

*Durbin Crossing Community
Development District*

JUNE 28, 2021

AGENDA

Durbin Crossing Community Development District

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

June 21, 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, June 28, 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 Agenda
 - A. Approval of Minutes of the May 24, 2021 Meeting
 - B. Balance Sheet and Statement of Revenues & Expenses
 - C. Assessment Receipt Schedule
 - D. Check Register
- V. Discussion of Mattamy Land Conveyance
- VI. Discussion of ICI Turn Lane Project
- VII. Discussion of Patriot Oaks Football Team Practicing on District Fields
- VIII. Discussion on the Fiscal Year 2022 Budget
- IX. Staff Reports
 - A. Landscape Maintenance Team

- B. District Counsel
- C. District Engineer
- D. District Manager
- E. General Manager – Report
- F. Operations Manager – Report
- G. Amenity Manager – Report
- X. Supervisors’ Request and Audience Comments
- XI. Next Scheduled Meeting – July 26, 2021 at 6:00 p.m. at the Durbin South Amenity Center
- XII. 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, May 24, 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
Jason Harrah	Supervisor
William Clarke	Supervisor

Also present were:

Daniel Laughlin	District Manager
Mike Eckert	District Counsel
Dan Fagen	Vesta/Amenity Services Group
Margaret Alfano	Vesta/Amenity Services Group
Danelle DeMarco	Vesta/Amenity Services Group
Zach Davidson	Vesta/Amenity Services Group
Charlie Shepard	Community Advisors by telephone
Dreux Isaac	Dreux Isaac & Associates by telephone
Mike Veazy	ICI Homes

The following is a summary of the discussions and actions taken at the May 24, 2021 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Pledge of Allegiance

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

Mr. Pollicino called for a moment of silence for those impacted by the recent tragedy that took place in our community on Mother's Day.

SECOND ORDER OF BUSINESS

Roll Call

Mr. Laughlin called the roll.

THIRD ORDER OF BUSINESS

Audience Comments

Mr. Lake stated I am a landscape architect with England Thims & Miller, we did the development plans for Phase 1, 2, and 3 for Durbin Crossing and we work with similar clients to do the embellishment for amenity centers. I'm here with the father of Tristyn Bailey and am with Mike Geiger and Joe Mark, who want to do a memorial for Tristyn and we don't have a location or specifics but I want to speak to you and make sure you are aware of it and I will give you my card and if there is anything you want to discuss offline I would be happy to talk to you about it. We want to honor her wherever that may be in the community.

Mr. Bailey stated it has been incredibly difficult to lose Tristyn in the manner, timing, and circumstances. I appreciate the support coming from the community and is why I wanted to come today. What we have seen is that St. Johns County is extremely special and Durbin Crossing community is absolutely wonderful from the point in time when she was a missing person and the help from the community trying to find her to the outpouring of love that has come since. We greatly appreciate the outpouring of love from everyone.

Mr. Pollicino stated on behalf of the board we express our condolences and anything you need from us, reach out at any time and we will do anything to make this easier for you and your family.

Mr. Laughlin stated I was reached out to by Mike Veasy with ICI Homes. He has a turn lane project on Longleaf. It has been sent to George, he has reviewed it and has no issues as long as the district is protected. We had discussed some sort of agreement once they are done with the work it will be put back the same way it was. He said he doesn't see any issues, however, please note that it appears from reviewing the aerial view that landscape shrubs and irrigation may need to be removed as part of the project. I recommend they work with the district's landscape maintenance crews to ensure all disturbed areas are properly sodded and landscaped post construction and all irrigation will be restored to the district. That is something we will have an agreement drafted for.

Mr. Eckert stated there are two items on the agenda today, one is a request for the turn lane by ICI and there is another one with Mattamy, the request is the same. Our firm is approximately 50 attorneys. I believe that I would need a conflict waiver from the board to represent the District

in these matters. Even though I don't work with them, our firm works with them on other CDD projects. For me to provide you with assistance on these two requests I would need the board to grant a conflict waiver with the understanding that I would still represent the District in this in terms of negotiating an agreement but if that would lead to litigation our firm wouldn't represent either party. I wanted to disclose that conflict before we hear a presentation and certainly you can still hear the presentation even if you don't want to waive the conflict, but I wanted to make sure you were aware that you have to waive that conflict before I can start giving you advice in relation to these two items.

On MOTION by Mr. Pollicino seconded by Mr. Harrah with all in favor the conflict of interest waiver for district counsel with ICI and Mattamy was approved.

Mr. Veasy stated I am with ICI Homes and we are developer of the parcel at the corner of Veterans and Longleaf, the southwest corner is what we are developing now. Part of our offsite improvements are widening of Longleaf Pine and adding turn lanes into Tollerton so that it is four-lane and the turn lane is there. All the improvements we are doing are in the right of way, the turn lane and sidewalk. What goes outside the right of way is because we have the elevation change from the existing road right of way to the tract, there is 5 or 6 feet, the improvements will end right away we don't have enough room to get the slope down without getting into that tract that is outlined in blue. Everything gets shifted over in the right of way, the road, the bike lane, sidewalk gets shifted over with the four-lane, but because of the elevation grade, the slope down to 4 to 1 slope that means we are going into the tract.

Mr. Pollicino asked what if we don't want an impact on our monument and the extra concrete in front of it, what are our options if we say we are not interested?

Mr. Eckert stated I haven't even looked at this or thought it through. There are other construction methods that may be available that they might need to look at. He is really looking for a slope easement and it is not uncommon to have that, but if it is going to disrupt your irrigation and landscaping that is there, the only other thing to look at is the conservation area.

Mr. Pollicino stated it is the aesthetics of the entrance.

Mr. Veasy stated the only thing on your property is the slope down. The sidewalk and turn lane are within the Sr. Johns County right of way. The only reason we are asking for this easement is the elevation change. It is going to be a four-lane all the way to Veterans.

Mr. Eckert stated I suggest if the board wants us to work with them and George to try to figure out what approach to use, we can do that. I don't know what your timing is.

Mr. Veasy stated right now we are getting ready to get started. You can see some stakes in the right of way where the turn lane is. Through the contractor and St. Johns County they asked us not to start until after school is out because of traffic concerns with Creekside in the morning and afternoon. We want to start right after school is out so we can get it done in the summer.

Mr. Pollicino stated whatever we do we want to make sure there is no impact to the residents in Tollerton.

Mr. Clarke asked was this generated by St. Johns or is this your idea to help some of the traffic flow?

Mr. Veasy stated this is part of what the county made us to do get approvals for our project.

Ms. Alfano stated there are so many children that come from Tollerton to school, you were talking about moving the sidewalk and the slope. According to George if we could put in some sort of guardrail, it would be safer for the children. I'm concerned about the safety and the slope.

Mr. Harrah stated I know George took a cursory review of it, but we are putting in a stoplight out here because the traffic counts are high because it is four-laned. We are now adding another area that is four-laned. They need to take a hard look at it and if they are going to make it four-lane we need a stoplight for safety. People leaving Tollerton won't be able to make a left.

Mr. Eckert stated I think that is a conversation between George and the county. What you have here is they are asking you to accommodate that turn lane by giving up a property right, which is a slope easement to allow that to occur. You have the potential conservation issue that I want to look at and make sure there are no issues there and George should look at it from the functionality standpoint that you talked about and then you as a board have to decide if you want to give up that property right. A couple things if you don't, I would think they could construct it in a different way, it is probably more expensive, or the county could come in and take it by eminent domain. You can appoint a board member to work with me and George on it. This is an issue that came up in the last couple of days and we couldn't get it on the agenda.

Ms. Hall stated that road is unique because it slopes down so there is a huge blind spot. I will work with you on that.

Mr. Eckert stated we will work with Sarah and bring something back at the next board meeting.

Mr. Veasy asked when is that?

Mr. Eckert stated the fourth Monday of June.

Mr. Clarke joined the meeting during this item.

FOURTH ORDER OF BUSINESS

Approval of Consent Agenda

- A. Approval of Minutes of the April 26, 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. Harrah with all in favor the consent agenda items were approved.

FIFTH ORDER OF BUSINESS

Consideration of Proposals for an Update of the Reserve Study

- A. Community Advisors**
- B. Dreux Isaac & Associates**
- C. Reserve Advisors**

Mr. Laughlin stated on the phone we have Charlie Shepard of Community Advisors who prepared the current study and for their updated study it is \$1,400. We also have Dreux Isaac on the phone from Dreux Isaac & Associates and they did the study before that one so this would also be an update and that is \$3,600. Reserve Advisors is the third proposal, and it doesn't sound like anyone is on the phone and this one would be a new study in the amount of \$6,600.

Mr. Shepard and Mr. Isaac gave an overview of their respective proposals, after which the board took the following action.

On MOTION by Mr. Pollicino seconded by Mr. Harrah with all in favor the proposal from Dreux Isaac & Associates to update the reserve study was approved.

Mr. Shepard and Mr. Isaac left the telephone conference at this time.

SIXTH ORDER OF BUSINESS Discussion Regarding Conveyance of Parcel from Mattamy Homes

Mr. Eckert stated I didn't look at this yet because I didn't have the conflict waiver signed but it looks like an orphan parcel that needs to be conveyed to the HOA or CDD. Basically, the main thing for me is that George looks at it and is okay with it and I see title work to make sure we are not getting something that has some sort of mortgage on it. Beyond that I don't know what else to recommend you do. You can say no, you don't have to take it.

Mr. Laughlin stated we will get more information and bring that back to the next meeting.

SEVENTH ORDER OF BUSINESS Consideration of Resolution 2021-02 Approving the Proposed Budget for Fiscal Year 2022 and Setting a Public Hearing Date for Adoption

Mr. Laughlin stated you have the most up to date version of the budget and there is a proposed increase in assessments. We have the new Vesta numbers, which are lower than the initial proposal. There are a few line items that have been trending high or we have been very close or have gone over the last couple of years and I'm suggesting that we increase those lines. The water and sewer and electric line items were the big one and the landscape contingency increase about \$20,000 and miscellaneous about \$10,000. This is also keeping the current \$80,000 transfer to capital reserve.

Today we will approve a budget and will adopt the budget in August. We can approve a higher amount and we can lower that when you adopt the budget, but whatever is approved today is the maximum amount that can be adopted in August. I suggest we keep these proposed increases and notice that amount and we can discuss it over the next couple of months.

Mr. Eckert stated the notices won't go out until after the June meeting and you could make adjustments between now and June. I'm not suggesting you do that, but I don't want to approve something today that really isn't going to be the increase.

Mr. Pollicino stated in the next budget if you will highlight the changes that would be helpful.

The board discussed miscellaneous income sources, insurance, impact of minimum wage increase, grounds maintenance and capital reserve contribution.

On MOTION by Mr. Pollicino seconded by Ms. Hall with all in favor Resolution 2021-02 approving the fiscal year 2022 budget and setting a public hearing for August 23, 2021 was approved.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Landscape Maintenance Team - Report

This item discussed under operations report.

B. District Counsel – Legislative Update

Mr. Eckert stated the legislative session concluded and I will provide you with the post session update. The ethics training did not pass for special district board members so you don't have to worry about that this year. There was a bill that passed that lets us advertise our meetings online, however, there are also requirements that you publish in the newspaper that you are going to be publishing online. We have to go back and see if that is going to be advantageous for us to do so. We will take a look at that. The late penalty for contractors, if the district doesn't pay a contractor when they should it has gone from 1% to 2% per month. There are going to be additional things in your audit that your manager is going to have to report to the auditor and those would be employee salaries, amounts paid to subcontractors, budget variance reports if we don't stay within the budget and things of that nature. These are the main things that passed. We may have to make a couple changes to our rules but if we do we will bring those before you. We monitor that and if it is necessary, we will bring it. If it can wait another year, we will bring it back because there is a cost to advertise it.

C. District Engineer

There being none, the next item followed.

D. District Manager – Report on the Number of Registered Voters 4,777

A copy of the letter from the supervisor of elections indicating that there are 4,777 registered voters residing within the district was included in the agenda package.

E. General Manager - Report

Mr. Fagen stated I want to introduce Zach Davidson who has been training with Justin and has been working in Rivertown and has gotten a great deal of experience there.

Ms. Alfano stated we have asked the preventative maintenance company that we have a contract with to provide us with the last year of repairs because there was some concern as to warranty left and condition. I would like to know if the board wants us to move forward as we are talking about budget, we would like to dial in both gyms. We had the preventative maintenance company currently doing a new layout for our gym to make sure we are compliant as well as take advantage of every inch, but we would like to bring back proposals. I would like to see some new equipment, maybe fitness on demand where we can buy four upright cycles for there and have on demand cycle class.

F. Operations Manager - Report

Ms. Alfano stated I would like to get proposals to enhance the intersection when the streetlight goes live. I have concerns with VerdoGo since I have been on property and our amenity manager noticed the flowers upfront are sparse and we are short 50 plants and we have since corrected the situation. I want to be sure they are invested in the area.

Mr. Harrah stated they haven't completed all the work on the roundabouts, they are not dressing the community as they said. I'm not comfortable asking them for a price for the stoplight stuff. Are you comfortable moving forward with VerteGo in our 2022 budget or are you suggesting we put out an RFP?

Ms. Alfano stated I would like to come back to you. I have been back a month and have been disappointed and they are aware of that. I would like the opportunity for Zach and me to check all the projects to make sure and Justin has left us a very detailed list of where we are.

On MOTION by Mr. Clarke seconded by Mr. Brownlee with all in favor the proposal to clean up the JEA easement area near the ballfields in the amount of \$1,250 was approved.
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G. Amenity Manager

Ms. Alfano gave an overview of the amenity center report.

NINTH ORDER OF BUSINESS**Supervisor's Requests and Audience Comments**

A resident stated you talked about the increase in minimum wage and how that affects the lifeguard salaries and the differential of lifeguards who have been here a while. The current lifeguard pay for new hires is substantially higher than minimum wage and if new hires are coming in at minimum wage, if you think you are having trouble hiring lifeguards now you are going to have more problems. When minimum wage is at \$10 per hour the new hires aren't going to be able to be at \$10 per hour, they are going to have to be a click above that. That is at each step of the minimum wage. I have been a lifeguard for 35 – 40 years now and from my very first job minimum wage was \$3.25 per hour, and we were getting paid \$3.50 or \$3.75.

Ms. Hall stated I agree, and lifeguarding isn't a minimum wage job because these kids are in charge of lives, and they are out in the sun.

Ms. Alfano stated I failed to mention that we are having trouble finding swim instructors that can deliver the level of lesson that a resident expects. The amenity manager has been working very hard trying to locate instructors and to make sure the program works as well as for residents. We do not know if we are going to be able to deliver the swim lesson program.

Ms. Hall stated this is very true of the challenge of hiring a swim instructor is harder than a lifeguard. They have to have a 40-hour WSI course, and they hardly offer that course anywhere and then you have to have a candidate who will go through the WSI course. The only other option is to look at some of the other nationally certified programs that have shorter courses. You cannot teach swim lessons if you are not certified through a nationally recognized program.

Mr. Fagen stated we are looking at that elsewhere and if can't do it right we are not going to do it. We do our own WSI certification with WSI trainers and we may very well cancel.

Ms. Hall asked what if you just offer private lessons?

Mr. Fagen stated we are doing that elsewhere as well.

Ms. DeMarco stated we just aren't getting the applicants.

Mr. Harrah stated there are places outside Durbin you can take your kid to teach them to swim.

TENTH ORDER OF BUSINESS

Next Scheduled Meeting – June 28, 2021 @ 6:00 p.m. at the Durbin South Amenity Center

Mr. Laughlin stated the next scheduled meeting is June 28, 2021 at 6:00 p.m. in the same location.

On MOTION by Mr. Brownlee seconded by Ms. Hall with all in favor the meeting adjourned at 7:44 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Durbin Crossing

Community Development District

Unaudited Financial Reporting

May 31, 2021

Durbin Crossing
Community Development District
Combined Balance Sheet
May 31, 2021

	Governmental Fund Types			Totals
	General Fund	Debt Service	Capital Reserve Fund	(Memorandum Only) FY 21
<u>Assets:</u>				
Cash	\$81,419	---	\$168,074	\$249,493
Investments:				
<u>Series 2017A1</u>				
Reserve	---	\$1,341,300	---	\$1,341,300
Revenue	---	\$694,034	---	\$694,034
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
<u>Operations</u>				
Custody Account	\$1,106,664	---	---	\$1,106,664
Due from Other	\$810	---	---	\$810
Investment - US bank Custody	---	---	\$83,921	\$83,921
Investment - SBA	---	---	\$945,058	\$945,058
SBA - Renewal and Replacement	---	---	\$173,887	\$173,887
Prepaid Expenses	\$4,429	---	---	\$4,429
Total Assets	\$1,193,322	\$2,220,600	\$1,370,939	\$4,784,862
<u>Liabilities:</u>				
Accounts Payable	\$98,704	---	---	\$98,704
<u>Fund Balances:</u>				
Restricted for Debt Service	---	\$2,220,600	---	\$2,220,600
Assigned	---	---	\$1,370,939	\$1,370,939
Unassigned	\$1,090,190	---	---	\$1,090,190
Total Liabilities and Fund Equity	\$1,193,322	\$2,220,600	\$1,370,939	\$4,784,862

Durbin Crossing
Community Development District

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

	ADOPTED BUDGET	PRORATED BUDGET 5/31/21	ACTUAL 5/31/21	VARIANCE
<u>REVENUES:</u>				
Assessments - Tax Roll	\$1,886,790	\$1,886,790	\$1,881,306	(\$5,484)
Assessments - Direct	\$47,816	\$47,816	\$36,662	(\$11,153)
Interest Income	\$1,300	\$867	\$22	(\$845)
Misc Income	\$22,500	\$15,000	\$11,882	(\$3,118)
TOTAL REVENUES	\$1,958,406	\$1,950,472	\$1,929,872	(\$20,601)
<u>EXPENDITURES:</u>				
<u>Administrative</u>				
Supervisor Fees	\$11,000	\$7,333	\$6,400	\$933
FICA Expense	\$842	\$561	\$490	\$72
Assessment Roll Administration	\$5,000	\$5,000	\$5,000	\$0
Engineering Fees	\$13,000	\$8,667	\$4,116	\$4,551
Dissemination Fees	\$7,200	\$4,800	\$4,250	\$550
Attorney Fees	\$50,000	\$33,333	\$19,385	\$13,948
Annual Audit	\$4,200	\$2,800	\$0	\$2,800
Trustee Fees	\$10,800	\$7,200	\$5,388	\$1,813
Arbitrage	\$1,200	\$1,200	\$1,200	\$0
Impact Fee Administration	\$15,000	\$10,000	\$10,000	\$0
Management Fees	\$47,000	\$31,333	\$31,333	(\$0)
Information Technology	\$1,600	\$1,067	\$1,067	\$0
Telephone	\$300	\$300	\$311	(\$11)
Postage	\$1,800	\$1,200	\$637	\$563
Printing & Binding	\$1,500	\$1,000	\$511	\$489
Insurance	\$7,955	\$7,955	\$7,594	\$361
Legal Advertising	\$2,000	\$1,333	\$984	\$350
Other Current Charges	\$1,000	\$667	\$627	\$40
Office Supplies	\$150	\$100	\$20	\$80
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Administrative Expenses	\$181,722	\$126,025	\$99,487	\$26,538
<u>Amenity Center</u>				
Insurance	\$27,136	\$27,136	\$28,408	(\$1,272)
Repairs & Replacements	\$60,000	\$35,000	\$37,266	(\$2,266)
Recreational Passes	\$4,000	\$2,333	\$374	\$1,959
Office Supplies	\$6,000	\$4,000	\$2,180	\$1,820
Permit Fees	\$2,700	\$2,011	\$2,011	\$0
<u>Utilities</u>				
Water & Sewer	\$37,000	\$24,667	\$16,279	\$8,388
Electric	\$31,000	\$20,667	\$22,420	(\$1,754)
Website	\$300	\$200	\$295	(\$95)
Cable/Phone/Internet	\$17,500	\$11,667	\$12,428	(\$761)
Security System	\$1,000	\$667	\$520	\$147

Durbin Crossing
Community Development District

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

	ADOPTED BUDGET	PRORATED BUDGET 5/31/21	ACTUAL 5/31/21	VARIANCE
<u>Amenity Center Management Contracts</u>				
Managerial	\$181,400	\$120,933	\$132,716	(\$11,783)
Staffing	\$190,500	\$127,000	\$135,466	(\$8,466)
Lifeguards	\$65,100	\$43,400	\$14,085	\$29,315
Refuse Service	\$4,800	\$3,200	\$2,301	\$899
Pool Chemicals	\$23,003	\$15,335	\$14,802	\$533
Special Events	\$26,000	\$11,539	\$11,539	\$0
Pest Control	\$3,600	\$3,600	\$4,179	(\$579)
Pressure Washing/Fitness Equip Maint	\$17,000	\$11,333	\$2,554	\$8,779
Amenity Center Expenses	\$698,039	\$464,687	\$439,823	\$24,864
<u>Grounds Maintenance</u>				
Electric	\$5,200	\$3,467	\$2,830	\$636
Water / Reuse	\$333,000	\$222,000	\$156,329	\$65,671
Streetlighting	\$71,000	\$47,333	\$46,302	\$1,032
Lake Maintenance	\$55,500	\$37,000	\$35,432	\$1,568
Landscape Maintenance	\$439,512	\$293,008	\$293,008	(\$0)
Landscape Contingency	\$40,000	\$40,000	\$53,738	(\$13,738)
Miscellaneous	\$37,000	\$24,667	\$36,923	(\$12,256)
Fuel	\$1,100	\$733	\$437	\$296
Irrigation Repairs	\$15,000	\$10,000	\$9,275	\$725
Capital Reserve	\$80,333	\$0	\$0	\$0
Water Quality Monitoring	\$1,000	\$1,000	\$1,700	(\$700)
Grounds Maintenance Expenses	\$1,078,645	\$679,208	\$635,973	\$43,235
TOTAL EXPENDITURES	\$1,958,406	\$1,269,920	\$1,175,283	\$94,637
EXCESS REVENUES/(EXPENSES)	(\$0)	\$680,552	\$754,589	\$74,037
Fund Balance - Beginning	\$0		\$340,030	
Fund Balance - Ending	(\$0)		\$1,094,619	

**Durbin Crossing
COMMUNITY DEVELOPMENT DISTRICT**

**General Fund
Statement of Revenues & Expenditures
Fiscal Year 2021**

REVENUES:

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Assessments - Tax Roll	\$0	\$179,413	\$466,443	\$1,153,615	\$53,367	\$7,682	\$20,786	\$0	\$0	\$0	\$0	\$0	\$1,881,306
Assessments - Direct	\$0	\$0	\$8,453	\$24,018	\$0	\$0	\$4,191	\$0	\$0	\$0	\$0	\$0	\$36,662
Interest Income	\$1	\$0	\$0	\$1	\$5	\$5	\$5	\$4	\$0	\$0	\$0	\$0	\$22
Miscellaneous	\$0	\$1,312	\$1,864	\$311	\$1,829	\$0	\$5,661	\$905	\$0	\$0	\$0	\$0	\$11,882
Interfund Transfer In	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

TOTAL REVENUES

	\$1	\$180,724	\$476,760	\$1,177,945	\$55,201	\$7,687	\$30,644	\$909	\$0	\$0	\$0	\$0	\$1,929,872
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EXPENDITURES:

ADMINISTRATIVE:

