the cost for this work intended to be shared?
	■ Yes (Please proceed to question 2)
	□ No, the entire cost will be paid by: [Choose One]
	(Please leave remainder of form blank)
2.	If yes, please check one of the following:
	■ This work was reviewed by the engineer and methodology consultant and jointly they have
	determined the costs are "Shared Costs", as defined in the <i>Interlocal Agreement</i> , and such Shared Costs are budgeted expenses in the current fiscal year budget.
	☐ This work is for a new or supplemental area, service, or improvement that was not previously
	budgeted as Shared Costs and/or were not budgeted items for the current fiscal year and require immediate funding. (Please attach the Cost-Share Request Form).
	[End of Cover Sheet]

COST SHARE REQUEST

This cost share request (the "Request") shall be subject to and governed by the terms of that certain *Tri-Party Interlocal and Cost Share Agreement Regarding Shared Improvement Operation and Maintenance Services and Providing for the Joint Use of Amenity Facilities*, dated November 1, 2019, as may be amended from time to time ("Interlocal Agreement").

Requesting Party: Ri	vers Edge CDD				
	Supplemental maintenance services for existing Improvements (i.e. enhancement of existin improvement areas). (Methodology Consultant must sign. Please attach party signature pages.)				
□ A	ddition of new improvements (Methodology Consultant and Engineer must sign)				
Attach service maps	ope of supplemental services or describe the additional improvements requested to be added. that clearly identify new or enhanced maintenance areas. Attach additional sheets if necessary: erClub, Kayak Shed, Amplitheatre roof frame, and Pump Room Fence				
(Five Star Painting)					
Total Proposed Compensation:	<u>\$54,890</u>				
Cost Share Calculation:	\$17,411.11 Rivers Edge \$18,228.97 Rivers Edge II \$19,249.92 Rivers Edge III				
Methodology Consultant Approval					
Constitute rappio var	(Signature)				
	(Date)				
If requesting addition	of new improvements:				
Engineer Approval:					
	(Signature)				
	(Date)				

COST SHARE REQUEST

This cost share request (the "Request") shall be subject to and governed by the terms of that certain Tri-Party Interlocal and Cost Share Agreement Regarding Shared Improvement Operation and Maintenance Services and Providing for the Joint Use of Amenity Facilities, dated November 1, 2019, as may be amended from time to time ("Interlocal Agreement").

Requesting Party:	Rivers Edge CDD			
Request:	☐ Supplemental maintenance services for existing Improvements (i.e. enhancement of existing improvement areas). (Methodology Consultant must sign. Please attach party signature page			
	Addition of new improvements (Methodology Consultant and Engineer must sign)			
Attach service map	scope of supplemental services or describe the additional improvements requested to be added. so that clearly identify new or enhanced maintenance areas. Attach additional sheets if necessary: RiverClub, Kayak Shed, Amplitheatre roof frame, and Pump Room Fence			
(Performance Painting	ng)			
Total Proposed Compensation:	\$ <u>44,480</u>			
Cost Share Calculation:	\$14,109.06 Rivers Edge \$14,771.81 Rivers Edge II \$15,599.13 Rivers Edge III			
Methodology Consultant Approv	val: (Signature)			
	(Date)			
If requesting additi	on of new improvements:			
Engineer Approval:				
	(Signature)			
	(Date)			

The undersigned Parties hereby consent to the Request as specified herein, and agree that the aforementioned supplemental maintenance services shall be subject to and governed by the Interlocal Agreement.

RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT

By: Chair □ Vice-Chair, Board of Supervisors
Date:
RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT
By: Chair □ Vice-Chair, Board of Supervisors
Date:
RIVERS EDGE III CDD
By: Chair □ Vice-Chair, Board of Supervisors
Date:

COST SHARE REQUEST

This cost share request (the "Request") shall be subject to and governed by the terms of that certain Tri-Party Interlocal and Cost Share Agreement Regarding Shared Improvement Operation and Maintenance Services and Providing for the Joint Use of Amenity Facilities, dated November 1, 2019, as may be amended from time to time ("Interlocal Agreement").

Requesting Party: R	vers Edge CDD				
_	☐ Supplemental maintenance services for existing Improvements (i.e. enhancement of existing improvement areas). (Methodology Consultant must sign. Please attach party signature page				
□А	ddition of new improvements (Methodology Consultant and Engineer must sign)				
Attach service maps	ope of supplemental services or describe the additional improvements requested to be added. that clearly identify new or enhanced maintenance areas. Attach additional sheets if necessary: erClub, Kayak Shed, Amplitheatre roof frame, and Pump Room Fence				
(Investment Painting of	North Florida)				
Total Proposed Compensation:	§ 33,940				
Cost Share Calculation:	\$10,765.77 Rivers Edge \$11,271.47 Rivers Edge II \$11,902.76 Rivers Edge III				
Methodology Consultant Approval	(Signature)				
70	(Date)				
•	n of new improvements:				
Engineer Approval:	(Signature)				
	(Date)				



Investment Painting Of North Florida

Rivers Edge CDD 2. Rivers Edge 475 West Town Place, 114 St. Augustine, FL 32092

(904) 440-5668

kmckendree@vestapropertyservices.com

ESTIMATE	#13773
ESTIMATE DATE	Jan 6, 2024
SERVICE DATE	Dec 13, 2023
EXPIRATION DATE	Dec 31, 2024
TOTAL	\$33,940.00

CONTACT US

229 S Torwood Drive Saint Johns, FL 32259

(904) 307-6649

Investmentpaintingfl@yahoo.com

Service completed by: Dustin MacPeek

ESTIMATE

Services	qty	unit price	amount
(Best Paint Option) River house Exterior clubhouse, Kayak storage	1.0	\$33,940.00	\$33,940.00
house, Fence around pool equipment, amphitheater			

Power wash, amphitheater, clubhouse, kayak clubhouse, Dormers, eaves, and soffits with chemical to treat and remove dirt and mildew, pressure wash, pressure wash concrete walkway in front of clubhouse

Caulk Gaps around windows, trim, where needed to seal drafts using Sherwin Williams 950 (55) year

Spot prime rusty nails with rust reformer primer

Covers windows with tape and plastic and Repaint hardie board around pool equipment, kayak storage house, clubhouse, dormers, Trim, soffits, corbels, with top of the line Sherwin Williams Emerald Rain Refresh which is a self cleaning paint that rinses off when rained on. Repaint outside of Door(s) with sherwin Williams Emerald Urethane Enamel Paint. Prep and paint Amphitheater Ceiling, Emerald is Dirt and mildew resistant, Excellent and Best resistance to fade protection with UV inhibitors 100% acrylic. Limited life time manufacturers warranty against peeling,chipping,flaking paint)

Price includes all labor,material, and taxes...Investment Painting of North FI warranties all Labor under normal wear and tear for body and trim for 2yrs.

