Durbin Crossing Community Development District

APRIL 26, 2021

AGENDA

Durbin Crossing Community Development District

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

April 12, 2021

Board of Supervisors Durbin Crossing Community Development District

Dear Board Members:

The Durbin Crossing Community Development District Board of Supervisors Meeting is scheduled for **Monday, April 26, 2021 at 6:00 p.m.** at the Durbin Crossing South Amenity Center, 145 South Durbin Parkway, St. Johns, Florida 32259.

Following is the advance agenda for the meeting:

- I. Pledge of Allegiance
- II. Roll Call
- III. Audience Comments
- IV. Approval of Consent AgendaA. Approval of Minutes of the March 22, 2021 Meeting
 - B. Balance Sheet and Statement of Revenues & Expenses
 - C. Assessment Receipt Schedule
 - D. Check Register
- V. Consideration of Proposals for an Update of the Reserve Study A. Community Advisors
 - B. Dreux Isaac & Associates
 - C. Reserve Advisors
- VI. Discussion on the Fiscal Year 2022 Budget
- VII. Staff Reports

- A. Landscape Maintenance Team
- B. District Counsel Legislative Update
- C. District Engineer
- D. District Manager
- E. General Manager Report
- F. Operations Manager Report
- G. Amenity Manager Report
- VIII. Supervisors' Request and Audience Comments
 - IX. Next Scheduled Meeting May 24, 2021 at 6:00 p.m. at the Durbin South Amenity Center
 - X. Adjournment

I look forward to seeing you at the meeting. If you have any questions, please feel free to call.

Sincerely,

Daniel Laughlin

Daniel Laughlin District Manager FOURTH ORDER OF BUSINESS

A.

Minutes of Meeting Durbin Crossing **Community Development District**

The regular meeting of the Board of Supervisors of the Durbin Crossing Community Development District was held Monday, March 22, 2021 at 6:00 p.m. at the Durbin South Amenity Center, 145 South Durbin Parkway, Jacksonville, Florida.

Present and constituting a quorum were:

Peter E. Pollicino Chairman Tim Brownlee Vice Chairman Sarah Gabel Hall Supervisor Supervisor William Clarke Also present were: Daniel Laughlin District Manager Mike Eckert District Counsel George Katsaras District Engineer by telephone Vesta/Amenity Services Group Justin Blankenbaker Vesta/Amenity Services Group Dan Fagen Danelle DeMarco Vesta/Amenity Services Group Todd Myhill Vesta/Amenity Services Group Jaime Constancio VerdeGo

The following is a summary of the discussions and actions taken at the March 22, 2021 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Mr. Laughlin called the meeting to order at 6:00 p.m. and led the pledge of allegiance.

SECOND ORDER OF BUSINESS

Mr. Laughlin called the roll.

THIRD ORDER OF BUSINESS

There being none, the next item followed.

Audience Comments

Pledge of Allegiance

Roll Call

FOURTH ORDER OF BUSINESS

Approval of Consent Agenda

- A. Approval of Minutes of the February 22, 2021 Meeting
- **B.** Balance Sheet and Statement of Revenues and Expenses
- C. Assessment Receipt Schedule
- D. Check Register

On MOTION by Mr. Brownlee seconded by Mr. Pollicino with all in favor the consent agenda items were approved to include an amendment to the minutes.

FIFTH ORDER OF BUSINESS Consideration of Easement Encroachment Request 342 Cloisterbane Drive

Mr. Laughlin stated this request is to install pavers in the district's easement. I sent this to George for review.

Mr. Katsaras stated I didn't have any major issues with it other than the district would need to maintain access across the pavers and that would need to be in the form of a license agreement and also, they would be responsible because they are adding more impervious to their lot if there happens to be any erosion from the pavers draining directly onto the adjacent on slope that the resident be responsible for any erosion that may occur on those slopes adjacent to their pavers.

Mr. Eckert stated if you approve this it would be in the form of a license agreement that would require them to repair all those damages. The license agreement would require if we ever needed to do work or reconstruct the pond bank, they are going to remove the pavers within a very short period of time or we are going to run our equipment all over their pavers, which will destroy all of them. This is not something where you are giving up an easement right. I write the agreement to say we have the right to destroy it, remove it, do whatever we want with it if you are going to put the pavers in.

The owner stated I'm okay with the language.

Mr. Pollicino moved to approve the request for the installation of pavers in the 5-foot drainage easement at #342 Cloisterbane Drive pursuant to a license agreement to be drafted by the attorney, subject to engineering review that it won't interfere with the district's use of the remaining pond bank and subject to entering into the deposit agreement to cover engineering, legal and recording costs.

Mr. Brownlee stated I'm concerned that we are setting a precedent with the other people who have pools along the bank there. Are we going to have to approve those as well? Then are we going to compromise the bank?

Mr. Pollicino stated those might have separate issues, you can't address those, just the one in front of us.

Mr. Brownlee asked are we setting a precedent?

Mr. Eckert stated I'm not going to speak to the legal precedent issue but from a political precedent you should expect that somebody who sees somebody else got permission to come and ask the board to do that. The other alternative is you could approve it pursuant to the motion, you can deny it, or you can defer it until George goes out and looks at it and bring it back at the next meeting. Those are your three options.

Mr. Pollicino stated if George says it is okay then Mike can prepare the agreement rather than waiting 30 days. If you want to wait to hear from George personally next month, we can do that.

Mr. Brownlee stated I would like to wait.

Mr. Katsaras stated I don't necessarily have a problem with the pavers as long as they are level with the land and we had to drive equipment on it and if they hold up or they crack, but if they crack, it is on the resident to repair them, not the CDD if equipment ever needs to be run across them.

Ms. Hall asked is his fence already encroaching on the easement and now the pavers are going in to encroach on the easement? Is that what is happening?

Mr. Eckert stated I don't know where the fence is. We own the property around the pond. Then the fence is in our drainage easement that we have behind there. A fence is something a lot of communities have within the drainage easements because they are easily removed if you need to get back there with heavy equipment. Once you start talking about something that is a permanent structure that is a very different thing and if you are talking about something that is a bulkhead where it is concrete or whatever and stuff built on top of it that is a very different thing for you to run a bulldozer over. It is up to the board, it is a business decision, it is your property right, but it sounds like some board members may want to have George look at it and we also need to understand the design a little bit better because that kind of a bulkhead structure may affect the drainage and how well the bank will do back there.

Mr. Brownlee stated typically when you put in paver bricks the outside course is cemented in, so it doesn't spread out. The outside area is probably going to be pretty well fixed. The inside might be floating. We don't know the slope; we don't know if there are possible ramifications of water coming off that slope. I think we need more information particularly from George after an onsite visit.

Mr. Eckert stated to the resident the steps would be you need to provide to Daniel, and he can provide it to George the construction drawings of what they are going to do back there, and George needs to take those and go out to the site and look at it.

Mr. Pollicino withdrew the motion.

335 Willow Winds Parkway

Mr. Laughlin stated essentially, the resident had a pool installed, the initial plans had it going into the easement, the HOA denied that, and they had the pool redesigned to fit within their property line and not go into the easement. After the pool was installed, the owner discovered that the old plan was used so it is actually going into the easement. This has been sent to George for review.

Mr. Eckert stated I think that the homeowner and the pool company is here, and I suggest the Board hear from them at some point. I have not seen an updated survey that shows how much the encroachment is and I don't know the elevation of the encroachment. Maybe we should get more information from them right now.

The pool contractor and the owner indicated the wrong plans were used and that the pool itself did not encroach into the easement, but a corner of the deck did encroach into the District's easement.

Mr. Eckert stated you really need a survey showing the area that is encroached because you are going to need that metes and bounds, even if you were in a position where you felt comfortable releasing it at some point in the future, you are still going to need that survey work.

Mr. Katsaras stated I agree with Mike. I think what we need is an accurate survey that shows the lot line, the drainage easement and the improvement primarily that is within the easement and I would extend it a little bit toward their house to show how they tie into together. We are going to need that anyway to attach as an exhibit. We need to see that in order to know what we are talking about.

Mr. Eckert stated you have to see a survey, how much is it actually encroaching, what is the elevation of what is encroaching, is it above the ground or is it at ground level and then George would have to look at that and we would have to tell you that it is something George would suggest you approve and it is something from a legal aspect we can protect the district but what we can't do is if we have to release the easement we can't really protect against you having to go back and pay for that property later if you need it.

The pool contractor will get a survey and provide it to the engineer for review prior to the next meeting.

220 Huntston Playground Equipment

Mr. Laughlin stated the next request is from a homeowner who wants to put a playset on the easement. It is a removeable structure.

Mr. Eckert stated you can do a license agreement or ask the HOA to put something in their approval that says it is only approved to the extent the CDD doesn't need to get to its easement. That is not the best way to do it, but this is the first playground request that I received, which is a little bit different than a fence.

On MOTION by Ms. Hall seconded by Mr. Pollicino with all in favor district counsel was authorized to prepare a license agreement for the playset structure at 220 Huntston as indicated on the diagram.

SIXTH ORDER OF BUSINESS Staff Reports

A. Landscape Maintenance Team - Report

Mr. Constancio stated we finished the planting out front and the mulch. We have the adjusted some drains that we located during the process and we are mulching that. We located some drains that had been buried for years and that will help eliminate ponding and staining the deck.

B. District Counsel – Consideration of HGS Rate Letter for FY22

Mr. Eckert stated the sovereign immunity bill is still moving through at \$500,000/\$1 million compared to your current limits of \$200,000/\$300,000. Basically, if the district were to be subject to a lawsuit for tort liability due to negligence, then we have limits on our liability of \$200,000 and \$300,000 the legislature is proposing to raise those to \$500,000 and \$1 million. About 10% of the bills actually get passed at the end of the day but this one seems to have momentum. That matters to the district not only if you are in a lawsuit, but your insurance rates are somewhat tied to the fact that you have that immunity. To the extent that the legislature authorizes that, that can affect your insurance rates moving forward and I would expect an increase.

There is another bill to require you to have four-hours of ethics training each year. I'm not sure where that is going to go and also there are a lot of bills dealing with a lot of different notices for taxes and special assessments and things like that and those are the same ones kicked around last year but they didn't pass last year but we will keep an eye on that.

Our firm hasn't raised our rates since 2019 and I put in the agenda package a rate adjustment letter that I ask the Board to consider approving. We are asking for an increase from \$135 to \$150 for the paralegal rate, \$315 to \$335 for my hourly rate and \$265 to \$285 hourly rate range for associates. These would not go into effect until October 1, but we try to provide these to the boards well in advance of your budget season. I don't think you will need to adjust your budget based on this for the upcoming fiscal year, but I did want to bring this before the Board and ask for your consideration.

On MOTION by Mr. Pollicino seconded by Mr. Brownlee with all in favor the rate increase for legal services was approved.

C. District Engineer

Mr. Katsaras stated I have an update on the traffic signals. They resolved the county conflict that I mentioned at the last meeting and they should have that last foundation installed by

the end of next week at which time they said it will be about 45 days from that point to when the signals should be in flash mode and that would put it around the end of May to mid-June.

There was a question on whether the signals were going to be galvanized or painted and I checked with the engineer and they said they were galvanized and that it is a county requirement. I think it has something to do with maintenance on the poles and they are trying to get all their poles to be galvanized now.

D. District Manager

Mr. Laughlin stated I will have proposals for a reserve study at the next meeting.

E. General Manager - Report

Mr. Fagen stated we have a couple of personnel changes. June 1st we are going to lose Justin Blankenbaker he is moving to Oklahoma. We will miss Justin, he has done a great job and it will be tough to replace him, but Steve Howell, who is the past field operations manager here is our regional field operations manager and he has a couple people he is reaching out to personally. We will work to make sure he has a similar skill set that Justin has as far as being able to manage projects, manage vendors and at the same time get his hands dirty and get the job done.

I would like to share with the board our interest in your opportunity to bring back Margaret Alfano. She left about 16 months ago, went to Mira Bay in Apollo Beach and did an excellent job and she has shown an interest to return to Jacksonville and in working with the chair we discussed the potential of bringing her back to Durbin Crossing. We would like to open that up for discussion. In the past we subsidized Margaret's compensation corporately in addition to Durbin Crossing so we would like to level set that if we were to bring her back for the remainder of this year that would be \$17,010 to do so. That is something we can continue to discuss through the budget cycle, but that is something I wanted to bring to your attention. If you choose to pursue that then we have a timeline in place in which we will do that.

Mr. Brownlee stated my concern would be the budget this year. If we have sufficient space as far as unallocated funds, then it wouldn't be a real problem. If it comes down to us having to change one project in order to pay for this one, then I might have an issue with that. When we do the budget for next year, we have to take into consideration the ultimate increase and what we are going to need to cover that for the next year and on an ongoing basis. Mr. Pollicino stated I think we have sufficient funds in the capital reserve to cover this issue.

Mr. Laughlin stated we are still putting a good amount into the capital reserve each year so it could come from that.

Mr. Pollicino stated that will cover the \$17,000 and moving forward we have to look long term and how it impacts our budget moving forward.

Mr. Brownlee asked what is Todd's situation? He has done a heck of a job for us and we hope Vesta does well by Todd.

Mr. Fagen stated he has, and he will. He is going to work alongside me and work on some corporate initiatives and Todd has done an excellent job and there hasn't been a decrease in the level of service. We are happy to be able to retain Todd, so he is taken care of.

Mr. Pollicino stated it was supposed to be a one-year stint then come back. Todd has done excellent work. Having been here the value of a good GM onsite is immeasurable. I know paying \$17,000 seems like a lot but in the grand scheme of things you can blow that on one bad contract one bad decision. Margaret knows the community very well and has done an excellent job.

Ms. Hall asked can we have a contract?

Mr. Eckert stated we have a contract with Vesta, and we have a termination provision without cause so if you are not happy with their services, which could include happy with the people they are supplying then you have the ability to rebid or terminate that contract if you want to. The only thing I will say is because I am familiar with where Margaret went and that is a very different experience than what you offer here. Margaret is one of the best in the state I have ever worked with. Todd and I have worked together at two districts and he has done a phenomenal job too. I want you to understand Margaret is not in a situation that is remotely similar to what you have here in terms of the community and the dynamics in that community.

On MOTION by Mr. Clarke seconded by Mr. Brownlee with all in favor a change order in the amount of \$17,000 for the remainder of this fiscal year to the Vesta contract was approved.

Mr. Myhill asked is the board were ready to move forward with ICG agreement to do an audit of the utility bills since JEA is not willing to do anything for us?

Mr. Brownlee asked Mike, did you review this?

Mr. Eckert stated I looked at the first one they sent before and there was no obligation on behalf of the district to pay anything. I thought you were going to send them one bill. I don't have a problem with this. I did say I wanted to make sure that deposits were not a part of that, and Todd checked and said there were no deposits and I still want that language in there that if they find a deposit somewhere they don't get to keep it.

It was the consensus of the board to enter into the agreement with ICG for the utility audit.

Mr. Myhill stated the next item is the installation of a security microphone at the South amenity office.

Mr. Eckert stated in Florida there are different standards that apply to whether or not you are going to record video or record audio. Basically, there is a lot more protections that people have when you are going to be recording audio. There is going to have to be signage that puts people on notice that there are audio recordings being made of their interactions with staff in different amenity facilities.

Mr. Clarke asked the purpose of the microphone is to protect us from what?

Mr. Pollicino responded there was an incident a couple weeks ago where a resident got loud and obscene and we want to make sure that Vesta staff has the ability to play it back.

Mr. Eckert stated the other thing you are going to need to do is if you have it recording inside the office, Vesta is going to have some employee notifications that they are being recorded.

F. Operations Manager - Report

Mr. Blankenbaker reviewed the field manager's report, copy of which was included in the agenda package.

G. Amenity Manager – Report

Ms. DeMarco presented a slide show of recent events then gave an overview of the amenity manager's report, copy of which was included in the agenda package.

SEVENTH ORDER OF BUSINESS Supervisor's Requests and Audience Comments

Ms. Hall stated I talked to Justin when I was in the field and we all know there is a drainage issue at North behind the basketball courts, from the basketball courts playground to the preserve. The one thing we don't have that most communities have is a dog park. I talked to him briefly

about maybe we could fix the drainage issue and put some sort of dog park out there for our residents.

Mr. Laughlin stated we can add that to our list of improvements when we get back into that.

Mr. Brownlee asked would there be liability with a dog park?

Mr. Eckert stated we have lots of CDDs with dog parks and it hasn't been an issue. Basically, you want to have a sign that says, use at your own risk and that kind of thing. We have not had incidents.

Mr. Brownlee asked is it fenced in?

Mr. Eckert responded yes and sometimes there is a separate area for big dogs versus small dogs. Sometimes there is a seating area inside sometimes it is outside and some places you use an access card to get in and some places you don't. There is a cleaning aspect to it as well.

Ms. Hall stated I happen to work with the turf provider and if we could map out the appropriate size that we want for a dog park she could get us a quote to put the turf down. That is the key, it is a little more expensive if you put the turf down but a lot of times the dogs will just run the Bermuda ragged, and the turf holds up real well.

Ms. DeMarco stated as things continue to grow in North, I had a resident say yesterday that a lot of people from Aberdeen are coming to North to use our playgrounds and basketball courts and she went to use the pavilion and found out they were from Aberdeen and she asked if they could please move because she is a Durbin resident and they said no. It is hard for us to judge who is the resident and who is not. With the dog park I think it is a great idea but having access cards would be a good idea.

Mr. Constancio stated just from landscape experience, I have done tons of dog parks and they get muddy, we have drainage, the dogs go in they tear it up really easy and what we have done in the past and is much easier to replenish is mulch. Turf is always the problem it is not green, or you get all the dogs running and playing and they are going to tear it up, it is just natural, just like at home.

Ms. Hall stated I was referring to artificial turf, but mulch is cheap.

Mr. Constancio stated mulch always works and it is much easier to replenish.

Mr. Clarke stated I would like the Board's permission to work with Vesta and some other maintenance organizations to put together a proposal package to add to the capital improvements for heating the pools. I would like to propose that for consideration for the budget.

Ms. Hall stated we voted for propane; we didn't vote for geothermal.

Mr. Laughlin stated I think the geothermal cost and benefits were too much.

Mr. Eckert stated I'm trying to understand what I think I'm hearing. There are certain times that the board will look at capital projects and want to consider those and you may consider it and say we are not going to do this based on X, Y or Z. There has to be a time in the future where you consider different ideas from supervisors from time to time. I think that is all Bill is asking for is to bring it up when we talk about capital improvements for the next budget year. You have to approve a budget by June 15th then you typically are approving a high-water mark on what you are going to spend unless you are pulling it out of capital reserves. It is an appropriate time for the board to discuss that over the next couple of months but again, you are right to remind everyone here are what the survey results were and here is why a Board member may not support it but just because we did a survey at one point in time, I don't want to get in the habit of saying we will never consider anything again.

Mr. Clarke stated my ask was I wanted to make sure you knew I was going to do that before we gather a lot of data.

Mr. Pollicino stated you don't need our permission you can speak with Vesta one on one at any time.

Mr. Clarke stated I want to come back with a fairly elaborate presentation and data.

Ms. Hall stated if he wants to update us on it, that has to happen in this meeting.

Mr. Myhill stated as a reminder we had 40% responded just shy of 10% and the pool heating was 527 no to 367 yes.

The Board invited audience comments.

A resident stated my daughter was part of a dispute and she wrote an apology letter to the board.

The grass that was put in an area across from my house. I was wondering about by-laws because do you have to take a vote for all of us to agree on putting the tall ugly grass that is there now? I know our kids have torn up the grass and a bunch of us wanted to see if there was a way that we could as homeowners sod the grass every two months or something when kids are beating

the grass up. There are six families, and my husband is deployed and the kids play out front, they play football and we have a couple neighbors that just tear them apart, every single time.

Mr. Laughlin stated I think this is when that resident came in and said kids are playing in that area and the sod was getting messed up.

Mr. Myhill stated there was damage to the grass and he asked us to replace it all and the board decided it is not a recreational area, they just wanted to install the grass.

A resident stated they play in the greenbelt area and the sidewalk and I was told to send them to the amenity center, and I have also been told that you find paraphernalia in the woods and I'm not going to send my kids up here unsupervised while I'm trying to cook dinner. They should be allowed to play in their own front yard. There are six or seven of us that would love the opportunity to pay for the grass.