Supervisor Fees	\$800	\$1,000	\$0	\$600	\$800	\$1,200	\$1,000	\$1,000	\$0	\$0	\$0	\$0	\$6,400
FICA Expense	\$61	\$77	\$0	\$46	\$61	\$92	\$77	\$77	\$0	\$0	\$0	\$0	\$490
Assessment Administration	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Engineering Fees	\$1,067	\$873	\$0	\$388	\$873	\$388	\$527	\$0	\$0	\$0	\$0	\$0	\$4,116
Dissemination Fees	\$500	\$500	\$500	\$500	\$500	\$750	\$500	\$500	\$0	\$0	\$0	\$0	\$4,250
Attorney Fees	\$5,078	\$2,410	\$302	\$3,139	\$3,233	\$3,258	\$1,966	\$0	\$0	\$0	\$0	\$0	\$19,385
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Trustee Fees	\$5,388	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,388
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,200	\$0	\$0	\$0	\$0	\$1,200
Impact Fee Administration	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$0	\$0	\$0	\$0	\$10,000
Management Fees	\$3,917	\$3,917	\$3,917	\$3,917	\$3,917	\$3,917	\$3,917	\$3,917	\$0	\$0	\$0	\$0	\$31,333
Computer Time	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$0	\$0	\$0	\$0	\$1,067
Telephone	\$7	\$17	\$23	\$45	\$0	\$92	\$63	\$63	\$0	\$0	\$0	\$0	\$311
Postage	\$17	\$30	\$467	\$35	\$19	\$32	\$6	\$32	\$0	\$0	\$0	\$0	\$637
Printing & Binding	\$28	\$36	\$152	\$3	\$90	\$55	\$50	\$98	\$0	\$0	\$0	\$0	\$511
Insurance	\$7,594	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,594
Legal Advertising	\$157	\$157	\$0	\$139	\$130	\$130	\$140	\$130	\$0	\$0	\$0	\$0	\$984
Other Current Charges	\$69	\$107	\$93	\$56	\$51	\$71	\$110	\$71	\$0	\$0	\$0	\$0	\$627
Office Supplies	\$1	\$1	\$3	\$1	\$3	\$4	\$3	\$4	\$0	\$0	\$0	\$0	\$20
Dues, Licenses & Subscriptions	\$0	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175

Administrative Expenses

	\$31,066	\$10,682	\$6,840	\$10,251	\$11,060	\$11,371	\$9,741	\$8,474	\$0	\$0	\$0	\$0	\$99,487
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Insurance	\$28,408	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$28,408
Repairs & Replacements	\$3,000	\$6,961	\$7,774	\$4,075	\$2,879	\$4,222	\$3,236	\$5,118	\$0	\$0	\$0	\$0	\$37,266
Recreational Passes	\$0	\$0	\$0	\$0	\$374	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$374
Office Supplies	\$0	\$766	\$70	\$437	\$852	\$56	\$0	\$0	\$0	\$0	\$0	\$0	\$2,180
Permit Fees	\$0	\$376	\$0	\$1,635	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,011
Utilities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Water & Sewer	\$3,695	\$1,210	\$2,060	\$1,757	\$1,867	\$1,440	\$1,487	\$2,762	\$0	\$0	\$0	\$0	\$16,279
Electric	\$3,221	\$2,607	\$2,908	\$2,820	\$2,549	\$2,830	\$2,946	\$2,540	\$0	\$0	\$0	\$0	\$22,420
Website	\$0	\$0	\$0	\$0	\$0	\$295	\$0	\$0	\$0	\$0	\$0	\$0	\$295
Cable/Phone/Internet	\$1,615	\$1,583	\$1,546	\$1,561	\$1,607	\$1,607	\$1,416	\$1,494	\$0	\$0	\$0	\$0	\$12,428
Security System	\$0	\$0	\$0	\$0	\$240	\$0	\$280	\$0	\$0	\$0	\$0	\$0	\$520

Management Contracts

Managerial	\$15,568	\$18,068	\$15,568	\$15,568	\$15,568	\$15,568	\$18,403	\$18,403	\$0	\$0	\$0	\$0	\$132,716
Staffing	\$16,925	\$16,925	\$16,992	\$16,925	\$16,925	\$16,925	\$16,925	\$16,925	\$0	\$0	\$0	\$0	\$135,466
Lifeguards	\$0	\$0	\$0	\$0	\$0	\$6,273	\$0	\$7,812	\$0	\$0	\$0	\$0	\$14,085

Durbin Crossing
COMMUNITY DEVELOPMENT DISTRICT

General Fund
Statement of Revenues & Expenditures
Fiscal Year 2021

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Refuse Service	\$328	\$328	\$329	\$329	\$329	\$329	\$329	\$329	\$0	\$0	\$0	\$0	\$2,301
Pool Chemicals	\$1,850	\$1,850	\$1,850	\$1,850	\$1,850	\$1,850	\$1,850	\$1,850	\$0	\$0	\$0	\$0	\$14,802
Special Events	\$32	\$4,538	\$2,460	\$1,687	\$729	\$971	\$1,122	\$0	\$0	\$0	\$0	\$0	\$11,539
Pest Control	\$490	\$365	\$365	\$383	\$383	\$284	\$1,909	\$0	\$0	\$0	\$0	\$0	\$4,179
Pressure Washing/Fitness Equip Maint	\$0	\$661	\$54	\$493	\$492	\$0	\$854	\$0	\$0	\$0	\$0	\$0	\$2,554
Amenity Center Expenses	\$75,133	\$56,236	\$51,975	\$49,521	\$46,644	\$52,651	\$50,759	\$56,904	\$0	\$0	\$0	\$0	\$439,823
<u>Grounds Maintenance</u>													
Electric	\$318	\$326	\$347	\$388	\$397	\$362	\$349	\$343	\$0	\$0	\$0	\$0	\$2,830
Water / Reuse	\$36,238	\$26,269	\$23,076	\$20,886	\$11,761	\$6,950	\$8,793	\$22,355	\$0	\$0	\$0	\$0	\$156,329
Streetlighting	\$5,839	\$5,758	\$5,773	\$5,830	\$5,803	\$5,748	\$5,803	\$5,747	\$0	\$0	\$0	\$0	\$46,302
Lake Maintenance	\$4,429	\$4,429	\$4,429	\$4,429	\$4,429	\$4,429	\$4,429	\$4,429	\$0	\$0	\$0	\$0	\$35,432
Landscape Maintenance	\$36,626	\$36,626	\$36,626	\$37,540	\$36,626	\$35,712	\$36,626	\$36,626	\$0	\$0	\$0	\$0	\$293,008
Landscape Contingency	\$41,403	\$10,005	\$780	\$850	\$0	\$0	\$700	\$0	\$0	\$0	\$0	\$0	\$53,738
Miscellaneous	\$959	\$17,127	\$8,043	\$794	\$5,604	\$1,094	\$3,302	\$0	\$0	\$0	\$0	\$0	\$36,923
Fuel	\$0	\$84	\$64	\$64	\$153	\$43	\$29	\$0	\$0	\$0	\$0	\$0	\$437
Irrigation Repairs	\$9,275	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,275
Capital Reserve	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Water Quality Monitoring	\$1,700	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,700
Grounds Maintenance Expenses	\$136,786	\$100,624	\$79,139	\$70,781	\$64,773	\$54,338	\$60,032	\$69,500	\$0	\$0	\$0	\$0	\$635,973
TOTAL EXPENDITURES	\$242,986	\$167,543	\$137,954	\$130,553	\$122,478	\$118,360	\$120,532	\$134,878	\$0	\$0	\$0	\$0	\$1,175,283
EXCESS REVENUES/(EXPENSES)	(\$242,985)	\$13,182	\$338,806	\$1,047,392	(\$67,277)	(\$110,673)	(\$89,888)	(\$133,968)	\$0	\$0	\$0	\$0	\$754,589

Durbin Crossing
Community Development District
Debt Service Fund 2017 A1 & A2
Statement of Revenues & Expenditures
For The Period Ending May 31, 2021

	PRORATED		
ADOPTED	BUDGET	ACTUAL	
BUDGET	5/31/21	5/31/21	VARIANCE

Revenues:

Assessments - Tax Roll	\$2,987,819	\$2,987,819	\$2,979,015	(\$8,803)
Assessments - Direct	\$84,342	\$84,342	\$57,275	(\$27,066)
Prepayments	\$0	\$0	\$0	\$0
Interest Income	\$3,000	\$2,000	\$107	(\$1,893)
Total Revenues	\$3,075,161	\$3,074,161	\$3,036,398	(\$37,763)

Expenditures

Series 2017 A-1

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	\$593,769	\$593,275	\$494
Principal 5/1	\$1,495,000	\$1,495,000	\$1,495,000	\$0
Principal 5/1 (Prepayment)	\$0	\$0	\$0	\$0

Series 2017 A-2

Interest 11/1	\$108,500	\$108,500	\$108,500	\$0
Special Call 11/1	\$0	\$0	\$0	\$0
Interest 5/1	\$108,500	\$108,500	\$108,500	\$0
Principal 5/1	\$145,000	\$145,000	\$145,000	\$0
Principal 5/1 (Prepayment)	\$0	\$0	\$40,000	(\$40,000)

Total Expenditures	\$3,044,538	\$3,044,538	\$3,109,044	(\$64,506)
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Other Sources/(Uses)

Other Debt Service Cost	\$0	\$0	\$0	\$0
Total Other Sources/(Uses)	\$0	\$0	\$0	\$0

Excess Revenues (Expenditures)	\$30,623	(\$72,646)		
---------------------------------------	-----------------	-------------------	--	--

Fund Balance - Beginning	\$770,876		\$2,293,246	
Fund Balance - Ending	\$801,499		\$2,220,600	

Durbin Crossing
Community Development District
Capital Reserve Funds
Statement of Revenues & Expenditures
For The Period Ending May 31, 2021

	ADOPTED BUDGET	PRORATED 5/31/2021	BUDGET	ACTUAL 5/31/2021	VARIANCE
<u>Revenues:</u>					
Capital Reserve Funding - Transfer In	\$80,333		\$0	\$0	\$0
Miscellaneous Revenue/Interest	\$10,000		\$6,667	\$1,299	(\$5,368)
Impact Fees	\$0		\$0	\$6,063	\$6,063
Total Revenues	\$90,333		\$6,667	\$7,362	\$695
<u>Expenditures</u>					
Capital Outlay	\$200,000		\$133,333	\$64,512	\$68,821
Repair/Replacements	\$50,000		\$33,333	\$0	\$33,333
Total Expenditures	\$250,000		\$166,667	\$64,512	\$102,155
<u>Other Sources/(Uses)</u>					
Interfund Transfer In/(Out)	\$0		\$0	\$0	\$0
Total Other Sources/(Uses)	\$0		\$0	\$0	\$0
Excess Revenues (Expenditures)	(\$159,667)		(\$160,000)	(\$57,150)	\$102,850
Fund Balance - Beginning	\$1,600,275			\$1,428,090	
Fund Balance - Ending	\$1,440,608			\$1,370,939	

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)
Less: May 1, 2021	(\$1,495,000)
Current Bonds Outstanding	\$31,720,000

Series 2017A-2 Special Assessment Refunding Bonds	
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)
Less: May 1, 2021	(\$145,000)
Less: May 1, 2021 (Prepayment)	(\$40,000)
Current Bonds Outstanding	\$3,705,000

C.

DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT
Fiscal Year 2021 Summary of Series 2017A1-2 & O&M Assessment Receipts

ASSESSED TO	ASSESSED				RECEIVED				
	# UNITS ASSESSED	SERIES 2017A1-2 DEBT NET	O&M NET	TOTAL NET ASMTS	SERIES 2017A1- 2 DEBT PAID	O&M PAID	TOTAL ASMTS PAID	BALANCE DUE	DATE O&M PAID THROUGH
PRG DURBIN LLC VILLAGE CTR T COMM. (1)	44,561	29,572.19	16,765.25	46,337.44	22,179.14	16,765.25	38,944.39	7,393.05	2/1/2021
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	2/1/2021
LONGLEAF CENTER LLC R MIXED USE (1)	40,275	13,962.86	7,915.91	21,878.77	10,472.15	5,936.94	16,409.09	5,469.68	2/1/2021
DURBIN CROSSING STATION T (1)	12,265	8,139.47	4,614.48	12,753.95	123.66	70.11	193.77	12,560.00	12/1/2021
NET ASSESSMENTS DIRECT BILL	146,326	84,341.90	47,815.64	132,157.54	57,275.49	36,662.30	93,937.79	38,219.57	
NET ASSESSMENTS TAX ROLL	168,525	2,987,820.51	1,886,866.44	4,874,686.95	2,979,015.38	1,881,305.81	4,860,321.19	14,365.76	
TOTAL DISTRICT	314,851	3,072,162.41	1,934,682.08	5,006,844.49	3,036,290.87	1,917,968.11	4,954,258.98	52,585.33	

DIRECT BILL % COLLECTED	68%	77%	71%
TAX ROLL % COLLECTED	100%	100%	100%
TOTAL % COLLECTED	99%	99%	99%

(1) Bulk land owners are on a payment plan. O&M 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

DETAIL OF TAX ROLL RECEIPTS				
ST JOHNS COUNTY DISTRIBUTION	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	430,371.90	271,788.17
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
9	4/13/2021	53,660.90	32,890.14	20,770.76
		-	-	-
		-	-	-
		-	-	-
		-	-	-
TOTAL TAX ROLL RECEIPTS		4,860,321.19	2,979,015.38	1,881,305.81

D.

Durbin Crossing

Community Development District

Check Run Summary

5/1/2021 thru 5/31/2021

Fund	Date	Check No.	Amount
General Fund			
Payroll	5/28/21	50682-50686	\$ 923.50
			<u>Sub-Total \$ 923.50</u>
Accounts Payable	5/3/21	5938-5952	\$ 48,462.86
	5/13/21	5953-5959	\$ 12,380.75
			<u>Sub-Total \$ 60,843.61</u>
Capital Reserve Fund			
	5/3/21	194	\$ 250.00
			<u>Sub-Total \$ 250.00</u>
Vesta Wells Fargo Credit Card			
	5/28/21	April Purchases	\$ 1,028.92
			<u>Sub-Total \$ 1,028.92</u>
Total			\$ 63,046.03

* Fedex and WF Credit Card Invoices available upon request

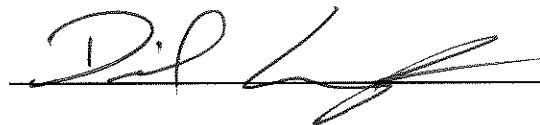
ATTENDANCE SHEET

District: Durbin Crossing CDD

Meeting Date: May 24, 2021

	Supervisor	In Attendance	Fees
1.	William Clarke <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	\$200
2.	Peter Pollicino <i>Chairman</i>	<input checked="" type="checkbox"/>	\$200
3.	Sarah Gabel Hall <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	\$200
4.	Tim Brownlee <i>Vice Chairman</i>	<input checked="" type="checkbox"/>	\$200
5.	Jason Harrah <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	\$200

District Manager:



PLEASE RETURN COMPLETED FORM TO BERNADETTE PEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE	EXPENSED TO... INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT	#
5/03/21	00056	4/15/21	199538	202104	320	53800	45509		SECURITY MONITORING APR ATLANTIC SECURITY	*	279.96	279.96	005938
5/03/21	00007	4/12/21	197640	202103	310	51300	31100		MAR PROFESSIONAL SERVICES ENGLAND-THIMS & MILLER, INC.	*	388.00	388.00	005939
5/03/21	00173	1/15/21	WO-28469	202101	320	53800	45516		FITNESS EQUIP MAINTENANCE FIRST PLACE FITNESS EQUIPMENT	*	119.95	119.95	005940
5/03/21	00008	4/23/21	121961	202103	310	51300	31500		MAR MONTHLY MEETING HOPPING GREEN & SAMS	*	1,803.82	1,803.82	005941
5/03/21	00008	4/23/21	121960	202103	310	51300	31500		MAR GENERAL COUNSEL HOPPING GREEN & SAMS	*	1,453.83	1,453.83	005942
5/03/21	00138	4/21/21	21-09-2	202104	320	53800	44200		REPAIR GATE BRACKETS PRESTIGE ALUMINUM RALINGS, INC	*	400.00	400.00	005943
5/03/21	00283	4/01/21	PI-A5778	202104	320	53800	46800		APR LAKE MAINTENANCE SOLITUDE LAKE MANAGEMENT LLC	*	4,429.00	4,429.00	005944
5/03/21	00009	3/31/21	I0334166	202103	310	51300	48000		NOTICE OF MEETING 3/22/21 THE ST. AUGUSTINE RECORD	*	130.14	130.14	005945
5/03/21	00243	4/20/21	7722	202104	320	53800	46300		TREE RMVL-125 THORNLOE DR TREE TECH TREE SERVICE INC	*	650.00	650.00	005946
5/03/21	00066	2/23/21	7265592	202102	320	53800	45513		FEB PEST CONTROL TURNER PEST CONTROL	*	131.25	131.25	005947
5/03/21	00066	3/31/21	7337429	202103	320	53800	45513		MAR PEST CONTROL TURNER PEST CONTROL	*	131.25	131.25	005948
5/03/21	00066	4/19/21	7476630	202104	320	53800	45513		TERMIDOR POST TERMITE TRT TURNER PEST CONTROL	*	1,756.50	1,756.50	005949
DURB DURBIN CROSS OKUZMUK													

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
5/03/21	00252	3/31/21	382774 202103 320-53800-45507		*	103.46	
			FABULOSO				
		3/31/21	382774 202103 320-53800-45507		*	944.28	
			JANITORIAL SUPPLIES				
		3/31/21	382774 202103 320-53800-46300		*	6.15	
			METALIC				
		3/31/21	382774 202103 320-53800-46300		*	27.74	
			MISC POOL SUPPLIES				
				VESTA PROPERTY SERVICES, INC.			1,081.63 005950

5/03/21	00252	4/01/21	382163 202104 320-53800-45502		*	6,833.33	
			APR GEN MANAGER				
		4/01/21	382163 202104 320-53800-45517		*	2,958.33	
			APR AMENITY MANAGER				
		4/01/21	382163 202104 320-53800-45518		*	5,776.57	
			APR MAINTENANCE MANAGER				
		4/01/21	382163 202104 320-53800-45507		*	1,566.67	
			APR JANITORIAL SERVICES				
		4/01/21	382163 202104 320-53800-45505		*	2,250.00	
			APR COMMERCIAL POOL MAINT				
		4/01/21	382163 202104 320-53800-45514		*	1,041.66	
			APR SPEC EVENT PLANNER				
		4/01/21	382163 202104 320-53800-45515		*	5,666.66	
			APR FACILITY MONITOR				
		4/01/21	382163 202104 320-53800-45503		*	6,400.00	
			APR FACILITY ATTENDANT				
		4/01/21	382163 202104 320-53800-45502		*	2,835.00	
			APR GEN MANAGER/MNGT ADJU				
				VESTA PROPERTY SERVICES, INC.			35,328.22 005951

5/03/21	00354	4/16/21	S59703 202104 320-53800-46300		*	379.31	
			REPAIRED A/C IN CLUBHOUSE				
				WEATHER ENGINEERS, INC.			379.31 005952

5/13/21	00173	10/26/20	WO-27658 202010 320-53800-44200		*	199.90	
			DC NORTH GYM EQUIP REPAIR				
				FIRST PLACE FITNESS EQUIPMENT			199.90 005953

5/13/21	00021	5/01/21	482 202105 310-51300-34000		*	3,916.67	
			MAY MANAGEMENT FEES				
		5/01/21	482 202105 310-51300-35100		*	133.33	
			MAY INFORMATION TECH				
		5/01/21	482 202105 310-51300-32500		*	1,250.00	
			MAY IMPACT FEE COLLECTION				
		5/01/21	482 202105 310-51300-31300		*	500.00	
			MAY DISSEMINATION AGENT				

DURB DURBIN CROSS OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
		5/01/21 482	202105 310-51300-51000		*	3.67	
		OFFICE SUPPLIES					
		5/01/21 482	202105 310-51300-42000		*	32.41	
		POSTAGE					
		5/01/21 482	202105 310-51300-42500		*	97.65	
		COPIES					
		5/01/21 482	202105 310-51300-41000		*	63.13	
		TELEPHONE					
				GOVERNMENTAL MANAGEMENT SERVICES			5,996.86 005954
5/13/21 00051	5/04/21	21060	202105 310-51300-32400		*	1,200.00	
		ARB2017A-1,2017A-2 FY2/28					
				GRAU AND ASSOCIATES			1,200.00 005955
5/13/21 00109	5/01/21	13129559	202105 320-53800-45510		*	637.49	
		MAY POOL CHEMICALS NORTH					
				POOLSURE			637.49 005956
5/13/21 00109	5/01/21	13129559	202105 320-53800-45510		*	1,212.74	
		MAY POOL CHEMICALS SOUTH					
				POOLSURE			1,212.74 005957
5/13/21 00169	4/15/21	321	202103 320-53800-43100		*	1,313.94	
		MAR RECLAIM COST SHARE					
				ST JOHNS COUNTY BOCC			1,313.94 005958
5/13/21 00169	4/15/21	421	202104 320-53800-43100		*	1,819.82	
		APRIL RECLAIM COST SHARE					
				ST JOHNS COUNTY BOCC			1,819.82 005959
				TOTAL FOR BANK A		60,843.61	
				TOTAL FOR REGISTER		60,843.61	



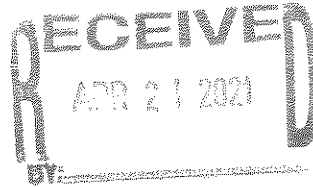
Tel. 904-743-8444
 www.smarthome.biz
 sales@smarthome.biz

Durbin Crossing North Cdd
 475 West Town Place Ste 114
 St Augustine FL 32092

PLEASE PAY BY	AMOUNT	INVOICE DATE
04/15/2021	\$279.96	04/15/2021

INVOICE NO. 199538

Site: 730 N Durbin Pkwy St Johns
Site Address: 730 N Durbin Pkwy
 St Johns FL 32259
Period: 05/01/2021 to 04/30/2022
Recurring No.: 1341
Job Name:
Order No.:



Description

Please find attached invoice for your Annual monitoring services.

56A

1-320-53800-45509

Security Monitoring

Item	Quantity	Unit Price	Total
Security Phone Line Monitoring	12.00	\$23.33	\$279.96
Sub-Total ex Tax			\$279.96
Tax			\$0.00
Total			\$279.96

"Thank you—we really appreciate your business! Please send payment within 21 days of receiving this invoice.

IMPORTANT: Please remember to test your system monthly.

Need automation for your home? Visit us online at www.smarthome.biz

There will be a 1.5% interest charge per month on late invoices.

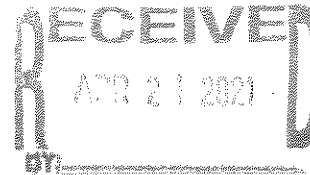
Sub-Total ex Tax	\$279.96
Tax	\$0.00
Total inc Tax	\$279.96
Amount Applied	\$0.00
Balance Due	\$279.96



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

PLEASE PAY BY	AMOUNT	INVOICE DATE
04/15/2021	\$279.96	04/15/2021

INVOICE NO. 199538



How To Pay



Credit Card (MasterCard, Visa, Amex)

Credit Card No.

--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

Card Holder's Name: _____ CCV: _____

Expiry Date: / Signature: _____



Mail

Detach this section and mail check to:

Atlantic Security
1714 Cesery Blvd
Jacksonville, FL 32211

INVOICE NO. 199538

NAME: Durbin Crossing North Cdd DUE DATE: 04/15/2021 AMOUNT DUE: \$279.96

Please Reference: 199538

Durbin Crossing, CDD
c/o GMS, LLC
Board of Supervisors
475 West Town Place
Suite 114
St. Augustine, FL 32092

April 12, 2021
Project No: 02106.34000
Invoice No: 0197640

Project 02106.34000 Durbin Crossing Community Development District-2018/2019 General
Consulting Engineering Services (WA#37)

Professional Services rendered through March 31, 2021

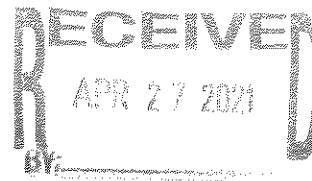
Task 01 Professional Services
Professional Personnel

	Hours	Rate	Amount
Senior Engineer			
Katsaras, George 3/27/2021	2.00	194.00	388.00
Totals	2.00		388.00
Total Labor			388.00
Total this Task			\$388.00

Task XP Expenses
Total this Task 0.00

Invoice Total this Period \$388.00

37A
1-310-513-311
Mar Professional services



First Place Fitness Equipment, Inc.
 10290 Philips Hwy #1
 Jacksonville, FL 32256
 904-998-0738
 www.1PFE.com

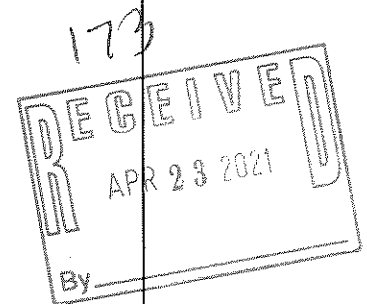
Invoice

Date	Invoice #
1/15/2021	WO-28469

Bill To	Ship To
Durbin Crossing North 887 N Durbin Pkwy, St Johns, FL 32259	
904-230-2011	TMyhill@vestapropertyservices.c...