Excludes painting brick

Services subtotal: \$33,940.00

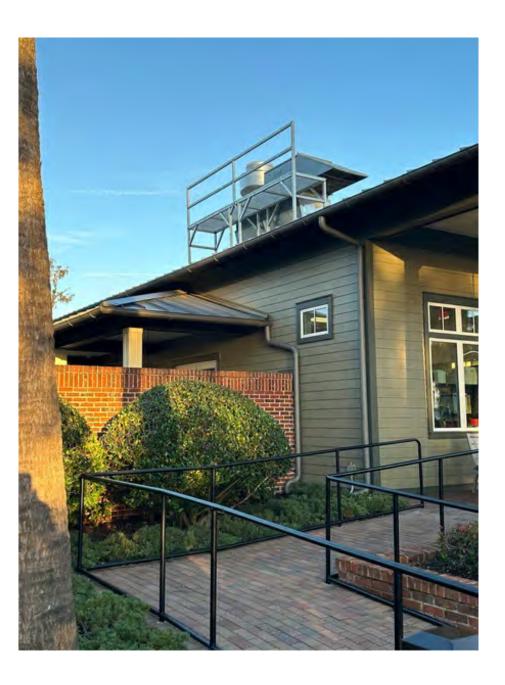
\$33,940.00

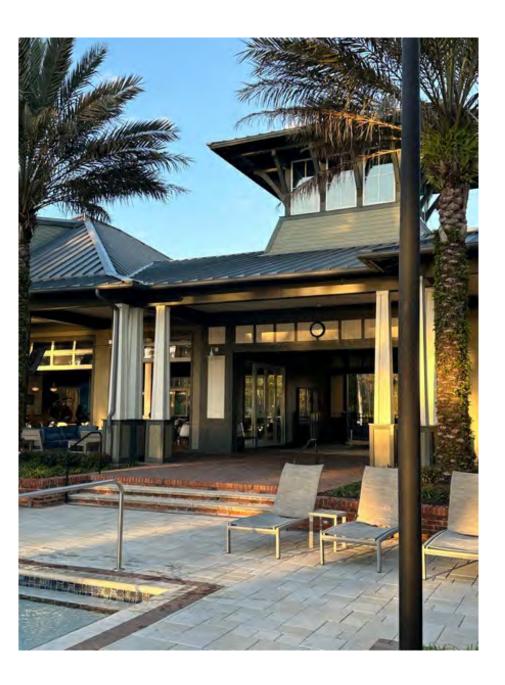
Total

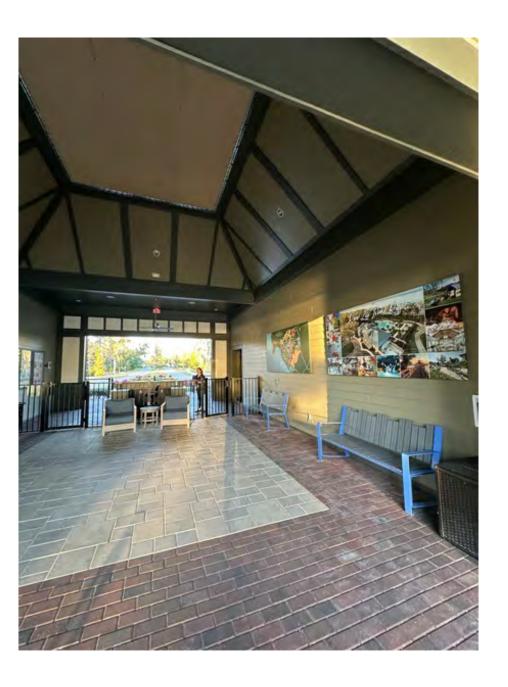
We will match or beat a written formal estimate from a reputable, licensed and insured company with proof of estimate! To accept our estimate and schedule a start date please simply press the accept button on the email you received! You will than receive an invoice for your deposit of \$500.00 for each service/job for approved services that you have agreed to. At that time you will receive a TENTATIVE START WEEK for your approved job. For larger residential jobs, deposits may be subjected to a higher deposit. This pertains to residential clients only. All commercial clients please see our terms and conditions regarding deposits amounts and procedures. These terms and conditions are subject to change at any time.

Please see our terms and Conditions for Agreements, Payment Schedules, Scheduling, Cancellation policies and more. Like us on Facebook! Write us a review on Facebook, Nextdoor & Our Website!

Thank you for your Business!





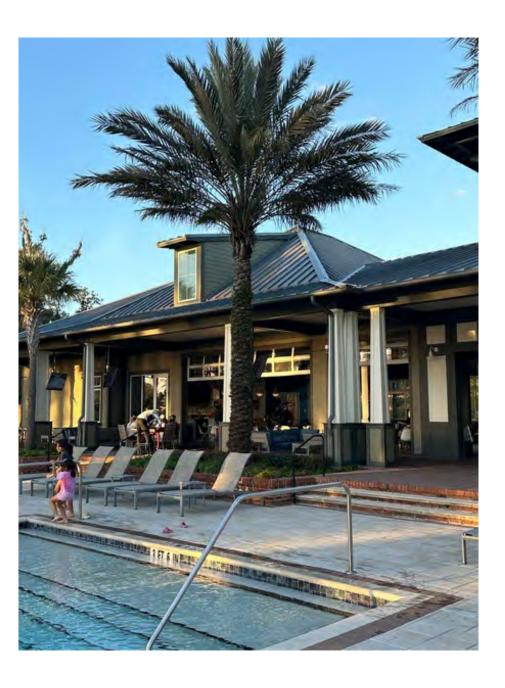




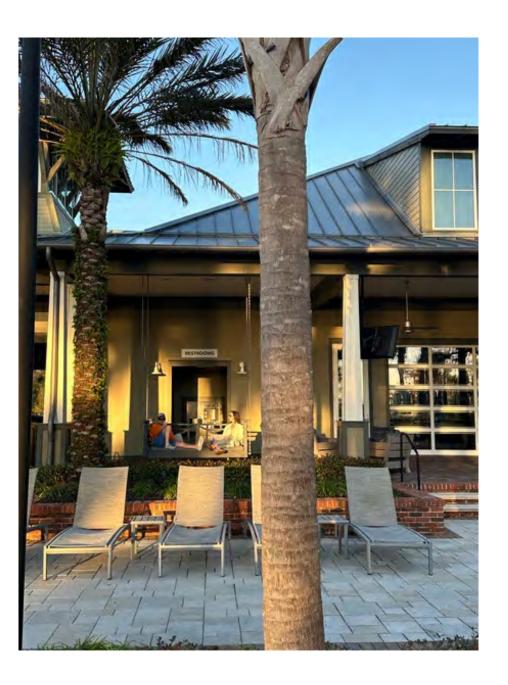


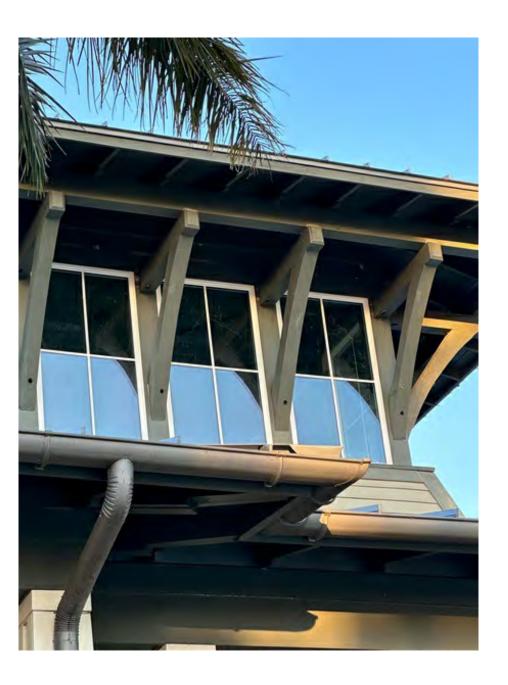




























Vesta Property Services-Riverclub Clubhouse, Kayak Shed, & Amphitheatre Ceiling



Kevin McKendree

Vesta Property Services

kmckendree@vestapropertyservices.com

904-679-5523

Prepared By:
Matt Marrs
Performance Painting Contractors, Inc.
mmarrs@performance-painting.com
904-735-1739



Scope of Work:

- Power washing: All surfaces receiving paint will be cleaned free of contaminations, such as mildew, chalk, grease, dirt, grime, rust, efflorescence, old loose peeling paint. Allow to dry prior to paint application.
- Apply new caulk or sealant to open gaps and cracks in windows, doors, wall penetrations, siding joints, and transitions.
- Painting of Exterior of Clubhouse, Kayak Shed, Amphitheatre Ceiling and Pool Pump Fence: Prep and paint all previously painted open soffit, rafter tails, fascia board, beams, corbels, siding, paneling, wood trim, exterior ceilings, posts, doors and jambs, and fence.

