

# ***PINE RIDGE PLANTATION***

*Community Development District*

*October 19, 2021*

## *AGENDA*

# **Pine Ridge Plantation Community Development District**

475 West Town Place

Suite 114

St. Augustine, Florida 32092

*District Website:* [www.pineridgeplantationcdd.com](http://www.pineridgeplantationcdd.com)

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October 11, 2021

Board of Supervisors  
Pine Ridge Plantation Community Development District

Dear Board Members:

The meeting of the Board of Supervisors of the Pine Ridge Plantation Community Development District will be held Tuesday, October 19, 2021 at 6:00 p.m. at the Pine Ridge Plantation Amenity Center, 4200 Pine Ridge Parkway, Middleburg, Florida 32068. Following is the advance agenda for the meeting:

- I. Roll Call
- II. Public Comments
- III. Consideration of Resolution 2022-01, Approving RFP Documents for Recreation Improvement Project
- IV. Consideration of Construction Related Documents
- V. Staff Reports
  - A. Attorney
  - B. District Manager
  - C. Engineer - Ratification of Requisition 4-6 (Series 2020 Project)
  - D. Operations Manager
    - 1. Report
    - 2. Entry Sign Proposal
    - 3. Landscape Quality Inspection Report
  - E. Amenity Manager

VI. Public Comments / Supervisor's Requests

VII. Approval of Consent Agenda

- A. Approval of the Minutes of the July 26, 2021 Meeting and August 24, 2021 Special Meeting
- B. Balance Sheet and Statement of Revenues & Expenditures for the Period Ending June 30, 2021
- C. Assessment Receipts Schedule
- D. Approval of Check Register

VIII. Next Scheduled Meeting – 11/16/21 @ 6:00 p.m. at the Pine Ridge Plantation Amenity Center

IX. Adjournment



### *THIRD ORDER OF BUSINESS*

## **RESOLUTION 2022-01**

### **A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT APPROVING REQUEST FOR PROPOSAL DOCUMENTS FOR THE DISTRICT'S RECREATION IMPROVEMENT PROJECT; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Pine Ridge Plantation Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes* (the "Act"); and

**WHEREAS**, the Act authorizes the District to construct, operate, and maintain amenity and recreation facilities and associated neighborhood improvements; and

**WHEREAS**, it is in the District's best interests to competitively solicit proposals through a Request for Proposals ("RFP") process for its Recreation improvement project (the "Project"); and

**WHEREAS**, the Board desires to approve in substantial form the RFP notice and Evaluation Criteria for the Project attached hereto as **Exhibit A**; and

**WHEREAS**, the Board desires to authorize the Chairman or Vice Chairman, in consultation with District staff, to effectuate any revisions to the documents attached as **Exhibit A**, and the preparation of the additional documents necessary to prepare a final RFP project manual for the Project, and other documents that are in the best interests of the District;

**WHEREAS**, the Board further desires to authorize the Chairman or Vice Chairman, in consultation with District staff, to approve the scope of the Project that will be subject to the RFP, the timing of the RFP notice, and all procedural matters related to the RFP.

### **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1.** All of the representations, findings and determinations contained above are recognized as true and accurate, and are expressly incorporated into this Resolution.

**SECTION 2.** The Board hereby approves in substantial form the documents attached hereto as **Exhibit A**, and subject to further review and revision by District staff as finally approved by the Chairman or Vice Chairman.

**SECTION 3.** The Board hereby authorizes the Chairman, in consultation with District staff, to 1) effectuate any revisions to the documents attached as **Exhibit A**, and the preparation

of the additional documents necessary to prepare the RFP; and 2) approve the scope of the Project that will be subject to the RFP, the timing of the RFP notice, and all procedural matters related to the RFP. Consistent with such approvals, the Chairman, District Manager, District Counsel, District Engineer, , District Architect, Secretary, and Assistant Secretaries are hereby authorized, upon the adoption of this Resolution, to do all acts and things required of them to effect the procurement contemplated by the RFP, and all acts and things that may be desirable or consistent with the RFP's requirements or intent. The Chairman and Secretary are hereby further authorized to execute any and all documents necessary to affect the RFP. The Vice Chairman shall be authorized to undertake any action herein authorized to be taken by the Chairman, in the absence or unavailability of the Chairman, and any Assistant Secretary shall be authorized to undertake any action herein authorized to be taken by the Secretary, in the absence or unavailability of the Secretary.

**SECTION 4.** If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

**SECTION 5.** This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

**PASSED AND ADOPTED** this 19th day of October, 2021.

ATTEST:

**PINE RIDGE PLANTATION  
COMMUNITY DEVELOPMENT  
DISTRICT**

\_\_\_\_\_  
Secretary

\_\_\_\_\_  
Chairman/Vice Chairman

**Exhibit A:** RFP Notice and Evaluation Criteria

## Exhibit A

### RFP Notice and Evaluation Criteria

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
REQUEST FOR PROPOSAL FOR  
PINE RIDGE PLANTATION \_\_\_\_\_ RECREATION PROJECT**

Notice is hereby given that the Pine Ridge Plantation Community Development District ("District") will receive proposals for the following District project:

**PINE RIDGE PLANTATION \_\_\_\_\_ RECREATION PROJECT**

The contract will require contractors to provide for the construction, labor, materials, and equipment necessary to construct (Insert description of improvements subject to RFP) and other associated scopes as more particularly described in the Project Manual and in accordance with the plans and specifications.

The Project Manual, consisting of the proposal package, contract, proposal form, plans, and other materials, will be available for public inspection and may be obtained beginning \_\_\_\_\_, 202\_\_ at \_\_\_\_:00 \_\_\_\_m. from England-Thims & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32258 (904) 642-8990. Plans may be obtained only as full size (24x36). It is recommended that prospective proposers email orders to \_\_\_\_\_, P.E. (insert e-mail address) in advance to avoid printing delay and for cost information. Proposers may purchase as many Project Manuals as they would like. No partial Project Manual or plans will be available. The Project Manual will be available for pickup at the offices of England-Thims & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32258.

There will be a **pre-bid proposal conference** at England-Thims & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32258, on \_\_\_\_\_, 202\_\_ at \_\_\_\_:\_\_\_\_m.

Proposals will be evaluated in accordance with the criteria included in the Project Manual. **The District reserves the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause, provide for the delivery of the project in phases, and waive minor or technical irregularities in any Proposal, as it deems appropriate, if it determines in its discretion that it is in the District's best interests to do so.** Any protest of the Project Manual, including the terms and specifications, must be filed with the District within 72 hours of pickup of the Project Manual, together with a protest bond in a form acceptable to the District and in the amount of \$10,00.00. In the event the protest is successful, the protest bond shall be refunded to the protestor. In the event the protest is unsuccessful, the protest bond shall be applied towards the District's costs, expenses and attorney's fees associated with hearing and defending the protest. Failure to timely file a protest will result in a waiver of proceedings under Chapter 190, Florida Statutes, and other law.

Firms desiring to provide construction services for the referenced project must submit one original and eight copies of the required proposal no later than 5:00 p.m. on \_\_\_\_\_, 202\_\_ at the offices of England-Thims & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32258. The District's Engineer will conduct a special public meeting at that place and time to publicly open the proposals. No official action will be taken at the meeting. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law including but not limited to Chapter 190, Florida Statutes. A copy of the agenda for the meeting may be obtained from the District Engineer, at England-Thims & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32258, or \_\_\_\_\_, P.E. (insert e-mail address). The meeting may be continued in progress without additional notice to a time, date, and location stated on the record. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting Governmental Management Services, LLC, the District Manager, at (904) 940-5850, or at 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Proposals shall be in the form provided in the Project Manual and submitted in a sealed envelope pursuant to the Instructions to Proposers. The District reserves the right to return unopened to the Proposer any proposals received after the time and date stipulated above. Each proposal shall remain binding for a minimum of one hundred and twenty (120) days after the proposal opening.

The successful Proposer will be required upon award to furnish a payment and performance bond for one hundred percent (100%) of the value of the contract, with a Surety acceptable to the District, in accordance with section 255.05, Florida Statutes.

All questions regarding the Project Manual or this project shall be directed in writing only to England-Thims & Miller, Inc., 14775 Old St. Augustine Road, Jacksonville, Florida 32258, or \_\_\_\_\_, P.E. (insert e-mail address). No phone inquiries please.

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT**  
**Request for Proposals – \_\_\_\_\_ Recreation Construction Project**  
**Evaluation Criteria**

1. *Personnel.* (10 Points)

(E.g., geographic locations of the firm's headquarters or permanent office in relation to the project; capabilities and experience of key personnel, including the project manager and field supervisor; present ability to appropriately staff and manage this project; evaluation of existing workload; proposed staffing levels, etc.)

2. *Proposer's Experience.* (20 Points)

(E.g. past record and experience of the respondent with Pine Ridge Plantation CDD; past record and experience in similar projects and with other CDD's and units of government; volume of work previously performed by the firm; character, integrity, reputation, of respondent, etc.)

3. *Understanding of Scope of Work.* (10 Points)

Extent to which the proposal demonstrates an understanding of the District's needs for the services requested.

4. *Financial Capability.* (10 Points)

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

5. *Price.* (25 Total Points)

Points available for price will be allocated as follows:

15 Points will be awarded to the Proposer submitting the lowest cost proposal , (i.e., the summation of the unit price extensions using quantity estimates provided, the allowances shown, plus the proposal contractor's fee) for completing the work. All other proposals will receive a percentage of this amount based upon the difference between the Proposer's bid and the low bid.

10 Points are allocated for the reasonableness of unit prices and balance of bid.

6. *Schedule.* (25 Points)

Points available for schedule will be allocated as follows:

15 Points will be awarded to the Proposer submitting the proposal with the most expedited construction schedule (i.e. the fewest number of days) for completing the work. All other proposals will receive a percentage of this amount based upon the difference between the Proposer's timeline and the most expedited construction schedule.

10 Points will be allocated based on the Proposer's ability to credibly complete the project within the Proposer's schedule without a premium cost for accelerated work and demonstrate on-time performance. These points will also take into account the demonstration of Proposer's understanding (through presentation in the proposal of a milestone schedule) of how to meet the required substantial and final completion dates and the delivery approach outlined in the Project Manual.

## *FIFTH ORDER OF BUSINESS*

*C.*



## FORM OF REQUISITION FOR SERIES 2020 PROJECT

The undersigned, an Authorized Officer of Pine Ridge Plantation Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as successor in trust to SunTrust Bank, Orlando, Florida, as trustee (the "Trustee"), dated as of September 1, 2006 (the "Master Indenture"), as supplemented by the Second Supplemental Trust Indenture from the District to the Trustee, dated as of September 1, 2020 (the "Supplemental Indenture" and together with the Master Indenture, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 4

(B) Name of Payee: Basham & Lucas Design Group, Inc.  
7645 Gate Parkway, Suite 101  
Jacksonville, FL 32256

(C) Amount Payable: \$ 18,600.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments or state Costs of Issuance, if applicable): Professional Services related to Pine Ridge Plantation Amenity – Invoice 8499

(E) Fund or Account and subaccount, if any, from which disbursement to be made:

The undersigned hereby certifies that:

☒ obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the Series 2020A Acquisition and Construction Account referenced above, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Series 2020 Project and each represents a Cost of the Series 2020 Project, and has not previously been paid out of such Account;

OR

☐ this requisition is for costs of issuance payable from the Series 2020A Costs of Issuance Account that has not previously been paid out of such Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set

forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.


Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**PINE RIDGE PLANTATION  
COMMUNITY DEVELOPMENT  
DISTRICT**

By:   
Authorized Officer

**CONSULTING ENGINEER'S APPROVAL FOR  
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Series 2020A Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Series 2020 Project and is consistent with (i) the applicable acquisition or construction contract, (ii) the plans and specifications for the portion of the Series 2020 Project with respect to which such disbursement is being made, and (iii) the report of the Consulting Engineer attached as an exhibit to the Supplemental Indenture, as such report shall have been amended or modified on the date hereof.

  
Consulting Engineer

June 15, 2021



7645 Gate Parkway Suite 101  
Jacksonville, FL 32256  
(904) 731-2323

www.bashamlucas.com

## Invoice

| DATE      | INVOICE # |
|-----------|-----------|
| 6/14/2021 | 8499      |

| BILL TO  |
|--|
| <b>Pine Ridge Plantation CDD</b><br><b>Ernesto Torres</b><br><b>c/o Governmental Management Services, LLC</b><br><b>475 W. Town Place, Suite 114</b><br><b>St. Augustine, FL 32092</b> |

| PROJECT   | Pine Ridge Plantation Amenity/CD-(21-21) |          |              |                    |  |
|---|--|----------|--------------|--------------------|--|
| CONTRACT SERVICES   | CONTRACT                                 | TO DATE  | Total %      | AMOUNT DUE         |  |
| Part 1: Amenity Area Enhancement Concept  | 5,200.00                                 | 5,200.00 | 100.00%      | 0.00               |  |
| Part 2: Amenity Area Design Development   | 12,200.00                                |          | 100.00%      | 12,200.00          |  |
| Part 3: Architectural Renovation Documents of the Existing Building (limited to fitness expansion-only) | 17,800.00                                |          | 25.00%       | 4,450.00           |  |
| Part 4: Interior Design Construction Documents for the Fitness Expansion                                | 3,500.00                                 |          | 0.00%        | 0.00               |  |
| Part 5: Hardscape Construction Documents  | 7,800.00                                 |          | 25.00%       | 1,950.00           |  |
| Part 6: Amenity Area Site Electrical Engineering  | 2,100.00                                 |          | 0.00%        | 0.00               |  |
| Part 7: Swimming Pool & Spray Park Engineering Documents (max. 2,500 sf wet area)                       | 17,500.00                                |          | 0.00%        | 0.00               |  |
| Part 8: Amenity Area Landscape Architecture Design  | 4,800.00                                 |          | 0.00%        | 0.00               |  |
| Part 10: Fine Grading Design of the Pool (area within the fence)  | 3,200.00                                 |          | 0.00%        | 0.00               |  |
|   |  |          | <b>TOTAL</b> | <b>\$18,600.00</b> |  |

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(A) Requisition Number: 5

(B) Name of Payee: Hopping Green & Sams  
119 S. Monroe Street, Suite 300  
Tallahassee, FL 32314

(C) Amount Payable: \$ 130.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments or state Costs of Issuance, if applicable): Professional Services related to Project Construction – Invoice 124403 (May 2021)

(E) Fund or Account and subaccount, if any, from which disbursement to be made:

The undersigned hereby certifies that:

☒ obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the Series 2020A Acquisition and Construction Account referenced above, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Series 2020 Project and each represents a Cost of the Series 2020 Project, and has not previously been paid out of such Account;

OR

☐ this requisition is for costs of issuance payable from the Series 2020A Costs of Issuance Account that has not previously been paid out of such Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set

forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

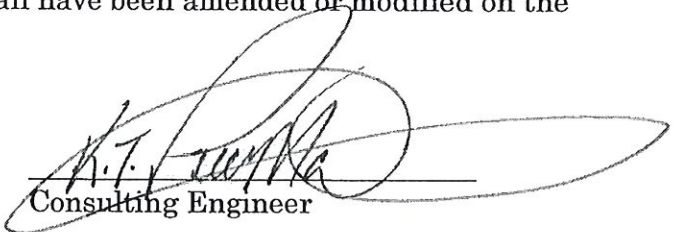
Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**PINE RIDGE PLANTATION  
COMMUNITY DEVELOPMENT  
DISTRICT**

By:   
Authorized Officer

**CONSULTING ENGINEER'S APPROVAL FOR  
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Series 2020A Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Series 2020 Project and is consistent with (i) the applicable acquisition or construction contract, (ii) the plans and specifications for the portion of the Series 2020 Project with respect to which such disbursement is being made, and (iii) the report of the Consulting Engineer attached as an exhibit to the Supplemental Indenture, as such report shall have been amended or modified on the date hereof.

  
Consulting Engineer

August 17, 2021

# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

===== STATEMENT =====

June 30, 2021

Pine Ridge Community Development District  
Governmental Management Services  
5385 North Nob Hill Road  
Sunrise, FL 33351

Bill Number 124403  
Billed through 05/31/2021

## Project Construction

PRIDGE 00103 WSH

### FOR PROFESSIONAL SERVICES RENDERED

05/25/21 WSH Prepare work authorization for Basham and Lucas. 0.50 hrs

Total fees for this matter \$130.00

### MATTER SUMMARY

Haber, Wesley S. 0.50 hrs 260 /hr \$130.00

TOTAL FEES \$130.00

TOTAL CHARGES FOR THIS MATTER \$130.00

### BILLING SUMMARY

Haber, Wesley S. 0.50 hrs 260 /hr \$130.00

TOTAL FEES \$130.00

TOTAL CHARGES FOR THIS BILL \$130.00

Please include the bill number with your payment.

## FORM OF REQUISITION FOR SERIES 2020 PROJECT

The undersigned, an Authorized Officer of Pine Ridge Plantation Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U.S. Bank National Association, as successor in trust to SunTrust Bank, Orlando, Florida, as trustee (the "Trustee"), dated as of September 1, 2006 (the "Master Indenture"), as supplemented by the Second Supplemental Trust Indenture from the District to the Trustee, dated as of September 1, 2020 (the "Supplemental Indenture" and together with the Master Indenture, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 6

(B) Name of Payee: Basham & Lucas Design Group, Inc.  
7645 Gate Parkway, Suite 101  
Jacksonville, FL 32256

(C) Amount Payable: \$ 900.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments or state Costs of Issuance, if applicable): Professional Services related to Pine Ridge Plantation Amenity – Invoice 8600

(E) Fund or Account and subaccount, if any, from which disbursement to be made:

The undersigned hereby certifies that:

☒ obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the Series 2020A Acquisition and Construction Account referenced above, that each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Series 2020 Project and each represents a Cost of the Series 2020 Project, and has not previously been paid out of such Account;

OR

☐ this requisition is for costs of issuance payable from the Series 2020A Costs of Issuance Account that has not previously been paid out of such Account.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set



forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**PINE RIDGE PLANTATION  
COMMUNITY DEVELOPMENT  
DISTRICT**

By: Maurice G. Lee  
Authorized Officer

**CONSULTING ENGINEER'S APPROVAL FOR  
NON-COST OF ISSUANCE REQUESTS ONLY**

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K.T. [Signature]  
Consulting Engineer

August 26, 2021



**Basham & Lucas Design Group Inc.**

7645 Gate Pkwy Ste 101  
Jacksonville, FL 32256 US  
(904) 731-2323  
www.bashamlucas.com

**INVOICE**

BILL TO  
Pine Ridge Plantation CDD  
Ernesto Torres  
c/o Governmental Management Services, LLC  
475 W. Town Place, Suite 114  
St. Augustine, FL 32092

INVOICE 8600  
DATE 08/26/2021  
TERMS Due on receipt  
DUE DATE 08/31/2021

PROJECT NAME  
(21-21) Pine Ridge Plantation

| CONTRACT SERVICES   | CONTRACT  | DUE               | AMOUNT DUE |
|---|-----------|-------------------|------------|
| Part 3: Architectural Renovation Documents of the Existing Building (limited to fitness expansion only) | 17,800.00 | 0.00 of 17,800.00 | 0.00       |
| Part 4: Interior Design Construction Documents for the Fitness Expansion                                | 0.00      | 0.00 of 0.00      | 0.00       |
| Part 5: Hardscape Construction Documents  | 7,800.00  | 0.00 of 7,800.00  | 0.00       |
| Part 6: Amenity Area Site Electrical Engineering  | 2,100.00  | 0.00 of 2,100.00  | 0.00       |
| Part 7: Swimming Pool & Spray Park Engineering Documents (max. 2,500 sf wet area)                       | 17,500.00 | 0.00 of 17,500.00 | 0.00       |
| Part 8: Amenity Area Landscape Architecture Design  | 4,800.00  | 0.00 of 4,800.00  | 0.00       |
| Part 10: Fine Grading Design of the Pool (area within the fence)  | 3,200.00  | 0.00 of 3,200.00  | 0.00       |
| Additional Services: CDD Meetings.<br>7/26/21 - 2.5hrs @ \$200/hr<br>8/24/21 - 2hrs @ \$200/hr          | 200.00    |                   | 900.00     |

BALANCE DUE **\$900.00**

Estimate Summary

|                 |           |
|-----------------|-----------|
| Estimate 20-129 | 70,600.00 |
| Invoice 8415    | 6,800.00  |

|                   |           |
|-------------------|-----------|
| Invoice 8499      | 18,600.00 |
| This invoice 8600 | \$900.00  |
| Total invoiced    | 26,300.00 |

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*D.*

*1.*

**Pine Ridge Plantation Community Development District**

4200 Pine Ridge Parkway, Middleburg, Florida 32068

904-509-6445

Date: October 19, 2021  
To: Pine Ridge Plantation CDD, Board of Supervisors  
From: Maria Cranford, Amenity Manager &  
Brian Stephens, Operations Manager  
Re: Monthly Facility Memorandum

**Completed Items:**

- AllWeather Contractors began installation of the replacement beams on August 16<sup>th</sup>. Installation was completed within 14 days.
- Playground mulch was installed on August 19th.
- Palms trees at the amenity center were pruned on September 28th.
- A pressure washer was purchased to keep on site.
- The playground equipment was pressure washed and a torch was used to help restore the green top caps to their original color.
- The playground benches and picnic tables have been repainted due to areas of missing paint.
- The main entry gate was repainted to address areas of chipped and peeling paint.
- All of the toilet seats were tightened to prevent the seats from wiggling.
- RMS staff did a deep clean/scrubbing of the tiles and grout in the clubhouse kitchen.
- RMS staff cleaned out the curbs along Tynes Blvd and Pine Ridge Pkwy. There was a buildup of grass and weeds in many areas preventing water from draining along the roadways.
- Two additional dog waste stations were purchased and installed in common areas throughout the community. Total number of dog waste stations are currently at 8.

- Several security cameras were repositioned to provide a better view of the pool and pool deck.

### **Landscaping & Lakes:**

- Down to Earth continues to maintain the grounds throughout.
- RMS and Down to Earth are meeting monthly for a landscape inspection.
- Down to Earth has started mowing the natural areas throughout the community and will be lifting the tree canopies.
- Lake Doctor's continues to maintain the lakes.
- A proposal from Lake Doctors was requested to add the 2 additional lakes in the new phase.
- RMS continues to inspect and clean all the lakes and outfall structures.

### **Amenity Manager:**

- The community yard sale was held on September 25<sup>th</sup> and 26<sup>th</sup> from 8 a.m. to 1 p.m.
- The Annual Halloween event will be held on October 30<sup>th</sup> and feature a haunted house.
- Halo-Halong Sangkap Pinoy Eats was at the amenity center on July 24<sup>th</sup> from 2 to 5 p.m. and again on August 7<sup>th</sup> from 3 to 6 p.m.
- Mini Good things was at the amenity center on August 17<sup>th</sup> from 5 to 8 p.m. They served alongside San Marco Chz Fry Co
- Twisted Philly Steaks was at the amenity center on August 23<sup>rd</sup> from 5 to 8 p.m.
- Frozen Sweets Truck was at the amenity center on August 22<sup>nd</sup> and again on September 5<sup>th</sup> from 3 to 6 p.m.

- The Lumpia Lady was at the amenity center on September 19<sup>th</sup> from 5 to 8 p.m.
- San Marco Chz Fry Co was at the amenity center on October 7<sup>th</sup> from 5 to 8 p.m. They are scheduled to return on November 4<sup>th</sup> and December 8<sup>th</sup>
- Abstrakt Filipino Essence and Halo-Halong Sangkap Pinoy Eats were both at the amenity center on October 12<sup>th</sup> from 5 to 8 p.m. They are both scheduled to return to the facility on November 10<sup>th</sup> and again on December 7<sup>th</sup>
- Backwood Meat Smokerz BBQ was at the amenity center on October 6<sup>th</sup> from 5 to 8 p.m. and will be returning to facility on November 18<sup>th</sup>
- Hibashi Party will be at the amenity center on October 20<sup>th</sup> from 5 to 8 p.m. and they are also scheduled for November 11<sup>th</sup> and December 15<sup>th</sup>

Should you have any questions or comments regarding the above information, please feel free to contact me at (904) 627-9271 or Rich at (904) 759-8923.

## *SEVENTH ORDER OF BUSINESS*



*A.*

MINUTES OF MEETING  
PINE RIDGE PLANTATION  
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Pine Ridge Plantation Community Development District was held on Monday, July 26, 2021 at 6:00 p.m. at the Pine Ridge Plantation Amenity Center, 4200 Pine Ridge Parkway, Middleburg, Florida.

Present and constituting a quorum were:

|                |               |
|----------------|---------------|
| Matt Biagetti  | Chairman      |
| Jeff Lewis     | Vice Chairman |
| Jerry Ritchie  | Supervisor    |
| Nelson Nazario | Supervisor    |

Also, present were:

|                          |  |
|--------------------------|--|
| Marilee Giles            | District Manager                       |
| Wes Haber                | District Counsel                       |
| Peter Ma <i>by phone</i> | District Engineer                      |
| Maria Cranford           | Amenity Manager                        |
| Tom Chewning             | District Operation Manager             |
| Mike Lucas               | Basham & Lucas                         |
| Jack Montoya             | Elected to fill position of Supervisor |

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Giles called the meeting to order at 6:00 p.m. All five Board members were present constituting a quorum. Ms. Giles recommended the removal Item 6 from the agenda as Mr. Haber had not received information to complete this item.

**SECOND ORDER OF BUSINESS**

**Public Comments**

Ms. Giles asked for any public comments on agenda items from anyone attending via Zoom. There were no public comments.

**THIRD ORDER OF BUSINESS****Organizational Matters****A. Appointment of New Supervisor to Fill Unexpired Term of Office (Expires 11/2024)**

Ms. Giles stated there were three interested candidates. Paul Cassanova introduced himself and explained his background and why he was qualified as a potential Supervisor. Jack Montoya introduced himself and explained his background and why he was qualified as a potential Supervisor. The other candidate was not present at the meeting. Concerns were voiced about the Sunshine Law and conflicts with HOA and CDD Board if Mr. Paul Cassanova were appointed. After Board questioning of candidates and discussion, the motion was made for Mr. Jack Montoya as Supervisor to fill the position.

On MOTION by Mr. Biagetti, seconded by Mr. Lewis, with all in favor, Appointment of Jack Montoya to Fill Unexpired Term of Office, was approved.

**B. Oath of Office to Newly Appointed Supervisor**

Ms. Giles performed the oath of office for Jack Montoya as a governmental official and reviewed the Sunshine Law, and Public Records law. Ms. Giles provide a packet on the position. Mr. Haber reiterated the Sunshine Law policy, Records Law, and Conflicts of Interest.

**C. Election of Officers, Resolution 2021-06**

Ms. Giles stated the Chairman needed to nominate a Vice-Chair. He nominated Jeff Lewis. The motion followed.

On MOTION by Mr. Biagetti, seconded by Mr. Nazario, with all in favor, Electing Jeff Lewis as Vice-Chairman, was approved.

Ms. Giles stated the following appointments needed approval as officers. She asked that herself be appointed as Secretary, and Mr. Montoya as Assistant Secretary, and other GMS staff be removed from positions.

On MOTION by Mr. Biagetti, seconded by Mr. Nazario, with all in favor, Resolution 2021-06 Electing Ms. Giles as Secretary, Mr. Perry as Treasurer, Mr. Oliver as Assistant Treasurer, Ms. Powers as Assistant Treasurer, Mr. Torres as Assistant Treasurer, Mr. Laughlin as Assistant Secretary, and Mr. Montoya as Assistant Secretary, and Mr. Hans as Assistant Secretary, was approved.

**FOURTH ORDER OF BUSINESS**

**Consideration of Agreement with AllWeather Contractors for Beam Replacement**

Ms. Giles stated at the May 24<sup>th</sup> meeting the Board selected AllWeather to replace the beam. District Counsel has prepared the agreement and it needs approval. It was stated that the work was to be completed in 14 days. Issue of storing and issues with the beams were discussed. Mr. Haber will update the wording of the agreement.

On MOTION by Mr. Biagetti, seconded by Mr. Ritchie, with all in favor, the Agreement with AllWeather Contractors for Beam Replacement, was approved in substantial form with amendments.

**FIFTH ORDER OF BUSINESS**

**Ratification of Work Authorization No. 2 for Basham & Lucas (Parts 3, 5, 6, 7, 8 and 10)**

Ms. Giles stated this work authorization was approved at the May 24, 2021 Board meeting.

On MOTION by Mr. Lewis, seconded by Mr. Biagetti, with all in favor, Work Authorization No. 2 for Basham & Lucas (Parts 3, 5, 6, 7, & 8, was ratified.

**SIXTH ORDER OF BUSINESS**

**Consideration for Down to Earth Proposals for RAH Landscape Project and Monthly Maintenance of the Area**

Ms. Giles stated this item had been tabled.

**SEVENTH ORDER OF BUSINESS**

**Discussion of Splash Pad Options**

Mr. Lewis reviewed the 3 manufacture designs for the splash pad options. It was narrowed down to Aqua Worx, Vortex, and Fountain People. Estimated \$240,000 costs specifics

were explained. Discussion ensued on regulations of size, costs, layouts, play features, colors, and other possible options. After discussion, the Board decided to have a special meeting on August 24, 2021 at 6:00 p.m. to make the final selection.

**EIGHTH ORDER OF BUSINESS****Acceptance of Fiscal Year 2020 Audit Report**

Ms. Giles stated the FY2020 Audit Report was a required audit, performed by Berger, Toombs, Elam, Gaines & Frank. Ms. Giles reviewed the report and highlighted several areas with no findings or recommendations. She stated the report needs acceptance.

On MOTION by Mr. Biagetti, seconded by Mr. Nazario, with all in favor, the Fiscal Year 2020 Audit Report, was accepted.

**NINTH ORDER OF BUSINESS****Consideration of Audit Engagement Letter from Berger, Toombs, Elam, Gaines & Frank**

Ms. Giles stated on May 24, 2021 the Board selected Berger, Toombs, Elam, Gaines & Frank to perform the audit.

On MOTION by Mr. Biagetti, seconded by Mr. Ritchie, with all in favor, the Audit Engagement Letter from Berger, Tooms, Elam Gaines & Frank, was accepted.

**TENTH ORDER OF BUSINESS****Consideration of Resolution 2021-07, Ratifying the Change of Public Hearing Date Adopting the Fiscal Year 2022 Budget from July 20, 2021 to July 26, 2021**

Ms. Giles stated this change for the public hearing date is from July 20<sup>th</sup> to July 26<sup>th</sup>.

On MOTION by Mr. Biagetti, seconded by Mr. Ritchie, with all in favor, Resolution 2021-07, Ratifying the Change of Public Hearing Date Adopting the Fiscal Year 2022 Budget from July 20, 2021 to July 26, 2021, was approved.

**ELEVENTH ORDER OF BUSINESS**

**Public Hearing to Adopt the Budget for  
Fiscal Year 2022**

**A. Consideration of Resolution 2021-08, Relating to Annual Appropriations and  
Adopting the Budget for Fiscal Year 2022**

Ms. Giles stated reviewed the proposed budget. She noted the Board was able to keep assessments the same for FY22 as they were for FY21 at \$538,283. She asked for any Board comments. Ms. Giles asked for a motion to open the public hearing.

On MOTION by Mr. Nazario, seconded by Mr. Ritchie, with all in favor, the Motion to Open the Public Hearing, was approved.

Ms. Giles asked for public comments. There were no public comments, and Ms. Giles asked for a motion to close the public hearing.

On MOTION by Mr. Lewis, seconded by Mr. Nazario, with all in favor, the Motion to Close the Public Hearing, was approved.

Ms. Giles stated the resolution needed a motion for approval. The Board approved the proposed budget with no increase in assessments. Ms. Giles noted this was one of several CDD Boards that did not have an increase in assessments. There was some discussion on the decision to not increase the assessments.

On MOTION by Mr. Biagetti, seconded by Mr. Ritchie, with all in favor, Resolution 2021-08, Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2022, was approved.

**B. Consideration of Resolution 2021-09, Imposing Special Assessments and Certifying  
an Assessment Roll for Fiscal Year 2022**

Mr. Giles noted the resolution is approving the roll and turning into the Clay County Tax Collector's Office.