Mr. Pollicino stated I hear you, the challenge we have is there is designated areas that are parks in the community and designated areas that are considered amenity property meant for aesthetics to be pleasing to potential buyers. I believe the area you are mentioning is not zoned for a park so we can't just go around and say now this is going to be a park. I understand what you are saying about you maintaining it but unfortunately it is hard for us as a board and a landscaper to say it is time to be resodded again, you have to chip in. It is not practical.

Mr. Myhill stated this became an issue and a homeowner said it was getting torn up by kids. You approved it before and the last time he came and complained they had killed the median and our next fix was to push the grass.

Mr. Pollicino stated he purchased that land, and he implied the value of his property was affected.

A resident stated that is not the one who complained. His kid is one of them that plays outside in the field. Is there a way we can draw something up legally saying we will purchase sod as long as our kids are going to use it?

Ms. Hall asked is there a sturdier grass that can go out there such as zoysia?

Mr. Constancio stated St. Augustine is about the sturdiest as far as being used for playing kickball or whatever. St. Augustine is very durable, it is just like the dog conversation, you get wear patterns.

Mr. Pollicino stated can we make a determination that it is maintained as greenspace or petition the residents to see if they want to permanently turn it into a park and it becomes part of

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the CDD designated parks. The hybrid approach you are suggesting is too hard to hold you responsible. You sell your house, or you can't afford it one month, etc. We plant to deter, or we fully convert it to a park and acknowledge it as such and maintain it. You have six families out of 21 and they may like the quiet. We don't have an answer for you right now. We will figure something out.

Mr. Eckert stated I think you can do a survey of the neighborhood in terms of do you have objection to the district allowing this space to be used for passive recreation such as kids playing and that kind of stuff. Ultimately that is going to impact your decision. I will say that I think this area is part of the preserve, it doesn't look very preserved, but I think it is part of that same conservation and easement area. It is worth a question to George saying if we are going to promote recreation in this area is that going to be a problem under our permit. The only reason I say it might be is because it is part of the tract of land that I know is preserve.

A resident stated I have a question about the bushes, in Texas you are not allowed to impede the sidewalk. Is that the same rule here, you are supposed to be able to see the sidewalk?

Mr. Eckert stated certainly we care about it from a danger standpoint but it is a county owned sidewalk it is not a CDD owned sidewalk. We should keep it trimmed so that it is a safe ingress and egress place.

EIGHTH ORDER OF BUSINESS

Next Scheduled Meeting – April 26, 2021 @ 6:00 p.m. at the Durbin South Amenity Center

Mr. Laughlin stated the next meeting is scheduled for April 26, 2021 at 6:00 p.m. in the same location.

On MOTION by Mr. Brownlee seconded by Mr. Clarke with all in favor the meeting adjourned at 8:08 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Durbín Crossíng

Community Development District

Unaudited Financial Reporting

March 31, 2021

Durbín Crossíng <u>Community Development Distri</u>ct Combined Balance Sheet March 31, 2021

	Gon	ernmental Fun	d Types	Totals
-	General	Debt	Capítal	(Memorandum Only)
	Fund	Servíce	Reserve Fund	FY 21
<u>Assets</u> :			. <u> </u>	
Cash	\$251,502		\$168,324	\$419,826
Investments:				
<u>Seríes 2017A1</u>				
Reserve		\$1,341,300		\$1,341,300
Revenue		\$2,946,274		\$2,946,274
Cost of Issuance		\$11,019		\$11,019
<u>Series 2017A2 Term Bond 1</u>				
Reserve		\$132,425		\$132,425
Prepayment		\$1,822		\$1,822
<u>Series 2017A2 Term Bond 2</u>				
Reserve		\$40,000		\$40,000
Prepayment		\$39,431		\$39,431
<u>Operations</u>				
Custody Account	\$1,081,677			\$1,081,677
Due from Other	\$810			\$810
Investment - US bank Custody			\$83,918	\$83,918
Investment - SBA			\$944,874	\$944,874
SBA - Renewal and Replacement			\$167,790	\$167,790
Assessment Receivable		\$57,152		\$57,152
Total Assets	\$1,333,989	\$4,569,423	\$1,364,906	\$7,268,317
<u>Liabilities</u> :				
Accounts Payable	\$3,590			\$3,590
<u>Fund Balances</u> :				
Restricted for Debt Service		\$4,569,423		\$4,569,423
Non-spendable	\$0			\$0
Assigned			\$1,364,906	\$1,364,906
Unassigned	\$1,330,399			\$1,330,399
Total Liabilities and Fund Equity	\$1,333,989	\$4,569,423	\$1,364,906	\$7,268,317

Durbín Crossíng Community Development District

General Fund Statement of Revenues & Expenditures For The Period Ending March 31, 2021

		PRORATED		
	ADOPTED	BUDGET	ACTUAL	
	BUDGET	3/31/21	3/31/21	VARIANCE
<u>REVENUES</u> :				
Assessments - Tax Roll	1,886,790	1,860,520	\$1,860,520	\$0
Assessments - Dírect	47,816	\$32,471	\$32,471	\$0
Interest Income	\$1,300	\$650	\$12	(\$638)
Mísc Income	\$22,500	\$11,250	\$5,316	(\$5,934)
TOTAL REVENUES	\$1,958,406	\$1,904,891	\$1,898,318	(\$6,572)
<u>EXPENDITURES</u> :				
<u>Admínístratíve</u>				
Supervísor Fees	\$11,000	\$5,500	\$4,400	\$1,100
FICA Expense	\$842	\$421	\$337	\$84
Assessment Roll Administration	\$5,000	\$5,000	\$5,000	\$0
Engineering Fees	\$13,000	\$5,417	\$3,201	\$2,216
Dissemination Fees	\$7,200	\$3,600	\$3,000	\$600
Attorney Fees	\$50,000	\$20,833	\$14,161	\$6,672
Annual Audít	\$4,200	\$0	\$0	\$0
Trustee Fees	\$10,800	\$5,388	\$5,388	\$0
Arbitrage	\$1,200	\$0	\$0	\$0
Impact Fee Administration	\$15,000	\$7,500	\$7,500	\$0
Management Fees	\$47,000	\$23,500	\$23,500	(\$0)
Information Technology	\$1,600	\$800	\$800	\$0
Telephone	\$300	\$150	\$185	(\$35)
Postage	\$1,800	\$900	\$599	\$301
Printing & Binding	\$1,500	\$750	\$363	\$387
Insurance	\$7,955	\$7,955	\$7,594	\$361
Legal Advertising	\$2,000	\$1,000	\$583	\$417
Other Current Charges	\$1,000	\$500	\$447	\$53
Office Supplies	\$150	\$75	\$13	\$62
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Administrative Expenses	\$181,722	\$89,464	\$77,245	\$12,218
<u>Ameníty Center</u>				
Insurance	\$27,136	\$27,136	\$28,408	(\$1,272)
Repairs & Replacements	\$60,000	\$30,000	\$27,227	\$2,773
Recreational Passes	\$4,000	\$2,000	\$374	\$1,626
Office Supplies	\$6,000	\$3,000	\$2,180	\$820
Permít Fees	\$2,700	\$2,011	\$2,011	\$0
<u>Utílitíes</u>				
Water & Sewer	\$37,000	\$18,500	\$12,030	\$6,470
Electric	\$31,000	\$15,500	\$16,934	(\$1,434)
Website	\$300	\$150	\$295	(\$145)
Cable/Phone/Internet	\$17,500	\$8,750	\$9,518	(\$768)
Securíty System	\$1,000	\$500	\$240	\$260

Durbín Crossíng Community Development District

General Fund Statement of Revenues & Expenditures For The Period Ending March 31, 2021

		PRORATED		
	ADOPTED	BUDGET	ACTUAL	
	BUDGET	3/31/21	3/31/21	VARIANCE
Amenity Center Management Contracts				
Managerial	\$181,400	\$90,700	\$95,909	(\$5,209)
Staffing	\$190,500	\$95,250	\$101,616	(\$6,366)
Lífeguards	\$65,100	\$32,550	\$2,479	\$30,071
Refuse Service	\$4,800	\$2,400	\$1,972	\$428
Pool Chemicals	\$23,003	\$11,502	\$11,101	\$400
Special Events	\$26,000	\$10,777	\$10,777	\$0
Pest Control	\$3,600	\$1,800	\$2,008	(\$208)
Pressure Washing/Fitness Equip Maint	\$17,000	\$8,500	\$1,580	\$6,920
Amenity Center Expenses	\$698,039	\$361,025	\$326,659	\$34,366
<u>Grounds Maíntenanc</u> e				
Electric	\$5,200	\$2,600	\$2,138	\$462
Water / Reuse	\$333,000	\$166,500	\$123,866	\$42,634
Streetlighting	\$71,000	\$35,500	\$34,751	\$749
Lake Maintenance	\$55,500	\$27,750	\$26,574	\$1,176
Landscape Maintenance	\$439,512	\$219,756	\$219,756	(\$0)
Landscape Contingency	\$40,000	\$20,000	\$53,038	(\$33,038)
Míscellaneous	\$37,000	\$18,500	\$32,539	(\$14,039)
Fuel	\$1,100	\$550	\$408	\$142
Irrigation Repairs	\$15,000	\$7,500	\$9,275	(\$1,775)
Capítal Reserve	\$80,333	\$0	\$0	\$0
Water Quality Monitoring	\$1,000	\$1,000	\$1,700	(\$700)
Grounds Maintenance Expenses	\$1,078,645	\$499,656	\$504,046	(\$4,390)
TOTAL EXPENDITURES	\$1,958,406	\$950,144	\$907,950	\$42,195
EXCESS REVENUES/(EXPENSES)	(\$0)	\$954,746	\$990,369	\$35,623
Fund Balance - Beginning	\$0		\$340,030	
Fund Balance - Ending	(\$0)	_	\$1,330,399	

Durbin Crossing COMMUNITY DEVELOPMENT DISTRICT

General Fund

Statement of Revenues & Expenditures Fiscal Year 2021

					scat year 2								
REVENUES:	Oct	Nov	Dec	Jan	Feb	Mar	Apr	Мау	Jun	Jul	Aug	Sept	Total
Assessments - Tax Roll	-	179,413	466,443	1,153,615	53,367	7,682	-	-	-	-	-	-	1,860,520
Assessments - Dírect	-	-	8,453	24,018	-	-	-	-	-	-	-	-	32,471
Interest Income	1	0	0	1	5	5	-	-	-	-	-	-	12
Miscelleaneous	-	1,312	1,864	311	1,829	-	-	-	-	-	-	-	5,316
Interfund Transfer In	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL REVENUES	1	180,724	476,760	1,177,945	55,201	7,687	-	-	-	-	-	-	1,898,318
<u>EXPENDITURES</u> :													
ADMINISTRATIVE:													
Supervisor Fees	800	1,000	-	600	800	1,200	-	-	-	-	-	-	4,400
FICA Expense	61	77	-	46	61	92	-	-	-	-	-	-	337
Assessment Administration	5,000	-	-	-	-	-	-	-	-	-	-	-	5,000
Engineering Fees	1,067	873	-	388	873	-	-	-	-	-	-	-	3,201
Dissemination Fees	500	500	500	500	500	500	-	-	-	-	-	-	3,000
Attorney Fees	5,078	2,410	302	3,139	3,233	-	-	-	-	-	-	-	14,161
Annual Audit		-	-	-		-	-	-	-	-	-	-	· -
Trustee Fees	5,388	-	-	-	-	-	-	-	-	-	-	-	5,388
Arbitrage		-	-	-	-	-	-	-	-	-	-	-	· _
Impact Fee Administration	1,250	1,250	1,250	1,250	1,250	1,250	-	-	-	-	-	-	7,500
Management Fees	3,917	3,917	3,917	3,917	3,917	3,917	-	-	-	-	-	-	23,500
Computer Time	133	133	133	133	133	133	-	-	_	-	-	-	800
Telephone	7	17	23	45	-	92	-	-	-	-	-	-	185
Postage	17	30	467	35	19	32	-	-	-	-	-	-	599
Printing & Binding	28	36	152	3	90	55	-	-	-	-	-	-	363
Insurance	7,594	-	-	-	-	-	-	-	-	-	-	-	7,594
Legal Advertising	157	157	-	139	130	-	-	-	-	-	-	-	583
Other Current Charges	69	107	93	56	51	71	-	-	-	-	-	-	447
Office Supplies	1	1	3	1	3	4	-	-	-		-	-	13
Dues, Licenses & Subscriptions	-	175	-	-	-	-	-	-	-	-	-	-	175
Administrative Expenses	31,066	10,682	6,840	10,251	11,060	7,346	-	-	-	-	-	-	77,245
Insurance	28,408	-	-	-	-	-	-	-	-	-	-	-	28,408
Repairs & Replacements	2,800	6,961	7,774	4,075	2,879	2,737	-	-	-	-	-	-	27,227
Recreational Passes		-	· _	- -	374	- -	-	-	-	-	-	-	374
Office Supplies	-	766	70	437	852	56	-	-	-	-	-	-	2,180
Permit Fees	-	376	-	1,635	-	-	-	-	-	-	-	-	2,011
<u>Utilities</u>	-	-	-	-	-	-	-	-	-	-	-	-	
Water & Sewer	3,695	1,210	2,060	1,757	1,867	1,440	-	-	-	-	-	-	12,030
Electric	3,221	2,607	2,908	2,820	2,549	2,830	-	-	-	-	-	-	16,934
Website	-	-	-	-	-	295	-	-	-	-	-	-	295
Cable/Phone/Internet	1,615	1,583	1,546	1,561	1,607	1,607	-	-	-	-	-	-	9,518

Durbin Crossing COMMUNITY DEVELOPMENT DISTRICT

General Fund

Statement of Revenues & Expenditures Fiscal Year 2021

				<i>F</i> 15	cai year 2	021							
[Oct	Nov	Dec	Jan	Feb	Mar	Apr	Мау	Jun	Jul	Aug	Sept	Total
Security System	-	-	-	-	240	-	-	-	-	-	-	-	240
<u>Management Contracts</u>	-	-	-	-	-	-	-	-	-	-	-	-	
Managerial	15,568	18,068	15,568	15,568	15,568	15,568	-	-	-	-	-	-	95,909
Staffing	16,925	16,925	16,992	16,925	16,925	16,925	-	-	-	-	-	-	101,616
Lifeguards	-	-	-	-	-	2,479	-	-	-	-	-	-	2,479
Refuse Service	328	328	329	329	329	329	-	-	-	-	-	-	1,972
Pool Chemicals	1,850	1,850	1,850	1,850	1,850	1,850	-	-	-	-	-	-	11,101
Special Events	32	4,538	2,820	1,687	729	971	-	-	-	-	-	-	10,777
Pest Control	490	365	365	383	252	152	-	-	-	-	-	-	2,008
Pressure Washing/Fitness Equip Maint	-	661	54	374	492	-	-	-	-	-	-	-	1,580
Amenity Center Expenses	74,933	56,236	52,335	49,401	46,513	47,239	-	-	-	-	-	-	326,659
-													
<u>Grounds Maintenanc</u> e													
Electric	318	326	347	388	397	362	-	-	-	-	-	-	2,138
Water / Reuse	36,238	26,269	23,076	20,886	11,761	5,636	-	-	-	-	-	-	123,866
Streetlighting	5,839	5,758	5,773	5,830	5,803	5,748	-	-	-	-	-	-	34,751
Lake Maintenance	4,429	4,429	4,429	4,429	4,429	4,429	-	-	-	-	-	-	26,574
Landscape Maintenance	36,626	36,626	36,626	37,540	36,626	35,712	-	-	-	-	-	-	219,756
Landscape Contingency	41,403	10,005	780	850	-	-	-	-	-	-	-	-	53,038
Miscellaneous	959	17,127	8,043	794	5,604	12	-	-	-	-	-	-	32,539
Fuel	-	84	64	64	153	43	-	-	-	-	-	-	408
Irrigation Repairs	9,275	-	-	-	-	-	-	-	-	-	-	-	9,275
Capítal Reserve	-	-	-	-	-	-	-	-	-	-	-	-	-
Water Quality Monitoring	1,700	-	-	-	-	-	-	-	-	-	-	-	1,700
Grounds Maintenance Expenses	136,786	100,624	79,139	70,781	64,773	51,942		-		-	-		504,046
TOTAL EXPENDITURES	242,786	167,543	138,314	130,433	122,347	106,527		-	-				907,950
	242,700	107,575	150,514	150,455	122,377	100,527	-	-	-	-	-	-	207,250
EXCESS REVENUES/(EXPENSES)	(242,785)	13,182	338,446	1,047,512	(67,146)	(98,840)	-	-	-	-	-	-	990,369

Durbín Crossíng Community Development Distríct

Debt Servíce Fund 2017 A1 & A2

Statement of Revenues & Expenditures For The Period Ending March 31, 2021

		PRORATED		
	ADOPTED	BUDGET	ACTUAL	
	BUDGET	3/31/21	3/31/21	VARIANCE
	DuDg21	3/ 31/ 21	3/ 31/ 21	131202313102
<u>Revenues</u> :				
Assessments - Tax Roll	\$2,987,819	\$2,946,101	\$2,946,101	\$0
Assessments - Dírect	\$84,342	\$57,275	\$57,275	\$0
Prepayments	\$0	\$0	\$0	\$0
Interest Income	\$3,000	\$1,500	\$69	(\$1,431)
Total Revenues	\$3,075,161	\$3,004,876	\$3,003,445	(\$1,431)
<u>Expenditure</u> s				
<u>Seríes 2017 A-1</u>				
Interest 11/1	\$593,769	\$593,769	\$593,769	(\$0)
Special Call 11/1	\$0	\$0	\$25,000	(\$25,000)
Interest 5/1	\$593,769	\$0	\$0	\$0
Principal 5/1	\$1,495,000	\$0	\$0	\$0
Principal 5/1 (Prepayment)	\$0	\$0	\$0	\$0
<u>Seríes 2017 A-2</u>				
Interest 11/1	\$108,500	\$108,500	\$108,500	\$0
Special Call 11/1	\$0	\$0	\$0	\$0
Interest 5/1	\$108,500	\$0	\$0	\$0
Principal 5/1	\$145,000	\$0	\$0	\$0
Principal 5/1 (Prepayment)	\$0	\$0	\$0	\$0
Total Expenditures	\$3,044,538	\$702,269	\$727,269	(\$25,000)
<u>Other Sources/(Use</u> s)				
Other Debt Service Cost	\$0	\$0	\$0	\$0
Total Other Sources/(Uses)	\$0	\$0	\$0	\$0
Excess Revenues (Expenditures)	\$30,623		\$2,276,176	
Fund Balance - Beginning	\$770,876		\$2,293,246	
Fund Balance - Ending	\$801,499		\$4,569,423	
- 0				

Durbín Crossíng

Community Develoment District Capital Reserve Funds Statement of Revenues & Expenditures For The Period Ending March 31, 2021

		PRORATED		
	ADOPTED	BUDGET	ACTUAL	212.2.2.2.2.2.2.2.2.2.2.2.2.2.2.2.2.2.2
	BUDGET	3/31/2021	3/31/2021	VARIANCE
<u>Revenues</u> :				
Capital Reserve Funding - Transfer In	\$80,333	\$0	\$0	\$0
Miscellaneous Revenue/Interest	\$10,000	\$5,000	\$1,078	(\$3,922)
Impact Fees	\$0	\$0	\$0	\$0
Total Revenues	\$90,333	\$5,000	\$1,078	(\$3,922)
<u>Expenditure</u> s				
Capital Outlay	\$200,000	\$100,000	\$64,262	\$35,738
Repair/Replacements	\$50,000	\$25,000	\$0	\$25,000
Total Expenditures	\$250,000	\$125,000	\$64,262	\$60,738
<u>Other Sources/(Use</u> s)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
Total Other Sources/(Uses)	\$0	\$0	\$0	\$0
Excess Revenues (Expenditures)	(\$159,667)	(\$120,000)	(\$63,184)	\$56,816
Fund Balance - Beginning	\$1,600,275		\$1,428,090	
Fund Balance - Ending	\$1,440,608		\$1,364,906	

Durbin Crossing Community Development District Long Term Debt Report

Series 2017A-1 Special Assessment Refunding Bonds	
Interest Rate:	Various
Maturity Date:	5/1/2037
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$1,341,300
Reserve Fund:	\$1,341,300
Bonds outstanding - 3/31/17	\$37,825,000
Less: May 1, 2017 (Prepayment)	(\$40,000)
Less: May 1, 2018	(\$1,415,000)
Less: May 1, 2018 (Prepayment)	(\$10,000)
Less: November 1, 2018 (Prepayment)	(\$15,000)
Less: May 1, 2019	(\$1,445,000)
Less: May 1, 2019 (Prepayment)	(\$25,000)
Less: November 1, 2019 (Prepayment)	(\$145,000)
Less: May 1, 2020	(\$1,465,000)
Less: May 1, 2020 (Prepayment)	(\$25,000)
Less: November 1, 2020 (Prepayment)	(\$25,000)
Current Bonds Outstanding	\$33,215,000