Project Total: \$44,480.00

*Please take note of job description, Performance Painting is not required to perform any tasks not specifically listed

Performance Painting Contractors, Inc Project Information

- Project pricing includes all labor, materials, safety access equipment and secure storage
- An Onsite Project Manager will provide project updates at your requested cadence
- All Performance Painting craftsmen will be in proper PPE, visible company logo attire adhering to OSHA quidelines.
- Plants, fixtures, walkways, driveways, windows, unpainted surfaces will be protected.

All exterior surfaces receiving paint:

- Apply one (1) intermediate coat of Sherwin Williams Emerald Rain Refresh
- Apply one (1) finish coat of Sherwin Williams Emerald Emerald Rain Refresh



Terms and Conditions

Insurance

- Our company carries General Liability insurance through Gemini Insurance Company NAIC # 10833
 United States Fire Insurance Company NAIC #21113 and Travelers Property Casualty Company of America NAIC #25764 Workers Compensation insurance through American Zurich Insurance Co NAIC #40142
- To request certificates of insurance please feel free to contact us with your requirements.

Limited Warranty

- Performance Painting Contractors, Inc. warrants labor and material for a period of two (2) years. If paint failure appears, we will supply labor and materials to correct the condition without cost. This warranty is in lieu of all other warranties, expressed or implied. Our responsibility is limited to correcting the condition as indicated above.
- This warranty excludes, and in no event will Performance Painting Contractors, Inc. be responsible for consequential or incidental damages caused by accident or abuse, temperature changes, settlement or moisture; i.e., cracks caused by expansion and/or contraction. Cracks will be properly prepared as indicated at time of job, but will not be covered under this warranty.

Safety Standards

- OSHA standard and guidelines will be followed including having MSDS sheets available on site.
- All access equipment will have documented daily safety inspections.
- Only competent qualified staff will use access equipment as per OSHA regulations.
- Job Site will receive daily safety audits to ensure safety standard are met.
- An OSHA certified Project Manager will be assigned to the project and provide daily safety supervision.
- All employees on site will have passed drug test and background check.

Work Standard

- Performance Painting Contractors, Inc. is a member of the Painting and Decorating Contractors of America.
- All work is to be completed in a workman like manor according to standard practices. Worker/s will remain on job until completion of project. Work site will be cleaned daily and upon project completion. All agreements are contingent upon strikes, accidents, or delays beyond our control.
- Work procedures as per standards of the PDCA (Painting and Decorating Contractors of America) P1-92, P2-92, P3-93, P4-94, P5-94, P7-98, and P6-99.



• The painting contractor will produce a "properly painted surface". A "properly painted surface" is one that is uniform in color sheen. It is one that is free of foreign material, lumps, skins, sags, holidays, misses, strike-through, or insufficient coverage. It is a surface that is free of drips, spatters, spills, or over-spray which contractors' workforce causes. Compliance to meeting the criteria of a "properly painted surface" shall be determined when viewed without magnification at a distance of five feet or more under normal lighting conditions and from a normal viewing position.

Customer Responsibility

- * Please take specific note of job description.
- Colors must be chosen two (2) days prior to start date. An additional cost will be charged for color changes made after commencement of work.
- Please have fragile or breakable items and electronics moved out of work areas prior to start of project.
- Customer is to be available to meet with Project Manager on the last day of the job.

Change Orders

- This is only a proposal and your acceptance is subject to our approval in order to make this contract binding.
- If after you agree to this work, you desire any changes or additional work, please contact us as the cost of all revisions must be agreed upon in writing. Workers are instructed not to undertake additional work without authorization.
- Starting date is agreed upon verbally. Changes may require additional cost.
- You will be notified of all carpentry and drywall repairs before they are performed.
- It is essential that the work area be available to us, free from other trades. As a result of trade interference, Performance Painting

Contractors, Inc. may leave the job and additional charges may be incurred.

Cost

• We propose to furnish material and labor – complete and in accordance with the above specifications for the sum of all as stated above. Individual tasks, if selected, may require additional pricing. Price is valid for 90 days unless otherwise noted.



Payment

- One third to be paid to secure a start date.
- The balance is to be paid in full to the Project Manager on the last day of the job. Acceptable forms of payment are Cash, Check, Money order, Visa, MasterCard, or Discover.
- Progress payments will be requested on jobs over \$10,000.00.
- Accounts not paid within terms are subject to a 10% monthly finance charge.

Acceptance of Proposal

- Please indicate your acceptance of the proposal by signing below.
- We must have your signed copy to secure a start date.
- Due to the administrative efforts involved, a cancellation of contract will result in fees after a 72 hours grace period.
- By signing this contract, I acknowledge that I have read and understand the terms of this proposal.

Quote#: 2698 Title: Exterior Quote Date: 01/10/2024

Estimator: Laura Daconceicao Cell Phone: (904) 501-4603 Office Phone: (904) 650-2096

Mailing Address: FL License # ST-9820/ ST-9819



Customer Quote

Locally Owned and Independently Operated. FL Contractor Number - ST-9820 / ST-9819

Kevin McKendree Billing: 160 Riverglade Run Service: 160 Riverglade Run kmckendree@vestapropertyservices.com Saint Johns, FL 32259 Saint Johns, FL 32259

(904) 607-1038

Customer Notes: Customer would like exterior of amenities center, kayak shed, pump fence and stage area to be repainted.

SW Emerald Rain Refresh is currently included as the product of choice.

Estimate includes all labor and materials as outlined. Normal working hours are allowed. No weekends.

Customer is responsible for trimming all shrubs away from the walls and removing any decor from walls. Five Star can assist in moving furniture off patio areas as needed.

Estimate assumes main work can be done on consecutive days. We anticipate this project will take between 2 and 3 weeks,

Should the scope of work change, a new estimate or a change order will be issued.

Not Included: No color or pattern changes.

No metal (unpainted) doors or metal shutters.

No gutters.

No flatwork (sidewalks, pool decks) are included in the pressure washing or painting.

No major repairs are included. Minor holes or scraping is included. Should we encounter any repairs needed, we will bring it to

the customers attention.

Details

 A 25% deposit is required with 75% due at completion. All final invoices are due within 7 days of completion of the project or receipt of the invoice. Failure to pay by the designated time may result in legal action. Any changes to payment terms must be made prior to work starting.

All labor and materials are included. Estimate allows for 2 trips. Main painting + 8 hours of rework.

- · Five Star will be respectful to all staff and patrons at the amenity center. Should any issues arise, we will address immediately.
- Estimate is based on 2 coats to achieve full coverage. Should a 3rd coat be required due to major color or sheen change, a change order will be issued to cover the labor and material difference.
- Five Star team to clean up daily, and a thorough clean up at job completion.
- Final colors, sheens and materials to be determined prior to start based on customer preference and availability. The customer is responsible for selecting colors. Should the customer decide that the color they selected is not to their liking and they would like for an area to be repainted, a change order will be issued to cover the repaint costs.
- · A Five Star representative will conduct a thorough walk-around with the customer to ensure nothing is missed. Final payment is due at completion of the job and once the walk through has been done. Payment to be made by check/ACH.