P.O. No.		Terms		Rep	(JS)
----------	--	-------	--	-----	------

Item	Description	Qty	Rate	Class	Site	Amount
Service Hourl...	QUARTERLY PM Itemized Description of Preventative Maintenance Cross Trainers / Ellipticals/ Stairclimbers 1. Check and clean control board functions 2. Check, clean and lubricate tracks and rollers 3. Test overall operation of unit Rowing Machines 1. Check and clean control board functions 2. Clean and lubricate track, rollers and chain 3. Test overall operation of unit Stationary Bikes 1. Check and clean control board functions 2. Inspect pedals, straps and seats 3. Test overall operation of unit Treadmills 1. Check and clean control board functions 2. Align running belt and lubricate deck surface 3. Inspect drive belt for wear and tension 4. Clean and vacuum interior as needed 5. Test overall operation of unit Strength Equipment (Weight Machines 1. Inspect all cables for wear 2. Lubricate guide rods, carriage assembly and pulleys 3. Test overall operation of unit	1	119.95			119.95
	Customer's Signature _____					



1-320-53800-45516
 Fitness Equip. Maint.

INVOICE TERMS AND CONDITIONS - READ CAREFULLY		Subtotal	\$119.95
All orders that are canceled will be subject to a canceled order /restocking fee of 50% of the value of the order.		Sales Tax (7.5%)	\$0.00
1. All sales and quotations made by Seller are subject to each of the within terms and conditions. 2. All unpaid items will be subject to a late payment fee computed at the rate of one and one-half percent (1-1/2%) per month (an effective rate of eighteen percent (18%) per annum) on the declining balance unpaid for more than thirty (30) days after the date of this invoice. Buyer shall pay Seller all costs of collection on past due accounts, including, but not limited to, reasonable attorney's fees, whether or not litigation is commenced in aid thereof. 3. This agreement shall be deemed for all purposes to be made in Duval County, Florida and shall be governed by and construed in accordance with the laws of Florida. Any cause of action arising from this contract shall be brought only in Florida court, which shall have sole jurisdiction over all controversies arising hereunder. 4. Shipping dates are approximate and are not guaranteed. Seller shall not be liable for failure to deliver or perform or for delays in delivery or performance occasioned by causes beyond its control, including, without limitation, strikes, lockouts, fires, accidents, interruptions in the supply of materials, breakdowns, delays in carriers or suppliers and governmental action and regulations. 5. All special order are final and are non-refundable and non-returnable. All non-special orders are non-refundable and non-returnable unless First Place Fitness Equipment Inc. has issued written permission that said product may be returned for credit. Any and all permission to return product for credit is at the sole discretion of First Place Fitness Equipment, Inc. 6. Unless otherwise specified herein, Seller reserves the right to make deliveries in installments. Delay in delivery of any installment shall not relieve Buyer of its obligation to pay for all installments received. 7. Seller's failure to strictly enforce any terms or conditions of this agreement or to exercise any right arising hereunder shall not constitute a waiver of Seller's right to strictly enforce such term or condition or exercise such right thereafter. Each right or remedy hereunder shall be deemed cumulative and may be exercised from time to time. Any waiver of Buyer's default hereunder must be in writing and shall not operate as a waiver of any other default or of the same default thereafter.		Total	\$119.95
		Payments/Credits	\$0.00
		Balance Due	\$119.95

First Place Fitness Equipment, Inc.
 10290 Philips Hwy #1
 Jacksonville, FL 32256
 904-998-0738
 www.1PFE.com

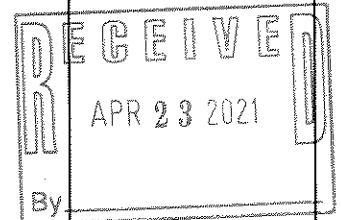
Invoice

Date	Invoice #
1/15/2021	WO-28469

Bill To	Ship To
Durbin Crossing North 887 N Durbin Pkwy, St Johns, FL 32259	
904-230-2011	TMyhill@vestapropertyservices.c...

P.O. No.		Terms		Rep	(JS)
----------	--	-------	--	-----	------

Item	Description	Qty	Rate	Class	Site	Amount
	Service completed.					
Customer's Signature _____						



INVOICE TERMS AND CONDITIONS - READ CAREFULLY				Subtotal
All orders that are canceled will be subject to a canceled order /restocking fee of 50% of the value of the order.				Sales Tax (7.5%)
1. All sales and quotations made by Seller are subject to each of the within terms and conditions. 2. All unpaid items will be subject to a late payment fee computed at the rate of one and one-half percent (1-1/2%) per month (an effective rate of eighteen percent (18%) per annum) on the declining balance unpaid for more than thirty (30) days after the date of this invoice. Buyer shall pay Seller all costs of collection on past due accounts, including, but not limited to, reasonable attorney's fees, whether or not litigation is commenced in aid thereof. 3. This agreement shall be deemed for all purposes to been made in Duval County, Florida and shall be governed by and construed in accordance with the laws of Florida. Any cause of action arising from this contract shall be brought only in Florida court, which shall have sole jurisdiction over all controversies arising hereunder. 4. Shipping dates are approximate and are not guaranteed. Seller shall not be liable for failure to deliver or perform or for delays in delivery or performance occasioned by causes beyond its control, including, without limitation, strikes, lockouts, fires, accidents, interruptions in the supply of materials, breakdowns, delays in carriers or suppliers and governmental action and regulations. 5. All special order are final and are non-refundable and non-returnable. All non-special orders are non-refundable and non-returnable unless First Place Fitness Equipment Inc. has issued written permission that said product may be returned for credit. Any and all permission to return product for credit is at the sole discretion of First Place Fitness Equipment, Inc. 6. Unless otherwise specified herein, Seller reserves the right to make deliveries in installments. Delay in delivery of any installment shall not relieve Buyer of its obligation to pay for all installments received. 7. Seller's failure to strictly enforce any terms or conditions of this agreement or to exercise any right arising hereunder shall not constitute a waiver of Seller's right to strictly enforce such term or condition or exercise such right thereafter. Each right or remedy shall be deemed cumulative and may be exercised from time to time. Any waiver of Buyer's default hereunder must be in writing and shall not operate as a waiver of any other default or of the same default thereafter.				Total
				Payments/Credits
				Balance Due

Hopping Green & Sams

Attorneys and Counselors

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

===== STATEMENT =====

April 23, 2021

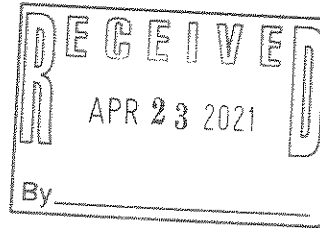
Durbin Crossing Community Development District
Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 121961
Billed through 03/31/2021

Monthly Meeting
DURBIN 00101

MCE

8A
1-310-513-315



FOR PROFESSIONAL SERVICES RENDERED

03/15/21 MCE Prepare for board meeting; review agenda package.
03/22/21 MCE Prepare for, travel to and attend board meeting; follow up; return travel.
03/26/21 MCE Review draft meeting minutes and provide comments.

Total fees for this matter \$1,600.00

DISBURSEMENTS

Travel 189.47
Travel - Meals 14.35
Total disbursements for this matter \$203.82

MATTER SUMMARY

TOTAL FEES \$1,600.00
TOTAL DISBURSEMENTS \$203.82

TOTAL CHARGES FOR THIS MATTER \$1,803.82

BILLING SUMMARY

TOTAL FEES \$1,600.00
TOTAL DISBURSEMENTS \$203.82

TOTAL CHARGES FOR THIS BILL \$1,803.82

Please include the bill number with your payment.

Hopping Green & Sams

Attorneys and Counselors

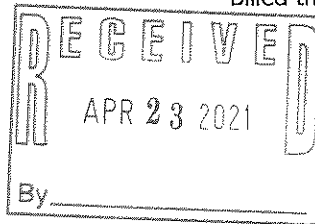
119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

April 23, 2021

Durbin Crossing Community Development District
Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 121960
Billed through 03/31/2021



General Counsel
DURBIN 00001

MCE

FOR PROFESSIONAL SERVICES RENDERED

02/05/21	ALS	Prepare swim team agreemen regarding COVID language and CDC guidelines.	1.80 hrs
03/03/21	ALS	Follow-up with Vesta and district manager regarding drafting contracts for projects approved at board meeting.	0.20 hrs
03/04/21	MCE	Confer with Clarke.	0.80 hrs
03/08/21	MCE	Confer with Hart.	0.10 hrs
03/10/21	MCE	Confer with Laughlin regarding pool.	0.10 hrs
03/18/21	MCE	Review impact fee issue; review homeowner association correspondence regarding easement encroachment; confer with Laughlin.	0.40 hrs
03/19/21	MCE	Confer with Laughlin regarding public records request.	0.10 hrs
03/22/21	MCE	Review pool issue.	0.20 hrs
03/24/21	MCE	Confer with Myhill and Laughlin regarding towing issue.	0.10 hrs
03/28/21	MCE	Confer with Myhill regarding public records issue; prepare Allen encroachment agreement.	0.70 hrs
03/29/21	MCE	Confer with Fagan; prepare Vesta change order; confer with Fagan and Laughlin.	0.30 hrs
03/29/21	DGW	Transmit encroachment agreement to district manager; prepare addendum to Vesta contract.	0.80 hrs
03/30/21	MCE	Revise ICG agreement; review ICG information; confer with Myhill.	0.40 hrs
03/31/21	JLK	Review proposed legislation; monitor committee activity and agendas; monitor Amendment 12 implementation.	0.20 hrs

Total fees for this matter

\$1,441.00

DISBURSEMENTS

Lexis Nexis

12.83

Total disbursements for this matter

\$12.83

MATTER SUMMARY

Sousa, Adriana L. - Paralegal	2.00 hrs	135 /hr	\$270.00
Wilbourn, David - Paralegal	0.80 hrs	135 /hr	\$108.00
Kilinski, Jennifer L.	0.20 hrs	275 /hr	\$55.00
Eckert, Michael C.	3.20 hrs	315 /hr	\$1,008.00

TOTAL FEES

\$1,441.00

TOTAL DISBURSEMENTS

\$12.83

TOTAL CHARGES FOR THIS MATTER**\$1,453.83****BILLING SUMMARY**

Sousa, Adriana L. - Paralegal	2.00 hrs	135 /hr	\$270.00
Wilbourn, David - Paralegal	0.80 hrs	135 /hr	\$108.00
Kilinski, Jennifer L.	0.20 hrs	275 /hr	\$55.00
Eckert, Michael C.	3.20 hrs	315 /hr	\$1,008.00

TOTAL FEES

\$1,441.00

TOTAL DISBURSEMENTS

\$12.83

TOTAL CHARGES FOR THIS BILL**\$1,453.83****Please include the bill number with your payment.**



**Prestige
Aluminum
Railings, Inc.**

Voice: 904-966-2045

FAX: 904-966-2341

P.O. Box 366 Starke, FL 32091

Email: par@atlantic.net

April 21, 2021

INV# 21-09-2

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

Attn: Justin Blankenbaker

PROJECT: Durbin North Repairs

INVOICE

Reweld damaged dumpster gate mounting brackets per our proposal dated April 19, 2021.
Delivery completed April 21, 2021.

Our Price Complete

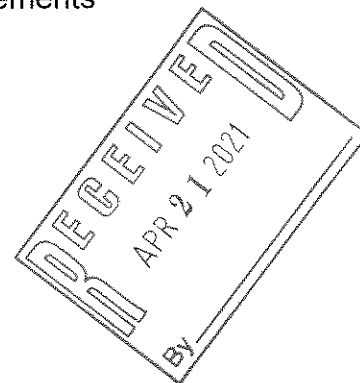
\$400.00

1-320-53800-44200
Repairs/Replacements

We appreciate your order!

Mike Cribby

MC:pg





Voice: (888) 480-5253 Fax: (888) 358-0088

INVOICE

Invoice Number: PI-A00577882
Invoice Date: 04/01/21
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 Terms

Net 30

Sales Rep ID

Katie Cabanillas

Shipment Method

Ship Date

Due Date

05/01/21

Qty	Item / Description	UOM	Unit Price	Extension
1	Lake & Pond Management Services SVR49641 04/01/21 - 04/30/21 Lake & Pond Management Services		4,429.00	4,429.00



287

1-320-53800-46800
Lake Maintenance

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
Little Rock, AR 72202

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

20	11	12 14	13	16	16	17	18	19
START STOP	NEWSPAPER REFERENCE	DESCRIPTION	PRODUCT	SAU SIZE	BILLED UNITS	TIMES RUN	RATE	AMOUNT
02/28		Balance Forward						\$269.26
03/05	P165967	Payment - Lockbox 5870						\$-139.12
03/11 03/11	I03341663-03112021	meeting Monday, March 22, 2021	SA St Augustine Record	1.00 x 7.2500	7.25	1	\$8.98	\$65.11
03/11 03/11	I03341663-03112021	meeting Monday, March 22, 2021	SA St Aug Record Online	1.00 x 7.2500	7.25	1	\$8.97	\$65.03
PREVIOUS AMOUNT OWED:				\$269.26				
NEW CHARGES THIS PERIOD:				\$130.14				
CASH THIS PERIOD:				(\$139.12)				
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. Please include the remittance stub and input your account number on your check. Thank you.								

RECEIVED

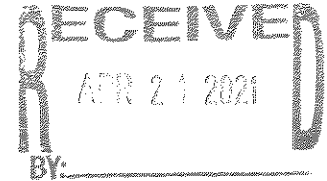
APR 21 2021

BY: _____

9A

1-310-513-480

NOM 3-22-2021



9A

1-310-513-480
 NOM 3-22-2021

INVOICE AND STATEMENT OF ACCOUNT

AGING OF PAST DUE ACCOUNTS

* UNAPPLIED AMOUNTS ARE INCLUDED IN TOTAL AMOUNT DUE



21	CURRENT NET AMOUNT	22	30 DAYS	60 DAYS	OVER 90 DAYS	* UNAPPLIED AMOUNT	23	TOTAL AMOUNT DUE
	\$130.14		\$130.14	\$0.00	\$0.00	\$0.00		\$260.28

25	ADVERTISER INFORMATION										
1	BILLING PERIOD		6	BILLED ACCOUNT NUMBER		7	ADVERTISER/CLIENT NUMBER		2	ADVERTISER/CLIENT NAME	
	03/01/2021 - 03/31/2021			15654			15654			DURBIN CROSSING / GMS	

MAKE CHECKS PAYABLE TO

The St. Augustine Record

The St. Augustine Record Dept 1261
 PO Box 121261
 Dallas, TX 75312-1261

Payment is due upon receipt.

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE



The St. Augustine Record Dept 1261
 PO Box 121261
 Dallas, TX 75312-1261

ADVERTISING INVOICE and STATEMENT

1	BILLING PERIOD	2	ADVERTISER/CLIENT NAME
	03/01/2021 - 03/31/2021		DURBIN CROSSING / GMS

COMPANY	23	TOTAL AMOUNT DUE	* UNAPPLIED AMOUNT	3	TERMS OF PAYMENT
SA 7		\$260.28	\$0.00		NET 15 DAYS

21	CURRENT NET AMOUNT	22	30 DAYS	60 DAYS	OVER 90 DAYS
	\$130.14		\$130.14	\$0.00	\$0.00

4	PAGE #	5	BILLING DATE	6	BILLED ACCOUNT NUMBER	7	ADVERTISER/CLIENT NUMBER	24	STATEMENT NUMBER
			03/31/2021		15654		15654		0000087048

BILLING ACCOUNT NAME AND ADDRESS

REMITTANCE ADDRESS



7
 8 - 2269

DURBIN CROSSING / GMS
 475 W TOWN PL STE 114
 SAINT AUGUSTINE FL 32092-3649



The St. Augustine Record
 Dept 1261
 PO Box 121261
 Dallas, TX 75312-1261

Thu, Mar 11, 2021
9:03:50AM

Legal Ad Invoice

The St. Augustine Record

Send Payments to:
The St. Augustine Record Dept 1261
PO BOX 121261
Dallas, TX 75312-1261

Acct: 15654
Phone: 9049405850
E-Mail:
Client: DURBIN CROSSING / GMS

Name: DURBIN CROSSING / GMS
Address: 475 W TOWN PLACE, STE 114

City: SAINT AUGUSTINE

State: FL

Zip: 32092

Ad Number: 0003341663-01
Start: 03/11/2021
Placement: SA Legals
Copy Line: DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC MEETING HELD DURING PUBLIC HI

Caller: Courtney Hogge
Issues: 1
Rep: Chris ISC-Landry

Paytype: BILL
Stop: 03/11/2021

Lines	86
Depth	7.25
Columns	1
Price	\$130.14

**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, March 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's Board of Supervisors during the current COVID-19 public health emergency, the 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 will occur should refer to the District's website, www.DurbinCrossingCDD.com or contact the office of the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 or claughlin@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 claughlin@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 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 Manager, at 475 West Town Place, Suite 114, St. Augustine, Florida 32092 or by calling (904) 940-5850 and is expected to also be available on the District's website at www.DurbinCrossingCDD.com. There may be occasions when one or more Supervisors will participate by telephone or video conference.

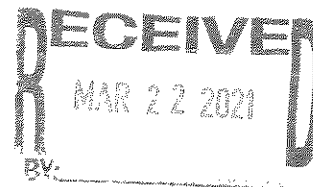
Any person requiring special accommodations at the Meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect 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 ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

If you are unable to participate by telephone, please contact the District Manager's office at (904) 940-5850 or claughlin@gmsnf.com for further accommodations.

Daniel Laughlin
District Manager

0003341663 March 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# 0003341663-01
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 meeting Monday, March 22, 2021 was published in said newspaper on 03/11/2021.

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.

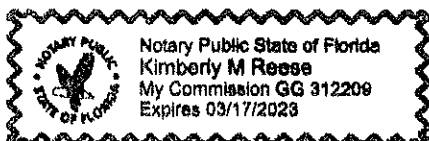
Sworn to (or affirmed) and subscribed before me by means of

☒ physical presence or
☐ online notarization

this ____ day of **MAR 11 2021**

by *[Signature]* who is personally known to
me or who has produced as identification

Kimberly M Reese
(Signature of Notary Public)



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, March 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's Board of Supervisors during the current COVID-19 public health emergency, the 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 will occur should refer to the District's website, www.DurbinCrossingCDD.com or contact the office of the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 or dlaughlin@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 dlaughlin@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 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 Manager, at 475 West Town Place, Suite 114, St. Augustine, Florida 32092 or by calling (904) 940-5850 and is expected to also be available on the District's website at www.DurbinCrossingCDD.com. There may be occasions when one or more Supervisors will participate by telephone or video conference.

Any person requiring special accommodations at the Meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect 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 ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

If you are unable to participate by telephone, please contact the District Manager's office at (904) 940-5850 or dlaughlin@gmsnf.com for further accommodations.

Daniel Laughlin
District Manager

0003341663 March 11, 2021



TREE TECH TREE SERVICE, INC
 260 Old Hard Road
 Fleming Island, FL 32003
 O- 904-269-4069 F- 904-529-8914
 EMAIL Office@treotech-treeservice.com

Invoice

Durbin Crossing
 Justin Blankenbaker
 145 South Durbin Parkway
 Jacksonville FL 32259

DATE	INVOICE #
4/20/2021	7722

Due	Terms
4/20/2021	0 Days

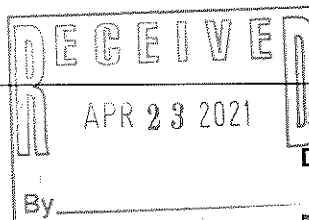
Job Name	Job Site	Phone	Salesperson	Total Due
Durbin Crossing 210416-1	125 Thornloe Drive & Huntston Way	904-230-2011	AJ Aldridge	\$650.00

#	Item	Service Description	Completed	Tax	Qty	Price
1	Tree(s)	Tree Removal Location: 125 Thornloe Drive Remove (1) downed tree behind house. Debris left in preserve. Location: Entrance of Huntston Way Remove (1) downed tree. Clean-up & debris removal included.	4/16/2021	0.00 %	0.00	\$650.00

243A

1-320-53800-46300
 Miscellaneous

Thank you,
 AJ Aldridge



Subtotal:	\$650.00
Discount:	\$0.00
Tax:	\$0.00
Total:	\$650.00
Credit:	\$0.00
Balance:	\$650.00

Customer
Durbin Crossing Justin Blankenbaker 145 South Durbin Parkway Jacksonville FL 32259

Invoice Remit Payment

DATE	INVOICE #
4/20/2021	7722
Total Amount Due:	\$650.00



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

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


Service Slip/Invoice

INVOICE: 7265592
DATE: 2/23/2021
ORDER: 7265592

Bill To: [137299]
Durbin Crossing CDD
145 S Durbin Pkwy
Saint Johns, FL 32259-7224

Work Location: [137299] 904-230-2011
Durbin Crossing North
Amenity Center
730 N Durbin Pkwy
Jacksonville, FL 32259-8217

Work Date	Time	Target Pest	Technician	Time In
2/23/2021	01:51 PM	MOSQUITO		01:51 PM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	2/23/2021		02:27 PM

Service	Description	Price
CPCMOSULV	Commercial Mosquito Service	131.25
<div>RECEIVED APR 23 2021 By _____</div> <p>Received 4/2/21</p>		SUBTOTAL \$131.25
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$131.25
		AMOUNT DUE \$131.25
		66619 1-320-53800-45513 Pest Control
		 TECHNICIAN SIGNATURE
		CUSTOMER SIGNATURE

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

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



Main: 8400 Baymeadows Way, Suite 12, Jacksonville, Florida 32256
904-355-6300 • Fax: 904-353-1499 • Toll Free: 800-225-5305
www.turnerpest.com

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

Service Slip/Invoice


INVOICE: 7337429
DATE: 3/31/2021
ORDER: 7337429

Bill To: [137299]
Durbin Crossing CDD
145 S Durbin Pkwy
Saint Johns, FL 32259-7224

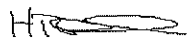
Work Location: [137299] 904-230-2011
Durbin Crossing North
Amenity Center
730 N Durbin Pkwy
Jacksonville, FL 32259-8217

Work Date	Time	Target Pest	Technician	Time In
3/31/2021	11:09 AM	MOSQUITO		11:09 AM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	3/31/2021		11:32 AM

Service	Description	Price
CPCMOSULV	Commercial Mosquito Service	131.25
		SUBTOTAL \$131.25
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$131.25
		AMOUNT DUE \$131.25



6619
1-320-53800-45513
Pest Control

Hi 

TECHNICIAN SIGNATURE

CUSTOMER SIGNATURE

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

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



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

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

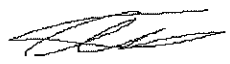
Service Slip/Invoice

INVOICE: 7476630
DATE: 4/19/2021
ORDER: 7476630

Bill To: [137299]
Durbin Crossing CDD
145 S Durbin Pkwy
Saint Johns, FL 32259-7224

Work Location: [137299] 904-230-2011
Durbin Crossing North
Amenity Center
730 N Durbin Pkwy
Jacksonville, FL 32259-8217

Work Date	Time	Target Pest	Technician	Time In
4/19/2021	01:22 PM			01:22 PM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	4/19/2021		02:55 PM

Service	Description	Price
TRTI	TERMIDOR POST TERMITE TREATMENT	1756.50
		SUBTOTAL \$1,756.50
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$1,756.50
6617		
1-320-53800-45513 Pest Control		AMOUNT DUE \$1,756.50
		
		TECHNICIAN SIGNATURE
		CUSTOMER SIGNATURE

RECEIVED

APR 25 2021

By _____

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

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



Invoice

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

Invoice # 382774
Date 3/31/2021
Terms Due on receipt
Due Date 4/30/2021
Memo

Bill To

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

- 1) Misc: 1-320-53800-46300
- 2) Repair/Replace: 1-320-53800-44200
- 3) Office Supplies: 1-320-53800-44600
- 4) Fuel: 1-320-53800-46310
- 5) Special Events: 1-320-53800-45511
- 6) Press Wash/Fitness 1-320-53800-45516
- 7) Janitorial 1-320-53800-45507

	Description	Quantity	Rate	Amount
1	Billable Expenses			
7	Fabuloso			103.46
**	Swiffer to paper roll			944.28
1	Metallic			6.15
1	Pool Supplies			27.74
	Total Billable Expenses			1,081.63

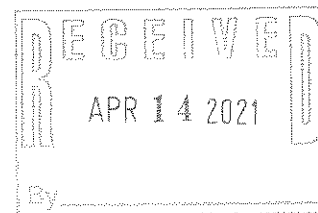
**

Total \$1,081.63

- 1) Misc \$161.23 Handsanitizer for gym and office
- 3) Office Supplies \$160.51
- 7) Janitorial \$622.54

252 A

944.28





Invoice

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

Invoice # 382163
Date 4/1/2021

Terms Net 30
Due Date 5/1/2021
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	Quantity	Rate	Amount
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
General Manager 1-320-53800-45502 / Management adjustment	1	2,835.00	2,835.00

Thank you for your business.