On MOTION by Mr. Biagetti, seconded by Mr. Ritchie, with all in favor, Resolution 2021-09, Imposing Special Assessment and Certifying an Assessment Roll for Fiscal Year 2022, was approved.

**TWELTH ORDER OF BUSINESS****Staff Reports****A. Attorney**

Mr. Haber noted updates on the two legislative sessions that may have impacts on the CDD. One bill was for Board members to get special ethics training, but the bill did not pass. The second was allowing advertisement of meetings on newspaper websites. This one is being reviewed to see how it will affect the CDD.

**B. District Manager – Discussion of Fiscal Year 2022 Meeting Schedule**

Ms. Giles stated the 2022 meeting schedule is the 3<sup>rd</sup> Tuesday of the month starting in November.

On MOTION by Mr. Nazario, seconded by Mr. Biagetti, with all in favor, the Fiscal Year 2022 Meeting Schedule, was approved.

**C. Engineer****1. Consideration of Work Authorization No. 23**

Mr. Ma stated this work authorization was for the engineering improvements to the Amenity Center. He reviewed the specifics of this work authorization. Mr. Lewis had a question about items not include in the pricing. Mr. Ma replied there may some additional work orders may be processed during construction process.

On MOTION by Mr. Nazario, seconded by Mr. Biagetti, with all in favor, Work Authorization No. 23, was approved.

**2. Ratification of Requisition No. 2 & No. 3 (Series 2020 Project)**

Ms. Giles stated these were payments to Hopping, Green & Sams, and Basham & Lucas. Both needed Board approval.

On MOTION by Mr. Biagetti, seconded by Mr. Nazario, with all in favor, Requisition No. 2 & 3 (Series 2020 Project), was ratified.

**D. Operations Manager**

**1. Report**

Mr. Chewning went over the Operations Report which was located in the agenda package. He reviewed all completed projects, including the landscaping and Lakes projects.

**2. Entry Sign Proposal**

Mr. Chewning reviewed the need for proposal on entry sign. After discussion, the Board decided to delay this until next month.

**3. Pressure Washing Roof Proposal**

Ms. Cranford reviewed the two pressure washing roof proposals. After discussion, the Board ask that Tom and Maria choose a vendor and purchase a pressure washer.

**4. Recessed Lighting Proposals**

Mr. Chewning reviewed the recessed lighting proposal. American Electrical Contracting, Inc submitted one of the proposals. After discussion the Board decided to table for next month and asked for another bid without the fitness room included.

**5. Exterior Painting Proposal**

Mr. Chewning reviewed the two proposals for exterior painting. After discussion, the Board decided to wait until after the construction project is finished for a decision on this topic.

**E. Amenity Manager**

Ms. Cranford noted number of rentals scheduled at 31 and current nonresident memberships at 3. She reviewed all activities that had occurred and all that were scheduled in the future.

**THIRTEENTH ORDER OF BUSINESS      Public Comments/Supervisor's Requests**

**Public Comments:**

Comments were provided to Maria about movie set and help if needed. Also commented about the hole in the street. Discussion ensued on repairs and the water main break delays. Comments were made on the changes in Clay County and effects on Pine Ridge. Comments on communication with HOA and asking for assistance.

Comments were made about possible expansion of dog park.



**Supervisor Requests:**

Supervisors' comments were made on about the good job GMS Management company is doing.

**FOURTEENTH ORDER OF BUSINESS      Approval of Consent Agenda**

**A.    Approval of the Minutes of the May 24, 2021 Meeting**

Ms. Giles presented the meeting minutes and asked if there were any questions. There being none,

|   |
|---|
| On MOTION by Mr. Biagetti seconded by Mr. Ritchie, with all in favor, the Minutes of the May 24, 2021 Meeting, were approved. |
|---|

**B.    Acceptance of the Minutes of the May 24, 2021 Audit Committee Meeting**

Ms. Giles presented the meeting minutes and asked if there were any questions. There being none,

|   |
|---|
| On MOTION by Mr. Biagetti seconded by Mr. Ritchie, with all in favor, Accepting the Meeting Minutes of the May 24, 2021 Audit Committee Meeting, were accepted. |
|---|

**C.    Balance Sheet and Statement of Revenues & Expenditures for the Period Ending June 30, 2021**

Ms. Giles noted the financials were for the period ending June 30, 2021.

**D.    Assessment Receipts Schedule**

Ms. Giles noted the receipt schedule was collected at 100%.

**E.    Approval of Check Register**

Ms. Giles presented the check register totaling \$89,669.88.

|   |
|---|
| On MOTION by Mr. Biagetti seconded by Mr. Ritchie, with all in favor, the Check Register for \$89,669.88, was approved. |
|---|

**F. Ratification of Agreement with Riverside Management Services, Inc. for Facility Management, Field Operations, Pool Maintenance, Lifeguard, Gate Monitor and Janitorial Services**

Ms. Giles presented the agreement that only needed ratification.

On MOTION by Mr. Biagetti seconded by Mr. Ritchie, with all in favor, the Agreement with Riverside Management Services, Inc. for Facility Management, Field Operations, Pool Maintenance, Lifeguard, Gate Monitor and Janitorial Services, was ratified.

**FIFTEENTH ORDER OF BUSINESS**

**Next Scheduled Meeting – 9/21/21 @ 6:00 p.m. at the Pine Ridge Plantation Amenity Center**

Ms. Giles stated the next scheduled meeting is scheduled for September 21, 2021 at 6:00 p.m. at the Pine Ridge Plantation Amenity Center. There will also be a special meeting on August 24, 2021 at 6:00p.m. at the Pine Ridge Plantation Amenity Center to discuss and select the Splash Pad.

**SIXTEENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Nazario, seconded by Mr. Biagetti, with all in favor, the Meeting was adjourned.

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Secretary / Assistant Secretary

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Chairman / Vice Chairman

MINUTES OF MEETING  
PINE RIDGE PLANTATION  
COMMUNITY DEVELOPMENT DISTRICT

The Special meeting of the Board of Supervisors of the Pine Ridge Plantation Community Development District was held on Tuesday, August 24, 2021 at 6:00 p.m. at the Pine Ridge Plantation Amenity Center, 4200 Pine Ridge Parkway, Middleburg, Florida.

Present and constituting a quorum were:

|               |               |
|---------------|---------------|
| Matt Biagetti | Chairman      |
| Jeff Lewis    | Vice Chairman |
| Jerry Ritchie | Supervisor    |
| Jack Montoya  | Supervisor    |

Also, present were:

|                           |                      |
|---------------------------|----------------------|
| Marilee Giles             | District Manager     |
| Wes Haber <i>by phone</i> | District Counsel     |
| Maria Cranford            | Amenity Manager      |
| Mike Lucas                | Basham & Lucas       |
| Brian Stephens            | Riverside Management |

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Giles called the meeting to order at 6:00 p.m. Four Board members were present constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Public Comments**

Ms. Giles noted that there are no members from the public in attendance at the meeting.

**THIRD ORDER OF BUSINESS**

**Discussion of Splash Pad Options**

Ms. Giles stated that at the last meeting the Board narrowed down the options from nine to three and presented the remaining options that are available in the agenda package. A survey was posted on the Facebook group to engage the community and the AquaWorx OP4 option was the overwhelming favorite. The Board discussed the options and the budget. They wanted to

remove one of the water cannons so younger kids might be more comfortable on that side of the splash pad and replacing it with something “easy” and “low volume”. The Board agreed that the one the community voted on will be the one that they install. The approximate cost is \$65,000.

On MOTION by Mr. Biagetti, seconded by Mr. Montoya, with all in favor, The AquaWorx Option 4 Splash Pad for \$65,000 and Replacing the Pink Cannon with something Low Volume, was approved.

#### **FOURTH ORDER OF BUSINESS**

#### **Staff Reports**

##### **A. Attorney**

Mr. Haber stated he had nothing further to report.

##### **B. District Manager**

Ms. Giles stated she had nothing further for the Board.

##### **C. Engineer**

There being none, the next item followed.

##### **D. Operations Manager**

Ms. Giles introduced the Board to Brian Stephens with RMS who had a couple of items to present to the Board.

##### **1. Entry Sign Proposal**

Mr. Stephens presented a proposal from All Weather Contractors for the entry sign. They are looking at removing the wood frame that is above the existing signs and the current proposal has nothing in it about the removal. He has reached out to them to give them a current price since the original proposal is from April and a price to include the removal of the existing wood. He is also working on getting more than one bid. This item will be tabled until the next meeting to have the most up to date information.

##### **2. Recessed Lighting Proposals**

Mr. Stephens presented two proposals for recessed lighting from American Electrical and Beacon Electrical for the replacement of all the can lighting. The American Electrical price was

\$7,290 and the Beacon Electrical price was \$6,830. Both quotes include materials and labor for install.

On MOTION by Mr. Biagetti, seconded by Mr. Lewis, with all in favor, the Proposal from Beacon Electrical to Replace Can Lighting for \$6,830, was approved.

### **3. Emergency Lighting Discussion**

Mr. Stephens presented one more proposal that he did not have in time to add to the agenda package. They currently have 26 of the emergency lights in stock and presented a quote for labor and incidental materials to install those for \$980.

On MOTION by Mr. Lewis, seconded by Mr. Montoya, with all in favor, the Proposal from Beacon Electrical for Emergency Lighting for \$980, was approved.

### **E. Amenity Manager**

Ms. Cranford presented a rendering for the Board for the entry signs to be sure they like the direction and the look they are moving towards before they meet with additional contractors. Discussion continued about different signage options. Staff will vet the different options and retrieve pricing for the next meeting. The question was asked to Mr. Haber if the CDD needed to go into an agreement with Beacon Electrical for the \$6,830 and Mr. Haber stated it was up to the Board. The Board decided to have Mr. Haber draw up an agreement.

## **FIFTH ORDER OF BUSINESS**

### **Public Comments/Supervisor's Requests**

#### **Public Comments:**

There being none, the next item followed.

#### **Supervisor Requests:**

There being none, the next item followed.

**SIXTH ORDER OF BUSINESS**

**Next Scheduled Meeting – 9/21/21 @ 6:00  
p.m. at the Pine Ridge Plantation Amenity  
Center**

Ms. Giles stated the next scheduled meeting is scheduled for September 21, 2021 at 6:00  
p.m.

**SEVENTH ORDER OF BUSINESS**

**Adjournment**

|  |
|--|
| On MOTION by Mr. Biagetti, seconded by Mr. Montoya, with all<br>in favor, the Meeting was adjourned. |
|--|

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

\_\_\_\_\_  
Chairman / Vice Chairman

*B.*

**PINE RIDGE PLANTATION**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**COMBINED BALANCE SHEET**  
**September 30, 2021**

|  | <u>Governmental Fund Types</u> |                        |                     |                         |                    |
|--|--------------------------------|------------------------|---------------------|-------------------------|--------------------|
|  | <u>General</u>                 | <u>Capital Reserve</u> | <u>Debt Service</u> | <u>Capital Projects</u> | <u>Totals 2021</u> |
| <b><u>ASSETS:</u></b>  |                                |                        |                     |                         |                    |
| CASH   | \$142,493                      | \$144,149              | ---                 | ---                     | \$286,642          |
| INVESTMENTS  |                                |                        |                     |                         |                    |
| Reserve A-1  | ---                            | ---                    | \$173,593           | ---                     | \$173,593          |
| Reserve A-2  | ---                            | ---                    | \$115,100           | ---                     | \$115,100          |
| Revenue A  | ---                            | ---                    | \$175,191           | ---                     | \$175,191          |
| Construction   | ---                            | ---                    | ---                 | \$1,852,367             | \$1,852,367        |
| State Board  | \$466,169                      | \$200,599              | ---                 | ---                     | \$666,768          |
| US Bank Custody  | \$181,758                      | ---                    | ---                 | ---                     | \$181,758          |
| Prepaid Expneses   | \$21,147                       | ---                    | ---                 | ---                     | \$21,147           |
|  |                                |                        |                     |                         |                    |
| <b>TOTAL ASSETS</b>  | <u>\$811,566</u>               | <u>\$344,748</u>       | <u>\$463,884</u>    | <u>\$1,852,367</u>      | <u>\$3,472,565</u> |
| <b><u>LIABILITIES:</u></b>                                     |                                |                        |                     |                         |                    |
| ACCOUNTS PAYABLE   | \$5,486                        | \$0                    | ---                 | ---                     | \$5,486            |
| ACCRUED EXPENSES   | \$2,116                        | ---                    | ---                 | ---                     | \$2,116            |
| <b>FUND BALANCES:</b>  |                                |                        |                     |                         |                    |
| ASSIGNED   | \$30,511                       | ---                    | ---                 | ---                     | \$30,511           |
| UNASSIGNED   | \$752,306                      | ---                    | ---                 | ---                     | \$752,306          |
| RESTRICTED FOR DEBT SERVICE                                    | ---                            | ---                    | \$463,884           | ---                     | \$463,884          |
| RESTRICTED FOR CAPITAL PROJECTS                                | ---                            | \$344,748              | ---                 | \$1,852,367             | \$2,197,116        |
|  |                                |                        |                     |                         |                    |
| <b>TOTAL LIABILITIES &amp; FUND EQUITY &amp; OTHER CREDITS</b> | <u>\$811,566</u>               | <u>\$344,748</u>       | <u>\$463,884</u>    | <u>\$1,852,367</u>      | <u>\$3,472,565</u> |



# PINE RIDGE PLANTATION

## COMMUNITY DEVELOPMENT DISTRICT GENERAL FUND

Statement of Revenues & Expenditures and Changes in Fund Balance  
For the Period Ended September 30, 2021

| DESCRIPTION                            | ADOPTED<br>BUDGET | PRORATED BUDGET<br>THRU 09/30/21 | ACTUAL<br>THRU 09/30/21 | VARIANCE        |
|--|-------------------|----------------------------------|-------------------------|-----------------|
| <b>REVENUES:</b>                       |                   |                                  |                         |                 |
| Assessments - Tax Collector            | \$538,283         | \$538,283                        | \$540,214               | \$1,931         |
| Misc./Facility Rental Income           | \$3,000           | \$3,000                          | \$10,075                | \$7,075         |
| Interest Income                        | \$5,000           | \$5,000                          | \$808                   | (\$4,192)       |
| <b>TOTAL REVENUES</b>                  | <b>\$546,283</b>  | <b>\$546,283</b>                 | <b>\$551,097</b>        | <b>\$4,814</b>  |
| <b>EXPENDITURES:</b>                   |                   |                                  |                         |                 |
| <b>ADMINISTRATIVE:</b>                 |                   |                                  |                         |                 |
| Supervisors Fees/FICA Taxes            | \$10,334          | \$10,334                         | \$8,397                 | \$1,938         |
| Engineering                            | \$7,000           | \$7,000                          | \$735                   | \$6,265         |
| Attorney                               | \$20,000          | \$20,000                         | \$8,488                 | \$11,512        |
| Annual Audit                           | \$3,100           | \$3,100                          | \$3,100                 | \$0             |
| Assessment Roll                        | \$5,260           | \$5,260                          | \$5,260                 | \$0             |
| Arbitrage                              | \$1,200           | \$1,200                          | \$0                     | \$1,200         |
| Trustee                                | \$6,000           | \$6,000                          | \$0                     | \$6,000         |
| Dissemination                          | \$5,000           | \$5,000                          | \$5,000                 | (\$0)           |
| Management Fees                        | \$44,290          | \$44,290                         | \$44,290                | \$0             |
| Computer Time                          | \$1,000           | \$1,000                          | \$1,000                 | \$0             |
| Telephone                              | \$350             | \$350                            | \$240                   | \$110           |
| Postage                                | \$1,000           | \$1,000                          | \$640                   | \$360           |
| Printing & Binding                     | \$1,200           | \$1,200                          | \$878                   | \$322           |
| Insurance                              | \$8,390           | \$8,390                          | \$8,009                 | \$381           |
| Legal Advertising                      | \$2,500           | \$2,500                          | \$1,282                 | \$1,218         |
| Other Current Charges                  | \$600             | \$600                            | \$185                   | \$415           |
| Website Domain                         | \$1,200           | \$1,200                          | \$1,200                 | \$0             |
| Office Supplies                        | \$300             | \$300                            | \$133                   | \$167           |
| Dues, Licenses & Subscriptions         | \$175             | \$175                            | \$175                   | \$0             |
| <b>ADMINISTRATIVE EXPENDITURES</b>     | <b>\$118,899</b>  | <b>\$118,899</b>                 | <b>\$89,010</b>         | <b>\$29,889</b> |
| <b>GROUPS MAINTENANCE:</b>             |                   |                                  |                         |                 |
| Landscape Maintenance                  | \$100,000         | \$100,000                        | \$96,017                | \$3,983         |
| Lake Maintenance                       | \$9,300           | \$9,300                          | \$9,809                 | (\$509)         |
| Electric                               | \$2,500           | \$2,500                          | \$1,369                 | \$1,131         |
| Water                                  | \$39,000          | \$39,000                         | \$16,544                | \$22,456        |
| Repairs And Maintenance                | \$20,000          | \$20,000                         | \$14,380                | \$5,620         |
| Contingencies                          | \$4,451           | \$4,451                          | \$7,152                 | (\$2,701)       |
| <b>GROUPS MAINTENANCE EXPENDITURES</b> | <b>\$175,251</b>  | <b>\$175,251</b>                 | <b>\$145,269</b>        | <b>\$29,982</b> |

# PINE RIDGE PLANTATION

## COMMUNITY DEVELOPMENT DISTRICT GENERAL FUND

Statement of Revenues & Expenditures and Changes in Fund Balance  
For the Period Ended September 30, 2021

| DESCRIPTION                                  | ADOPTED<br>BUDGET | PRORATED BUDGET<br>THRU 09/30/21 | ACTUAL<br>THRU 09/30/21 | VARIANCE        |
|--|-------------------|----------------------------------|-------------------------|-----------------|
| <b><u>EXPENDITURES:</u></b>                  |                   |                                  |                         |                 |
| <b><u>AMENITY CENTER</u></b>                 |                   |                                  |                         |                 |
| Insurance                                    | \$9,911           | \$9,911                          | \$9,911                 | \$0             |
| General Facility Maintenance                 | \$15,000          | \$15,000                         | \$13,396                | \$1,604         |
| Repairs & Replacements                       | \$15,000          | \$15,000                         | \$22,949                | (\$7,949)       |
| Recreational Passes                          | \$500             | \$500                            | \$1,897                 | (\$1,397)       |
| Postage                                      | \$100             | \$100                            | \$0                     | \$100           |
| Printing & Email Marketing                   | \$125             | \$125                            | \$0                     | \$125           |
| Office Supplies                              | \$700             | \$700                            | \$33                    | \$667           |
| Other Current Charges                        | \$250             | \$250                            | \$0                     | \$250           |
| Permit Fees                                  | \$250             | \$250                            | \$250                   | \$0             |
| Contingency                                  | \$5,000           | \$5,000                          | \$459                   | \$4,541         |
| Special Events                               | \$12,000          | \$12,000                         | \$10,536                | \$1,464         |
| Refuse Service                               | \$6,816           | \$6,816                          | \$7,034                 | (\$218)         |
| Security                                     | \$10,000          | \$10,000                         | \$6,335                 | \$3,665         |
| Gate Monitor                                 | \$5,700           | \$5,700                          | \$0                     | \$5,700         |
| <b><u>Utilities</u></b>                      |                   |                                  |                         |                 |
| Water & Sewer                                | \$3,700           | \$3,700                          | \$3,622                 | \$78            |
| Electric                                     | \$23,000          | \$23,000                         | \$17,083                | \$5,917         |
| Cable/Phone/Internet                         | \$3,300           | \$3,300                          | \$3,594                 | (\$294)         |
| <b><u>Management Contracts</u></b>           |                   |                                  |                         |                 |
| Amenity Management                           | \$54,549          | \$54,549                         | \$54,549                | \$0             |
| Facility Assistant                           | \$18,561          | \$18,561                         | \$7,963                 | \$10,599        |
| Field Management Services                    | \$21,321          | \$21,321                         | \$21,321                | \$0             |
| Lifeguards                                   | \$16,500          | \$16,500                         | \$14,785                | \$1,715         |
| Pool Maintenance                             | \$12,500          | \$12,500                         | \$12,500                | (\$0)           |
| Pool Chemicals                               | \$12,306          | \$12,306                         | \$12,306                | \$0             |
| Janitorial                                   | \$7,740           | \$7,740                          | \$7,740                 | \$0             |
| Janitorial Supplies                          | \$3,200           | \$3,200                          | \$1,901                 | \$1,299         |
| <b>AMENITY CENTER EXPENDITURES</b>           | <b>\$258,029</b>  | <b>\$258,029</b>                 | <b>\$230,164</b>        | <b>\$27,865</b> |
| <b><u>OTHER FINANCIAL SOURCES/(USES)</u></b> |                   |                                  |                         |                 |
| Capital Projects - Transfer Out              | \$24,614          | \$24,614                         | \$24,614                | \$0             |
| <b>TOTAL OTHER FINANCIAL SOURCES/(USES)</b>  | <b>\$24,614</b>   | <b>\$24,614</b>                  | <b>\$24,614</b>         | <b>\$0</b>      |
| <b>TOTAL EXPENDITURES</b>                    | <b>\$576,794</b>  | <b>\$576,794</b>                 | <b>\$489,058</b>        | <b>\$87,736</b> |
| <b>EXCESS REVENUES (EXPENDITURES)</b>        | <b>(\$30,511)</b> |                                  | <b>\$62,039</b>         |                 |
| FUND BALANCE - Beginning                     | \$30,511          |                                  | \$741,924               |                 |
| FUND BALANCE - Ending                        | <u>\$0</u>        |                                  | <u>\$803,964</u>        |                 |

**PINE RIDGE PLANTATION**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**GENERAL FUND**

Month-to-Month  
Fiscal Year 2021

**REVENUES:**

|                              | ADOPTED<br>BUDGET | Oct          | Nov             | Dec              | Jan             | Feb            | Mar            | Apr            | May            | Jun            | Jul            | Aug            | Sep         | TOTAL            |
|------------------------------|-------------------|--------------|-----------------|------------------|-----------------|----------------|----------------|----------------|----------------|----------------|----------------|----------------|-------------|------------------|
| <b>REVENUES:</b>             |                   |              |                 |                  |                 |                |                |                |                |                |                |                |             |                  |
| Assessments - Tax Collector  | \$538,283         | \$0          | \$13,994        | \$435,215        | \$78,988        | \$2,138        | \$816          | \$3,386        | \$841          | \$4,837        | \$0            | \$0            | \$0         | \$540,214        |
| Interest Income              | \$5,000           | \$148        | \$108           | \$83             | \$70            | \$56           | \$55           | \$49           | \$46           | \$39           | \$79           | \$42           | \$35        | \$808            |
| Misc./Facility Rental Income | \$3,000           | \$300        | \$225           | \$225            | \$825           | \$0            | \$300          | \$625          | \$2,975        | \$825          | \$2,425        | \$1,350        | \$0         | \$10,075         |
| <b>TOTAL REVENUES</b>        | <b>\$546,283</b>  | <b>\$448</b> | <b>\$14,327</b> | <b>\$435,523</b> | <b>\$79,883</b> | <b>\$2,194</b> | <b>\$1,170</b> | <b>\$4,060</b> | <b>\$3,862</b> | <b>\$5,700</b> | <b>\$2,504</b> | <b>\$1,392</b> | <b>\$35</b> | <b>\$551,097</b> |

**EXPENDITURES:**

**ADMINISTRATIVE:**

|                                    |                  |                 |                |                |                |                |                |                |                |                |                |                |                |                 |
|------------------------------------|------------------|-----------------|----------------|----------------|----------------|----------------|----------------|----------------|----------------|----------------|----------------|----------------|----------------|-----------------|
| Supervisors Fees/FICA Taxes        | \$10,334         | \$0             | \$1,077        | \$1,077        | \$1,077        | \$1,077        | \$1,077        | \$0            | \$1,077        | \$0            | \$0            | \$1,938        | \$0            | \$8,397         |
| Engineering                        | \$7,000          | \$0             | \$0            | \$0            | \$0            | \$0            | \$123          | \$0            | \$0            | \$368          | \$245          | \$0            | \$0            | \$735           |
| Arbitrage                          | \$1,200          | \$0             | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0             |
| Dissemination                      | \$5,000          | \$417           | \$417          | \$417          | \$417          | \$417          | \$417          | \$417          | \$417          | \$417          | \$417          | \$417          | \$417          | \$5,000         |
| Assessment Roll                    | \$5,260          | \$5,260         | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$5,260         |
| Attorney                           | \$20,000         | \$152           | \$943          | \$435          | \$572          | \$624          | \$976          | \$1,246        | \$1,234        | \$827          | \$1,480        | \$0            | \$0            | \$8,488         |
| Annual Audit                       | \$3,100          | \$0             | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$3,100        | \$0            | \$0            | \$3,100         |
| Trustee                            | \$6,000          | \$0             | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0             |
| Management Fees                    | \$44,290         | \$3,691         | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$3,691        | \$44,290        |
| Computer Time                      | \$1,000          | \$83            | \$83           | \$83           | \$83           | \$83           | \$83           | \$83           | \$83           | \$83           | \$83           | \$83           | \$83           | \$1,000         |
| Telephone                          | \$350            | \$0             | \$0            | \$0            | \$48           | \$33           | \$53           | \$23           | \$23           | \$0            | \$0            | \$0            | \$59           | \$240           |
| Postage                            | \$1,000          | \$10            | \$143          | \$18           | \$151          | \$6            | \$15           | \$33           | \$11           | \$20           | \$12           | \$0            | \$220          | \$640           |
| Printing & Binding                 | \$1,200          | \$146           | \$6            | \$160          | \$33           | \$55           | \$43           | \$31           | \$14           | \$137          | \$27           | \$174          | \$52           | \$878           |
| Insurance                          | \$8,390          | \$8,009         | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$8,009         |
| Legal Advertising                  | \$2,500          | \$109           | \$110          | \$46           | \$46           | \$0            | \$103          | \$169          | \$101          | \$0            | \$0            | \$598          | \$0            | \$1,282         |
| Other Current Charges              | \$600            | \$15            | \$0            | \$112          | \$13           | \$0            | \$0            | \$15           | \$0            | \$0            | \$15           | \$0            | \$15           | \$185           |
| Website Domain                     | \$1,200          | \$100           | \$100          | \$100          | \$100          | \$100          | \$100          | \$100          | \$100          | \$100          | \$100          | \$100          | \$100          | \$1,200         |
| Office Supplies                    | \$300            | \$11            | \$0            | \$62           | \$0            | \$10           | \$1            | \$0            | \$1            | \$1            | \$0            | \$45           | \$1            | \$133           |
| Dues, Licenses & Subscriptions     | \$175            | \$0             | \$175          | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$0            | \$175           |
| <b>ADMINISTRATIVE EXPENDITURES</b> | <b>\$118,899</b> | <b>\$18,002</b> | <b>\$6,744</b> | <b>\$6,201</b> | <b>\$6,230</b> | <b>\$6,095</b> | <b>\$6,681</b> | <b>\$5,808</b> | <b>\$6,751</b> | <b>\$5,643</b> | <b>\$9,171</b> | <b>\$7,045</b> | <b>\$4,639</b> | <b>\$89,010</b> |

**GROUNDS MAINTENANCE:**

|   |                  |                 |                 |                 |                |                 |                 |                 |                 |                 |                 |                 |                 |                  |
|---|------------------|-----------------|-----------------|-----------------|----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|------------------|
| Landscape Maintenance                   | \$100,000        | \$14,243        | \$7,560         | \$7,160         | \$7,259        | \$7,661         | \$7,160         | \$7,482         | \$7,324         | \$7,527         | \$7,160         | \$7,160         | \$8,320         | \$96,017         |
| Lake Maintenance                        | \$9,300          | \$670           | \$770           | \$770           | \$770          | \$770           | \$770           | \$770           | \$770           | \$770           | \$770           | \$1,439         | \$770           | \$9,809          |
| Electric                                | \$2,500          | \$134           | \$135           | \$111           | \$113          | \$109           | \$110           | \$125           | \$133           | \$133           | \$134           | \$132           | \$0             | \$1,369          |
| Water                                   | \$39,000         | \$1,342         | \$1,561         | \$1,521         | \$1,121        | \$1,073         | \$1,028         | \$1,105         | \$1,260         | \$1,429         | \$1,629         | \$1,662         | \$1,811         | \$16,544         |
| Repairs And Maintenance                 | \$20,000         | \$476           | \$877           | \$605           | \$171          | \$3,712         | \$1,521         | \$541           | \$999           | \$5,057         | \$0             | \$420           | \$0             | \$14,380         |
| Contingencies                           | \$4,451          | \$0             | \$0             | \$0             | \$0            | \$0             | \$0             | \$0             | \$0             | \$919           | \$6,233         | \$0             | \$0             | \$7,152          |
| <b>GROUNDS MAINTENANCE EXPENDITURES</b> | <b>\$175,251</b> | <b>\$16,865</b> | <b>\$10,903</b> | <b>\$10,167</b> | <b>\$9,434</b> | <b>\$13,325</b> | <b>\$10,589</b> | <b>\$10,023</b> | <b>\$10,486</b> | <b>\$15,836</b> | <b>\$15,926</b> | <b>\$10,812</b> | <b>\$10,901</b> | <b>\$145,269</b> |