Lift Rental will be required. \$1000 is included for initial rental fees. Final costs will be determined prior to work starting. (count: 1)

Power Wash	Scraping (Hrs)	Sanding (Hrs)
Power Washing: Remove dirt, mildew,	Scraping: Scrape to remove all loose	Sanding: Sand specified areas to
cobwebs and other debris to allow for	and peeling paint to allow for proper	de-gloss surface, to allow for proper
proper paint adhesion and expose areas	surface exposure.	adhesion, and/or minimize rough edges
needed for scraping.	Notes: Some scraping required on	due to scraping.
noodod for obraping.	overhang areas. Kayak shed has some	ado to coraping.
	damage that will need to be scraped on	
	river side.	
	Tiver side.	
Coulking (Lin Et)	Priming (Urc)	Macking (Lin Et)
Caulking (Lin Ft.) Caulking: Caulk all gaps and cracks to	Priming (Hrs)	Masking (Lin Ft.) Masking: Mask and cover areas (such as
	Priming: Spot-prime bare wood and	windows, brick, patios) to prevent
seal and protect against moisture.	metal to seal and protect from moisture.	•
		overspray.
Pump Fence	Exterior Walls of Amenities Center	Amenities Center Porch Ceilings
Paint: Emerald Rain Refresh TBD (2	Paint: Emerald Rain Refresh TBD (2	PrepRite ProBlock Primer TBD (1 Coat)
Coats)	Coats)	Paint: Emerald Rain Refresh TBD (2
Notes: Includes both sides of fence	Notes: Includes front of welcome desk at	Coats)
Notes. Includes both sides of ferice	entry but does not include painting of the	Notes: Suggest blocking primer to
	cabinet doors.	minimize appearance of tannin bleed
	Submot decre.	mmmines appearance or tarmin stoca
Exterior Walls of Kayak Shed	Ampitheatre Ceiling/Overhang	Amenities Center Overhang
Paint: Emerald Rain Refresh TBD (2	PrepRite ProBlock Primer TBD (1 Coat)	Paint: Emerald Rain Refresh TBD (2
Coats)	Paint: Emerald Rain Refresh TBD (2	Coats)
	Coats)	Notes: Do not paint gutters.
	Notes: Approximately 40x25. 1 color. 2	Product: Overhang
	cross beams are included.	1 Toddet. Overhang
	oroso boarno aro moracoa.	
Windows Amenities Center Window	Windows Kayak Shed Window Trim	Amenity Center Columns
Trim	Count: 8 Wood Frame	Columns
Count: 38 Wood Frame	Paint: Emerald Rain Refresh TBD (2	Paint: Emerald Rain Refresh TBD (2
Paint: Emerald Rain Refresh TBD (2	Coats)	Coats)
Coats)		

Amenity Center Doors	Amenity Center Door Jambs	Kayak Shed Doors		
Doors	Jambs	Doors		
Count: 5	Count: 20	Count: 4		
Paint: Emerald Rain Refresh TBD (2	Paint: Emerald Rain Refresh TBD (2	Paint: Emerald Rain Refresh TBD (2		
Coats)	Coats)	Coats)		
Notes: Exterior side of doors only		Notes: Exterior side of doors only		

Kayak Shed Door Jambs	Amenity Center Misc Trim	Kayak Shed Misc Trim
Jambs	Misc. Trim	Misc. Trim
Count: 4	Paint: Emerald Rain Refresh TBD (2	Paint: Emerald Rain Refresh TBD (2
Paint: Emerald Rain Refresh TBD (2	Coats)	Coats)
Coats)		

Total

Subtotal: \$54,890.00

Total: \$54,890.00

Payment: \$0.00

Balance Due: \$54,890.00

We propose hereby to furnish material and labor - complete in accordance with above specifications for the sum stated above. Any alteration or deviation from the specification involving extra costs will become an extra charge over and above the quote. All accounts are due and payable upon completion of work as described above. In the event suit is brought, the prevailing party shall recover its attorney fees and costs. Finance charge of 1.5% per month will be applied on all past due accounts. All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. This proposal may be withdrawn if not accepted within 15 days.

I hereby grant Five Star Painting permission to use my, and my property's, likeness in a photograph, video, or other digital media ("photo") in any and all of its publications, including web-based publications, without payment or other consideration. I understand and agree that all photos will become the property of the Five Star Painting and will not be returned. I hereby hold harmless, release, and forever discharge the Five Star Painting from all claims, demands, and causes of action.

I agree to the payment terms and contract stated above:

Authorization to begin work (Client):	
Work Completed to satisfaction (Client):	
Contractor Signature:	Date:

Customer Focused, Quality Driven™

Visit FiveStarPainting.com/warranty for details on our 2-year warranty.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 02/17/2024

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

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

this certificate does not come highes to the certificate noider in ned of such endorsement(s).						
PRODUCER	CONTACT NAME:					
Next First Insurance Agency, Inc. PO Box 60787	PHONE (A/C, No, Ext): (855) 222-5919 FAX (A/C, No):					
Palo Alto, CA 94306	E-MAIL address: support@nextinsurance.com					
	INSURER(S) AFFORDING COVERAGE	NAIC#				
	INSURER A: State National Insurance Company, Inc.	12831				
INSURED	INSURER B:					
Five Star Painting of Saint Johns County 704 Oak Cove Ct	INSURER C:					
Jacksonville, FL 32259	INSURER D:					
	INSURER E:					
	INSURER F:					
COVERAGES CERTIFICATE NUMBER: 410957826	REVISION NUMBER:					
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAINDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORD	OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO \	WHICH THIS				

EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS. ADDL SUBR INSD WVD POLICY EFF POLICY EXP TYPE OF INSURANCE POLICY NUMBER **COMMERCIAL GENERAL LIABILITY** \$1,000,000.00 EACH OCCURRENCE DAMAGE TO RENTED CLAIMS-MADE | X | OCCUR \$100,000.00 PREMISES (Ea occurrence) MED EXP (Any one person) \$15,000.00 Α NXTQFRR02L-03-GL 02/17/2024 02/17/2025 PERSONAL & ADV INJURY \$1,000,000.00 GEN'L AGGREGATE LIMIT APPLIES PER: GENERAL AGGREGATE \$2,000,000.00 PRO-JECT POLICY \$2,000,000.00 PRODUCTS - COMP/OP AGG \$ OTHER: COMBINED SINGLE LIMIT (Ea accident) **AUTOMOBILE LIABILITY** \$ ANY AUTO BODILY INJURY (Per person) \$ OWNED AUTOS ONLY HIRED SCHEDULED AUTOS NON-OWNED **BODILY INJURY (Per accident)** \$ PROPERTY DAMAGE (Per accident) \$ AUTOS ONLY **AUTOS ONLY** \$ UMBRELLA LIAB OCCUR **EACH OCCURRENCE** \$ **EXCESS LIAB** CLAIMS-MADE **AGGREGATE** \$ DED RETENTION \$ WORKERS COMPENSATION STATUTE AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? E.L. EACH ACCIDENT \$ N/A (Mandatory in NH) E.L. DISEASE - EA EMPLOYEE \$ If yes, describe under DESCRIPTION OF OPERATIONS below E.L. DISEASE - POLICY LIMIT \$ Each Occurrence: \$25,000.00 Contractors Errors and Omissions NXTQFRR02L-03-GL 02/17/2024 02/17/2025 Aggregate: \$50,000.00 DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CFRT	IFIC	:ΔΤ	FΗ	OI.	DER

Proof of Insurance.