Total \$35,328.22

252A





INVOICE DATE	CUSTOMER	SUMMARY INVOICE
4/03/21	ATL 1821005	8061830486
PLEASE PAY BY	TERMS	AMOUNT DUE
5/03/21	Net 30 Days	1053.89

INVOICE *DETAIL*

Staples

Federal ID #:04-3390816

Bill to Account: 1070810

Ship to Account: DURBIN CROSS

VESTA PROPERTY SERVICES
CHEYENNE BARDROFF
245 RIVERSIDE AVE
STE 250
JACKSONVILLE, FL 32202

DURBIN CROSSING
ATTN: DANELLE DEMARCO
145 S DURBIN PKWY
JACKSONVILLE, FL 32259

P O Number :
P O Desc :
Release :
Release Desc:

Invoice Number: 3473966496
Order : 7327854642-000-002
Ordered By : DANELLE DEMARCO
Order Date : 4/01/21

Release Desc:			Order Desc:			Order Desc:		
Order Line	Item Number	Description	Order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
5	637721	FABULOSO CLEANER 1-GAL FACILITIES: BILLABLE	2		0 CT	2	48.12	96.24
Freight:		.00	Tax: (7.5000 %)		7.22	Sub-Total:		96.24
							Total:	103.46



INVOICE DATE	CUSTOMER	SUMMARY INVOICE
4/03/21	ATL 1821005	8061830486
PLEASE PAY BY	TERMS	AMOUNT DUE
5/03/21	Net 30 Days	1053.89

INVOICE *DETAIL*

Staples

Federal ID #:04-3390816

Bill to Account: 1070810

Ship to Account: DURBIN CROSS

VESTA PROPERTY SERVICES
CHEYENNE BARDROFF
245 RIVERSIDE AVE
STE 250
JACKSONVILLE, FL 32202

DURBIN CROSSING
ATTN: DANELLE DEMARCO
145 S DURBIN PKWY
JACKSONVILLE, FL 32259

P O Number :
P O Desc :
Release :
Release Desc:

Invoice Number: 3473966464
Order : 7327854642-000-001
Ordered By : DANELLE DEMARCO
Order Date : 4/01/21

Release Desc:			Order Date		4/01/21			
Order Line	Item Number	Description	Order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
23	885067	SWIFFER STARTER KIT 12/1 COUNT FACILITIES: BILLABLE	1		0 EA	1	7.29	7.29
25	752671	PREFERENCE PAPER ROLL TOWEL FACILITIES: BILLABLE	1		0 CT	1	35.99	35.99
Freight:		.00	Tax: (7.5000 %)		55.02		Sub-Total:	889.26
							Total:	944.28



INVOICE DATE	CUSTOMER	SUMMARY INVOICE
4/03/21	ATL 1821005	8061830486
PLEASE PAY BY	TERMS	AMOUNT DUE
5/03/21	Net 30 Days	1053.89

INVOICE DETAIL

Staples

Federal ID #:04-3390816

Bill to Account: 1070810

Ship to Account: DURBIN CROSS

VESTA PROPERTY SERVICES
CHEYENNE BARDROFF
245 RIVERSIDE AVE
STE 250
JACKSONVILLE, FL 32202

DURBIN CROSSING
ATTN: DANELLE DEMARCO
145 S DURBIN PKWY
JACKSONVILLE, FL 32259

P O Number :
P O Desc :
Release :
Release Desc:

Invoice Number: 3473966504
Order : 7327854642-000-004
Ordered By : DANELLE DEMARCO
Order Date : 4/01/21

Order Line	Item Number	Description	Order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
15	657190	SPLS SOFTGRIP SM METALLIC 18CT FACILITIES: BILLABLE	1		0 PK	1	5.72	5.72
Freight:		.00	Tax: (7.5000 %)				Sub-Total:	5.72
							Total:	6.15

EMAIL



HX - FC - JACKSONVILLE - 34
8297 PHILLIPS HWY * JACKSONVILLE, FL 32256
PHONE: 904-730-9555 * FAX: 904-730-5672

Invoice	427955
Document	502098
Date	04/09/21
Print Time	9:26PM

Sold To:	340900	PHONE: 904-355-1831	Ship To:	SAME
	VESTA PROPERTY SVCS			VESTA PROPERTY SVCS
	245 RIVERSIDE AVE STE 300 JACKSONVILLE, FL 32202			245 RIVERSIDE AVE STE 300 JACKSONVILLE, FL 32202

Customer PO Number	Order Taken By	Time	Terms	Order Pulled By:
DURBAN CROSS	CTW	11:53AM	1% 10TH/N 20TH NET 20 TH	Order Checked Out By:
Order Date	Carrier		Ship Date	Order Picked Up By:
04/08/21	COUNTER		04/09/21	Order Delivered By: Route: CTR

QTY ORD	QTY B.O	QTY SHIP'D	Part Number	UM	Description	Bin location	Unit	Total
4		4	R0004-C	EA	TAYLOR 2oz(60ml) PH IND SOL		6.45	25.80

Standard Terms: Account disputes must be reported to Credit Department within 60 days of invoice date. Past due accounts and Credit Card payments are not entitled to discounts. Amounts not paid by the Due Date bear interest at 18% per annum and all cost of collection, including attorney's fees, are the obligation of the customer.

RECEIVED BY: _____
PLEASE SIGN AND PRINT NAME IN BLACK INK

PAYMENT RECEIVED

Cash ☐ Check ☐ Credit Card ☐
Number: _____
Amount: _____
Received By: _____

Subtotal	25.80
Discount/Fa	
Taxable Subtotal	25.80
Tax	1.94
Freight	.00
Total	27.74





-Since 1963-

Weather Engineers, Inc.

PO Box 37068
Jacksonville, FL 32236
Phone: (904) 356-3963
Fax: (904) 356-4969
www.weatherengineers.com
CAC041190
Tax ID 59-3076169

Invoice

Number	Date
S59703	04/16/21

BILL TO: #104602

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

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 #
04/14/21	81457			30	SA0	

DESCRIPTION

Reported by: Danielle Or Todd 230-2011

Trouble Code: NTR - NOTHING RUNS

Billable. Unit in club house is not running.

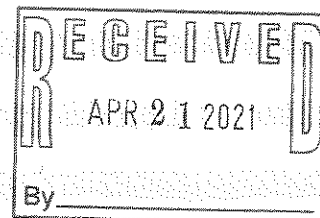
Possible repair 3/1/2021, see hstry.

TECH	DATE	RECEIVED	ARRIVED	DEPARTED
104	04/14/21	13:00:00	13:35:00	15:00:00

04/14/21	1 MECH	R/T	1.42 HRS @	89.25	126.74
04/14/21	1 MECH	T/T	.58 HRS @	89.25	51.76

BRAND [MODEL # / SERIAL #] SERVING AREA
TRANE TWE090B100EL / T365U4NBD CLUB ROOM

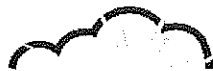
Diagnostic: (1) Evaporator coil is covered with about 8" + of ice. (2) Blower motor is not operating due to trip air duct smoke alarm, (red light on air duct smoke alarm system). (3) Excessive water on exterior and interior of blower motor, water is dripping off motor. (4) About 2" of ice on refrigerant suction line from fan coil to condenser units. (5) Water dripping into fan coil emergency condensation drain pan and floor around fan coil. I am unable to do any further diagnostic due to the ice on evaporator coil and water on blower motor electrical windings. Recommendations: Have a technician return on 4/19/21 after all ice



Continued on page 2

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



-Since 1963-

Weather Engineers, Inc.

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Jacksonville, FL 32236
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CAC041190
Tax ID 59-3076169

Invoice

Number	Date
S59703	04/16/21

BILL TO: #104602

DURBIN CROSSING CDD
145 S DURBIN PARKWAY
ST. JOHNS FL 32259

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 #
04/14/21	81457			30	SA0	

DESCRIPTION

Continued from page 1

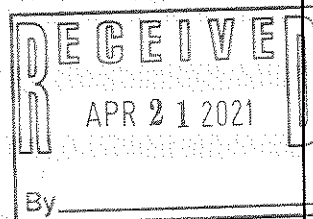
is melted and all moisture in blower motor is dried and finished diagnostic. Action: I reset smoke alarm equipment and turned off power to HVAC system. Note: I remove cover on fan coil and advice customer to hang a heat lamp close to blower motor for a few days to remove all moisture on motor windings, and some one to monitor water in drain pan.

Trouble Code: DIA - DIAGNOSTIC/RECHECK

Billable. Return to finish diag. on frozen unit from CS81457. Cust advised unit is thawed.

TECH	DATE	RECEIVED	ARRIVED	DEPARTED
011	04/15/21	13:00:00	13:21:00	15:15:00

04/15/21	1 MECH	R/T	1.90 HRS @	89.25	169.58
04/15/21	1 MECH	T/T	.35 HRS @	89.25	31.23



BRAND	[MODEL # / SERIAL #]	SERVING AREA
TRANE	TWE090B100EL / T365U4NBD	CLUB ROOM

Smoke detector possibly tripped on some dust. Or,

Continued on page 3

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



Weather Engineers, Inc.
PO Box 37068
Jacksonville, FL 32236
Phone: (904) 356-3963
Fax: (904) 356-4969
www.weatherengineers.com
CAC041190
Tax ID 59-3076169

Invoice

Number	Date
S59703	04/16/21

BILL TO: #104602

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

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 #
04/15/21	81489			30	SA0	

DESCRIPTION

Continued from page 2

the sensor is going bad. Customer to monitor both detector and thermostat.
Returned to make diagnostic as to why unit froze up. Found that when smoke detector tripped, it was only wired to shut the blower off. Not the condensers. Thermostat and condensers unaware that smoke detector was tripped, thus they kept running. Also found freeze stat at evaporator coil not connected to low voltage wiring. Made low voltage wiring modifications. Smoke detector now wired to kill power to thermostat, thus shutting system down completely. Also wired yellow to condensers through freeze stat. If evaporator would attempt to freeze up, it would shut the condensers off to try and limit the ice build up. Checked thermostat. Found batteries corroded. Removed batteries. Terminals fell out due to corrosion. Thermostat still operational with 24v power. System online and cooling at this time. If thermostat begins to have issues, then it will need to be replaced. If smoke detector starts tripping intermittently, then more than likely, it will need to be replaced.

Continued on page 4

Thank you for your business!!

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Remit To: PO Box 37068 Jacksonville, FL 32236
Phone (904) 356-3963 * Fax (904) 356-4969

**Weather Engineers, Inc.**

PO Box 37068
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CAC041190
Tax ID 59-3076169

Invoice

Number	Date
S59703	04/16/21

BILL TO: #104602

DURBIN CROSSING CDD
145 S DURBIN PARKWAY
ST. JOHNS FL 32259

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 #
04/15/21	81489			30	SA0	

DESCRIPTION

Continued from page 3

MATERIAL .00
LABOR 379.31

TOTAL \$ 379.31

1-320-53800-46300
Miscellaneous

354A

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

First Place Fitness Equipment, Inc.
 10290 Philips Hwy #1
 Jacksonville, FL 32256
 904-998-0738
 www.1PFE.com

Invoice

Date	Invoice #
10/26/2020	WO-27658

Bill To	Ship To
Durbin Crossing North 887 N Durbin Pkwy, St Johns, FL 32259	
904-230-2011	TMyhill@vestapropertyservices.c...

P.O. No.		Terms		Rep	(S)TN	
Item	Description			Qty	Rate	Amount
	Hoist Bench HF-5165 SN:2014A04060069 8x8 puzzle rubber floor and bench installed					
Rate \$99.95	Rate: \$99.95 per Hour			2	99.95	199.90
<div>173</div> <div>1-320-5381</div> <div>1-320-53800-44200 Repairs/Replacements</div> <div>Customer's Signature _____</div> <div><div>RECEIVED</div><div>MAY 05 2021</div><div>By _____</div></div>						

INVOICE TERMS AND CONDITIONS - READ CAREFULLY

****All orders that are canceled will be subject to a canceled order /restocking fee of 50% of the value of the order.****

- All sales and quotations made by Seller are subject to each of the within terms and conditions.
- All unpaid items will be subject to a late payment fee computed at the rate of one and one-half percent (1-1/2%) per month (an effective rate of eighteen percent (18%) per annum) on the declining balance unpaid for more than thirty (30) days after the date of this invoice. Buyer shall pay Seller all costs of collection on past due accounts, including, but not limited to, reasonable attorney's fees, whether or not litigation is commenced in aid thereof.
- This agreement shall be deemed for all purposes to have been made in Duval County, Florida and shall be governed by and construed in accordance with the laws of Florida. Any cause of action arising from this contract shall be brought only in Florida court, which shall have sole jurisdiction over all controversies arising hereunder.
- Shipping dates are approximate and are not guaranteed. Seller shall not be liable for failure to deliver or perform or for delays in delivery or performance occasioned by causes beyond its control, including, without limitation, strikes, lockouts, fires, accidents, interruptions in the supply of materials, breakdowns, delays in carriers or suppliers and governmental action and regulations.
- All special order are final and are non-refundable and non-returnable. All non-special orders are non-refundable and non-returnable unless First Place Fitness Equipment Inc. has issued written permission that said product may be returned for credit. Any and all permission to return product for credit is at the sole discretion of First Place Fitness Equipment, Inc.
- Unless otherwise specified herein, Seller reserves the right to make deliveries in installments. Delay in delivery of any installment shall not relieve Buyer of its obligation to pay for all installments received.
- Seller's failure to strictly enforce any terms or conditions of this agreement or to exercise any right arising hereunder shall not constitute a waiver of Seller's right to strictly enforce such term or condition or exercise such right thereafter. Each right or remedy granted to Seller hereunder shall be deemed cumulative and may be exercised from time to time. Any waiver of Buyer's default hereunder must be in writing and shall not operate as a waiver of any other default or of the same default thereafter.

Subtotal	\$199.90
Sales Tax (0.0%)	\$0.00
Total	\$199.90
Payments/Credits	\$0.00
Balance Due	\$199.90

Governmental Management Services, LLC1001 Bradford Way
Kingston, TN 37763**Invoice**

Invoice #: 482

Invoice Date: 5/1/21

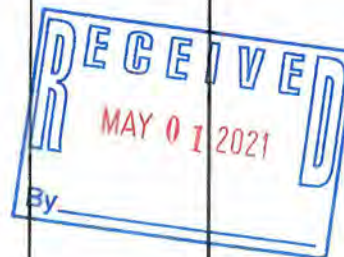
Due Date: 5/1/21

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 - May 2021	1.310.513.340		3,916.67	3,916.67
Information Technology - May 2021	1.310.513.351		133.33	133.33
Impact Fee Collection Administration - May 2021	1.310.513.325		1,250.00	1,250.00
Dissemination Agent Services - May 2021	1.310.513.313		500.00	500.00
Office Supplies	1.310.513.510		3.67	3.67
Postage	1.310.513.420		32.41	32.41
Copies	1.310.513.425		97.65	97.65
Telephone	1.310.513.410		63.13	63.13

**Total** \$5,996.86**Payments/Credits** \$0.00**Balance Due** \$5,996.86

Grau and Associates

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

Phone: 561-994-9299

Fax: 561-994-5823

*Durbin Crossing Community Development District
1408 Hamlin Avenue, Unit E
Saint Cloud, FL 34771*

Invoice No. 21060
Date 05/04/2021

57A

SERVICE	AMOUNT
Arbitrage Series 2017A-1 and 2017A-2 FYE 02/28/2021	\$ 1,200.00
Current Amount Due	\$ 1,200.00

1,310.513.324



0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
1,200.00	0.00	0.00	0.00	0.00	1,200.00

Payment due upon receipt.



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

Invoice

Date 5/1/2021

Invoice # 131295599046

Terms	Net 20
Due Date	5/21/2021
PO #	

Bill To	Ship To
Attn: Office Durbin Crossing North 475 West Town Place, Suite 114 St. Augustine FL 32092	Durbin Crossing North 730 North Durbin Pkwy Saint Johns FL 32259

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	637.49
<div data-bbox="678 919 1010 1150"></div> <p>Mary Pool chemicals North 109A 1.320.538.45510</p>				

Total 637.49
Amount Due \$637.49

Remittance Slip

Customer
13DUR100
Invoice #
131295599046

Amount Due \$637.49

Amount Paid _____

Make Checks Payable To

Poolsure
PO Box 55372
Houston, TX 77255-5372



131295599046



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

Invoice

Date 5/1/2021

Invoice # 131295599047

Terms	Net 20
Due Date	5/21/2021
PO #	

Bill To	Ship To
Durbin Crossing South 475 West Town Place, Suite 114 St. Augustine FL 32092	Durbin Crossing South Durbin Crossing South 145 South Durbin Pkwy Jacksonville FL 32259

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	1,212.74
<div data-bbox="750 940 1068 1150"><p>May Pool chemicals South 1091A 1-320-538-45510</p></div>				

Total 1,212.74
Amount Due \$1,212.74

Remittance Slip

Customer
13DUR200
Invoice #
131295599047

Amount Due \$1,212.74

Amount Paid

Make Checks Payable To
Poolsure
PO Box 55372
Houston, TX 77255-5372



131295599047



St. Johns County Board of County Commissioners

Parks & Recreation Department

INVOICE

BILL TO: Durbin Crossing
CDD
c/o GMS

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



Date: 4/15/2021
Invoice # 0321
Read Date 3/16/2021
(by Reps)

Monthly charges for Reclaimed water for irrigation at Durbin Crossing, as per Interlocal Agreement between St. Johns County and Durbin Crossing CDD of April 24, 2012, Ref Sec 5.

JEA Bill - Reclaimed Irrigation Water	MAR 2021	\$1,809.71
Total Consumption (Gallons) Park + CDD per bill		471,000
Total Charge Per Gallon (X)	MAR 2021	\$0.0038422
Durbin CDD use for month (Gallons) (Y)	MAR 2021	287,011
Total Cost for Reclaim water used by CDD (X x Y)		\$1,102.75
Environmental Charge \$174.27 (Y/1000)	X\$.37)	\$106.19
Basic Mo Chg (Serv Avail Chg) ** \$315.00 (1/3)		\$105.00
Total Due from Durbin CDD (Total of last 3 lines)		\$1,313.94

Note: Name
** changed by JEA

REMIT

TO: St. Johns County BOCC
MAIL: St. Johns County Parks & Rec
2175 Mizell Road
St. Augustine, FL 32080

Mar Reclaim CDD share
1,320,538.431
169A



Customer Name: COUNTY OF ST JOHNS BOARD OF COUNTY

Account #: 7409412065

Cycle: 14

Bill Date: 03/15/21

ELECTRIC SERVICE

Billing Rate: General Service Demand

Service Address: 322 ISLESBROOK PKWY

Service Period: 02/12/21 - 03/15/21 Reading Date: 03/15/2021

Service Point: Large Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
22969078	31	89331	Regular	1	13357 KWH
22969078	31	166.06	Regular	1	166.06 KW
Basic Monthly Charge					\$ 85.00
GSD Demand Charge					1,394.90
GSD Energy Charge					448.13
Environmental Charge					8.28
Fuel Charge					434.10
Gross Receipts Tax					60.78
TOTAL CURRENT ELECTRIC CHARGES					\$ 2,431.19

\$365.85 of Fuel Cost is Tax Exempt

WATER SERVICE

Billing Rate: Commercial Reclaimed Irrigation Service

Service Address: 335 ISLESBROOK PKWY

Service Period: 02/11/21 - 03/14/21 Reading Date: 03/14/2021

Service Point: Reclaim Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
89063681	31	639	Regular	4	471000 GAL
Basic Monthly Charge					\$ 315.00
Inspection Fee					6.00
Tier 1 Consumption (1-14 kgal @ \$3.44)					48.17
Tier 2 Consumption (> 14 kgal @ \$3.96)					1,809.71
Environmental Charge					174.27
TOTAL CURRENT WATER CHARGES					\$ 2,353.15

SEWER SERVICE

Billing Rate: Commercial Sewer Service

Service Address: 345 ISLESBROOK PKWY

Service Period: 02/11/21 - 03/14/21 Reading Date: 03/14/2021

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
68959371	31	899	Regular	1	6000 GAL
Basic Monthly Charge					\$ 52.88
Sewer Usage Charge					36.12
Environmental Charge					2.22
TOTAL CURRENT SEWER CHARGES					\$ 91.22

WATER SERVICE

Billing Rate: Commercial Water Service

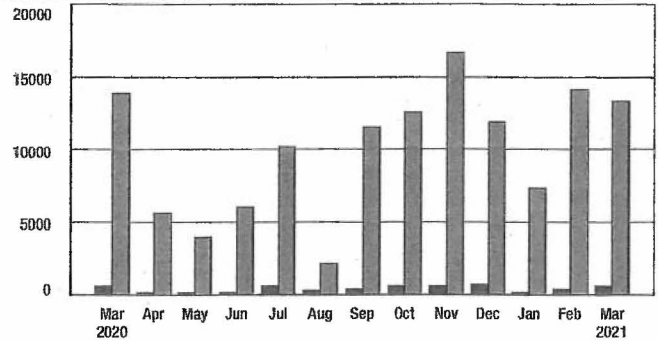
Service Address: 345 ISLESBROOK PKWY

Service Period: 02/11/21 - 03/14/21 Reading Date: 03/14/2021

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
68959371	31	899	Regular	1	6000 GAL
Basic Monthly Charge					\$ 31.50
Water Consumption Charge					8.94
Environmental Charge					2.22
TOTAL CURRENT WATER CHARGES					\$ 42.66

CONSUMPTION HISTORY



Water tens Gal Electric Kwh

	1 year ago	Last Month	This Month	Average Daily
Total Kwh used	13,896	14,168	13,357	430
Total Gallons used	6,000	4,000	6,000	193

Durbin Crossing CDD

Monthly Reclaimed Readings

Month: March 2021

Operations Manager: Justin Blankenbaker 904-230-8688

Park Manager: _____

Reading Date:	10/15/2020 October	11/15/2020 November	12/15/2020 December	1/14/2021 January	2/16/2021 February	3/16/2021 March	April	May	June	July	August	September
Meter	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading
	Use	Use	Use	Use	Use	Use	Use	Use	Use	Use	Use	Use
JEA Meter	10,439,660	11,180,870	105,050	159,430	172,500	737,680						
Use	1,194,720	741,210	105,050	54,380	13,070	565,180	--	-	-	-	-	-
1 174031245	1,184,144	1,201,637	1,201,641	1,201,956	1,202,136	1,281,574						
Use	22,467	17,493	4	315	180	79,438	--	-	-	-	-	-
2 74031246	3,711,087	3,790,987	3,837,956	3,845,205	3,846,349	3,872,643						
Use	102,811	79,900	45,969	7,249	1,144	26,294	--	-	-	-	-	-
3 74031247	3,997,824	4,037,213	4,037,305	4,037,666	4,038,040	4,044,200						
Use	50,433	39,389	92	361	374	6,160	--	-	-	-	-	-
4 74031248	10,769,773	Out of Order	Out of Order	Out of Order	Repair in Progress	72,844						
Use	254,270	-	-	-	-	72,844	--	-	-	-	-	-
5 74031249	9,169,977	9,321,147	9,404,995	9,422,850	9,427,084	9,529,359						
Use	199,900	151,170	83,848	17,855	4,234	102,275	--	-	-	-	-	-
Total CDD Monthly	629,881	287,952	130,913	25,780	5,932	287,011	--	-	-	-	-	-
Running Total	629,881	917,833	1,048,746	1,074,526	1,080,458	1,367,469						



St. Johns County Board of County Commissioners

Parks & Recreation Department

INVOICE

BILL TO: Durbin Crossing
CDD
c/o GMS

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



Date: 4/15/2021
Invoice # 0421
Read Date 4/15/2021
(by Reps)

Monthly charges for Reclaimed water for irrigation at Durbin Crossing, as per Interlocal Agreement between St. Johns County and Durbin Crossing CDD of April 24, 2012, Ref Sec 5.