Series 2017A-2 Special Assessment Refunding B	onds
Interest Rate:	5.00% -6.25%
Maturity Date:	5/1/2037
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$172,288
Reserve Fund:	\$172,425
Bonds outstanding - 3/31/17	\$4,580,000
Less: May 1, 2018	(\$130,000)
Less: May 1, 2018 (Prepayment)	(\$170,000)
Less: November 1, 2018 (Prepayment)	(\$10,000)
Less: May 1, 2019	(\$130,000)
Less: May 1, 2019 (Prepayment)	(\$25,000)
Less: November 1, 2019 (Prepayment)	(\$20,000)
Less: May 1, 2020	(\$140,000)
Less: May 1, 2020 (Prepayment)	(\$65,000)
Current Bonds Outstanding	\$3,890,000



DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT FY 2021 Summary of Assessments Receipts

	ASSESSED				RECEIVED					
	# UNITS	SERIES 2017A1 <i>-</i> 2		TOTAL NET	SERIES 2017A1-2		TOTAL	BALANCE	DATE O&M PAID	
ASSESSED TO	ASSESSED	DEBT NET	O&M NET	ASMTS	DEBT PAID	O&M PAID	ASMNTS PAID	DUE	THROUGH	
PRG DURBIN LLC VILLAGE CTR T COMM. (1)	44,561	29,572.19	16,765.25	46,337.44	22,179.14	12,573.94	34,753.08	11,584.36	12/1/21	
PALMS PROFESSIONAL PARK LLC S MIXED USE (1)	49,225	32,667.38	18,520.00	51,187.38	24,500.54	13,890.00	38,390.54	12,796.84	2/1/21	
LONGLEAF CENTER LLC R MIXED USE (1)	40,275	16,182.72	9,174.40	25,357.12	10,472.15	5,936.94	16,409.09	8,948.03	2/1/21	
DURBIN CROSSING STATION T (1)	12,265	8,139.47	4,614.48	12,753.95	123.66	70.11	193.77	12,560.18	12/1/21	
NET ASSESSMENTS DIRECT BILL	146,326	86,561.76	49,074.13	135,635.89	57,275.49	32,470.99	89,746.48	45,889.41	-	
NET ASSESSMENTS TAX ROLL	25,824	2,987,820.51	1,886,866.44	4,874,686.95	2,946,125.23	1,860,535.06	4,806,660.29	68,026.66	-	
TOTAL DISTRICT	172,150	3,074,382.27	1,935,940.57	5,010,322.84	3,003,400.72	1,893,006.05	4,896,406.77	113,916.07	-	

DIRECT BILL % COLLECTED	66%	66%	66%
TAX ROLL % COLLECTED	99%	99%	99%
TOTAL % COLLECTED	98%	98%	98%

(1) Bulk land owners are on payment plan. Installments due 50% due 12/1, 25% due 2/1, and 25% due 5/1.

Debt Service is due 75% 4/1 and 25% 9/30

Units include 166,201 square feet of Commercial/Retail/Office

TAX ROLL RECEIPTS									
ST JOHNS COUNTY DISTR.	DATE	AMOUNT	DEBT	O&M					
1	11/2/2020	15,839.25	9,708.28	6,130.97					
2	11/2/2020	187,333.23	114,821.34	72,511.89					
3	11/24/2020	260,336.66	159,567.01	100,769.65					
4	12/3/2020	502,887.39	308,232.56	194,654.83					
5	12/16/2020	702,160.07	430,371.89	271,788.18					
6	1/7/2021	2,980,159.17	1,826,615.90	1,153,543.27					
INTEREST	1/19/2021	185.00	113.39	71.61					
7	2/22/2021	137,873.15	84,505.99	53,367.16					
8	3/11/2021	19,846.27	12,164.29	7,681.98					
INTEREST	4/8/2021	40.10	24.58	15.52					
		-	-	-					
		-	-	-					
		-	-	-					
		-	-	-					
		-	-	-					
TOTAL TAX ROLL RECEIPTS		4,806,660.29	2,946,125.23	1,860,535.06					

D.

Durbín Crossíng Community Development District

Check Run Summary

3/1/2021 thru 3/31/2021

Fund	Date	Check No.	Amount	
General Fund				
Payroll	3/23/21	50671-50676	\$ 1,108.20	
			Sub-Total	\$1,108.20
Accounts Payable	3/5/21	5876-5881	\$4,429.15	
2	3/15/21	5882-5888	\$14,557.91	
	3/30/21	5889-5917	\$93,448.45	
			Sub-Total	\$112,435.51
Capítal Reserve Fund				
	3/15/21	192	\$11,287.50	
	3/30/21	193	\$17,202.00	
			Sub-Total	\$28,489.50
Vesta Wells Fargo Cred	lít Card			
	3/1/21	January Purchases	\$3,272.37	
	3/28/21	February Purchases	\$1,329.43	
			Sub-Total	\$3,272.37
Total			\$	145,305.58

* Fedex and WF Credit Card Invoices available upon request

BR040M-A CMPY-001	-		CKS WRITTEN LIS - GENERAL FUND		AS (ENERAL FUND	OF 3/31/	2021	RUN	4/16/2021
CHECK#	TYPE	SYSTEM	CHECK DATE	CHECK A	MT EMP/C	JS/VEN#	DESCRIPTION		
050671 050672 050673 050674 050675 050676	R R R R R	PR PR PR PR PR PR	03/23/2021 03/23/2021 03/23/2021 03/23/2021 03/23/2021 03/23/2021	184. 184. 184. 184. 184. 184.	70 70 70 70	14 11 8 17 17 17	ROBERT T BRC SARAH G HALL PETER E POLL WILLIAM H CL WILLIAM H CL WILLIAM H CL	ICINO ARKE ARKE	
		BANK TO	DTAL	1,108.	20				
		COMPANY TO	DTAL	1,108.	20				

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DURB DURBIN CROSS BPEREGRINO

ATTENDANCE SHEET

District:

Durbin Crossing CDD

Meeting Date:

March 22, 2021

	Supervisor	In Attendance	Fees	
1.	William Clarke Assistant Secretary		\$200	
2.	Peter Pollicino Chairman	V	\$200	
3.	Sarah Gabel Hall Assistant Secretary	V	\$200	
4.	Tim Brownlee Vice Chairman	V	\$200	
5.	Jason Harrah Assistant Secretary	NO	\$200	

District Manager:

.

Dil

PLEASE RETURN COMPLETED FORM TO BERNADETTE PEREGRINO

ATTENDANCE SHEET

1

District Manager:

District:	Durbin	Crossing CDD				
Meeting Date:	January 25, 2021					
	Supervisor	In Attendance	Fees			
1.	William Clarke Assistant Secretary	V	\$200			
2.	Peter Poliicino Chairman		\$200			
3.	-Sarah Gabel Hall Assistant Secretary		\$200			
4.	-Tim-Brownlee 	Already	-\$200			
5.	- Jason Harrah Assistant Secretary		\$200			

Dil

PLEASE RETURN COMPLETED FORM TO BERNADETTE PEREGRINO

<u>ATTENDANCE SHEET</u>

District:	D	urbin Crossing CDD	
Meeting Date:		February 22, 2021	
	Supervisor	In Attendance	Fees
1.	William Clarke Assistant Secretary	V	\$200
2.	- Peter Pollicino -		-\$200
3.	Sarah Gabel Hall		\$200
4.		Arrady	-\$200
5.	Jason Harrah Assistant Secretary		\$200

District Manager:

PLEASE RETURN COMPLETED FORM TO BERNADETTE PEREGRINO

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTE *** CHECK DATES 03/01/2021 - 03/31/2021 *** DURBIN CROSSING - GENERAL FUND BANK A GENERAL FUND	ER RUN 4/15/21	PAGE 1
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME STATUS DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	AMOUNT	CHECK AMOUNT #
3/05/21 00361 10/28/20 2020-647 202010 300-13100-10200 * SURVEY RESIDENT ENCROUCH CLARY & ASSOCIATES INC	750.00	750 00 005876
CLARY & ASSOCIATES, INC 3/05/21 00007 2/03/21 196743 202101 310-51300-31100 * PROFESSIONAL SERVICES ENGLAND-THIMS & MILLER, INC.	388.00	
3/05/21 00008 1/31/21 120472 202101 310-51300-31500 * GENERAL COUNSEL HOPPING GREEN & SAMS	1,279.50	
3/05/21 00008 1/31/21 120473 202101 310-51300-31500 * JAN MONTHLY MEETING HOPPING GREEN & SAMS	1,859.40	
3/05/21 00066 2/04/21 7258900 202102 320-53800-45513 * FEB PEST CONTROL NORTH TURNER PEST CONTROL	68.25	
3/05/21 00066 2/04/21 7258901 202102 320-53800-45513 * FEB PEST CONTROL SOUTH TURNER PEST CONTROL	84.00	
3/15/21 00344 12/16/20 1331 202011 320-53800-44200 * SOUTH SOCIAL HALL ACCESS 12/16/20 1331 202011 320-53800-44200 *		
INSTALL ACCESS POINT HALCYON AV, LLC		620.00 005882
3/15/21 00288 11/03/20 207125 202011 320-53800-46300 * 30W LED FLOOD LAMP SALES UNLIMITED, INC.	1,093.56	1,093.56 005883
3/15/21 00288 11/19/20 207652 202011 320-53800-46300 *	7,183.90	7,183.90 005884
LAMP SALES UNLIMITED, INC. 3/15/21 00288 12/23/20 209010 202012 320-53800-46300 * BLACK PERMA POST ROCKET LAMP SALES UNLIMITED, INC.	1,079.20	
3/15/21 00283 3/01/21 PI-A0056 202103 320-53800-46800 * MAR LAKE MAINTENANCE	4,429.00	
SOLITUDE LAKE MANAGEMENT LLC		4,429.00 005886

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGIS *** CHECK DATES 03/01/2021 - 03/31/2021 *** DURBIN CROSSING - GENERAL FUND BANK A GENERAL FUND	TER RUN 4/15/21	PAGE 2
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME STATUS DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	AMOUNT	CHECK AMOUNT #
3/15/21 00066 3/04/21 7330373 202103 320-53800-45513 *	68.25	
MAR PEST CONTROL- NORTH TURNER PEST CONTROL		68.25 005887
3/15/21 00066 3/08/21 7330374 202103 320-53800-45513 *	84.00	
MAR PEST CONTROL - SOUTH TURNER PEST CONTROL		84.00 005888
3/30/21 00056 2/11/21 189701 202102 320-53800-45509 *		
FEB SERVICE CALL ATLANTIC SECURITY		120.00 005889
3/30/21 00056 2/12/21 189736 202102 320-53800-45509 *	120.00	
FEB SERVICE CALL ATLANTIC SECURITY		120.00 005890
3/30/21 00302 3/19/21 8522 202103 320-53800-44200 *		
NORTH AMENITY CTR INSTALL BEACHES ELECTRICAL SERVICE, INC.		896.00 005891
3/30/21 00362 3/19/21 03192021 202103 320-53800-45511 *		
LIVE MUSIC 3/19/21		500.00 005892
DUSTIN BRADLEY MUSIC 3/30/21 00007 3/05/21 197181 202102 310-51300-31100 *	873.00	
FEB PROFESSIONAL SERVICES		
ENGLAND-THIMS & MILLER, INC.		873.00 005893
3/30/21 00114 2/18/21 29973022 202102 320-53800-44200 * SIGNAGE	195.83	
2/18/21 29973022 202102 320-53800-44200 * SIGNAGE	65.28	
2/18/21 29973022 202102 320-53800-44200 * SIGNAGE	49.47	
FAST SIGNS		310.58 005894
3/30/21 00053 2/19/21 UG12348 202103 320-53800-45508 *	141.71	
MAR REFUSE DURBIN NORTH GREEN FOR LIFE ENVIRONMENTAL		141.71 005895
3/30/21 00053 2/19/21 UG12349 202103 320-53800-45508 *	187.20	
MAR REFUSE DURBIN SOUTH GREEN FOR LIFE ENVIRONMENTAL		187.20 005896
3/30/21 00021 3/01/21 480 202103 310-51300-34000 * MAR MANAGEMENT FEES	3,916.67	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 4/15/21 PAGE 3
*** CHECK DATES 03/01/2021 - 03/31/2021 *** DURBIN CROSSING - GENERAL FUND
BANK A GENERAL FUND

CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
3/01/21 480 202103 310-51300-3		*	133.33	
MAR INFORMATION TECHNOLOG 3/01/21 480 202103 310-51300- 1000 TMD TADA COLLOGRAD	32500	*	1,250.00	
MAR IMPACT FEE COLLECTION 3/01/21 480 202103 310-51300-3		*	500.00	
MAR DISSEMINATION AGENT S 3/01/21 480 202103 310-51300-	51000	*	4.15	
OFFICE SUPPLIES 3/01/21 480 202103 310-51300-4	42000	*	31.76	
POSTAGE 3/01/21 480 202103 310-51300-4	42500	*	54.60	
COPIES 3/01/21 480 202103 310-51300-4	41000	*	92.40	
TELEPHONE	GOVERNMENTAL MANAGEMENT SERVICES			5,982.91 005897
3/30/21 00344 2/21/21 1388 202102 320-53800- REPAIR DAMAGE CONDUIT WIR	44200	*	360.00	
REPAIR DAMAGE CONDULT WIR	HALCYON AV, LLC			360.00 005898
3/30/21 00344 3/18/21 1397 202103 320-53800-4 REPAIR RPLC DAMAGED WIRE	44200	*	865.00	
REFAIR REL DAMAGED WIRE	HALCYON AV, LLC			865.00 005899
3/30/21 00008 2/28/21 121005 202102 310-51300-3 FEB GENERAL COUNSEL	31500	*	1,633.00	
	HOPPING GREEN & SAMS			1,633.00 005900
3/30/21 00008 2/28/21 121006 202102 310-51300-	21500	*	1 600 00	
	HOPPING GREEN & SAMS			1,600.00 005901
3/30/21 00334 3/12/21 21-09-1 202103 320-53800-4 INSTALL FENCE DURBIN NORT		*	910.00	
	PARS CONSTRUCTION SERVICES			910.00 005902
3/30/21 00109 3/01/21 13129559 202103 320-53800-4 MAR POOL CHEMICALS	45510	*	637.49	
	POOLSURE			637.49 005903
3/30/21 00109 3/01/21 13129559 202103 320-53800-4 MAR POOL CHEMICALS SOUTH	45510	*	1,212.74	
	POOLSURE			1,212.74 005904
3/30/21 00098 2/15/21 1220012 202103 320-53800-4 KARAOKE SYSTEM 3/17	45511	*	195.00	
	PROGRESSIVE ENTERTAINMENT INC			195.00 005905

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER *** CHECK DATES 03/01/2021 - 03/31/2021 *** DURBIN CROSSING - GENERAL FUND BANK A GENERAL FUND	RUN 4/15/21	PAGE 4
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME STATUS DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	AMOUNT	CHECK AMOUNT #
3/30/21 00283 2/01/21 PI-A5476 202102 320-53800-46800 * FEB LAKE MAINTENANCE SOLITUDE LAKE MANAGEMENT LLC	1,125.00	4,429.00 005906
SOLITUDE LAKE MANAGEMENT LLC 3/30/21 00009 2/28/21 10333675 202102 310-51300-48000 * BOS MTG 2/22/21 THE ST. AUGUSTINE RECORD	150.11	
3/30/21 00066 10/29/20 6979181 202010 320-53800-45513 * OCT MOSQUITO SERVICE SOUT TURNER PEST CONTROL	95.00	
	99.75	
3/30/21 00066 12/23/20 7131244 202012 320-53800-45513 * DEC MOSQUITO SERVICE SOUT TURNER PEST CONTROL	95.00	
3/30/21 00066 2/23/21 7265591 202102 320-53800-45513 * FEB MOSQUITO SERVICE SOUT TURNER PEST CONTROL	99.75	
3/30/21 00294 3/01/21 2627 202103 320-53800-45200 * YEARLY HOSTING & MAINT FE UNICORN WEB DEVELOPMENT, LLC	295.00	
3/30/21 00348 2/28/21 4749 202102 320-53800-46300 * PATCH DEAD SOD SOUTH AMEN VERDEGO	869.00	
3/30/21 00348 3/01/21 4898 202103 320-53800-46200 * 21-22 LANDSCAPE MAINTENAN VERDEGO	35,712.00	
3/30/21 00252 3/01/21 380486 202103 320-53800-45502 * GENERAL MANAGER	6,833.33	
3/01/21 380486 202103 320-53800-45517 * AMENITIES MANAGER 3/01/21 380486 202103 320-53800-45518 *	2,958.33 5,776.57	
MAINTENANCE MANAGER 3/01/21 380486 202103 320-53800-45507 * JANITORIAL SERVICES	1,566.67	
3/01/21 380486 202103 320-53800-45505 * COMMERCIAL POOL MAINTENAN	2,250.00	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGIS *** CHECK DATES 03/01/2021 - 03/31/2021 *** DURBIN CROSSING - GENERAL FUND BANK A GENERAL FUND	TER RUN 4/15/21	page 5
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME STATUS DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	AMOUNT	CHECK AMOUNT #
3/01/21 380486 202103 320-53800-45514 *	1,041.66	
SPECIAL EVENT PLANNER SRV 3/01/21 380486 202103 320-53800-45515 *	5,666.66	
FACILITY MONITOR 3/01/21 380486 202103 320-53800-45503 * FACILITY ATTENDANT	6,400.00	
VESTA PROPERTY SERVICES, INC.		32,493.22 005915
3/30/21 00354 3/04/21 S58588 202102 320-53800-44200 * REPAIR REPLACE BLOWER MOT	1,075.96	
WEATHER ENGINEERS, INC.		1,075.96 005916
3/30/21 00232 2/12/21 29198 202102 320-53800-46300 *	1,510.00	
SQUARE FORMED POLE PAD WELCH TENNIS COURT INC		1,510.00 005917
TOTAL FOR BANK A	112,435.51	
TOTAL FOR REGISTER	112,435.51	

Clary & Associates, Inc.

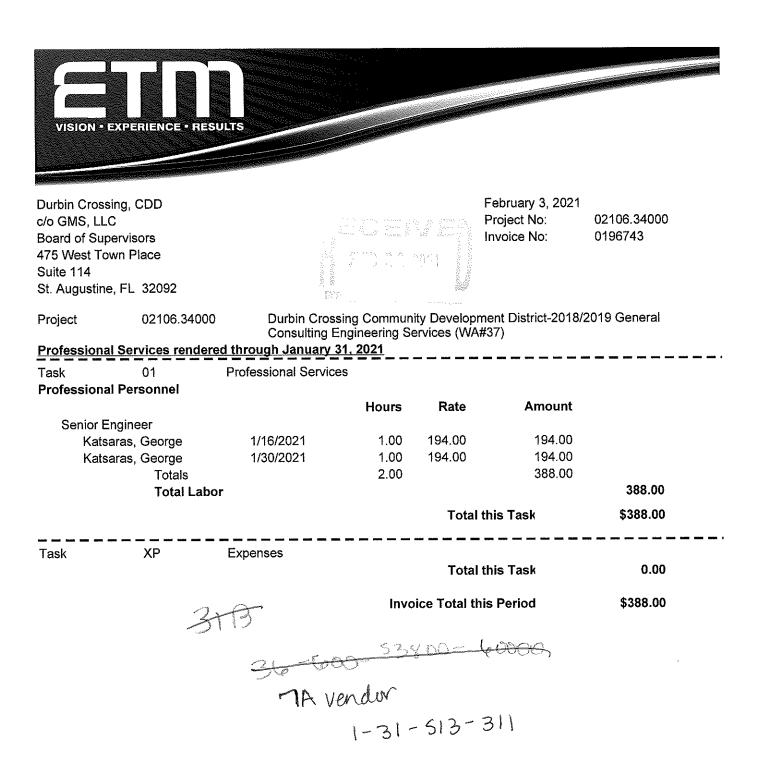
3830 Crown Point Road Suite A

Jacksonville, Florida 32257

(904)260-2703

INVOICE NO: 2020-647 PAGE 1 DATE: 10/28/20 4967 **DELIVER TO:** PER CONTRACT, INFO TO GEORGE KATSARAS AT ETM DURBIN CROSSING CDD 475 W. TOWN PLACE, #114 Saint Augustine FL 32092 ORDERED BY: DANIEL LAUGHLIN W.O. NO. 2020-647 DESCRIPTION: 10/08/20 LOT : 37 1.300.131.102 SUBDIVISION: DURBIN CROSSING NORTH PHASE 2 UNIT 2F-2 ADDRESS : 117 PINETA WAY 361 ST.JOHNS IN NAME OF : SURVEY REAR OF LOT FOR POSSIBLE ENCROACHEMNT OF IMPROVEMENTS INTO THE CONSERVATION EASEMENT SPECIFIC PURPOSE SURV. 750.00

TOTAL DUE \$750.00



England-Thims & Miller, Inc.