Five Star Painting of Saint Johns County 704 Oak Cove Ct Jacksonville, FL 32259



CANCELLATION

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

AUTHORIZED REPRESENTATIVE

an Ryan



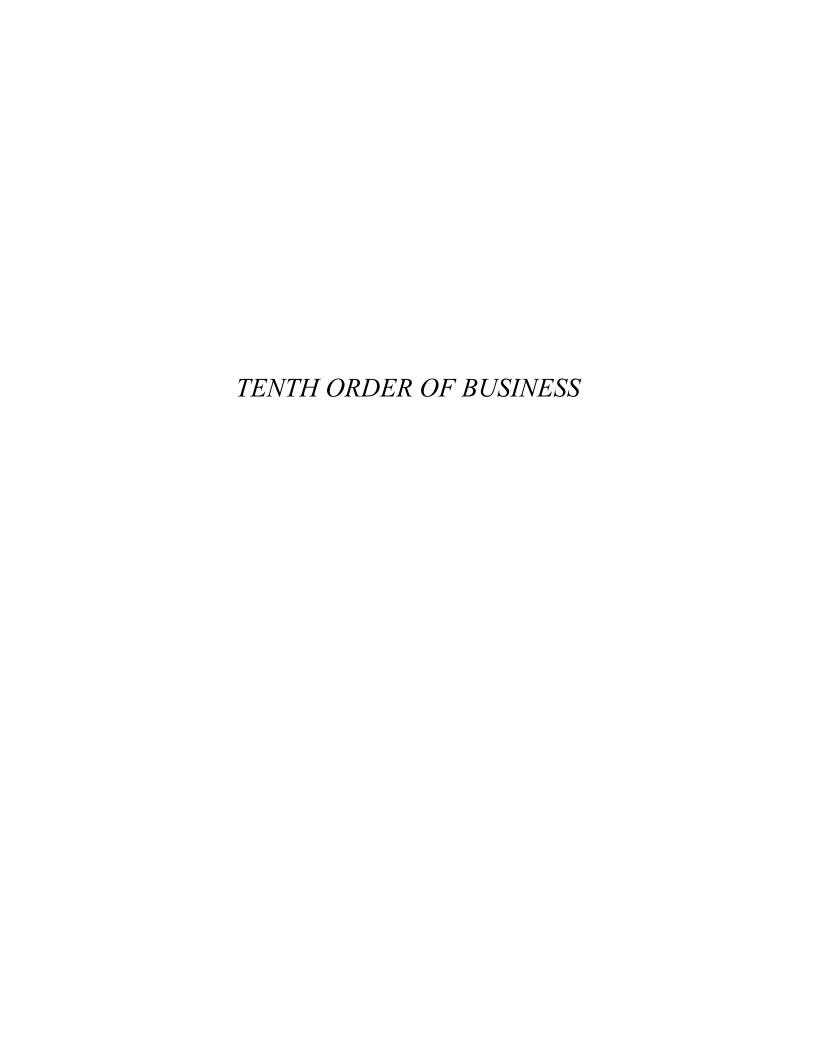
CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 10/2/2024

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

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed.

	SUBROGATION IS WAIVED, subject is certificate does not confer rights to							equire an endorsement	. A sta	atement on
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Arthur J. Gallagher Risk Management Services, LLC				, LLC	NAME: MaChaaYah Yahawadah PHONE (A/C, No, Ext): 513-977-3105 FAX (A/C, No):					
5314 S Yale Ave Suite 900 Tulsa OK 74037				F-MAII			(A/C, №): dah@ajq.com			
ıuı	Sa OK 74037				ADDRES		_	<u> </u>		
							• • • • • • • • • • • • • • • • • • • •	Company		NAIC #
INSU	PED			RIVECIT-47	INSURER A: Employers Assurance Company 25402					
Riv	er City Rollers, LLC dba Five Star F	² aint	ing o		INSURER B: DOS INSURANCE Company 36245				38245	
	Oak Cove Court		Ū	·	INSURE					
Jac	ksonville FL 32259				INSURE					
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	/ED 4 0 E 0			- NUMBER - 4050407704	INSURE	RF:		DEVICION NUMBER.		
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	DICATED. NOTWITHSTANDING ANY RE									
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	CLUSIONS AND CONDITIONS OF SUCH		SUBR		BEEN K	POLICY EFF				
INSR LTR	TYPE OF INSURANCE	INSD	WVD	POLICY NUMBER		(MM/DD/YYYY)	(MM/DD/YYYY)	LIMIT		
	COMMERCIAL GENERAL LIABILITY							EACH OCCURRENCE DAMAGE TO RENTED	\$	
	CLAIMS-MADE OCCUR							PREMISES (Ea occurrence)	\$	
								MED EXP (Any one person)	\$	
								PERSONAL & ADV INJURY	\$	
	GEN'L AGGREGATE LIMIT APPLIES PER:							GENERAL AGGREGATE	\$	
	POLICY PRO- JECT LOC							PRODUCTS - COMP/OP AGG	\$	
	OTHER:							COMBINED SINGLE LIMIT	\$	
	AUTOMOBILE LIABILITY							(Ea accident)	\$	
	ANY AUTO OWNED SCHEDULED							BODILY INJURY (Per person)	\$	
	AUTOS ONLY AUTOS							BODILY INJURY (Per accident) PROPERTY DAMAGE	\$	
	HIRED AUTOS ONLY NON-OWNED AUTOS ONLY							(Per accident)	\$	
		<u> </u>							\$	
	UMBRELLA LIAB OCCUR							EACH OCCURRENCE	\$	
	EXCESS LIAB CLAIMS-MADE							AGGREGATE	\$	
	DED RETENTION\$	<u> </u>						DED OTH	\$	
Α	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N			EIG537585301		10/3/2024	10/3/2025	X PER STATUTE OTH-		
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED?	N/A						E.L. EACH ACCIDENT	\$ 100,0	00
	(Mandatory in NH)							E.L. DISEASE - EA EMPLOYEE	\$ 100,0	00
	If yes, describe under DESCRIPTION OF OPERATIONS below	$oxed{oxed}$						E.L. DISEASE - POLICY LIMIT	\$500,0	00
В	Cyber Liability			RPS-P-50257762N		2/22/2024	4/1/2025	Aggregate	\$500,	000
	RIPTION OF OPERATIONS / LOCATIONS / VEHICL Kers' compensation policy include a wai									
	a Neighborly.	vei o	i Subi	ogation in lavor of Five St	ai Faiiii	ilig SFV LLC	and Dwyer F	ranchising LLC		
CEF	RTIFICATE HOLDER				CANC	ELLATION				
	Five Star Painting SPV LLC	C an	d Joigh	horly	THE	EXPIRATION	DATE THE	ESCRIBED POLICIES BE CA EREOF, NOTICE WILL E Y PROVISIONS.		
	Dwyer Franchising LLC d/b 1010 N. University Parks	ηa IV	-cigi i	DOITY	AUTHO	RIZED REPRESEI	NTATIVE			
	Waco TX 76707									



COST-SHARE STATUS COVER SHEET

Instructions to Staff: Please complete this form and attach as a cover sheet to each proposal presented for approval.

Pr	oposal:
1.	Is the cost for this work intended to be shared?
	☐ Yes (Please proceed to question 2)
	□ No, the entire cost will be paid by:
	(Please leave remainder of form blank)
2.	If yes, please check one of the following:
	☐ This work was reviewed by the engineer and methodology consultant and jointly they have determined the costs are "Shared Costs", as defined in the <i>Interlocal Agreement</i> , and such Shared Costs are budgeted expenses in the current fiscal year budget.
	☐ This work is for a new or supplemental area, service, or improvement that was not previously budgeted as Shared Costs and/or were not budgeted items for the current fiscal year and require immediate funding. (Please attach the Cost-Share Request Form).

[End of Cover Sheet]

COST SHARE REQUEST

This cost share request (the "Request") shall be subject to and governed by the terms of that certain *Tri-Party Interlocal and Cost Share Agreement Regarding Shared Improvement Operation and Maintenance Services and Providing for the Joint Use of Amenity Facilities*, dated November 1, 2019, as may be amended from time to time ("Interlocal Agreement").

Requesting Party:					
Request: Supplemental maintenance services for existing Improvements (i.e. enhancement of existing improvement areas). (Methodology Consultant must sign. Please attach party signature programment areas).					
	Addition of new improvements (Methodology Consultant and Engineer must sign)				
	e scope of supplemental services or describe the additional improvements requested to be added. sps that clearly identify new or enhanced maintenance areas. Attach additional sheets if necessary:				
Total Proposed Compensation:	\$				
Cost Share Calculation:	Rivers Edge Rivers Edge II Rivers Edge III				
Methodology Consultant Appro	val: (Signature) (Date)				
If requesting addi	tion of new improvements:				
Engineer Approval:	(Signature)				
	(Date)				

The undersigned Parties hereby consent to the Request as specified herein, and agree that the aforementioned supplemental maintenance services shall be subject to and governed by the Interlocal Agreement.

RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT

By: Chair □ Vice-Chair, Board of Supervisors
Date:
RIVERS EDGE II COMMUNITY DEVELOPMENT DISTRICT
By: Chair □ Vice-Chair, Board of Supervisors
Date:
RIVERS EDGE III CDD
By: Chair □ Vice-Chair, Board of Supervisors
Date:



River Town River House - Fun Pool Remodel

November 12, 2024

Address: 156 Landing Street, St. Augustine, FL 32092

Re: Complete Renovation of Fun Pool Interior Marcite, Tile, Expansion joint replacement, New LED Lights, and All Coping and surrounding Deck to include covered area between Fun Pool and Competition Pool.

We propose to furnish all Supervision, Labor, Materials, and Equipment necessary to perform the following work:

• Marcite: 4,177 SQFT, Perimeter 394 LNFT w/ Florida Roll-out Gutter

All labor and materials to drain, secure, power wash, prep, and plaster with CL Industries Cove Blue Pebble with 15-year triple back material and labor warranty from manufacturer (CL Industries), approved Installer (Tempool Inc), and your Commercial Pool Contractor (Crown Pools Inc.) Prep involves draining of pool, removing all loose material and application of approved Permacote for sufficient Marcite cohesion. Crown Pools will have all loose materials removed and hauled off the job site. White goods and fittings included (Wall returns, main drains, Floor returns, etc.). Complete Gutter Chip to allow for code compliant slope of gutters.

- ➤ Complete Gutter Chip
- > Prep pool and all penetrations
- > Remove existing Tile
- ➤ New Gutter Bodies
- ➤ New Floor/Wall returns
- > Approved Permakote Bonding Agent
- ➤ New VGB Approved Main Drain frame and grates
- Cove Blue Pebble Finish



• Tile: 394 Perimeter Feet

All Labor and Materials to remove all existing Tile. Installation of new tile to include Backsplash and non-skid bullnose Waterline. All Depth Markers on Backsplash and non-skid bullnose tile on all steps and benches per code.

Need final tile selection for backsplash

- ➤ 394 lnft of 6" x 6" non-skid WHITE bullnose tile at WATERLINE
- ➤ 394 lnft of 6" x 6" smooth tile at BACKSPLASH, color TBD
- ➤ 266 lnft of 2" x 6" non-skid BLACK bullnose tile on STEPS/BENCHES
- ➤ 100 lnft of 2" x 2" WHITE tile at EXPANSION JOINT/ZERO ENTRY
- > Depth Markers to meet code

• Expansion Joint Repair: 28 LNFT

Remove existing expansion joint sealant material and install new material at time of remodel. Price to include full prep and installation of elastomeric joint material, tile to installed on both sides of the expansion joint.

• Coping and Pavers: 394 LF, 7500 SQFT

Paver color selection TBD, priced to match existing style. Remove all existing Coping and haul off. All new Shellock coping to be installed around the perimeter of pool. Non-Skid Depth marker stations to be installed around the perimeter of pool to meet code. Field material installed with proper compacted base and perimeter border to match existing. Includes covered area between Fun Pool and Competition Pool. Deck to have a 2-year mtl./lab warranty.

- ➤ 394 LF 4x9 Bullnose Coping, Color TBD
- > 7500 SQFT Field Material and Border, Color TBD



Proposed Project Breakdown:

4	Project Total	\$444,101.00
•	New LED 12v Lights – 10 ea. (1-year MFG. Warranty)	\$8,580.00
•	Coping/Paver Deck Remodel - 7500 SQFT - 394 LF (Coping, Deck Pavers, Perimeter Banding, Non-Skid Depth Markers)	\$203,690.00
•	Expansion Joint Repair Fun Pool - 28 LF	\$4,968.00
•	Tile Fun Pool - 394 LF (All tile on waterline, backsplash, steps/benches, and depth markers)	\$53,063.00
•	Marcite Fun Pool - 4,177 SQFT (Cove Blue Pebble, 15 yr mtl/Lab warranty)	\$173,800.00

Additional Items to Discuss:

- New Transformers
- *VE option for standard Pavers (\$15,000.00)*
- All equipment to remain as-is, Complete Inspection Performed on all Equipment
- Crown is not responsible for damage to driveways/sidewalks, etc. If access is not adequate it may result in additional charges.
- Repair or replacement of any or all landscaping, irrigation, electrical or water utilities that are damaged in the construction or demo process. Crown Pools, Inc. is not responsible for the moving or damage of patio or lawn furniture in construction or demo process.

Proposed By,

Crown Pools, Inc. CPC1456979 (904)-858-4300

BID-PROPOSAL



Epic Pools, Inc.

12276 San Jose Blvd., Ste 417 Jacksonville, FL 32223 PHONE (904) 417-5100 CPC# 1457438

DATE: 11/11/24

	NAME: RIVERTOWN CDD						
and							
BUYER/	PROJECT ADDRESS: KENDALL CROSSING DRIVE	CITY ST JOHNS	STATE/ZIP FL 32259	PHONE			
OWNER							
	ALTERNATE ADDRESS (IF ANY)	CITY	STATE/ZIP	PHONE			

We hereby propose to furnish the following work:

Renovation of one 4,122sq' swimming pool to include the following.

- (1) Drain & secure Swimming Pool includes all necessary means for prepping pool surface includes bonding agent on floors and walls, chipping around all fittings, light fixtures, floor fittings. existing marcite will demoed & removed with chipping hammers then pressure washed bring us right to existing pool shell, final step is spraying bond Cote just prior to marcite.
- (2) chipping and leveling of gutters.
- (3) Supply & Install 6x6 waterline / beam tile approximately 205sq' with color blending grout.
- (4) Supply & Install 6x6 single bullnose with non-skid lip for gutters. Approximately 820 pieces. Grout will be white to match and blend with marcite

- (5) Supply & Install 2x6 mud cap for all entry steps also non-skid approximately 250lf also white grout to blend with marcite.
- (6) Replace 2x4 gutter drains along gutters quantity (30).
- (7) Supply & install updated main drain frame & grates.
- (8) Supply & install (10) 12v LED white pool lights. All lights will be removed, and new ones installed with normal effort, if unable to remove or install due to underground issues change order may be required.
- (9) Replace all floor heads.
- (10) replace recessed steps with white commercial grade.
- (11) Install new anchors to all ladders and rails.
- (12) Supply & install Aqua Cool mini pebble marcite to swimming pool interior.
- (13) Repair crack in pool by removing what's in there and filling with a leveling compound, once that's complete, we will cover with a 100 percent waterproof membrane. All though no warranty for crack repair using this This membrane I have had 100 percent success with over the past 11 years for crack repair inside pools.
- (14) Remove & replace 370lf of pool coping.
- (15) Remove existing pavers and dispose.
- (16) Supply & install pavers to existing deck, under patio area where kitchen is, the upper area, once you enter gate to pool area, slide room also, all existing pavers will be removed and disposed of, a crush rock base will be used along with base sand, all pavers will be topped with polymeric sand. The steps going down to pool will remain same, they are in great shape and the color will blend nicely. All new depth markers will be installed on new coping along perimeter of pool
- (17) Epic Pools will conduct a 3-4 week start up during curing process, all chemicals, & cleaning included.

Labor Warranty is 1 year.

Pebble warranty is limited lifetime per manufacturer.