**PINE RIDGE PLANTATION**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**GENERAL FUND**

Month-to-Month  
Fiscal Year 2021

| ADOPTED<br>BUDGET                     | Oct               | Nov               | Dec               | Jan              | Feb             | Mar               | Apr               | May               | Jun               | Jul               | Aug               | Sep               | TOTAL            |
|---------------------------------------|-------------------|-------------------|-------------------|------------------|-----------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|------------------|
| <b><u>AMENITY CENTER</u></b>          |                   |                   |                   |                  |                 |                   |                   |                   |                   |                   |                   |                   |                  |
| Insurance                             | \$9,911           | \$9,911           | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$9,911          |
| General Facility Maintenance          | \$15,000          | \$706             | \$826             | \$2,501          | \$245           | \$857             | \$1,195           | \$792             | \$1,244           | \$1,233           | \$3,497           | \$300             | \$13,396         |
| Repairs & Replacements                | \$15,000          | \$2,297           | \$901             | \$969            | \$882           | \$3,011           | \$1,647           | \$3,261           | \$266             | \$2,492           | \$1,991           | \$4,738           | \$22,949         |
| Recreational Passes                   | \$500             | \$0               | \$0               | \$0              | \$0             | \$0               | \$949             | \$948             | \$0               | \$0               | \$0               | \$0               | \$1,897          |
| Postage                               | \$100             | \$0               | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0              |
| Printing & Email Marketing            | \$125             | \$0               | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0              |
| Office Supplies                       | \$700             | \$0               | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$0               | \$33              | \$0               | \$0               | \$33             |
| Other Current Charges                 | \$250             | \$0               | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0              |
| Permit Fees                           | \$250             | \$0               | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$250             | \$0               | \$0               | \$0               | \$250            |
| Contingency                           | \$5,000           | \$0               | \$0               | \$0              | \$0             | \$0               | \$459             | \$0               | \$0               | \$0               | \$0               | \$0               | \$459            |
| Special Events                        | \$12,000          | \$3,393           | \$0               | \$2,462          | \$0             | \$0               | \$4,142           | \$0               | \$0               | \$540             | \$0               | \$0               | \$10,536         |
| Refuse Service                        | \$6,816           | \$550             | \$550             | \$549            | \$600           | \$603             | \$610             | \$595             | \$595             | \$595             | \$595             | \$595             | \$7,034          |
| Security                              | \$10,000          | \$389             | \$389             | \$389            | \$529           | \$393             | \$393             | \$328             | \$328             | \$933             | \$1,223           | \$713             | \$6,335          |
| Gate Monitor                          | \$5,700           | \$0               | \$0               | \$0              | \$0             | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0              |
| <b><u>Utilities</u></b>               |                   |                   |                   |                  |                 |                   |                   |                   |                   |                   |                   |                   |                  |
| Water & Sewer                         | \$3,700           | \$298             | \$292             | \$298            | \$292           | \$305             | \$311             | \$304             | \$298             | \$298             | \$318             | \$305             | \$3,622          |
| Electric                              | \$23,000          | \$1,587           | \$1,477           | \$1,629          | \$1,884         | \$1,792           | \$1,435           | \$1,315           | \$1,363           | \$1,403           | \$1,631           | \$1,567           | \$17,083         |
| Cable/Phone/Internet                  | \$3,300           | \$274             | \$274             | \$274            | \$308           | \$308             | \$308             | \$309             | \$309             | \$309             | \$307             | \$306             | \$3,594          |
| <b><u>Management Contracts</u></b>    |                   |                   |                   |                  |                 |                   |                   |                   |                   |                   |                   |                   |                  |
| Amenity Management                    | \$54,549          | \$4,546           | \$4,546           | \$4,546          | \$4,546         | \$4,546           | \$4,546           | \$4,546           | \$4,546           | \$4,546           | \$4,546           | \$4,546           | \$54,549         |
| Facility Assistant                    | \$18,561          | \$0               | \$0               | \$0              | \$0             | \$0               | \$588             | \$0               | \$1,600           | \$1,600           | \$1,675           | \$1,413           | \$7,963          |
| Field Management Services             | \$21,321          | \$1,777           | \$1,777           | \$1,777          | \$1,777         | \$1,777           | \$1,777           | \$1,777           | \$1,777           | \$1,777           | \$1,777           | \$1,777           | \$21,321         |
| Lifeguards                            | \$16,500          | \$0               | \$0               | \$0              | \$0             | \$0               | \$946             | \$0               | \$3,084           | \$3,285           | \$4,494           | \$2,976           | \$14,785         |
| Pool Maintenance                      | \$12,500          | \$1,042           | \$1,042           | \$1,042          | \$1,042         | \$1,042           | \$1,042           | \$1,042           | \$1,042           | \$1,042           | \$1,042           | \$1,042           | \$12,500         |
| Pool Chemicals                        | \$12,306          | \$1,026           | \$1,026           | \$1,026          | \$1,026         | \$1,026           | \$1,026           | \$1,026           | \$1,026           | \$1,026           | \$1,026           | \$1,026           | \$12,306         |
| Janitorial                            | \$7,740           | \$645             | \$645             | \$645            | \$645           | \$645             | \$645             | \$645             | \$645             | \$645             | \$645             | \$645             | \$7,740          |
| Janitorial Supplies                   | \$3,200           | \$75              | \$58              | \$99             | \$72            | \$290             | \$0               | \$197             | \$214             | \$506             | \$265             | \$123             | \$1,901          |
| <b>AMENITY CENTER EXPENDITURES</b>    | <b>\$258,029</b>  | <b>\$28,514</b>   | <b>\$13,801</b>   | <b>\$18,205</b>  | <b>\$13,847</b> | <b>\$16,595</b>   | <b>\$21,559</b>   | <b>\$17,543</b>   | <b>\$18,336</b>   | <b>\$22,513</b>   | <b>\$25,030</b>   | <b>\$22,072</b>   | <b>\$230,164</b> |
| <b>TOTAL EXPENDITURES</b>             | <b>\$552,180</b>  | <b>\$63,381</b>   | <b>\$31,449</b>   | <b>\$34,573</b>  | <b>\$29,512</b> | <b>\$36,015</b>   | <b>\$38,829</b>   | <b>\$33,374</b>   | <b>\$35,573</b>   | <b>\$43,992</b>   | <b>\$50,127</b>   | <b>\$39,929</b>   | <b>\$464,444</b> |
| <b><u>OTHER SOURCES/(USES):</u></b>   |                   |                   |                   |                  |                 |                   |                   |                   |                   |                   |                   |                   |                  |
| Capital Projects - Transfer Out       | \$24,614          | \$0               | \$0               | \$0              | \$24,614        | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$0               | \$24,614         |
| <b>EXCESS REVENUES (EXPENDITURES)</b> | <b>(\$30,511)</b> | <b>(\$62,933)</b> | <b>(\$17,122)</b> | <b>\$400,950</b> | <b>\$74,985</b> | <b>(\$33,821)</b> | <b>(\$37,659)</b> | <b>(\$29,315)</b> | <b>(\$31,712)</b> | <b>(\$38,291)</b> | <b>(\$47,623)</b> | <b>(\$38,537)</b> | <b>\$62,039</b>  |

# PINE RIDGE PLANTATION

## COMMUNITY DEVELOPMENT DISTRICT

### CAPITAL RESERVE FUND

Statement of Revenues & Expenditures and Changes in Fund Balance  
For the Period Ended September 30, 2021

|                                       | ADOPTED<br>BUDGET | PRORATED BUDGET<br>THRU 09/30/21 | ACTUAL<br>THRU 09/30/21 | VARIANCE        |
|---------------------------------------|-------------------|----------------------------------|-------------------------|-----------------|
| <b>REVENUES:</b>                      |                   |                                  |                         |                 |
| Capital Reserve Funding - Transfer In | \$24,614          | \$24,614                         | \$24,614                | \$0             |
| Interest                              | \$0               | \$0                              | \$312                   | \$312           |
| <b>TOTAL REVENUES</b>                 | <b>\$24,614</b>   | <b>\$24,614</b>                  | <b>\$24,926</b>         | <b>\$312</b>    |
| <b>EXPENDITURES:</b>                  |                   |                                  |                         |                 |
| Capital Outlay                        | \$20,000          | \$20,000                         | \$0                     | \$20,000        |
| Culture/Recreation                    | \$20,001          | \$20,001                         | \$7,459                 | \$12,542        |
| <b>TOTAL EXPENDITURES</b>             | <b>\$40,001</b>   | <b>\$40,001</b>                  | <b>\$7,459</b>          | <b>\$32,542</b> |
| <b>EXCESS REVENUES (EXPENDITURES)</b> | <b>(\$15,387)</b> |                                  | <b>\$17,467</b>         |                 |
| FUND BALANCE - Beginning              | \$334,863         |                                  | \$327,282               |                 |
| FUND BALANCE - Ending                 | <u>\$319,476</u>  |                                  | <u>\$344,748</u>        |                 |

# PINE RIDGE PLANTATION

## COMMUNITY DEVELOPMENT DISTRICT DEBT SERVICE FUND 2006A/2020A1 and A2

Statement of Revenues & Expenditures and Changes in Fund Balance  
For the Period Ended September 30, 2021

|  | ADOPTED<br>BUDGET       | PRORATED BUDGET<br>THRU 09/30/21 | ACTUAL<br>THRU 09/30/21 | VARIANCE                |
|--|-------------------------|----------------------------------|-------------------------|-------------------------|
| <b><u>REVENUES:</u></b>                      |                         |                                  |                         |                         |
| Assessments - Tax Roll                       | \$933,481               | \$933,481                        | \$929,895               | (\$3,586)               |
| Interest Income                              | \$3,000                 | \$3,000                          | \$47                    | (\$2,953)               |
| <b><i>TOTAL REVENUES</i></b>                 | <b><u>\$936,481</u></b> | <b><u>\$936,481</u></b>          | <b><u>\$929,942</u></b> | <b><u>(\$6,539)</u></b> |
| <b><u>EXPENDITURES:</u></b>                  |                         |                                  |                         |                         |
| <b><u>DS 2006</u></b>                        |                         |                                  |                         |                         |
| Interest Expense - 11/1                      | \$277,155               | \$277,155                        | \$0                     | \$277,155               |
| Principal Expense - 5/1                      | \$380,000               | \$380,000                        | \$0                     | \$380,000               |
| Interest Expense - 5/1                       | \$277,155               | \$277,155                        | \$0                     | \$277,155               |
| <b><u>DS 2020A1</u></b>                      |                         |                                  |                         |                         |
| Interest Expense - 11/1                      | \$0                     | \$0                              | \$28,866                | (\$28,866)              |
| Interest Expense - 5/1                       | \$0                     | \$0                              | \$120,835               | (\$120,835)             |
| Principal Expense - 5/1                      | \$0                     | \$0                              | \$455,000               | (\$455,000)             |
| <b><u>DS 2020A2</u></b>                      |                         |                                  |                         |                         |
| Interest Expense - 11/1                      | \$0                     | \$0                              | \$11,688                | (\$11,688)              |
| Interest Expense - 5/1                       | \$0                     | \$0                              | \$48,926                | (\$48,926)              |
| Principal Expense - 5/1                      | \$0                     | \$0                              | \$130,000               | (\$130,000)             |
| <b><i>TOTAL EXPENDITURES</i></b>             | <b><u>\$934,310</u></b> | <b><u>\$934,310</u></b>          | <b><u>\$795,315</u></b> | <b><u>\$138,995</u></b> |
| <b><u>OTHER FINANCIAL SOURCES/(USES)</u></b> |                         |                                  |                         |                         |
| Other Bond Service Costs                     | \$0                     | \$0                              | \$0                     | \$0                     |
| Interfund Transfer In/(Out)                  | \$0                     | \$0                              | \$0                     | \$0                     |
| <b>TOTAL OTHER FINANCIAL SOURCES/(USES)</b>  | <b><u>\$0</u></b>       | <b><u>\$0</u></b>                | <b><u>\$0</u></b>       | <b><u>\$0</u></b>       |
| <b><i>EXCESS REVENUES (EXPENDITURES)</i></b> | <b><u>\$2,171</u></b>   |                                  | <b><u>\$134,627</u></b> |                         |
| FUND BALANCE - Beginning                     | \$459,194               |                                  | \$329,257               |                         |
| FUND BALANCE - Ending                        | <u><u>\$461,366</u></u> |                                  | <u><u>\$463,884</u></u> |                         |

# PINE RIDGE PLANTATION

## COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND 2006A/B/2020

Statement of Revenues & Expenditures and Changes in Fund Balance  
For the Period Ended September 30, 2021

|   | ADOPTED<br>BUDGET | PRORATED BUDGET<br>THRU 09/30/21 | ACTUAL<br>THRU 09/30/21 | VARIANCE          |
|---|-------------------|----------------------------------|-------------------------|-------------------|
| <b>REVENUES:</b>                            |                   |                                  |                         |                   |
| Interest Income                             | \$0               | \$0                              | \$107                   | \$107             |
| <b>TOTAL REVENUES</b>                       | <b>\$0</b>        | <b>\$0</b>                       | <b>\$107</b>            | <b>\$107</b>      |
| <b>EXPENDITURES:</b>                        |                   |                                  |                         |                   |
| Capital Outlay                              | \$0               | \$0                              | \$28,024                | (\$28,024)        |
| Cost of Issuance                            | \$0               | \$0                              | \$3,300                 | (\$3,300)         |
| <b>TOTAL EXPENDITURES</b>                   | <b>\$0</b>        | <b>\$0</b>                       | <b>\$31,324</b>         | <b>(\$31,324)</b> |
| <b>OTHER FINANCIAL SOURCES/(USES)</b>       |                   |                                  |                         |                   |
| Interfund Transfer In/(Out)                 | \$0               | \$0                              | \$0                     | \$0               |
| <b>TOTAL OTHER FINANCIAL SOURCES/(USES)</b> | <b>\$0</b>        | <b>\$0</b>                       | <b>\$0</b>              | <b>\$0</b>        |
| <b>EXCESS REVENUES (EXPENDITURES)</b>       | <b>\$0</b>        |                                  | <b>(\$31,217)</b>       |                   |
| FUND BALANCE - Beginning                    | \$0               |                                  | \$1,883,584             |                   |
| FUND BALANCE - Ending                       | <u>\$0</u>        |                                  | <u>\$1,852,367</u>      |                   |

# PINE RIDGE PLANTATION

## COMMUNITY DEVELOPMENT DISTRICT

### Long-term Debt Report

|   |                                |
|---|--------------------------------|
| <b>Series 2020A1 Capital Improvement Revenue Refunding Bond</b> |                                |
| Original Issue Amount:  | \$9,545,000                    |
| Interest Rate:  | 2.00% - 3.00%                  |
| Maturity Date:  | May 1, 2037                    |
| Reserve Fund Definition:  | 25% of Max Annual Debt Service |
| Reserve Fund Requirement:                                       | \$173,593                      |
| Reserve Fund Balance:   | \$173,593                      |
| <br>  |                                |
| Bonds outstanding - 9/30/20                                     | \$9,545,000                    |
| Less: May 1, 2021 (Mandatory)                                   | (\$455,000)                    |
| <hr/>   |                                |
| Current Bonds Outstanding:                                      | <b>\$9,090,000</b>             |

|   |                                |
|---|--------------------------------|
| <b>Series 2020A2 Capital Improvement Revenue Refunding Bond</b> |                                |
| Original Issue Amount:  | \$2,890,000                    |
| Interest Rate:  | 2.75% - 3.75%                  |
| Maturity Date:  | May 1, 2037                    |
| Reserve Fund Definition:  | 50% of Max Annual Debt Service |
| Reserve Fund Requirement:                                       | \$115,100                      |
| Reserve Fund Balance:   | \$115,100                      |
| <br>  |                                |
| Bonds outstanding - 9/30/20                                     | \$2,890,000                    |
| Less: May 1, 2021 (Mandatory)                                   | (\$130,000)                    |
| <hr/>   |                                |
| Current Bonds Outstanding:                                      | <b>\$2,760,000</b>             |



*C.*

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2021 SUMMARY OF ASSESSMENTS**

| <b>ASSESSED</b>           | <b># UNITS<br/>ASSESSED</b> | <b>SERIES 2020A<br/>DEBT ASSESSED</b> | <b>FY20 O&amp;M<br/>ASSESSED</b> | <b>TOTAL ASSESSED</b> |
|---------------------------|-----------------------------|---------------------------------------|----------------------------------|-----------------------|
| NET TAX ROLL              | 737                         | 926,571.52                            | 538,283.13                       | 1,464,854.65          |
| <b>TOTAL ASSESSED NET</b> | <b>737</b>                  | <b>926,571.52</b>                     | <b>538,283.13</b>                | <b>1,464,854.65</b>   |

| <b>RECEIVED</b>       | <b>BALANCE DUE</b> | <b>SERIES 2020A<br/>DEBT RECEIVED</b> | <b>O&amp;M RECEIVED</b> | <b>TOTAL RECEIVED</b> |
|-----------------------|--------------------|---------------------------------------|-------------------------|-----------------------|
| TAX ROLL              | (5,254.96)         | 929,895.46                            | 540,214.15              | 1,470,109.61          |
| <b>TOTAL RECEIPTS</b> | <b>(5,254.96)</b>  | <b>929,895.46</b>                     | <b>540,214.15</b>       | <b>1,470,109.61</b>   |

| <b>SUMMARY OF TAX ROLL RECEIPTS</b> |                      |                                      |                         |                     |
|-------------------------------------|----------------------|--------------------------------------|-------------------------|---------------------|
| <b>CLAY COUNTY<br/>DISTRIBUTION</b> | <b>DATE RECEIVED</b> | <b>SERIES 2020 DEBT<br/>RECEIVED</b> | <b>O&amp;M RECEIVED</b> | <b>TOTAL</b>        |
| 1                                   | 11/18/2020           | 24,088.07                            | 13,993.74               | 38,081.81           |
| 2                                   | 12/1/2020            | 87,883.01                            | 51,054.82               | 138,937.83          |
| 3                                   | 12/4/2020            | 566,770.93                           | 329,260.31              | 896,031.24          |
| 4                                   | 12/17/2020           | 94,501.14                            | 54,899.56               | 149,400.70          |
| 5                                   | 1/14/2021            | 135,965.50                           | 78,987.90               | 214,953.40          |
| 6                                   | 2/19/2021            | 3,680.52                             | 2,138.17                | 5,818.69            |
| 7                                   | 3/19/2021            | 1,404.54                             | 815.96                  | 2,220.50            |
| 8                                   | 4/12/2021            | 5,828.21                             | 3,385.85                | 9,214.06            |
| 9                                   | 5/11/2021            | 1,447.78                             | 841.07                  | 2,288.85            |
| 10                                  | 6/5/2021             | 2,578.33                             | 1,497.85                | 4,076.18            |
| TAX CERTIFICATES                    | 6/11/2021            | 5,747.43                             | 3,338.92                | 9,086.35            |
|                                     |                      | -                                    | -                       |                     |
|                                     |                      | -                                    | -                       |                     |
|                                     |                      | -                                    | -                       |                     |
| <b>TOTAL FY18 TAX ROLL RECEIPTS</b> |                      | <b>929,895.46</b>                    | <b>540,214.15</b>       | <b>1,470,109.61</b> |

|                             |                |                |                |
|-----------------------------|----------------|----------------|----------------|
| <b>% TAX ROLL COLLECTED</b> | <b>100.36%</b> | <b>100.36%</b> | <b>100.36%</b> |
| <b>TOTAL COLLECTED</b>      | <b>100.36%</b> | <b>100.36%</b> | <b>100.36%</b> |

*D.*

# PINE RIDGE PLANTATION

Community Development District

## Check Run Summary - General Fund

7/1/2021 - 9/30/2021

| Date  | Check Numbers         | Amount        |
|---|-----------------------|---------------|
| <b><u>General Fund</u></b>                    |                       |               |
| 7/1/21 - 7/31/21                              | 2859-2882             | \$ 46,358.55  |
| 8/1/21 - 8/31/21                              | 2883-2903             | \$ 44,325.08  |
| 9/1/21 - 9/30/21                              | 2904-2918             | \$ 53,526.06  |
|   |                       | <hr/>         |
|   |                       | \$ 144,209.69 |
| <b><u>Capital Reserves Fund</u></b>           |                       |               |
| August 25, 2021                               | 34                    | \$ 1,848.36   |
|   |                       | <hr/>         |
|   |                       | \$ 1,848.36   |
| <b><u>Utilities and Autopayments</u></b>      |                       |               |
| July 15, 2021                                 | Waste Management      | \$ 595.35     |
| July 16, 2021                                 | SafeTouch             | \$ 88.05      |
| July 26, 2021                                 | Comcast               | \$ 306.53     |
| August 2, 2021                                | Clay County Utilities | \$ 1,946.48   |
| August 2, 2021                                | Clay Electric         | \$ 1,765.00   |
| August 13, 2021                               | Waste Management      | \$ 595.35     |
| August 17, 2021                               | SafeTouch             | \$ 88.05      |
| August 25, 2021                               | Comcast               | \$ 306.42     |
| August 27, 2021                               | Clay County Utilities | \$ 1,966.11   |
| August 30, 2021                               | Clay Electric         | \$ 1,699.00   |
| September 15, 2021                            | Waste Management      | \$ 595.35     |
| September 16, 2021                            | SafeTouch             | \$ 88.05      |
| September 27, 2021                            | Comcast               | \$ 306.42     |
|   |                       | <hr/>         |
| <b>TOTAL UTILITIES PAID ONLINE OR AUTOPAY</b> |                       | \$ 10,346.16  |
|   |                       | <hr/>         |
|   |                       | \$ 156,404.21 |

\*Fedex invoices available upon request.

AP300R  
\*\*\* CHECK NOS. 002859-002918

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                          | STATUS | AMOUNT   | .....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|--------------------------------------|--------|----------|-----------------------------|
| 7/02/21       | 00175 | 6/25/21 06252021                  | 202106 300-36900-10100                           | RENTAL DEPOSIT REFUND                | *      | 250.00   |                             |
|               |       |                                   |  | AFFEYA JACKSON                       |        |          | 250.00 002859               |
| 7/02/21       | 00177 | 6/23/21 W44526                    | 202106 320-53800-46000                           | RPR 6 FIELD LED FIXTURES             | *      | 1,500.42 |                             |
|               |       |                                   |  | AMERICAN ELECTRICAL CONTRACTING, INC |        |          | 1,500.42 002860             |
| 7/02/21       | 00089 | 5/21/21 INV97842                  | 202105 320-53800-46200                           | IRRIGATION REPAIRS                   | *      | 164.20   |                             |
|               |       |                                   |  | DOWN TO EARTH                        |        |          | 164.20 002861               |
| 7/02/21       | 00089 | 6/01/21 INV98066                  | 202106 320-53800-46200                           | JUNE LANDSCAPE MAINT                 | *      | 7,160.00 |                             |
|               |       |                                   |  | DOWN TO EARTH                        |        |          | 7,160.00 002862             |
| 7/02/21       | 00176 | 6/27/21 06272021                  | 202106 330-57200-34500                           | 06/26/21 SECURITY                    | *      | 120.00   |                             |
|               |       | 6/27/21 06272021                  | 202106 330-57200-34500                           | 06/27/21 SECURITY                    | *      | 120.00   |                             |
|               |       |                                   |  | MICHAEL LAYNE                        |        |          | 240.00 002863               |
| 7/02/21       | 00054 | 7/01/21 13129560                  | 202107 330-57200-46500                           | JULY POOL CHEMICALS                  | *      | 1,025.52 |                             |
|               |       |                                   |  | POOLSURE                             |        |          | 1,025.52 002864             |
| 7/13/21       | 00038 | 6/29/21 75203                     | 202106 320-53800-46000                           | BACKFLOW TEST 6/25/21                | *      | 270.00   |                             |
|               |       |                                   |  | BOB'S BACKFLOW & PLUMBING CO. INC.   |        |          | 270.00 002865               |
| 7/13/21       | 00089 | 6/25/21 INV10037                  | 202106 320-53800-46200                           | JUNE IRRIG RPRS 6/15/21              | *      | 367.38   |                             |
|               |       |                                   |  | DOWN TO EARTH                        |        |          | 367.38 002866               |
| 7/13/21       | 00003 | 7/01/21 217                       | 202107 310-51300-34000                           | JULY MANAGEMENT FEES                 | *      | 3,690.83 |                             |
|               |       | 7/01/21 217                       | 202107 310-51300-49100                           | JULY WEBSITE ADMIN                   | *      | 100.00   |                             |
|               |       | 7/01/21 217                       | 202107 310-51300-35100                           | JULY INFORMATION TECH                | *      | 83.33    |                             |
|               |       | 7/01/21 217                       | 202107 310-51300-31300                           | JULY DISSEM AGENT SRVS               | *      | 416.67   |                             |
|               |       | 7/01/21 217                       | 202107 310-51300-51000                           | OFFICE SUPPLIES                      | *      | .42      |                             |
|               |       | 7/01/21 217                       | 202107 310-51300-42000                           | POSTAGE                              | *      | 12.49    |                             |

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE        | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                       | STATUS | AMOUNT   | .....CHECK.....<br>AMOUNT # |
|---------------|-------|--|--|-----------------------------------|--------|----------|-----------------------------|
|               |       | 7/01/21 217<br>COPIES                    | 202107 310-51300-42500                           |                                   | *      | 27.15    |                             |
|               |       |  |  | GOVERNMENTAL MANAGEMENT SERVICES  |        |          | 4,330.89 002867             |
| 7/13/21 00005 |       | 5/31/21 123541<br>APR GENERAL COUNSEL    | 202104 310-51300-31500                           |                                   | *      | 1,245.50 |                             |
|               |       |  |  | HOPPING GREEN & SAMS              |        |          | 1,245.50 002868             |
| 7/13/21 00106 |       | 7/08/21 07082021<br>6/4/21 SECURITY      | 202106 330-57200-34500                           |                                   | *      | 120.00   |                             |
|               |       | 7/08/21 07082021<br>6/14/21 SECURITY     | 202106 330-57200-34500                           |                                   | *      | 60.00    |                             |
|               |       | 7/08/21 07082021<br>6/18/21 SECURITY     | 202106 330-57200-34500                           |                                   | *      | 120.00   |                             |
|               |       |  |  | MATTHEW EDMONSON                  |        |          | 300.00 002869               |
| 7/13/21 00073 |       | 6/30/21 375<br>JUNE FACILITY ASSISTANT   | 202106 330-57200-34110                           |                                   | *      | 1,600.00 |                             |
|               |       |  |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 1,600.00 002870             |
| 7/13/21 00073 |       | 6/30/21 376<br>JUNE LIFEGUARD SERVICES   | 202106 330-57200-34200                           |                                   | *      | 2,400.64 |                             |
|               |       |  |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 2,400.64 002871             |
| 7/13/21 00073 |       | 6/30/21 377<br>JUNE DECK MONITORS        | 202106 330-57200-34200                           |                                   | *      | 884.64   |                             |
|               |       |  |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 884.64 002872               |
| 7/13/21 00073 |       | 7/01/21 374<br>JULY JANITORIAL SERVICES  | 202107 330-57200-46200                           |                                   | *      | 645.00   |                             |
|               |       | 7/01/21 374<br>JULY POOL MAINTENANCE SRV | 202107 330-57200-46400                           |                                   | *      | 1,041.67 |                             |
|               |       | 7/01/21 374<br>JULY CONTRACT ADMIN       | 202107 330-57200-34000                           |                                   | *      | 1,776.75 |                             |
|               |       | 7/01/21 374<br>JULY FAC MANAGEMENT       | 202107 330-57200-34100                           |                                   | *      | 4,545.75 |                             |
|               |       |  |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 8,009.17 002873             |
| 7/13/21 00076 |       | 7/01/21 588828<br>JULY LAKE MAINTENANCE  | 202107 320-53800-46400                           |                                   | *      | 770.00   |                             |
|               |       |  |  | THE LAKE DOCTORS INC              |        |          | 770.00 002874               |
| 7/23/21 00046 |       | 7/11/21 354808<br>AUDIT FYE 9/30/2020    | 202107 310-51300-32200                           |                                   | *      | 3,100.00 |                             |
|               |       |  |  | BERGER TOOMBS ELAM GAINES&FRANK   |        |          | 3,100.00 002875             |

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                       | STATUS | AMOUNT   | .....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|-----------------------------------|--------|----------|-----------------------------|
| 7/23/21       | 00107 | 7/15/21 SSI10163                  | 202106 330-57200-34500                           |                                   | *      | 40.00    |                             |
|               |       |                                   | JUNE ADMIN FEE                                   |                                   |        |          |                             |
|               |       | 7/15/21 SSI10163                  | 202106 330-57200-34500                           |                                   | *      | 25.00    |                             |
|               |       |                                   | JUNE SCHEDULING FEE                              |                                   |        |          |                             |
|               |       |                                   |  | CLAY COUNTY SHERIFF'S OFFICE      |        |          | 65.00 002876                |
| 7/23/21       | 00089 | 7/01/21 INV10075                  | 202107 320-53800-46200                           |                                   | *      | 7,160.00 |                             |
|               |       |                                   | JULY LANDSCAPE MAINT                             |                                   |        |          |                             |
|               |       |                                   |  | DOWN TO EARTH                     |        |          | 7,160.00 002877             |
| 7/23/21       | 00008 | 7/12/21 198702                    | 202106 310-51300-31100                           |                                   | *      | 245.00   |                             |
|               |       |                                   | JUNE PROFESSIONAL SRVS                           |                                   |        |          |                             |
|               |       |                                   |  | ENGLAND-THIMS & MILLER, INC.      |        |          | 245.00 002878               |
| 7/23/21       | 00005 | 12/31/20 120215                   | 202012 310-51300-31500                           |                                   | *      | 435.00   |                             |
|               |       |                                   | DEC GENERAL COUNSEL                              |                                   |        |          |                             |
|               |       |                                   |  | HOPPING GREEN & SAMS              |        |          | 435.00 002879               |
| 7/23/21       | 00178 | 7/17/21 07172021                  | 202107 310-51300-11000                           |                                   | *      | 184.70   |                             |
|               |       |                                   | REISSUE PAYROLL CK# 50274                        |                                   |        |          |                             |
|               |       | 7/17/21 07172021                  | 202107 310-51300-11000                           |                                   | V      | 184.70-  |                             |
|               |       |                                   | REISSUE PAYROLL CK# 50274                        |                                   |        |          |                             |
|               |       |                                   |  | JEFFERY S. ARP                    |        |          | .00 002880                  |
| 7/23/21       | 00176 | 7/15/21 07152021                  | 202106 330-57200-34500                           |                                   | *      | 120.00   |                             |
|               |       |                                   | SECURITY 6/26/2021                               |                                   |        |          |                             |
|               |       | 7/15/21 07152021                  | 202106 330-57200-34500                           |                                   | *      | 120.00   |                             |
|               |       |                                   | SECURITY 6/27/2021                               |                                   |        |          |                             |
|               |       |                                   |  | MICHAEL LAYNE                     |        |          | 240.00 002881               |
| 7/23/21       | 00073 | 7/13/21 378                       | 202106 330-57200-46100                           |                                   | *      | 1,244.64 |                             |
|               |       |                                   | JUNE RPR/REPLC AMENITY                           |                                   |        |          |                             |
|               |       | 7/13/21 378                       | 202106 330-57200-46000                           |                                   | *      | 1,233.15 |                             |
|               |       |                                   | JUNE GEN FAC MAINT                               |                                   |        |          |                             |
|               |       | 7/13/21 378                       | 202106 320-53800-46000                           |                                   | *      | 1,623.53 |                             |
|               |       |                                   | JUNE REPAIRS/MAINT GROUND                        |                                   |        |          |                             |
|               |       | 7/13/21 378                       | 202106 330-57200-46201                           |                                   | *      | 243.87   |                             |
|               |       |                                   | JUNE JANITORIAL SUPPLIES                         |                                   |        |          |                             |
|               |       | 7/13/21 378                       | 202106 330-57200-54000                           |                                   | *      | 250.00   |                             |
|               |       |                                   | PERMIT FEES                                      |                                   |        |          |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 4,595.19 002882             |
| 8/06/21       | 00003 | 8/01/21 218                       | 202108 310-51300-34000                           |                                   | *      | 3,690.83 |                             |
|               |       |                                   | AUG MANAGEMENT FEES                              |                                   |        |          |                             |
|               |       | 8/01/21 218                       | 202108 310-51300-49100                           |                                   | *      | 100.00   |                             |
|               |       |                                   | AUG WEBSITE ADMIN                                |                                   |        |          |                             |

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                        | STATUS | AMOUNT   | .....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|------------------------------------|--------|----------|-----------------------------|
|               |       | 8/01/21 218                       | 202108 310-51300-35100                           |                                    | *      | 83.33    |                             |
|               |       |                                   | AUG INFORMATION TECH                             |                                    |        |          |                             |
|               |       | 8/01/21 218                       | 202108 310-51300-31300                           |                                    | *      | 416.67   |                             |
|               |       |                                   | AUG DISSEM AGENT SERVICES                        |                                    |        |          |                             |
|               |       | 8/01/21 218                       | 202108 310-51300-42500                           |                                    | *      | 173.85   |                             |
|               |       |                                   | COPIES   |                                    |        |          |                             |
|               |       |                                   |  | GOVERNMENTAL MANAGEMENT SERVICES   |        |          | 4,464.68 002883             |
| 8/06/21 00176 |       | 7/30/21 07302021                  | 202107 330-57200-34500                           |                                    | *      | 120.00   |                             |
|               |       |                                   | SECURITY 7/10/21                                 |                                    |        |          |                             |
|               |       | 7/30/21 07302021                  | 202107 330-57200-34500                           |                                    | *      | 120.00   |                             |
|               |       |                                   | SECURITY 7/11/21                                 |                                    |        |          |                             |
|               |       |                                   |  | MICHAEL LAYNE                      |        |          | 240.00 002884               |
| 8/06/21 00054 |       | 8/01/21 13129560                  | 202108 330-57200-46500                           |                                    | *      | 1,025.52 |                             |
|               |       |                                   | AUG POOL CHEMICALS                               |                                    |        |          |                             |
|               |       |                                   |  | POOLSURE                           |        |          | 1,025.52 002885             |
| 8/06/21 00152 |       | 7/29/21 7681244                   | 202107 330-57200-46000                           |                                    | *      | 98.70    |                             |
|               |       |                                   | QRTLY PEST CONTROL                               |                                    |        |          |                             |
|               |       |                                   |  | TURNER PEST CONTROL                |        |          | 98.70 002886                |
| 8/17/21 00180 |       | 7/20/21 20211134                  | 202107 320-53800-49000                           |                                    | *      | 6,233.00 |                             |
|               |       |                                   | INSTL 296' FENCE INCL RMVL                       |                                    |        |          |                             |
|               |       |                                   |  | ARMSTRONG FENCE COMPANY            |        |          | 6,233.00 002887             |
| 8/17/21 00179 |       | 7/28/21 101                       | 202104 330-57200-46100                           |                                    | *      | 1,785.00 |                             |
|               |       |                                   | RPLC FILTER MOTOR 4/21                           |                                    |        |          |                             |
|               |       |                                   |  | DOUBLE BRANCH CDD                  |        |          | 1,785.00 002888             |
| 8/17/21 00089 |       | 8/01/21 INV10288                  | 202108 320-53800-46200                           |                                    | *      | 7,160.00 |                             |
|               |       |                                   | AUG LANDSCAPE MAINTENANCE                        |                                    |        |          |                             |
|               |       |                                   |  | DOWN TO EARTH                      |        |          | 7,160.00 002889             |
| 8/17/21 00008 |       | 8/06/21 199077                    | 202107 310-51300-31100                           |                                    | *      | 245.00   |                             |
|               |       |                                   | SERVICE THRU 7/31/2021                           |                                    |        |          |                             |
|               |       |                                   |  | ENGLAND-THIMS & MILLER, INC.       |        |          | 245.00 002890               |
| 8/17/21 00097 |       | 8/02/21 91616143                  | 202108 310-51300-51000                           |                                    | *      | 44.85    |                             |
|               |       |                                   | ALUMINUM DESKTOP SIGN                            |                                    |        |          |                             |
|               |       |                                   |  | HOLMES STAMP COMPANY DBA HC BRANDS |        |          | 44.85 002891                |
| 8/17/21 00005 |       | 6/30/21 124402                    | 202105 310-51300-31500                           |                                    | *      | 1,234.00 |                             |
|               |       |                                   | MAY GENERAL COUNSEL                              |                                    |        |          |                             |
|               |       |                                   |  | HOPPING GREEN & SAMS               |        |          | 1,234.00 002892             |
|               |       |                                   |  |                                    |        |          |                             |
|               |       |                                   |  | PRP --PINERIDGE-- BPEREGRINO       |        |          |                             |