ENGINEERS + PLANNERS + SURVEYORS + GIS + LANDSCAPE ARCHITECTS 14775 Ctd SL Augustine Road + Jacksonnife, Florida 32258 + 1d 904-642-8590 + iar 304-646-9485 CA-0002564 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 ===	=======================================		:
Governmen	ntal Manag Fown Place ne, FL 32	munity Development District gement Services, LLC e, Suite 114 092 MCE	February 23, 2021 REC FEB 1 - 310	EIVED 2 3 2021 - 5130	Bill Number Billed through	01/31/2021
			1			
01/13/21	MCE	AL SERVICES RENDERED Confer with Katsaras; revie issues; confer with Hart.	w Hart damage to pres	erve area and ass	ociated	0.70 hrs
01/14/21	MCE	Review fence on CDD prop	erty adjacent to 233 Ta	dcater Court.		0.20 hrs
01/15/21	MCE	Prepare updated waiver of	liability for swim lesson	IS.		0.30 hrs
01/25/21	MCE	Prepare agreement with St use of tennis courts; confe		hthetic Association	n regarding	0.90 hrs
01/27/21	MCE	Review issue with minor us	e of amenity center; co	onfer with Myhill.		0.30 hrs
01/27/21	MCE	Review fence issue; confer	with Laughlin.			0.10 hrs
01/29/21	MCE	Review renter information	provided by Myhill.			0.10 hrs
01/29/21	JLK	Review proposed legislation Amendment 12 implement		ctivity and agend	as; monitor	0.30 hrs
01/29/21	ALS	Research aquatic maintena Management regarding sho		ire agreement wit	h Estate	2.80 hrs
	Total fee	es for this matter				\$1,279.50
MATTER :	5UMMAR	Y				
	Sousa, A	Adriana L Paralegal	2.	.80 hrs 13	5 /hr	\$378.00
	-	Jennifer L.			5 /hr	\$82.50
	Eckert, I	Michael C.	2.	.60 hrs 31	5 /hr	\$819.00
		т	OTAL FEES			\$1,279.50
	٦	TOTAL CHARGES FOR THI	S MATTER			51,279.50

BILLING SUMMARY

Durbin Crossing CDD - General	Bill No. 120472		Page 2
Sousa, Adriana L Paralegal	2.80 ነ	nrs 135 /hr	\$378.00
Kilinski, Jennifer L.	0.30 h	nrs 275 /hr	\$82.50
Eckert, Michael C.	2.60 h	nrs 315 /hr	\$819.00
	TOTAL FEES		\$1,279.50
TOTAL CHARGES FOR	R THIS BILL		\$1,279.50

Please include the bill number with your payment.

Hopping Green & Sams Attorneys and Counselors

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

		STATEMENT		========
		February 23, 2021		
Governmen	ital Manag Town Place	munity Development District	Bill Number Billed through	01/01/0001
La Monthly M DURBIN		Attend agenda conference call.) CEIVEL)
FOR PROP	ESSION	AL SERVICES RENDERED	EB 3 3 LULI	
01/14/21	MCE	Attend agenda conference call.		
01/24/21	MCE	Travel to and prepare for board meeting.		
01/25/21	MCE	Travel to and attend board meeting.		
01/29/21	MCE	Follow up from board meeting.	• •	
01/31/21	MCE	Follow up from board meeting; return travel.		
	Total fee	es for this matter		\$1,600.00
DISBURS				
	Travel			235.45
	Travel -	Meals		23.95
	Total dis	bursements for this matter		\$259.40
MATTER S	SUMMAR	Y		
		TOTAL FEES		\$1,600.00
		TOTAL DISBURSEMENTS		\$259.40
	T	TOTAL CHARGES FOR THIS MATTER		\$1,859.40
BILLING	SUMMAR	<u>۲</u>		
		TOTAL FEES		\$1,600.00
		TOTAL DISBURSEMENTS		\$259.40
		TOTAL CHARGES FOR THIS BILL		\$1,859.40
		Please include the bill number with your pay	/ment.	

Service Slip/Invoice



Main: 8400 Baymeadows Way, Sulte 12, Jacksonville, Florida 32256 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305 www.turnerpest.com

[176599] Bill To:

Durbin Crossing CDD 475 W Town Pi Ste 114 Saint Augustine, FL 32092-3649 **Turner Pest Control** 8400 Baymeadows Way Suite 12 Jacksonville, FL 32256 904-355-5300

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Work Location:

904-230-2011

[176599] Durbin Crossing CDD 730 Durbin Crossing Pkwy N Saint Johns, FL 32259

ork Date 2/4/2021	Time 12:19 PM	Target Pest	Technici			Time 12:19 PM
Purcha	se Order	Terms NET 30	Last Service 2/4/2021	Map Code		12:30 PM
¢.	ervice		Dr	escription		Рисе
PCM		Commercial Pest Control	- Monthly Service			68.2
		F.e.L 1-320-	\ \	668	SUBTOTAL	\$68.25
		Feb	o were		TAX	\$0.00
			<2×00-	- 45513	AMT. PAID TOTAL	\$0.00 \$68.25
		1-340		~		
			and the second sec	3	AMOUNT DUE	\$68.2
			5.NE	d [.]	1-320-53800-45513	
		-12	001 (00)		Pest Control	
		and the second sec	CEIVEL FEB 18 2021			
			á. V			
					TECHNICIAN SIGNA	TURE
					CUSTOMER SIGNA	TURE

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.

Service Slip/Invoice



Main: 8400 Baymeadows Way, Sulte 12, Jacksonville, Florida 32256 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305 www.tumerpest.com

Bill To: [176599]

Durbin Crossing CDD 475 W Town PI Ste 114 Saint Augustine, FL 32092-3649 Turner Pest Control 8400 Baymeadows Way Suite 12 Jacksonville, FL 32256 904-355-5300

INVOICE: 7258901	
- ATT 0///0004	
DATE: 2/4/2021	÷ .
ORDER: 7258901	
URDER. 7200001	

Work Location:

[176602] 904-230-2011

Durbin Crossing CCD 145 South Durbin Pkwy Jacksonville, FL 32258

Work Date 2/4/2021	Time 12:35 PM	Target Pest	Technicia	n		Time In 12:35 PM
Purch	ase Order	Terms NET 30	Last Service 2/4/2021	Map Code		Time Out 01:10 PM
	iervice		De	scription		Price
CPCM		Commercial Pest Co	ontrol - Monthly Service	A		84.00
			Sector S3800	J laler	SUBTOTAL	\$84.00
			acel.	*	TAX AMT, PAID	\$0.00 \$0.00
		Q.	12 19 2011		TOTAL	\$84.00
		<i>C</i>	660 -	MA	4	
		Feb	ەر	V7V		¢04.00
		1 2	n-53800	- 45512	AMOUNT DUE	\$84.00
		1-0.				
				Pest Cont		
					TECHNICIAN SIGN	ATURE
					CUSTOMER SIGN	TURE

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.

Halcyon AV, LLC 8976 Blaine Meadows Dr. Jacksonville, FL 32257 US david.halcyonav@gmail.com halcyonav.net

Halcyon AV ම 🕫 후 🗂

INVOICE

BILL TO Durbin Crossing CDD 145 S Durbin Pkwy Saint Johns, FL 32259 United States SHIP TO Durbin Crossing CDD 145 S Durbin Pkwy Saint Johns, FL 32259 United States INVOICE # 1331 DATE 12/16/2020 DUE DATE 12/16/2020 TERMS Due on receipt



DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
11/16/2020	UniFi PRO Access point	Indoor/outdoor, high- performance, 802.11ac dual- band access point. Programmed and installed	1	500.00	500.00T
11/16/2020	Wire Run	Cat6 wire from office to <u>south</u> social hall access point.	1 42.00	120.00	120.00T
		SUBTOTAL			620.00
		ТАХ			0.00
		TOTAL			620.00
		BALANCE DUE			\$620.00

1-320-53800-44200 Repairs/Replacements

Lamp Sales Unlimited, Inc.

Invoice

REMIT TO: P.O. Box 10606 Jacksonville, FL 32247 Toll Free (800) 352-8954

Customer ID: DUR100

www. lampsalesunlimited.com

Jacksonville 4580 St. Augustine Road Jacksonville, FL 32207 Phone (904) 737-9292 Fax (904) 737-4333

Orlando

Orlando, FL 32809 Phone (407) 859-1515 Fax (407) 859-2423

Invoice Number: 207125 1271 La Quinta Drive Unit # 13 Sales Order Number: 209571

Bill To: Durbin Crossing CDD

145 S. Durbin Parkway Jacksonville, FL 32259 Ship To: Durbin Crossing CDD 145 S. Durbin Parkway Jacksonville, FL 32259

Invoice	d Date	Orde	r Date	Phone Number	Ship Via		Terms		
11/0	3/20	10/	30/20	(904) 337-8760	Our Truck		Net 30]
Pur	chase Orde	er Numb	er De	escription / Job Number				Order Num	ber
	JUST	IN			Hope	Clayton	Rix	209571	
	Quantity Shipped	В.О.	Item Numb	per	Item Description		Unit Pric	e A	mount
42	2		MP19B		BLACK PERMA POS 12/CS RAB SW1 980080	T ROCKET	26	5.98	53.96
15	0	15	F-FL/15/50ł	(/KN/BZ	LED 15W BRZ FLOC LED 13W BRZ FLOC TOPAZ		56	3.00	0.00
10	10		MP19B		BLACK PERMA POS 12/CS RAB SW1 980080	T ROCKET	26	5.98	269.80
1	1		ICF2S26H1	LDK	BALLAST ELEC 1 OI 4PIN 120V/277V 12/0 4E3 / 410745		32	2.98	32.98
24	24		TORK-2001		PHOTOCELL 2000W SWIVEL TORK 120V 17A / 805010		14	1.68	352.32
5	5		F-FL/30/50	<td>30W 5000K LED FLC TOPAZ 3F6</td> <td>Son 30M</td> <td>FLOOD 70</td> <td>5.90</td> <td>384.50</td>	30W 5000K LED FLC TOPAZ 3F6	Son 30M	FLOOD 70	5.90	384.50
20	0	20	DF9402-LE	D25-BZ	NON INVENTORY 4' LED T5 SIGN LIGI DABMAR	-IT	306	6.45	0.00
5	0	5	DL-T5-LED	-25W-50K	NON INVENTORY 25W T5 5000K DABMAR		42	2.98	0.00
							Subtotal:	1093.56	
							Misc. Charge:	0.00	
							Sales Tax:	0.00	
							Freight Charge:	0.00	

1-320-53800-46300 Miscellaneous

Invoice total:

286A

1093.56

Thank You

Lamp Sales Unlimited, Inc.



REMIT TO: P.O. Box 10606

Jacksonville, FL 32247 Toll Free (800) 352-8954

www. lampsalesunlimited.com Jacksonville

4580 St. Augustine Road Jacksonville, FL 32207 Phone (904) 737-9292 Fax (904) 737-4333

Orlando

1271 La Quinta Drive Unit # 13 Orlando, FL 32809 Phone (407) 859-1515 Fax (407) 859-2423

Invoice Number: 207652 Sales Order Number: 209571

Customer ID: DUR100

Bill To: Durbin Crossing CDD

145 S. Durbin Parkway Jacksonville, FL 32259

Ship To: Durbin Crossing CDD

145 S. Durbin Parkway Jacksonville, FL 32259

-	ed Date	Order Da 10/30/2		Number) 337-8760	Ship Via Our Truck		Terms Net 30		
Ρι	Irchase Orde	r Number	Description	/ Job Number				Order Num	ber
	JUSTI	N			Hope	Clayton I	Rix	209571	l
Req	Quantity Shipped	3.O. j	tem Number		Item Description		Unit Pric	er tes	mount
40	0	40 MP	19B		BLACK PERMA POST RO 12/CS RAB SW1 980080	OCKET	26	.98	0.00
15	15	F-F	L/15/50K/KN/BZ		LED 15W BRZ FLOOD M LED 13W BRZ FLOOD M TOPAZ		56	.00	840.00
20	20	DF	9402-LED25-BZ		NON INVENTORY 4' LED T5 SIGN LIGHT DABMAR		306	.45	6129.00
5	5	DL	-T5-LED-25W-50	K	NON INVENTORY 25W T5 5000K DABMAR		42	.98	214.90
			41	LED	sign light Da	brar	Subtotal: Misc. Charge: Sales Tax: Freight Charge: Invoice total:	7183.90 0.00 0.00 0.00 7183.90	

1-320-53800-46300 **Miscellaneous**

288A

Lamp Sales Unlimited, Inc.



www. lampsalesunlimited.com

REMIT TO:

P.O. Box 10606 Jacksonville, FL 32247 Toll Free (800) 352-8954

Jacksonville

4580 St. Augustine Road Jacksonville, FL 32207 Phone (904) 737-9292 Fax (904) 737-4333

Orlando

1271 La Quinta Drive Unit # 13 Orlando, FL 32809 Phone (407) 859-1515 Fax (407) 859-2423

Invoice Number: 209010 Sales Order Number: 209571

Customer ID: DUR100

Bill To: Durbin Crossing CDD

145 S. Durbin Parkway Jacksonville, FL 32259

Ship To: Durbin Crossing CDD

145 S. Durbin Parkway Jacksonville, FL 32259

Invoiced Date	Order Date 10/30/20	Phone Number (904) 337-8760	Ship Via Our Truck		Terms Net 30	
Purchase Orc	der Number	Description / Job Number			Orc	ler Number
JUS	TIN		Hope	Clayton Rix	2	209571
Quantity Reg Shipped	B.O. Item N	lumber	Item Description		Unit Price	Amount
40 40	MP19B		BLACK PERMA POS 12/CS RAB SW1 980080	T ROCKET	26.98	1079.20
				Subt	otal: 10	079.20
				Misc	:. Charge: 0.	00
						.00
					3	.00
				Invo	ice total: 10	079.20

288 A	1-320-53800-46300 Miscellaneous
1-320-53800-46300	
1-320 550	

Thank You

SOLITUDE Lake management		Invoice Numbe Invoice Date:	INVOICE r: PI-A00561433 03/01/21
Voice: (888) 480-5253 Fax: (888) 358-0088	}	PROPERTY:	Durbin Crossing CDD
SOLD TO: Durbin Crossing CDD Governmental Mgmt Services 475 West Town Place #114 St Augustine, FL 32092 United States			
CUSTOMER ID 5459	CUSTOMER PO	Payment To Net 30	
Sales Rep ID Katie Cabanillas	Shipment Method	Ship Date	Due Date 03/31/21
Qty Item / Description		UOM Unit Pr	rice Extension
Lake & Pond Manage 1 03/01/21 - 03/31/21 Lake & Pond Manage	ement Services SVR49641 ement Services	4,429	9.00 4,429.00
Mar Lake Main	283 A		
Mar Lake Main	renance		
		M/R ± 0 = 321	
		· · · · · · ·	

1-320-53800-46800 Lake Maintenance

Subtotal	4,429.00
Sales Tax	0.00
Total Invoice	4,429.00
Payment Received	0.00
TOTAL	4,429.00

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H Little Rock, AR 72202

Service Slip/Invoice



Main: 8400 Baymeadows Way, Suite 12, Jacksonville, Florida 32256 904-355-5300 - Fax: 904-353-1499 - Toll Free: 800-225-5305 www.turnerpest.com

Bill To: [176599]

Durbin Crossing CDD 475 W Town Pl Ste 114 Saint Augustine, FL 32092-3649 Turner Pest Control 8400 Baymeadows Way Suite 12 Jacksonville, FL 32256 904-355-5300

INVOICE:	7330373		
DATE:	3/4/2021	 ·.	
ORDER:	7330373		

Work Location:

[176599] 904-230-2011

Durbin Crossing CDD 730 Durbin Crossing Pkwy N Saint Johns, FL 32259

York Date Time 3/4/2021 01:53 F	M		Time I 01:53 PM
Purchase Order	Terms Last Service Map Code NET 30 3/4/2021		Time C 02:03 PM
61	0 A 1-320-53800-45513		
Service	Description		Price
CPCM	Commercial Pest Control - Monthly Service		68.25
	Mar Pest control - North	SUBTOTAL	\$68.25
		TAX AMT. PAID	\$0.00 \$0.00
		TOTAL	\$68.25
	MAR = 0 = 321 1-320-53800-45513 Pest Control	AMOUNT DUE	\$68.25
		TECHNICIAN SIGN	

CUSTOMER SIGNATURE

	Suite Suite Suite Suite Jacks 904-3 Suite 12, Jacksonville, Floride 32256	er Pest Control Baymeadows Way 12 sonville, FL 32256 355-5300	Service Slip/In INVOICE: 7330374 DATE: 3/8/2021 ORDER: 7330374	woice
Bill To: [176599] Durbin Crossing 475 W Town PI Saint Augustine		Work Location:	[176602] 904-230-2011 Durbin Crossing CCD 145 South Durbin Pkwy Jacksonville, FL 32258	
	641 1-320-5	a second	73	
Work Date Time 3/8/2021 12:12 PM Purchase Order	ander her her her her her her her her her h	Teshnician	B	Time-In 12:12 PM Time Out 12:45 PM
Service		Description		Price
СРСМ	Commercial Pest Control - Mo	onthly Service		84.00
	March		SUBTOTAL TAX AMT. PAID TOTAL	\$84.00 \$0.00 \$0.00 \$84.00
			AMOUNT DUE	\$B4.00
			AMOUNT DUE	\$84.00
				ATURE
			TECHNICIAN SIGN/	ATURE

PLEASE PAY FROM THIS INVOICE



RECEIVED

Tel. 904-743-8444 www.smarthome.biz sales@smarthome.biz

FEB 1 2 2021



INVOICE NO. 189701

145 S Durbin Pkwy Jacksonville Site: Site Address: 145 S Durbin Pkwy Jacksonville FL 32259 63644 Job No.: Job Name: Order No :

Description

zone 1 and 3 is falsing POC 904-230-2011 call with ETA 02/11/2021 - Jason Neal:

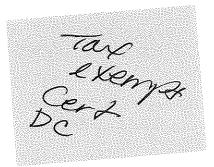
Durbin Crossing South 475 West Town Place #114

St. Augustine FL 32092

Replaced bad switch on the office door. Zone 1. Zone 3 only went off because zone 1 was open and no delay to tell them to disarm the system in the morning. If you have any further problems with your system please contact us.