3 year warranty on pool lights.	
Total. \$378,200.00 with regular Tremron pavers	
Total \$420,200,00 with Shall Look Dayons	
Total. \$430,200.00 with Shell Lock Pavers	
Payment Schedule TBD	
NOTE: This proposal may be withdrawn by us if not accepted within 30 or	days.
	_
XCustomer	Date
Customer	
	Date
Customer	
XContractor	Date
Contractor	



Proposal

DATE: 11/12/2024

Swimming Pool Refinish

Pinch A Penny 146

12220-117 Atlantic Blvd, Jacksonville Fl 32225

[**Phone**] 904-220-9490

[e-mail] owner146@pinchapenny.com

TO Rivers Edge CDD West Town Place, Suite 114 St Augustine, FL 32092

Contact: Kevin Mckendree Phone: 904-607-1038

JOB Family Pool Kendall Crossing Dr

St Johns, FL 32259

Pool Renovation

Drain & secure swimming pool

- Prep pool surface, check for hollow spots and repair as needed
- Repair expansion joint with Submerseal no warranty is provided
- Replace waterline tile, including depth markers
- Install slip-resistant tile in contrasting color on gutter lip and steps
- Replace all recessed steps
- Replace all main drain frames & grates
- Replace all coping matching existing or new pavers
- Bond coat applied to the entire pool prior to applying refinish material
- Apply pebble pool finish CLI Sunstone Pearl Cove Blue
- Perform 30 day start-up service
- Cost of permits & inspections included
- Replace 10 pool lights with white 12v LED and new transformers

Pavers Phase 1 (Around family pool per diagram)

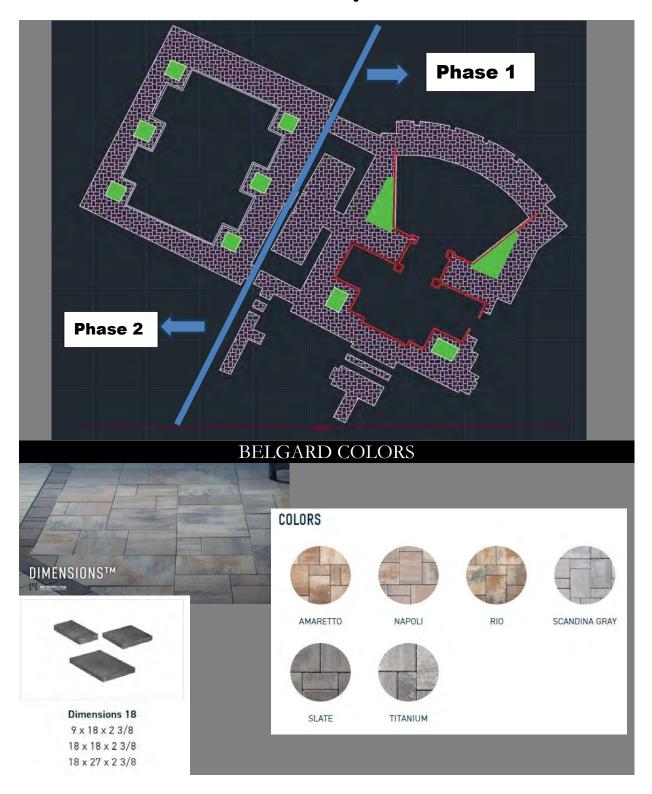
Option 1: Replace all pavers with Belgard Dimension18; Field 27x18, 18x18, 9x18

Option 2: Replace all pavers with Tremron Shellstone; Field 12x12 & Border 4x8.

Total Job Cost pool renovation with paver option 1 \$388,225

Total Job Cost pool renovation with paver option 2 \$402,225

Paver layout



WORK AUTHORIZATION & CONTRACT

Owner Name: Rovers Edge CDD, West Town Place, Suite 114, St Augustine, FL 32092

Date: 11-4-2024

Contact Person: Kevin Mckendree Mobile Phone: 904-607-1038

For repairs and/or service at the following property address: Amenity Center, Kendall Crossing Dr, St Johns, FL

32259

SCOPE OF WORK: Contractor shall furnish labor and materials to complete the designated services and/or repairs for the swimming pool work as outlined in the attached estimate/proposal/work order.

RESURFACE POOL: Includes draining pool, drilling holes to prevent popping, washing surface and removing anything loose, hollow or rotten, (the entire surface does not need to be removed) cut under tiles and surface hardware, placement of non-entrapment pool drain cover(s), installation of new wall fittings, apply perma-kote, apply new pool surface, acid wash new surface, refilling of water, achieving proper levels of chlorine, pH, calcium hardness, alkalinity, stabilizer, maintain chemical balance for new finish and clean pool according to industry standards for first 28 days. Resurfacing work is all done by hand and the outcome is heavily dependent on the existing shape and condition of the swimming pool. The plaster is mixed with varying amounts of quartz or pebble depending on your selection. These types of finishes are not solid in color and there will likely be minor variations of consistency throughout the pool. Minor imperfections are normal and to be expected (according to industry standards). Curing occurs mostly during the first 28 days so final appearance should not be judged until after that point.

Please note: Pool plaster is hand applied and troweled. It is possible for long steps to have slight unevenness or variation when there is no cap tile.

<u>Paver Work:</u> Construction materials will be staged at nearest possible location to project. If materials are not permitted to be staged at the project location, and an alternative location for staging must be utilized, additional charges may apply.

While paver colors are generally consistent, batches may display some natural color variation.

Occasionally, an addition to an existing paver project is requested. In such a situation, Contractor works with its suppliers to match existing pavers as closely as possible. However, an exact match may not be achievable.

<u>Dust will be created in the paver installation process</u>. Purchaser is responsible for relocating or covering any items that they wish to protect from the dust. Screen enclosures may require professional cleaning at Purchaser's expense.

A small amount of sand will be left on the surface of your completed paver project. This is the standard process for paver construction. If Purchaser opts to purchase sealing, any excess sand will be addressed before sealing.

Pavers can only be installed upon soil that is capable of being compacted. It is not possible to predict with certainty what material may be encountered once the digging and compaction process begins. Although it is very unusual, Contractor may encounter unsuitable material (clay, saturated soil that cannot be compacted, etc.) during construction. If this occurs, Purchaser will be notified immediately. Additional charges will be incurred for the removal and replacement of unsuitable material.

For projects which include concrete edge borders, subbase will be installed a minimum of six (6) inches beyond the paver area. This is the required paver installation method, ensuring a proper paver foundation.

Wall block and pavers may chip. Chips can occur in the manufacturing and/or shipping process and are unavoidable. The warranty does not apply to the minor chipping described above.

<u>PAYMENT & TERMS:</u> Purchaser agrees to pay Contractor, for all work an amount agreed upon between Contractor and Purchaser as stated on the attached estimate/proposal/work order. Purchaser agrees to make the following schedule of payments:

50% payment prior to initiation of work

40% payment prior to application of plaster

10% payment made within ten (10) days after completion of plastering.

Payments may be made as via ACH debit, checks payable to Pinch A Penny, and credit card (which entails a 3% convenience fee).

Please Note: Purchaser shall be responsible for reasonable attorney's fees and court costs if legal action is necessary to collect any unpaid balance.

<u>LIEN RIGHTS:</u> The Purchaser acknowledges that a lien can be placed on the contract property by the contractor if money is owed per this contract. Upon full and final payment, a lien release form will be provided upon request.

STAINING: Pinch A Penny is not responsible for stains that may occur in your pool after the resurfacing and start up is complete. Stains are ultimately a result of improper water chemistry and/or contaminants in your pool.

Actions you can take to reduce the chance of staining on your new finish:

- If filling your pool with substandard water, arrange a filtration system to be used. (I.e.: Hayward "Bobby")
- Use a metal controlling agent (we recommend Jack's Magic "Magenta Stuff") on a regular maintenance basis
- Maintain the pH at the lower end of the scale (7.4)
- Maintain the alkalinity level between 80 and 100ppm
- Maintain stabilizer levels below 80ppm
- Have water tested weekly and documented by a pool care professional
- Avoid copper algaecides. If they must be used, use a sequestrant to bind the copper after the desired results
 are obtained

<u>LIMITED WARRANTIES:</u> All surface materials are guaranteed as per the respective manufacturer's warranty. Warranty paperwork is provided and filed at the completion of the job unless otherwise requested. If defects are noted as a result of faulty materials, remedies will be sought through the manufacturer of those materials.