AP300R  
\*\*\* CHECK NOS. 002859-002918

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
PINE RIDGE PLANTATION - GF  
BANK A PINE RIDGE PLANTATIO

RUN 10/08/21

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                       | STATUS | AMOUNT   | .....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|-----------------------------------|--------|----------|-----------------------------|
| 8/17/21       | 00109 | 8/03/21 S-11688                   | 202108 330-57200-46100                           | RPLCD BAD BEARINGS IN A/C         | *      | 250.00   |                             |
|               |       |                                   |  | HOWARD SERVICES, INC.             |        |          | 250.00 002893               |
| 8/17/21       | 00106 | 8/02/21 08022021                  | 202107 330-57200-34500                           | 7/2/21 SECURITY                   | *      | 120.00   |                             |
|               |       | 8/02/21 08022021                  | 202107 330-57200-34500                           | 7/3/21 SECURITY                   | *      | 120.00   |                             |
|               |       | 8/02/21 08022021                  | 202107 330-57200-34500                           | 7/16/21 SECURITY                  | *      | 120.00   |                             |
|               |       | 8/02/21 08022021                  | 202107 330-57200-34500                           | 7/17/21 SECURITY                  | *      | 120.00   |                             |
|               |       | 8/02/21 08022021                  | 202107 330-57200-34500                           | 7/30/21 SECURITY                  | *      | 60.00    |                             |
|               |       | 8/02/21 08022021                  | 202107 330-57200-34500                           | 7/31/21 SECURITY                  | *      | 120.00   |                             |
|               |       |                                   |  | MATTHEW EDMONSON                  |        |          | 660.00 002894               |
| 8/17/21       | 00073 | 7/31/21 380                       | 202107 330-57200-34110                           | JULY FAC ASSISTANT                | *      | 1,675.00 |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 1,675.00 002895             |
| 8/17/21       | 00073 | 7/31/21 381                       | 202107 330-57200-34200                           | JULY LIFEGUARD HOURS              | *      | 3,648.48 |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 3,648.48 002896             |
| 8/17/21       | 00073 | 7/31/21 382                       | 202107 330-57200-34200                           | JULY DECK MONITORS                | *      | 845.28   |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 845.28 002897               |
| 8/17/21       | 00073 | 8/01/21 379                       | 202108 330-57200-46200                           | AUG JANITORIAL SERVICES           | *      | 645.00   |                             |
|               |       | 8/01/21 379                       | 202108 330-57200-46400                           | AUG POOL MAINT SERVICES           | *      | 1,041.67 |                             |
|               |       | 8/01/21 379                       | 202108 330-57200-34000                           | AUG CONTRACT ADMIN                | *      | 1,776.75 |                             |
|               |       | 8/01/21 379                       | 202108 330-57200-34100                           | AUG FAC MANAGEMENT                | *      | 4,545.75 |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 8,009.17 002898             |
| 8/17/21       | 00076 | 8/01/21 595416                    | 202108 320-53800-46400                           | AUG LAKE MAINTENANCE              | *      | 770.00   |                             |
|               |       |                                   |  | THE LAKE DOCTORS INC              |        |          | 770.00 002899               |
| 8/25/21       | 00107 | 8/13/21 SSI10207                  | 202107 330-57200-34500                           | JUL ADMIN FEE                     | *      | 30.00    |                             |

PRP --PINERIDGE-- BPEREGRINO

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YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
PINE RIDGE PLANTATION - GF  
BANK A PINE RIDGE PLANTATIO

RUN 10/08/21

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                       | STATUS | AMOUNT    | ....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|-----------------------------------|--------|-----------|----------------------------|
|               |       | 8/13/21                           | SSI10207 202107 330-57200-34500                  |                                   | *      | 25.00     |                            |
|               |       |                                   | JUL SCHEDULING FEE                               |                                   |        |           |                            |
|               |       |                                   |  | CLAY COUNTY SHERIFF'S OFFICE      |        |           | 55.00 002900               |
| 8/25/21       | 00069 | 8/06/21                           | 327613 202108 310-51300-48000                    |                                   | *      | 47.00     |                            |
|               |       |                                   | NOTICE OF MEETING 8/24/21                        |                                   |        |           |                            |
|               |       |                                   |  | CLAY TODAY                        |        |           | 47.00 002901               |
| 8/25/21       | 00176 | 8/13/21                           | 08132021 202107 330-57200-34500                  |                                   | *      | 90.00     |                            |
|               |       |                                   | 7/10/21 SECURITY                                 |                                   |        |           |                            |
|               |       | 8/13/21                           | 08132021 202107 330-57200-34500                  |                                   | *      | 90.00     |                            |
|               |       |                                   | 7/11/21 SECURITY                                 |                                   |        |           |                            |
|               |       |                                   |  | MICHAEL LAYNE                     |        |           | 180.00 002902              |
| 8/25/21       | 00073 | 8/12/21                           | 383 202107 330-57200-46100                       |                                   | *      | 1,990.77  |                            |
|               |       |                                   | JUL AMENITY RPR/RPLC                             |                                   |        |           |                            |
|               |       | 8/12/21                           | 383 202107 330-57200-46000                       |                                   | *      | 1,733.14  |                            |
|               |       |                                   | JUL GEN FACILITY MAINT                           |                                   |        |           |                            |
|               |       | 8/12/21                           | 383 202107 330-57200-46000                       |                                   | *      | 1,665.24  |                            |
|               |       |                                   | JUL GROUNDS MAINT                                |                                   |        |           |                            |
|               |       | 8/12/21                           | 383 202107 330-57200-46201                       |                                   | *      | 265.25    |                            |
|               |       |                                   | JUL JANITORIAL SUPPLIES                          |                                   |        |           |                            |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |           | 5,654.40 002903            |
| 9/07/21       | 00005 | 8/15/21                           | 124703 202106 310-51300-31500                    |                                   | *      | 827.00    |                            |
|               |       |                                   | JUN GENERAL COUNSEL                              |                                   |        |           |                            |
|               |       |                                   |  | HOPPING GREEN & SAMS              |        |           | 827.00 002904              |
| 9/22/21       | 00181 | 9/14/21                           | 09142021 202109 300-36900-10100                  |                                   | *      | 75.00     |                            |
|               |       |                                   | REFUND DEPOSIT REIMB                             |                                   |        |           |                            |
|               |       |                                   |  | ASHLEY SCHAFER                    |        |           | 75.00 002905               |
| 9/22/21       | 00035 | 9/09/21                           | 14162 202109 300-15500-10000                     |                                   | *      | 18,548.00 |                            |
|               |       |                                   | FY22 INSURANCE RENEWAL                           |                                   |        |           |                            |
|               |       |                                   |  | EGIS INSURANCE ADVISORS, LLC      |        |           | 18,548.00 002906           |
| 9/22/21       | 00002 | 8/31/21                           | I0337035 202108 310-51300-48000                  |                                   | *      | 550.64    |                            |
|               |       |                                   | NOTICE OF MEETING 8/26/21                        |                                   |        |           |                            |
|               |       |                                   |  | THE FLORIDA TIMES-UNION           |        |           | 550.64 002907              |
| 9/22/21       | 00003 | 9/01/21                           | 219 202109 310-51300-34000                       |                                   | *      | 3,690.83  |                            |
|               |       |                                   | SEPT MANAGEMENT FEES                             |                                   |        |           |                            |
|               |       | 9/01/21                           | 219 202109 310-51300-49100                       |                                   | *      | 100.00    |                            |
|               |       |                                   | SEPT WEBSITE ADMIN                               |                                   |        |           |                            |
|               |       | 9/01/21                           | 219 202109 310-51300-35100                       |                                   | *      | 83.33     |                            |
|               |       |                                   | SEPT INFORMATION TECH                            |                                   |        |           |                            |

PRP --PINERIDGE-- BPEREGRINO

AP300R  
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YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
PINE RIDGE PLANTATION - GF  
BANK A PINE RIDGE PLANTATIO

RUN 10/08/21

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                       | STATUS | AMOUNT   | .....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|-----------------------------------|--------|----------|-----------------------------|
|               |       | 9/01/21 219                       | 202109 310-51300-31300                           |                                   | *      | 416.67   |                             |
|               |       | SEPT DISSEMIN AGENT SRVS          |  |                                   |        |          |                             |
|               |       | 9/01/21 219                       | 202109 310-51300-51000                           |                                   | *      | 1.17     |                             |
|               |       | OFFICE SUPPLIES                   |  |                                   |        |          |                             |
|               |       | 9/01/21 219                       | 202109 310-51300-42000                           |                                   | *      | 220.08   |                             |
|               |       | POSTAGE                           |  |                                   |        |          |                             |
|               |       | 9/01/21 219                       | 202109 310-51300-42500                           |                                   | *      | 52.35    |                             |
|               |       | COPIES                            |  |                                   |        |          |                             |
|               |       | 9/01/21 219                       | 202109 310-51300-41000                           |                                   | *      | 59.11    |                             |
|               |       | TELEPHONE                         |  |                                   |        |          |                             |
|               |       |                                   |  | GOVERNMENTAL MANAGEMENT SERVICES  |        |          | 4,623.54 002908             |
| 9/22/21 00073 |       | 8/31/21 385                       | 202108 330-57200-34110                           |                                   | *      | 1,412.50 |                             |
|               |       | AUG FAC ASSISTANT                 |  |                                   |        |          |                             |
|               |       | 8/31/21 386                       | 202108 330-57200-34200                           |                                   | *      | 575.68   |                             |
|               |       | AUG DECK MONITORS                 |  |                                   |        |          |                             |
|               |       | 8/31/21 387                       | 202108 330-57200-34200                           |                                   | *      | 2,400.48 |                             |
|               |       | LIFEGUARD SRV 8/21-9/6/21         |  |                                   |        |          |                             |
|               |       | 9/01/21 384                       | 202109 330-57200-46200                           |                                   | *      | 645.00   |                             |
|               |       | SEPT JANITORIAL SRVS              |  |                                   |        |          |                             |
|               |       | 9/01/21 384                       | 202109 330-57200-46400                           |                                   | *      | 1,041.67 |                             |
|               |       | SEPT POOL MAINT SRVS              |  |                                   |        |          |                             |
|               |       | 9/01/21 384                       | 202109 330-57200-34000                           |                                   | *      | 1,776.75 |                             |
|               |       | SEPT CONTRACT ADMIN               |  |                                   |        |          |                             |
|               |       | 9/01/21 384                       | 202109 330-57200-34100                           |                                   | *      | 4,545.75 |                             |
|               |       | SEPT FAC MANAGEMENT               |  |                                   |        |          |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |          | 12,397.83 002909            |
| 9/30/21 00107 |       | 9/18/21 SSI10249                  | 202108 330-57200-34500                           |                                   | *      | 120.00   |                             |
|               |       | AUG ADMIN FEE                     |  |                                   |        |          |                             |
|               |       | 9/18/21 SSI10249                  | 202108 330-57200-34500                           |                                   | *      | 25.00    |                             |
|               |       | AUG SCHEDULING FEE                |  |                                   |        |          |                             |
|               |       |                                   |  | CLAY COUNTY SHERIFF'S OFFICE      |        |          | 145.00 002910               |
| 9/30/21 00089 |       | 9/01/21 INV10545                  | 202109 320-53800-46200                           |                                   | *      | 7,160.00 |                             |
|               |       | SEPT LANDSCAPE MAINT              |  |                                   |        |          |                             |
|               |       |                                   |  | DOWN TO EARTH                     |        |          | 7,160.00 002911             |
| 9/30/21 00051 |       | 8/10/21 1066771                   | 202108 330-57200-46000                           |                                   | *      | 300.00   |                             |
|               |       | AUG TERMITE RENEWAL               |  |                                   |        |          |                             |
|               |       |                                   |  | FREEDOM PEST CONTROL              |        |          | 300.00 002912               |
| 9/30/21 00109 |       | 8/11/21 S-11757                   | 202108 330-57200-46100                           |                                   | *      | 2,986.49 |                             |
|               |       | RPLCD BLOWER MOTOR                |  |                                   |        |          |                             |
|               |       |                                   |  | HOWARD SERVICES, INC.             |        |          | 2,986.49 002913             |
|               |       |                                   |  |                                   |        |          |                             |
|               |       |                                   |  | PRP --PINERIDGE-- BPEREGRINO      |        |          |                             |

AP300R  
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YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
PINE RIDGE PLANTATION - GF  
BANK A PINE RIDGE PLANTATIO

RUN 10/08/21

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| CHECK<br>DATE | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                       | STATUS | AMOUNT     | .....CHECK.....<br>AMOUNT # |
|---------------|-------|-----------------------------------|--|-----------------------------------|--------|------------|-----------------------------|
| 9/30/21       | 00106 | 9/06/21 09062021                  | 202108 330-57200-34500                           |                                   | *      | 120.00     |                             |
|               |       | 8/13/21 SECURITY                  |  |                                   |        |            |                             |
|               |       | 9/06/21 09062021                  | 202108 330-57200-34500                           |                                   | *      | 120.00     |                             |
|               |       | 8/27/21 SECURITY                  |  |                                   |        |            |                             |
|               |       |                                   |  | MATTHEW EDMONSON                  |        |            | 240.00 002914               |
| 9/30/21       | 00073 | 9/16/21 388                       | 202109 300-15500-10000                           |                                   | *      | 429.16     |                             |
|               |       | GOODIE BAGS 10/30/21              |  |                                   |        |            |                             |
|               |       | 9/23/21 390                       | 202109 300-15500-10000                           |                                   | *      | 1,109.71   |                             |
|               |       | EVENT DECOR 10/30/21              |  |                                   |        |            |                             |
|               |       | 9/27/21 391                       | 202109 300-15500-10000                           |                                   | *      | 409.80     |                             |
|               |       | EVENT COSTUMES 10/30/21           |  |                                   |        |            |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |            | 1,948.67 002915             |
| 9/30/21       | 00073 | 9/21/21 389                       | 202108 330-57200-46201                           |                                   | *      | 123.48     |                             |
|               |       | AUG JANITORIAL SUPPLIES           |  |                                   |        |            |                             |
|               |       | 9/21/21 389                       | 202108 320-53800-46400                           |                                   | *      | 668.50     |                             |
|               |       | AUG LAKE MAINTENANCE              |  |                                   |        |            |                             |
|               |       | 9/21/21 389                       | 202108 320-53800-46000                           |                                   | *      | 420.00     |                             |
|               |       | AUG REPAIRS & MAINTENANCE         |  |                                   |        |            |                             |
|               |       | 9/21/21 389                       | 202108 330-57200-46100                           |                                   | *      | 1,501.91   |                             |
|               |       | AUG REPAIRS/REPLACEMENTS          |  |                                   |        |            |                             |
|               |       |                                   |  | RIVERSIDE MANAGEMENT SERVICES INC |        |            | 2,713.89 002916             |
| 9/30/21       | 00076 | 9/01/21 601969                    | 202109 320-53800-46400                           |                                   | *      | 770.00     |                             |
|               |       | SEPT LAKE MAINTENANCE             |  |                                   |        |            |                             |
|               |       |                                   |  | THE LAKE DOCTORS INC              |        |            | 770.00 002917               |
| 9/30/21       | 00182 | 8/31/21 08312021                  | 202108 330-57200-34500                           |                                   | *      | 120.00     |                             |
|               |       | 8/15/21 SECURITY                  |  |                                   |        |            |                             |
|               |       | 8/31/21 08312021                  | 202108 330-57200-34500                           |                                   | *      | 120.00     |                             |
|               |       | 8/28/21 SECURITY                  |  |                                   |        |            |                             |
|               |       |                                   |  | TYLER GROSDIDIER                  |        |            | 240.00 002918               |
|               |       |                                   |  |                                   |        |            |                             |
|               |       |                                   |  | TOTAL FOR BANK A                  |        | 144,209.69 |                             |
|               |       |                                   |  | TOTAL FOR REGISTER                |        | 144,209.69 |                             |

PRP --PINERIDGE-- BPEREGRINO

**From:** Bernadette Peregrino bperegrino@gmsnf.com  
**Subject:** Fwd: deposit refund  
**Date:** June 25, 2021 at 4:24 PM  
**To:** Margaret Bronson mbronson@gmsnf.com  
**Cc:** Pine Ridge Plantation prmgr@riversidemgtsvc.com

BP

Margaret,

Please see attached rental revenue refund for processing.

Thank you,  
Bernadette Peregrino  
District Accountant  
1408 Hamlin Avenue, Unit E  
Saint Cloud, FL 34771  
Tel and Fax: 904-239-5309  
bperegrino@gmsnf.com

Begin forwarded message:

**From:** Pine Ridge Plantation <prmgr@riversidemgtsvc.com>  
**Subject:** deposit refund  
**Date:** June 25, 2021 at 4:16:35 PM EDT  
**To:** Bernadette Peregrino <bperegrino@gmsnf.com>

Good afternoon! I need to have a security deposit refund issued for Affeya Jackson. She paid her security deposit with a money order #2088607695. It would have been in with my deposit summary from 5.26.21

Affeya Jackson - \$250  
1750 Foggy Day Drive  
Middleburg, FL 32068

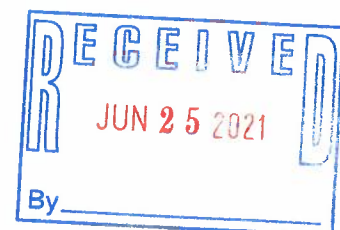
Hope you enjoy your weekend

Maria

--  
Pine Ridge Plantation CDD  
4200 Pine Ridge Parkway  
Middleburg, FL 32068  
Office: (904) 291-8878  
Email: prmgr@riversidemgtsvc.com  
CDD Website: www.pineridgeplantationcdd.com

175A

1. 300.36900. 10100  
Rental Deposit Refund





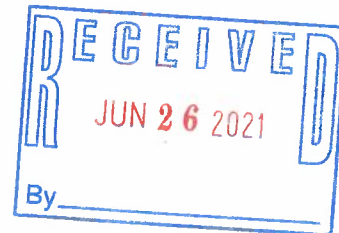
# AMERICAN ELECTRICAL

Contracting, Inc.

5065 St. Augustine Road, Suite 3 | Jacksonville, FL 32207 | Office (904) 737-7770 | Fax (904) 737-1099

|   |   |
|---|---|
| <b>SOLD TO</b><br><br>Riverside Management Services Inc<br>9655 Florida Mining Blvd 305<br>Building 300 Suite 305<br>Jacksonville, FL 32257 | <b>INVOICE</b><br><br><b>Invoice Number:</b> W44526<br><b>Invoice Date:</b> Jun 23/21<br><b>Terms:</b><br><b>Customer Code:</b> 4200PINERI<br><b>Reference:</b> RP<br><b>Customer Order:</b><br><b>Work Order #:</b> 00046460<br><b>Work Order Type:</b> T&M<br><b>Job Location:</b> Pine Ridge Plantation<br><b>Called By:</b> Tom<br><b>Starting Date:</b> Jun 10/21<br><b>Completion Date:</b> Jun 10/21 |
| <b>JOB LOCATION</b><br><br>Pine Ridge Plantation<br>4200 Pine Ridge Parkway<br>Jacksonville, FL 32068<br>904-671-4204                       |   |

| Description   | Qty | Price | Total    |
|---|-----|-------|----------|
| <b>Work Performed</b><br>6/10/21<br><br>-Relamped six LED fixtures that were out.<br>-All working now.<br><br>Labor - \$682.00<br>Material - \$818.42<br><br>Total - \$1,500.42 |     |       |          |
| <b>Total Invoice</b>  |     |       | 1,500.42 |



Repairs + Maintenance - Field

1.320.53800.46000

6/28/21

177

Down to Earth  
Landscape & Irrigation  
2701 Maitland Center Pkwy.  
Suite 200  
Maitland FL 32751  
(321) 263-2700 Ext 3342



May 2021  
INV97842

**Customer**

GMS  
Pine Ridge CDD  
4200 Pine Ridge Plantation  
Middleburg FL 32068  
[pszoza@rmsnf.com](mailto:pszoza@rmsnf.com)  
(000) 509-6465

| Project/Job                 | Invoice Date | Due Date  | Terms  | PO # |
|-----------------------------|--------------|-----------|--------|------|
| 5/5/21 Service Call Repairs | 5/21/2021    | 6/20/2021 | Net 30 |      |

| Item   | Qty | Rate | Amount |
|--|-----|------|--------|
| <b>Scope of Work</b>   |     |      |        |
| Used a 6" spray head, nozzles, and fitting in island at entrance           |     |      |        |
| Repaired (2) 1" lateral line breaks by construction ramp under power lines |     |      |        |

| Irrigation Repairs                     |   |         |          |
|--|---|---------|----------|
| 1/2" Fittings (Equipment) - Each       | 1 | \$2.00  | \$2.00   |
| 1" Lateral Line Fitting - Each         | 2 | \$3.00  | \$6.00   |
| 1" Repair Coupling - Each              | 1 | \$20.00 | \$20.00  |
| 3/4" Lateral Line Pipe - Foot          | 2 | \$1.00  | \$2.00   |
| 6" Pop Up Spray - Each                 | 1 | \$14.95 | \$14.95  |
| Irrigation Technician Labor - Hours    | 2 | \$58.50 | \$117.00 |
| Rainbird MPR Nozzle (Equipment) - Each | 1 | \$2.25  | \$2.25   |
| Sub Total                              |   |         | \$164.20 |

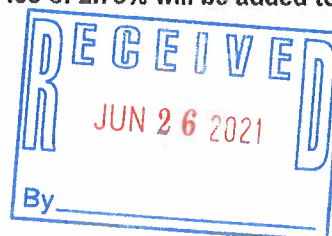
Landscape Maintenance

1.320.53800.46200 89A

*[Signature]* 6/28/21

|                  |          |
|------------------|----------|
| Subtotal         | \$164.20 |
| Payments/Credits | \$0.00   |
| Balance Due      | \$164.20 |

Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.



Down to Earth  
Landscape & Irrigation  
2701 Maitland Center Pkwy.  
Suite 200  
Maitland FL 32751  
(321) 263-2700 Ext 3342



June 2021  
INV98066

**Customer**

GMS  
Pine Ridge CDD  
4200 Pine Ridge Plantation  
Middleburg FL 32068  
[pszoza@rmsnf.com](mailto:pszoza@rmsnf.com)  
(000) 509-6465

| Project/Job    | Invoice Date | Due Date | Terms  | PO # |
|----------------|--------------|----------|--------|------|
| Pine Ridge CDD | 6/1/2021     | 7/1/2021 | Net 30 |      |

| Item                                   | Qty | Rate       | Amount     |
|--|-----|------------|------------|
| Lawncare Recurring Monthly Maintenance | 1   | \$7,160.00 | \$7,160.00 |

|                  |            |
|------------------|------------|
| Subtotal         | \$7,160.00 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$7,160.00 |

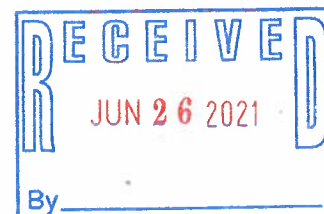
Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.

Landscape Maintenance

1.320.53800.46200

*[Signature]* 6/28/21

89A





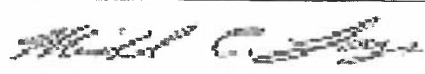
Michael Layne  
4631 Hedgehog St. Middleburg, FL 32068  
(904)509-0828

# CCSO OFF-DUTY INVOICE

INVOICE DATE  
DATE: 06-27-2021

TO:  
PINE RIDGE PLANTATION  
4200 PINE RIDGE PARKWAY  
MIDDLEBURG, FL 32068


FOR:  
[prmqr@riversidemgtsvc.com](mailto:prmqr@riversidemgtsvc.com)

| DATE WORKED   | DESCRIPTION                            | TIME IN/OUT | HOURS | RATE    | AMOUNT   |
|---|--|-------------|-------|---------|----------|
| 06-26-2021  | Amenity center and neighborhood patrol | 1930/2330   | 4.0   | \$30.00 | \$120.00 |
| 06-27-2021  | Amenity center and neighborhood patrol | 1900/2300   | 4.0   | \$30.00 | \$120.00 |
|   |  |             |       |         |          |
|   |  |             |       |         |          |
|   |  |             |       |         |          |
| DEPUTY SIGNATURE:  |  | TOTAL       | 8.0   |         | \$240.00 |
|   |  |             |       |         |          |
|   |  |             |       |         |          |
|   |  |             |       |         |          |
|   |  |             |       |         |          |
|   |  |             |       |         |          |

Make all checks payable to Michael Layne

Thank you for your business!

176A

Security  
1-330-57200-34500  
 6/28/21





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

# Invoice

Date

7/1/2021

Invoice #

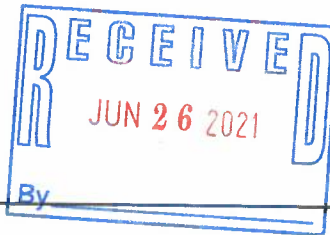
131295600307

|                      |           |
|----------------------|-----------|
| Terms                | Net 20    |
| Due Date             | 7/21/2021 |
| PO #                 |           |
| For Invoice Grouping | No        |

|  |
|--|
| <b>Bill To</b>   |
| GMS, LLC - Pine Ridge Plantation<br>475 W. Town Place, Suite 114<br>St. Augustine FL 32092 |

|  |
|--|
| <b>Ship To</b>   |
| GMS, LLC - Pine Ridge Plantation<br>4200 Pine Ridge Pkwy.<br>Middleburg FL 32068 |

| Item ID        | Description                            | Qty | Units | Amount |
|----------------|--|-----|-------|--------|
| WM-CHEM-BASE   | Water Management Seasonal Billing Rate | 1   | ea    | 966.47 |
| WM-SHED RENTAL | Monthly rental fee for storage shed    | 1   | ea    | 10.00  |
| Fuel Surcharge | Fuel/Environmental Transit Fee         | 1   | ea    | 49.05  |



Pool Chemicals

1.330.57200.46500

*[Signature]* 6/28/21

**Total** 1,025.52  
**Amount Due** \$1,025.52

54A

## Remittance Slip

Customer  
13GMS100  
Invoice #  
131295600307

Amount Due \$1,025.52

Amount Paid

Make Checks Payable To

Poolsure  
PO Box 55372  
Houston, TX 77255-5372



131295600307

**Bob's Backflow & Plumbing Services, Inc.**  
 4640 Subchaser Ct, Ste 113  
 Jacksonville, FL 32244



**Invoice**  
**75203**

**Invoice Date**  
 6/29/2021

38A

1.320.53800.46000

|   |
|---|
| <b>Bill To</b>  |
| Pine Ridge Plantation CDD<br>c/o Governmental Management Services<br>475 West Town Place<br>Suite 114<br>St Augustine, FL 32092 |

|  |
|--|
| <b>Job Location</b>  |
| Pine Ridge Plantation CDD<br>4200 Pine Ridge Parkway<br>Middleburg, FL 32068 |

**Bob's Backflow & Plumbing Services, Inc.**  
 4640 Subchaser Ct, Ste 113  
 Jacksonville, FL 32244  
 Phone # 904-268-8009 Fax # 904-292-4403

Please detach and return top portion with payment

| P.O. Number | Terms  | Due Date  |
|-------------|--------|-----------|
|             | Net 30 | 7/29/2021 |

| Serviced                                | Description  | Quantity | Price Each | Amount |
|---|--|----------|------------|--------|
| 6/25/2021                               | Backflow Test: Backflow Test/ Certified and submitted to proper Water Utility Provider   | 6        | 45.00      | 270.00 |
|   | 4388-1 Pine Ridge<br>Irrigation: 1" Apollo RPLF4A Serial# 661417 - PASSED<br>4200 Pine Ridge<br>Irrigation: 2" Febco 860 Serial# H16079 - PASSED<br>Irrigation: 2" Wilkins 975XL Serial# 2842607 - PASSED<br>Potable: 2" Wilkins 975XL Serial# 2953195 - PASSED<br>Fire Bypass: 3/4" Wilkins 950XL Serial# 3112047 - PASSED<br>Fire: 6" Wilkins 350ADA Serial# V18579 - PASSED |          |            |        |
| <div style="text-align: right;"> </div> |  |          |            |        |

*Please note there was a small increase for testing on 2/1/2021. Due to circumstances out of our control, we had to raise our cost for testing for the first time in over eight years. We appreciate your understanding and continued business.*

Thank you for your business. We appreciate your prompt payment.

Please make checks payable to Bob's Backflow and include your invoice number.

|                         |          |
|-------------------------|----------|
| <b>Total</b>            | \$270.00 |
| <b>Payments/Credits</b> | \$0.00   |
| <b>Balance Due</b>      | \$270.00 |

Down to Earth  
Landscape & Irrigation  
2701 Maitland Center Pkwy.  
Suite 200  
Maitland FL 32751  
(321) 263-2700 Ext 3342



June 2021  
INV100378

**Customer**

GMS  
Pine Ridge CDD  
4200 Pine Ridge Plantation  
Middleburg FL 32068  
[tchewning@rmsnf.com](mailto:tchewning@rmsnf.com)  
(000) 509-6465

89A

| Project/Job                    | Invoice Date | Due Date  | Terms  | PO # |
|--------------------------------|--------------|-----------|--------|------|
| Irrigation 4" spray conversion | 6/25/2021    | 7/25/2021 | Net 30 |      |

| Item  | Qty | Rate | Amount |
|---|-----|------|--------|
| <b>Scope of Work</b><br>We propose to change (48) 4" sprays to 6" sprays for coverage on both Night Owl Trails. zones 6 & 8 of Pine Ridge Pkwy # 2 controller. Also will relocate heads closer to the sidewalk. |     |      |        |

|                                       |      |         |                 |
|---------------------------------------|------|---------|-----------------|
| <b>Irrigation Repairs</b> <i>June</i> |      |         |                 |
| hours - 06/15/21 -                    | 6.28 | \$58.50 | \$367.38        |
| <b>Sub Total</b>                      |      |         | <b>\$367.38</b> |

|                  |                 |
|------------------|-----------------|
| Subtotal         | \$367.38        |
| Payments/Credits | \$0.00          |
| Balance Due      | <b>\$367.38</b> |

Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.