Service - Security

	Sub-Total ex Tax	\$120.00
07 000 11779	Tax	\$7.80
1-320-538-45309 Feb service Call	Total	\$127.80 JU
56 A Feb service care		S.K
"Thank you-we really appreciate your business! Please send payment within 21 days of receiving this	Sub-Total ex Tax	\$120.00 /
invoice.	Tax	\$7.80 ⁹
IMPORTANT: Please remember to test your system monthly.	Total inc Tax	\$127.80
Need automation for your home? Visit us online at www.smarthome.biz	Amount Applied	\$0.00
There will be a 1.5% interest charge per month on late invoices.	Balance Due	\$127.80





-

Tel. 904-743-8444 www.smarthome.biz sales@smarthome.biz

PLEASE PAY BY	AMONIN	INVOICE DATE
03/11/2021	\$127.80	02/11/2021

INVOICE NO. 189701

second amount

Credit (Card (MasterCard, Visa, Amex)		
Contract of	,		Mail
Constants for			Detach this section and mail check to:
Credit C	Card No.		Atlantic Security 1714 Cesery Blvd Jacksonville, FL 32211
Card Ho	older's Name: CCV:		
Expiry [Date: / Signature:		
NAME:	Durbin Crossing South	DUE DA	TE: 03/11/2021 AMOUNT DUE: \$127.80



Tel. 904-743-8444 www.smarthome.biz sales@smarthome.biz

PLEASE PAY BY	AMOBNE	INVOICE DATE
03/12/2021	\$129.00	02/12/2021
·		

INVOICE NO. 189736

Site:	145 S Durbin Pkwy Jacksonville
Site Address:	145 S Durbin Pkwy
	Jacksonville FL 32259
Job No.:	63644
Job Name:	
Order No.:	

Durbin Crossing South 475 West Town Place #114 St, Augustine FL 32092

RECEIVED

FEB 1 & 2021

Description

zone 1 and 3 is falsing POC 904-230-2011 call with ETA

Service - Security

ltem	Quamiliy	Unit Price	Total
Service Fee	1.00	\$35.00	\$35.00
Switch, Recessed w/ Term, Brown	1.00	\$10.00	\$10.00
Residential service	0.50 hrs	\$150.00	\$75.00
1-320-538-45509 Feb service		Sub-Total ex Tax	\$120.00
1-500-558-43301	1 Coll	Tax	\$9.00
Feb sering		Total	\$129.00
56 P			
"Thank you-we really appreciate your business! Please send payment within 21 days of realing invoice.	ceiving this	Sub-Total ex Tax	\$120.00
IMPORTANT: Please remember to test your system monthly.			(\$9.00)
Need automation for your home? Visit us online at www.smarthome.biz		Total inc Tax	\$129.00
need automation for your nome? This is online at www.sinathome.bit		Amount Applied	\$0.00
		Balance Due	\$129.00
There will be a 1.5% interest charge per month on late invoices.			

Attach Té Centifi A



SMARTHOME.BIZ SMART HOME SPECIALISTS Tel. 904-743-8444 www.smarthome.biz sales@smarthome.biz

 PLEASE PAY BY
 AMOUNT
 INVOICE DATE

 03/12/2021
 \$129.00
 02/12/2021

INVOICE NO. 189736

	Credit Card (MasterCard, Visa, Amex)	M	Mail
السيدينية			Detach this section and mail check to:
	Credit Card No.		Atlantic Security 1714 Cesery Blvd Jacksonville, FL 32211
	Card Holder's Name:CCV:		
	Expiry Date: / Signature:		
NAME:	Durbin Crossing South	DUE DA	ATE: 03/12/2021 AMOUNT DUE: \$129.00

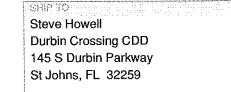
Beaches Electrical Service Inc. 214 Cokesbury Ct. Green Cove Springs, FL 32043 US (904)629-3182 beacheselectricalserviceinc@gmail.com https://beacheselectricalserviceinc.com

Invoice



DN# 216093 DN# 1002-0011137120

BLUTO	
Steve Howell	
Durbin Crossing CDD	
145 S Durbin Parkway	
St Johns, FL 32259	



INVCACE 7	DATE:	TOTAL DUE	DUEDATE	IE-BMS	ENOLOSED
8522	03/19/2021	\$896.00	03/20/2021	Due upon	
	. <u>.</u>	· · ·		completion	

SHIP DATE 02/16/2021

SALES REP William 904-295-2060

AMOUNT OTY RATE ACTIVITY DESCRIPTION DATE 896.00 1 896.00 Services North Amenity Center -Install timer for water feature that operates to kiddy park slide. Existing circuit is located on equipment wall behind water feature Trench from power supply box to new location Supply timer box, all wiring, Etc. Metal mounting pole will be supplied by customer **BALANCE DUE** \$896.00

Payment is due upon completion.

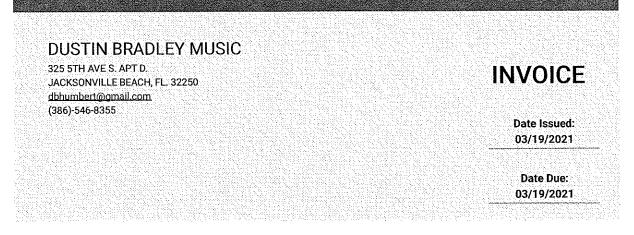
Total includes materials, labor and tax. 1 year warranty

302 A

1-320-53800-44200 **Repairs/Replacements**

VISIT OUR WEBSITE https://beacheselectricalserviceinc.com

> (904) 629-3182 MAIN (904) 406-0603 FAX



EVENT

BILL TO Durbin Crossing CDD Attention: Danelle Ddemarco@vestapropertyservices.com

Live Music - Friday Night 5:30 - 8:30pm

DESCRIPTION	Q ΤΥ	UNIT PRICE	LINE TOTAL
Live Music Performance - Dustin Bradley	3hrs		500
Remarks / Payment Instructions:		SUBTOTAL	L
Payment due in full on date of event. If payment by mail, please mail to address listed above.		DISCOUNT	
		SUBTOTAL LESS DISCOUNT	
DEGEUVE		Balance Due	\$500
MAR 2 2 2021			0-53800-45511 cial Events
By	•		362A
Additional Notes:			

Thank you for your support of Dustin Bradley Music. We greatly appreciate your business!

VISION • EXP	PERIENCE - RES	SULTS				
Durbin Crossing c/o GMS, LLC Board of Superv 475 West Town Suite 114 St. Augustine, F	isors Place	ECEI MAR 242	20221		March 5, 2021 Project No: Invoice No:	02106.34000 0197181
Project	02106.34000				ment District-2018	/2019 General
Professional S	ervices render	ed through February	Engineering Se / 28. 2021	ervices (vv	\# 37}	
Task	01	Professional Servic				
Professional P		1 101033101101 001 110				
			Hours	Rate	Amount	
Senior Engi	neer					
Katsara	s, George	2/6/2021	2.50	194.00	485.00	
Katsara	s, George	2/13/2021	.50	194.00	97.00	
Katsara	s, George	2/27/2021	1.50	194.00	291.00	
	Totals		4.50		873.00	**
	Total Lab	or				873.00
				Total	this Task	\$873.00
Task	XP	Expenses		Total	l this Task	0.00
			.		hin Devied	\$873.00
			Invo	ice l'otal t	his Period	\$873.00
Outstanding Ir	ivoices					
j	Number	Date	Balance			
	0196743	2/3/2021	388.00			
	Total		388.00			
				Total	Now Due	\$1,261.00
			1-31	0 - 51	3-311	
			à			
			â			~
			ł			Professional Srug

and a second as a second second based on the second s

England-Thims & Miller, Inc. ENGINEERS • PLANNERS • SURVEYORS • GIS • LINDSCAPE ARCHITECTS 14775 CM SL Augustine Road • Jacksonnile, Fanda 22258 • HI 904 642 6380 • Iaz 604 646 9485 CA-00002564 LC-0000216

FASTSIGNS#171 B535-7 Baymead Jacksonville, FL Phone 904-443- Fax. 904-443- Email: sales@fs	aan signs .™ 701 ows Rd. 32256 7446	Invoice Date:		Page 1 of 299 73022 2/18/2021		
Customer: Durbin Contact: Danelle Description: No Lifeg Dales Person: Shawn L	Crossing Demarco uard on Duty and Water ayton	Slide Closed			(904) 230-2011	
ilerk: Job Lum		1		@vestapropertys		Item Total
Aluminum/3ml	Product		Qty Sides	H x W 18 x 12	Unit Cost	
Description: 080 a Text: (2) No Lifegua (1) Water Slid	on White aluminum with cut vinyl let ard on Duty le is Closed.	-		bottom center 320 - 53 12 x 18	\$65.28 58 - 442	\$195.8
Color: Blue Description: 080 a	MaxMetal on White aluminum with cut vinyl let le is Closed. Please Keep (ttering and ho		ţ	\$65.28 - 370 - 538 - 41	\$65.2 YZ
**Flu Text: (1) The North	le Sided Coroplast Sign ates do not matter / No stal Pool is closed on Tuesday Pool is closed on Monday	s. Thank youl	1-3 11 Sign	20-538	1-442	
Other Paymen Shipping Notes:	ıts:Form	n of Payment	t / Amount /	Lii Ta Su Ta	ne Item Total: ax Exempt Amt: ubtotal: axes:	\$310.58 \$310.58 \$310.58 \$310.58 \$0.00
Notes:				Т	otal: otal Payments: alance Due:	\$310.58 \$0.00 \$310.58
ATTN:	Danelle Demarco					20-53800-46300 cellaneous

Received/Accepted By:

1 1

More than fast. More than signs. ™

Durbin Crossing

145 S. Durbin Park

Jacksonville, FL 32259



CUSTOMER NO. INVOICE NO. INVOICE DATE DUE DATE TOTAL AMOUNT DUE REFERENCE NO.

\$425.13
Due Upon Receipt
02/19/2021
UG0000012348
UG-103588

DURBIN CROSSING CDD NORTH 475 W TOWN PLACE STE 114 SAINT AUGUSTINE, FL 32092-3649

AMOUNT	OF	REMITTANCE	

00555193060000123480010358800000000141718

PLEASE DETACH AND RETURN THIS TOP PORTION WITH PAYMENT. A RETURN ENVELOPE IS ENCLOSED AND THE RENT TO ADDRESS IS ALSO ON THE REVENSE SIDE OF THIS INVOKE DATE DESCRIPTION REFERENCE RATE QTY. AMOUNT (0000)19 - Feb ST JOHN CM FRAN FEE 5% at 5.000% on \$6.50 \$0.33 SITE TOTAL \$0.33 (0001)DURBIN CROSSING NORTH 730 N DURBIN PKWY, SAINT JOHNS FL Serv #001 COMM FRONTLOAD WASTE PERM 4YD 19 - Feb 4 YD FEL 1X WK \$95.75 1.00 \$95.75 Mar 01/21 - Mar 31/21 19 - Feb \$32.71 ENERGY CHARGE 19 - Feb ST JOHN CM FRAN FEE 5% at 5.000% on \$128.46 \$6.42 SITE TOTAL \$134.88 (0000)19 - Feb SC25427 C ADMIN FEE \$6.50 SITE TOTAL \$6.50

Notes:

Due to increased costs, your next invoice may reflect a price increase. Your account is currently past due. Please remit payment today.

1.320.535.45508 53\$



REMIT TO:

GFL Environmental PO BOX 555193 DETROIT MI 48255-5193

CURRENT	31 - 60 DAYS	61 - 90 DAYS	OVER 90 DAYS	ACCOUNT TOTAL		
\$283.42	\$141.71	\$0.00	\$0.00	\$425.13	TOTAL INVOICE	\$141.71

REMIT TO INFO ON THE REVERSE SIDE 🃌

INVOICE NO. UG0000012348



DURBIN CROSSING SOUTH 475 WEST TOWN PLACE STE 114 ST AUGUSTINE, FL 32092-3649



CUSTOMER NO.
INVOICE NO.
INVOICE DATE
DUE DATE
TOTAL AMOUNT DUE
REFERENCE NO.

UG-103589
UG0000012349
02/19/2021
Due Upon Receipt
\$748.80

AMOUNT OF REMITTANCE \$

00555193060000123490010358900000000187204

DATE	DESCRIP	TION	REFERENCE	RATE	QTY.	AMOUNT
	(0000)					
19 - Feb	ST JOHN CM FRAN FEE 5% at 5.0	00% on \$6.50			-	\$0.33
	SITE TOTAL				-	\$0.33
	(0001)					
	DURBIN CROSSING SOUTH					
·	145 S DURBIN PKWY, SAINT JO	HNS FL				
	Serv #001 COMM FRONTLOAD W	ASTE PERM 6YD				
19 - Feb	6 YD FEL 1X WK			\$128.04	1.00	\$128.0
	Mar 01/21 - Mar 31/21					
19 - Feb	ENERGY CHARGE					\$43.7
19 - Feb	ST JOHN CM FRAN FEE 5% at 5.0	00% on \$171.78				\$8.5
	SITE TOTAL					\$180.3
	(0000)	2				
19 - Feb	CADMIN FEE	538.45508	SC25428			\$6.5
	SITE TOTAL	538.45508				\$6,5
Notes: Due to incr void servi	reased costs, your next invoice m ice suspension.	ay reflect a price increase. Ple	ease remit payment to	day to	<u>REMI</u> GFL Enviror PO BOX 55! DETROIT M	5193
					DEIKOLIPI	1 40200-01
CURREN	IT 31 - 60 DAYS 61 -	90 DAYS OVER 90 DAYS	ACCOUNT TOTAL		NVOICE	\$187.20

REMIT TO INFO OR THE REVERSE SIDE 🌧

CUSTOMER NO UG-103589

INVOICE DATE 02/19/2021

INVOICE NO. UG0000012349

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

Invoice #: 480 Invoice Date: 3/1/21 Due Date: 3/1/21 Case: P.O. Number:

Bill To: Durbin Crossing CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees - March 2021 $1 - 310 - 513 - 340$ Information Technology - March 2021 $1 - 310 - 513 - 351$ Impact Fee Collection Administration - March 2021 $1 - 310 - 513 - 372$ Dissemination Agent Services - March 2021 $1 - 310 - 513 - 373$ Office Supplies $1 - 310 - 573 - 570$ Postage $1 - 310 - 513 - 425$ Copies $1 - 310 - 513 - 425$ Telephone $1 - 310 - 573 - 41000$		3,916.67 133.33 1,250.00 500.00 4.15 31.76 54.60 92.40	3,916.67 133.33 1,250.00 500.00 4.15 31.76 54.60 92.40
219			
L MAR (Disk (my	0 2021		
	Total		\$5,982.91
	Paymer	nts/Credits	\$0.00
	Balance	e Due	\$5,982.91

Invoice

Halcyon AV, LLC 8976 Blaine Meadows Dr. Jacksonville, FL 32257 US david.halcyonav@gmail.com halcyonav.net

Halcyon AV

INVOICE

BILL TO	SHIP TO	INVOICE # 1388
Durbin Crossing CDD 145 S Durbin Pkwy Saint Johns, FL 32259 United States	Durbin Crossing CDD 145 S Durbin Pkwy Saint Johns, FL 32259 United States	DATE 02/21/2021 DUE DATE 02/21/2021 TERMS Due on receipt

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
02/11/2021	Labor	Repair Damage to conduit and wiring to north amenity tennis gate.	2	100.00	200.00
	Parts	Conduit, junction box, connectors, etc.	1	35.00	35.00T
	Labor	Final attempt to repair wiring to south amenity tennis court. Recommend replacement.	1.25	100.00	125.00
		SUBTOTAL			360.00
		TAX			0.00
		TOTAL	3445	ł	360.00
		BALANCE DUE	211		\$360.00

\$360.00

1-320-53800-44200 Repairs/Replacements Halcyon AV, LLC 8976 Blaine Meadows Dr. Jacksonville, FL 32257 US david.halcyonav@gmail.com halcyonav.net

Halcyon AV

MAR 2 2 2021

By

INVOICE

BILL TO Durbin Crossing CDD 145 S Durbin Pkwy Saint Johns, FL 32259 United States SHIP TO Durbin Crossing CDD 145 S Durbin Pkwy Saint Johns, FL 32259 United States INVOICE # 1397 DATE 03/18/2021 DUE DATE 03/18/2021 TERMS Due on receipt

	Labor		ice damaged Used existing een amenity and prouter power and	4	140.00	560.00
	Parts	Conduit, wire, ju power supply, e	unction box,	1	170.00	170.00T
	Push to Exit Button	With timer and	light	1	135.00	135.00T
This Invoice repaired communication to tennis court access c caused by wire damaged underground.		court access control	SUBTOTAL TAX			865.00 0.00
			TOTAL BALANCE DUE		(865.00 \$865.00
		6	MED	344A		800-44200 Replaceme

Hopping Green & Sams Attorneys and Counselors

1.810.513.315

119 S. Monroe Street, Ste. 300 P.O. Box 6526

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		Ŧ	allahassee, FL 32314 850.222.7500	Û	•
			STATEMENT ============		=======
March 18, 2021 Durbin Crossing Community Development District Governmental Management Services, LLC 475 West Town Place, Suite 114 St. Augustine, FL 32092 MAR 1 9 2021		Bill Number Billed through			
General Co		MOT			
DURBIN	00001	MCE			
FOR PROF 02/01/21	ESSION/ ALS		agreements; prepare agreement wit lization; research swim team agreen		3.60 hrs
02/03/21	MCE	Prepare pond bank repair contr	act.		0.60 hrs
02/03/21	MCE	Confer with Hart.			0.20 hrs
02/08/21	MCE	Prepare swim team agreement.			0.60 hrs
02/22/21	MCE	Confer with Myhill; revise swim	team agreement.		0.30 hrs
02/22/21	ALS	Review and transmit swim tean	n agreement.		0.20 hrs
02/23/21	MCE	Review law regarding audio rec	cording.		0.10 hrs
02/23/21	EGRE	Research issues regarding audi	o recording on security devices.		1.60 hrs
02/26/21	MCE	Research audio recording issue	s; confer with Myhill and Pollicino.		0.30 hrs
02/26/21	JLK	Review proposed legislation; m Amendment 12 implementatior	onitor committee activity and agend	as; monitor	0.30 hrs
	Total fee	s for this matter			\$1,633.00
MATTER S	SUMMAR	Ľ			

TOTAL CHARGES FOR THIS MATTER			\$1,633.00
TOTAL FEES			\$1,633.00
Eckert, Michael C.	2.10 hrs	315 /hr	\$661.50
Kilinski, Jennifer L.	0.30 hrs	275 /hr	\$82.50
Gregory, Emma C.	1.60 hrs	235 /hr	\$376.00
Sousa, Adriana L Paralegal	3.80 hrs	135 /hr	\$513.00

Durbin Crossing CDD - General	Bili No. 121005				Page 2
BILLING SUMMARY					
Sousa, Adriana L Parale	egal	3.80 hrs	135	/hr	\$513.00
Gregory, Emma C.	5	1.60 hrs	235	/hr	\$376.00
Kilinski, Jennifer L.		0.30 hrs	275	/hr	\$82.50
Eckert, Michael C.		2.10 hrs	315	/hr	\$661.50
	TOTAL FEES				\$1,633.00
TOTAL CHAI	RGES FOR THIS BILL				\$1,633.00

Please include the bill number with your payment.

Hopping Green & Sams

Attorneys and Counselors

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

_____ STATEMENT ______

March 18, 2021 Bill Number 121006 Durbin Crossing Community Development District Governmental Management Services, LLC 475 West Town Place, Suite 114 St. Augustine, FL 32092 1,810,573,875 817 **Monthly Meeting** DURBIN 00101 MCE FOR PROFESSIONAL SERVICES RENDERED 02/03/21 MCE Review draft meeting minutes and provide comments. Prepare for and attend board meeting by phone. 02/22/21 MCE MCE Review draft meeting minutes and provide comments. 02/26/21 \$1,600.00 Total fees for this matter MATTER SUMMARY

> TOTAL FEES TOTAL CHARGES FOR THIS MATTER

BILLING SUMMARY

TOTAL FEES

TOTAL CHARGES FOR THIS BILL

RECEIVED

MAR 1 9 2021

Billed through 02/28/2021

\$1,600.00

\$1,600.00

\$1,600.00

\$1,600,00



Voice: 904-966-2045 FAX: 904-966-2341

Email: par@atlantic.net

March 12, 2021

INV# 21-09-1

Durbin Crossing CDD 145 South Durbin Pkwy. Saint Johns, FL. 32259

Attn: Justin Blankenbaker

PROJECT: **Durbin North Repairs**

INVOICE

Modify and install fence section per our proposal dated March 10, 2021. Work completed 3/11/2021.

> **Our Price Complete** Florida Sales Tax **Total Due This Invoice**

. 334A \$910.00 \$951.00

1-320-53800-44200 **Repairs/Replacements**



Mike Cribby

attach pf for Exempting

We appreciate your order!