JEA Bill - Reclaimed Irrigation Water		APR 2021	\$5,072.76
Total Consumption (Gallons) Park + CDD per bill			1,295,000
Total Charge Per Gallon	(X)	APR 2021	\$0.0039171
Durbin CDD use for month (Gallons)	(Y)	APR 2021	399,996
Total Cost for Reclaim water used by CDD	(X x Y)		\$1,566.82
Environmental Charge	\$479.15 (Y/1000)	X\$.37)	\$148.00
Basic Mo Chg (Serv Avail Chg)	\$315.00 (1/3)		\$105.00
Total Due from Durbin CDD	(Total of last 3 lines)		\$1,819.82

Note: Name changed by JEA

REMIT

TO: St. Johns County BOCC
MAIL: St. Johns County Parks & Rec
2175 Mizell Road
St. Augustine, FL 32080

1,320,538.431

149A
April Reclaim Cost Share



21 West Church Street, Jacksonville, FL 32202-3139
Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com

Received

APR 19 2021

Page 3 of 3

Customer Name: COUNTY OF ST JOHNS BOARD OF COUNTY

Account #: 7409412065

Parks and Recreation

Cycle: 14

Bill Date: 04/13/21

ELECTRIC SERVICE

Billing Rate: General Service Demand

Service Address: 322 ISLESBROOK PKWY

Service Period: 03/15/21 - 04/13/21 Reading Date: 04/13/2021

Service Point: Large Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
22969078	29	418	Regular	1	11087 KWH
22969078	29	179.21	Regular	1	179.21 KW
Basic Monthly Charge					\$ 85.00
GSD Demand Charge					1,505.36
GSD Energy Charge					371.97
Environmental Charge					6.87
Fuel Charge					360.32
Gross Receipts Tax					59.73
TOTAL CURRENT ELECTRIC CHARGES					\$ 2,389.25

\$303.67 of Fuel Cost is Tax Exempt

WATER SERVICE

Billing Rate: Commercial Reclaimed Irrigation Service

Service Address: 335 ISLESBROOK PKWY

Service Period: 03/14/21 - 04/12/21 Reading Date: 04/12/2021

Service Point: Reclaim Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
89063681	29	1934	Regular	4	1295000 GAL
Basic Monthly Charge					\$ 315.00
Inspection Fee					6.00
Tier 1 Consumption (1-14 kgal @ \$3.44)					48.17
Tier 2 Consumption (> 14 kgal @ \$3.96)					5,072.76
Environmental Charge					479.15
TOTAL CURRENT WATER CHARGES					\$ 5,921.08

SEWER SERVICE

Billing Rate: Commercial Sewer Service

Service Address: 345 ISLESBROOK PKWY

Service Period: 03/14/21 - 04/12/21 Reading Date: 04/12/2021

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
68959371	29	905	Regular	1	6000 GAL
Basic Monthly Charge					\$ 52.88
Sewer Usage Charge					36.12
Environmental Charge					2.22
TOTAL CURRENT SEWER CHARGES					\$ 91.22

WATER SERVICE

Billing Rate: Commercial Water Service

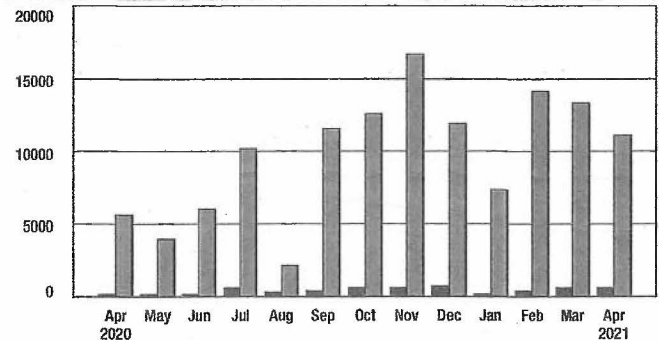
Service Address: 345 ISLESBROOK PKWY

Service Period: 03/14/21 - 04/12/21 Reading Date: 04/12/2021

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
68959371	29	905	Regular	1	6000 GAL
Basic Monthly Charge					\$ 31.50
Water Consumption Charge					8.94
Environmental Charge					2.22
TOTAL CURRENT WATER CHARGES					\$ 42.66

CONSUMPTION HISTORY



	1 year ago	Last Month	This Month	Average Daily
Total Kwh used	5,586	13,357	11,087	382
Total Gallons used	2,000	6,000	6,000	206

Durbin Crossing CDD

Monthly Reclaimed Readings

Month: April 2021

Operations Manager: Justin Blankenbaker 904-230-8688

Park Manager: _____

Reading Date:	10/15/2020	11/15/2020	12/15/2020	1/14/2021	2/16/2021	3/16/2021	4/15/2021	May	June	July	August	September
	October	November	December	January	February	March	April					
Meter	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading	Reading
	Use	Use	Use	Use	Use	Use	Use	Use	Use	Use	Use	Use
JEA Meter	10,439,660	11,180,870	105,050	159,430	172,500	737,680	2,080,370					
Use	1,194,720	741,210	105,050	54,380	13,070	565,180	1,342,690	--	--	-	-	-
1 174031245	1,184,144	1,201,637	1,201,641	1,201,956	1,202,136	1,281,574	1,373,426					
Use	22,467	17,493	4	315	180	79,438	91,852	--	--	-	-	-
2 74031246	3,711,087	3,790,987	3,837,956	3,845,205	3,846,349	3,872,643	3,907,230					
Use	102,811	79,900	46,969	7,249	1,144	26,294	34,587	--	--	-	-	-
3 74031247	3,997,824	4,037,213	4,037,305	4,037,666	4,038,040	4,044,200	4,070,693					
Use	50,433	39,389	92	361	374	6,160	26,493	--	--	-	-	-
4 74031248	10,769,773	Out of Order	Out of Order	Out of Order	Repair in Progress	72,844	166,399					
Use	254,270	-	-	-	-	72,844	93,555	--	--	-	-	-
5 74031249	9,169,977	9,321,147	9,404,995	9,422,850	9,427,084	9,529,359	9,682,868					
Use	199,900	151,170	83,648	17,855	4,234	102,275	153,509	--	--	-	-	-
Total CDD Monthly	629,881	287,952	130,913	25,780	5,932	287,011	399,996	--	-	-	-	-
Running Total	629,881	917,833	1,048,746	1,074,526	1,080,458	1,367,469	1,767,465					

First Place Fitness Equipment, Inc.
 10290 Philips Hwy #1
 Jacksonville, FL 32256
 904-998-0738
 www.1PFE.com

Invoice

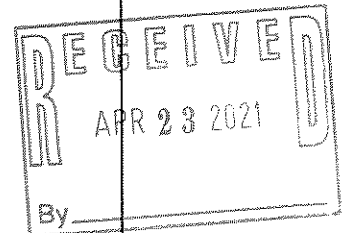
Date	Invoice #
3/24/2021	26691

Bill To	Ship To
Durbin Crossing North 887 N Durbin Pkwy, St Johns, FL 32259	
904-230-2011	TMyhill@vestapropertyservices.c...

P.O. No.	Terms	Rep
----------	-------	-----

Item	Description	Qty	Rate	Class	Site	Amount
MAW8362TR	6' X 4' - 3/8 inch thick Black Mat - Trued	6	89.95	Commercial Jax	Jacksonville	539.70
High Profile ...	High Profile Edge Ramps 12 ft length	0	38.00		Jacksonville	0.00
Discount			-289.70	Commercial Jax		-289.70
Customer's Signature _____						

64B



36.600.53800.60000
 Capital Outlay
 New Equipment

INVOICE TERMS AND CONDITIONS - READ CAREFULLY		Subtotal	\$250.00
All orders that are canceled will be subject to a canceled order /restocking fee of 50% of the value of the order.		Sales Tax (0.0%)	\$0.00
1. All sales and quotations made by Seller are subject to each of the within terms and conditions. 2. All unpaid items will be subject to a late payment fee computed at the rate of one and one-half percent (1-1/2%) per month (an effective rate of eighteen percent (18%) per annum) on the declining balance unpaid for more than thirty (30) days after the date of this invoice. Buyer shall pay Seller all costs of collection on past due accounts, including, but not limited to, reasonable attorney's fees, whether or not litigation is commenced in aid thereof. 3. This agreement shall be deemed for all purposes to be made in Duval County, Florida and shall be governed by and construed in accordance with the laws of Florida. Any cause of action arising from this contract shall be brought only in Florida court, which shall have sole jurisdiction over all controversies arising hereunder. 4. Shipping dates are approximate and are not guaranteed. Seller shall not be liable for failure to deliver or perform or for delays in delivery or performance occasioned by causes beyond its control, including, without limitation, strikes, lockouts, fires, accidents, interruptions in the supply of materials, breakdowns, delays in carriers or suppliers and governmental action and regulations. 5. All special order are final and are non-refundable and no-returnable. All non-special orders are non-refundable and non-returnable unless First Place Fitness Equipment Inc. has issued written permission that said product may be returned for credit. Any and all permission to return product for credit is at the sole discretion of First Place Fitness Equipment, Inc. 6. Unless otherwise specified herein, Seller reserves the right to make deliveries in installments. Delay in delivery of any installment shall not relieve Buyer of its obligation to pay for all installments received. 7. Seller's failure to strictly enforce any terms or conditions of this agreement or to exercise any right arising hereunder shall not constitute a waiver of Seller's right to strictly enforce such term or condition or exercise such right thereafter. Each right or remedy granted to Seller hereunder shall be deemed cumulative and may be exercised from time to time. Any waiver of Buyer's default hereunder must be in writing and shall not operate as a waiver of any other default or of the same default thereafter.		Total	\$250.00
		Payments/Credits	\$0.00
		Balance Due	\$250.00
		36.600.53800.60000 Capital Outlay New Equipment	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
5/03/21	00064	3/24/21 26691	202103 600-53800-60000		*	250.00	
		CAP OUTLAY NEW EQUIPMENT		FIRST PLACE FITNESS EQUIPMENT, INC			250.00 000194

						TOTAL FOR BANK B	250.00
						TOTAL FOR REGISTER	250.00

DURB DURBIN CROSS OKUZMUK

FIFTH ORDER OF BUSINESS

PREPARED BY AND RETURN TO:
Jeri Poller, Esq.
Jeri Poler P.A.
6013 NW 23rd Ave
Boca Raton, Florida 33496

Tax Parcel: 026400-0110

QUIT CLAIM DEED

THIS QUIT CLAIM DEED, made this as of this ____ day of _____, 2021, between **MATTAMY FLORIDA LLC**, a Delaware limited liability company, whose address is 4901 Vineland Road, Suite 450, Orlando, Florida 32811, hereinafter called Grantor, and **DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government, whose address is 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092, hereinafter called Grantee:

WITNESSETH

That the Grantor, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration, to the Grantor in hand paid by the Grantee, the receipt of which is hereby acknowledged, has remised, released and quitclaimed, and by this deed does remise, release and quitclaim unto the Grantee and the assigns of the Grantee forever, all of the right, title and interest, claim and demand which the Grantor has in and to the real property lying and being in the County of St. Johns, State of Florida, as more particularly described in **Exhibit "A"** (hereinafter, the "Property").

Subject to any covenants, easements and restrictions of record, if any, with all not specifically reimposed hereby.

Subject to taxes for the year 2021 and thereafter.

TO HAVE AND TO HOLD the same, together with all appurtenances thereunto belonging or in anywise appertaining, and all of the estate, right, title, interest, and claim whatsoever of the Grantor, either in law or in equity, to the only proper use, benefit and behoof of the Grantee and the assigns of the Grantee forever.

Grantor represents that grantor has complied with the requirements of Section 196.295, Florida Statutes.

[SIGNATURE APPEARS ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the said Grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered
in the presence of:

MATTAMY FLORIDA LLC,
a Delaware limited liability company

Witnesses:

(Signature)
Name: _____

(Signature)
Name: Clifford L. Nelson
Title: Vice President

(Signature)
Name: _____

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021, by Clifford L. Nelson, as Vice President of Mattamy Florida LLC, a Delaware limited liability company, for and on behalf of said company. He is ☐ personally known to me or ☐ produced _____ as identification.

(SEAL)

Signature of Notary Public

Name of Notary Public, State of Florida
(Typed, Printed or Stamped)

EXHIBIT A

Those lands lying in St. Johns County, Florida, being known as Tax Parcel 02400-0110 and more particularly described as follows:

1-11 PTS OF SECS 7 & 18 LYING S OF RUSSELL SAMPSON RD - SECOND DEED PARCEL (EX PT THAT OVERLAPS OR1820/1342) (EX PT TO DURBIN CROSSING CDD IN OR2586/623) (EX PT OR2583/1424) (EX PT TO CDD IN OR3045/1871) (EX DURBIN CROSSING SOUTH PARCEL Y PHASE ONE MB71/3-7) (EX DURBIN CROSSING SOUTH PARCEL Y PHASE TWO MB80/39-42) OR3754/317 & 3754/326 (DEC & COV)



St. Johns County, FL

Sales Questionnaire Form

If you are a new owner of this property, please click here to submit a Sales Questionnaire

Sales Questionnaire

Summary



Parcel ID	0264000110
Location	RICHMOND DR
Address	SAINT JOHNS 32259-0000
Neighborhood	M&B RaceTrk/Veterans/St Johns Pkwy area (COM) (6130.01)
Tax	1-11 PTS OF SECS 7 & 18 LYING S OF RUSSELL SAMPSON RD - SECOND DEED PARCEL (EX PT THAT OVERLAPS OR1820/1342) (EX PT TO DURBIN CROSSING CDD IN OR2586/623) (EX PT OR2583/1424) (EX PT TO CDD IN OR3045/1871) (EX DURBIN CROSSING SOUTH PARCEL Y PHASE ONE MB71/3-7) (EX DURBIN CROSSING SOUTH PARCEL Y PHASE TWO MB80/39-42) OR3754/317 & 3754/326(DEC & COV)
Description*	<i>*The Description above is not to be used on legal documents.</i>
Property Use Code	ROWs, Roads, Irrigation Channels, Ditches, etc. (9400)
Subdivision	N/A
Sec/Twp/Rng	18-5-28
District	Durbin Crossing Community Development District (District 306)
Millage Rate	13.3141
Acreage	0.020
Homestead	N

Owner Information

Owner Name	Mattamy Florida LLC 100%
Mailing Address	2450 MAITLAND CENTER PKWY STE 300 MAITLAND, FL 32751-4140

Map



Valuation Information

	2021
Building Value	\$0
Extra Features Value	\$0
Total Land Value	\$50
Agricultural (Assessed) Value	\$0
Agricultural (Market) Value	\$0
Just (Market) Value	\$50
Total Deferred	\$0
Assessed Value	\$50
Total Exemptions	\$0
Taxable Value	\$50

Values listed are from our working tax roll and are subject to change.

Historical Assessment Information

Year	Building Value	Extra Feature Value	Total Land Value	Ag (Market) Value	Ag (Assessed) Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value
2020	\$0	\$0	\$50	\$0	\$0	\$50	\$50	\$0	\$50
2019	\$0	\$0	\$50	\$0	\$0	\$50	\$50	\$0	\$50
2018	\$0	\$0	\$50	\$0	\$0	\$50	\$50	\$0	\$50
2017	\$0	\$0	\$50	\$0	\$0	\$50	\$50	\$0	\$50
2016	\$0	\$0	\$327,825	\$0	\$0	\$327,825	\$327,825	\$0	\$327,825
2015	\$0	\$0	\$327,825	\$0	\$0	\$327,825	\$327,825	\$0	\$327,825
2014	\$0	\$0	\$1,065,550	\$0	\$0	\$1,065,550	\$1,065,550	\$0	\$1,065,550
2013	\$0	\$0	\$900,270	\$886,095	\$8,720	\$22,895	\$22,895	\$0	\$22,895
2012	\$0	\$0	\$900,270	\$886,095	\$10,267	\$24,442	\$24,442	\$0	\$24,442
2011	\$0	\$0	\$900,270	\$886,095	\$9,142	\$23,317	\$23,317	\$0	\$23,317
2010	\$0	\$0	\$998,725	\$984,550	\$8,580	\$22,755	\$22,755	\$0	\$22,755

Land Information

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
ROWs, Roads, Irrigation Channels, Ditches etc	0	0	0.02	AC	\$50

Sale Information

Recording Date	Sale Date	Sale Price	Instrument Type	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
1/20/2015	1/13/2015	\$0.00	COVENANTS AND RESTRICTIONS	3977	1640	U	V	DURBIN CROSSING TOWNHOMES	
1/20/2015	1/13/2015	\$0.00	COVENANTS AND RESTRICTIONS	3977	1638	U	V	MATTAMY (JACKSONVILLE) PARTNERSHIP	DURBIN CROSSING TOWNHOMES
6/28/2013	6/28/2013	\$0.00	COVENANTS AND RESTRICTIONS	3754	326	U	V	MATTAMY (SILVERTREE ESTATES) LLC	MATTAMY (JACKSONVILLE) PARTNERSHIP
6/28/2013	6/28/2013	\$1,308,000.00	WARRANTY DEED	3754	317	Q	V	SILVERTREE ESTATES LLC	MATTAMY (JACKSONVILLE) PARTNERSHIP
6/25/2013	6/21/2013	\$0.00	CONSERVATION EASEMENT	3751	1529	U	V	SILVERTREE ESTATES LLC	ST JOHNS RIVER WATER MANAGEMENT DISTRICT
	6/22/2006	\$100.00	CONSERVATION EASEMENT	2761	1955	U	V	SILVERTREE ESTATES LLC	ST JOHNS RIVER WATER MANAGEMENT DISTRICT
	3/28/2005	\$100.00	CORRECTIVE DEED	2407	579	U	V	RAYLAND LLC	SIVERTREE ESTATES LLC
	8/27/2003	\$1,200,000.00	WARRANTY DEED	2036	1093	Q	V	RAYLAND LLC	SIVERTREE ESTATES LLC

No data available for the following modules: Exemption Information, Building Information, Extra Feature Information, Sketch Information.

The St. Johns County Property Appraiser's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation.

[User Privacy Policy](#)
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Last Data Upload: 5/5/2021, 12:50:35 AM

Developed by
 Schneider
 GEOSPATIAL

Version 2.3.119

Dennis W. Hollingsworth Tax Collector

generated on 5/5/2021 3:53:04 PM EDT

Tax Record

Last Update: 5/5/2021 3:53:03 PM EDT

Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

Account or Parcel Number		Tax Type		Tax Year	
026400-0110		REAL ESTATE		2020	
Mailing Address MATTAMY FLORIDA LLC 2450 MAITLAND CENTER PKWY STE 300 MAITLAND FL 32751-4140		Physical Address RICHMOND DR			
Exempt Amount		Taxable Value			
\$0.00		\$50.00			
Exemption Detail NO EXEMPTIONS Legal Description 18-05-28.02 Acres 1-11 PTS OF SECS 7 & 18 LYING S OF RUSSELL SAMPSON RD - SECOND DEED PARCEL (EX PT THAT OVERLAPS OR1820/1342) (EX PT TO DURBIN CROSSING CDD IN OR2586/623) (EX PT OR2583/1424) (EX PT TO CDD IN OR3045/1871) (EX DURBIN CROSSING SOUTH See Tax Roll For Extra Legal		Millage Code 306		Escrow Code	
Ad Valorem Taxes					
Taxing Authority	Rate	Assessed Value	Exemption Amount	Taxable Value	Taxes Levied
COUNTY					
GENERAL	4.6537	50	0	\$50	\$0.23
ROAD	0.8444	50	0	\$50	\$0.04
HEALTH	0.0160	50	0	\$50	\$0.00
SCHOOL					
SCHOOL-STATE LAW	3.7050	50	0	\$50	\$0.19
SCHOOL - LOCAL BOARD	2.2480	50	0	\$50	\$0.11
SJRWMD	0.2287	50	0	\$50	\$0.01
FIRE	1.3813	50	0	\$50	\$0.07
MOSQUITO	0.2050	50	0	\$50	\$0.01
FL INLAND NAV DISTRICT	0.0320	50	0	\$50	\$0.00
Total Millage		13.3141	Total Taxes		\$0.66
Non-Ad Valorem Assessments					
Code	Levying Authority				Amount
4129	DURBIN CROSSING CDD				\$0.00
Total Assessments					\$0.00
Taxes & Assessments					\$0.66
If Paid By					Amount Due
					\$0.00

Date Paid	Transaction	Receipt	Item	Amount Paid
4/19/2021	PAYMENT	1132199.0001	2020	\$0.68

Prior Year Taxes Due

NO DELINQUENT TAXES

SIXTH ORDER OF BUSINESS

Prepared By and Return To

Michael C. Eckert, Esq.
Hopping Green & Sams
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

**TEMPORARY CONSTRUCTION AND
ACCESS EASEMENT AGREEMENT**

THIS TEMPORARY CONSTRUCTION AND ACCESS EASEMENT AGREEMENT (“Agreement”) is made and entered into this _____ day of _____, 2021, by and between **DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT** whose address is 475 West Town Place, Suite 114, St. Augustine, Florida 32092 (the “**Grantor**”) in favor of _____, a _____, whose address is _____ (“**Grantee**”) (Grantor and Grantee are sometimes together referred to herein as the “**Parties**”, and separately as the “**Party**”).

WITNESSETH:

WHEREAS, Grantor is the owner in fee simple of that certain parcel of real property located in St. Johns County, Florida, being more particularly described on **Exhibit “A”** attached hereto, and by this reference incorporated herein (the “**Easement Area**”); and

WHEREAS, Grantee intends to complete within the Easement Area, the design, installation and construction of certain roadway improvements, landscaping, hardscaping, signage, and other such improvements as authorized by law, (collectively, the “**Improvements**”); and

WHEREAS, Grantor desires to grant to Grantee a temporary, non-exclusive construction and access easement on, upon, over, under, across, and through the Easement Area for the sole purpose of constructing the Improvements, until construction of the Improvements is completed, whichever occurs first.

NOW, THEREFORE, for and in consideration of Ten and No/100 Dollars (\$10.00) in hand paid by the Grantee to the Grantor and the agreement by Grantee to install enhanced landscaping on Grantor’s property as identified below, the mutual covenants and agreements herein set forth and other good and valuable consideration, the receipt, adequacy and sufficiency of which are hereby expressly acknowledged by the Parties, the Parties do hereby agree as follows:

1. **Recitals.** The foregoing recitals are true and correct and are incorporated herein by this reference.

2. **Temporary Construction Easement; Enhanced Landscaping Installed by Grantee.** Grantor does hereby grant, bargain, sell and convey to Grantee a temporary, non-exclusive easement on, upon, over, under, across and through the Easement Area for access, ingress, egress and to allow Grantee to complete the design, construction and installation of the Improvements (collectively, the “**Easement**”). In consideration of the grant of this temporary construction easement, Grantee shall install landscaping and irrigation of the type and in the locations identified on **Exhibit “B”** attached hereto.

3. **Term of Easement.** Upon the earlier of (i) the completion of all Improvements and the acceptance of such by the District’s Board of Supervisors and St. Johns County, or (ii) recordation of a release of the Easement in the Public Records of St. Johns County, Florida, then this Agreement shall automatically terminate and be extinguished and all rights in the Easement granted by this Agreement shall immediately revert to the Grantor, its successors, transferees and assigns, without further action of the Grantor or Grantee being required with respect to such Easement Area. Upon termination of this Agreement, as provided herein, and upon request by Grantor, Grantee shall promptly execute and deliver to Grantor a document in recordable form confirming termination of this Agreement and the Easement granted herein.

4. **Insurance and Indemnity.** Grantee and/or any contractors performing work for Grantee on the Easement Area, shall at all times maintain general public liability insurance to afford protection against any and all claims for personal injury, death or property damage arising directly or indirectly out of the exercise of the rights and privileges granted. Said insurance maintained by any contractors performing work for Grantee on the Easement Area shall be issued by solvent, reputable insurance companies authorized to do business in the State of Florida, naming Grantee and Grantor as insured, as their interests may appear, in a combined-single limit of not less than \$1,000,000.00 with respect to bodily injury or death and property damage. Said insurance shall also be primary, and not contributory, as to any insurance coverage maintained by Grantor. Grantee hereby agrees to indemnify and hold harmless Grantor from and against any and all liability arising out of Grantee’s activities within and adjacent to the Easement Area.

5. **Obligations of Grantor and Grantee.** The Parties acknowledge and agree that any rights granted hereunder shall be exercised by the Parties only in accordance and compliance with any and all applicable laws, ordinances, rules, regulations, permits and approvals, and any future modifications or amendments thereto. Grantee shall not discharge into or within the Easement Area, any hazardous or toxic materials or substances, any pollutants, or any other substances or materials prohibited or regulated under any federal, state or local law, ordinance, rule, regulations or permit, except in accordance with such laws, ordinances, rules, regulations and permits. Grantee agrees to indemnify and hold harmless Grantor from and against any and all liability arising out of Grantee’s breach of any provision of this Agreement, including, without limitation, the matters set forth in this paragraph.

6. **Beneficiaries of Easement Rights.** The Easement set forth in this Agreement shall be for the sole benefit and use of Grantee, its successors and assigns, and Grantee’s agents,

employees, consultants, representatives, contractors and providers of emergency services and utility services.

7. **Amendments and Waivers.** This Agreement may not be terminated or amended, modified, altered, or changed in any respect whatsoever, except by a further agreement in writing duly executed by the Parties and recorded in the Official Records of St. Johns County, Florida. No delay or omission of any Party in the exercise of any right accruing upon any default of any Party shall impair such right or be construed to be a waiver thereof, and every such right may be exercised at any time during the continuance of such default. A waiver by any Party of a breach of, or a default in, any of the terms and conditions of this Agreement by any other Party shall not be construed to be a waiver of any subsequent breach of or default in the same or any other provision of this Agreement. No breach of the provisions of this Agreement shall entitle any Party to cancel, rescind or otherwise terminate this Agreement, but such limitation shall not affect, in any manner, any other rights or remedies which any Party may have by reason of any breach of the provisions of this Agreement.

8. **Notices.** All notices, requests, consents, and other communications under this Agreement (“Notice” or “Notices”) shall be in writing and shall be delivered, mailed by Overnight Delivery or First-Class Mail, postage prepaid, to the parties, as follows:

If to Grantor: Durbin Crossing Community Development District
475 West Town Place, Suite 114
St. Augustine, FL 32092
Attn: District Manager

With a copy to: Hopping Green & Sams PA
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301
Attn: District Counsel

If to Grantee: _____

Attn: _____

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for Contractor may deliver Notice on behalf of the District and Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which

Notices shall be sent by providing the same on five (5) days' written notice to the parties and addressees set forth herein.

9. **Use of Easement Area.** It is acknowledged and agreed that the Easement granted under this Agreement is not an exclusive easement and that Grantor shall have the right to use and enjoy the Easement Area in any manner not inconsistent with the easement rights created herein, and grant others the right to do so.

10. **Liens.** Grantee shall not permit (and shall promptly satisfy or bond) any construction, mechanic's lien or encumbrance against the Easement Area in connection with the exercise of rights hereunder.

11. **Effective Date.** The Effective Date of the Agreement shall be the date first listed above.

12. **Miscellaneous.** This Agreement contains the entire understanding of the Parties with respect to the matters set forth herein and no other agreement, oral or written, not set forth herein, nor any course of dealings of the Parties, shall be deemed to alter or affect the terms and conditions set forth herein. If any provision of this Agreement, or portion thereof, or the application thereof to any person or circumstances, shall, to the extent be held invalid, inoperative or unenforceable, the remainder of this Agreement, or the application of such provision or portion thereof to any other persons or circumstances, shall not be affected thereby; it shall not be deemed that any such invalid provision affects the consideration for this Agreement; and each provision of this Agreement shall be valid and enforceable to the fullest extent permitted by law. This Agreement shall be construed in accordance with the laws of the State of Florida. Venue for any proceeding brought hereunder shall be St. Johns County, Florida. In the event of any dispute hereunder or of any action to interpret or enforce this Agreement, any provision hereof or any matter arising herefrom, the predominantly prevailing party shall be entitled to recover its reasonable attorneys' fees, costs and expenses, whether suit be brought or not, and whether in settlement, in any declaratory action, at trial or on appeal. The section headings in this Agreement are for convenience only, shall in no way define or limit the scope or content of this Agreement, and shall not be considered in any construction or interpretation of this Agreement or any part hereof. Where the sense of this Agreement requires, any reference to a term in the singular shall be deemed to include the plural of said term, and any reference to a term in the plural shall be deemed to include the singular of said term. Nothing in this Agreement shall be construed to make the Parties hereto partners or joint venturers or render either of said parties liable for the debts or obligations of the other. This Agreement may be executed in counterparts, each of which shall constitute an original, but all taken together shall constitute one and the same Agreement. Time is of the essence of this Agreement. This Agreement shall be binding upon and inure to the benefit of Grantor and Grantee and their respective successors and assigns. The rights, privileges and Easement granted and conveyed hereunder shall be a burden upon the Easement Area and shall exist for the benefit of and run with title to the Easement Area.

[Signatures on Next Page]

Signed, sealed and delivered
in the presence of:

**DURBIN CROSSING COMMUNITY
DEVELOPMENT DISTRICT**, a local unit
of special-purpose government established
pursuant to Chapter 190, *Florida Statutes*

Secretary

Chair, Board of Supervisors

Print Name:_____

Print Name:_____

**STATE OF FLORIDA
COUNTY OF ST. JOHNS**

The foregoing instrument was acknowledged before me by means of ___ physical presence or ___ online notarization, this _____ day of _____, 2021, by Peter Pollicino, as Chair of **DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*. He is personally known to me or has produced _____ as identification.

(Signature of Notary Public)

(Typed name of Notary Public)

Notary Public, State of Florida

Commission No.:_____

My Commission Expires:_____

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed as of the day and year first written above.

Signed, sealed and delivered
in the presence of:

a _____

Print Name: _____

By: _____
Its: _____

Print Name: _____

STATE OF FLORIDA
COUNTY OF _____

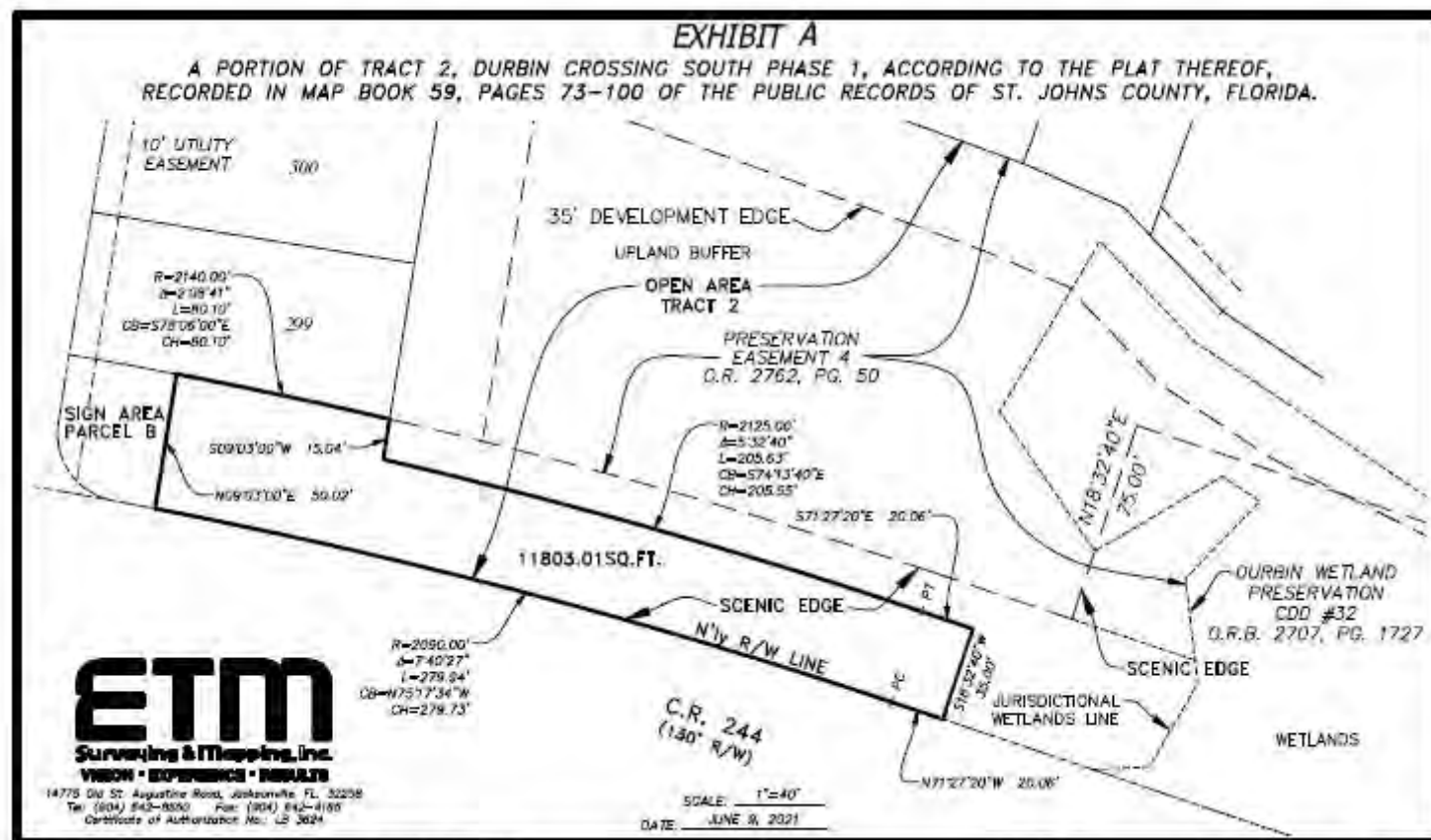
The foregoing instrument was acknowledged before me by means of ___ physical presence or ___ online notarization, this ___ day of ___, 2021, by _____, as an authorized _____ representative of _____, a _____, He/she is personally known to me or has produced _____ as identification.

(Signature of Notary Public)

(Typed name of Notary Public)
Notary Public, State of Florida
Commission No.: _____
My Commission Expires: _____

Exhibit A

Property Subject to Temporary Construction Easement



CAD FILE: A:\Survey\MapProj\Appendix-Durbin\Map\OC001\Sketches\DE Ac 1.dwg

GRAPH BY: JMS (ORDER NO.): 21-345.00 FILE NO.: 1284-10.00

Exhibit B

Identification of Enhanced Landscaping and Irrigation
(location, type and number)

After Recording To Be Returned To:

Michael C. Eckert
Hopping Green & Sams PA
119 S. Monroe Street, Suite 300
Tallahassee, Florida 32301

Project: _____

PERMANENT SLOPE EASEMENT

THIS INDENTURE, made and executed the _____ day of _____, A.D. 2021, by DURBIN CROSSING COMMUNITY DEVELOPMENT DISTRICT, a special-purpose form of local government organized and existing under the laws of the State of Florida, whose address is c/o Governmental Management Services, 475 West Town Place, Suite 114, St. Augustine, FL 32092, GRANTOR, and ST. JOHNS COUNTY, a political subdivision of the State of Florida, whose address is _____, GRANTEE.

WITNESSETH, That the GRANTOR, in consideration of the sum of \$10.00 and other valuable considerations, paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby give and grant to the GRANTEE, its successors and assigns, a permanent, non-exclusive slope easement solely for the purpose of insuring the integrity of the county road which runs adjacent to the lands encumbered by this easement. This easement is to allow GRANTEE to maintain the elevation of the road, to GRANTEE'S specifications, with the right to clear, grade, excavate and/or add fill material to the easement area; and the right of access in, over and upon the following described lands of the GRANTOR situate in St. Johns County aforesaid, to-wit:

SEE ATTACHED EXHIBIT "A"

Property Appraiser's Parcel Identification Number(s):

a portion of

TO HAVE AND TO HOLD said easement unto said GRANTEE and its successors and assigns forever.

THE GRANTOR and their heirs, successors and assigns shall not build, construct, or create or permit others to build, construct, or create any building, utilities or other structures that could adversely affect the structural integrity of the adjacent road without prior written approval of the GRANTEE. The GRANTOR may use the granted easement for any use not inconsistent with the GRANTEE'S intended use of the granted easement including, but not limited to, project development, driveways, access, open space, setback area, landscaping, adding fill material, and any activity that will not adversely affect the structural integrity of the adjacent road.

THE GRANTOR covenants with the GRANTEE that the GRANTOR is lawfully seized of said lands in fee simple; that the GRANTOR has good right and lawful authority to grant this easement and shall take no action to interfere with the GRANTEE'S lawful use of said easement; that the GRANTOR hereby fully warrants the easement being granted and will defend the same against the lawful claims of all persons whomsoever.

THE GRANTEE shall be responsible for, and by its acceptance hereof, hereby agrees to perform all maintenance and repair activities necessary or required in order to keep and maintain in good order and repair, and otherwise in compliance with all applicable governmental requirements, the earth cut/fill slope supporting the county road which runs adjacent to the lands encumbered by this easement. In the event that GRANTEE, its agents, employees, consultants, representatives, and contractors (and their subcontractors, employees and materialmen) cause damage to the easement area or any of the improvements located within the easement area, or causes damage to GRANTOR's other property or any improvements located thereon, in the exercise of the easement rights granted herein, GRANTEE, at GRANTEE's sole cost and expense, agrees to commence and diligently pursue the restoration of the same and the improvements so damaged to as nearly as practical to the original condition and grade, including, without limitation, repair and replacement of any landscaping, hardscaping, grass, sodding, shrubbery, plants, flowers, bushes, trees, mulch, plantings, ground cover, roadways, driveways, sidewalks, parking areas, fences, walks, utility lines and other structures, within thirty (30) days after receiving written notice of the occurrence of any such damage.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be signed in its name by its duly authorized officer.

Signed, sealed, and delivered
in the presence of:

Witness

Printed Name

Witness

Printed Name

**DURBIN CROSSING COMMUNITY
DEVELOPMENT DISTRICT**

By: _____

Name: Peter Pollicino

Title: Chair

**STATE OF FLORIDA
COUNTY OF ST. JOHNS**

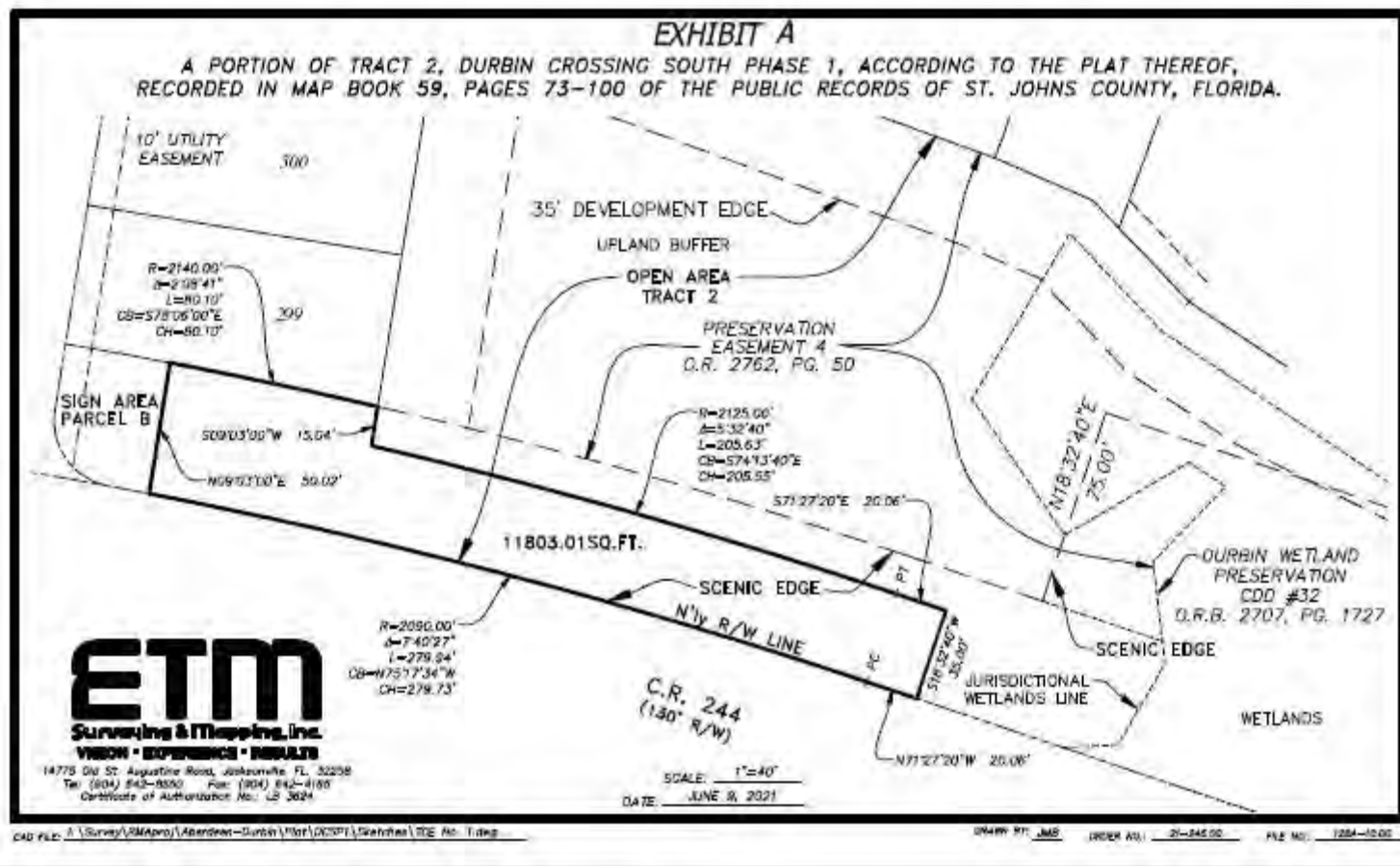
I HEREBY CERTIFY that on this day of, before me personally appeared Peter Pollicino, as Chair of Durbin Crossing Community Development District to me known to be, or who has produced _____ as identification, and did/did not take oath, the individual and officer described in and who executed the foregoing instrument and acknowledged the execution thereof to be his free act and deed as such officer thereunto duly authorized, and that the official seal of said company is duly affixed thereto, and the said conveyance is the act and deed of said company.

Witness my hand and official seal this _____ day of _____, 2021.

(Notary Seal)

Notary Signature

Printed Notary Name
Notary Public in and for
the county and state aforesaid
My commission expires:



EIGHTH ORDER OF BUSINESS

**Durbin Crossing
Community Development District**



**Approved Budget
Fiscal Year 2022**



**Durbin Crossing
Community Development District**

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Capital Reserve Fund

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Durbin Crossing Community Development District

General Fund Budget FY 2022

	Adopted FY 2021 Budget	Actual YTD Thru 5/31/21	Projected Next 4 Months	Projected Thru 9/30/21	Approved FY 2022 Budget
Revenues					
Assessments	\$ 1,934,606	\$ 1,917,968	\$ 16,714	\$ 1,934,682	\$ 2,099,514
Interest Income	\$ 1,300	\$ 22	\$ 10	\$ 32	\$ 30
Misc Income	\$ 22,500	\$ 11,882	\$ 4,000	\$ 15,882	\$ 20,000
Total Revenues	\$ 1,958,406	\$ 1,929,872	\$ 20,724	\$ 1,950,596	\$ 2,119,544
Expenditures					
Administrative					
Supervisor Fees	\$ 11,000	\$ 6,400	\$ 4,000	\$ 10,400	\$ 11,000
FICA Expense	\$ 842	\$ 490	\$ 306	\$ 796	\$ 842
Assessment Roll Administration (GMS)	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ 5,000
Engineering Fees (ETM)	\$ 13,000	\$ 4,116	\$ 8,884	\$ 13,000	\$ 13,000
Dissemination Fees (GMS and Disclosure Services)	\$ 7,200	\$ 4,250	\$ 2,000	\$ 6,250	\$ 7,200
Attorney Fees (HGS)	\$ 50,000	\$ 19,385	\$ 16,300	\$ 35,685	\$ 50,000
Annual Audit (McDermitt, Davis)	\$ 4,200	\$ -	\$ 4,200	\$ 4,200	\$ 4,200
Trustee Fees (US Bank)	\$ 10,800	\$ 5,388	\$ 5,400	\$ 10,788	\$ 10,800
Arbitrage (Grau)	\$ 1,200	\$ 1,200	\$ -	\$ 1,200	\$ 1,200
Impact Fee Administration (GMS)	\$ 15,000	\$ 10,000	\$ 5,000	\$ 15,000	\$ 15,000
Management Fees (GMS)	\$ 47,000	\$ 31,333	\$ 15,667	\$ 47,000	\$ 48,880
Information Technology	\$ 1,000	\$ 1,067	\$ 133	\$ 1,200	\$ 1,200
Website Maintenance	\$ 600	\$ -	\$ 600	\$ 600	\$ 800
Telephone	\$ 300	\$ 311	\$ 253	\$ 563	\$ 600
Postage	\$ 1,800	\$ 637	\$ 1,163	\$ 1,800	\$ 1,800
Printing & Binding	\$ 1,500	\$ 511	\$ 989	\$ 1,500	\$ 1,500
Insurance (FIA)	\$ 7,955	\$ 7,594	\$ -	\$ 7,594	\$ 8,354
Legal Advertising	\$ 2,000	\$ 984	\$ 1,016	\$ 2,000	\$ 2,000
Other Current Charges	\$ 1,000	\$ 627	\$ 296	\$ 923	\$ 1,000
Office Supplies	\$ 150	\$ 20	\$ 80	\$ 100	\$ 150
Dues, Licenses & Subscriptions (DCA)	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
Administrative Expenses	\$ 181,722	\$ 99,487	\$ 66,286	\$ 165,773	\$ 184,701
Amenity Center					
Insurance (FIA)	\$ 27,136	\$ 28,408	\$ -	\$ 28,408	\$ 31,077
Repairs & Replacements	\$ 60,000	\$ 37,266	\$ 22,734	\$ 60,000	\$ 60,000
Recreational Passes	\$ 4,000	\$ 374	\$ 1,000	\$ 1,374	\$ 4,000
Office Supplies	\$ 6,000	\$ 2,180	\$ 3,820	\$ 6,000	\$ 6,000
Permit Fees (Dept of Health/ASCAP/BMI/SEASAC)	\$ 2,700	\$ 2,011	\$ 925	\$ 2,936	\$ 3,000
Utilities					
Water & Sewer (JEA)	\$ 37,000	\$ 16,279	\$ 20,721	\$ 37,000	\$ 42,000
Electric (JEA)	\$ 31,000	\$ 22,420	\$ 12,000	\$ 34,420	\$ 36,000
Website	\$ 300	\$ 295	\$ 353	\$ 648	\$ 650
Cable/Internet/Phone (Comcast)	\$ 17,500	\$ 12,428	\$ 6,426	\$ 18,854	\$ 19,380
Security System (Atlantic)	\$ 1,000	\$ 520	\$ 375	\$ 895	\$ 1,000
Amenity Center Management Contracts					
Managerial (VESTA)	\$ 181,400	\$ 132,716	\$ 73,613	\$ 206,329	\$ 221,090
Staffing (VESTA)	\$ 190,500	\$ 135,466	\$ 67,700	\$ 203,166	\$ 216,294
Lifeguards (VESTA)	\$ 65,100	\$ 14,085	\$ 43,915	\$ 58,000	\$ 74,861
Mobile App (VESTA)	\$ -	\$ -	\$ -	\$ -	\$ 2,500
Continued Amenity Center Management Contracts					
Refuse Service (Waste Management)	\$ 4,800	\$ 2,301	\$ 1,316	\$ 3,617	\$ 4,800
Pool Chemicals (Poolsure)	\$ 23,003	\$ 14,802	\$ 7,401	\$ 22,203	\$ 23,003
Special Events/Holiday Décor	\$ 26,000	\$ 11,539	\$ 14,461	\$ 26,000	\$ 26,000

Durbin Crossing Community Development District

General Fund Budget FY 2022

	Adopted FY 2021 Budget	Actual YTD Thru 5/31/21	Projected Next 4 Months	Projected Thru 9/30/21	Approved FY 2022 Budget
Pest Control (Turner Pest Control)	\$ 3,600	\$ 4,179	\$ 1,533	\$ 5,712	\$ 5,208
Pressure Washing/Fitness Equip Maintenance	\$ 17,000	\$ 2,554	\$ 14,446	\$ 17,000	\$ 17,000
Amenity Center Expenses	\$ 698,039	\$ 439,823	\$ 292,738	\$ 732,561	\$ 793,863
<u>Grounds Maintenance</u>					
Electric (JEA)	\$ 5,200	\$ 2,830	\$ 1,600	\$ 4,430	\$ 5,200
Water & ReUse (JEA)	\$ 333,000	\$ 156,329	\$ 176,671	\$ 333,000	\$ 355,000
Streetlighting (JEA)	\$ 71,000	\$ 46,302	\$ 22,540	\$ 68,842	\$ 71,000
Lake Maintenance (Solitude Lake Management)	\$ 55,500	\$ 35,432	\$ 17,716	\$ 53,148	\$ 55,500
Landscape Maintenance (Verdego)	\$ 439,512	\$ 293,008	\$ 146,504	\$ 439,512	\$ 450,480
Landscape Contingency	\$ 40,000	\$ 53,738	\$ 5,000	\$ 58,738	\$ 60,000
Miscellaneous	\$ 37,000	\$ 36,923	\$ 8,000	\$ 44,923	\$ 46,000
Fuel	\$ 1,100	\$ 437	\$ 663	\$ 1,100	\$ 1,100
Irrigation Repairs	\$ 15,000	\$ 9,275	\$ 5,725	\$ 15,000	\$ 15,000
Capital Reserve - Transfer Out	\$ 80,333	\$ -	\$ 29,874	\$ 31,869	\$ 80,000
Water Quality Monitoring (ESI)	\$ 1,000	\$ 1,700	\$ -	\$ 1,700	\$ 1,700
Grounds Maintenance Expenses	\$ 1,078,645	\$ 635,973	\$ 414,294	\$ 1,052,262	\$ 1,140,980
TOTAL EXPENDITURES	\$ 1,958,406	\$ 1,175,283	\$ 773,318	\$ 1,950,596	\$ 2,119,544
EXCESS REVENUES / (EXPENDITURES)	\$ (0)	\$ 754,589	\$ (752,594)	\$ -	\$ -

*Durbin Crossing
Community Development District
GENERAL FUND BUDGET*

REVENUES:

Assessments

The District will levy a non ad-valorem maintenance assessment on all assessable property within the District to fund all Operations & Maintenance Expenditures for the fiscal year.