*Landscape Maintenance*

*1.320.53800.46200*

*[Signature] 7/9/21*



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

# Invoice

Invoice #: 217  
Invoice Date: 7/1/21  
Due Date: 7/1/21  
Case:  
P.O. Number:

**Bill To:**

Pine Ridge Plantation CDD  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

3A

| Description  | Hours/Qty | Rate     | Amount   |
|--|-----------|----------|----------|
| Management Fees - July 2021 1-310-51300-34000              |           | 3,690.83 | 3,690.83 |
| Website Administration - July 2021 1-310-51300-49100       |           | 100.00   | 100.00   |
| Information Technology - July 2021 1-310-51300-35100       |           | 83.33    | 83.33    |
| Dissemination Agent Services - July 2021 1-310-51300-31300 |           | 416.67   | 416.67   |
| Office Supplies 1-310-51300-51000                          |           | 0.42     | 0.42     |
| Postage 1-310-51300-42000                                  |           | 12.49    | 12.49    |
| Copies 1-310-51300-42500                                   |           | 27.15    | 27.15    |



|                         |                   |
|-------------------------|-------------------|
| <b>Total</b>            | <b>\$4,330.89</b> |
| <b>Payments/Credits</b> | <b>\$0.00</b>     |
| <b>Balance Due</b>      | <b>\$4,330.89</b> |

# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

## STATEMENT

May 31, 2021

Pine Ridge Community Development District  
Governmental Management Services  
5385 North Nob Hill Road  
Sunrise, FL 33351

Bill Number 123541  
Billed through 04/30/2021

**General Counsel/Monthly Meeting**  
**PRIDGE 00001 WSH**

### FOR PROFESSIONAL SERVICES RENDERED

|                            |     |  |            |
|----------------------------|-----|--|------------|
| 04/07/21                   | WSH | Review agenda for special meeting.   | 0.20 hrs   |
| 04/19/21                   | WSH | Review correspondence from counsel for Richmond America regarding landscape request.                               | 0.30 hrs   |
| 04/20/21                   | WSH | Review and revise minutes.   | 0.30 hrs   |
| 04/27/21                   | WSH | Review correspondence from counsel for Richmond American and confer with Torres; confer with counsel for Richmond. | 0.60 hrs   |
| 04/28/21                   | WSH | Confer with counsel for Richmond America regarding landscape; confer with Torres regarding same.                   | 0.60 hrs   |
| 04/29/21                   | WSH | Review and revise agreement regarding landscaping.   | 0.70 hrs   |
| 04/29/21                   | KFJ | Confer with Haber; prepare landscape conveyance and funding agreement.   | 3.10 hrs   |
| 04/30/21                   | WSH | Finalize agreement regarding landscaping; confer with counsel for Richmond America.                                | 0.60 hrs   |
| Total fees for this matter |     |  | \$1,245.50 |

### MATTER SUMMARY

|                                |          |         |          |
|--------------------------------|----------|---------|----------|
| Jusevitch, Karen F.- Paralegal | 3.10 hrs | 125 /hr | \$387.50 |
| Haber, Wesley S.               | 3.30 hrs | 260 /hr | \$858.00 |

TOTAL FEES \$1,245.50

**TOTAL CHARGES FOR THIS MATTER \$1,245.50**

### BILLING SUMMARY

|                                |          |         |          |
|--------------------------------|----------|---------|----------|
| Jusevitch, Karen F.- Paralegal | 3.10 hrs | 125 /hr | \$387.50 |
| Haber, Wesley S.               | 3.30 hrs | 260 /hr | \$858.00 |

=====

TOTAL FEES

\$1,245.50

**TOTAL CHARGES FOR THIS BILL**

**\$1,245.50**

**Please include the bill number with your payment.**



*Handwritten signature* 7/9/21



**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 375  
Invoice Date: 6/30/2021  
Due Date: 6/30/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

| Description  | Hours/Qty | Rate  | Amount   |
|--|-----------|-------|----------|
| Facility Assistant through June 2021<br><br>330.572.3411 | 64        | 25.00 | 1,600.00 |



**Total** \$1,600.00

**Payments/Credits** \$0.00

**Balance Due** \$1,600.00

7/8/21  
[Signature]

**PINE RIDGE CDD**

**FACILITY ASSISTANT**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 64                | Facility Assistant | \$ 25.00    | \$ 1,600.00   |

Covers Period: JUNE 2021

GL # 330.572.3411

**TOTAL DUE:**

\$ 1,600.00

PINE RIDGE COMMUNITY DEVELOPMENT DISTRICT  
ASSISTANT MANAGER BILLABLE HOURS  
FOR THE MONTH OF JUNE 2020

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u>                                   |
|-------------|--------------|-----------------|--|
| 6/5/21      | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/6/21      | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/12/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/13/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/19/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/20/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/26/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 6/27/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |

---

64

---

**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 376  
Invoice Date: 6/30/2021  
Due Date: 6/30/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

| Description  | Hours/Qty | Rate  | Amount   |
|--|-----------|-------|----------|
| Lifeguard Services through June 2021<br>330.572.3420 | 150.04    | 16.00 | 2,400.64 |
| <div>RECEIVED<br/>JUL 08 2021<br/>By _____</div>     |           |       |          |

**Total** \$2,400.64

**Payments/Credits** \$0.00

**Balance Due** \$2,400.64

7/8/21  
OK

**PINE RIDGE CDD**

**LIFEGUARDS**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 150.04            | Lifeguards         | \$ 16.00    | \$ 2,400.64   |

Covers June 2021

GL # 330.572.3420

**TOTAL DUE:**

\$ 2,400.64

PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
LIFEGUARD BILLABLE HOURS FOR JUNE 2021

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u> |
|-------------|--------------|-----------------|--------------------|
| 6/5/21      | 5.82         | M.N.            | Lifeguarding       |
| 6/5/21      | 5.72         | R.G.            | Lifeguarding       |
| 6/5/21      | 5.8          | J.G.            | Lifeguarding       |
| 6/6/21      | 5.72         | M.N.            | Lifeguarding       |
| 6/6/21      | 6.07         | R.G.            | Lifeguarding       |
| 6/6/21      | 5.77         | J.G.            | Lifeguarding       |
| 6/10/21     | 4.27         | M.N.            | Lifeguarding       |
| 6/10/21     | 3.92         | R.G.            | Lifeguarding       |
| 6/10/21     | 4.15         | J.G.            | Lifeguarding       |
| 6/11/21     | 4.27         | M.N.            | Lifeguarding       |
| 6/11/21     | 4.25         | R.G.            | Lifeguarding       |
| 6/11/21     | 4.23         | J.G.            | Lifeguarding       |
| 6/12/21     | 5.77         | M.N.            | Lifeguarding       |
| 6/13/21     | 5.93         | M.N.            | Lifeguarding       |
| 6/13/21     | 5.85         | R.G.            | Lifeguarding       |
| 6/13/21     | 5.65         | J.G.            | Lifeguarding       |
| 6/19/21     | 5.82         | M.N.            | Lifeguarding       |
| 6/20/21     | 5.82         | M.N.            | Lifeguarding       |
| 6/24/21     | 4.27         | M.N.            | Lifeguarding       |
| 6/24/21     | 4.03         | J.G.            | Lifeguarding       |
| 6/24/21     | 4.03         | R.G.            | Lifeguarding       |
| 6/25/21     | 4.23         | M.N.            | Lifeguarding       |
| 6/25/21     | 4.08         | J.G.            | Lifeguarding       |
| 6/25/21     | 4.07         | R.G.            | Lifeguarding       |
| 6/26/21     | 5.77         | M.N.            | Lifeguarding       |
| 6/26/21     | 5.67         | J.G.            | Lifeguarding       |
| 6/26/21     | 5.77         | R.G.            | Lifeguarding       |
| 6/27/21     | 5            | M.N.            | Lifeguarding       |
| 6/27/21     | 4.67         | J.F.            | Lifeguarding       |
| 6/27/21     | 3.62         | S.B.            | Lifeguarding       |

GRAND TOTAL      150.04

Additional Attendant/Lifeguards  
GL Code: 330-572-3420

**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

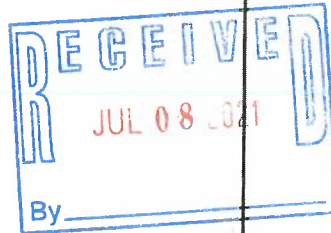
Invoice #: 377  
Invoice Date: 6/30/2021  
Due Date: 6/30/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

| Description                                     | Hours/Qty | Rate  | Amount |
|---|-----------|-------|--------|
| Deck Monitors through June 2021<br>330.572.3420 | 55.29     | 16.00 | 884.64 |



**Total** \$884.64

**Payments/Credits** \$0.00

**Balance Due** \$884.64

7/8/21  
CA

**PINE RIDGE CDD**

**DECK MONITORS**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 55.29             | Deck Monitors      | \$ 16.00    | \$ 884.64     |

Covers June 2021

GL # 330.572.3420

**TOTAL DUE:**

\$ 884.64



PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
DECK MONITOR BILLABLE HOURS FOR JUNE 2021

---

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u> |
|-------------|--------------|-----------------|--------------------|
| 6/5/21      | 5.83         | E.M.            | Deck Monitor       |
| 6/6/21      | 5.82         | E.M.            | Deck Monitor       |
| 6/10/21     | 4.3          | E.M.            | Deck Monitor       |
| 6/11/21     | 4.15         | E.M.            | Deck Monitor       |
| 6/12/21     | 5.72         | E.M.            | Deck Monitor       |
| 6/13/21     | 5.63         | E.M.            | Deck Monitor       |
| 6/17/21     | 4.35         | E.M.            | Deck Monitor       |
| 6/18/21     | 4.27         | E.M.            | Deck Monitor       |
| 6/20/21     | 1.37         | E.M.            | Deck Monitor       |
| 6/24/21     | 4.07         | E.M.            | Deck Monitor       |
| 6/25/21     | 4.03         | E.M.            | Deck Monitor       |
| 6/26/21     | 5.75         | E.M.            | Deck Monitor       |
| GRAND TOTAL | <u>55.29</u> |                 |                    |

Additional Attendant/Lifeguards  
GL Code: 330-572-3420

**Riverside Management Services, Inc**

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

**Invoice**

Invoice #: 374

Invoice Date: 7/1/2021

Due Date: 7/1/2021

Case:

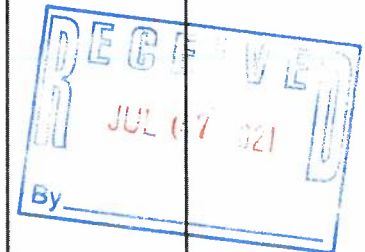
P.O. Number:

**Bill To:**

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

73A

| Description  | Hours/Qty | Rate     | Amount   |
|--|-----------|----------|----------|
| Janitorial Services - July 2021 330.572.4620                         |           | 645.00   | 645.00   |
| Pool Maintenance Services - July 2021 330.572.4640                   |           | 1,041.67 | 1,041.67 |
| Contract Administration - July 2021 330.572.3400                     |           | 1,776.75 | 1,776.75 |
| Facility Management - Pine Ridge Plantation - July 2021 330.572.3410 |           | 4,545.75 | 4,545.75 |

**Total** \$8,009.17**Payments/Credits** \$0.00**Balance Due** \$8,009.177/7/21  
Ø

# INVOICE



3543 State Road 419, Winter Springs, FL 32708  
PH: 800-666-5253

|  |
|--|
| <b>Bill To</b>   |
| PINE RIDGE PLANTATION CDD<br>GOVERNMENTAL MANAGEMENT SERVICES<br>475 WEST TOWN PLACE<br>SUITE 114<br>ST AUGUSTINE, FLORIDA 32092 |

|              |           |
|--------------|-----------|
| Invoice #    | 588828    |
| Account #    | 719342    |
| Invoice Date | 7/1/2021  |
| Due Date     | 7/11/2021 |
| Rep          | MAS       |

Invoice Questions:  
Lakes@lakedoctors.com  
Payment Questions:  
Payments@lakedoctors.com

76A

| Purchase Order Number  | Terms   | Invoice Date Reflects Month of Service Provided |
|--|---|---|
|  | NET 10 DAYS   |   |
| Item   | Description   | Amount  |
|  | Monthly Water Management Service (R)<br>Water Mgmt Serv - Additional Area, Lake 11, Added Effective November 2020 | 670.00<br>100.00                                |
| <p>1.320.53800.4640</p> <p>July Lake Maintenance</p> <p><b>RECEIVED</b><br/>JUL 09 2021<br/>By _____</p> <p><b>Customer Total Balance \$770.00</b></p> |   |   |
| Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you!                                |   | <b>Total Invoice \$770.00</b>                   |

To help ensure prompt and accurate credit to your account, please include your account number and invoice number on your check and always include your remittance stub with your payment.

Please visit [www.lakedoctors.com](http://www.lakedoctors.com) for your local office contact information.

PLEASE DETACH & RETURN THIS PORTION WITH PAYMENT

|  |
|--|
| <b>Bill To</b>   |
| PINE RIDGE PLANTATION CDD<br>GOVERNMENTAL MANAGEMENT SERVICES<br>475 WEST TOWN PLACE<br>SUITE 114<br>ST AUGUSTINE, FLORIDA 32092 |

|                 |
|-----------------|
| Amount Enclosed |
|                 |

|           |          |
|-----------|----------|
| Invoice # | 588828   |
| Account # | 719342   |
| Date      | 7/1/2021 |

Go Green! Contact us at [Payments@lakedoctors.com](mailto:Payments@lakedoctors.com) to have your invoices emailed.

For address and contact updates, please email us at [Frontdesk@lakedoctors.com](mailto:Frontdesk@lakedoctors.com).

**The Lake Doctors, Inc.**  
3543 State Road 419  
Winter Springs, FL 32708

|  |                            |
|--|----------------------------|
| IF PAYING BY CREDIT CARD, FILL OUT BELOW |                            |
| Mastercard                               | Visa American Express      |
| Card #                                   | 1.320.53800.4640           |
| Card Verification #                      |                            |
| Exp. Date #                              |                            |
| Print Name                               |                            |
| Billing Address:                         | Check box if same as above |
| Signature                                | 7/9/21                     |



Berger, Toombs, Elam,  
Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue  
Suite 200  
Fort Pierce, Florida 34950

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

PINE RIDGE PLANTATION CDD  
475 WEST TOWN PLACE, STE 114  
ST. AUGUSTINE, FL 32092

46A

1.310.51300,32200

Invoice No. 354808  
Date 07/11/2021  
Client No. 19560

Services rendered in connection with the audit of the Basic Financial Statements  
as of and for the year ended September 30, 2020.

Total Invoice Amount \$ 3,100.00



Please enter client number on your check.  
Finance charges are calculated on balances over 30 days old at an annual percentage rate of 18%.

Fort Pierce / Stuart

Member AICPA

Member AICPA Division For CPA Firms  
Private Companies Practice Section

Member FICPA



Remit To: Clay County Sheriff's Office  
PO Box 548/901 N. Orange Ave  
GREEN COVE SPRINGS, FL 32043  
  
(904) 284-7575

Invoice Number: SSI10163  
Invoice Date: 7/15/2021  
  
Page: 1

**Attn: Fiscal - Accounts Receivable**

Bill  
To: PINE RIDGE PLANTATION CDD  
475 W. TOWN PLACE SUITE 114  
ST AUGUSTINE, FL 32258  
BENADETLE PEREGRINO

Ship  
To: PINE RIDGE PLANTATION CDD  
475 W. TOWN PLACE SUITE 114  
ST AUGUSTINE, FL 32258  
BENADETLE PEREGRINO

Due Date 7/30/2021  
Terms Net 15 Days

Customer ID C0000507  
P.O. Number  
P.O. Date 7/15/2021  
Our Order No  
SalesPerson

| Item/Description                        | Unit | Order Qty | Quantity | Unit Price | Total Price |
|---|------|-----------|----------|------------|-------------|
| Fees-2nd Employment Admin Fee-JUNE 2021 |      | 8         | 8        | 5.00       | 40.00       |
| Fees-2nd Employment Scheduling          |      | 1         | 1        | 25.00      | 25.00       |

20.00  
18.50



107A  
1.330.57200.34500

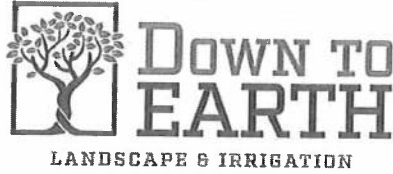
Amount Subject to Sales Tax US0  
Amount Exempt from Sales Tax 65.00

**Subtotal:** 65.00  
Invoice Discount: 0.00  
Tax: 0.00

**Total USD:** 65.00

2  
32.50

Down to Earth  
Landscape & Irrigation  
2701 Maitland Center Pkwy.  
Suite 200  
Maitland FL 32751  
(321) 263-2700 Ext 3342

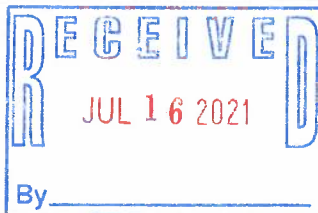


July 2021  
INV100751

|  |
|--|
| <b>Customer</b>  |
| GMS<br>Pine Ridge CDD<br>4200 Pine Ridge Plantation<br>Middleburg FL 32068<br><a href="mailto:tchewning@rmsnf.com">tchewning@rmsnf.com</a><br>(000) 509-6465 |

| Project/Job    | Invoice Date | Due Date  | Terms  | PO # |
|----------------|--------------|-----------|--------|------|
| Pine Ridge CDD | 7/1/2021     | 7/31/2021 | Net 30 |      |

| Item                                    | Qty | Rate       | Amount     |
|---|-----|------------|------------|
| Lawn care Recurring Monthly Maintenance | 1   | \$7,160.00 | \$7,160.00 |



|                  |            |
|------------------|------------|
| Subtotal         | \$7,160.00 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$7,160.00 |

Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.

*July 89A*  
*Landscape Maintenance*  
*1. 320.53800.46200*  
*[Signature] 7/16/21*





Pine Ridge CDD  
GMS-SF, LLC  
5385 N Nob Hill Road  
Sunrise, FL 33351

July 12, 2021  
Project No: 03136.08000  
Invoice No: 0198702

Project 03136.08000 Pine Ridge Cdd - Completion Report  
Work Description: Review Lot Size with Tax Roll

**Professional Services rendered through June 30, 2021**

**Professional Personnel**

|                                  |           | Hours | Rate   | Amount                 |
|----------------------------------|-----------|-------|--------|------------------------|
| Principal - Vice President       |           |       |        |                        |
| Ma, Ka Tai                       | 6/5/2021  | .50   | 245.00 | 122.50                 |
| Ma, Ka Tai                       | 6/19/2021 | .50   | 245.00 | 122.50                 |
| Totals                           |           | 1.00  |        | 245.00                 |
| <b>Total Labor</b>               |           |       |        | <b>245.00</b>          |
| <b>Invoice Total this Period</b> |           |       |        | <b><u>\$245.00</u></b> |

1. 310.51300. 31100

SA

**England-Thimys & Miller, Inc.**

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS  
14775 Old St. Augustine Road • Jacksonville, Florida 32258 • tel 904-642-8600 • fax 904-646-9485  
CA-00002584 LC-0000316



# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

## STATEMENT

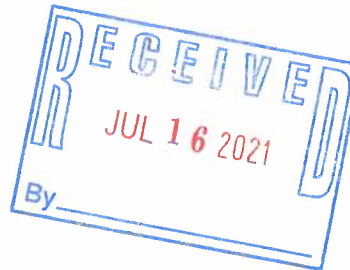
January 29, 2021

Pine Ridge Community Development District  
Governmental Management Services  
5385 North Nob Hill Road  
Sunrise, FL 33351

Bill Number 120215  
Billed through 12/31/2020

1. 310.51300.31500

51A



**General Counsel/Monthly Meeting**  
**PRIDGE 00001 WSH**

### FOR PROFESSIONAL SERVICES RENDERED

|                            |      |   |          |
|----------------------------|------|---|----------|
| 12/02/20                   | WSH  | Review proposed agenda.   | 0.20 hrs |
| 12/03/20                   | WSH  | Confer with Torres regarding proposal for amendment to landscape maintenance contract.    | 0.20 hrs |
| 12/11/20                   | WSH  | Prepare for Board meeting.  | 0.30 hrs |
| 12/14/20                   | WSH  | Prepare for and participate in Board meeting.   | 0.50 hrs |
| 12/16/20                   | WSH  | Confer with Torres and Lucas regarding revisions to agreement for architectural services. | 0.40 hrs |
| 12/31/20                   | EGRE | Research application of E-Verify law; prepare memorandum regarding same.                  | 0.10 hrs |
| Total fees for this matter |      |   | \$435.00 |

### MATTER SUMMARY

|                  |          |         |          |
|------------------|----------|---------|----------|
| Gregory, Emma C. | 0.10 hrs | 190 /hr | \$19.00  |
| Haber, Wesley S. | 1.60 hrs | 260 /hr | \$416.00 |

TOTAL FEES \$435.00

### TOTAL CHARGES FOR THIS MATTER

**\$435.00**

### BILLING SUMMARY

|                  |          |         |          |
|------------------|----------|---------|----------|
| Gregory, Emma C. | 0.10 hrs | 190 /hr | \$19.00  |
| Haber, Wesley S. | 1.60 hrs | 260 /hr | \$416.00 |

TOTAL FEES \$435.00

### TOTAL CHARGES FOR THIS BILL

**\$435.00**



=====

**Please include the bill number with your payment.**

## INVOICE

CLIENT NAME

PINE RIDGE

CLIENT NUMBER

CLIENT ADDRESS

INVOICE NUMBER

INVOICE DATE

7/15/2021

| EVENT | DATE   | DESCRIPTION | PERSONNEL<br>START and STOP TIMES              | HOURS or<br>QUANTITY | RATE    | TOTAL                |
|-------|--|-------------|--|----------------------|---------|----------------------|
| 1     | 06/26/21 0000 - 06/26/21 0000<br><i>sec.</i> | PINE RIDGE  | Michael Layne<br>06/26/21 1930 - 06/26/21 2330 | 4<br>(hrs) 4         | \$30.00 | \$120.00<br>\$120.00 |
|       |  |             | EVENT TOTAL:                                   |                      |         |                      |
| 2     | 06/27/21 0000 - 06/27/21 0000<br><i>sec</i>  | PINE RIDGE  | Michael Layne<br>06/27/21 1930 - 06/27/21 2330 | 4<br>(hrs) 4         | \$30.00 | \$120.00<br>\$120.00 |
|       |  |             | EVENT TOTAL:                                   |                      |         |                      |
|       |  |             | INVOICE TOTAL:                                 | (hrs) 8              |         | \$240.00             |

1,330,57200,34500

176A

**Riverside Management Services, Inc**

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

**Invoice**

Invoice #: 378

Invoice Date: 7/13/2021

Due Date: 7/13/2021

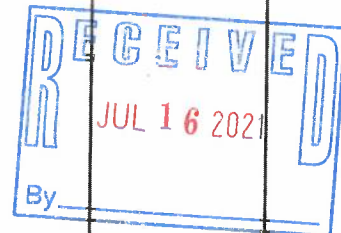
Case:

P.O. Number:

**Bill To:**

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

| Description   |  | Hours/Qty | Rate     | Amount   |
|---|--|-----------|----------|----------|
| Facility Maintenance June 1 - June 30, 2021             |  |           | 2,804.32 | 2,804.32 |
| Maintenance Supplies                                    |  |           | 1,790.87 | 1,790.87 |
| Repairs + Replacements - Amenity \$ 1244. <sup>64</sup> |  |           |          |          |
| 1.330.57200.46100                                       |  |           |          |          |
| General Facility Maint. \$ 1233. <sup>15</sup>          |  |           |          |          |
| 1.330.57200.46000                                       |  |           |          |          |
| Repairs + Maint - Grounds \$ 1623. <sup>53</sup>        |  |           |          |          |
| 1.320.53800.46000                                       |  |           |          |          |
| Janitorial Supplies \$ 243.87                           |  |           |          |          |
| 1.330.57200.46201                                       |  |           |          |          |
| Permit Fees \$ 250.                                     |  |           |          |          |
| 1.330.57200.54000                                       |  |           |          |          |

**Total** \$4,595.19**Payments/Credits** \$0.00**Balance Due** \$4,595.19

7-16-21  
②

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
MAINTENANCE BILLABLE HOURS  
FOR THE MONTH OF JUNE 2021**

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u>  |
|-------------|--------------|-----------------|---|
| 6/1/21      | 3            | L.F.            | Straightened pool furniture, blew leaves and debris off pool deck, checked and changed all trash receptacles, changed and restocked dog waste receptacles, removed debris from amenity center, pool, common areas, playground and roadways                                    |
| 6/2/21      | 4            | R.M.            | Inspected and cleaned lakes and outfall structures (Used Gator and Large Trailer)   |
| 6/2/21      | 4            | L.F.            | Inspected and cleaned lakes and outfall structures (Used Gator and Large Trailer)   |
| 6/2/21      | 3            | F.S.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles  |
| 6/3/21      | 6            | L.F.            | Paver repair on pool deck, picked up supplies, blew leaves and debris off pool deck, straightened pool furniture, checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways                                  |
| 6/7/21      | 4            | L.F.            | Repaired toilet paper holder, vacuumed out A/C drain pipe, picked up supplies, cleaned base boards in clubroom, checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways                                    |
| 6/9/21      | 3            | F.S.            | Checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways, blew leaves and debris off common areas   |
| 6/10/21     | 3            | L.F.            | Met with electrician, light inspection, removed debris from amenity center, pool, common areas, playground and roadways   |
| 6/11/21     | 8            | L.F.            | Installed cover over electrical box, removed dirt from curbing, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles  |
| 6/14/21     | 3            | L.F.            | Straightened pool furniture, blew leaves and debris off pool deck, checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways   |
| 6/15/21     | 8            | L.F.            | Straightened pool furniture, assembled and installed dog waste receptacles, hung up You Are on Camera signs, blew leaves and debris off pool deck, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles |
| 6/16/21     | 3            | F.S.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles  |
| 6/16/21     | 2            | L.F.            | Removed debris from around the lakes  |
| 6/16/21     | 6            | B.H.            | Cleaned street lamps and covers, cleaned mirrors and windows, removed debris throughout the community   |
| 6/18/21     | 9            | L.F.            | Dusted cob webs on building, picked up supplies, checked and changed all dog waste receptacles and trash receptacles, removed debris from amenity center, pool, common areas, playground, roadways and lakes, blew leaves and debris off pool deck                            |
| 6/28/21     | 3            | L.F.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles  |
| 6/30/21     | 3            | F.S.            | Removed all cobwebs around the amenity center building, checked and changed all trash receptacles, removed debris from amenity center, common areas, playground and roadways  |
| 6/30/21     | 3            | L.F.            | Straightened pool furniture, blew leaves and debris off pool deck and breezeway, checked and restocked dog pots, removed debris around pool and common areas  |

TOTAL 78

MILES 167

\*Mileage is reimbursable per section 112.081 Florida Statutes Mileage Rate 2009-0.445

**MAINTENANCE BILLABLE PURCHASES**

Period Ending 07/05/21

| <u>DISTRICT</u> | <u>DATE</u> | <u>SUPPLIES</u>                     | <u>PRICE</u>             | <u>EMPLOYEE</u> |
|-----------------|-------------|-------------------------------------|--------------------------|-----------------|
| PR              |             |                                     |                          |                 |
| PINE RIDGE      |             |                                     |                          |                 |
|                 | 6/2/21      | John Deere Gator and Trailer Rental | 70.00                    | R.M.            |
|                 | 6/2/21      | Contractor Trash Bags               | 22.94                    | R.M.            |
|                 | 6/2/21      | Gas for John Deere Gator            | 9.00                     | R.M.            |
|                 | 6/4/21      | Pool Permit                         | 255.06                   | T.C.            |
|                 | 6/4/21      | Pine Sol                            | 11.49                    | M.C.            |
|                 | 6/4/21      | Microfiber Towels 36pk              | 18.39                    | M.C.            |
|                 | 6/4/21      | Microfiber Towels                   | 17.24                    | M.C.            |
|                 | 6/7/21      | 60lb Concrete (2)                   | 8.90                     | L.F.            |
|                 | 6/9/21      | Restroom Closed for Cleaning Sign   | 45.94                    | M.C.            |
|                 | 6/10/21     | 13pk Stackable Kid Chairs (2)       | 564.16                   | M.C.            |
|                 | 6/10/21     | Kids Folding Tables (6)             | 307.62                   | T.C.            |
|                 | 6/16/21     | John Deere Gator and Trailer Rental | 70.00                    | R.M.            |
|                 | 6/16/21     | Contractor Trash Bags               | 22.94                    | R.M.            |
|                 | 6/16/21     | Gas for John Deere Gator            | 9.00                     | R.M.            |
|                 | 6/18/21     | Shower Rings (3)                    | 12.01                    | L.F.            |
|                 | 6/18/21     | Soft Soap (4)                       | 6.76                     | L.F.            |
|                 | 6/18/21     | 42 Gallon Trash Bags 50ct           | 33.32                    | L.F.            |
|                 | 6/18/21     | Shower Liner (3)                    | 34.43                    | L.F.            |
|                 | 6/18/21     | Toilet Paper 18 rolls               | 28.72                    | L.F.            |
|                 | 6/18/21     | 31 Gallon Trash Cans (2)            | 33.32                    | L.F.            |
|                 | 6/18/21     | Pool Test Kit                       | 14.94                    | T.C.            |
|                 | 7/1/21      | Shower Handels                      | 194.71                   | T.C.            |
|                 |             | <b>TOTAL</b>                        | <b><u>\$1,790.87</u></b> |                 |


**Governmental Management Services, LLC**

1001 Bradford Way  
Kingston, TN 37763

**Invoice****Invoice #:** 218**Invoice Date:** 8/1/21**Due Date:** 8/1/21**Case:****P.O. Number:****Bill To:**

Pine Ridge Plantation CDD  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

3A

| Description   | Hours/Qty | Rate     | Amount   |
|---|-----------|----------|----------|
| Management Fees - August 2021 1.310.513.340   |           | 3,690.83 | 3,690.83 |
| Website Administration - August 2021 1.310.513.491                                  |           | 100.00   | 100.00   |
| Information Technology - August 2021 1.310.513.357                                  |           | 83.33    | 83.33    |
| Dissemination Agent Services - August 2021 1.310.513.313                            |           | 416.67   | 416.67   |
| Copies 1.310.513.42500  |           | 173.85   | 173.85   |
|  |           |          |          |

**Total** \$4,464.68**Payments/Credits** \$0.00**Balance Due** \$4,464.68

Michael Layne  
4631 Hedgehog St. Middleburg, FL 32068  
(904)509-0828

## CCSO OFF-DUTY INVOICE

INVOICE DATE  
DATE:

TO:  
PINE RIDGE PLANTATION  
4200 PINE RIDGE PARKWAY  
MIDDLEBURG, FL 32068

FOR:  
[prmgr@riversidemgtsvc.com](mailto:prmgr@riversidemgtsvc.com)

[tchewning@rmsnf.com](mailto:tchewning@rmsnf.com)

| DATE WORKED                                  | DESCRIPTION   | TIME IN/OUT | HOURS | RATE  | AMOUNT |
|--|---|-------------|-------|-------|--------|
| 07/10/2021                                   | Amenities center and neighborhood patrol (Located DUI driver and they were arrested by patrol.) | 1900/2300   | 4.0   | 30.00 | 120.00 |
| 07/11/2021                                   | Amenities center and neighborhood patrol  | 1930/2330   | 4.0   | 30.00 | 120.00 |
|  |   |             |       |       |        |
|  |   |             |       |       |        |
|  |   |             |       |       |        |
| DEPUTY<br>SIGNATURE: <i>Michael C. Layne</i> | Total   |             |       |       |        |
|  |   |             |       |       |        |
|  |   |             |       |       |        |
|  |   |             |       |       |        |
|  |   |             |       |       |        |

Make all checks payable to Michael Layne

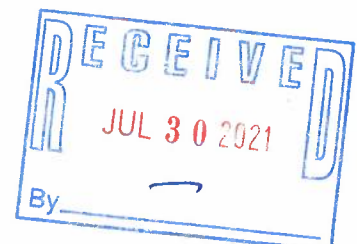
Thank you for your business!