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

131205508071

-	
Invo	
IIIVI	

Date

3/1/2021

Invoice #

131295598071

Terms	Net 20
Due Date	3/21/2021
PO #	

Bill To Attn: Office Durbin Crossing North 475 West Town Place, Suite St. Augustine FL 32092	114	Ship To Durbin Crossing North 730 North Durbin Pkwy Saint Johns FL 32259			
Item ID	Descriptio	n	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billin March Pool 109 1-320-538 RECEIVEI FER 2 8 2021	gRate Chemicale A 5-45510	1	ea	637.49

637.49 Total \$637.49 **Amount Due**





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

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Date

3/1/2021

Invoice #

131295598072

Terms	Net 20
Due Date	3/21/2021
PO#	

Bill To Durbin Crossing South 475 West Town Place, Suite St. Augustine FL 32092	114	Ship To Durbin Crossing South Durbin Crossing South 145 South Durbin Pkwy Jacksonville FL 32259		<u></u>	
Item ID	Descriptio	n	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billin March Pool Chen 5 1099 RECI 1-320-538-45588	micals alth EIVED	1	ea	1,212.74

Total1,212.74Amount Due\$1,212.74

Remittance Slip

Customer 13DUR200

Invoice # 131295598072 Amount Due Amount Paid \$1,212.74

Make Checks Payable To

Poolsure PO Box 55372 Houston, TX 77255-5372





Total Entertainment Services

Invoice

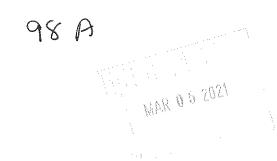
Mailing Correspondence Address: 1623 Troy Lynn Trail, Jacksonville, Fl. 32225

(904) 645-9068 Fax: (904) 645-9082

E-mail: bookme@progressiveent.com

www.	progressive	ent.com
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Invoice date: 2/15/2021		Invoice #1220012	2	Terms: Net 1	5 days	<u>PO#</u>		
Customer name:	Durbin Crossing C	CDD			Event type	: Spring Break	ί	
Billing address:	145 South Durbin	Parkway, Jackson	ville, Fl. 32259					
Original contact person:	Danelle Demarco	O-904-230-2011	C-724-331-7695	<u>E-mail/ fax</u>	: ddemarco@v	estapropertyse	rvices.4	com
At event contacts with cell:	Danelle Demarco							
Event date: Wednesday Ma	rch 17, 2021	Drop Off			Hours of ser	<u>vice</u> :	Same	e
Approximate set up time:	Between:							
Location name and address:	Same							
Where to set up at location:					Power within	<u>1 75':</u>	Yes	
Set up-grass or pavement:		Water within 75	<u>":</u> n/a	Cov	vered area for en	tertainer:	n/a	
Notes:								
SERVICES NEEDED:								
* Karaoke System with set up an	id pick up		Reg. Rate	\$ 250	.00	Your Cost	\$	195.00
				Y	our Total Saving	s \$ 55.00	i.	<u>والمراسمة والمسا</u> ري



1-320-53800-45511 **Special Events**

Sub Total:	\$	195.00
Sales Tax:	\$	-
Invoice Total:	\$	195.00
50 % Deposit required	\$ W	aived
Balance due at set up	\$	195,00
Payments received	\$	-
Current Balance	\$	195,00

CANCELLATION, RE-SCHEDULING, INCLAMENT WEATHER POLICY

Any cancellation of this agreement by customer must be in writing at leasr 30 days prior to event date with specific reasons with verification by Progressive Entertainment. Any stopping of delivery/service of Progressive Entertainment must be at least 24 hrs. in advance to avoid labor costs. No penalties or loss of deposit occur if event is re-scheduled within 60 days of original event date. A 50% cancellation fee of total amount occurs when not within these terms. Other arrangements must be noted by Progressive Entertainment. For customer pick up- customer is responsible for theft or damage to equipment or materials while in possesion. Progressive Entertainment is not responsible for any acts of nature which prevent event from taking place or being shortened. Service reserves the right to stop service if guests cause a safety or behavior issue to service.

Customer signiture required x_____ Date: ____

S (LA (Voice	е манабеме : (888) 480-5253 Fax: (88		Invoice Invoice PROPE	Date:	INVOICE PI-A00547683 02/01/21 Durbin Crossing CDD
SOLI	D TO: Durbin Crossing C Governmental Mgr 475 West Town Pl St Augustine, FL 3 United States	nt Services ace #114			
	CUSTOMER ID 5459	CUSTOMER PO	Pa	yment Term: Net 30	· · ·
	Sales Rep ID Katie Cabanillas	Shipment Method	Ship Date		Due Date 03/03/21
Qty	Item / Description		UOM	Unit Price	Extension
1	02/01/21 Lake & P	ond Management Services SVR49641 - 02/28/21 ond Management Services		4,429.00	4,429.00
		Feb Lake Maintena	na		
		Feb Lake Maintera 1-320-538-468 283 C			
	·		MAR 10 2021		
			an a		

1-320-53800-46800 Lake Maintenance

Subtotal	4,429.00
Sales Tax	0.00
Total Invoice	4,429.00
Payment Received	0.00
TOTAL	4,429.00

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H Little Rock, AR 72202

www.solitudelakemanagement.com

www.aeratorsaquatics4lakesnponds.com

Questions on this invoice call:



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TART STOP REFERENCE DESCRIPTION PRODUCT SAU SIZE UNITS		18	hal
	TIMES RUN	RATE	19 AMOUNT
1/31 Balance Forward			\$139.1
2/11 02/11 I03336758-02112021 BOS REG MTG 02/22/21 SA St Augustine Record 1.00 x 7.2500 7.25	1	\$8.98	B \$65.1
2/11 02/11 103336758-02112021 BOS REG MTG 02/22/21 SA St Aug Record Online 1.00 x 7.2500 7.25	1	\$8.97	7 \$65.0
PREVIOUS AMOUNT OWED: \$139.12			
NEW CHARGES THIS PERIOD: \$130.14			
CASH THIS PERIOD: \$0.00			
DEBIT ADJUSTMENTS THIS PERIOD: \$0.00			
CREDIT ADJUSTMENTS THIS PERIOD: \$0.00			
We appreciate your business.			
So that we may serve you better, please remit the amount due. New business is dependent on prompt payments. remittance stub and input your account number on your check. Thank you. Board of NoM 2/22/2 9A 1-310-513-460	. Please	e include t	he
Board of NOM 2/22/2			
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513-480			
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Legal Ad Invoice

The St. Augustine Record

Send Payments to: The St. Augustine Record One News Place St. Augustine, FL 32086							
Acct:	15654	Name:	DURBIN CROSSING / G	MS			
Phone:	9049405850	Address:	475 W TOWN PLACE, S	TE 1 14			
E-Mail:	DUDDNI ODOODNO LOMO	A 14		~	-		
Client:	DURBIN CROSSING / GMS	City:	SAINT AUGUSTINE	State:	FL	Zip:	32092
Ad Number:	0003336758-01	Caller: Cou	rtney Hogge	Paytype:	BILL		
Start:	02/11/2021	Issues: 1	,	Stop:	02/11/2021		
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Legal Ad Invoice

The St. Augustine Record

Lines 87 7.25 Depth Columns 1

Price

\$130.14

Send Payments to: The St. Augustine Record One News Place St. Augustine, FL 32086

DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC MEETING HELD DURING PUBLIC HEALTH EMERGENCY DUE TO COVID-19

Notice is hereby given that the Board of Supervisors ("Board") of the Durbin Crossing Community Development District ("District") will hold a regular meeting on Monday, February 22, 2021 at 6:00 p.m. at the Durbin Crossing South Amenity Center located at 145 South Durbin Parkway, St. Johns, Florida 32259, where the Board may consider any business that may properly come before it ("Meeting").
While it may be necessary to hold the above referenced meeting of the District Sourd District fully encourages public participation in a safe and efficient manner. Toward that end, anyone wishing to participate in the meeting and obtain information about how the meeting is or contact the office of the District's website, www.DurbinCrossing CDD.com or contact the office of the District's website, www.DurbinCrossing CDD.com or contact the office of the District Manager, e/o Governmental Management Services, LLC, at (904) 940-5850 or dlaughlin@@msnf.com to obtain access information. Additionally, participation in such questions and comments to the District Manager, et least 24 bours in advance at (904) 940-5850 or dlaughlin@@msnf.com to obtain access information. Additionally, participating the meeting.
The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The Meeting may be continued to a date, time, and place to be specified on the record at such Meeting. An electronic copy of the agenda for these meetings may be obtained from the District Managers of the agend afor these meeting is ody 940-5850 and is expected to also be available on the District Managers of the agend afor these meeting may be obtained for these meeting may be obtained form the District Managers of the agend afor these meeting may be obtained form the District Managers of the agend afor these meeting is advised bat person with the provisions of Florida law for community development districts. The Meeting may be obtained for these meeting is adv

dations.

Daniel Laughlin District Manager 0003336758 February 11, 2021

THE ST. AUGUSTINE RECORD Affidavit of Publication

DURBIN CROSSING / GMS 475 W TOWN PLACE, STE 114

SAINT AUGUSTINE, FL 32092

ACCT: 15654 AD# 0003336758-01

PO#

PUBLISHED EVERY MORNING SUNDAY THROUGH SATURDAY ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared MELISSA RHINEHART who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a NOTICE OF MEETING in the matter of BOS REG MTG 02/22/21 was published in said newspaper on 02/11/2021.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in St. Johns County, Florida, and that the said newspaper heretofore has been continuously published in said St. Johns County, Florida each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns 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.

Sworn to (or affirmed) and subscribed before me by means of

physical presence or] online notarization

_____ day of FEB 1 1 2021 this

m who is personally known to h٦ -tu

me or who has produced as identification

(Signature of Notary Public)



DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC MEETING HELD DURING PUBLIC HEALTH EMERGENCY DUE TO COVID-19

HELD DURING PUBLIC HEALTH HEMER GENCY DUE TO COVID-19 Notice is hereby given that the Board of Supervisors ("Board") of the Durbin Crossing Community Development Dis-trict ("District") will hold a regular meeting on Monday, February 22, 2021 at 6:00 p.m. at the Durbin Crossing South Amenity Center located at 145 South Durbin Parkway, St. Johns, Flori-da 29259, where the Board may consid-er any business that may properly come before it ("Meeting"). While it may be necessary to hold the above referenced meeting of the Dis-tricts Board of Supervisors during the current COVID-19 public health emer-gency, the District fully encourages pub-lic participation in a safe and efficient manner. Toward that end, anyone wishing to participate in the meeting and obtain information about how the meeting will occur should refer to the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 or dlauyhlin@gmsnf.com to obtain access information. Additionally, participants are strongly encouraged to submit questions and comments to the District Manager at least 24 hours in advance at (904) 940-5850 or dlauyh lim@gmsnf.com to facilitate the Board's consideration of such questions and comments during the meeting. The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law for com-munity development districts. The Meeting may be continued to a date, time, and place to be specified on the record at such Meeting. An electronic copy of the agenda for these meetings may be obtained from the District Man-ager, at 475 West Town Place, Suite 114, St. Augustine, Florida 2002 or by call-ing (904) 940-5850 and is expected to also be available on the District Man-ager, at 475 West Town Place, Suite 114, St. Augustine, Florida 2002 or by call-ing (904) 940-5850 and is expected to also be available on the District Man-ager, at 475 West Town Place, Suite 114, St. Augustine, Florida 2002 or by call-ing (904) 940-5850 and is expected to also be available on the District M

site at www.DurbinCrossingCDD.com. There may be occasions when one or more Supervisors will participate by tel-ephone or video conference. Any person requiring special accommo-dations at the Meeting because of a dis-ability or physical impairment should contact the District Manager's Office at least forty-eight (+89) hours prior to the Meeting. If you are hearing or speech impaired, please contact the Horida Re-Hay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the Dis-trict Manager's Office.

(Voice), for aid in contacting the Dis-trict Manager's Office. Each person who decides to appeal any decision made by the Board with re-spect to any matter considered at the Meeting is advised that person will need a record of proceedings and that accordingly, the person may need to en-sure that a verbalim record of the pro-ceedings is made, including the testi-mony and evidence upon which such appeal is to be based. If you are unable to participate by tele-phone, please contact the District Man-ager's office at (904) 940-5850 or dlaug <u>hlln@gmanl.com</u> for further accommo-dations.

Daniel Laughlin District Manager 0003336758 February 11, 2021

INVOICE: 6979181	
DATE: 10/29/2020	
ORDER: 6979181	

Main: 8400 Baymeadows Way, Soite 12, Jacksonville, Florida 32256 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305 www.tumerpest.com

Control

Turner Pest

Bill To: [137801]

Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224

Work Location: [137801] Durbin Gr

7801] 904-230-2011

Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224

Time Target Pest Time In Technician Work Date 02:30 PM 10/29/2020 02:30 PM MOSQUITO Last Service Map Code Time Out Purchase Order Terms 03:00 PM NET 30 2/23/2021 66A Description ence Service 95.00 CPCMOSULV Commercial Mosquito Service \$95.00 SUBTOTAL \$0.00 ТАХ \$0.00 AMT, PAID TOTAL \$95.00 MAR 0 5 2021 AMOUNT DUE \$95.00 **TECHNICIAN SIGNATURE** CUSTOMER SIGNATURE 1-320-53800-45513 Pest Control

⁵ 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.

INVOICE: 7205454 DATE: 1/11/2021 ORDEP: 7205454	
DATE: 1/11/2021	
ORDER: 7205454	

Main: 8400 Baymeadows Way, Suite 12, Jacksonville, Florida 32256 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305 www.turnerpest.com

Control

Turner Pest

Bill To: [137801]

Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224 Work Location:

[137801] 904-230-2011

Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224

Target Pest Time In Work Date Time Technician 11:30 AM 1/11/2021 11:30 AM MOSQUITO Last Service Map Code Time Out Purchase Order Terms 12:34 PM **NET 30** 2/23/2021 664 Description 21100 Service 99.75 CPCMOSULV Commercial Mosquito Service SUBTOTAL \$99.75 \$0.00 Jan Mosquita South ТАХ MAR 0 5 7021 AMT. PAID \$0.00 TOTAL \$99.75 AMOUNT DUE \$99.75 1-320-53800-45513 Pest Control 7. Cdu **TECHNICIAN SIGNATURE** CUSTOMER SIGNATURE

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Main: 8400 Baymeadows Way, Suite 12, Jacksonville, Florida 32256 904-355-5300 - Fax: 904-353-1499 - Toll Free: 800-225-5305 www.humerpesl.com

Control

Turner Pest

Bill To: [137801]

Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224

Work Location: [137801]

1] 904-230-2011

Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224

Time In Target Rest Technician. Work Date Time 08:21 AM MOSQUITO 12/23/2020 08:21 AM Terms Time Out Purchase Order Last Service Map Code 09:02 AM **NET 30** 2/23/2021 Dec Proskuito South Service Description Price 95.00 CPCMOSULV Commercial Mosquito Service 669 SUBTOTAL \$95.00 \$0.00 ТАХ AMT, PAID \$0.00 TOTAL \$95,00 MAR 0 5 2021 1-320-53800-45513 Pest Control AMOUNT DUE \$95.00 7. CM **TECHNICIAN SIGNATURE** CUSTOMER SIGNATURE

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Main: 8400 Baymeadows Way, Suite 12, Jacksonville, Florida 32256 904-355-5300 - Fax: 904-353-1499 - Toll Free: 800-225-5305 www.humerpest.com

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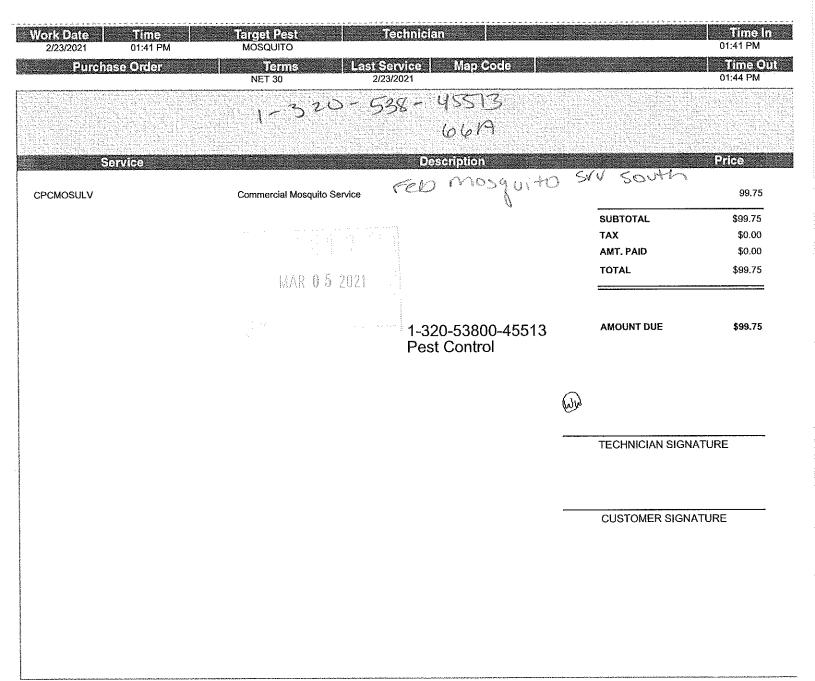
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Work Location: [137801] Durbin Ci

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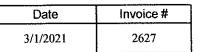
Durbin Crossing South Amenity Center 145 S Durbin Pkwy Saint Johns, FL 32259-7224



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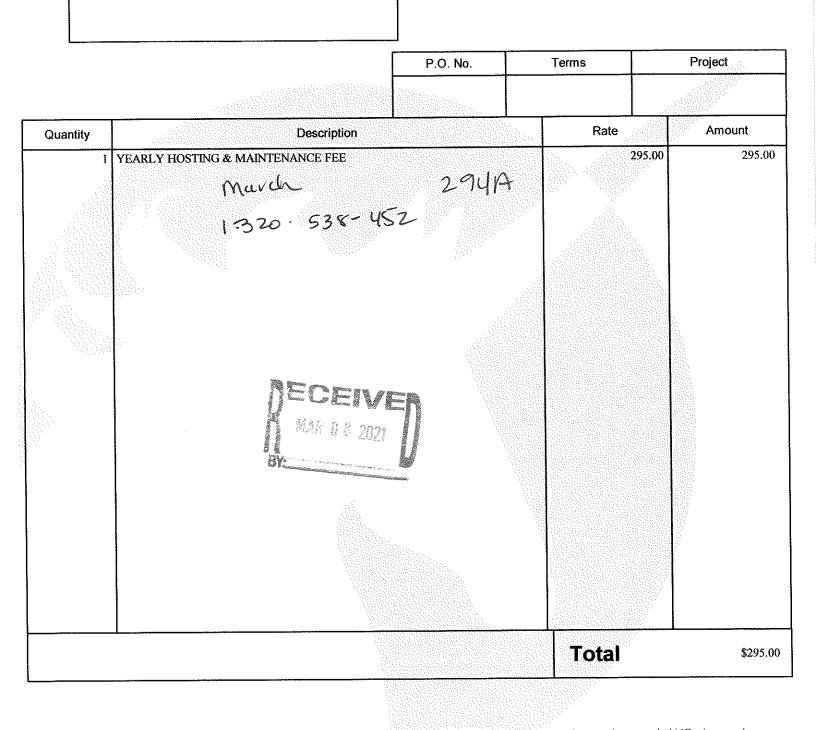


Invoice



Bill To

DURBIN CROSSING CDD 475 WEST TOWN PLACE SUITE 114 ST. AUGUSTINE, FL 32092



Invoice

Invoice #: 4749 Date: 02/28/21 **Customer PO:** DUE DATE: 03/30/2021

FROM

VerdeGo PO Box 789 3335 North State Street Bunnell, FL 32110 Phone: 386-437-3122 www.verdego.com

DESCRIPTION	AMOUNT
#4371 - South Amenity Playground grade and sod bermuda	
Patch dead sod areas at Heron Landing where pallets of sod from other vendor where left	
for months and died. Also with extra sod at South Amenity Playground where bench is	
repair area, grade the high grade and create swale to drain and sod in area with Bermuda.	
We had to order a pallet in order to repair other area. Labor and materials.	
Landscape Enhancement	\$869.00

Invoice Notes:

Thank you for your business!

AMOUNT DUE THIS INVOICE

\$869.00

348A

1-320-53800-46300 Miscellaneous

MAR 0 2 2021

BILL TO

xperlence landscaping

Durbin Crossing

Jacksonville, FL 32202

245 Riverside Ave., Suite 250

UNT



RECEIVED

BILL TO

MAR 2 4 2021

Durbin Crossing 245 Riverside Ave., Suite 250 Jacksonville, FL 32202

348A

DESCRIPTION #4320 - Standard Maintenance Contract 2021-2022 March 2021

Invoice Notes:

Thank you for your business!