Situations that would deem warranty null and void: (list is subsequent to manufacturer's warranty paperwork and is not all inclusive)

- If evidence of obvious mistreatment, neglect or vandalism is present.
- Failure to make full and complete payment for services on this contract.
- If the original purchaser sells the described property.
- Work performed by other than licensed, qualified contractors negatively affecting pool surface or installed equipment.
- Acts of God (such as, but not limited to hurricane, sink hole, fire, flood, unprotected freezing, power surges, etc.)

INSURANCE: Contractor carries general liability and worker's compensation insurance. A Certificate of Insurance will be furnished upon request.

<u>PROPERTY</u>: The purchaser shall be responsible for the removal or protection of trees, shrubs, landscaping, grass, underground utilities, irrigation pipes, landscape lighting, or any other improvements which might be in the space to be used for pool drainage, construction work, or access. **No seeding, sod replacement or replacement of shrubs or landscaping will be provided by the contractor.**

TRASH: The contractor shall remove trash and construction debris from the contract property when the job is complete.

<u>UTILITIES/WATER</u>: The Purchaser agrees to supply tap water in adequate amounts and condition to use in construction and filling of swimming pool. Contractor assumes no liability for substandard tap water which can stain pool or discolor water upon refiling. Any corrections to the finish due to substandard water will be at the purchaser's expense. The purchaser agrees to supply the contractor with 120 volt electric outlets as needed to operate the contractor's power equipment.

Please Note: The contractor will not provide any form of reimbursement for expenses incurred from water or electrical use. Purchaser is responsible for maintaining a continuous flow of water during refilling and is responsible for turning water off when the proper level is reached.

<u>UNDERGROUND WATER/DEWATERING:</u> The contractor will take all precautions to manage underground water pressure according to industry standards for preventing pool popping or shifting. If well points or any other dewatering precaution is deemed necessary after commencement of work the purchaser will be notified by the contractor and will be responsible for any additional charges incurred for the process.

PROPERTY ACCESS & DRAINAGE: Purchaser shall warrant and guaranty that contractor and its subcontractors, agents or assigns and required equipment shall have access to the contract property during the entirety of the construction process. Purchaser shall obtain permission from adjacent property owners for ingress and egress of materials and equipment during construction if needed. Purchaser shall also obtain permission for the contents of the swimming pool to flow into adjacent property if this is expected. The purchaser shall be responsible for damage to lawns, shrubs, flowers, trees, fences, ornamental walks, sidewalks, driveways, decks, landscaping and any other improvement resulting from construction work, pool drainage and access. Contractor is responsible for using reasonable care and purchaser is not responsible for contractor's negligence.

Pool water will be discharged to closest storm water drainage outlet unless otherwise directed by Purchaser.

<u>MATERIAL SELECTION:</u> The Purchaser is solely responsible for the color and material selection (documented on signed estimate/proposal/work order) of all products utilized by the contractor.

LIGHT FIXTURES: Existing light fixture(s) must be removed and placed on the pool deck during the pool resurface. Although every precaution is taken to protect your light fixture(s), movement of the fixture can cause seal to fail due to age, pool water chemistry, improper installation, etc. The contractor is not responsible for any issues that arise with the light fixture(s) during or after the resurface. This includes, but is not limited to, fixture leaks, conduit leaks, and bulb failures. Any cost incurred on equipment repair/replacement will be the responsibility of the purchaser.

<u>CHANGE ORDERS:</u> Any alteration or deviation from the estimate/proposal/work order specifications involving any extra cost of material or labor will become an extra charge over the stated amount. In addition, any work or damage uncovered during the **unforeseen** construction process is not included in the contract and will become an extra charge over the contract (i.e., extra prep work required due to prior resurfacing or due to extreme condition of existing surface, pool popping precautions (well points needed), etc.)

*During the prep process if more than 35% of the existing pool finish has to be removed there will be an additional prep fee in addition to the proposed amount unless otherwise noted on the contract.

<u>PHOTOGRAPHY:</u> The purchaser acknowledges that by signing this contract you are authorizing Pinch A Penny to use any photography or video taken during the contracted time period of your swimming pool resurface for advertising and/or marketing materials unless otherwise specified.

<u>PURCHASER'S ACKNOWLEDGEMENT OF WORK:</u> The purchaser realizes that the contractor shall not be held responsible for minor inconveniences and damages resulting from contractor or subcontractor's work at the contract property in accordance with all generally accepted industry standards and practices associated with such work. These include, but are not limited to, minor oil spots on driveway, cracks in concrete, landscaping damage, dead grass, stucco or plaster chips, noise, vibration, vehicles in driveway or street, any interior damages from such work, chemical fumes at construction site, etc. Additionally, the purchaser recognizes that while the contractor takes every precaution to protect the swimming pool deck, it is not possible to cover the entire surface and there could be minor plaster or spot staining on the surface. The purchaser waives and agrees to hold contractor and its subcontractors harmless from such minor inconveniences and damages unless they were incurred as a result of negligence on the part of the contractor or its subcontractors. Negligence is defined here as work being performed outside the standard of the normal course of operation for such work.

In order to accept the estimate/work order/proposal and schedule the initiation of work, please sign below:

The purchaser, by signing below, acknowledges that he/she has received a copy of this contract with attached and signed estimate/work order/proposal and agrees to all terms, conditions and prices on all pages of this contract. Additionally, purchaser authorizes the contractor (Pinch A Penny CPC#1459123) to perform work as specified and agrees to make payments as outlined. The person executing this Agreement represents and warrants that he/she has authority to contract for the work is the legal entity that owns the property.

Owner:		Contractor:		
	Print Name		Print Name	
Co-Owner:				
	Print Name			
Accepted:		Accepted:		
	Signature		Signature	
Date:		Date:		



Request for Funds

Date of request: 11/13/24 Submitted by: Kevin McKendree

Resurfacing of RiverHouse family pool and decking:

The RiverHouse pools need to be resurfaced due to their age. Typically marcite lasts 10-15 years and our pools are approaching 17 years. There is also a small leak at the expansion joint. This process involves removal of the old marcite, tile and coping. Applying new marcite with a pebble finish, 6 inch border tile, then coping and finally new pavers on the pool's deck. New 12 volt LED lights will be installed as well during the process. We will also need to remove 2 palms that are located adjacent to the expansion joint that may be the culprit of the leak, this will be an additional expense. Due to budgetary purposes we have broken this project out into 2 phases. This fiscal year FY25 we plan to address phase 1 that includes the family pool and decking going into the pergola. Phase 2 next fiscal year FY26 consists of the lap pool resurfacing and surrounding deck including the dive blocks. Please see the below quotes for Phase 1 resurfacing and deck replacement for consideration.

Vendor	Warranty	Job Scope	District	Cost with basic Pavers	Cost with shell lock pavers
Crown Pools	15 years on pebble finish, 1 year material and labor on pavers, No warranty on expansion joint. Three years on pool lights.	Strip and haul away old pavers and marcite. Apply new pebble finish, seal expansion joint, replace lights, coping and pavers.		\$429,021	\$444,021
			1	136,085.46	140,843.46
			2	142,477.87	147,459.37
			3	150,457.66	155,718.16
Pinch a Penny	15 years on pebble pool finish with	Strip and haul away old pavers and marcite. Apply new pebble finish, seal expansion joint, replace lights, coping and pavers.		\$388,225	402,225
	proper care and water chemistry.		1	123,144.97	127,585.77
	Pavers are 2 year on workmanship		2	128,929.52	133,578.92
	and limited lifetime on the product. No warranty on expansion joint.		3	136,150.51	141,060.31
Epic Pools	Labor warranty one year. Pebble			\$378,200	\$430,200
	pool finish is with proper care and	Strip and haul away old pavers	1	119,965.04	136,459.44
	water chemistry. Pavers are one	and marcite. Apply new pebble	2	125,600.22	142,869.42
	year on labor. No warranty on	finish, seal expansion joint,	3		
	expansion joint. Three years on pool lights.	replace lights, coping and pavers.		132,634.74	150,871.14