176A

Security

1.330.57200.34500

*Michael C. Layne* 7/30/21





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

# Invoice

Date 8/1/2021

Invoice # 131295601014

|                      |           |
|----------------------|-----------|
| Terms                | Net 20    |
| Due Date             | 8/21/2021 |
| PO #                 |           |
| For Invoice Grouping | No        |

|  |  |
|--|--|
| <b>Bill To</b><br>GMS, LLC - Pine Ridge Plantation<br>475 W. Town Place, Suite 114<br>St. Augustine FL 32092 | <b>Ship To</b><br>GMS, LLC - Pine Ridge Plantation<br>4200 Pine Ridge Pkwy.<br>Middleburg FL 32068 |
|--|--|

| Item ID  | Description                            | Qty | Units | Amount |
|--|--|-----|-------|--------|
| WM-CHEM-BASE   | Water Management Seasonal Billing Rate | 1   | ea    | 966.47 |
| WM-SHED RENTAL   | Monthly rental fee for storage shed    | 1   | ea    | 10.00  |
| Fuel Surcharge   | Fuel/Environmental Transit Fee         | 1   | ea    | 49.05  |
| <div data-bbox="954 907 1286 1144" data-label="Image"></div> <div data-bbox="532 1207 641 1270" data-label="Text"><p>54A</p></div> |  |     |       |        |

Aug Pool Chemicals

1.330.57200.46500

*[Signature]* 7/23/21

Total 1,025.52  
Amount Due \$1,025.52

## Remittance Slip

Customer  
13GMS100  
Invoice #  
131295601014

Amount Due \$1,025.52

Amount Paid \_\_\_\_\_

Make Checks Payable To

Poolsure  
PO Box 55372  
Houston, TX 77255-5372



131295601014





PAYMENT ADDRESS:  
Turner Pest Control LLC • P.O. Box 952503 • Atlanta, Georgia 31192-2503  
904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305 • turnerpest.com

Turner Pest Control LLC  
8400 Baymeadows Way  
Suite 12  
Jacksonville, FL 32256  
904-355-5300

## Service Slip/Invoice

INVOICE: 7681244  
DATE: 7/29/2021  
ORDER: 7681244

Bill To: [347869]

Pineridge Plantation  
Amanda Rentsch  
4200 Pine Ridge Pkwy  
Middleburg, FL 32068-9216

Work

Location: [347869] 904-291-8878

Pineridge Plantation  
Amanda Rentsch  
4200 Pine Ridge Pkwy  
Middleburg, FL 32068-9216

| Work Date      | Time     | Target Pest  | Technician | Time In  |
|----------------|----------|--------------|------------|----------|
| 7/29/2021      | 02:50 PM | GHP          |            | 02:50 PM |
| Purchase Order | Terms    | Last Service | Map Code   | Time Out |
| JOHN           | NET 30   | 7/29/2021    |            | 03:04 PM |

| Service                 | Description                                 | Price   |
|-------------------------|---|---------|
| CPCQ                    | Commercial Pest Control - Quarterly Service | \$98.70 |
| 152A                    |   |         |
| General Facility Maint. |   |         |
| 1.330. 57200. 46000     |   |         |
| [Signature] 7/30/21     |   |         |
| SUBTOTAL                |   | \$98.70 |
| TAX                     |   | \$0.00  |
| AMT. PAID               |   | \$0.00  |
| TOTAL                   |   | \$98.70 |
| PRIOR BAL               |   | \$0.00  |
| AMOUNT DUE              |   | \$98.70 |

RECEIVED  
JUL 30 2021  
By \_\_\_\_\_

TECHNICIAN SIGNATURE  
[Signature]

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.

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



3226 Talleyrand Ave.  
Jacksonville, FL 32206

Phone Number: (904) 356-2333

Invoice Date

7/20/2021

Invoice #

20211134

# INVOICE

Job At:

4200 PINERIDGE PARKWAY  
MIDDLEBURG, FL 32068

Bill To:

RIVERSIDE MANAGEMENT SERVICES  
9655 FLORIDA MINING BLVD W.  
BLDG 300 STE 305  
JACKSONVILLE, FL 32257

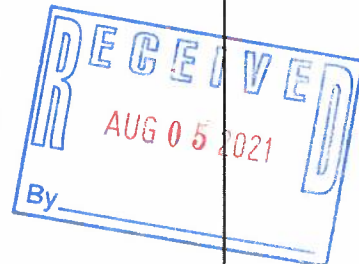
**PLEASE PAY  
THIS AMOUNT** ▶▶▶▶ **\$6,233.00**

Make checks payable to: **Armstrong Fence Company**

|               |           |
|---------------|-----------|
| Project Name: | PINERIDGE |
|---------------|-----------|

| P.O. No. | Terms          | Due Date  | Rep |
|----------|----------------|-----------|-----|
|          | Due on receipt | 7/20/2021 | AGW |

| Description   | Qty | Rate     | Amount   |
|---|-----|----------|----------|
| PROVIDE AND INSTALL 296FT OF 3-RAIL WHITE RANCH STYLE VINYL FENCE PER CONTRACT; INCLUDES REMOVAL<br><br>NO DEPOSIT- ESTABLISHED CUSTOMER<br><br>180A<br><br>GF Amenity Cont. line<br><br>1. 320.538.490 | 1   | 6,233.00 | 6,233.00 |



Thank you choosing Armstrong Fence Co!  
FOLLOW US. LIKE US. REVIEW US. REFER US.  
armstrong-fence.com

**For Billing Inquiries Call (904) 356-2333**

|                  |            |
|------------------|------------|
| Subtotal         | \$6,233.00 |
| Sales Tax (7.5%) | \$0.00     |
| Total            | \$6,233.00 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$6,233.00 |

Double Branch Community Development District  
370 Oakleaf Village Pkwy  
Orange Park, FL 32065

|         |          |
|---------|----------|
| Date    | Invoice# |
| 7/28/21 | 101      |

|  |
|--|
| Bill To  |
| Pine Ridge Plantation CDD<br>4200 Pine Ridge Parkway<br>Middleburg, FL 32068 |

|   |     | P.O. No.   | Terms          | Project |
|---|-----|--|----------------|---------|
|   |     |  | Due on receipt |         |
| Description   | Qty | Rate   | Amount         |         |
| Pool Facility Maintenance – Replacement VFD for filter motor, to be replaced by RMS<br><br>Work completed 4/21<br><br><b>Please make checks payable to:</b><br><b>Double Branch CDD</b><br><i>1.330.57200.46100</i><br><i>GF</i><br><i>R/m</i><br><br><i>179A</i> |     | \$1,785.00   | 1785.00        |         |
|   |     | <div style="border: 1px solid black; padding: 5px; text-align: center;"> <b>RECEIVED</b><br/>             JUL 28 2021<br/>             By _____           </div> |                |         |
|   |     | <b>Total</b>   | \$1785.00      |         |
|   |     | <b>Payments/Credits</b>  | \$0.00         |         |
|   |     | <b>Balance Due</b>   | \$1785.00      |         |

Down to Earth  
Landscape & Irrigation  
2701 Maitland Center Pkwy.  
Suite 200  
Maitland FL 32751  
(321) 263-2700 Ext 3342



**DOWN TO  
EARTH**

LANDSCAPE & IRRIGATION

August 2021  
INV102887

**Customer**

GMS  
Pine Ridge CDD  
4200 Pine Ridge Plantation  
Middleburg FL 32068  
[pszoza@rmsnf.com](mailto:pszoza@rmsnf.com)  
(000) 509-6465

| Project/Job    | Invoice Date | Due Date  | Terms  | PO # |
|----------------|--------------|-----------|--------|------|
| Pine Ridge CDD | 8/1/2021     | 8/31/2021 | Net 30 |      |

| Item                                   | Qty | Rate       | Amount     |
|--|-----|------------|------------|
| Lawncare Recurring Monthly Maintenance | 1   | \$7,160.00 | \$7,160.00 |

*Aug. Landscape Maintenance  
891A*

|                  |            |
|------------------|------------|
| Subtotal         | \$7,160.00 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$7,160.00 |

Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.

*Landscape Maint.  
1,320.53800.46200  
Aug 8/13/21*





Pine Ridge CDD  
GMS-SF, LLC  
5385 N Nob Hill Road  
Sunrise, FL 33351

August 6, 2021  
Project No: 03136.08000  
Invoice No: 0199077

Project 03136.08000 Pine Ridge Cdd - Completion Report

Work Description: Prepare work authorization for Amenity Center

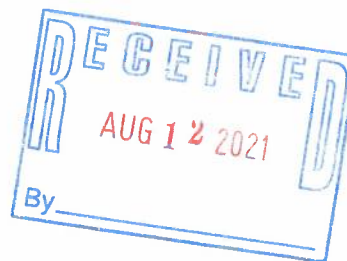
**Professional Services rendered through July 31, 2021**

**Professional Personnel**

|                            |           | Hours | Rate   | Amount        |
|----------------------------|-----------|-------|--------|---------------|
| Principal - Vice President |           |       |        |               |
| Ma, Ka Tai                 | 7/31/2021 | 1.00  | 245.00 | 245.00        |
| Totals                     |           | 1.00  |        | 245.00        |
| <b>Total Labor</b>         |           |       |        | <b>245.00</b> |

**Invoice Total this Period** \$245.00

8A  
1.310.51300.31100  
July  
Service thru  
7-31-2021



**England-Thimig & Miller, Inc.**

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS  
14775 Old St. Augustine Road • Jacksonville, Florida 32258 • tel 904-642-8990 • fax 904-648-9485  
CA-00002684 LC-0000816

## ORDER DETAILS

Hi Sarah Sweeting,

Thank you for placing your order. Your order number is:

#8082351

**Your order will arrive by: Tuesday 8/10**

I- 91616143

**Click here to track this order**

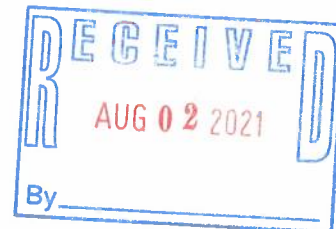
97A - 1.320.538.49000 - Aluminum Desktop sign

\*If you have ordered any Promo180 products as part of this order they will arrive separately and likely at a later time to any Holmes Custom products in this order

| PRODUCT   | SKU       | QTY | PRICE   |
|---|-----------|-----|---------|
| <u>Engraved Deskplate with Aluminum Holder   Multiple Sizes</u> | 1007180-2 | 1   | \$18.95 |

Jack Montoya  
Supervisor

Material Colors: Black w/ White Letters  
Holder Color: Silver  
Design: Custom Design  
Product Size: 2" x 10"



|   |           |   |         |
|---|-----------|---|---------|
| <u>Engraved Deskplate with Aluminum Holder   Multiple Sizes</u> | 1007180-2 | 1 | \$18.95 |
|---|-----------|---|---------|

Jeff Lewis  
Vice Chairman

Material Colors: Black w/ White Letters  
Holder Color: Silver  
Design: Custom Design  
Product Size: 2" x 10"

|                     |         |
|---------------------|---------|
| Subtotal            | \$37.90 |
| Shipping & Handling | \$6.95  |
| Grand Total         | \$44.85 |



Grand Total: \$11.00

## PAYMENT & DELIVERY DETAILS

### Payment method:

Purchase Order

Purchase Order Number: NET30

### Shipping info:

James Perry  
GMS  
475 West Town Place  
Suite 114  
St. Augustine, Florida, 32092  
United States  
T: 9049405850

[Access My Account](#)

Have Questions or need to change your order?

[\(888\) 465-6373](tel:(888)465-6373) [Live Chat](#) [sales@hcbrands.com](mailto:sales@hcbrands.com)

## SAVE 25% NOW ON OUR SISTER SITES

Our way of saying thank you, we'd like to offer you 25% off your first purchase from any of our following sites

**At checkout use code: THANKS25**



The official Koozie®  
personalized to  
your needs!

**mykoozie**  
by HC Brands

**SHOP NOW**

YOUR DESIGN  
HERE

# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

===== STATEMENT =====

June 30, 2021

Pine Ridge Community Development District  
Governmental Management Services  
5385 North Nob Hill Road  
Sunrise, FL 33351

Bill Number 124402  
Billed through 05/31/2021

5A  
1,310.51300,31500

## General Counsel/Monthly Meeting

PRIDGE 00001 WSH

### FOR PROFESSIONAL SERVICES RENDERED

|          |     |  |          |
|----------|-----|--|----------|
| 05/04/21 | WSH | Confer with counsel for Richmond Homes.  | 0.20 hrs |
| 05/11/21 | WSH | Review agenda for May meeting.   | 0.20 hrs |
| 05/14/21 | WSH | Prepare budget approval resolution.  | 0.30 hrs |
| 05/17/21 | WSH | Confer with counsel for Richmond regarding agreement for landscaping; confer with Torres regarding same.             | 0.30 hrs |
| 05/21/21 | WSH | Prepare for Board meeting.   | 0.40 hrs |
| 05/24/21 | WSH | Prepare for and participate in Board meeting.  | 1.80 hrs |
| 05/25/21 | KFJ | Review meeting follow up; confer with Haber.   | 0.20 hrs |
| 05/27/21 | WSH | Review audit award letters and confer with Sweeting regarding same.  | 0.20 hrs |
| 05/27/21 | KFJ | Confer with district manager; prepare budget hearing notice.   | 0.40 hrs |
| 05/28/21 | KFJ | Prepare agreements for amenity management, yoga instructor, fencing installation and beam repair; confer with Haber. | 2.20 hrs |



Total fees for this matter \$1,234.00

### MATTER SUMMARY

|                                |          |         |          |
|--------------------------------|----------|---------|----------|
| Jusevitch, Karen F.- Paralegal | 2.80 hrs | 125 /hr | \$350.00 |
| Haber, Wesley S.               | 3.40 hrs | 260 /hr | \$884.00 |

TOTAL FEES \$1,234.00

**TOTAL CHARGES FOR THIS MATTER** **\$1,234.00**

### BILLING SUMMARY



|                                |          |         |                   |
|--------------------------------|----------|---------|-------------------|
| =====                          |          |         |                   |
| Jusevitch, Karen F.- Paralegal | 2.80 hrs | 125 /hr | \$350.00          |
| Haber, Wesley S.               | 3.40 hrs | 260 /hr | \$884.00          |
| TOTAL FEES                     |          |         | \$1,234.00        |
| TOTAL CHARGES FOR THIS BILL    |          |         | <u>\$1,234.00</u> |

**Please include the bill number with your payment.**

# Service Invoice

Page 1 of 1



Howard Services, Inc.

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

Billed Customer: #001626

Site ID: # 001626-0001

Pineridge Plantation Community  
4200 Pineridge Pkwy  
Middleburg, FL 32068

Pineridge Plantation Community  
Maria  
4200 Pineridge Pkwy  
Middleburg, FL 32068

12866

8/3/2021

S-11688

09/02/2021

Amount Paid

Call Slip Number

Invoice Date

Invoice Number

Due Date

Contractor's License #

12866

8/3/2021

S-11688

09/02/2021

CAC 023502

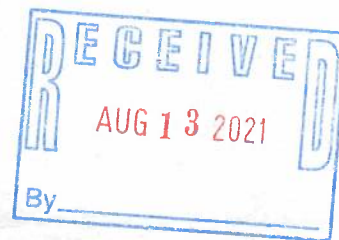
Tech Date  
RAY S 08/03/2021

## Equipment:

Unit : CAHU Model : 40RM-008  
Brand: CARR Serial#: 0209U00304  
Location: Cahu 3

Wait for rain to slack off, Found breaker tripped, turned disconnect off and reset breaker, found that blower motor has spun on rubber mount and shorted wires, repaired wires and reset motor in mount, mount is not designed for this application, restarted motor and motor has bad bearings and needs replaced anyway  
(Needs-blower motor and pulley)

109A



Repairs / Replacements - Amenity

1.330.57200.46100

8/13/21

|             |        |
|-------------|--------|
| Material    | 0.00   |
| Labor       | 250.00 |
| Subtotal    | 250.00 |
| Tax         | 0.00   |
| Grand Total | 250.00 |

The above prices and specifications are hereby 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.

# CCSO OFF-DUTY INVOICE

FOR: prmgr@riversidemgtsvc.com

100 A

[illegible]

**Riverside Management Services, Inc**

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

**Invoice****Invoice #:** 380**Invoice Date:** 7/31/2021**Due Date:** 7/31/2021**Case:****P.O. Number:****Bill To:**

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

73A

| Description  | Hours/Qty | Rate  | Amount            |
|--|-----------|-------|-------------------|
| Facility Assistant through July 2021<br>330.572.3411 | 67        | 25.00 | 1,675.00          |
| <div>RECEIVED<br/>AUG 06 2021<br/>By _____</div>     |           |       |                   |
|  |           |       |                   |
|  |           |       |                   |
|  |           |       |                   |
| <b>Total</b>   |           |       | <b>\$1,675.00</b> |
| <b>Payments/Credits</b>                              |           |       | <b>\$0.00</b>     |
| <b>Balance Due</b>                                   |           |       | <b>\$1,675.00</b> |

8/5/21  
Q

**PINE RIDGE CDD**

**FACILITY ASSISTANT**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 67                | Facility Assistant | \$ 25.00    | \$ 1,675.00   |

Covers Period: JULY 2021

GL # 330.572.3411

**TOTAL DUE:**

\$ 1,675.00

PINE RIDGE COMMUNITY DEVELOPMENT DISTRICT  
ASSISTANT MANAGER BILLABLE HOURS  
FOR THE MONTH OF JULY 2021

---

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u>                                   |
|-------------|--------------|-----------------|--|
| 7/3/21      | 6            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/4/21      | 5            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/10/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/11/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/17/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/18/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/24/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/25/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 7/31/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
|             | <hr/>        |                 |  |
|             | 67           |                 |  |
|             | <hr/>        |                 |  |

**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 381  
Invoice Date: 7/31/2021  
Due Date: 7/31/2021  
Case:  
P.O. Number:

**Bill To:**  
Pine Ridge Plantation  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

731A

| Description  | Hours/Qty | Rate  | Amount   |
|--|-----------|-------|----------|
| Lifeguard Services through July 2021<br>330.572.3420   | 228.03    | 16.00 | 3,648.48 |
| <div style="border: 1px solid blue; padding: 10px; transform: rotate(-10deg); display: inline-block;"><div>RECEIVED</div><div>AUG 06 2021</div><div>By _____</div></div> |           |       |          |
|  |           |       |          |
|  |           |       |          |
|  |           |       |          |

**Total** \$3,648.48

**Payments/Credits** \$0.00

**Balance Due** \$3,648.48

8/5/21  
OK

**PINE RIDGE CDD**

**LIFEGUARDS**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 228.03            | Lifeguards         | \$ 16.00    | \$ 3,648.48   |

Covers July 2021

GL # 330.572.3420

**TOTAL DUE:**

\$ 3,648.48



**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
LIFEGUARD BILLABLE HOURS FOR JULY 2021**

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u> |
|-------------|--------------|-----------------|--------------------|
| 7/1/21      | 4.25         | M.N.            | Lifeguarding       |
| 7/1/21      | 3.97         | J.G.            | Lifeguarding       |
| 7/1/21      | 3.97         | R.G.            | Lifeguarding       |
| 7/3/21      | 5.83         | M.N.            | Lifeguarding       |
| 7/3/21      | 5.67         | J.G.            | Lifeguarding       |
| 7/3/21      | 5.95         | R.G.            | Lifeguarding       |
| 7/4/21      | 5.85         | M.N.            | Lifeguarding       |
| 7/4/21      | 5.62         | J.G.            | Lifeguarding       |
| 7/4/21      | 5.7          | R.G.            | Lifeguarding       |
| 7/8/21      | 3.87         | M.N.            | Lifeguarding       |
| 7/8/21      | 3.58         | J.G.            | Lifeguarding       |
| 7/8/21      | 3.78         | R.G.            | Lifeguarding       |
| 7/9/21      | 4.22         | J.G.            | Lifeguarding       |
| 7/9/21      | 4.2          | R.G.            | Lifeguarding       |
| 7/9/21      | 4            | M.M.            | Lifeguarding       |
| 7/10/21     | 5.65         | M.N.            | Lifeguarding       |
| 7/10/21     | 5.35         | M.M.            | Lifeguarding       |
| 7/10/21     | 5.62         | B.B.            | Lifeguarding       |
| 7/11/21     | 5            | M.N.            | Lifeguarding       |
| 7/11/21     | 4.75         | M.M.            | Lifeguarding       |
| 7/11/21     | 5            | B.B.            | Lifeguarding       |
| 7/15/21     | 4.12         | M.N.            | Lifeguarding       |
| 7/15/21     | 3.97         | M.M.            | Lifeguarding       |
| 7/15/21     | 4.15         | B.B.            | Lifeguarding       |
| 7/16/21     | 4.22         | M.N.            | Lifeguarding       |
| 7/16/21     | 4.07         | M.M.            | Lifeguarding       |
| 7/17/21     | 5.52         | M.N.            | Lifeguarding       |
| 7/17/21     | 5.1          | M.M.            | Lifeguarding       |
| 7/18/21     | 4.90         | M.N.            | Lifeguarding       |
| 7/18/21     | 4.70         | M.M.            | Lifeguarding       |
| 7/18/21     | 5.07         | B.B.            | Lifeguarding       |
| 7/22/21     | 4.22         | M.N.            | Lifeguarding       |
| 7/22/21     | 3.48         | M.M.            | Lifeguarding       |
| 7/23/21     | 4.15         | M.N.            | Lifeguarding       |
| 7/23/21     | 3.55         | J.G.            | Lifeguarding       |
| 7/23/21     | 4.12         | R.G.            | Lifeguarding       |
| 7/24/21     | 5.72         | M.N.            | Lifeguarding       |
| 7/24/21     | 5.63         | B.B.            | Lifeguarding       |
| 7/25/21     | 5.83         | M.N.            | Lifeguarding       |
| 7/25/21     | 5.48         | J.G.            | Lifeguarding       |
| 7/25/21     | 5.52         | R.G.            | Lifeguarding       |
| 7/29/21     | 4.17         | R.G.            | Lifeguarding       |
| 7/29/21     | 4.03         | M.M.            | Lifeguarding       |
| 7/30/21     | 4.25         | M.N.            | Lifeguarding       |
| 7/30/21     | 4.05         | R.G.            | Lifeguarding       |
| 7/31/21     | 5.40         | M.N.            | Lifeguarding       |
| 7/31/21     | 5.35         | R.G.            | Lifeguarding       |
| 7/31/21     | 5.43         | B.B.            | Lifeguarding       |

**GRAND TOTAL**      228.03

Additional Attendant/Lifeguards  
GL Code: 330-572-3420

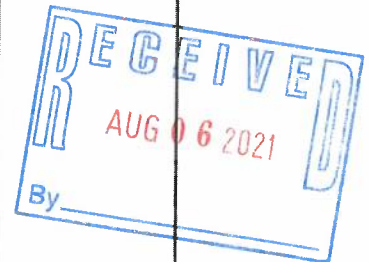
**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 382  
Invoice Date: 7/31/2021  
Due Date: 7/31/2021  
Case:  
P.O. Number:

**Bill To:**  
Pine Ridge Plantation  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

| Description   | Hours/Qty | Rate  | Amount |
|---|-----------|-------|--------|
| Deck Monitors through July 2021<br><br>330.572.3420 | 52.83     | 16.00 | 845.28 |



|                         |                 |
|-------------------------|-----------------|
| <b>Total</b>            | <b>\$845.28</b> |
| <b>Payments/Credits</b> | <b>\$0.00</b>   |
| <b>Balance Due</b>      | <b>\$845.28</b> |

8/5/21  
*[Signature]*

**PINE RIDGE CDD**

**DECK MONITORS**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 52.83             | Deck Monitors      | \$ 16.00    | \$ 845.28     |

Covers July 2021

GL # 330.572.3420

TOTAL DUE:

\$ 845.28

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
DECK MONITOR BILLABLE HOURS FOR JULY 2021**

| <u>Date</u>        | <u>Hours</u>        | <u>Employee</u> | <u>Description</u> |
|--------------------|---------------------|-----------------|--------------------|
| 7/1/21             | 4.15                | E.M.            | Deck Monitor       |
| 7/3/21             | 5.67                | E.M.            | Deck Monitor       |
| 7/9/21             | 4.22                | E.M.            | Deck Monitor       |
| 7/10/21            | 5.55                | E.M.            | Deck Monitor       |
| 7/11/21            | 5.05                | E.M.            | Deck Monitor       |
| 7/22/21            | 3.98                | E.M.            | Deck Monitor       |
| 7/23/21            | 4.23                | E.M.            | Deck Monitor       |
| 7/24/21            | 5.73                | E.M.            | Deck Monitor       |
| 7/25/21            | 5.68                | E.M.            | Deck Monitor       |
| 7/29/21            | 4.17                | E.M.            | Deck Monitor       |
| 7/30/21            | 4.4                 | E.M.            | Deck Monitor       |
| <b>GRAND TOTAL</b> | <b><u>52.83</u></b> |                 |                    |

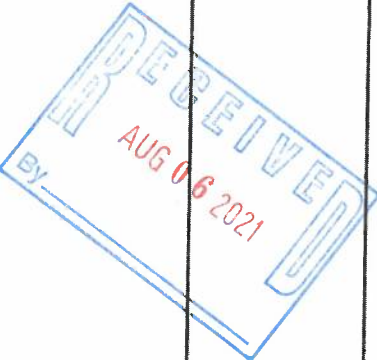
Additional Attendant/Lifeguards  
GL Code: 330-572-3420

**Riverside Management Services, Inc**

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

**Invoice****Invoice #:** 379**Invoice Date:** 8/1/2021**Due Date:** 8/1/2021**Case:****P.O. Number:****Bill To:**

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

| Description  | Hours/Qty | Rate     | Amount     |
|--|-----------|----------|------------|
| Janitorial Services - August 2021 330.572.4620                                       |           | 645.00   | 645.00     |
| Pool Maintenance Services - August 2021 330.572.4640                                 |           | 1,041.67 | 1,041.67   |
| Contract Administration - August 2021 330.572.3400                                   |           | 1,776.75 | 1,776.75   |
| Facility Management - Pine Ridge Plantation - August 2021                            |           | 4,545.75 | 4,545.75   |
| 330.572.3410   |           |          |            |
|  |           |          |            |
|  |           |          |            |
|  |           |          |            |
|  |           |          |            |
| <b>Total</b>   |           |          | \$8,009.17 |
| <b>Payments/Credits</b>  |           |          | \$0.00     |
| <b>Balance Due</b>   |           |          | \$8,009.17 |

8/5/21  
COB

# INVOICE




3543 State Road 419, Winter Springs, FL 32708  
PH: 800-666-5253

|  |
|--|
| <b>Bill To</b>   |
| PINE RIDGE PLANTATION CDD<br>GOVERNMENTAL MANAGEMENT SERVICES<br>475 WEST TOWN PLACE<br>SUITE 114<br>ST AUGUSTINE, FLORIDA 32092 |

|              |           |
|--------------|-----------|
| Invoice #    | 595416    |
| Account #    | 719342    |
| Invoice Date | 8/1/2021  |
| Due Date     | 8/11/2021 |
| Rep          | MAS       |

Invoice Questions:  
Lakes@lakedoctors.com  
Payment Questions:  
Payments@lakedoctors.com

|   |   |                  |   |
|---|---|------------------|---|
| Purchase Order Number   |   | Terms            | Invoice Date Reflects Month of Service Provided |
|   |   | NET 10 DAYS      |   |
| Item  | Description   | Amount           |   |
|   | Monthly Water Management Service (R)<br>Water Mgmt Serv - Additional Area, Lake 11, Added Effective November 2020<br><i>Aug Lake Maintenance</i><br><i>1.320.538.464</i><br><i>76A</i><br> | 670.00<br>100.00 |   |
| Customer Total Balance  |   | \$770.00         |   |
| Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you! |   |                  | Total Invoice \$770.00                          |



To help ensure prompt and accurate credit to your account, please include your account number and invoice number on your check and always include your remittance stub with your payment.

Please visit [www.lakedoctors.com](http://www.lakedoctors.com) for your local office contact information.

PLEASE DETACH & RETURN THIS PORTION WITH PAYMENT

|  |
|--|
| <b>Bill To</b>   |
| PINE RIDGE PLANTATION CDD<br>GOVERNMENTAL MANAGEMENT SERVICES<br>475 WEST TOWN PLACE<br>SUITE 114<br>ST AUGUSTINE, FLORIDA 32092 |

|                 |
|-----------------|
| Amount Enclosed |
|                 |

|           |          |
|-----------|----------|
| Invoice # | 595416   |
| Account # | 719342   |
| Date      | 8/1/2021 |

Go Green! Contact us at [Payments@lakedoctors.com](mailto:Payments@lakedoctors.com) to have your invoices emailed.

For address and contact updates, please email us at [Frontdesk@lakedoctors.com](mailto:Frontdesk@lakedoctors.com).

**The Lake Doctors, Inc.**  
3543 State Road 419  
Winter Springs, FL 32708

|  |                            |
|--|----------------------------|
| IF PAYING BY CREDIT CARD, FILL OUT BELOW |                            |
| Mastercard                               | Visa American Express      |
| Card #                                   | <i>Lake Maintenance</i>    |
| Card Verification #                      | <i>1.320.53800.46400</i>   |
| Exp. Date #                              | <i>8/6/21</i>              |
| Print Name                               | <i>[Signature]</i>         |
| Billing Address:                         | Check box if same as above |
| Signature                                |                            |



Remit To: Clay County Sheriff's Office  
PO Box 548/901 N. Orange Ave  
GREEN COVE SPRINGS, FL 32043  
(904) 284-7575

Invoice Number: SSI10207  
Invoice Date: 8/13/2021  
Page: 1

Attn: Fiscal - Accounts Receivable

Bill

To: PINE RIDGE PLANTATION CDD  
475 W. TOWN PLACE SUITE 114  
ST AUGUSTINE, FL 32258  
BENADETLE PEREGRINO

Ship

To: PINE RIDGE PLANTATION CDD  
475 W. TOWN PLACE SUITE 114  
ST AUGUSTINE, FL 32258  
BENADETLE PEREGRINO

Due Date 8/28/2021  
Terms Net 15 Days



Customer ID C0000507  
P.O. Number  
P.O. Date 8/13/2021  
Our Order No  
SalesPerson

| Item/Description                        | Unit | Order Qty | Quantity | Unit Price | Total Price |
|---|------|-----------|----------|------------|-------------|
| Fees-2nd Employment Admin Fee-JULY 2021 |      | 6         | 6        | 5.00       | 30.00       |
| Fees-2nd Employment Scheduling          |      | 1         | 1        | 25.00      | 25.00       |

*July fee*

*1,330.57200, 34500*

*1071A*

Amount Subject to Sales Tax US0  
Amount Exempt from Sales Tax 55.00

Subtotal: 55.00  
Invoice Discount: 0.00  
Tax: 0.00

Total USD: 55.00

**CLAY  
TODAY**

3513 U.S. Hwy. 17 • Fleming Island, FL 32003  
Phone: (904) 264-3200

**Ponte Vedra  
Recorder**  
Not your average newspaper, not your average reader.

1102 A1A North, Unit 108 • Ponte Vedra Beach, FL 32082  
Phone: (904) 285-8831

## Advertising Invoice

**PINE RIDGE PLANTATION C.D.D.**  
**475 W TOWN PL # 114**  
**SAINT AUGUSTINE, FL 32092**

**Cust#:502790**  
**Ad#:327613**  
**Phone#:904-001-0001**  
**Date:08/06/2021**

**Salesperson: Clay Legals**

**Classification: Legal Notice**

**Ad Size: 1.0 x 4.70**

### Advertisement Information:

| Description | Start      | Stop       | Ins. | Cost/Day | Total |
|-------------|------------|------------|------|----------|-------|
| Clay Today  | 08/12/2021 | 08/12/2021 | 1    | 47.00    | 47.00 |

### Payment Information:

|              |               |                |
|--------------|---------------|----------------|
| <b>Date:</b> | <b>Order#</b> | <b>Type</b>    |
| 08/06/2021   | 327613        | BILLED ACCOUNT |

1.310.51300.48000  
69A

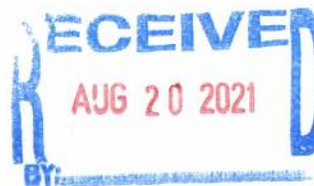
**Total Amount: 47.00**

**Tax: 0.00**

**Amount Due: 47.00**

**Attention: Requests for credits or refunds for early cancellations must be made within 90 days.**

**Ad Copy**





PUBLISHER AFFIDAVIT  
CLAY TODAY  
Published Weekly  
Orange Park, Florida

STATE OF FLORIDA  
COUNTY OF CLAY:

Before the undersigned authority personally appeared  
Jon Cantrell, who on oath says that he is the publisher of the  
"Clay Today" a newspaper published weekly at Orange Park in  
Clay County, Florida; that the attached copy of advertisement  
being a

NOTICE OF SPECIAL MEETING

in the matter of


AUG 24TH

LEGAL: 48221      ORDER: 327613

was published in said newspaper in the issues:

08/12/2021

Affiant further says that said "Clay Today" is a newspaper published  
at Orange Park, in said Clay County, Florida, and that the said newspaper  
has heretofore been continuously published in said Clay County, Florida,  
weekly, and has been entered as Periodical material matter at the post  
office in Orange Park, in said Clay County, Florida, for period of one  
year next proceeding the first publication of the attached copy of  
advertisement; and affiant further says that he has neither paid nor promised  
any person, firm or corporation any discount, rebate, commission or  
refund for the purpose of securing this advertisement for publication in  
the said newspaper.