Invoice

Invoice #: 4898 Date: 03/01/21 Customer PO: DUE DATE: 03/31/2021

FROM

VerdeGo PO Box 789 3335 North State Street Bunnell, FL 32110 Phone: 386-437-3122 www.verdego.com

AMOUNT \$35,712.00

AMOUNT DUE THIS INVOICE \$35,712.00

1-320-53800-46200 Landscape Maintenance



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

Invoice

Invoice # Date	380486 3/1/2021
Terms	Net 30
Due Date	3/31/2021
Memo	Monthly Fees

Bill To

Durbin Crossing C.D.D. c/o GMS LLC 475 West Town Place Suite 114 St. Augustine FL 32092

Description	Ourmilly	IRate:	set for the set of the
General Manager 1-320-53800-45502	1	6,833.33	6,833.33
Amenities Manager 1-320-53800-45517	1	2,958.33	2,958.33
Maintenance Manager 1-320-53800-45518	1	5,776.57	5,776.57
Janitorial Services 1-320-53800-45507	1	1,566.67	1,566.67
Commercial Pool Maintenance 1-320-53800-45505	1	2,250.00	2,250.00
Special Event Planner Services 1-320-53800-45514	1	1,041.66	1,041.66
Facility Monitor 1-320-53800-45515	1	5,666.66	5,666.66
Facility Attendant 1-320-53800-45503	1	6,400.00	6,400.00

Thank you for your business.

Total

\$32,493.22



	Weather Engineers, 1
	PO Box 37068
	Jacksonville, FL 32236
	Phone: (904) 356-3963
-Since 1963-	Fax: (904) 356-4969
511100 1200	www.weatherengineers.com
	CAC041190

DURBIN CROSSING CDD

145 S DURBIN PARKWAY

ST. JOHNS FL 32259

gineers, Inc. 32236

Tax ID 59-3076169

BILL TO: #104602

Invoice

Number Date S58588 03/04/21

SERVICE PERFORMED AT:

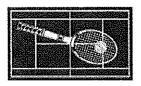
DURBIN CROSSING CDD AMENITY CENTER **145 S DURBIN PARKWAY** ST. JOHNS FL 32259

Site #: 104602-001

Return this portion with payment Amount Paid:									
Work Order Date	Call Slip Number	P.O. Number	Salesman	Terms	Contract #	Batch #			
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Thank you for your business!! Please make all checks payable to Weather Engineers, Inc. Remit To: PO Box 37068 Jacksonville, FL 32236 Phone (904)356-3963* Fax (904) 356-4969

We are are an equal oppurtunity employer and do not discriminate against applicants due to race, gender, veterans status, or on the basis of disability or any other federal, state or local protected class. THIS CONTRACTOR AND SUBCONTRACTOR SHALL ABIDE BY THE REQUIREMENTS OF 41 CFR 60-300.5 (A). THIS REGULATION PROHIBITS DISCRIMINATION AGAINST QUALIFIED PROTECTED VETERANS, AND REQUIRES AFFIRMATIVE ACTION BY COVERED



Purchase Order

Welch Tennis Courts, Inc. P.O. Box 7770 Sun City, FL 33586 Phone: 813-641-7787 Fax: 813-641-7795
 Date
 PO #

 2/12/2021
 29198

Vendor				Ship To				
M. PUTTERMAN & CO., LLC 880 N. Spring Garden Ave DeLand FL 32720 United States				Justin Blanke Durbin Crossi 145 S. Durbin Jacksonville H United States	ing CDD Parkway			
Receive By Vendor #			Vendor #		Ship \	/ia		
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The contact for Please confirm			istin Blankenbaker annon	571-477-504	7.	Tota		\$1,510.00

232 A

1-320-53800-46300 Miscellaneous

MAR 0.5 2021

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3/30/21 00063 3/23/21 25949 202103 600-53800-6	50000	*	17,202.00	
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DURB DURBIN CROSS BPEREGRINO

BOREE CANVAS UNLIMITED, INC

4635 HIGHWAY AVENUE JAX, 32254 (904) 388-8770 - (800) 396-6770 WEBSITE: www.boreecanvas.com

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DATE	INVOICE #
11/19/2020	12675 A

BILL TO	
DURBIN CROSSING C.D.D. 145 S. DURBIN PKWY. JACKSONVILLE, FLORIDA 32259	

	P.O. NO.	TERMS	
		ON RECEIPT	
DESCRIPTION	QTY	RATE	AMOUNT
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REMOVE AWNING COVER IN EXCE	SS OF 75MPH WINDS		
1.61 B 36:600,538:600 Awning recovers folource due		L 0 7 321	
			Capital Reserve
Thank you for choosing Boree Canvas.		Total	\$11,287.50

Invoice



Estate Management Services, Inc. 2120 Corporate Square Blvd; Ste 28 Jacksonville, FL 32216

INVOICE # DATE 25949 3/23/2021

c/o Ju 145 S.	TO n Crossing Justin Blakenbaker Durbin Parkway Ins, FL 32259 Customer#nvoice#Emailed#o:	Durbir 5899-	VICE LOCATIO n Crossing 10-01 Dredge/SOX		
jblo	ankenbaker@vestapropertyservices.con	n	Ne	w Remit to address below	<u>v</u>
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QUANTITY	DESCRIPTION			RATE	AMOUNT
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Call#(912)#466-9 billing#nformatio	800#ption##or#billing#elated#questions#uch#as#eques on,#and#o#make#payments. Thank You for Your Business!	sts#oræ-invoice	s,#updated	AMOUNT#D	UE \$17,202.00
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PLEASE#NDICATE#ANY#CHANGES#N#CONTACT#NFORMATION#HERE

Remit#Monthly#Service#Payment#o:# EstateManagement&ervices,#nc.,#120#Corporate&quare&lvd.#uite#8,#acksonville,#L#2216 FIFTH ORDER OF BUSINESS

A.



March 27, 2021

Mr. Daniel Laughlin District Manager Governmental Management Services 475 West Town Place, Suite 114 St. Augustine, FL 32092

Re: Level II Reserve Study Update for Durbin Crossing CDD

Dear Mr. Laughlin:

Thank you for the opportunity to submit a Reserve Study Update with Site Visit proposal for your District. We only update Reserve Studies that we have initially performed to ensure accuracy and consistency in our work product. We store your project in our electronic database which provides quick access to begin your update therefore reducing time and cost.

All work is completed or supervised by Reserve Analyst who have been awarded professional certifications of Certified Construction Inspector (CCI), Professional Reserve Analyst (PRA) and Reserve Specialist (RS) signifying broad experience with successful results. Your reserve study is completed following guidelines for Reserve Studies established by the Association of Professional Reserve Analysts (APRA) and the Community Associations Institute (CAI).

Best Regards,

CRShapparl

Charles R. Sheppard *RS PRA CCI* President & Reserve Analyst



Community Advisors, LLC - 10459 Hunters Creek Court - Jacksonville Florida 32256 - (904) 303-3275

Scope of Work for The District

What is Included in

- Limited to component inventory established in previous reserve study dated April 18, 2017 prepared by Community Advisors. Components added since our initial site visit may cause additional cost depending on the quantity. Photos only included for new components. Report will be updated for component remaining life, replacement cost and funding plan generated.
- One revision with limited adjustments is included for your report after your review within 90 days of issue. Additional revisions are invoiced at \$350.00 per issue. One site visit with meeting is included. Additional site visits are invoiced at \$500 plus travel expense each.

Terms of Service

Physical Analysis

- The site visit includes meeting with your representative to discuss any maintenance or operational concerns. We observe major components to determine quantity, age, condition and remaining useful life. Quantities are determined by field measurement and internet measurement tools or aerial measurement services.
- Building walls, trim and other features are observed from ground level. Flat roofs are observed only if safe fixed ladder access is available. Pitched roofs are observed from ground level. Building Systems are not operated.
- Upon completion of the site visit, an inventory of major components is established which includes quantity, replacement cost and remaining useful life. We recommend you review this information and provide historical cost and previous replacement time for any components.

Financial Analysis

✤ A review of your current funding plan is completed to determine fund status and performance. We provide a funding plan using the Cash Flow Method (pooled cash) with a funding goal of adequate funding which keeps reserves above a percent funded or balance threshold level. If component funding (line item) is used, then full funding is the funding goal.

Your Reserve Study Includes

- Executive summary with current funding status, fund balances and assumptions.
- Cash Flow with 30-year cash flow projection or Component Funding Projection year one only.
- Inventory of major components with replacement cost, useful and remaining life projections.
- Various charts and photographs of major components.
- Completed Report is sent via email in a PDF file. Printed & bound copies available at additional cost.

Payment Agreement & Terms

• To maintain excellent customer service and requested delivery schedules we ask that your acceptance of this proposal is made within 30 days. Signed proposals received after 30 days are subject to revision of delivery time and cost. If indicated a deposit fee may be required with signed agreement to place your project in our production schedule and begin your study. A progress payment may be requested upon completion of site visit depending on the size of the project. Remaining fee is due upon receipt of the preliminary report. Payments not received 30 days after invoice date are assessed a 1.5% late fee per month. After 90 days past, due payments will be subject to addition charges for collection including attorney fees and other reasonable cost incurred by Community Advisors, LLC. Returned checks will be invoiced at \$25.00 each.

Our financial analysis is based on information provided by this client which we assume is accurate. Your report is a guide to be used for future capital component replacement planning, not a complete property inspection analysis. This agreement for consulting services is accepted this date:

I	Professional Fee: \$1,400.00	Deposit Required: -0-	
Delivery of	f Draft Report is typically 4-6	weeks after completion of site visit	
Authorized Signature:		Title:	
		_	
Printed Name:		Date:	
		Date	

B.

Reserve Study Re-Inspection Report Proposal

DATE: March 26, 2021 (To be done in **2021**)

- **PROPERTY:** Durbin Crossing Community Development District 145 South Durbin Parkway, St. Johns, FL 32259
- **INTRODUCTION:** In **April of 2011**, Dreux Isaac & Associates, Inc. prepared a Reserve Study Report, *with a site inspection,* of the Durbin Crossing Community Development District property. Since the time your last reserve study was prepared, replacement costs, reserve account balances and asset life(s) have changed.

To accurately plan and fund for future capital repair and replacement needs, an updated reserve study report with re-inspection can be prepared. The updated report will include the latest cost, life expectancy and account balance information. It will also reflect any related changes made to the property since the last report was prepared. The report will also comply with the latest provisions of the Florida Statutes, Florida Administrative Codes as well as auditing guidelines from the American Institute of Certified Public Accountants, which require full disclosure on the adequacy of reserves.

SCOPE OF WORK: Upon acceptance of this proposal, we will contact you to set-up an inspection date and at that time we will review any related changes made to the property since the last reserve study report was prepared.

All costs and life expectancy data will be updated accordingly. Current reserve financial data including expenditures, budget contributions and fiscal year end balances will be inputted. All new data will then be computed and analyzed. After a final review is completed, a pdf copy of the report will be prepared and sent to you. One hard copy is by request only see box below.

FEE: The total fee for this Reserve Study Update, with site inspection, is **\$3,600.00** and would be performed in **September of 2021.** At that time, 50% is due upon completion of the on-site visual observation inspection portion of the work. The remaining 50% balance is due upon the client's receipt of the pdf. You have 30 days to make any corrections or revisions. We do two sets of changes to account for errors/omissions and then charge thereafter for any additional changes. After 30 days, payment will be considered "past due".

No reports will be printed (only a pdf copy will be sent) unless indicated below.

PLEASE CHECK IF YOU WOULD LIKE 1 COPY SENT.

CONTRACTOR: Dreux Isaac & Associates, Inc. 10151 University Blvd., Suite 323, Orlando, FL 32817

March 26, 2021

ACCEPTED: Durbin Crossing Community Development District

Authorized Signature

Date

Name (Please Print)

Position/Title





5 Utility Drive, Suites C&G Palm Coast, Florida 32137

April 2, 2021

Mr. Daniel Laughlin, Assistant District Manager c/o Governmental Management Services Durbin Crossing Community Development District 475 West Town Place, Suite 114 St. Augustine, FL 32092



Dear Mr. Laughlin:

Thank you for the opportunity to present Durbin Crossing Community Development District with a reserve study proposal. At Reserve Advisors, we are dedicated to providing peace of mind to boards, homeowners and their families by delivering a custom-comprehensive reserve study.

Our **easy-to-use reserve study system** provides a more effective way to manage your property. You will receive...

- A concise **Executive Summary** and **5-Year Outlook Table** to communicate near-term expenditures and funding recommendations to owners.
- **Property-specific recommendations** that prioritize the most effective use of reserve funds for you.
- **Spreadsheets with formulas** to easily evaluate what-if replacement schedules and reserve contributions.
- Free Support Our team of multi-disciplined engineers are dedicated to making your experience of using the reserve study exceptional with ongoing assistance.

The following pages provide insight and the distinct reasons why communities rely on Reserve Advisors for their reserve study needs.

Please sign and return the Confirmation of Services page to get started.

Sincerely,

Nick Brenneman Southeast Regional Account Manager Nick@reserveadvisors.com See our report overview



5 Utility Drive, Suites C&G Palm Coast, Florida 32137

Reserve Study Benefits

For Boards

- Fulfills fiduciary responsibility with expert advice
- Supports board decisions on replacement projects
- Saves hours in budget meetings for replacements
- Excel spreadsheets with formulas provide ability to create what-if scenarios for budgeting purposes

For Owners

- Ensures fair reserve contributions
- More consistent household budgeting
- Reduces long-term owner cost of maintaining the common property
- Curb appeal increases demand for property

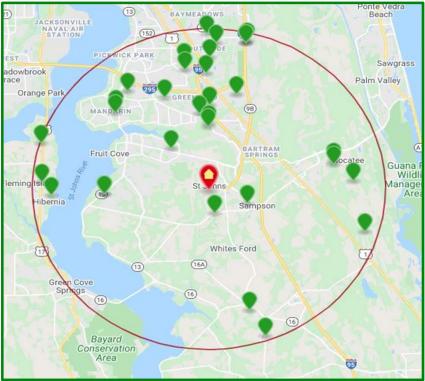


Distinct Reasons Communities Choose Reserve Advisors

- **Easy to use Reports** that provide valuable insight to current and future owners. An executive summary promoting management's ability to communicate near-term expenditures, funding recommendations and other high level information to various stakeholders.
- Dedication and Commitment to You with an exceptional experience during and after the study. We listen to you and create a custom reserve study with your objectives in mind. Our staff of multi-disciplined engineers is dedicated to ensuring your satisfaction. We're always available with free support after the study is complete.
- **Comprehensive Reports** solve problems before they escalate. We include:
 - Thorough condition assessments that prioritize your near-term projects
 - Best practices and technical illustrations to better understand project scope and compare contractor bids
- Knowledge of Local Replacement Costs is the basis for adequate, not excessive, reserve budgets.
- Multi-disciplined Engineers With more than 30 engineers, we match our expertise with your community rather than a "one size fits all" engineer.
- **Unbiased Recommendations** Your best interest is our only goal. We don't provide design or project management services, nor do we profit from your capital projects.
- **Unmatched Local Experience** We know the local costs and conditions that affect your community. Visit our map of our experience near your community on the following page.

Download our report overview





Red represents your property, Green represents our clients. References available upon request.

Name

City

St Augustine

South Hampton Association, Inc. St. Johns Forest Master Property Owners Association, Inc. Riverside Owners Association, Inc. Stonefield at Bartram Park Homeowners Association, Inc. Williams Walk Condominium Association, Inc. Arbor Glade Homeowners Association, Inc. Greenland Chase Homeowners' Association, Inc. The Legends at St. Johns Condominium Association, Inc. Worthington Park Owners Association, Inc. Jensen Industrial Park Summer Haven Owners' Association, Inc. JAXOffices 500 Condominium Association, Inc. The Avenues Professional Park Loch Rane Improvement Association, Inc. Willowcove Master Association, Inc. Austin Park Homeowners Association, Inc. Avenues Business Center Condominium Owners' Association, Inc. Mandarin Glen Condominium Association, Inc. Stonehurst Plantation Master Association, Inc. Woodford Riverfront Villas Condominium Association Villas of Timberlin Parc Condominium Association, Inc. Coastal Oaks Homeowners Association. Inc. Hibernia Plantation Homeowners Association, Inc. East Hampton Homeowners Association, Inc.

St. Johns St. Johns Jacksonville Jacksonville Jacksonville Jacksonville St. Augustine St. Johns Jacksonville Jacksonville Jacksonville Jacksonville Orange Park Ponte Vedra Ponte Vedra Jacksonville Jacksonville St. Augustine Jacksonville Jacksonville Ponte Vedra Fleming Island Jacksonville





Using Your Reserve Advisors Study Has Never Been Easier

We listened and responded to our clients with three tools to quickly access and use your customcomprehensive reserve study.

The Report – Comprehensive and Customized to Your Community

- One-Click to read online
- Executive Summary communicates key findings and recommendations at a glance
- Flip through your report copy which includes panoramic 11" x 17" spreadsheets
- · Helps board planning with a prioritized capital project schedule
- **The Numbers** Always Quick and Easy
 - One-Click to open your Expenditures & Funding Plan spreadsheets
 - Print your spreadsheets on any printer in panoramic multi-page format
- **Easy Planning** Your reserve study includes:
 - 1. Excel™ spreadsheets with formulas for what-if scenarios
 - 2. ForeSite™ a cloud-based software solution
 - a. Store your photos and project documents
 - b. Record comments and costs of your actual capital projects
 - c. Optionally, subscribe to <u>ForeSite™ Plus</u> for multiple users to collaborate online, creating unlimited replacement and funding scenarios
 - d. Full support with Webinars and Tutorials

ForeSite[™] brings everything together as individual board members can collaborate, comment, make changes and plan for the future in one place from anywhere.





Page 4





Meet Our Founders

Founded by John Poehlmann and Theodore Salgado in 1991, Reserve Advisors has provided tens of thousands of comprehensive reserve studies for communities across America and abroad.

Collectively, John and Ted have lived in and served community associations for decades. They've served on CAI's (Community Associations Institute) national Board of Trustees and as a past President of APRA (the Association of Professional Reserve Analysts), respectively. Both were instrumental in establishing CAI's National Standards for Reserve Study providers.

Our Commitment to You



We deliver. In all we do, we go the extra mile for you. Our core values are integrity, customer service, professionalism, accountability and technical quality. Our employees are hard-working individuals who value their client relationships and put great effort and dedication into providing the highest level of satisfaction to our clients.

As we have since 1991, Reserve Advisors will continue to use our values, people and services to provide reserve studies that help secure the financial health of communities and peace of mind to their owners.

Nick Brenneman Southeast Regional Account Manager



5 Utility Drive, Suites C&G Palm Coast, Florida 32137

Durbin Crossing Community Development District will comprise 2,500 homes upon completion in Saint Johns. The specific property to be included in your custom-comprehensive reserve study includes:

Site Components

- Pools including Fence, Deck, Mechanicals & Furniture (2)
- Basketball Court
- Tennis Courts (4)
- Playgrounds (2)
- Parking Areas
- Post or Pole Lights
- Irrigation System
- Landscaping
- Retaining Walls
- Perimeter Walls
- Fences

- Monuments
- Signage
- Access Control System

Clubhouse Elements

- Roofs including Assembly
- Exterior Wall Finishes
- Meeting Room
- Party Room
- Fitness Rooms (2)
- Plumbing, Mechanical and HVAC Systems

Durbin Crossing Community Development District Reference Photograph:





5 Utility Drive, Suites C&G Palm Coast, Florida 32137

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	#2 avisons		
EAD			RESERVE STUDY PROVIDER CHECKLIST
	~	-	
	*2	*3	
	-	-	YOUR REPORT INCLUDES:
			Executive summary of key findings and list of prioritized near-term projects
	0		30-Year expenditure forecast derived from actual local costs, not standardized information
	0		Project-specific best practices that provide in-depth information to support board decisions
			Element-specific opportunities to save money through cost-effective alternative replacement options
			Detailed photographs documenting the condition of every reserve element
			Condition assessments that identify elements in need of repair vs replacement
1		-	EASE OF USE
			Easily print expenditure and funding plan spreadsheets in panoramic multi-page format
			Quickly create what-if scenarios with Excel spreadsheets that contain built-in formulas
			Cloud-based software, allowing for easy remote collaboration among your board members
		-	STAFF'S QUALIFICATIONS
			Only uses engineers who are committed to the highest industry standards, as shown by their Reserve Specialist (RS) and/or Professional Reserve Analyst (PRA) designations
			Specializes in prioritizing capital projects and funding needs based on your individual goals
			Always available to discuss your reserve study anytime in the future at no additional cost
		-	FIRM'S QUALIFICATIONS
			Offers local experience, utilizing actual project costs to provide a basis for realistic reserve budgets
	D		Comprises over 30 engineers from multiple engineering disciplines to ensure matching the appropriate background and expertise with your community association needs
			With over 25 years of expertise in the community association industry, has the knowledge to identify any common element issue and make recommendations for best practices
			No real or perceived conflict of interest – An independent consultant that does not manage or profit from your replacement projects
			All reports are reviewed by a team of senior engineers to ensure the utmost quality
			Provides high client satisfaction 4 4 4 4 4 4 4 4 4 4





5 Utility Drive, Suites C&G Palm Coast, Florida 32137

COLLABORATE. CREATE. STORE & SHARE.



FORESITE Trading the first formanding the Flows				GRIGINAL STUDY				ACTUALS			
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All our reserve studies now include ForeSite Basic.







- Secure, 24/7 online access to your original reserve study for 7 years.
- Export and print your study.
- Add notes and comments.
- Store project bids, contracts and photos.
- Receive unlimited support for 10 registered users.
- Get 60 days of free access to ForeSite Plus. Each user can create and print multiple "what if" scenarios.

Upgrade to ForeSite Plus...

- Answer all your questions with the ability to create, print and save unlimited "what if" scenarios.
 - Change replacement timing, costs or quantities.
 - Reduce reserve contributions.
 - Raise the interest rate.
- Designate an approved scenario to guide your community.
 - Facilitate budgeting and reserve expenditure discussions.
 - Track actual capital projects.
 - Improve communication and streamline meetings.
 - · Easily share information with new board members.

The benefits of ForeSite Plus add up.

All the features of Basic and MORE!

Page 8



Who Needs an Insurance Appraisal?

An insurance appraisal from Reserve Advisors can avoid the costly mistake of Associations being either over or underinsured.

- If an Association is overinsured, you are paying too much in annual premiums.
- If an Association is underinsured, property owners run the risk of paying a portion of the rebuilding costs in the event of a loss.

An appraisal determines a property's new replacement cost and is based on a thorough on-site inspection conducted by an experienced, independent professional.

- In conjunction with a reserve study, Reserve Advisors will measure, photograph and evaluate all buildings to prepare an updated insurance appraisal.
- We provide an accurate valuation, as well as proof-of-loss documentation, that meets all American Society of Appraiser standards.
- In the event of a loss, our detailed documentation will help you get faster claim processing and settlement/payout.
- You'll save time and benefit from working with a single provider who can deliver cost savings when the two services are done together.





Confirmation of Services for Durbin Crossing Community Development District

Full Reserve Study for an investment of **\$6,600** (includes all expenses)

Report (<u>See our report overview</u>)

- <u>Electronic PDF Report</u> with 30-year Reserve Expenditure and Funding Plan tables for printing in 8 ½" x 11" panoramic multi-page format on *any printer*
- <u>Excel® spreadsheet</u> of Reserve Expenditures and Funding Plan with formulas for "what-if" alternative scenarios

V Support

- We listen and respond to your questions and suggestions to create a custom report
- Meeting with our engineer on the day of our visual property inspection
- Unlimited video/teleconference support with our engineer during and after report delivery

ForeSite[™] Basic – Access your reserve study and Excel spreadsheets online, store photos and project documents, record comments and project costs. Also receive a free 60-day trial to ForeSite Plus.

One (1) Bound Report hard copy (no charge); Additional copies at \$75 ea. – indicate quantity:

ForeSite[™] Plus 3-year subscription empowers multiple users to create, share and collaborate with unlimited models and scenarios for **\$660** per year

Insurance Appraisal by a credentialed member of the American Society of Appraisers for **\$1,800**

Include Flood Values for an additional \$200

Sign and Send to Get Started:

Email: Nick@reserveadvisors.com or Fax: (813) 254-5474

Mail \$3,300 retainer to: Reserve Advisors, LLC 735 N. Water Street, Suite 175 Milwaukee, WI 53202

Signature:	
(Print Name):	
Title:	
Date:	
For:	Durbin Crossing Community

By: AS

Nick Brenneman Southeast Regional Account Manager on April 2, 2021 For: Reserve Advisors, LLC Ref. 210696

Development District

You will receive your electronic report approximately four (4) weeks after our inspection, based on timely receipt of all necessary information from you. Authorization to inspection time varies depending on demand for our services. This proposal is valid for 45 days.

Payment Terms: Retainer payment is due upon authorization and prior to inspection. The balance is due net 30 days from the report shipment date. Following receipt of balance due, you may request one set of complimentary changes within six months of the report shipment. Optional services authorized will be billed in full upon contract execution. Any outstanding balance after 30 days is subject to an interest charge of 1.5% per month. This agreement is subject to our Professional Services Conditions. Page 10



PROFESSIONAL SERVICE CONDITIONS

Our Services - Reserve Advisors, LLC (RA) performs its services as an independent contractor in accordance with our professional practice standards and its compensation is not contingent upon our conclusions. The purpose of our reserve study is to provide a budget planning tool that identifies the current status of the reserve fund, and an opinion recommending an annual funding plan to create reserves for anticipated future replacement expenditures of the property.

Our inspection and analysis of the subject property is limited to visual observations, is noninvasive and is not meant to nor does it include investigation into statutory, regulatory or code compliance. RA inspects sloped roofs from the ground and inspects flat roofs where safe access (stairs or ladder permanently attached to the structure) is available. The report is based upon a "snapshot in time" at the moment of inspection. RA may note visible physical defects in our report. The inspection is made by employees generally familiar with real estate and building construction but in the absence of invasive testing RA cannot opine on, nor is RA responsible for, the structural integrity of the property including its conformity to specific governmental code requirements for fire, building, earthquake, and occupancy, or any physical defects that were not readily apparent during the inspection.

RA is not responsible for conditions that have changed between the time of inspection and the issuance of the report. RA does not investigate, nor assume any responsibility for any existence or impact of any hazardous materials, such as asbestos, ureaformaldehyde foam insulation, other chemicals, toxic wastes, environmental mold or other potentially hazardous materials or structural defects that are latent or hidden defects which may or may not be present on or within the property. RA does not make any soil analysis or geological study as part of its services; nor does RA investigate water, oil, gas, coal, or other subsurface mineral and use rights or such hidden conditions. RA assumes no responsibility for any such conditions. The Report contains opinions of estimated costs and remaining useful lives which are neither a guarantee of the actual costs of replacement nor a guarantee of remaining useful lives of any property element.

RA assumes, without independent verification, the accuracy of all data provided to it. You agree to indemnify and hold RA harmless against and from any and all losses, claims, actions, damages, expenses or liabilities, including reasonable attorneys' fees, to which we may become subject in connection with this engagement, because of any false, misleading or incomplete information which we have relied upon supplied by you or others under your direction, or which may result from any improper use or reliance on the Report by you or third parties under your control or direction. Your obligation for indemnification and reimbursement shall extend to any director, officer, employee, affiliate, or agent of RA. Liability of RA and its employees, affiliates, and agents for errors and omissions, if any, in this work is limited to the amount of its compensation for the work performed in this engagement.

Report - RA completes the services in accordance with the Proposal. The Report represents a valid opinion of RA's findings and recommendations and is deemed complete. RA, however, considers any additional information made available to us within 6 months of issuing the Report if a timely request for a revised Report is made. RA retains the right to withhold a revised Report if payment for services was not tendered in a timely manner. All information received by RA and all files, work papers or documents developed by RA during the course of the engagement shall remain the property of RA and may be used for whatever purpose it sees fit.

Your Obligations - You agree to provide us access to the subject property for an on-site visual inspection. You agree to provide RA all available, historical and budgetary information, the governing documents, and other information that we request and deem necessary to complete the Report. You agree to pay actual attorneys' fees and any other costs incurred to collect on any unpaid balance for RA's services.

Use of Our Report - Use of our Report is limited to only the purpose stated herein. You hereby acknowledge that any use or reliance by you on the Report for any unauthorized purpose is at your own risk and you shall hold RA harmless from any consequences of such use. Use by any unauthorized third party is unlawful. The Report in whole or in part *is not and cannot be used as a design specification for design engineering purposes or as an appraisal.* You may show our Report in its entirety to the following third parties: members of your organization, your accountant, attorney, financial institution and property manager who need to review the information contained herein. Without the written consent of RA, you shall not disclose the Report to any other third party. *The Report* contains intellectual property developed by RA and *shall not be reproduced or distributed to any party that conducts reserve studies without the written consent of RA.*

RA will include your name in our client lists. RA reserves the right to use property information to obtain estimates of replacement costs, useful life of property elements or otherwise as RA, in its sole discretion, deems appropriate.

Payment Terms, Due Dates, and Interest Charges - Retainer payment is due upon authorization and prior to inspection. The balance is due net 30 days from the report shipment date. Any balance remaining 30 days after delivery of the Report shall accrue an interest charge of 1.5% per month. Any litigation necessary to collect an unpaid balance shall be venued in Milwaukee County Circuit Court for the State of Wisconsin.

Page 11



April 2, 2021

Durbin Crossing Community Development District c/o 475 West Town Place, Suite 114 St. Augustine, FL 32092

RETAINER INVOICE #

2183198R

Amount Due Now:

\$3,300

<u>PROPERTY:</u> Durbin Crossing Community Development District Saint Johns, Florida

Contract Number: 210696

RETAINER DUE: \$3,300

Terms:

Retainer Due Upon Receipt of Authorized Contract and Prior to Inspection

Mail retainer to:

Reserve Advisors, LLC 735 N. Water Street, Suite 175 Milwaukee, WI 53202 CONTACT US FOR CREDIT CARD PAYMENT

Payment Terms: Retainer payment is due upon authorization and prior to inspection. The balance is due net 30 days from the report shipment date. Following receipt of balance due, you may request one set of complimentary changes within six months of the report shipment. Optional services authorized will be billed in full upon contract execution. Any outstanding balance after 30 days is subject to an interest charge of 1.5% per month. This agreement is subject to our Professional Services Conditions. Page 12

SIXTH ORDER OF BUSINESS

Durbín Crossing Community Development District

General Fund Budget FY 2022

	Adopted FY 2021 Budget	Actual YTD Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed FY 2022 Budget
Revenues	2	5, 5-,		5, 5 - 7	2
Assessments	\$1,934,606	\$1,892,991	\$42,950	\$1,935,941	\$2,050,581
Interest Income	\$1,300	\$12	\$12	\$24	\$1,300
Mísc Income	\$22,500	\$5,316	\$7,684	\$13,000	\$20,000
Carryforward Surplus	\$0	\$0	\$1,063,372	\$1,063,372	\$0
Total Revenues	\$1,958,406	\$1,898,318	\$1,114,018	\$3,012,336	\$2,071,881
Expenditures					
<u>Administrative</u>					
Supervisor Fees	\$11,000	\$4,400	\$6,000	\$10,400	\$11,000
FICA Expense	\$842	\$337	\$459	\$796	\$842
Assessment Roll Administration (GMS)	\$5,000	\$5,000	\$0	\$5,000	\$5,000
Engineering Fees (ETM)	\$13,000	\$3,201	\$9,799	\$13,000	\$13,000
Dissemination Fees (GMS and Disclosure Services)	\$7,200	\$3,000	\$3,000	\$6,000	\$7,200
Attorney Fees (HGS)	\$50,000	\$14,161	\$35,839	\$50,000	\$58,500
Annual Audit (McDirmit, Davis)	\$4,200	\$0	\$4,200	\$4,200	\$4,200
Trustee Fees (US Bank)	\$10,800	\$5,388	\$5,388	\$10,775	\$10,800
Arbítrage (Grau)	\$1,200	\$0	\$1,200	\$1,200	\$1,200
Impact Fee Administration (GMS)	\$15,000	\$7,500	\$7,500	\$15,000	\$15,000
Management Fees (GMS)	\$47,000	\$23,500	\$23,500	\$47,000	\$47,000
Information Technology	\$1,600	\$800	\$800	\$1,600	\$1,200
Website Maintenance	\$0	\$0	\$0	\$ 0	\$600
Telephone	\$300	\$185	\$360	\$545	\$600
Postage	\$1,800	\$599	\$1,201	\$1,800	\$1,800
Printing & Binding	\$1,500	\$363	\$360	\$723	\$1,000
Insurance (FIA)	\$7,955	\$7,594	\$0	\$7,594	\$8,354
Legal Advertising	\$2,000	\$583	\$1,417	\$2,000	\$2,000
Other Current Charges	\$1,000	\$447	\$553	\$1,000	\$1,000
Office Supplies	\$150	\$13	\$137	\$150	\$150
Dues, Licenses & Subscriptions (DCA)	\$175	\$175	\$0	\$175	\$175
Administrative Expenses	\$181,722	\$77,245	\$101,712	\$178,957	\$190,621
<u>Amenity Center</u>					
Insurance (FIA)	\$27,136	\$28,408	\$0	\$28,408	\$31,077
Repairs & Replacements	\$60,000	\$27,227	\$32,773	\$60,000	\$60,000
Recreational Passes	\$4,000	\$374	\$1,000	\$1,374	\$1,500
Office Supplies	\$6,000	\$2,180	\$3,820	\$6,000	\$6,000
Permit Fees (Dept of Health/ASCAP/BMI/SEASAC) Utilities	\$2,700	\$2,011	\$925	\$2,936	\$3,000
Water & Sewer (JEA)	\$37,000	\$12,030	\$24,970	\$37,000	\$40,000
Electric (JEA)	\$31,000	\$16,934	\$18,000	\$34,934	\$35,000
Website	\$300	\$295	\$353	\$648	\$650
Cable/Internet/Phone (Comcast)	\$17,500	\$9,518	\$9,639	\$19,157	\$19,380
Security System (Atlantic)	\$1,000	\$240	\$760	\$1,000	\$1,000
Ameníty Center Management Contracts					
Manageríal (VESTA)	\$181,400	\$95,909	\$112,919	\$208,829	\$225,838
Staffing (VESTA)	\$190,500	\$101,616	\$101,616	\$203,232	\$203,232
Lifeguards (VESTA)	\$65,100	\$2,479	\$55,521	\$58,000	<mark>\$65,100</mark>

Durbín Crossing Community Development District

General Fund Budget FY 2022

	Adopted FY 2021 Budget	Actual YTD Thru 3/31/21	Projected Next 6 Months	Projected Thru 9/30/21	Proposed FY 2022 Budget
Mobile App (VESTA)	\$0	\$0	\$0	\$0	\$2,500
Contínued Ameníty Center Management Contro	acts				
Refuse Service (Waste Management)	\$4,800	\$1,972	\$1,973	\$3,946	\$4,800
Pool Chemicals (Poolsure)	\$23,003	\$11,101	\$11,101	\$22,203	\$23,003
Special Events/Holiday Décor	\$26,000	\$10,777	\$15,223	\$26,000	\$26,000
Pest Control (Turner Pest Control)	\$3,600	\$2,008	\$2,190	\$4,198	\$4,200
Pressure Washing/Fitness Equip Maintenance	\$17,000	\$1,580	\$15,420	\$17,000	\$17,000
Ameníty Center Expenses	\$698,039	\$326,659	\$408,205	\$734,864	\$769,280
<u>Grounds Maintenance</u>					
Electric (JEA)	\$5,200	\$2,138	\$2,160	\$4,298	\$5,200
Water & ReUse (JEA)	\$333,000	\$123,866	\$229,000	\$352,866	\$355,000
Streetlighting (JEA)	\$71,000	\$34,751	\$35,400	\$70,151	\$71,000
Lake Maintenance (Solitude Lake Management)	\$55,500	\$26,574	\$26,574	\$53,148	\$55,500
Landscape Maintenance (Verdego)	\$439,512	\$219,756	\$219,756	\$439,512	\$450,480
Landscape Contingency	\$40,000	\$53,038	\$0	\$53,038	\$40,000
Míscellaneous	\$37,000	\$32,539	\$4,461	\$37,000	\$37,000
Fuel	\$1,100	\$408	\$692	\$1,100	\$1,100
Irrigation Repairs	\$15,000	\$9,275	\$5,725	\$15,000	\$15,000
Capital Reserve - Transfer Out	\$80,333	\$0	\$80,333	\$80,333	\$80,000
Water Quality Monitoring (ESI)	\$1,000	\$1,700	\$0	\$1,700	\$1,700
Grounds Maintenance Expenses	\$1,078,645	\$504,046	\$604,101	\$1,108,147	\$1,111,980
TOTAL EXPENDITURES	\$1,958,406	\$907,950	\$1,114,018	\$2,021,967	\$2,071,881
EXCESS REVENUES / (EXPENDITURES)	\$0	\$990,369	\$0	\$990,369	\$0

SEVENTH ORDER OF BUSINESS

E.



General Manager Report CDD Meeting, April 26, 2021

Date of report: 4-16-2021

Submitted by Todd Myhill

Margaret Alfano Will Present at the 4/26 CDD Meeting

ICG Agreement for Utility Audit

ICG has begun their audit and will provide a response by the end of April.

Facilities Update:

- We are still working with Halcyon AV to devise the most cost efficient and user-friendly recording system for the front entry. We are considering the installation of a switch that staff can use to activate the microphone at will whenever an incident occurs, rather than continuously recording.
- The main computer in the south amenity office, which was failed on 4/13/21 and was replaced with a new computer with zero data loss and full system operation within 24 hours, thanks to Halcyon AV.

A Word of Thanks:

I would like to thank the Board of Supervisors for their kindness and strong leadership. I've had the pleasure of serving three other communities, Heritage Landing at World Golf Village, RiverTown, and Markland. By far Durbin Crossing has been the most rewarding experience for me. Our brief relationship was marked by a pandemic, but everyone met the challenge and Durbin Crossing shone with care and mutual support. Thank you especially to Chairman Pollicino for his thoughtfulness and . I'm also grateful for Danelle DeMarco's exceptional hard work and dedication, which matches well the strength and quality of this community. Love of residents transforms amenity service and Danelle provides love and unwavering service in graceful abundance.

If you have any comments or questions, please contact Margaret Alfano: malfano@vestapropertyservices.com



G.



Amenity Manager Report CDD Meeting, April 26, 2021

Date of report: 4-16-21

Submitted by: **Danelle Demarco**

Easter Photo-Hop:

105 families came to the south amenity center on Saturday, April 3, to pose for pictures with the Easter Bunny. The Social Hall and Conferenced Room were set up to accommodate the hundreds of guests over several hours of reservations. Our amenity staff enjoyed passing out candy, toys, and Easter eggs to all the children who eagerly awaited their turn to meet the Easter Bunny. And even the youngest toddlers, who usually melt into tears at the sight of an oversized rabbit wearing a loud tie, were all smiles and hugs and high-fives. It was a lovely day at South Durbin.

Annual Spring Yard Sale:

Residents are anticipating the spring yard sale on Saturday, April 24 after the unfortunate cancellation of both the spring and fall yard sales in 2020. Signs will be placed on major arteries and intersections surrounding the community, as well as within, the day prior to the sale. We wish our families luck and hope it's a profitable day.

Swim Lessons:

We have 56 young swimmers registered so far for swim lessons. We continue to assist residents with any questions regarding the classes and continue to interview swim instructors. Classes will begin June 1 and end August 8. Afternoon and evening classes will be held at the South pool, Tuesday thru Friday.

Spring Garden Event:

Our first annual one-day event to supply bags of mulch and pieces of sod was very well. 817 pieces of sod and over 1,100 bags of mulch were loaded into 56 cars and trucks between the North and South amenity centers. Residents appreciated the different varieties of mulch, VerdeGo's prices, which were well below Lowe's and Home Depot's, but especially the convenience of picking up supplies so close to home. A special thank you to VerdeGo for their outreach efforts in our community and all the residents that participated. We look forward to making this event an annual tradition at Durbin Crossing.

Spring and Summer Programs:

- Mary Time Music. Mary Mollit is currently working on a summer camp for both June and July that will focus on voice, dance, and acting strategies. She will also continue her regular classes on Tuesday and Thursday mornings throughout spring.
- Aqua Fitness is back by popular demand. Residents and returning instructor, Tracie Fero, are just waiting for the pool water to be consistently warm to get started. Class times will be Tuesdays, at 10:30am and Fridays at 12:15pm.



- **Durbin Fit Club** continues to meet at the North community field throughout April on Tuesday and Thursday mornings. Instructor, Molly Laster, is communicating with her class and getting feedback about possibly ending classes in May for summer break and resuming in the fall.
- **904Tennis** is continuing their Junior and Co-Ed cardio instruction for the remainder of spring and beginning a middle-school training class to prepare kids to try out for their school team. Tennis programs continue to be successful and an interest to many new families moving into the community.
- We remain optimistic that our previous programs will return, but since many instructors usually take the summer off, we may not see them back until the fall. We will keep in close contact with them, and we'll also look for new and interesting programs to present to residents for their well-being and enjoyment.

If you have any comments or questions feel free to contact me directly. <u>ddemarco@vestapropertyservices.com</u>