Interest Income

Maintenance Assessment income of the District will be invested in accordance with Florida Statutes and the investment guidelines approved by the Board of Supervisors.

Miscellaneous Income

Revenue received from access cards, rental fees, miscellaneous deposits from UPS, insurance claims, and the recreation programs revenue.

**EXPENDITURES:
Administrative:**

Supervisor Fees

Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year. The amount budgeted for the fiscal year is based upon 5 supervisors attending eleven meetings.

FICA Expense

FICA expense represents the Employer's (District's) share of Social Security and Medicare taxes withheld from the fee paid to the Board of Supervisors.

Assessment Roll Administration

Charge to the District for the services of Governmental Management Services, LLC to manage the assessment roll and Lien Books relating to the Series 2017A-1/A-2 bonds.

Engineering Fees

The District's engineering firm, England, Thims & Miller, Inc., will be providing general engineering services to the District, including attendance and preparation for monthly board meetings, review invoices, etc.

Dissemination Fees

The Annual Disclosure Report prepared by Governmental Management Services, LLC required by the Security and Exchange Commission in order to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

<u>Vendor</u>		<u>Monthly</u>	<u>Annual</u>
Governmental Management Services	\$	500	\$ 6,000
Disclosure Services	\$		1,200
	\$	500	7,200

Durbin Crossing
Community Development District
GENERAL FUND BUDGET

Attorney Fees

General legal services provided by the law firm of Hopping Green & Sams, who provide general legal services to the District, including attendance and preparation for monthly CDD meetings, preparation and review of agreements, resolutions, etc.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. The District has contracted with McDirmit Davis to conduct their annual audit.

Trustee Fees

The District's Series 2017A-1/A-2 Special Assessment Bonds are held by a Trustee with US Bank. The amount represents the fee for the administration of the District's bond issue.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District's Series 2017A-1/A-2 Special Assessment Bonds. The District will contract with an independent certified public accounting firm to calculate the rebate liability and submit a report to the District.

Impact Fee Administration

Charges to the District for the services of Governmental Management Services, LLC to collect St. Johns County Impact Fees on behalf of the District, manage the Series 2006-1 Impact Fee Bonds, and maintain the Series 2006-1 Lien Books.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services, LLC.

Information Technology

The cost related to District's accounting and information systems, District website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

Telephone

Telephone and fax machine charges incurred as an administrative cost.

Postage

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Durbin Crossing
Community Development District
GENERAL FUND BUDGET

Printing & Binding

Printing and binding of agenda packages for board meetings, printing of checks, stationary, envelopes etc.

Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc in the St. Augustine Record.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Miscellaneous office supplies.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Community Affairs for \$175. This is the only expense under this category for the District.

Amenity Center:

Insurance

The District's Property Insurance policy is with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies. The amount budgeted represents the estimated premium for property insurance related to the Amenity Center.

Repair & Replacements

Represents monies budgeted for repairs and replacements for the District.

Recreation Passes

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

Office Supplies

Represents any supplies needed for the operation of the Amenity Center.

Durbin Crossing

Community Development District

GENERAL FUND BUDGET

Permit Fees

Represents permit fees paid to the Department of Health for the swimming pool and fees associated with music licenses at the Amenity Center.

Water & Sewer

JEA provides water and sewer services for the District. The cost of water/sewer associated with the Recreation Facilities:

<u>Account Number</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
68155430/86131620	145 S Durbin Pkwy Sewer	\$ 210	\$ 2,520
79200641	145 S Durbin Pkwy Reclaim	\$ 1,201	\$ 14,410
86131620	145 S Durbin Pkwy Water	\$ 120	\$ 1,440
67579848	145 S Durbin Pkwy Water	\$ 220	\$ 2,640
83113743	730 Durbin PY N Sewer	\$ 200	\$ 2,400
68090736	730 Durbin PY N Reclaim	\$ 548	\$ 6,575
85083672	730 Durbin PY N Water	\$ 200	\$ 2,400
83113743	730 Durbin PY N Water	\$ 120	\$ 1,440
	Contingency	\$ 681	\$ 8,175
	Total Amenity Sewer/Water/Reclaim	\$ 3,500	\$ 42,000

Electric

JEA provides for electric services for the District. The cost of electric associated with the Recreation Facilities:

<u>Account Number</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
22357510	730 Durbin PY N	\$ 865	\$ 10,380
20335949	145 S Durbin Pkwy	\$ 2,100	\$ 25,200
	Contingency	\$ 35	\$ 420
	Total Amenity Electric	\$ 3,000	\$ 36,000

Website

The fees incurred for maintaining updates for the Durbinliving.com website contracted with Unicorn.

Cable/Internet/Phone

The District will provide cable television services for the Amenity Centers through Comcast.

<u>Account Number</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
8495 74 140 1015619	Durbin Crossing South Amenity	\$ 222	\$ 2,664
8495 74 140 0420497	Durbin Crossing South Amenity	\$ 436	\$ 5,232
8495 74 140 1246669	Durbin Crossing North Amenity	\$ 424	\$ 5,088
8496 74 140 1022920	Durbin Crossing North Amenity	\$ 527	\$ 6,328
	Contingency	\$ 6	\$ 68
	Total Amenity Cable/internet/Phone	\$ 1,615	\$ 19,380

Durbin Crossing

Community Development District

GENERAL FUND BUDGET

Security System

Maintenance costs of the security alarms/cameras provided by Atlantic Companies.

General Manager

The District is under contract with Vesta Property Services Inc for Management and Administration Services for the Amenity Centers with additional part-time maintenance technician.

<u>Contractor</u>	<u>Monthly</u>	<u>Annual</u>
Vesta	\$ 18,424	\$ 221,090

Staffing

The District is under contract with Vesta Property Services Inc. This covers the cost of staffing for Facility Attendants, Pool Maintenance, Janitorial Services, Special Events planning, and Facility monitoring.

Lifeguards

The District is under contract with Amenity Services Group and this is the cost to provide pool attendants (lifeguards) during the operating season for the pool.

<u>Contractor</u>	<u>Monthly</u>	<u>Annual</u>
Vesta	\$ 6,238	\$ 74861

Refuse Service

Garbage disposal services for the Amenity Centers provided Waste Management of Jacksonville.

Pool Chemicals

The District, through Poolsure, is provided chemicals necessary for the maintenance of the Amenity Center swimming pool.

<u>Contractor</u>	<u>Monthly</u>	<u>Annual</u>
Poolsure	\$ 1,850	\$ 22,203
Contingency	\$ 67	\$ 800
	\$ 1,917	\$ 23,003

Special Events

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

Pest Control

The District is contracted with Turner Pest Control to provide for pest control services.

<u>Contractor</u>	<u>Monthly</u>	<u>Annual</u>
Monthly Service	\$ 384	\$ 4,608
Annual Termite Treatment		\$ 600
	\$ 384	\$ 5,208

Durbin Crossing

Community Development District

GENERAL FUND BUDGET

Pressure Washing/Fitness Equipment Maintenance

The cost of pressure washing District facilities (Amenity Center, entryway features, etc.) and annual maintenance of District fitness equipment.

Grounds Maintenance:

Electric

The cost of electricity provided by JEA for signage lighting and entry feature lighting for the District.

<u>Account Number</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
22840516	101 Castlegate Ln	\$ 10	\$ 114
79442225	104 Durbin PY N	\$ 32	\$ 387
93385371	1049 Longleaf Pine Parkway	\$ 71	\$ 849
99911097	107 Tollerton Ave	\$ 23	\$ 278
89863663	1513 Longleaf Pine Parkway	\$ 21	\$ 250
26895017	16 Cloisterbane Dr Apt LL01	\$ 8	\$ 99
22580514	20 Orchid Way Apt IR01	\$ 10	\$ 120
99911094	2401 St Johns PY APT SG01	\$ 17	\$ 204
13727885	28 Heron Landing Rd Apt SG01	\$ 10	\$ 125
89866912	291 Durbin PY N	\$ 9	\$ 114
99911053	399 Longleaf Pine PY	\$ 10	\$ 121
89863016	501 Saddlestone Dr	\$ 16	\$ 186
22969723	590 N Durbin Pkwy	\$ 15	\$ 179
89863705	694 N Durbin Pkwy	\$ 10	\$ 119
79442208	857 Durbin Py N Apt SG01	\$ 12	\$ 143
89315721	861 Durbin PPY N Apt SG01	\$ 11	\$ 135
14892379	910 Durbin PY N Apt SG01	\$ 12	\$ 143
79447186	94 Staplehurst Dr Apt IR01	\$ 11	\$ 137
79447185	95 Woodcross Dr Apt IR01	\$ 11	\$ 132
22840515	96 Cresthaven Pl	\$ 10	\$ 124
99912413	987 Durbin PY N	\$ 9	\$ 114
89865800	997 Lauriston Dr	\$ 11	\$ 136
	Contingency	\$ 83	\$ 991
	Total Common Area Electric	\$ 433	\$ 5,200

Water & Re-Use

Water and re-use water needed for irrigation and maintenance of the common grounds provided by JEA.

Durbin Crossing
Community Development District
GENERAL FUND BUDGET

Account Number	Description	Monthly	Annual
64240479	102 Durbin PY N	\$ 2,622	\$ 31,458
70115360	102 Merkland Ct	\$ 62	\$ 744
72360080	1021 Lauriston Dr	\$ 290	\$ 3,480
69877485	104 Harbury Dr	\$ 135	\$ 1,620
66534516	105 S Durbin Pkwy	\$ 1,169	\$ 14,028
70115339	106 Charmed Pl	\$ 68	\$ 816
67386400	109 Islesbrook Pkwy	\$ 825	\$ 9,900
68090726	1090 Durbin PY N	\$ 3,500	\$ 42,000
74704275	116 Averley Wy Apt IR01	\$ 55	\$ 660
74704274	118 Pineta Wy Apt IR01	\$ 35	\$ 420
70115336	124 Weathered Oak Ct	\$ 30	\$ 360
71890295	1244 Leith Hall Dr	\$ 230	\$ 2,760
74704249	126 Cantley Wy Apt IR01	\$ 100	\$ 1,200
73697024	128 Willow Winds Parkway	\$ 57	\$ 684
71890305	1305 Fryston St	\$ 25	\$ 300
71890313	138 Tollerto Ave	\$ 80	\$ 960
71890303	1386 Fryston St	\$ 250	\$ 3,000
68682298	1503 Cullaig Ct.	\$ 86	\$ 1,032
74704273	155 Telford Dr Apt IR01	\$ 36	\$ 432
71890297	158 Castlegate LA	\$ 35	\$ 420
75457834	16 Cloisterbane Dr Aprt LL01	\$ 235	\$ 2,820
71890296	1620 Fenton Av	\$ 125	\$ 1,500
83716990	185 Islesbrook Pkwy	\$ 255	\$ 3,060
85563431	2050 Longleaf Pine Py	\$ 1,900	\$ 22,800
68682232	240 Tollerton Ave	\$ 500	\$ 6,000
81948581	241 Islesbrook Pkwy	\$ 100	\$ 1,200
67862610	265 Willow Winds Pkwy	\$ 140	\$ 1,680
69214857	293 Willow Winds Pkwy	\$ 40	\$ 480
82196245	310 N Glen Laurel Dr	\$ 40	\$ 480
	Total Reuse Water Continued	\$ 13,025	\$ 156,294

Durbin Crossing
Community Development District
GENERAL FUND BUDGET

<u>Account Number</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
	Balance Brought Forward	\$ 13,025	\$ 156,294
69877486	358 Willow Winds PKWY	\$ 285	\$ 3,420
72360078	585 Saddlestone Dr	\$ 125	\$ 1,500
80532666	594 Saddlestone Dr	\$ 140	\$ 1,680
64240486	606 Longleaf PY	\$ 4,000	\$ 48,000
64240480	810 Durbin PY N	\$ 3,000	\$ 36,000
74704276	867 Durbin PY N Apt IR01	\$ 120	\$ 1,440
74704251	868 Durbin PY N Apt IR01	\$ 100	\$ 1,200
67386405	89 Heron Landing Rd Apt IR01	\$ 700	\$ 8,400
68081639	90 Woodcross Dr	\$ 500	\$ 6,000
68081637	91 Staplehurst Dr	\$ 300	\$ 3,600
74704265	912 Durbin PY N Apt IR01	\$ 85	\$ 1,020
64240168	96 Crestheaven Place	\$ 130	\$ 1,560
	Contingency	\$ 7,074	\$ 84,886
	Total Reuse Water	\$ 29,584	\$ 355,000

Street Lighting

The District street lighting cost for the community - the amount is based upon the current tariff in effect with JEA.

<u>Account Number</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
70 watt	104 Durbin PY N(70 Watts)	\$ 1,912	\$ 22,942
200 watt	104 Durbin PY N (200 Watts)	\$ 43	\$ 512
70 watts	128 Willow Winds Pkwy	\$ 497	\$ 5,961
28763969	104 Durbin Py N Apt 2	\$ 11	\$ 130
200 watt	145 S Durbin Pkwy	\$ 597	\$ 7,168
70 watt	145 S Durbin Pkwy	\$ 1,280	\$ 15,355
70 watts	145 S Durbin Pkwy	\$ 677	\$ 8,129
70 watts	16 Cloisterbane Dr	\$ 188	\$ 2,258
70 watts	16 Cloisterbane Dr	\$ 241	\$ 2,890
70 watts	89 Heron Landing Rd Apt IR01	\$ 331	\$ 3,974
	Contingency/Additions	\$ 140	\$ 1,680
	Total Streetlighting	\$ 5,917	\$ 71,000

Durbin Crossing
Community Development District
GENERAL FUND BUDGET

Lake Maintenance

The District is under contract with Solitude Lake Management LLC for the maintenance of the lakes at Durbin Crossing Community Development District.

<u>Contractor</u>	<u>Monthly</u>	<u>Annual</u>
Solitude Lake Management LLC	\$ 4,625	\$ 55,500

Landscape Maintenance

The District is under contract with a landscape maintenance vendor for maintenance of the common areas in the District.

<u>Contractor</u>	<u>Monthly</u>	<u>Annual</u>
Verdego	\$ 37,540	\$ 450,480

Landscape Contingency

A provision for additional landscape features or for repair of existing landscaping.

Miscellaneous

Any unanticipated and unscheduled grounds maintenance cost to the District.

Fuel

Fuel purchases for maintenance equipment.

Irrigation Repairs

The cost of miscellaneous irrigation repairs and maintenance incurred.

Capital Reserve – Transfer Out

The District funds a capital reserve to fund the renewal and replacement of District's capital related facilities that gets transferred to the Capital Reserve Fund.

Water Quality Monitoring

The District will contract with ESI to have conducted water quality monitoring in compliance with Section 18 of the Development Order using guidelines established by the FDEP.

Durbin Crossing Assessment Chart

Land Use	#Units	FY 2021 Gross Annual Asmnt Per Unit	FY 2022 Gross Annual Asmnt Per Unit	FY 2022 Gross Annual Per Unit Increase	Increase Percentage	FY 2022 Gross Assessments
83'	141	\$ 1,226.98	\$ 1,331.48	\$ 104.50	8.52%	\$187,739
80'	198	\$ 1,226.98	\$ 1,331.48	\$ 104.50	8.52%	\$263,634
73'	135	\$ 1,081.84	\$ 1,173.98	\$ 92.14	8.52%	\$158,487
70'	184	\$ 1,081.84	\$ 1,173.98	\$ 92.14	8.52%	\$216,013
63'	482	\$ 951.50	\$ 1,032.54	\$ 81.04	8.52%	\$497,684
53'	468	\$ 800.47	\$ 868.64	\$ 68.18	8.52%	\$406,525
43'	206	\$ 680.40	\$ 738.35	\$ 57.95	8.52%	\$152,100
Town Homes	235	\$ 504.30	\$ 547.25	\$ 42.95	8.52%	\$128,604
Town Homes DR	275	\$ 504.29	\$ 547.25	\$ 42.95	8.52%	\$150,493
Total Residential Units	2,324					
Retail/ Commercial	99,281	\$ 0.4002	\$ 0.4343	\$ 0.03	8.5217%	\$43,122
Office	70,265	\$ 0.4002	\$ 0.4343	\$ 0.03	8.5217%	\$30,519
Total Commercial Square Footage	169,546					
Total - Gross Assessment						2,234,919
Less: Discounts and Collections (6%)						(135,406)
Total Net Assessment						<u><u>\$2,099,513</u></u>

Durbin Crossing

Community Development District

Debt Service Fund

Series 2017 A-1/A-2 Bonds

	Adopted	Actual YTD	Projected	Projected	Approved
Description	FY 2021 Budget	Thru 5/31/21	Next 4 Months	Thru 9/30/21	FY 2022 Budget
Revenues					
Carry Forward Surplus ⁽¹⁾	\$ 770,876	\$ 779,521	\$ -	\$ 779,521	\$ 745,007
Assessments	\$ 3,072,161	\$ 3,036,290	\$ 38,092	\$ 3,074,382	\$ 3,074,382
Interest	\$ 3,000	\$ 107	\$ 40	\$ 147	\$ 150
Total Revenues	\$ 3,846,036	\$ 3,815,918	\$ 38,132	\$ 3,854,050	\$ 3,819,539
Expenditures					
Series 2017A-1					
Interest 11/1	\$ 593,769	\$ 593,769	\$ -	\$ 593,769	\$ 577,491
Prepayment 11/1	\$ -	\$ 25,000	\$ -	\$ 25,000	\$ -
Interest 5/1	\$ 593,769	\$ 593,275	\$ -	\$ 593,275	\$ 577,491
Principal 5/1	\$ 1,495,000	\$ 1,495,000	\$ -	\$ 1,495,000	\$ 1,530,000
Principal 5/1 (Prepayment)	\$ -	\$ -	\$ -	\$ -	\$ -
Series 2017A-2					
Interest 11/1	\$ 108,500	\$ 108,500	\$ -	\$ 108,500	\$ 103,406
Prepayment 11/1	\$ -	\$ -	\$ -	\$ -	\$ -
Interest 5/1	\$ 108,500	\$ 108,500	\$ -	\$ 108,500	\$ 103,406
Principal 5/1	\$ 145,000	\$ 145,000	\$ -	\$ 145,000	\$ 150,000
Principal 5/1 (Prepayment)	\$ -	\$ 40,000	\$ -	\$ 40,000	\$ -
Total Expenditures	\$ 3,044,538	\$ 3,109,044	\$ -	\$ 3,109,044	\$ 3,041,794
EXCESS REVENUES / (EXPENDITURES)	\$ 801,499	\$ 706,874	\$ 38,132	\$ 745,007	\$ 777,745

⁽¹⁾ Carry forward surplus is net of the reserve requirement

Interest - 11-1-22 (2017A-1)	\$559,322
Interest - 11-1-22 (2017A-2)	\$99,438
Total	<u>\$658,759</u>

Durbin Crossing

Community Development District

Amortization Schedule

Series 2017A-1, Special Assessment Refunding Bonds

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
11/01/21	\$ 31,720,000	\$ -	\$ 577,490.63	\$ 2,665,865.63
05/01/22	\$ 31,720,000	\$ 1,530,000.00	\$ 577,490.63	
11/01/22	\$ 30,190,000	\$ -	\$ 559,321.88	\$ 2,666,812.50
05/01/23	\$ 30,190,000	\$ 1,565,000.00	\$ 559,321.88	
11/01/23	\$ 28,625,000	\$ -	\$ 538,781.25	\$ 2,663,103.13
05/01/24	\$ 28,625,000	\$ 1,610,000.00	\$ 538,781.25	
11/01/24	\$ 27,015,000	\$ -	\$ 516,643.75	\$ 2,665,425.00
05/01/25	\$ 27,015,000	\$ 1,655,000.00	\$ 516,643.75	
11/01/25	\$ 25,360,000	\$ -	\$ 491,818.75	\$ 2,663,462.50
05/01/26	\$ 25,360,000	\$ 1,705,000.00	\$ 491,818.75	
11/01/26	\$ 23,655,000	\$ -	\$ 465,178.13	\$ 2,661,996.88
05/01/27	\$ 23,655,000	\$ 1,760,000.00	\$ 465,178.13	
11/01/27	\$ 21,895,000	\$ -	\$ 436,578.13	\$ 2,661,756.25
05/01/28	\$ 21,895,000	\$ 1,820,000.00	\$ 436,578.13	
11/01/28	\$ 20,075,000	\$ -	\$ 405,865.63	\$ 2,662,443.75
05/01/29	\$ 20,075,000	\$ 1,885,000.00	\$ 405,865.63	
11/01/29	\$ 18,190,000	\$ -	\$ 374,056.25	\$ 2,664,921.88
05/01/30	\$ 18,190,000	\$ 1,950,000.00	\$ 374,056.25	
11/01/30	\$ 16,240,000	\$ -	\$ 339,931.25	\$ 2,663,987.50
05/01/31	\$ 16,240,000	\$ 2,030,000.00	\$ 339,931.25	
11/01/31	\$ 14,210,000	\$ -	\$ 289,181.25	\$ 2,659,112.50
05/01/32	\$ 14,210,000	\$ 2,135,000.00	\$ 289,181.25	
11/01/32	\$ 12,075,000	\$ -	\$ 235,806.25	\$ 2,659,987.50
05/01/33	\$ 12,075,000	\$ 2,235,000.00	\$ 235,806.25	
11/01/33	\$ 9,840,000	\$ -	\$ 193,900.00	\$ 2,664,706.25
05/01/34	\$ 9,840,000	\$ 2,320,000.00	\$ 193,900.00	
11/01/34	\$ 7,520,000	\$ -	\$ 150,400.00	\$ 2,664,300.00
05/01/35	\$ 7,520,000	\$ 2,405,000.00	\$ 150,400.00	
11/01/35	\$ 5,115,000	\$ -	\$ 102,300.00	\$ 2,657,700.00
05/01/36	\$ 5,115,000	\$ 2,505,000.00	\$ 102,300.00	
11/01/36	\$ 2,610,000	\$ -	\$ 52,200.00	\$ 2,659,500.00
05/01/37	\$ 2,610,000	\$ 2,610,000.00	\$ 52,200.00	\$ 2,662,200.00
11/01/37				
Total		\$ 33,215,000.00	\$ 12,052,281.25	\$ 45,267,281.25

Durbin Crossing

Community Development District

Amortization Schedule

Series 2017A-2, Special Assessment Refunding Bonds (Combined)

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
11/01/21	\$ 3,895,000	\$ -	\$ 103,406.25	\$ 290,656.25
05/01/22	\$ 3,895,000	\$ 150,000.00	\$ 103,406.25	\$ -
11/01/22	\$ 3,745,000	\$ -	\$ 99,437.50	\$ 352,843.75
05/01/23	\$ 3,745,000	\$ 155,000.00	\$ 99,437.50	\$ -
11/01/23	\$ 3,590,000	\$ -	\$ 95,343.75	\$ 349,781.25
05/01/24	\$ 3,590,000	\$ 165,000.00	\$ 95,343.75	\$ -
11/01/24	\$ 3,425,000	\$ -	\$ 90,968.75	\$ 351,312.50
05/01/25	\$ 3,425,000	\$ 175,000.00	\$ 90,968.75	\$ -
11/01/25	\$ 3,250,000	\$ -	\$ 86,343.75	\$ 352,312.50
05/01/26	\$ 3,250,000	\$ 185,000.00	\$ 86,343.75	\$ -
11/01/26	\$ 3,065,000	\$ -	\$ 81,437.50	\$ 352,781.25
05/01/27	\$ 3,065,000	\$ 190,000.00	\$ 81,437.50	\$ -
11/01/27	\$ 2,875,000	\$ -	\$ 76,406.25	\$ 347,843.75
05/01/28	\$ 2,875,000	\$ 205,000.00	\$ 76,406.25	\$ -
11/01/28	\$ 2,670,000	\$ -	\$ 70,581.25	\$ 351,987.50
05/01/29	\$ 2,670,000	\$ 220,000.00	\$ 70,581.25	\$ -
11/01/29	\$ 2,450,000	\$ -	\$ 64,325.00	\$ 354,906.25
05/01/30	\$ 2,450,000	\$ 225,000.00	\$ 64,325.00	\$ -
11/01/30	\$ 2,225,000	\$ -	\$ 57,931.25	\$ 347,256.25
05/01/31	\$ 2,225,000	\$ 240,000.00	\$ 57,931.25	\$ -
11/01/31	\$ 1,985,000	\$ -	\$ 51,106.25	\$ 349,037.50
05/01/32	\$ 1,985,000	\$ 255,000.00	\$ 51,106.25	\$ -
11/01/32	\$ 1,730,000	\$ -	\$ 43,850.00	\$ 349,956.25
05/01/33	\$ 1,730,000	\$ 275,000.00	\$ 43,850.00	\$ -
11/01/33	\$ 1,455,000	\$ -	\$ 36,025.00	\$ 354,875.00
05/01/34	\$ 1,455,000	\$ 290,000.00	\$ 36,025.00	\$ -
11/01/34	\$ 1,165,000	\$ -	\$ 27,768.75	\$ 353,793.75
05/01/35	\$ 1,165,000	\$ 305,000.00	\$ 27,768.75	\$ -
11/01/35	\$ 860,000	\$ -	\$ 19,081.25	\$ 351,850.00
05/01/36	\$ 860,000	\$ 325,000.00	\$ 19,081.25	\$ -
11/01/36	\$ 535,000	\$ -	\$ 9,825.00	\$ 353,906.25
05/01/37	\$ 535,000	\$ 345,000.00	\$ 9,825.00	\$ 354,825.00
Total		\$ 3,890,000.00	\$ 2,244,675.00	\$ 6,030,143.75

Durbin Crossing

Community Development District

Capital Reserve Fund

	Proposed	Actual YTD	Projected	Projected	Approved
Description	FY 2021 Budget	Thru 5/31/21	Next 4 Months	Thru 9/30/21	FY 2022 Budget
Revenues					
Capital Reserve Transfer In	\$ 80,333	\$ -	\$ 31,869	\$ 31,869	\$ 80,000
Miscellaneous Revenue/Interest Income	\$ 10,000	\$ 1,299	\$ 463	\$ 1,762	\$ 1,500
Impact Fees	\$ -	\$ 6,063	\$ -	\$ 6,063	\$ -
Carry Forward Surplus	\$ 1,600,275	\$ 1,428,090	\$ -	\$ 1,428,090	\$ 1,378,271
Total Revenues	\$ 1,690,608	\$ 1,435,452	\$ 32,332	\$ 1,467,783	\$ 1,459,771
Expenditures					
Capital Outlay	\$ 200,000	\$ 64,512	\$ -	\$ 64,512	\$ 200,000
Repair and Replacement	\$ 50,000	\$ -	\$ 25,000	\$ 25,000	\$ 50,000
Total Expenditures	\$ 250,000	\$ 64,512	\$ 25,000	\$ 89,512	\$ 250,000
EXCESS REVENUES / (EXPENDITURES)	\$ 1,440,608	\$ 1,370,940	\$ 7,332	\$ 1,378,271	\$ 1,209,771

NINTH ORDER OF BUSINESS

A.

VerdeGo

PO Box 789, Bunnell, FL 32110

386-437-3122 - Bunnell

904-797-7474 - St. Augustine



LANDSCAPE STATUS REPORT

REPORT SUMMARY

REPORT DATE	PROPERTY NAME	PREPARED BY	MONTH OF SERVICE
06/18/2021	Durbin Crossings	Jaime Constancio	May

SERVICES SUMMARY

COMPLETED IN MAY

- Full-Service Maintenance (Mowing/Edging/String Trimming/Blowing)
- Detail Work (Weeding & Pruning)
- Irrigation Inspection/Wet Checks
- Turf Fertilization & Pest Control

ANTICIPATED FOR NEXT MONTH

- Detail Work (Weeding & Pruning)
- Irrigation Inspection/Wet Checks
- Turf Fertilization & Pest Control
- Full-Service Maintenance (Mowing/Edging/String Trimming/Blowing)
- Tree & Shrub Fertilization/IPM

COMMENTS

TURF

Bermuda turf has been aerated and fertilized and with the rain really turning back green. We do have some areas that we need to sod on corners and from irrigation repairs.

TREES & SHRUBS

We have started lifting trees along pedestrian walkways for height clearance. Monuments trimming and detail weekly and flower beds weeded weekly

PLANT BEDS

Continue to pull weeds in grasses beds and clearing pathways and curb line where grasses hanging over. We will cut back some grasses in order to pull weeds and detail and spray. Working on all grasses beds across property

OTHER

Continue to push back woodline adjacent to turf areas and spray vines to push back growth on trees and curb lines.



From: Senior Account Manager: Jaime Constancio / June 13, 2021

I appreciate everyone's time and patience as I get back into the swing of things and working with the crew to quickly get some of the outlining areas that we drove along with common areas and monuments consistently looking trimmed and weed free.

General maintenance note throughout property in grass planter beds remove weeds by hand growing inside of the grasses. Cut back and lift grasses where necessary. Clear any curb lines or walkways of grasses laying over or obstructing paths. Spray for weeds and detail these areas. Examples of these types of areas along Islesbrook common areas, 109 Thornloe, Leith Hall.

General maintenance note along turf areas where they are next to woodline, push back woodline so mowers can get closer and also use weedeaters to cut the tall grasses down for a cleaner appearance. Typically, in the winter months we do this type of cut back, we will do minor cut-backs now and major cut backs in the winter season.

Tollerton Monuments detail, pull weeds, trim and spray. This work was completed 6-11-21 Friday. Note all monuments to be touched every week for weeds and necessary trimming and pulling of weeds growing between the planted shrubs. Any trash in area should also be picked up during our service patrols of these main focal areas throughout.

Mowing common areas of Fryston, detail the large Pink Muhly grass planters, detail hand pull large weeds, suckers and lift and clean area and spray for weeds.

At Woodcross Drive, detail monuments and mow turf and weed grass planters and pull larger suckers. This was completed Friday.6-11-21

Spray weeds at Willowinds area where newly planted crape myrtle trees were planted and mulched. Area had large weeds removed and pulled and sprayed this was completed 6-10-21.

Spray large vine overgrowth at the end of Carriage Hill Court. Edge the curb line and cut back after the vines are sprayed and create a 10' barrier between the vines and common area. Open up areas best we can to expose covered Magnolia trees covered with Vines. This will take a few weeks.

Spray crack weeds along curb lines and pedestrian walking paths.

General note at all Doggy Poop Stations make consistent large 4'x4' square cut out and mulch around the base of units for consistency.

Mulch work on revising bid to make sure all of the community will be mulched.

Secure Valve box Lid at south field amenity closer to courts. This was adjusted and corrected on Friday 6-11-21

After speaking with David Hartman our irrigation tech we had not mowed along 244 to St John Parkway due to a controller being non operational, that has since been approved and corrected and we got the rest of 244 mowed Friday and Saturday.

Location 300 Tollerton the planter beds of grasses need to be cleaned up, weeded and could use some transplanting on the woodline side for slope stabilization/ erosion control

At 168 Woodcross common grasses check water potential battery operated controller. David Hartman to check on Monday 6-14-21

At Rock Creek, common areas, mow, edge, detail beds and cut back grasses and weed control.

Pine straw end of Crosswood or turf depending upon locating irrigation if we have irrigation add sod if no irrigation install pine straw proposals to follow after inspection 6-14-21

Bermuda replacement corners. Send proposals to fill in corner spots or bare spots of Bermuda throughout Durbin Parkway North of Four Corners.

At Wellwood mow and edge detail grasses, pull weeds, spray

129 Cantley way spray heavy remove vine expose magnolias tree circle out and spray lift grasses

General Note: Lift trees near pedestrian walkway along Durbin Parkway and 244

Dumfries grasses clean up lift separate and use areas for plants elsewhere where we have potential erosion issues.

Woodcross fix up priority list needs attention now juniper now. Wear path cut through to match others we will install 8-3 gallon junipers. We will get this installed 6-15-21

See attached photos of some of our work from Saturday. We completed the ponds and 244 mowing as well as detailed monuments at Tollerton and a few other areas of Woodcross and Wellwood.



Additional notes. We have completed the aeration of the Bermuda turf across the property and have put down the fertilizer. So we will have water programs running during the daytime hours to insure proper moisture over the next two weeks. We will make any necessary changes to irrigation schedules as the rain comes and goes over the next two weeks.

Working on getting some ideas together for different types of plants that can be done for Four Corners and also add to our plant pallet.

We will continue to notify Staff of any delays to pond banks due to wet and unsafe conditions to be passed on the residents.

Lastly, we have had and will continue to utilize additional Staff on property on Saturdays as needed to complete tasks.



Spray Report

Customer: Verdego

Property: Durbin

Date: 4/10/21

Area treated +/- 16 acres

Total Gallons used: N/A

Product:

24-0-11 @ 1lb N per 1000

Target for this application was to improve the overall health and color of the St. Augustine turf.



Spray Report

Customer: Verdego

Property: Durbin

Date: 5/5-7/21

Area treated +/- 32 acres

Total Gallons used: 3200

Product:

Bermuda

Triple Crown @ 64oz per acre

Specticle @ 4.5oz per acre

Speedzone @ 64oz per acre

Basagran @ 32oz per acre (If Needed)

St. Augustine

8-4-36 @ 12lbs per acre

Ferrous Sulfate

Specticle @ 3.5oz per acre

2,4-D @ 16oz per acre

Rometsol @ .3oz per acre

Bifen @ 13oz per acre

Ornamentals

20-20-20+Zylam+pagent

Target for this application was to improve the overall health and color of the turf. Pre/Post emergent herbicide was applied to prevent and eliminate broadleaf weeds. Insecticide was also applied to prevent turf damaging insects.

E.



DURBIN CROSSING
General Manager's Report

Date of report: 6-28-2021

Submitted by: Margaret Alfano

EXCITEMENT / No Board action required:

Last month our report started out discussing staffing modifications and new faces, faces in their places... and one month later we could not be more excited. Change is never easy, but sometimes it is necessary. We are very thankful for our previous Field Ops Manager, Justin's, efforts in multiple landscaping tours, project updates, meetings and more. The Vesta transition team also deserves a shout out for not allowing any balls to be dropped while all the planets were aligning and everyone coming on board. Thank you also to our District Staff Team, making sure we are all on the same page and moving in the same direction. We appreciate Team Durbin and are looking forward to continuing to make Durbin shine bright! Thank you to all of the residents as well – so many smiling, warm faces it is just awesome!

LANDSCAPE UPDATE / No Board action required:

At our last meeting, there was discussion of the landscape vendors efforts and results throughout Durbin. We would like to assure you that we have had multiple meetings and rides with the Verdego Account Manager and staff. We have discussed the playbook and standards required here at Durbin Crossing as well as the importance of daily communication. We have made plans to have any and all upcoming work, installs, etc. announced in our Thursday e-blasts as a key component of communication includes the residents.

All of us also realize that one or two meetings will not accomplish the goals or objectives that we have set forth. Not to steal any thunder from our new Field Operations Manager, but the oversight of our landscaping vendor will be Zach's top priority. We are thankful for the detailed and frequent communications with our Account Manager, Jaime, has been providing over the past few weeks. We all agree that landscaping is like the ocean, you can't turn your back on it.

FOUR CORNERS LANDSCAPING UPDATE / Board action required / Would like to work with a Supervisor on varying plans for this new showcase intersection:

We have included the original plans for the landscaping remodel, provided by Verdego, at the four corners in this packet. However, we do not want to take this project lightly or neglect to address any timely concerns. As we know, we are planning on using roadway funds for this project, no funds will need to come from the reserves or the operating budget. To that end, we also need to look at landscape lighting as well. The existing landscape lighting is original, except for new LED fixtures mounted onto existing bases. This is just one example of "timely concerns", as this presents the perfect time to install new or additional landscape lighting. We will want to make sure we highlight the new vegetation, and their locations while the soil is uprooted.

This intersection has been a focal point in our community for years. However, now with the additional traffic through our community this area needs to say welcome home to our residents and excite those just passing through. We do have a few new species of plants that we would like to introduce as well as some hardscape, large boulders. We also need to keep in mind that the changes we make today can impact our operating budget moving forward. We realize that larger annual flower planting beds can add fresh, seasonal pops of color, but come at an additional cost with each change.

The last area of concern to discuss that could come as a phase two or three portion of this intersection, is the slender medians that are also on all four points of this intersection. With new vegetation and possibly additional species, we would want to make sure these points receive a face lift as well. At this time, we are requesting a Supervisor is appointed to work with Staff on formulating the best, cost effective plans for these crucial corners.

GYM UPDATE / Board action required / Proceed and restore South Gym? :

At this time, we would like to discuss the opportunity to restore the South Gym to its original, pre-Covid equipment level. Upon approval, we would replace the cardio pieces taken to the North Gym; 1 treadmill, 2 ellipticals and 1 recumbent bike. The cost for these replacement machines would not exceed \$18,900.00, installed. This would make a positive impact on the availability of our frequently used cardio equipment.

Should you have any comments or questions feel free to contact us directly.



JBE

DURBIN CROSSING

May, 2020

Longleaf Pine Pkwy & N. Durbin Pkwy



Existing



Proposed

Landscape Design Suggestions:

Italian Cypress > Podocarpus > ~~Loropetalum~~ > Loropetalum > Boxwood
Blue My Mind > Sod
Flowers



DURBIN CROSSING

May, 2020

Longleaf Pine Pkwy & S. Durbin Pkwy



Existing



Proposed

Landscape Design Suggestions:

Italian Cypress > ~~Borwick~~ > Jack Frost Ligustrum > ~~Loropetalum~~ Flowers > Liriope > Blue My Mind > Sod



DURBIN CROSSING

Longleaf Pine Pkwy & S. Durbin Pkwy



Existing



Proposed

Landscape Design Suggestions:

Italian Cypress > Loropetalum > Jack Frost Ligustrum > *Buxus* >
Liriope > Blue My Mind > Sod *Flowers*

F.



DURBIN CROSSING
Field Operations Report

Date of report: 6-28-2021

Submitted by: Zach Davidson

TRAFFIC LIGHT UPDATE / No Board action required:

We have transitioned well from one Field Operations Manager to the next, regarding our new traffic lights. Our contact at the County informed us that they are experiencing some non-signal electrical issues, sidewalk, and ramp inspections, etc. Once those issues have been corrected, they will begin the two-week flashing sequence prior to going live. When we have firm dates for the operation of the lights, we will be sure to communicate that to the residents as well.

DISTRICT PAINTING UPDATE / No Board action required:

We are working closely with our painting vendor to itemize and prioritize the remaining items in the agreement. We are hopeful to announce at our July meeting that all projects and outstanding punch list items have been completed.

DEBRIS CLEAN-UP PROJECT / Project Completed:

This project is complete. All debris, large and small, has been removed from District property. We are still working on a contact for the remaining items surrounding the soccer shed but will continue to do so.

TENNIS COURT FENCING / New vendor contacts / No Board action required:

We are researching additional contacts of our new Field Operations Manager to see if we can find a more affordable price. It is our goal to try and locate a vendor that can affordably replace all fencing at the same time versus piecemealing this project.

LANDSCAPING REPORT - UPDATE / No Board action required:

We have met several times over the past few weeks to discuss mowing schedules, detail crew schedules, irrigation maps and the level of expectations for Durbin Crossing. In their report, Verdego included fertilization records and an example of the detailed notes following a community ride. There is still progress to be made in the pocket park common areas throughout Durbin and we will continue to follow up and monitor these areas.

We are currently looking into replacing key battery powered irrigation clocks with a hybrid model. This will allow us to possibly bundle zones and upgrade the technology in those areas to include rain sensors. We are still researching this option to make sure it is not only an increase in effectiveness but affordable as well.

Mulching is still on the pending calendar as we are very concerned that all areas are prepped and ready for the new mulch application.

Even though our aeration and fertilization of the Bermuda turf has been completed there are areas that are not showing any signs of improvement. We will evaluate those areas at the North entrance off of Veteran's and formulate a plan to resod where applicable.

County has completed their mowing rotation this month.

SOLITUDE LAKE MAINTENANCE / No Board action required:

We are pleased with the responsiveness of not only our onsite Technician, but Solitude's Biologist Katie as well. We have identified all our problem ponds in the community and will continue to monitor and treat those accordingly. Should the treatment plan for any of those ponds, evolve behind normal methods, we will notify the Board and seek necessary approvals. Solitude is also checking on our carp permit to see how many fish are remaining on our existing certification. We do not have the immediate need to do any stocking but permitting can be a timely process and we would like to be prepared, if necessary. We would also like to thank Katie for bringing back the Pond Press articles for our residents. We

are not sure if those will be a monthly addition, but certainly as needed to inform the residents of the ecosystem and more of our retention ponds.

FIELD OPERATIONS UPDATES / No Board action required:

- We replaced the VFD at the South Pool.
- Sump pump for North pool motor has been replaced.
- Completed painting of all failing gym equipment.
- Pressure Washed common area sidewalks.
- Pressure Washing North tennis courts is on the list to be completed by mid-July.
- Organized pump rooms and sprayed for weeds.
- Replaced a broken light at the South pavilion.



Should you have any comments or questions feel free to contact us directly.



G.


DURBIN CROSSING
Amenity Manager's Report

Date of report: 6-28-2021

Submitted by: Danelle DeMarco

LAST DAY OF SCHOOL / ICE CREAM SOCIAL:

Jeremiah's was on deck to pass out Gelati's and Italian Ice on June 10, the last day of school and official first day of summer vacation. However, not just any ordinary Ice Cream Social would do for our hard-working Durbin Crossing students. They were greeted by Chilly, Jeremiah's mascot himself, to personally shake hands and kick off their summer at the pool! There were a record-breaking number of excited families at the Amenity Center and so many delicious cups of ice cream passed out, that we lost count!

SUMMER BEGINS / POOL MOVIE:

The celebration of completing a challenging year of school continued Friday night, June 11, with food trucks, pool movie, and popcorn at the South Amenity pool. The family classic movie, *ZooKeeper*, kept families afloat until 10pm. It was the perfect temperature and the perfect atmosphere to float in the pool, wash away homework and tests, and make plans for the summer, filled with Durbin Crossing memories!

RED, WHITE & YOU / 3RD OF JULY CELEBRATION:

Let's beat the heat this year with an evening Bar-B-Q on July 3rd, 5-8pm. Our community has weathered some storms and we think it's time to celebrate family with some old-fashioned American traditions. We want to celebrate the friends and families of Durbin Crossing this fourth of July. Woody's BBQ will be catering a full menu, buffet style, on the South pool deck. We will be dishing out Bar-B-Q Chicken, Bar-B-Q sliced pork, Bar-B-Q baked beans, coleslaw, mac and cheese, dinner rolls, banana pudding, sweet tea, and lemonade! We have watermelons, we have apple pie, we have games, and as always, we have give-a-ways. Tickets are now on sale at the South Office, adults 13 and over for \$5.00 per person, and children 3 to 12 years for \$3.00 per person. We are off to a great start in ticket sales, and we are looking forward to finally bringing back events, DURBIN STYLE!



DURBIN CROSSING SUMMER PROGRAMMING UPDATES

SUMMER SWIM LESSONS ARE A GO!:

We reported at our last meeting, that we were not sure if we would be able to deliver our very successful Swim Lesson Program this year due to staffing issues. However, your Amenity Team never gave up hope or trying and we are THRILLED to report that our Swim Lesson Program is now up and running. We strive to provide the highest level of service whether at the window, on the pool deck, in the gym, and especially with our programming. With lots of effort, training and our staff stepping up we not only met the need but exceeded it. Our Swim Instructor Squad is second to none!

We have completed our first week of swim lessons and we couldn't be prouder of our Swim Instructor Squad and young swimmers. From 3 years old to 10 years old, bubbles were being blown, faces were under water for the first time, 10 yards were crawled, and future Durbin Dolphins were being made. We have had 78 young swimmers registered so far for swim lessons. We opened registration slowly and carefully to ensure a successful swim program that our families expect and deserve. With the remaining weeks of lessons just being released we expect that original 78 participants to more than double.

Being surrounded by water here in Florida, we share the concerns of our parents and wanted to provide this opportunity to ensure water safety for all our children. We are so thankful for all of our Durbin Vesta Team for stepping up and making sure our kiddos have the tools they need to live in Florida and beyond! Just keep swimming!

DURBIN DOLPHIN SWIM TEAM:

First, we want to thank our Durbin Crossing Dolphin Coaches, coordinators, and parent volunteers for making this season look so effortless. They put countless hours into the program before our resident swimmers even hit the water to practice and compete. They are well organized, responsive, and respectful to the District AND all the families that are there to enjoy the pool as they are practicing. This season has already behind them a successful spring practice schedule and 2 summer meets. Sharing the pool can be challenging with swim lessons, aqua fitness, and lap swimming, but Durbin has done it with class!

** Special thanks to President Kim Smith for setting this precedent, by demonstrating all the fine qualities that make us a great community.*

AQUA FITNESS: is gaining momentum! Residents and returning instructor, Tracie Fero, have settled into a nice schedule now that the water is a consistently warm but refreshing 82 degrees. Classes are held at the South pool on Tuesdays, and Fridays at 10:30am. We have seen a few new faces join the group and are excited to help grow the program.

MARYTIME MUSIC AND FIT CLUB: have completed their spring classes and are taking a summer break. Families have busy schedules in the summer and vacations planned...so it's time to re-group and re-energize! We will see these, and other programs return when school is back in session.

Please enjoy the photo collage included with this report.
Your summer tan might fade – but Durbin memories last forever!

Should you have any comments or questions feel free to contact us directly.





Summer Fun 2021



DURBIN  CROSSING