**Notice of  
Special Meeting**  
Pine Ridge Plantation  
Community Development District

A special meeting of the Board of  
Supervisors of the Pine Ridge  
Plantation Community Development  
District will be held on Tuesday,  
August 24, 2021 at 6:00 p.m. at the  
Pine Ridge Plantation Amenity  
Center, 4200 Pine Ridge Parkway,  
Middleburg, Florida 32068. The  
meeting is open to the public and  
will be conducted in accordance with  
the provisions of Florida Law for  
Community Development Districts. A  
copy of the agenda for this meeting  
may be obtained from the District  
Manager, at 475 West Town Place,  
Suite 114, St. Augustine, FL 32092  
(and phone (904) 940-5850). This  
meeting may be continued to a date,  
time, and place to be specified on  
the record at the meeting.

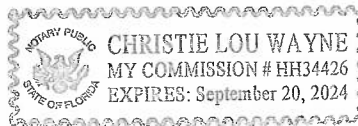
Any person requiring special  
accommodations at this meeting  
because of a disability or physical  
impairment should contact the  
District Office at (904) 940-5850 at  
least two calendar days prior to the  
meeting. If you are hearing or speech  
impaired, please contact the Florida  
Relay Service at 1-800-955-8770, for  
aid in. Each person who decides to  
appeal any action taken at these  
meetings is advised that person will  
need a record of the proceedings and  
that accordingly, the person may  
need to ensure that a verbatim  
record of the proceedings is made,  
including the testimony and  
evidence upon which such appeal is  
to be based.

Ernesto Torres  
District Manager

Legal 48221 published Aug 12, 2021  
in Clay County's Clay Today  
newspaper

Sworn to me and subscribed before me 08/12/2021.

*Christie Lou Wayne*  
NOTARY PUBLIC, STATE OF FLORIDA



3515 US HWY 17 Suite A, Fleming Island FL 32003  
Telephone (904) 264-3200 - FAX (904) 264-3285  
E-Mail: [Christie@opcfla.com](mailto:Christie@opcfla.com)

## INVOICE

CLIENT NAME

PINE RIDGE

CLIENT NUMBER

CLIENT ADDRESS

INVOICE NUMBER

INVOICE DATE

8/13/2021

| EVENT          | DATE                          | DESCRIPTION | PERSONNEL<br>START and STOP TIMES                     | HOURS or<br>QUANTITY | RATE    | TOTAL              |
|----------------|-------------------------------|-------------|---|----------------------|---------|--------------------|
| 1              | 07/10/21 0000 - 07/10/21 0000 | PINE RIDGE  | Michael Layne<br>07/10/21 1900 - 07/10/21 2300<br>Sec | 3<br>(hrs) 3         | \$30.00 | \$90.00<br>\$90.00 |
| EVENT TOTAL:   |                               |             |   |                      |         |                    |
| 2              | 07/11/21 0000 - 07/11/21 0000 | PINE RIDGE  | Michael Layne<br>07/11/21 1930 - 07/11/21 2330<br>Sec | 3<br>(hrs) 3         | \$30.00 | \$90.00<br>\$90.00 |
| EVENT TOTAL:   |                               |             |   |                      |         |                    |
| INVOICE TOTAL: |                               |             |   | (hrs) 6              |         | \$180.00           |

176A  
1.330.57200.34500  
7/21



Riverside Management Services, Inc  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

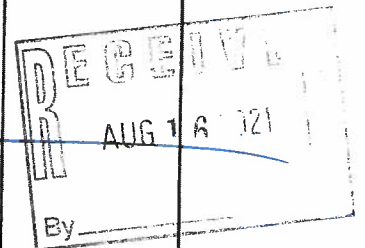
# Invoice

Invoice #: 383  
Invoice Date: 8/12/2021  
Due Date: 8/12/2021  
Case:  
P.O. Number:

**Bill To:**

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

| Description   | Hours/Qty | Rate     | Amount   |
|---|-----------|----------|----------|
| Facility Maintenance July 1 - July 31, 2021   |           | 4,696.99 | 4,696.99 |
| Maintenance Supplies  |           | 2,805.77 | 2,805.77 |
| Repairs/Replacements - Amenity \$ 1990. <sup>21</sup><br>1.330.57200.46100                    |           |          |          |
| General Facility maint \$ 1733. <sup>14</sup><br>1.330.57200.46000                            |           |          |          |
| Repairs/Maint - Ground \$ 1665. <sup>24</sup><br>1.320.53800.46000                            |           |          |          |
| Janitorial Supplies \$ 265. <sup>35</sup><br>1.330.57200.46201                                |           |          |          |
| culture / Recreation<br>Capital Outlay \$ 1848. <sup>36</sup><br><del>2.330.57200.49000</del> |           |          |          |



\$5,654.40

|                  |            |
|------------------|------------|
| Total            | \$7,502.76 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$7,502.76 |

\$5,654.40 8/16/21

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
MAINTENANCE BILLABLE HOURS  
FOR THE MONTH OF JULY 2021**

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u>   |
|-------------|--------------|-----------------|--|
| 7/1/21      | 8            | L.F.            | Repaired outdoor shower, repaired stone in column, changed light bulbs, picked up supplies, organized pool furniture, blew leaves and debris off breezeway, pool deck and walkways, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles |
| 7/2/21      | 3            | L.F.            | Replaced shower curtains, cleaned out grills, checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways,  |
| 7/5/21      | 3            | L.F.            | Cleaned up all firework debris, checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways   |
| 7/7/21      | 6            | L.F.            | Cleaned all vents, light inspection, replaced light bulbs, started painting on rental side, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles, picked up supplies   |
| 7/8/21      | 3            | F.S.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles   |
| 7/8/21      | 4            | R.W.            | Removed debris from all lakes  |
| 7/8/21      | 4            | D.J.            | Removed debris from all lakes  |
| 7/12/21     | 3            | L.F.            | Checked and changed all trash receptacles, removed debris from amenity center, pool, common areas, playground and roadways   |
| 7/13/21     | 8            | L.F.            | Replaced shower head on pool deck, secured shower pole, repaired stack stone on columns, blew leaves and debris off pool deck, picked up supplies, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles                                  |
| 7/13/21     | 8            | R.W.            | Removed debris from all lakes, removed boat from lake at phase 2   |
| 7/13/21     | 8            | D.J.            | Removed debris from all lakes, removed boat from lake at phase 2   |
| 7/14/21     | 8            | L.F.            | Painted clubhouse, picked up paint supplies  |
| 7/14/21     | 3            | F.S.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles   |
| 7/16/21     | 3            | L.F.            | Checked and changed all trash receptacles and dog pots, removed debris from amenity center, pool, common areas, playground and roadways  |
| 7/19/21     | 5            | L.F.            | Painted kitchen in clubhouse   |
| 7/21/21     | 6            | L.F.            | Painted kitchen in clubhouse   |
| 7/22/21     | 4            | L.F.            | Finished painting in clubhouse, buried tube at playground, playground inspection, raked mulch at playground, removed boat from lake bank   |
| 7/22/21     | 3            | F.S.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles   |
| 7/22/21     | 3            | R.W.            | Removed debris from all lakes and spillways, tow boat out of lake  |
| 7/22/21     | 3            | D.J.            | Removed debris from all lakes and spillways, tow boat out of lake  |
| 7/26/21     | 7            | L.F.            | Unclogged mop sink, changed lightbulbs, set up for CDD meeting, picked up supplies, checked and restocked dog waste receptacles, straightened pool deck furniture, blew leaves and debris off pool deck and walkways, removed debris from amenity center, pool, common areas, playground and roadways          |
| 7/28/21     | 8            | L.F.            | Painted trim in clubhouse, measured playground for mulch, playground inspection  |
| 7/29/21     | 6.5          | R.W.            | Removed debris from all lakes and spillways  |
| 7/29/21     | 6.5          | D.J.            | Removed debris from all lakes and spillways  |
| 7/30/21     | 8            | L.F.            | Pressure washed breezeway, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles  |

**TOTAL**      132

**MILES**      173

\*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

**MAINTENANCE BILLABLE PURCHASES**

Period Ending 08/05/21

| <u>DISTRICT</u> | <u>DATE</u> | <u>SUPPLIES</u>                           | <u>PRICE</u> | <u>EMPLOYEE</u> |
|-----------------|-------------|---|--------------|-----------------|
| PR              |             |   |              |                 |
| PINE RIDGE      |             |   |              |                 |
|                 | 7/2/21      | Toilet Paper                              | 45.99        | M.C.            |
|                 | 7/2/21      | Soft Soap (2)                             | 10.34        | M.C.            |
|                 | 7/7/21      | Paper Towels 12 rolls                     | 26.42        | T.C.            |
|                 | 7/7/21      | Microfiber Towels 24pk                    | 11.48        | T.C.            |
|                 | 7/8/21      | Shower Head                               | 18.38        | T.C.            |
|                 | 7/13/21     | Pipe Straps 10pk                          | 3.07         | L.F.            |
|                 | 7/13/21     | Wood Screws                               | 1.47         | L.F.            |
|                 | 7/13/21     | Loctite Adhesive                          | 70.00        | L.F.            |
|                 | 7/14/21     | Compac Filtration - plunger disk sets (2) | 208.90       | J.S.            |
|                 | 7/14/21     | Short Cut Brush (3)                       | 20.25        | L.F.            |
|                 | 7/14/21     | Paint Pail Liners 6pk                     | 5.50         | L.F.            |
|                 | 7/14/21     | 1 Gallon Behr Paint                       | 44.83        | L.F.            |
|                 | 7/15/21     | Multifold Towels 16pk/case (2)            | 58.63        | M.C.            |
|                 | 7/21/21     | 1 Gallon Paint                            | 44.83        | L.F.            |
|                 | 7/21/21     | 42 Gallon Trash Bags 50ct                 | 33.32        | L.F.            |
|                 | 7/21/21     | Short Cut Brush (2)                       | 13.50        | L.F.            |
|                 | 7/23/21     | 60lb Dumbbells (2)                        | 254.13       | M.C.            |
|                 | 7/23/21     | 70lb Dumbbells (2)                        | 293.23       | M.C.            |
|                 | 7/23/21     | Toilet Paper                              | 27.45        | M.C.            |
|                 | 7/26/21     | Nifty Nabber                              | 22.97        | L.F.            |
|                 | 7/26/21     | Bolts 25pc                                | 13.34        | L.F.            |
|                 | 7/26/21     | Washers 100pc                             | 6.04         | L.F.            |
|                 | 7/26/21     | Lock Nuts 100pc                           | 8.31         | L.F.            |
|                 | 7/26/21     | Bucket                                    | 4.35         | L.F.            |
|                 | 7/26/21     | CFL Bulbs 4pk                             | 9.17         | L.F.            |
|                 | 7/28/21     | Dog Waste Stations (2)                    | 522.70       | T.C.            |
|                 | 7/29/21     | Grout Scrubber                            | 9.18         | L.F.            |
|                 | 7/29/21     | Ryobi Surface Cleaner                     | 80.47        | L.F.            |
|                 | 7/29/21     | Scrub Brush                               | 6.29         | L.F.            |
|                 | 7/29/21     | Aquamix Grout Cleaner                     | 14.12        | L.F.            |
|                 | 7/29/21     | 3/4" PVC Coupling                         | 0.59         | L.F.            |
|                 | 7/29/21     | Mop Refill (2)                            | 25.23        | L.F.            |
|                 | 7/29/21     | Spray Bottle                              | 3.77         | L.F.            |
|                 | 7/29/21     | Pressure Washer Ryobi 3300 Gas            | 429.00       | T.C.            |
|                 | 8/4/21      | LED Emergency Lights 4 pack (5)           | 349.30       | T.C.            |
|                 | 8/5/21      | 13 Gallon Trash Bags 140 ct               | 18.52        | F.S.            |
|                 | 8/5/21      | 42 Gallon Trash Bags 50ct                 | 33.32        | F.S.            |
|                 | 8/5/21      | Lysol All Purpose                         | 9.40         | F.S.            |
|                 | 8/5/21      | Airwick 5 pk Lavender                     | 12.04        | F.S.            |
|                 | 8/5/21      | Airwick 5 pk Hawaii                       | 12.04        | F.S.            |
|                 | 8/5/21      | Lysol Disinfectant Aero (2)               | 13.73        | F.S.            |
|                 | 8/5/21      | Lavender Cleaner (2)                      | 7.54         | F.S.            |
|                 | 8/5/21      | Soft Soap                                 | 1.68         | F.S.            |

**TOTAL    \$2,805.77**

**From:** Bernadette Peregrino bperegrino@gmsnf.com  
**Subject:** Fwd: rental refund  
**Date:** September 14, 2021 at 8:42 AM  
**To:** Margaret Bronson mbronson@gmsnf.com

BP

Please see below rental refund request.

Thank you,  
Bernadette Peregrino  
District Accountant  
1408 Hamlin Avenue, Unit E  
Saint Cloud, FL 34771  
Tel and Fax: 904-239-5309  
bperegrino@gmsnf.com

Begin forwarded message:

**From:** Pine Ridge Plantation <prmgr@riversidemgtsvc.com>  
**Subject:** rental refund  
**Date:** September 13, 2021 at 12:22:18 PM EDT  
**To:** Bernadette Peregrino <bperegrino@gmsnf.com>

Good afternoon! I need to have a refund issued in the amount of \$75. It would have been in with my deposit from 7/23/21. Money order # 19-276584200

Send to:  
Ashley Schafer  
1619 Night Owl Drive  
Middleburg, FL 32068

Hope you have a great week!

Maria

--  
Pine Ridge Plantation CDD  
4200 Pine Ridge Parkway  
Middleburg, FL 32068  
Office: (904) 291-8878  
Email: prmgr@riversidemgtsvc.com  
CDD Website: www.pineridgeplantationcdd.com



181 A  
1,300,369.00  
10100  
Refund  
Deposit  
Reimb.  
7/23/21



# INVOICE

|                         |  |
|-------------------------|--|
| <b>Customer</b>         | Pine Ridge Plantation Community Development District |
| <b>Acct #</b>           | 290  |
| <b>Date</b>             | 09/09/2021   |
| <b>Customer Service</b> | Kristina Rudez                                       |
| <b>Page</b>             | 1 of 1   |

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

| Payment Information    |               |
|------------------------|---------------|
| <b>Invoice Summary</b> | \$ 18,548.00  |
| <b>Payment Amount</b>  |               |
| <b>Payment for:</b>    | Invoice#14162 |
| 100121550              |               |

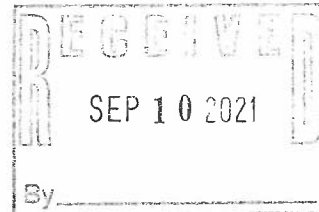
Thank You

Please detach and return with payment



Customer: Pine Ridge Plantation Community Development District

| Invoice  | Effective  | Transaction  | Description  | Amount                   |
|--|------------|--------------|--|--------------------------|
| 14162  | 10/01/2021 | Renew policy | Policy #100121550 10/01/2021-10/01/2022<br>Florida Insurance Alliance<br><i>fy2022</i><br>Package - Renew policy<br>Due Date: 9/9/2021<br><br><i>35A</i> | 18,548.00                |
|  |            |              |  | <b>Total</b>             |
|  |            |              |  | \$ 18,548.00             |
|  |            |              |  | Thank You                |
|  |            |              |  | <i>1,300,15500,10000</i> |
| FOR PAYMENTS SENT OVERNIGHT:<br>Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453 |            |              |  |                          |



|   |                          |             |
|---|--------------------------|-------------|
| <b>Remit Payment To: Egis Insurance Advisors, LLC</b> | (321)233-9939            | <b>Date</b> |
| Lockbox 234021 PO Box 84021<br>Chicago, IL 60689-4002 | sclimer@egisadvisors.com | 09/09/2021  |



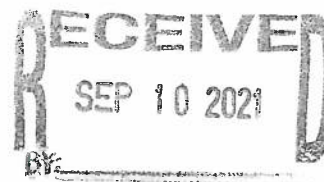
| 10          | 11                  | 12   | 14                      | 13            | 15           | 16        | 17      | 18       | 19 |
|-------------|---------------------|--|-------------------------|---------------|--------------|-----------|---------|----------|----|
| START STOP  | NEWSPAPER REFERENCE | DESCRIPTION  | PRODUCT                 | SAU SIZE      | BILLED UNITS | TIMES RUN | RATE    | AMOUNT   |    |
| 07/31       |                     | Balance Forward  |                         |               |              |           |         | \$0.00   |    |
| 08/26 08/26 | I03370355-08262021  | NOTICE OF MEETINGS PINE RIDGE JV Times-Union PLANTATION COMMUNITY DEVELOPMENT DISTRICT The Board of Supervisors of the Pine Ridge Plantation Community Development Distr |                         | 2.00 x 4.2396 | 8.48         | 1         | \$64.93 | \$550.64 |    |
| 08/26 08/26 | I03373694-08262021  | BOS REG MTG SCHEDULE   | SA St Augustine Record  | 1.00 x 5.5000 | 5.5          | 1         | \$8.98  | \$49.39  |    |
| 08/26 08/26 | I03373694-08262021  | BOS REG MTG SCHEDULE   | SA St Aug Record Online | 1.00 x 5.5000 | 5.5          | 1         | \$8.97  | \$49.34  |    |

PREVIOUS AMOUNT OWED: \$0.00  
NEW CHARGES THIS PERIOD: \$649.37  
CASH THIS PERIOD: \$0.00  
DEBIT ADJUSTMENTS THIS PERIOD: \$0.00  
CREDIT ADJUSTMENTS THIS PERIOD: \$0.00

We appreciate your business.

1.310.57300.480

2A



INVOICE AND STATEMENT OF ACCOUNT

AGING OF PAST DUE ACCOUNTS

\* UNAPPLIED AMOUNTS ARE INCLUDED IN TOTAL AMOUNT DUE



| 21                     | CURRENT NET AMOUNT      | 22 | 30 DAYS               | 60 DAYS | OVER 90 DAYS             | * UNAPPLIED AMOUNT | 23                       | TOTAL AMOUNT DUE |
|------------------------|-------------------------|----|-----------------------|---------|--------------------------|--------------------|--------------------------|------------------|
|                        | \$649.37                |    | \$0.00                | \$0.00  | \$0.00                   | \$0.00             |                          | \$649.37         |
| ADVERTISER INFORMATION |                         |    |                       |         |                          |                    |                          |                  |
| 1                      | BILLING PERIOD          | 6  | BILLED ACCOUNT NUMBER | 7       | ADVERTISER/CLIENT NUMBER | 2                  | ADVERTISER/CLIENT NAME   |                  |
|                        | 08/01/2021 - 08/31/2021 |    | 35422                 |         | 35422                    |                    | PINE RDGE PLANTATION CDD |                  |

MAKE CHECKS PAYABLE TO

The Florida Times Union Dept 1261  
PO Box 121261  
Dallas, TX 75312-1261

Payment is due upon receipt.

The Florida Times Union

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

The Florida Times-Union  
jacksonville.com

The Florida Times Union 1261  
PO Box 121261  
Dallas, TX 75312-1261

ADVERTISING INVOICE and STATEMENT

|         |                         |                  |                          |
|---------|-------------------------|------------------|--------------------------|
| 1       | BILLING PERIOD          | 2                | ADVERTISER/CLIENT NAME   |
|         | 08/01/2021 - 08/31/2021 |                  | PINE RDGE PLANTATION CDD |
| COMPANY | 23                      | TOTAL AMOUNT DUE | * UNAPPLIED AMOUNT       |
| JV 5    |                         | \$649.37         | \$0.00                   |
| 21      | CURRENT NET AMOUNT      | 22               | 30 DAYS                  |
|         | \$649.37                |                  | \$0.00                   |
| 4       | PAGE #                  | 5                | BILLING DATE             |
| 1       |                         |                  | 08/31/2021               |
| 6       | BILLED ACCOUNT NUMBER   | 7                | ADVERTISER/CLIENT NUMBER |
|         | 35422                   |                  | 35422                    |
| 24      | STATEMENT NUMBER        |                  | 0000096659               |

BILLING ACCOUNT NAME AND ADDRESS

REMITTANCE ADDRESS



8 - 2221

PINE RDGE PLANTATION CDD  
475 W TOWN PL STE 114  
SAINT AUGUSTINE FL 32092-3649



The Florida Times Union  
Dept 1261  
PO Box 121261  
Dallas, TX 75312-1261



THE FLORIDA TIMES-UNION  
Jacksonville, FL  
Affidavit of Publication

Florida Times-Union

**PINE RIDGE PLANTATION CDD**  
**475 WEST TOWN PLACE STE 114**  
**SAINT AUGUSTINE, FL 32092**

ACCT: 35422  
AD# 0003370355-01

State of Florida  
County of Duval

Before the undersigned authority personally appeared Brenda Ramirez who on oath says he/she is a Legal Advertising Representative of The Florida Times-Union, a daily newspaper published in Jacksonville in Duval County, Florida; that the attached copy of advertisement is a legal ad published in The Florida Times-Union. Affiant further says that The Florida Times-Union is a newspaper published in Jacksonville, in Duval County, Florida, and that the newspaper has heretofore been continuously published in Duval County, Florida each day, has been entered as second class mail matter at the post office in Jacksonville, in Duval County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says the he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission, or refund for the purpose of securing this advertisement for publication in said newspaper.

PUBLISHED ON: 08/26/2021

FILED ON: 08/26/2021

**NOTICE OF MEETINGS**  
**PINE RIDGE PLANTATION**  
**COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Pine Ridge Plantation Community Development District will hold their regularly scheduled public meetings for Fiscal Year 2022 at Pine Ridge Plantation Amenity Center, 4200 Pine Ridge Parkway, Middleburg, FL 32068, at 6:00 p.m. on the third Tuesday of each month listed as follows:

November 16, 2021  
January 18, 2022  
March 15, 2022  
May 17, 2022  
July 19, 2022  
September 20, 2022

The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when staff or other individuals may participate by speaker telephone.

Any person requiring special accommodations for the meetings because of a disability or physical impairment should contact the District Office at (904) 940-5850 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

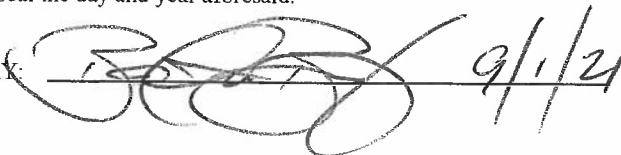
Each person who decides to appeal any action taken at the meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

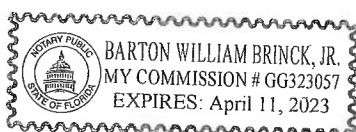
Ernesto Torres  
District Manager

Name: Brenda Ramirez Title: Legal Advertising Representative

In testimony whereof, I have hereunto set my hand and affixed my official Seal the day and year aforesaid.

NOTARY:





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

Invoice #: 219

Invoice Date: 9/1/21

Due Date: 9/1/21

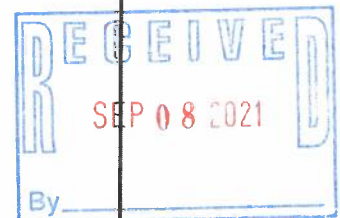
Case:

P.O. Number:

**Bill To:**Pine Ridge Plantation CDD  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

3A

| Description                                   | Hours/Qty     | Rate     | Amount   |
|---|---------------|----------|----------|
| Management Fees - September 2021              | 1,340.573.340 | 3,690.83 | 3,690.83 |
| Website Administration - September 2021       | 1,310.573.491 | 100.00   | 100.00   |
| Information Technology - September 2021       | 1,310.573.357 | 83.33    | 83.33    |
| Dissemination Agent Services - September 2021 | 1,310.573.313 | 416.67   | 416.67   |
| Office Supplies                               | 1,310.573.570 | 1.17     | 1.17     |
| Postage                                       | 1,310.573.420 | 220.08   | 220.08   |
| Copies  | 1,310.573.425 | 52.35    | 52.35    |
| Telephone                                     | 1,310.573.410 | 59.11    | 59.11    |

**Total** \$4,623.54**Payments/Credits** \$0.00**Balance Due** \$4,623.54

Riverside Management Services, Inc  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 385  
Invoice Date: 8/31/2021  
Due Date: 8/31/2021  
Case:  
P.O. Number:

Bill To:  
Pine Ridge Plantation  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

173A

| Description  | Hours/Qty | Rate  | Amount   |
|--|-----------|-------|----------|
| Facility Assistant through August 2021<br>330.572.3411 | 56.5      | 25.00 | 1,412.50 |



|                  |            |
|------------------|------------|
| Total            | \$1,412.50 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$1,412.50 |

9/14/21  
*[Signature]*

**PINE RIDGE CDD**

**FACILITY ASSISTANT**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 56.5              | Facility Assistant | \$ 25.00    | \$ 1,412.50   |

Covers Period: August 2021

GL # 330.572.3411

TOTAL DUE:

\$ 1,412.50

PINE RIDGE COMMUNITY DEVELOPMENT DISTRICT  
ASSISTANT MANAGER BILLABLE HOURS  
FOR THE MONTH OF AUGUST 2021

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u>                                   |
|-------------|--------------|-----------------|--|
| 8/1/21      | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 8/7/21      | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 8/8/21      | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 8/14/21     | 8.5          | R.W.            | Completed daily checklist, returned calls and emails |
| 8/15/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 8/21/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
| 8/22/21     | 8            | R.W.            | Completed daily checklist, returned calls and emails |
|             | <u>56.5</u>  |                 |  |

**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 386  
Invoice Date: 8/31/2021  
Due Date: 8/31/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

| Description                                       | Hours/Qty | Rate  | Amount |
|---|-----------|-------|--------|
| Deck Monitors through August 2021<br>330.572.3420 | 35.98     | 16.00 | 575.68 |
| <div>RECEIVED<br/>SEP 14 2021</div>               |           |       |        |

|                         |                 |
|-------------------------|-----------------|
| <b>Total</b>            | <b>\$575.68</b> |
| <b>Payments/Credits</b> | <b>\$0.00</b>   |
| <b>Balance Due</b>      | <b>\$575.68</b> |

9/14/21  
Q

**PINE RIDGE CDD**

**DECK MONITORS**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 35.98             | Deck Monitors      | \$ 16.00    | \$ 575.68     |

Covers August 2021

GL # 330.572.3420

TOTAL DUE:

\$ 575.68

PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
DECK MONITOR BILLABLE HOURS FOR AUGUST 2021

| <u>Date</u> | <u>Hours</u> | <u>Employee</u> | <u>Description</u> |
|-------------|--------------|-----------------|--------------------|
| 8/1/21      | 5            | E.M.            | Deck Monitor       |
| 8/6/21      | 4.3          | E.M.            | Deck Monitor       |
| 8/15/21     | 5.5          | E.M.            | Deck Monitor       |
| 8/21/21     | 5.43         | E.M.            | Deck Monitor       |
| 8/22/21     | 4.57         | E.M.            | Deck Monitor       |
| 8/28/21     | 5.58         | E.M.            | Deck Monitor       |
| 8/29/21     | 5.6          | E.M.            | Deck Monitor       |
| GRAND TOTAL | <u>35.98</u> |                 |                    |

Additional Attendant/Lifeguards  
GL Code: 330-572-3420



**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

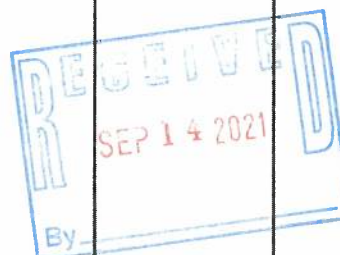
Invoice #: 387  
Invoice Date: 8/31/2021  
Due Date: 8/31/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

| Description  | Hours/Qty | Rate  | Amount   |
|--|-----------|-------|----------|
| Lifeguard Services - (August 2021 - September 6, 2021)<br>330.572.3420 | 150.03    | 16.00 | 2,400.48 |



**Total** \$2,400.48

**Payments/Credits** \$0.00

**Balance Due** \$2,400.48

9/14/21  
[Signature]

**PINE RIDGE CDD**

**LIFEGUARDS**

| <u>Qty./Hours</u> | <u>Description</u> | <u>Rate</u> | <u>Amount</u> |
|-------------------|--------------------|-------------|---------------|
| 150.03            | Lifeguards         | \$ 16.00    | \$ 2,400.48   |

Covers August 2021 - September 6, 2021

GL # 330.572.3420

TOTAL DUE:

\$ 2,400.48

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
LIFEGUARD BILLABLE HOURS FOR AUGUST 2021 - SEPTEMBER 6, 2021**

| <u>Date</u>        | <u>Hours</u>         | <u>Employee</u> | <u>Description</u> |
|--------------------|----------------------|-----------------|--------------------|
| 8/1/21             | 4.75                 | M.N.            | Lifeguarding       |
| 8/1/21             | 4.62                 | R.G.            | Lifeguarding       |
| 8/1/21             | 4.6                  | B.B.            | Lifeguarding       |
| 8/6/21             | 4.15                 | M.N.            | Lifeguarding       |
| 8/6/21             | 4.08                 | M.M.            | Lifeguarding       |
| 8/6/21             | 4.12                 | R.G.            | Lifeguarding       |
| 8/7/21             | 5.37                 | M.N.            | Lifeguarding       |
| 8/7/21             | 5.32                 | J.G.            | Lifeguarding       |
| 8/7/21             | 5.33                 | R.G.            | Lifeguarding       |
| 8/8/21             | 5.52                 | M.N.            | Lifeguarding       |
| 8/8/21             | 5.5                  | J.G.            | Lifeguarding       |
| 8/8/21             | 5.6                  | R.G.            | Lifeguarding       |
| 8/15/21            | 5.5                  | M.N.            | Lifeguarding       |
| 8/15/21            | 5.7                  | J.G.            | Lifeguarding       |
| 8/21/21            | 5.23                 | R.G.            | Lifeguarding       |
| 8/21/21            | 5.23                 | J.G.            | Lifeguarding       |
| 8/22/21            | 4.7                  | M.N.            | Lifeguarding       |
| 8/22/21            | 5.1                  | R.G.            | Lifeguarding       |
| 8/22/21            | 4.82                 | J.G.            | Lifeguarding       |
| 8/28/21            | 5.48                 | M.N.            | Lifeguarding       |
| 8/28/21            | 5.4                  | R.G.            | Lifeguarding       |
| 8/29/21            | 5.63                 | M.N.            | Lifeguarding       |
| 8/29/21            | 5.52                 | R.G.            | Lifeguarding       |
| 9/4/21             | 5.45                 | M.N.            | Lifeguarding       |
| 9/4/21             | 5.10                 | R.G.            | Lifeguarding       |
| 9/5/21             | 5.48                 | M.N.            | Lifeguarding       |
| 9/5/21             | 5.51                 | B.S.            | Lifeguarding       |
| 9/6/21             | 5.65                 | M.N.            | Lifeguarding       |
| 9/6/21             | 5.57                 | B.S.            | Lifeguarding       |
| <b>GRAND TOTAL</b> | <u><u>150.03</u></u> |                 |                    |

Additional Attendant/Lifeguards  
GL Code: 330-572-3420

**Riverside Management Services, Inc**  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

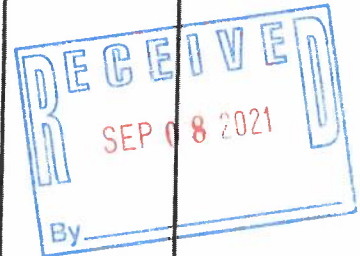
Invoice #: 384  
Invoice Date: 9/1/2021  
Due Date: 9/1/2021

Case:  
P.O. Number:

**Bill To:**

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

| Description   |  | Hours/Qty | Rate     | Amount            |
|---|--|-----------|----------|-------------------|
| 73A   |  |           |          |                   |
| Janitorial Services - September 2021 330.572.4620                         |  |           | 645.00   | 645.00            |
| Pool Maintenance Services - September 2021 330.572.4640                   |  |           | 1,041.67 | 1,041.67          |
| Contract Administration - September 2021 330.572.3400                     |  |           | 1,776.75 | 1,776.75          |
| Facility Management - Pine Ridge Plantation - September 2021 330.572.3410 |  |           | 4,545.75 | 4,545.75          |
| <b>Total</b>  |  |           |          | <b>\$8,009.17</b> |
| <b>Payments/Credits</b>   |  |           |          | <b>\$0.00</b>     |
| <b>Balance Due</b>  |  |           |          | <b>\$8,009.17</b> |



9/9/21  
OK

# Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300  
P.O. Box 6526  
Tallahassee, FL 32314  
850.222.7500

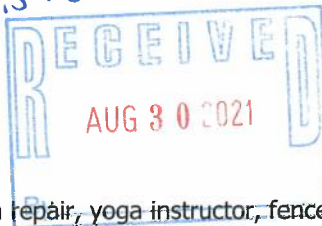
===== STATEMENT =====

August 15, 2021

Pine Ridge Community Development District  
Governmental Management Services  
5385 North Nob Hill Road  
Sunrise, FL 33351

Bill Number 124703  
Billed through 06/30/2021

5A  
1,310.5730031500



## General Counsel/Monthly Meeting PRIDGE 00001 WSH

### FOR PROFESSIONAL SERVICES RENDERED

|                            |     |  |          |
|----------------------------|-----|--|----------|
| 06/01/21                   | WSH | Review and revise agreements for beam repair, yoga instructor, fence installation, and amenity services. | 1.20 hrs |
| 06/02/21                   | KFJ | Confer with Haber regarding amenity facility agreement.  | 0.30 hrs |
| 06/07/21                   | KFJ | Amend yoga instructor agreement; correspond with district manager.                                       | 0.30 hrs |
| 06/08/21                   | WSH | Confer with Torres regarding agreement with RMS.   | 0.20 hrs |
| 06/28/21                   | WSH | Review CCUA easement and plat; confer with Torres regarding same.  | 0.50 hrs |
| 06/28/21                   | KFJ | Research utility easements; confer with Haber and correspond with district manager.                      | 0.40 hrs |
| 06/30/21                   | WSH | Review audit and confer with Peregrino regarding same.   | 0.80 hrs |
| Total fees for this matter |     |  | \$827.00 |

### MATTER SUMMARY

|                                |          |         |          |
|--------------------------------|----------|---------|----------|
| Jusevitch, Karen F.- Paralegal | 1.00 hrs | 125 /hr | \$125.00 |
| Haber, Wesley S.               | 2.70 hrs | 260 /hr | \$702.00 |

TOTAL FEES \$827.00

**TOTAL CHARGES FOR THIS MATTER \$827.00**

### BILLING SUMMARY

|                                |          |         |          |
|--------------------------------|----------|---------|----------|
| Jusevitch, Karen F.- Paralegal | 1.00 hrs | 125 /hr | \$125.00 |
| Haber, Wesley S.               | 2.70 hrs | 260 /hr | \$702.00 |

TOTAL FEES \$827.00

**TOTAL CHARGES FOR THIS BILL \$827.00**



Remit To: Clay County Sheriff's Office  
PO Box 548/901 N. Orange Ave  
GREEN COVE SPRINGS, FL 32043  
(904) 284-7575

Invoice Number: SSI10249  
Invoice Date: 9/18/2021

Page: 1

Attn: Fiscal - Accounts Receivable

Bill

To: PINE RIDGE PLANTATION CDD  
475 W. TOWN PLACE SUITE 114  
ST AUGUSTINE, FL 32258  
BENADETLE PEREGRINO

Ship

To: PINE RIDGE PLANTATION CDD  
475 W. TOWN PLACE SUITE 114  
ST AUGUSTINE, FL 32258  
BENADETLE PEREGRINO

Due Date 10/3/2021  
Terms Net 15 Days

Customer ID C0000507  
P.O. Number  
P.O. Date 9/18/2021  
Our Order No  
SalesPerson

| Item/Description                              | Unit | Order Qtv | Quantity | Unit Price | Total Price |
|---|------|-----------|----------|------------|-------------|
| 1 ✓ Fees-2nd Employment Admin Fee-AUGUST 2021 |      | 24        | 24       | 5.00       | 120.00      |
| 2 ✓ Fees-2nd Employment Scheduling            |      | 1         | 1        | 25.00      | 25.00       |

107A  
1-330-57200-34500



Amount Subject to Sales Tax US0  
Amount Exempt from Sales Tax 145.00

Subtotal: 145.00  
Invoice Discount: 0.00  
Tax: 0.00  
Total USD: 145.00

## INVOICE

CLIENT NAME

PINE RIDGE

CLIENT NUMBER

CLIENT ADDRESS

INVOICE NUMBER

INVOICE DATE

9/18/2021

| EVENT          | DATE                          | DESCRIPTION | PERSONNEL<br>START and STOP TIMES                 | HOURS or<br>QUANTITY | RATE    | TOTAL                |
|----------------|-------------------------------|-------------|---|----------------------|---------|----------------------|
| 1              | 08/07/21 0000 - 08/07/21 0000 | PINE RIDGE  | Michael Layne<br>08/07/21 1830 - 08/07/21 2230    | 4<br>(hrs)           | \$30.00 | \$120.00<br>\$120.00 |
| 2              | 08/08/21 0000 - 08/08/21 0000 | PINE RIDGE  | Michael Layne<br>08/08/21 1900 - 08/08/21 2300    | 4<br>(hrs)           | \$30.00 | \$120.00<br>\$120.00 |
| 3              | 08/15/21 0000 - 08/15/21 0000 | PINE RIDGE  | Tyler Grosdidier<br>08/15/21 1800 - 08/15/21 2200 | 4<br>(hrs)           | \$30.00 | \$120.00<br>\$120.00 |
| 4              | 08/21/21 0000 - 08/21/21 0000 | PINE RIDGE  | Michael Layne<br>08/21/21 1930 - 08/21/21 2330    | 4<br>(hrs)           | \$30.00 | \$120.00<br>\$120.00 |
| 5              | 08/28/21 0000 - 08/28/21 0000 | PINE RIDGE  | Matthew Edmonson<br>08/27/21 1900 - 08/27/21 2300 | 4<br>(hrs)           | \$30.00 | \$120.00<br>\$120.00 |
| 6              | 08/29/21 0000 - 08/29/21 0000 | PINE RIDGE  | Tyler Grosdidier<br>08/28/21 1800 - 08/28/21 2200 | 4<br>(hrs)           | \$30.00 | \$120.00<br>\$120.00 |
| INVOICE TOTAL: |                               |             |   | (hrs) 24             |         | \$720.00             |

Down to Earth  
Landscape & Irrigation  
2701 Maitland Center Pkwy.  
Suite 200  
Maitland FL 32751  
(321) 263-2700 Ext 3342



September 2021  
INV105458

**Customer**

GMS  
Pine Ridge CDD  
4200 Pine Ridge Plantation  
Middleburg FL 32068  
[pszozda@rmsnf.com](mailto:pszozda@rmsnf.com)  
(000) 509-6465

| Project/Job              | Invoice Date | Due Date  | Terms  | PO # |
|--------------------------|--------------|-----------|--------|------|
| Pine Ridge CDD RENEWAL - | 9/1/2021     | 10/1/2021 | Net 30 |      |

| Item  | Qty | Rate       | Amount     |
|---|-----|------------|------------|
| Lawncare Recurring Monthly Maintenance<br><i>Sept landscape maint</i> | 1   | \$7,160.00 | \$7,160.00 |

|                  |            |
|------------------|------------|
| Subtotal         | \$7,160.00 |
| Payments/Credits | \$0.00     |
| Balance Due      | \$7,160.00 |

Payment terms are net 30 days, with late payments subject to a 18% per annum interest rate applied daily on the overdue balance. A processing fee of 2.75% will be added to all credit card payments.



8915

*Bkpt 9-14-21*  
*LANDSCAPE MAINT.*  
*001.320.53800.46200*





# **FREEDOM PEST CONTROL**

**904-272-BUGS (2847)**  
INFO@FREEDOMPESTCONTROLFL.COM  
3600 Peoria Rd. Suite 103  
Orange Park, FL 32065



## **Service Slip/Invoice**

INVOICE: 1066771  
DATE: 8/10/2021  
ORDER: 1066771

Bill To: [100526]

Pine Ridge Plantation Amenity Cntr  
4200 Pine Ridge Pkwy  
Middleburg, FL 32068-9216

Work

Location:

[100526] 904-291-8878

Pine Ridge Plantation Amenity Cntr  
4200 Pine Ridge Pkwy  
Middleburg, FL 32068-9216

| Work Date      | Time             | Target Pest  | Technician |           | Time In  |
|----------------|------------------|--------------|------------|-----------|----------|
| 8/10/2021      | 11:02 AM         |              | 2ROSS      | Ross Ebey |          |
| Purchase Order | Terms            | Last Service | Map Code   |           | Time Out |
|                | DUE UPON RECEIPT | 8/31/2021    |            |           |          |

| Service | Description                   | Price                      |
|---------|-------------------------------|----------------------------|
| TC-10RP | <i>aug</i><br>Termite Renewal | \$300.00                   |
|         |                               | <b>SUBTOTAL</b> \$300.00   |
|         |                               | <b>TAX</b> \$0.00          |
|         |                               | <b>AMT. PAID</b> \$0.00    |
|         |                               | <b>TOTAL</b> \$300.00      |
|         |                               | <b>AMOUNT DUE</b> \$300.00 |

*B. H. 9-14-21*  
*Rest Control Facility Maint*  
*001.330.57200.96000*  
Payment due upon receipt. A \$10 late fee will be assessed on any payment received beyond 15 days.

SIA

SEP 24 2021

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.

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

**PLEASE PAY FROM THIS INVOICE**

# Service Invoice

Page 1 of 1



## Howard Services, Inc.

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

Billed Customer: #001626

Site ID: # 001626-0001

Pineridge Plantation Community  
4200 Pineridge Pkwy  
Middleburg, FL 32068

Pineridge Plantation Community  
4200 Pineridge Pkwy  
Middleburg, FL 32068

| 12930            | 8/11/2021    | S-11757        | 09/10/2021 | Amount Paid            |  |
|------------------|--------------|----------------|------------|------------------------|--|
| Call Slip Number | Invoice Date | Invoice Number | Due Date   | Contractor's License # |  |
| 12930            | 8/11/2021    | S-11757        | 09/10/2021 | CAC 023502             |  |

Brand Model  
CARR 40RM-008  
Location: Cahu 3

Serial #  
0209000304

Unit motor that carrier provided was wrong motor. Job needs to be quoted again. After two trips to carrier other measures were taken and new motor order from Johnstone supply to give exact match. Unit is down.

Replaced blower motor with correct motor. Unit under normal operation.

109A

| Tech   | Date       |
|--------|------------|
| ROBERT | 08/09/2021 |
| ROBERT | 08/10/2021 |
| ROBERT | 08/11/2021 |
| ROBERT | 08/11/2021 |

*B. H. 8-26-21*  
Repairs & Replacements (Amend)

001. 330. 57200. 46100

| Qty | Material              |
|-----|-----------------------|
| (1) |                       |
| (1) | Pulley                |
| (1) | AX 39 Belt            |
| (1) | Blower Motor          |
| (1) | Sheave 4.5"OD 7/8 Hub |
| (0) |                       |
| (1) | AC38 Belt             |



Amount Due 2,986.49

The above prices and specifications are hereby 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.

Matt Edmonson  
1561 Night Owl Tr, Middleburg, FL 32068  
(386) 931-6948

## CCSO OFF-DUTY INVOICE

INVOICE DATE  
DATE:09/06/2021

TO:  
PINE RIDGE PLANTATION  
4200 PINE RIDGE PARKWAY  
MIDDLEBURG, FL 32068

FOR:  
[prmgr@riversidemgtsvc.com](mailto:prmgr@riversidemgtsvc.com)

| DATE WORKED          | DESCRIPTION   | TIME IN/OUT | HOURS | RATE    | AMOUNT   |
|----------------------|---|-------------|-------|---------|----------|
| 08-13-2021           | Neighborhood Pool and Clubhouse patrol and security | 1900-2300   | 4     | \$30.00 | \$120.00 |
| 08-27-2021           | Neighborhood Pool and Clubhouse patrol and security | 1900-2300   | 4     | \$30.00 | \$120.00 |
|                      |   |             |       |         |          |
|                      |   |             |       |         |          |
|                      | <i>B. Hight 9-14-21</i>                             |             |       |         |          |
|                      | <i>Security -</i>                                   |             |       |         |          |
|                      | <i>001.330.57200.34500</i>                          |             |       |         |          |
|                      | <i>106A</i>   |             |       |         |          |
| DEPUTY<br>SIGNATURE: | TOTAL   |             |       |         | \$240.00 |
|                      |   |             |       |         |          |
|                      |   |             |       |         |          |
|                      |   |             |       |         |          |

Make all checks payable to Matthew Edmonson

Thank you for your business!



**Riverside Management Services, Inc**

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

**Invoice**

Invoice #: 388

Invoice Date: 9/16/2021

Due Date: 9/16/2021

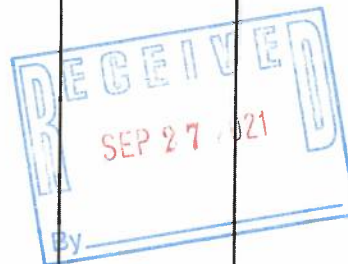
Case:

P.O. Number:

**Bill To:**

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

| Description            | Hours/Qty | Rate   | Amount |
|------------------------|-----------|--------|--------|
| Goodie Bags - 10/30/21 |           | 429.16 | 429.16 |
| 73A                    |           |        |        |
| 1.330.57200.60100      |           |        |        |
| 1.300.15500.110000     |           |        |        |

**Total** \$429.16**Payments/Credits** \$0.00**Balance Due** \$429.16

9/20/21  
*[Signature]*

**GL#330-572-601**

| Food/Beverages/Supplies |  | Actual |
|-------------------------|--|--------|
|                         |  |        |
|                         |  |        |
|                         |  |        |
|                         |  |        |
|                         |  |        |
|                         |  |        |
|                         |  |        |
| Totals                  |  | \$0.00 |

| DISTRICT CHECK |                    | AMOUNT |
|----------------|--------------------|--------|
| Payable To:    | _____ YES _____ NO |        |
|                |                    |        |
|                |                    |        |
|                |                    |        |
|                |                    |        |
|                |                    |        |
|                |                    |        |
| Totals         |                    | \$0.00 |

Riverside Management Services, Inc  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

Invoice #: 390  
Invoice Date: 9/23/2021  
Due Date: 9/23/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

1.330.57200.60100

| Description                                      | Hours/Qty | Rate     | Amount   |
|--|-----------|----------|----------|
| Event Decor - 10/30/21                           |           | 1,109.71 | 1,109.71 |
| 1.300.15500.10000                                |           |          |          |
| <div>RECEIVED<br/>SEP 27 2021<br/>By _____</div> |           |          |          |

Total \$1,109.71

Payments/Credits \$0.00

Balance Due \$1,109.71

9/23/21  
COO

**GL#330-572-601**

| DISTRICT CHECK |                    | AMOUNT        |
|----------------|--------------------|---------------|
| Payable To:    | _____ YES _____ NO |               |
|                |                    |               |
|                |                    |               |
|                |                    |               |
|                |                    |               |
| <b>Totals</b>  |                    | <b>\$0.00</b> |



Riverside Management Services, Inc  
9655 Florida Mining Blvd. W.  
Building 300, Suite 305  
Jacksonville, FL 32257

# Invoice

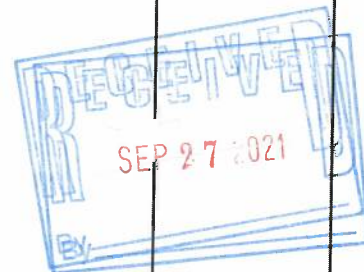
Invoice #: 391  
Invoice Date: 9/27/2021  
Due Date: 9/27/2021  
Case:  
P.O. Number:

**Bill To:**

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

73A

| Description  | Hours/Qty | Rate                    | Amount   |
|--|-----------|-------------------------|----------|
| Event Costume - 10/30/21<br>1,330.57200.60100<br>1.300.15500.10000 |           | 409.80                  | 409.80   |
|  |           | <b>Total</b>            | \$409.80 |
|  |           | <b>Payments/Credits</b> | \$0.00   |
|  |           | <b>Balance Due</b>      | \$409.80 |



9/27/21  
Cen



# Pine Ridge Plantation

Event Costume

10/30/21

GL#330-572-601

|                    |          |
|--------------------|----------|
| Total Expenses     | Actual   |
| District Checks    | \$409.80 |
| TOTAL EXPENSES DUE | \$0.00   |
|                    | \$409.80 |

| Site                       | Entertainment/Arts & Crafts         | Actual   |
|----------------------------|-------------------------------------|----------|
| Set up and Site Management | (Gifts/supplies, etc.)              |          |
| Site Staff                 | Freddy Krueger mask, glove, sweater | \$409.80 |
| Mileage                    |                                     |          |
|                            |                                     |          |
|                            |                                     |          |
| Totals                     |                                     | \$409.80 |

| Food/Beverages/Supplies | DISTRICT CHECK                 | AMOUNT |
|-------------------------|--------------------------------|--------|
|                         | Payable To: _____ YES _____ NO |        |
|                         |                                |        |
|                         |                                |        |
|                         |                                |        |
|                         |                                |        |
|                         |                                |        |
| Totals                  |                                | \$0.00 |



**Riverside Management Services, Inc**

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

**Invoice**

Invoice #: 389

Invoice Date: 9/21/2021

Due Date: 9/21/2021

Case:

P.O. Number:

**Bill To:**

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

| Description   | 73A | Hours/Qty | Rate     | Amount   |
|---|-----|-----------|----------|----------|
| Facility Maintenance August 1 - August 31, 2021   |     |           | 2,470.93 | 2,470.93 |
| Maintenance Supplies  |     |           | 242.96   | 242.96   |
| <p><i>CBH</i> 9.23.21<br/>Janitorial Supplies - \$123.48<br/>001.330.57200.46201<br/>Lake Maint. - \$668.50<br/>001.320.53800.46400<br/>Repairs + Maint. - \$420.00<br/>001.320.53800.46000<br/>Repairs + Replacements - \$1501.91<br/>1.330.57200.46100</p> <p>RECEIVED<br/>SEP 27 2021<br/>By _____</p> |     |           |          |          |

**Total** \$2,713.89**Payments/Credits** \$0.00**Balance Due** \$2,713.89

9/23/21  
QBR

**PINE RIDGE PLANTATION COMMUNITY DEVELOPMENT DISTRICT  
MAINTENANCE BILLABLE HOURS  
FOR THE MONTH OF AUGUST 2021**

| <u>Date</u>  | <u>Hours</u>       | <u>Employee</u> | <u>Description</u>  |
|--------------|--------------------|-----------------|---|
| 8/1/21       | 2                  | E.T.            | Emergency Call Out - Adjusted chemicals, cleaned and vacuumed pool  |
| 8/3/21       | 3                  | R.W.            | Removed debris and inspected all lakes and outfall structures   |
| 8/3/21       | 3                  | D.J.            | Removed debris and inspected all lakes and outfall structures   |
| 8/4/21       | 4                  | L.F.            | Cleaned grout and tile in kitchen, repaired stone on columns  |
| 8/4/21       | 3                  | F.S.            | Removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles  |
| 8/11/21      | 1.5                | E.T.            | Emergency Call Out - Adjusted chemicals, cleaned and vacuumed pool  |
| 8/12/21      | 8                  | L.F.            | Assembled and installed dog waste receptacles, changed and restocked dog waste receptacles, removed debris throughout community, blew leaves and debris off pool deck, straightened pool furniture                                    |
| 8/13/21      | 2                  | L.F.            | Changed lightbulbs in bathrooms, removed balloon from ceiling in breezeway, picked up supplies, reviewed pool equipment   |
| 8/17/21      | 3                  | F.S.            | Checked and changed all trash receptacles and dog pots, removed debris from amenity center, pool, common areas, playground and roadways   |
| 8/19/21      | 3                  | R.W.            | Removed debris and inspected all lakes and outfall structures   |
| 8/19/21      | 3                  | D.J.            | Removed debris and inspected all lakes and outfall structures   |
| 8/22/21      | 2                  | E.T.            | Emergency Call Out - Adjusted chemicals, cleaned and vacuumed pool  |
| 8/23/21      | 2                  | L.F.            | Blew leaves and debris off pool deck, checked and changed all trash receptacles and dog pots, removed debris from amenity center, pool, common areas, playground and roadways   |
| 8/24/21      | 4                  | L.F.            | Straightened pool furniture, dusted cobwebs, blew leaves and debris off breezeway, pool deck and walkways, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles |
| 8/24/21      | 4                  | R.W.            | Removed debris and inspected all lakes and outfall structures   |
| 8/24/21      | 3                  | D.J.            | Removed debris and inspected all lakes and outfall structures   |
| 8/25/21      | 8                  | L.F.            | Pressure washed playground, cleaned life rings, removed snake from pool, repaired cover on pool handrail, picked up supplies, put away furniture from CDD meeting   |
| 8/26/21      | 7                  | L.F.            | Restored top of playground to original color, picked up supplies  |
| 8/30/21      | 3                  | L.F.            | Light inspection, changed light bulbs, blew leaves and debris off pool deck, removed debris from amenity center, pool, common areas, playground and roadways, checked and changed all trash receptacles                               |
| <b>TOTAL</b> | <u><b>68.5</b></u> |                 |   |
| <b>MILES</b> | <u><b>165</b></u>  |                 | *Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445   |

**MAINTENANCE BILLABLE PURCHASES**

Period Ending 09/05/21

| <u>DISTRICT</u> | <u>DATE</u> | <u>SUPPLIES</u>   | <u>PRICE</u>    | <u>EMPLOYEE</u> |
|-----------------|-------------|---|-----------------|-----------------|
| PR              |             |   |                 |                 |
| PINE RIDGE      |             |   |                 |                 |
|                 | 8/16/21     | Credit 7/13 Loctite Adhesive Charged \$70/Correct \$10.10 | -59.90          |                 |
|                 | 8/12/21     | 60lb Concrete   | 4.37            | L.F.            |
|                 | 8/13/21     | 18W 4pin Bulbs (3)  | 24.05           | L.F.            |
|                 | 8/20/21     | Multifold Towels 16pk/case (2)                            | 58.63           | F.S.            |
|                 | 8/24/21     | Lavender Purpose Cleaner                                  | 8.03            | F.S.            |
|                 | 8/24/21     | Glass Cleaner (2)   | 7.52            | F.S.            |
|                 | 8/24/21     | Air Wick (2)  | 24.08           | F.S.            |
|                 | 8/24/21     | Paper Towels 12 rolls                                     | 26.42           | F.S.            |
|                 | 8/24/21     | Toilet Paper 18 rolls (2)                                 | 67.43           | F.S.            |
|                 | 8/25/21     | Loctite Glue  | 5.73            | L.F.            |
|                 | 8/26/21     | Mr Clean Erasers  | 13.19           | L.F.            |
|                 | 8/26/21     | 14oz Propane Cylinder (2)                                 | 9.13            | L.F.            |
|                 | 8/26/21     | 14oz Propane Cylinder                                     | 4.57            | L.F.            |
|                 | 8/26/21     | Multi Use Torch   | 34.47           | L.F.            |
|                 | 8/26/21     | 100' Extension Cord                                       | 25.27           | L.F.            |
|                 |             | TOTAL   | <u>\$242.96</u> |                 |

# INVOICE



The Lake Doctors, Inc.  
Aquatic Management Services

3543 State Road 419, Winter Springs, FL 32708  
P11; 800-666-5253

## Bill To

PINE RIDGE PLANTATION CDD  
GOVERNMENTAL MANAGEMENT SERVICES  
475 WEST TOWN PLACE  
SUITE 114  
ST AUGUSTINE, FLORIDA 32092

|              |           |
|--------------|-----------|
| Invoice #    | 601969    |
| Account #    | 719342    |
| Invoice Date | 9/1/2021  |
| Due Date     | 9/11/2021 |
| Rep          | MAS       |

Invoice Questions:  
Lakes@lakedoctors.com  
Payment Questions:  
Payments@lakedoctors.com

| Purchase Order Number   | Terms   | Invoice Date Reflects Month of Service Provided |
|---|---|---|
|   | NET 10 DAYS   |   |
| Item  | Description   | Amount  |
|   | Monthly Water Management Service (R)<br>Water Mgmt Serv - Additional Area, Lake 11, Added Effective November 2020<br><i>Sept lake maint.</i><br><i>B. Steph 9-14-21</i><br><i>LAKE MAINT.</i><br><i>001.320.53800.46406</i><br><i>76A</i> | 670.00<br>100.00                                |
| <b>Customer Total Balance</b> \$770.00  |   |   |
| Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you! |   | <b>Total Invoice</b> \$770.00                   |

To help ensure prompt and accurate credit to your account, please include your account number and invoice number on your check and always include your remittance stub with your payment.

Please visit [www.lakedoctors.com](http://www.lakedoctors.com) for your local office contact information.

PLEASE DETACH & RETURN THIS PORTION WITH PAYMENT

## Bill To

PINE RIDGE PLANTATION CDD  
GOVERNMENTAL MANAGEMENT SERVICES  
475 WEST TOWN PLACE  
SUITE 114  
ST AUGUSTINE, FLORIDA 32092

Amount Enclosed

Invoice # 601969

Account # 719342

Date 9/1/2021

Go Green! Contact us at [Payments@lakedoctors.com](mailto:Payments@lakedoctors.com) to have your invoices emailed.

For address and contact updates, please email us at [Frontdesk@lakedoctors.com](mailto:Frontdesk@lakedoctors.com).

The Lake Doctors, Inc.  
3543 State Road 419  
Winter Springs, FL 32708

IF PAYING BY CREDIT CARD, FILL OUT BELOW  
 \_\_\_\_\_ Mastercard \_\_\_\_\_ Visa \_\_\_\_\_ American Express  
 Card # \_\_\_\_\_  
 Card Verification # \_\_\_\_\_  
 Exp. Date # \_\_\_\_\_  
 Print Name \_\_\_\_\_  
 Billing Address: \_\_\_\_\_ Check box if same as above  
 \_\_\_\_\_  
 Signature \_\_\_\_\_

# CCSO OFF-DUTY INVOICE

FOR:  
prmgr@riversidemgtsvc.com

[illegible]

| CHECK<br>DATE      | VEND# | .....INVOICE.....<br>DATE INVOICE | ...EXPENSED TO...<br>YRMO DPT ACCT# SUB SUBCLASS | VENDOR NAME                        | STATUS | AMOUNT   | ....CHECK.....<br>AMOUNT # |
|--------------------|-------|-----------------------------------|--|------------------------------------|--------|----------|----------------------------|
| 8/25/21            | 00020 | 8/12/21 383                       | 202107 330-57200-49000                           |                                    | *      | 1,848.36 |                            |
|                    |       | CULTURE/ RECREATION               |  | RIVERSIDE MANAGEMENT SERVICES, INC |        |          | 1,848.36 000034            |
| -----              |       |                                   |  |                                    |        |          | -----                      |
| TOTAL FOR BANK B   |       |                                   |  |                                    |        | 1,848.36 |                            |
| TOTAL FOR REGISTER |       |                                   |  |                                    |        | 1,848.36 |                            |



**Riverside Management Services, Inc**

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

**Invoice**

Invoice #: 383

Invoice Date: 8/12/2021

Due Date: 8/12/2021

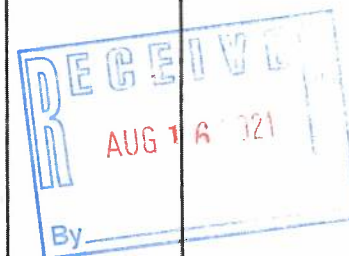
Case:

P.O. Number:

**Bill To:**

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

| Description <span style="float: right;">20B</span>  |  | Hours/Qty | Rate     | Amount   |
|---|--|-----------|----------|----------|
| Facility Maintenance July 1 - July 31, 2021         |  |           | 4,696.99 | 4,696.99 |
| Maintenance Supplies                                |  |           | 2,805.77 | 2,805.77 |
| <del>Repairs/Replacements - Amenity \$1990.22</del> |  |           |          |          |
| <del>1.330.57200.46100</del>                        |  |           |          |          |
| <del>General Facility Maint \$1723.14</del>         |  |           |          |          |
| <del>1.330.57200.46000</del>                        |  |           |          |          |
| <del>Repairs/Maint - Ground \$1665.24</del>         |  |           |          |          |
| <del>1.320.53800.46000</del>                        |  |           |          |          |
| <del>Janitorial Supplies \$265.35</del>             |  |           |          |          |
| <del>1.330.57200.46201</del>                        |  |           |          |          |
| culture/Recreation                                  |  |           |          |          |
| Capital Outlay \$1848.36                            |  |           |          |          |
| <del>2.320.53800.60000</del> 2.330.57200.49000      |  |           |          |          |

**Total** \$7,502.76**Payments/Credits** \$0.00**Balance Due** \$7,502.76

The \$1848.36 is for the following:

- 60lb Dumbbells (2)
- 70lb Dumbbells (2)
- Dog Waste Stations (2)
- Pressure Washer Ryobi 3300 Gas
- LED Emergency Lights 4 pack (5)

1,848.36

8/16/21



**From:** Bernadette Peregrino bperegrino@gmsnf.com  
**Subject:** Re: Invoices for Pine Ridge and Ridgewood Trails  
**Date:** August 20, 2021 at 12:37 PM  
**To:** Operations Admin ops@rmsnf.com  
**Cc:** Margaret Bronson mbronson@gmsnf.com

BP

Thanks Timi.

Margaret,

Please use this breakdown to code in Capital Reserve for Pine Ridge code it to  
2.330.57200.49000 Culture/Recreation

Thank you,  
Bernadette Peregrino  
District Accountant  
1408 Hamlin Avenue, Unit E  
Saint Cloud, FL 34771  
Tel and Fax: 904-239-5309  
bperegrino@gmsnf.com

On Aug 20, 2021, at 11:48 AM, Operations Admin <ops@rmsnf.com> wrote:

Bernadette,

The \$1848.36 is for the following:

- 60lb Dumbbells (2)
- 70lb Dumbbells (2)
- Dog Waste Stations (2)
- Pressure Washer Ryobi 3300 Gas
- LED Emergency Lights 4 pack (5)



All these items were approved by the board. The pressure was approved not to exceed \$500.00

Please let me know if you have any additional questions.

Thanks,  
Timi

**Operations Administrator**  
**9655 Florida Mining Blvd. W**  
**Bldg. 300, Suite 305**  
**Jacksonville, FL 32257**  
**Office: (904) 288-7667 (ext.0)**  
**Fax: (904) 288-7669**  
**ops@rmsnf.com**

On Aug 20, 2021, at 8:51 AM, Bernadette Peregrino <bperegrino@gmsnf.com> wrote: