

CAPITAL REGION
Community Development District

May 9, 2024

AGENDA

Capital Region Community Development District

475 West Town Place

Suite 114

St. Augustine, Florida 32092

District Website: www.mysouthwoodcdd.com

May 2, 2024

Board of Supervisors
Capital Region Community Development District

Dear Board Members:

The Capital Region Community Development District Board of Supervisors Meeting is scheduled for **Thursday, May 9, 2024 at 6:30 p.m.** at the **SouthWood Community Center, 4675 Grove Park Drive, Tallahassee, Florida 32311.**

Following is the advance agenda for the meeting:

- I. Roll Call
- II. Audience Comments (*regarding agenda items listed below*)
- III. Organizational Matters
 - A. Acceptance of Resignation from Supervisor Frank
 - B. Discussion of Process to Fill Board Vacancy
 - C. Election of Officers, Resolution 2024-05
- IV. Approval of Consent Agenda
 - A. Approval of the Minutes of the April 11, 2024 Meeting
 - B. Balance Sheet as of March 31, 2024 and Statement of Revenues & Expenditures for the Period Ending March 31, 2024
 - C. Allocation of Assessment Receipts
 - D. Check Register
- V. Update Regarding Series Refunding 2024 Bonds
- VI. Consideration of Tot Lot Repair or Replacement Options
- VII. Fiscal Year 2025 Proposed Budget
 - A. Review of Fiscal Year 2025 Proposed Budget

- B. Consideration of Resolution 2024-06, Approving the Proposed Budget for Fiscal Year 2025 and Setting a Public Hearing Date to Adopt (August 8, 2024)
- VIII. Staff Reports
 - A. Attorney
 - B. Dantin Consulting
 - C. Property Management
 - 1. All Pro Reports
 - 2. Operations Memorandum
 - D. Manager – Report on the Number of Registered Voters (3,884)
- IX. Supervisors Requests
- X. Audience Comments
- XI. Next Scheduled Meeting: June 13, 2024 @ 6:30 p.m.
- XII. Adjournment

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

Sincerely,

James Oliver

James Oliver
District Manager

Community Interest:

- A. Roadways – *Supervisor Urban*
- B. Landscaping Conservation Areas – *Chairman Rojas*
- C. Parks and Recreation/Bike Paths/Trail System – *Vice Chairman Frank*
- D. Budget / Bond Refinancing – *Supervisor Vogel*
- E. HOA Coordination – *Vice Chairman Frank*
- F. City/County Coordination – *Chairman Rojas*
- G. Community Liaison – *Supervisor Burns*

THIRD ORDER OF BUSINESS

A.

From: David Frank <davidfrankcdd@gmail.com>

Subject: Resignation

Date: April 29, 2024 at 11:05:57 AM EDT

To: Jim Oliver <joliver@gmsnf.com>

Cc: Sarah Sweeting <:ssweeting@gmsnf.com>

Hi Jim,

I am writing to formally resign my position on the Capital Region CDD board, effective immediately. Thank you for all your guidance during my time serving on the board. Please let me know if there are any additional steps I need to take in order to officially resign.

Best,

David Frank

C.

RESOLUTION 2024-05

A RESOLUTION DESIGNATING OFFICERS OF THE CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT

WHEREAS, the Board of Supervisors of the Capital Region Community Development District at a regular business held on May 9, 2024 desires to elect the below recited persons to the offices specified.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT:

1. The following persons were elected to the offices shown, to wit:

_____	Chairman
_____	Vice-Chairman
<u>James Oliver</u>	Secretary
<u>James Oliver</u>	Treasurer
<u>Rich Hans</u>	Assistant Treasurer(s)
<u>Patti Powers</u>	
<u>Marilee Giles</u>	
<u>Daniel Laughlin</u>	
<u>Darrin Mossing</u>	
<u>Corbin deNagy</u>	
<u>Marilee Giles</u>	Assistant Secretary(s)
<u>Daniel Laughlin</u>	
<u>Darrin Mossing</u>	
<u>Corbin deNagy</u>	

PASSED AND ADOPTED THIS 9TH DAY OF MAY, 2024.

Chairman / Vice Chairman

Secretary / Assistant Secretary

FOURTH ORDER OF BUSINESS

A.

MINUTES OF MEETING
CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Capital Region Community Development District was held Thursday, April 11, 2024 at 6:30 p.m. at the Southwood Community Center, 4675 Grove Park Drive, Tallahassee, Florida.

Present and constituting a quorum were:

Kyle Rojas	Chairman
David Frank	Vice Chairman
Chuck Urban	Supervisor
Susan Burns	Supervisor
Matthew Vogel	Supervisor

Also present were:

James Oliver	District Manager
Sarah Sandy	District Counsel
Robert Berlin	GMS Operations
Corbin deNagy	GMS Operations
Rhonda Mossing	MBS Capital Markets by telephone

The following is a summary of the actions taken at the April 11, 2024 meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Rojas called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Audience Comments

A resident stated the pledge of allegiance was taken off the agenda. I suggest you consider buying boats for the retention areas as an option that could be rented for a fee. Due to the people who opposed the bond for a swimming pool and rec area, we lost that opportunity and it is going to be harder to get it now.

THIRD ORDER OF BUSINESS

Approval of Consent Agenda

- A. Approval of the Minutes of the March 7, 2024 Meeting**
- B. Balance Sheet as of February 29, 2024 and Statement of Revenues & Expenditures for the Period Ending February 29, 2024**

C. Allocation of Assessments

D. Check Register

On MOTION by Ms. Burns seconded by Mr. Urban with all in favor the consent agenda items were approved.

The next two items taken out of order.

FIFTH ORDER OF BUSINESS

Discussion of Maple Ridge Common Area

Mr. Berlin stated we own a 30-foot easement between two homes on Maple Leaf Way that has a 60-inch pipe that collects all the water in Maple Ridge and puts it in the pond and the city occupies our easement, they have a utility easement and a gravity sewer pipe. That area is low and in order to maintain that 30-foot strip between the two homes I recommend putting in a positive drainage system. That area will then be dry and it would allow All Pro to maintain it. Mr. Berlin advised he believe the District could do the work for around \$10,000.

On MOTION by Ms. Burns seconded by Mr. Frank with all in favor staff was authorized District staff to install drainage structures and sod in the 30-foot easement area in an amount not to exceed \$10,000.

SEVENTH ORDER OF BUSINESS

Consideration of Agreement with Leon County Tax Collector

On MOTION by Mr. Vogel seconded by Mr. Urban with all in favor the agreement with the Leon County Tax Collector was approved.

FOURTH ORDER OF BUSINESS

Update Regarding Pond FL080 Restoration

Ms. Sandy stated we received a demand letter from Sandco’s attorney that we pay the \$18,500 they previously requested for what they believe is the CDD’s share of the Orange Ave Pond’s restoration costs. I spoke with their counsel and I asked for the basis of Sandco’s claim and how they calculated the amount. Yesterday I received an email from their counsel stating they felt the district actually was responsible for 68% of the cost based on the fact that during construction Sandy had installed a barrier in the pond that they stated prevented sediment and

run-off from the construction from going over on the western half of the pond. The percentage allocation was based where the barrier split the acreage of the pond.

This item put on hold for a few minutes.

SIXTH ORDER OF BUSINESS

Presentation Regarding Proposed Refunding – Series 2024 Bonds

Ms. Mossing gave an overview of the district’s 2013 bonds, and a proposed structure for refunding the 2013 bonds, after which the board took the following action.

On MOTION by Mr. Vogel seconded by Mr. Urban with all in favor MBS Capital Markets was authorized to move forward in conjunction with the financing team and work on documents and structure.

Item Four Continuation

Mr. Berlin gave a PowerPoint presentation on the maintenance history of pond FL080, then construction done by Sandco, sediment going into the pond and the effect of rain events.

After discussion the board took the following action.

On MOTION by Ms. Burns seconded by Mr. Vogel with all in favor district counsel was authorized to decline Sandco’s offer and was authorized to provide Sandco’s counsel the additional information on the timeline and photos put together by staff.

FIFTH ORDER OF BUSINESS

Discussion of Maple Ridge Common Area

This item taken earlier in the meeting.

SIXTH ORDER OF BUSINESS

Presentation Regarding Proposed Refunding – Series 2024 Bonds

This item taken earlier in the meeting.

SEVENTH ORDER OF BUSINESS

Consideration of Agreement with Leon County Tax Collector

This item taken earlier in the meeting.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Dantin Consulting

There being none, the next item followed.

C. Property Management Report

Mr. deNagy gave an overview of the property management report and distributed the proposed landscape enhancement on Blair Stone. The Board requested the enhancement project be included in next year's budget.

1. All Pro Reports

A copy of the All Pro reports was included in the agenda package.

2. Operations Memorandum

A copy of the operations memorandum was included in the agenda package.

D. Manager

Mr. Oliver stated we will bring the draft budget to the May meeting and you will need to approve the budget by June 15th and we will set a public hearing for adoption at the August meeting.

NINTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Rojas stated I want to thank our staff, they have been working hard, we have had a lot of complex issues coming up and they are doing a good job behind the scenes.

Mr. Berlin stated you had a major rain event last night and the ponds had quite a bit of water in them to begin with and while I have always said that Post Buckley who designed the system built a very good drainage system in here as long as it is maintained. The board has been

maintaining the system through All Pro and Corbin has had a chance to see how that has gone on and last night was a classic example of why you spend money on maintenance of the stormwater ponds.

TENTH ORDER OF BUSINESS

Audience Comments

A resident stated you were talking about the Maple Ridge area. Where is it?

Mr. Berlin pointed the area out on the map.

ELEVENTH ORDER OF BUSINESS

**Next Scheduled Meeting – May 9, 2024 at
6:30 p.m. at the Southwood Community
Center**

Mr. Rojas stated the next meeting will be held May 9, 2024 at 6:30 p.m. in the same location.

The meeting adjourned at 8:10 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Capital Region
Community Development District

Unaudited Financial Reporting
March 31, 2024



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Capital Region
Community Development District
Combined Balance Sheet
March 31, 2024

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Reserve Fund</i>	<i>Totals Governmental Fund</i>
Assets:				
<u>Cash:</u>				
Operating Account	\$ 72,703	\$ -	\$ -	\$ 72,703
Capital Reserve Account	-	-	251	251
Assessments Receivable	3,825	-	-	3,825
Due from General Fund - Series 2013	-	12,707	-	12,707
Due from General Fund - Series 2018A1	-	7,149	-	7,149
Due from General Fund - Series 2021	-	2,433	-	2,433
<u>Investments:</u>				
State Board of Administration (SBA)	1,364,818	-	535,661	1,900,479
<u>Series 2013</u>				
Reserve	-	430,085	-	430,085
Revenue	-	1,018,327	-	1,018,327
<u>Series 2018A1</u>				
Reserve	-	649,678	-	649,678
Revenue	-	1,075,187	-	1,075,187
Prepayment	-	929,413	-	929,413
<u>Series 2018A2</u>				
Reserve	-	134,490	-	134,490
Revenue	-	281,993	-	281,993
<u>Series 2021</u>				
Reserve	-	-	-	-
Interest	-	-	-	-
Revenue	-	333,627	-	333,627
Total Assets	\$ 1,441,346	\$ 4,875,089	\$ 535,912	\$ 6,852,347
Liabilities:				
Accounts Payable	\$ 4,481	\$ -	\$ -	\$ 4,481
Accrued Expenses	2,315	-	-	2,315
Due to Debt Service 2013	12,707	-	-	12,707
Due to Debt Service 2018A1	7,149	-	-	7,149
Due to Debt Service 2021	2,433	-	-	2,433
Total Liabilities	\$ 29,085	\$ -	\$ -	\$ 29,085
Fund Balance:				
Restricted for:				
Debt Service	\$ -	\$ 4,875,089	\$ -	\$ 4,875,089
Assigned for:				
Capital Reserve Fund	-	-	535,912	535,912
Unassigned	1,412,261	-	-	1,412,261
Total Fund Balances	\$ 1,412,261	\$ 4,875,089	\$ 535,912	\$ 6,823,262
Total Liabilities & Fund Balance	\$ 1,441,346	\$ 4,875,089	\$ 535,912	\$ 6,852,347

Capital Region
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 1,722,305	\$ 1,722,305	\$ 1,594,722	\$ (127,583)
Special Assessments - Direct St Joe	287,187	167,386	167,386	-
Interest	10,000	5,000	28,951	23,951
Total Revenues	\$ 2,019,492	\$ 1,894,691	\$ 1,791,058	\$ (103,632)
Expenditures:				
<u>General & Administrative:</u>				
Supervisor Fees	\$ 12,000	\$ 6,000	\$ 3,400	\$ 2,600
PR-FICA	918	459	260	199
Engineering	15,000	7,500	4,025	3,475
Attorney	37,000	18,500	9,659	8,841
Annual Audit	3,925	3,925	3,925	-
Annual Report	500	-	-	-
Assessment Administration	12,190	12,190	12,190	-
Arbitrage Rebate	1,800	600	600	-
Dissemination Agent	7,950	3,975	3,975	-
Trustee Fees	15,520	4,148	4,148	-
Management Fees	54,114	27,057	27,057	-
Information Technology	2,968	1,484	1,484	0
Website Maintenance	1,272	636	636	-
Records Storage	150	75	-	75
Travel & Per Diem	2,000	1,000	-	1,000
Telephone	300	150	153	(3)
Postage & Delivery	1,000	500	624	(124)
Insurance General Liability	12,874	12,874	11,587	1,287
Printing & Binding	2,000	1,000	324	676
Legal Advertising	3,500	1,750	342	1,408
Other Current Charges	1,600	800	328	472
Office Supplies	200	100	1	99
Dues, Licenses & Subscriptions	175	175	175	-
Capital Outlay	250	125	-	125
Total General & Administrative	\$ 189,206	\$ 105,023	\$ 84,892	\$ 20,131

Capital Region
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
<i>Operations & Maintenance</i>				
Field Expenditures				
Property Insurance	\$ 13,898	\$ 13,898	\$ 14,178	\$ (280)
Management Fees	147,250	73,625	73,625	(0)
Security	7,000	7,000	-	7,000
Utilities-Electric/Water	57,800	28,900	17,372	11,528
Landscape Maintenance - Contract	1,066,255	533,127	533,127	0
Landscape Maint - New Units/Street Trees	5,500	2,750	1,296	1,454
Pond Maintenance - Contract	15,000	7,500	3,874	3,626
Pond Repairs - Current Units	40,000	67,543	67,543	-
Irrigation Maintenance - Contract	55,280	27,640	27,070	570
Irrigation Maintenance - New Units	500	250	-	250
Irrigation Repairs - Current Units	45,000	22,500	15,474	7,026
SWMF Operating Permit Fees	7,803	7,803	6,705	1,098
Preserve Maintenance	40,000	40,000	51,607	(11,607)
Tot Lot Inspection/Maintenance	7,500	3,750	2,088	1,662
Tree Removal/Trimming/Cleanup	38,000	4,843	4,843	-
Alleyway Maintenance	5,000	5,000	10,645	(5,645)
Miscellaneous Maintenance	7,500	6,522	6,522	-
Special Events	-	-	8,836	(8,836)
Other-Contingency	5,000	2,500	-	2,500
Capital Expenditures	25,000	12,500	9,358	3,142
Reserve for Capital - R&R	233,000	233,000	233,000	-
Common Area Maintenance	8,000	8,000	16,495	(8,495)
Subtotal Field Expenditures	\$ 1,830,286	\$ 1,108,651	\$ 1,103,657	\$ 4,994
Total Operations & Maintenance	\$ 1,830,286	\$ 1,108,651	\$ 1,103,657	\$ 4,994
Total Expenditures	\$ 2,019,492	\$ 1,213,674	\$ 1,188,550	\$ 25,125
Excess (Deficiency) of Revenues over Expenditures	\$ -	\$ 681,016	\$ 602,509	\$ (78,507)
Net Change in Fund Balance	\$ -	\$ 681,016	\$ 602,509	\$ (78,507)
Fund Balance - Beginning	\$ -		\$ 809,752	
Fund Balance - Ending	\$ -		\$ 1,412,261	

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

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
<u>Revenues</u>				
Carry Forward Balance	\$ 233,000	\$ 233,000	233,000	\$ -
Interest	-	-	6,661	6,661
Total Revenues	\$ 233,000	\$ 233,000	\$ 239,661	\$ 6,661
<u>Expenditures:</u>				
Other Charges	\$ 600	\$ 300	\$ 94	\$ 206
Total Expenditures	\$ 600	\$ 300	\$ 94	\$ 206
Excess (Deficiency) of Revenues over Expenditures	\$ 232,400	\$ 232,700	\$ 239,567	\$ 6,867
Net Change in Fund Balance	\$ 232,400	\$ 232,700	\$ 239,567	\$ 6,867
Fund Balance - Beginning	\$ 295,746		\$ 296,346	
Fund Balance - Ending	\$ 528,146		\$ 535,912	

Capital Region
Community Development District
Debt Service Fund Series 2013
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
Revenues:				
Special Assessments - Residential Tax Roll	\$ 381,325	\$ 381,325	\$ 361,438	\$ (19,886)
Special Assessments - Commercial Tax Roll	505,122	505,122	437,478	(67,644)
Interest Income	2,000	1,000	25,796	24,796
Total Revenues	\$ 888,446	\$ 887,446	\$ 824,713	\$ (62,734)
Expenditures:				
Interest - 11/1	\$ 171,776	\$ 171,776	\$ 171,776	\$ -
Interest - 5/1	171,776	-	-	-
Principal - 5/1	530,000	-	-	-
Total Expenditures	\$ 873,553	\$ 171,776	\$ 171,776	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 14,894	\$ 715,670	\$ 652,936	\$ (62,734)
Net Change in Fund Balance	\$ 14,894	\$ 715,670	\$ 652,936	\$ (62,734)
Fund Balance - Beginning	\$ 377,186		\$ 808,183	
Fund Balance - Ending	\$ 392,079		\$ 1,461,119	

Capital Region
Community Development District
Debt Service Fund Series 2018A1
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
Revenues:				
Special Assessments - Residential Tax Roll	\$ 325,550	\$ 325,550	\$ 308,572	\$ (16,978)
Special Assessments - Commercial Tax Roll	240,415	240,415	209,222	(31,193)
Special Assessments - Direct St Joe	740,129	517,988	517,988	-
Special Assessments - Prepayments	-	-	900,890	900,890
Interest Income	1,000	500	24,766	24,266
Total Revenues	\$ 1,307,094	\$ 1,084,453	\$ 1,961,438	\$ 876,986
Expenditures:				
Interest - 11/1	\$ 355,753	\$ 355,753	\$ 355,753	\$ -
Interest - 5/1	355,753	-	-	-
Principal - 5/1	600,000	-	-	-
Total Expenditures	\$ 1,311,506	\$ 355,753	\$ 355,753	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ (4,413)	\$ 728,700	\$ 1,605,685	\$ 876,986
Net Change in Fund Balance	\$ (4,413)	\$ 728,700	\$ 1,605,685	\$ 876,986
Fund Balance - Beginning	\$ 404,597		\$ 1,055,742	
Fund Balance - Ending	\$ 400,184		\$ 2,661,427	

Capital Region
Community Development District
Debt Service Fund Series 2018A2
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
Revenues:				
Special Assessments - Commercial Tax Roll	\$ 274,147	\$ 274,147	\$ 264,899	\$ (9,248)
Interest Income	500	250	6,468	6,218
Total Revenues	\$ 274,647	\$ 274,397	\$ 271,367	\$ (3,030)
Expenditures:				
Interest - 11/1	\$ 41,055	\$ 41,055	\$ 41,055	\$ -
Special Call - 11/1	-	-	5,000	(5,000)
Interest - 5/1	41,055	-	-	-
Principal - 5/1	190,000	-	-	-
Total Expenditures	\$ 272,110	\$ 41,055	\$ 46,055	\$ (5,000)
Excess (Deficiency) of Revenues over Expenditures	\$ 2,537	\$ 233,342	\$ 225,312	\$ (8,030)
Net Change in Fund Balance	\$ 2,537	\$ 233,342	\$ 225,312	\$ (8,030)
Fund Balance - Beginning	\$ 56,111		\$ 191,170	
Fund Balance - Ending	\$ 58,648		\$ 416,483	

Capital Region
Community Development District
Debt Service Fund Series 2021
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending March 31, 2024

	Adopted Budget	Prorated Budget Thru 03/31/24	Actual Thru 03/31/24	Variance
Revenues:				
Special Assessments - Residential Tax Roll	\$ 318,937	\$ 318,937	\$ 309,940	\$ (8,998)
Interest Income	500	250	3,978	3,728
Total Revenues	\$ 319,437	\$ 319,187	\$ 313,918	\$ (5,270)
Expenditures:				
Interest - 11/1	\$ 28,688	\$ 28,688	\$ 28,688	\$ -
Interest - 5/1	28,688	-	-	-
Principal - 5/1	260,000	-	-	-
Total Expenditures	\$ 317,375	\$ 28,688	\$ 28,688	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 2,062	\$ 290,500	\$ 285,230	\$ (5,270)
Net Change in Fund Balance	\$ 2,062	\$ 290,500	\$ 285,230	\$ (5,270)
Fund Balance - Beginning	\$ 50,731		\$ 50,830	
Fund Balance - Ending	\$ 52,794		\$ 336,060	

Capital Region
Community Development District
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:														
Special Assessments - Tax Roll	\$ 1,722,305	\$ -	\$ 372,118	\$ 1,091,075	\$ 27,619	\$ 85,096	\$ 18,813	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,594,722
Special Assessments - Direct St Joe	287,187	23,912	23,912	23,912	23,912	23,912	23,912	23,912	-	-	-	-	-	167,386
Interest	10,000	3,027	2,498	3,956	6,837	6,263	6,371	-	-	-	-	-	-	28,951
Total Revenues	\$ 2,019,492	\$ 26,939	\$ 398,528	\$ 1,118,943	\$ 58,369	\$ 115,271	\$ 49,096	\$ 23,912	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,791,058

Expenditures:

General & Administrative:

Supervisor Fees	\$ 12,000	\$ 800	\$ 600	\$ -	\$ 800	\$ 800	\$ 400	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,400
PR-FICA	918	61	46	-	61	61	31	-	-	-	-	-	-	260
Engineering	15,000	2,270	574	134	708	340	-	-	-	-	-	-	-	4,025
Attorney	37,000	1,148	2,380	2,342	1,082	2,708	-	-	-	-	-	-	-	9,659
Annual Audit	3,925	-	-	-	-	3,925	-	-	-	-	-	-	-	3,925
Annual Report	500	-	-	-	-	-	-	-	-	-	-	-	-	-
Assessment Administration	12,190	12,190	-	-	-	-	-	-	-	-	-	-	-	12,190
Arbitrage Rebate	1,800	-	-	-	600	-	-	-	-	-	-	-	-	600
Dissemination Agent	7,950	663	663	663	663	663	663	-	-	-	-	-	-	3,975
Trustee Fees	15,520	-	-	4,148	-	-	-	-	-	-	-	-	-	4,148
Management Fees	54,114	4,510	4,510	4,510	4,510	4,510	4,510	-	-	-	-	-	-	27,057
Information Technology	2,968	247	247	247	247	247	247	-	-	-	-	-	-	1,484
Website Maintenance	1,272	106	106	106	106	106	106	-	-	-	-	-	-	636
Records Storage	150	-	-	-	-	-	-	-	-	-	-	-	-	-
Travel & Per Diem	2,000	-	-	-	-	-	-	-	-	-	-	-	-	-
Telephone	300	33	18	19	10	46	27	-	-	-	-	-	-	153
Postage & Delivery	1,000	57	23	108	97	194	145	-	-	-	-	-	-	624
Insurance General Liability	12,874	11,587	-	-	-	-	-	-	-	-	-	-	-	11,587
Printing & Binding	2,000	57	112	2	6	93	54	-	-	-	-	-	-	324
Legal Advertising	3,500	172	-	-	87	-	83	-	-	-	-	-	-	342
Other Current Charges	1,600	228	-	-	-	100	-	-	-	-	-	-	-	328
Office Supplies	200	0	0	-	-	0	0	-	-	-	-	-	-	1
Dues, Licenses & Subscriptions	175	175	-	-	-	-	-	-	-	-	-	-	-	175
Capital Outlay	250	-	-	-	-	-	-	-	-	-	-	-	-	-
Total General & Administrative	\$ 189,206	\$ 34,302	\$ 9,278	\$ 12,278	\$ 8,975	\$ 13,793	\$ 6,266	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 84,892

Capital Region
Community Development District
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<u>Operations & Maintenance</u>														
Field Expenditures														
Property Insurance	\$ 13,898	\$ 14,178	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	14,178
Management Fees	147,250	12,271	12,271	12,271	12,271	12,271	12,271	-	-	-	-	-	-	73,625
Security	7,000	-	-	-	-	-	-	-	-	-	-	-	-	-
Utilities-Electric/Water	57,800	3,702	4,459	2,284	2,151	2,461	2,315	-	-	-	-	-	-	17,372
Landscape Maintenance - Contract	1,066,255	88,855	88,855	88,855	88,855	88,855	88,855	-	-	-	-	-	-	533,127
Landscape Maint - New Units/Street Trees	5,500	-	-	312	328	328	328	-	-	-	-	-	-	1,296
Pond Maintenance - Contract	15,000	514	332	1,397	332	332	967	-	-	-	-	-	-	3,874
Pond Repairs - Current Units	40,000	228	20,454	720	118	40,824	5,200	-	-	-	-	-	-	67,543
SWMF Operating Permit Fees	7,803	459	3,033	2,754	-	459	-	-	-	-	-	-	-	6,705
Irrigation Maintenance - Contract	55,280	4,512	4,512	4,512	4,512	4,512	4,512	-	-	-	-	-	-	27,070
Irrigation Maintenance - New Units	500	-	-	-	-	-	-	-	-	-	-	-	-	-
Irrigation Repairs - Current Units	45,000	1,948	2,108	3,632	6,006	235	1,545	-	-	-	-	-	-	15,474
Preserve Maintenance	40,000	29,784	6,789	120	481	2,785	11,649	-	-	-	-	-	-	51,607
Tot Lot Inspection/Maintenance	7,500	-	-	-	1,458	330	300	-	-	-	-	-	-	2,088
Tree Removal/Trimming/Cleanup	38,000	2,293	1,020	-	-	1,530	-	-	-	-	-	-	-	4,843
Alleyway Maintenance	5,000	55	4,811	5,625	108	45	-	-	-	-	-	-	-	10,645
Miscellaneous Maintenance	7,500	3,352	540	287	1,301	729	312	-	-	-	-	-	-	6,522
Special Events	-	4,739	3,548	550	-	-	-	-	-	-	-	-	-	8,836
Other-Contingency	5,000	-	-	-	-	-	-	-	-	-	-	-	-	-
Capital Expenditures	25,000	-	1,348	1,980	2,595	2,200	1,235	-	-	-	-	-	-	9,358
Reserve for Capital - R&R	233,000	-	-	-	233,000	-	-	-	-	-	-	-	-	233,000
Common Area Maintenance	8,000	1,738	604	6,059	6,195	1,900	-	-	-	-	-	-	-	16,495
Subtotal Field Expenditures	\$ 1,830,286	\$ 168,625	\$ 154,683	\$ 131,356	\$ 359,710	\$ 159,796	\$ 129,488	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,103,657
Total Operations & Maintenance	\$ 1,830,286	\$ 168,625	\$ 154,683	\$ 131,356	\$ 359,710	\$ 159,796	\$ 129,488	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,103,657
Total Expenditures	\$ 2,019,492	\$ 202,927	\$ 163,961	\$ 143,634	\$ 368,685	\$ 173,588	\$ 135,754	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,188,550
Excess (Deficiency) of Revenues over Expenditures	\$ -	\$ (175,988)	\$ 234,567	\$ 975,309	\$ (310,317)	\$ (58,317)	\$ (86,658)	\$ 23,912	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 602,509
Net Change in Fund Balance	\$ -	\$ (175,988)	\$ 234,567	\$ 975,309	\$ (310,317)	\$ (58,317)	\$ (86,658)	\$ 23,912	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 602,509

Capital Region
Community Development District
Long Term Debt Report

Series 2013, Capital Improvement Refunding Bonds	
Interest Rate:	2.250%, 2.750%, 3.100, 3.600% 3.900%, 4.200%, 4.500%, 4.700%, 4.850%, 5.050%, 5.250%, 5.750%, 6.000%
Maturity Date:	5/1/2032
Reserve Fund Definition	50% of Maximum Annual Debt Service
Reserve Fund Requirement	\$431,075
Reserve Fund Balance	430,085
Bonds Outstanding - 12/30/2013	\$9,855,000
Less: Principal Payment - 5/1/15	(\$370,000)
Less: Special Call 11/30/15	(\$5,000)
Less: Principal Payment - 5/1/16	(\$380,000)
Less: Principal Payment - 5/1/17	(\$390,000)
Less: Special Call 11/30/17	(\$5,000)
Less: Principal Payment - 5/1/18	(\$405,000)
Less: Principal Payment - 5/1/19	(\$420,000)
Less: Principal Payment - 5/1/20	(\$440,000)
Less: Special Call 5/1/20	(\$5,000)
Less: Special Call 11/1/20	(\$5,000)
Less: Principal Payment - 5/1/21	(\$455,000)
Less: Special Call 11/1/21	(\$5,000)
Less: Principal Payment - 5/1/22	(\$480,000)
Less: Special Call 5/1/22	(\$5,000)
Less: Principal Payment - 5/1/23	(\$500,000)
Current Bonds Outstanding	\$5,985,000

Series 2018 A-1, Capital Improvement Revenue Refunding Bonds	
Interest Rate:	4.125%, 4.625%, 5.125%
Maturity Date:	5/1/2039
Reserve Fund Definition	50% of Maximum Annual Debt Service
Reserve Fund Requirement	\$653,047
Reserve Fund Balance	649,678
Bonds Outstanding - 3/12/18	\$16,935,000
Less: Principal Payment - 5/1/19	(\$490,000)
Less: Special Call - 5/1/19	(\$25,000)
Less: Special Call - 11/1/19	(\$5,000)
Less: Principal Payment - 5/1/20	(\$510,000)
Less: Special Call - 5/1/20	(\$15,000)
Less: Principal Payment - 5/1/21	(\$530,000)
Less: Special Call - 5/1/21	(\$10,000)
Less: Principal Payment - 5/1/22	(\$550,000)
Less: Special Call - 5/1/23	(\$20,000)
Less: Principal Payment - 5/1/23	(\$575,000)
Current Bonds Outstanding	\$14,205,000

Capital Region
Community Development District
Long Term Debt Report

Series 2018 A-2, Capital Improvement Revenue Refunding Bonds		
Interest Rate:	3.875%, 4.600%	
Maturity Date:	5/1/2031	
Reserve Fund Definition	50% of Maximum Annual Debt Service	
Reserve Fund Requirement	\$137,073	
Reserve Fund Balance	134,490	
Bonds Outstanding - 3/12/18		\$2,675,000
Less: Principal Payment - 5/1/19		(\$160,000)
Less: Special Call 5/1/19		(\$10,000)
Less: Principal Payment - 5/1/20		(\$165,000)
Less: Special Call 5/1/20		(\$5,000)
Less: Special Call 5/1/22		(\$10,000)
Less: Principal Payment - 5/1/21		(\$170,000)
Less: Principal Payment - 5/1/22		(\$175,000)
Less: Special Call 5/1/22		(\$5,000)
Less: Principal Payment - 5/1/23		(\$180,000)
Less: Special Call 5/1/23		(\$10,000)
Less: Special Call 11/1/23		(\$5,000)
Current Bonds Outstanding		\$1,780,000

Series 2021, Capital Improvement Revenue Refunding Bonds		
Interest Rate:	2.500%	
Maturity Date:	5/1/2031	
Reserve Fund Definition	n/a	
Reserve Fund Requirement	\$0	
Reserve Fund Balance	-	
Bonds Outstanding - 2/18/21		\$2,800,000
Less: Principal Payment - 5/1/22		(\$250,000)
Less: Principal Payment - 5/1/23		(\$255,000)
Current Bonds Outstanding		\$2,295,000

C.

Capital Region
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT RECEIPTS FISCAL YEAR 2024

ASSESSD TO	# UNITS	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	FISCAL YEAR 2024 O&M	TOTAL ASSESSED
ST JOE COMPANY	1692	\$0.00	\$738,971.89	\$0.00	\$0.00	\$0.00	\$0.00	\$286,946.87	\$1,025,918.76
LEON CO TAX ROLL	4096.91	\$325,549.85	\$241,572.00	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$1,723,293.37	\$3,769,946.66
TOTAL NET ASSESSED	5788.91	\$325,549.85	\$980,543.89	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$2,010,240.24	\$4,795,865.42
% ASSESSMENTS		6.79%	20.45%	6.65%	5.72%	7.95%	10.53%	41.92%	100.00%

RECEIVED BY	DATE	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	FISCAL YEAR 2024 O&M	TOTAL ASSESSED
ST JOE COMPANY		\$0.00	\$517,988.13	\$0.00	\$0.00	\$0.00	\$0.00	\$167,385.68	\$685,373.81
TOTAL DUE DIRECT INVOICE		\$0.00	\$220,983.76	\$0.00	\$0.00	\$0.00	\$0.00	\$119,561.19	\$340,544.95
LEON CO DIST 1	11/14/23	\$1,440.60	\$0.00	\$3,851.40	\$0.00	\$1,687.41	\$0.00	\$6,515.69	\$13,495.10
LEON CO DIST 2	11/27/23	\$85,406.27	\$57,682.94	\$49,223.32	\$24,172.21	\$100,038.56	\$120,613.71	\$365,602.16	\$802,739.17
LEON CO DIST 3	12/13/23	\$188,198.08	\$70,938.89	\$222,719.73	\$194,683.67	\$220,441.24	\$148,331.59	\$887,951.26	\$1,933,264.46
LEON CO DIST 4	12/22/23	\$27,265.89	\$42,777.65	\$20,495.30	\$33,091.04	\$31,937.23	\$89,447.07	\$203,123.78	\$448,137.96
LEON CO DIST 5	01/11/24	\$0.00	\$6,012.97	\$6,102.13	\$7,812.92	\$0.00	\$12,572.97	\$27,619.27	\$60,120.26
LEON CO DIST 6	02/23/24	\$3,128.76	\$26,694.56	\$4,427.48	\$4,566.41	\$3,664.80	\$55,817.72	\$81,707.36	\$180,007.09
INTEREST	02/15/24	\$695.06	\$403.22	\$687.28	\$572.63	\$814.14	\$843.13	\$3,388.76	\$7,404.22
LEON CO DIST 7	03/26/24	\$2,437.48	\$4,711.53	\$2,433.13	\$0.00	\$2,855.08	\$9,851.71	\$18,813.29	\$41,102.22
TOTAL RECEIVED TAX ROLL		\$308,572.14	\$209,221.76	\$309,939.77	\$264,898.88	\$361,438.46	\$437,477.90	\$1,594,721.57	\$3,486,270.48
TOTAL DUE TAX ROLL		\$16,977.71	\$32,350.24	\$8,997.91	\$9,248.47	\$19,886.45	\$67,643.60	\$128,571.80	\$283,676.18

PERCENT RECEIVED	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	FY 2022 O&M	TOTAL ASSESSED
% RECEIVED DIRECT INVOICE	0.00%	70.10%	0.00%	0.00%	0.00%	0.00%	58.33%	66.81%
% RECEIVED TAX ROLL	94.78%	86.61%	97.18%	96.63%	94.78%	86.61%	92.54%	92.48%

D.

Capital Region
COMMUNITY DEVELOPMENT DISTRICT

Check Register
Fiscal Year 2024

<i>Date</i>	<i>check #'s</i>	<i>Amount</i>
General Fund		
3/1 - 3/31/24	3347-3367	\$523,966.98
Capital Reserve Fund	n/a	
TOTAL		\$523,966.98

CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
3/01/24	00106	2/22/24 02222024	202402 300-20700-10800	TXFER DS DIR ASSESSMENTS	*	147,794.38	
		3/01/24 03012024	202403 300-20700-10800	TXFER TAX COLLECTIONS	*	30,921.30	
							178,715.68 003347
CAPITAL REGION CDD - SERIES 2018A1							
3/01/24	00130	3/01/24 03012024	202403 300-20700-11000	TXFER TAX COLLECTIONS	*	5,139.04	
							5,139.04 003348
CAPITAL REGION CDD - SERIES 2018A2							
3/01/24	00148	3/01/24 03012024	202403 300-20700-10900	TXFER TAX COLLECTIONS	*	61,139.79	
							61,139.79 003349
CAPITAL REGIONS CDD - SERIES 2013							
3/01/24	00300	3/01/24 03012024	202403 300-20700-10000	TXFER TAX COLLECTIONS	*	5,114.76	
							5,114.76 003350
CAPITAL REGION CDD - SERIES 2021							
3/06/24	00024	2/27/24 196330	202402 320-57200-46520	U#7-15 INST OF STOP SIGN	*	45.00	
		2/27/24 196331	202402 320-57200-46490	U#10 TRAIL-REMV PINE TREE	*	720.00	
		2/27/24 196332	202402 320-57200-46490	TREE WORK U#10 REMV PINE	*	810.00	
							1,575.00 003351
ALL-PRO LAND CARE OF TALLAHASSEE							
3/06/24	00205	1/04/24 171386-L	202312 320-57200-46550	INST CONCRETE & HAY	*	2,825.00	
							2,825.00 003352
ALL-PRO LANDSCAPING OF TALLAHASSEE							
3/06/24	00061	3/01/24 526	202403 320-57200-34000	MAR 24 - FACILITY MGMT	*	12,270.83	
		3/01/24 527	202403 310-51300-34000	MAR 24 - MGMT FEES	*	4,509.50	
		3/01/24 527	202403 310-51300-35110	MAR 24 - WEBITE ADMIN	*	106.00	
		3/01/24 527	202403 310-51300-35100	MAR 24 - IT	*	247.33	
		3/01/24 527	202403 310-51300-31300	MAR 24 - DISSEMINATION	*	662.50	
		3/01/24 527	202403 310-51300-51000	MAR 24 - OFFICE SUPPLIES	*	.15	
		3/01/24 527	202403 310-51300-42000	MAR 24 - POSTAGE	*	11.00	
		3/01/24 527	202403 310-51300-42500	MAR 24 - COPIES	*	54.30	

CAPR CAPITAL REGION TCESSNA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
3/01/24		527		202403 310-51300-41000		*	27.31		
		MAR 24		- TELEPHONE					
3/01/24		527		202403 320-57200-46900		*	6.00		
		MAR 24		- GOOGLE					
3/01/24		527		202403 320-57200-47000		*	319.48		
		FEB 24		- AMAZON					
3/01/24		527		202403 320-57200-47000		*	106.49		
		FEB 24		- AMAZON					
GOVERNMENTAL MANAGEMENT SERVICES								18,320.89	003353
3/06/24	00348	2/28/24	3134	202402 320-57200-46910		*	1,900.00		
				POWER WASHING					
WATER WORKS EXTERIOR CLEANING								1,900.00	003354
3/15/24	00024	3/06/24	196394	202403 320-57200-46450		*	152.69		
				CONTR#24 U#2 IRR REP					
		3/06/24	196395	202402 320-57200-46550		*	5,441.88		
				POND WORK/REP EROSION					
		3/06/24	196396	202403 320-57200-46900		*	44.58		
				QUICK CONNECT TOOL					
		3/11/24	196397	202403 320-57200-46450		*	274.36		
				CONTR#24 U#2 IRR REP					
		3/12/24	196398	202403 320-57200-46450		*	82.36		
				WTR FNTN REP/CNTRL PK					
		3/12/24	196399	202403 320-57200-46450		*	153.55		
				CONTR#8 U#25 IRR REP					
ALL-PRO LAND CARE OF TALLAHASSEE								6,149.42	003355
3/15/24	00126	3/11/24	2013182	202402 310-51300-31100		*	339.79		
				SERVICE THRU 2/29/24					
ATKINS NORTH AMERICA, INC.								339.79	003356
3/15/24	00004	3/05/24	8-429-01	202402 310-51300-42000		*	57.77		
				DELIVERIES THRU 2/23/24					
FEDEX								57.77	003357
3/15/24	00349	3/09/24	1	202403 320-57200-46485		*	300.00		
				PLAYGROUND INSP W/REPORT					
BRIAN HOSMER								300.00	003358
3/15/24	00028	3/13/24	1893133	202403 320-57200-46500		*	332.00		
				MAR 24 - WATER MGMT SVC					
THE LAKE DOCTORS, INC.								332.00	003359
3/20/24	00346	3/14/24	1655	202403 320-57200-46550		*	5,200.00		
				LAKE VERDURA ISL REMOV					
PRISM ECOLOGICAL SERVICES, INC.								5,200.00	003360
CAPR CAPITAL REGION TCESSNA									

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
3/20/24	00028	3/18/24	1898894	202403	320	57200	46500		THE LAKE DOCTORS, INC.	*	635.00	635.00	003361
3/20/24	00344	3/18/24	BB-0226- CHAINLINK INSTALLATION	202403	320	57200	61000		ULTIMATE FENCING, LLC	*	1,235.00	1,235.00	003362
3/22/24	00029	2/29/24	FEBRUARY FEBRUARY	202402	320	57200	43000		CITY OF TALLAHASSEE - AUTO PAY	*	2,460.71	2,460.71	003363
3/25/24	00024	3/18/24	196403 CONTR#4 U#1 IRR REP	202403	320	57200	46450		ALL-PRO LAND CARE OF TALLAHASSEE	*	310.66	492.22	003364
		3/20/24	196409 CONTR#28 U#31 IRR REP	202403	320	57200	46450			*	181.56		
3/25/24	00041	3/20/24	14845 OAK RIDGE RD QUAIL FARM	202403	320	57200	47000		B&B DUGGER, INC.	*	10,260.00	10,260.00	003365
3/25/24	00106	3/25/24	03252024 TXFER DS DIR ASSESSMENTS	202403	300	20700	10800		CAPITAL REGION CDD - SERIES 2018A1	*	221,691.57	221,691.57	003366
3/25/24	00343	2/29/24	6269476 NOTICE OF MEETING	202402	310	51300	48000		GANNETT MEDIA GROUP	*	83.34	83.34	003367
TOTAL FOR BANK B											523,966.98		
TOTAL FOR REGISTER											523,966.98		

CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT

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

DATE	9/5/2023	PERIOD COVERED	10/1/23-9/30/24
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FY 2022 NON-AD VALOREM ASSESSMENTS INVOICE

ST JOE COMPANY
ATTN: ANALISA WOOD
130 RICHARD JACKSON BLVD, SUITE 200
PANAMA CITY BEACH, 32407

PROPERTY: CAPITAL REGION BULK PARCELS

PROPERTY	DEVELOPABLE ACRES	SERIES 2018-1 DEBT RATE/ACRE	TOTAL 2018-1 ASMT	FY 23 O&M RATE/ACRE	TOTAL FY 23 O&M	TOTAL ASMT
3103204040000	72.50	\$1,718.58	\$124,597.00	\$667.33	\$48,381.70	\$172,978.70
3103206020000	24.00	\$1,718.58	\$41,245.90	\$667.33	\$16,016.01	\$57,261.91
3109204010000	19.00	\$1,718.58	\$32,653.01	\$667.33	\$12,679.34	\$45,332.35
3110200010001	52.00	\$1,718.58	\$89,366.12	\$667.33	\$34,701.36	\$124,067.48
3110200120000	101.00	\$1,718.58	\$173,576.51	\$667.33	\$67,400.72	\$240,977.23
3110200130000	2.38	\$1,718.58	\$4,090.22	\$667.33	\$1,588.25	\$5,678.47
3110200140000	5.97	\$1,718.58	\$10,259.92	\$667.33	\$3,983.98	\$14,243.90
3110200150000	24.69	\$1,718.58	\$42,431.72	\$667.33	\$16,476.47	\$58,908.19
3110200170000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
3110200180000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
3115200020000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
3116200320000	17.21	\$1,718.58	\$29,576.75	\$667.33	\$11,484.82	\$41,061.57
3120200020010	63.24	\$1,718.58	\$108,682.95	\$667.33	\$42,202.19	\$150,885.14
3121200030000	6.00	\$1,718.58	\$10,311.48	\$667.33	\$4,004.00	\$14,315.48
3121200040000	35.00	\$1,718.58	\$60,150.27	\$667.33	\$23,356.68	\$83,506.95
3122200200000	7.00	\$1,718.58	\$12,030.05	\$667.33	\$4,671.34	\$16,701.39
3122200230000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
TOTAL	429.99000		\$738,971.90		\$286,946.86	\$1,025,918.76

UPDATED PAYMENT SCHEDULE:

INVOICE#	DUE DATE	% DEBT DUE	DEBT SERVICE INSTALLMENT DUE	% DUE O&M	O&M INSTALLMENT DUE	TOTAL INSTALLMENTS	RECEIVED	O&M	Debt service	
SJC100123	10/1/2023			8.33%	\$23,912.24	\$23,912.24	\$144,631.05	\$23,912.24	\$708.00	10/1/2023
SJC110123	11/1/2023			8.33%	\$23,912.24	\$23,912.24	\$23,912.24	\$23,912.24		10/31/2023
SJC123123	12/1/2023			8.33%	\$23,912.24	\$23,912.24	\$47,824.48	\$47,824.48		12/4/2023
SJC010124	1/1/2024			8.33%	\$23,912.24	\$23,912.24	\$171,706.62	\$23,912.24	\$147,794.38	1/24/2024
SJC024124	2/1/2024	20%	\$147,794.38	8.33%	\$23,912.24	\$171,706.62	\$171,706.62	\$23,912.24	\$147,794.38	2/22/2024
SJC030124	3/1/2024	20%	\$147,794.38	8.33%	\$23,912.24	\$171,706.62				
SJC040124	4/1/2024	30%	\$221,691.57	8.33%	\$23,912.24	\$245,603.81				
SJC050124	5/1/2024			8.33%	\$23,912.24	\$23,912.24				
SJC060124	6/1/2024			8.33%	\$23,912.24	\$23,912.24				
SJC070124	7/1/2024			8.33%	\$23,912.24	\$23,912.24				
SJC080124	8/1/2024			8.33%	\$23,912.24	\$23,912.24				
SJC090124	9/1/2024	15%	\$110,845.79	8.33%	\$23,912.24	\$134,758.02				
SJC100124	10/1/2024	15%	\$110,845.79			\$110,845.79				
TOTAL		100.00%	\$738,971.90	100.00%	\$286,946.86	\$1,025,918.76	\$559,781.01	\$143,473.44	\$296,296.76	

outstanding \$143,473.42 \$442,675.14

001.300.20700.10800 001.300.36300.10000 001.300.10100.01000
201.700.13100.10000
201.700.36300.10200

DUE TO DS \$147,794.38
Vendor#106

transferred 1/26/2024 ck# \$147,794.38 \$708.00 \$148,502.38



Remittance Advice

St Joe - Development,
130 Richard Jackson Blvd.
Suite 200
Panama City Beach, FL 32407

Page | 1

Payee #: 1665354

Advice Number: 907906

Date: 2/21/24

CAPITAL REGION COMMUNITY DEVELOPMENT
ATTN: SHERYL FULKS
475 WEST TOWN PLACE, SUITE 114
ST. AUGUSTINE FL 32092

Invoice Number	Remark	Invoice Date	Invoice Amount	Payment Amount
SJC030124O&M	CDD-SOUTHWOOD-O&M INSTALLMENT	3/1/24	\$23,912.24	\$23,912.24
SJC030124DEBT	CDD-SOUTHWOOD-DEBT SERVICE	3/1/24	\$147,794.38	\$147,794.38

Total Payment Amount \$171,706.62

*The total amount will be deposited into the bank account on file within 2 business days of the remittance date.
If you have any questions regarding this payment, please contact the accounts payable dept. at ap@joe.com.*

CAPITAL REGION CDD
ASSESSMENT RECEIPTS FISCAL YEAR 24

ASSESSED TO	# UNITS	Ex 2008 SERIES 2018-1 RESIDENTIAL	Ex 2008 SERIES 2018-1 COMMERCIAL	Ex 2011A-1 SERIES 2021 RESIDENTIAL	Ex 2011A-2 SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
NET ST JOE COMPANY	1692	\$0.00	\$738,971.89	\$0.00	\$0.00	\$0.00	\$0.00	\$286,946.87	\$1,025,918.76
GROSS LEON CO TAX ROLL		\$0.00	\$794,593.43	\$0.00	\$0.00	\$0.00	\$0.00	\$308,545.02	\$1,103,138.45
NET LEON CO TAX ROLL	4096.91	\$325,549.85	\$241,572.00	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$1,723,293.37	\$3,769,946.66
GROSS LEON CO TAX ROLL		\$350,053.60	\$259,754.84	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$1,853,003.62	\$4,053,706.09
TOTAL NET ASSESSED		\$325,549.85	\$980,543.89	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$2,010,240.24	\$4,795,865.42
TOTAL GROSS ASSESSED		\$350,053.60	\$1,054,348.27	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$2,161,548.65	\$5,156,844.54
% ASSESSMENTS		8.64%	6.41%	8.46%	7.27%	10.11%	13.40%	45.71%	100.00%

RECEIVED BY	DATE	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
ST JOE COMPANY		\$0.00	\$148,502.38	\$0.00	\$0.00	\$0.00	\$0.00	\$119,561.20	\$268,063.58
TOTAL DUE DIRECT INVOICE		\$0.00	\$590,469.51	\$0.00	\$0.00	\$0.00	\$0.00	\$167,385.67	\$757,855.18
LEON CO DIST 1	11/14/23	\$1,440.60	\$0.00	\$3,851.40	\$0.00	\$1,687.41	\$0.00	\$6,515.69	\$13,495.10
LEON CO DIST 2	11/27/23	\$85,406.27	\$57,682.94	\$49,223.32	\$24,172.21	\$100,038.56	\$120,613.71	\$365,602.16	\$802,739.17
LEON CO DIST 3	12/13/23	\$188,198.08	\$70,938.89	\$222,719.73	\$194,683.67	\$220,441.24	\$148,331.59	\$887,951.26	\$1,933,264.46
LEON CO DIST 4	12/22/23	\$27,265.89	\$42,777.65	\$20,495.30	\$33,091.04	\$31,937.23	\$89,447.07	\$203,123.78	\$448,137.96
LEON CO DIST 5	01/11/24	\$0.00	\$6,012.97	\$6,102.13	\$7,812.92	\$0.00	\$12,572.97	\$27,619.27	\$60,120.26
INTEREST	02/15/24	\$695.06	\$403.22	\$687.28	\$572.63	\$814.14	\$843.13	\$3,388.76	\$7,404.22
LEON CO DIST 6	02/23/24	\$3,128.76	\$26,694.56	\$4,427.48	\$4,566.41	\$3,664.80	\$55,817.72	\$81,707.36	\$180,007.09
LEON CO DIST 7									\$0.00
INTEREST									\$0.00
LEON CO DIST 8									\$0.00
LEON CO DIST 9									\$0.00
LEON CO DIST 10									\$0.00
TAX CERTIFICATES									\$0.00
INTEREST 11									\$0.00
TOTAL RECEIVED TAX ROLL		\$306,134.66	\$204,510.23	\$307,506.64	\$264,898.88	\$358,583.38	\$427,626.19	\$1,575,908.28	\$3,445,168.26
NET DUE TAX ROLL		\$19,415.19	\$37,061.77	\$11,431.04	\$9,248.47	\$22,741.53	\$77,495.31	\$147,385.09	\$324,778.40

PERCENT RECEIVED	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
% RECEIVED DIRECT INVOICE	0.00%	20.10%	0.00%	0.00%	0.00%	0.00%	41.67%	26.13%
% RECEIVED TAX ROLL	94.04%	84.66%	96.42%	96.63%	94.04%	84.66%	91.45%	91.39%

DATE	001-300-20700-10800	001-300-20700-10800	001-300-20700-10000	001-300-20700-11000	001-300-20700-10900	001-300-20700-10900	001-300-36300-101000	001.300.10100.01000
	201-700-13100-10000	201-700-13100-10000	203-700-13100-10000	202-700-13100-10000	029-700-13100-10000	029-700-13100-10000	n/a	n/a
	201-700-36300.10000	201-700-36300.10100	203-700-36300-10000	202-700-36300-10100	029-700-36300-10000	029-700-36300-10100	n/a	n/a
	vendor# 106 001-300-20700-10800		vendor # 300 001-300-20700-10000	vendor #130 001-300-20700-11000		vendor #148 001-300-20700-109000		
9/30/23 balance								
12/01/23								
12/15/23								
01/03/24								
01/18/24								
03/01/24								
Total transferred	\$479,723.59		\$302,391.88	\$259,759.84		\$725,069.78		
Total DUE	\$30,921.30		\$5,114.76	\$5,139.04		\$61,139.79		

CHECKS

3293/3294/3295/3296

CAPITAL REGION CDD
ASSESSMENT RECEIPTS FISCAL YEAR 24

ASSESSED TO	# UNITS	Ex 2008 SERIES 2018-1 RESIDENTIAL	Ex 2008 SERIES 2018-1 COMMERCIAL	Ex 2011A-1 SERIES 2021 RESIDENTIAL	Ex 2011A-2 SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
NET ST JOE COMPANY	1692	\$0.00	\$738,971.89	\$0.00	\$0.00	\$0.00	\$0.00	\$286,946.87	\$1,025,918.76
GROSS LEON CO TAX ROLL		\$0.00	\$794,593.43	\$0.00	\$0.00	\$0.00	\$0.00	\$308,545.02	\$1,103,138.45
NET LEON CO TAX ROLL	4096.91	\$325,549.85	\$241,572.00	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$1,723,293.37	\$3,769,946.66
GROSS LEON CO TAX ROLL		\$350,053.60	\$259,754.84	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$1,853,003.62	\$4,053,706.09
TOTAL NET ASSESSED		\$325,549.85	\$980,543.89	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$2,010,240.24	\$4,795,865.42
TOTAL GROSS ASSESSED		\$350,053.60	\$1,054,348.27	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$2,161,548.65	\$5,156,844.54
% ASSESSMENTS		8.64%	6.41%	8.46%	7.27%	10.11%	13.40%	45.71%	100.00%

RECEIVED BY	DATE	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
ST JOE COMPANY		\$0.00	\$148,502.38	\$0.00	\$0.00	\$0.00	\$0.00	\$119,561.20	\$268,063.58
TOTAL DUE DIRECT INVOICE		\$0.00	\$590,469.51	\$0.00	\$0.00	\$0.00	\$0.00	\$167,385.67	\$757,855.18
LEON CO DIST 1	11/14/23	\$1,440.60	\$0.00	\$3,851.40	\$0.00	\$1,687.41	\$0.00	\$6,515.69	\$13,495.10
LEON CO DIST 2	11/27/23	\$85,406.27	\$57,682.94	\$49,223.32	\$24,172.21	\$100,038.56	\$120,613.71	\$365,602.16	\$802,739.17
LEON CO DIST 3	12/13/23	\$188,198.08	\$70,938.89	\$222,719.73	\$194,683.67	\$220,441.24	\$148,331.59	\$887,951.26	\$1,933,264.46
LEON CO DIST 4	12/22/23	\$27,265.89	\$42,777.65	\$20,495.30	\$33,091.04	\$31,937.23	\$89,447.07	\$203,123.78	\$448,137.96
LEON CO DIST 5	01/11/24	\$0.00	\$6,012.97	\$6,102.13	\$7,812.92	\$0.00	\$12,572.97	\$27,619.27	\$60,120.26
INTEREST	02/15/24	\$695.06	\$403.22	\$687.28	\$572.63	\$814.14	\$843.13	\$3,388.76	\$7,404.22
LEON CO DIST 6	02/23/24	\$3,128.76	\$26,694.56	\$4,427.48	\$4,566.41	\$3,664.80	\$55,817.72	\$81,707.36	\$180,007.09
LEON CO DIST 7								\$0.00	\$0.00
INTEREST								\$0.00	\$0.00
LEON CO DIST 8								\$0.00	\$0.00
LEON CO DIST 9								\$0.00	\$0.00
LEON CO DIST 10								\$0.00	\$0.00
TAX CERTIFICATES								\$0.00	\$0.00
INTEREST 11								\$0.00	\$0.00
TOTAL RECEIVED TAX ROLL		\$306,134.66	\$204,510.23	\$307,506.64	\$264,898.88	\$358,583.38	\$427,626.19	\$1,575,908.28	\$3,445,168.26
NET DUE TAX ROLL		\$19,415.19	\$37,061.77	\$11,431.04	\$9,248.47	\$22,741.53	\$77,495.31	\$147,385.09	\$324,778.40

PERCENT RECEIVED	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
% RECEIVED DIRECT INVOICE	0.00%	20.10%	0.00%	0.00%	0.00%	0.00%	41.67%	26.13%
% RECEIVED TAX ROLL	94.04%	84.66%	96.42%	96.63%	94.04%	84.66%	91.45%	91.39%

DATE	001-300-20700-10800 201-700-13100-10000 201-700-36300-10000	001-300-20700-10800 201-700-13100-10000 201-700-36300-10100	001-300-20700-10000 203-700-13100-10000 203-700-36300-10000	001-300-20700-11000 202-700-13100-10000 202-700-36300-10100	001-300-20700-10900 029-700-13100-10000 029-700-36300-10000	001-300-20700-10900 029-700-13100-10000 029-700-36300-10100	001-300-36300-101000 n/a n/a	001.300.10100.01000 n/a n/a
	vendor# 106 001-300-20700-10800		vendor # 300 001-300-20700-10000	vendor #130 001-300-20700-11000	vendor #148 001-300-20700-109000			
9/30/23 balance							CHECKS	
12/01/23								
12/15/23								
01/03/24								
01/18/24								
03/01/24								
Total transferred	\$479,723.59		\$302,391.88	\$259,759.84		\$725,069.78		
Total DUE	\$30,921.30		\$5,114.76	\$5,139.04		\$61,139.79		

CAPITAL REGION CDD
ASSESSMENT RECEIPTS FISCAL YEAR 24

ASSESSD TO	# UNITS	Ex 2008 SERIES 2018-1 RESIDENTIAL	Ex 2008 SERIES 2018-1 COMMERCIAL	Ex 2011A-1 SERIES 2021 RESIDENTIAL	Ex 2011A-2 SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
NET ST JOE COMPANY	1692	\$0.00	\$738,971.89	\$0.00	\$0.00	\$0.00	\$0.00	\$286,946.87	\$1,025,918.76
GROSS LEON CO TAX ROLL		\$0.00	\$794,593.43	\$0.00	\$0.00	\$0.00	\$0.00	\$308,545.02	\$1,103,138.45
NET LEON CO TAX ROLL	4096.91	\$325,549.85	\$241,572.00	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$1,723,293.37	\$3,769,946.66
GROSS LEON CO TAX ROLL		\$350,053.60	\$259,754.84	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$1,853,003.62	\$4,053,706.09
TOTAL NET ASSESSED		\$325,549.85	\$980,543.89	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$2,010,240.24	\$4,795,865.42
TOTAL GROSS ASSESSED		\$350,053.60	\$1,054,348.27	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$2,161,548.65	\$5,156,844.54
% ASSESSMENTS		8.64%	6.41%	8.46%	7.27%	10.11%	13.40%	45.71%	100.00%

RECEIVED BY	DATE	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
ST JOE COMPANY		\$0.00	\$148,502.38	\$0.00	\$0.00	\$0.00	\$0.00	\$119,561.20	\$268,063.58
TOTAL DUE DIRECT INVOICE		\$0.00	\$590,469.51	\$0.00	\$0.00	\$0.00	\$0.00	\$167,385.67	\$757,855.18
LEON CO DIST 1	11/14/23	\$1,440.60	\$0.00	\$3,851.40	\$0.00	\$1,687.41	\$0.00	\$6,515.69	\$13,495.10
LEON CO DIST 2	11/27/23	\$85,406.27	\$57,682.94	\$49,223.32	\$24,172.21	\$100,038.56	\$120,613.71	\$365,602.16	\$802,739.17
LEON CO DIST 3	12/13/23	\$188,198.08	\$70,938.89	\$222,719.73	\$194,683.67	\$220,441.24	\$148,331.59	\$887,951.26	\$1,933,264.46
LEON CO DIST 4	12/22/23	\$27,265.89	\$42,777.65	\$20,495.30	\$33,091.04	\$31,937.23	\$89,447.07	\$203,123.78	\$448,137.96
LEON CO DIST 5	01/11/24	\$0.00	\$6,012.97	\$6,102.13	\$7,812.92	\$0.00	\$12,572.97	\$27,619.27	\$60,120.26
INTEREST	02/15/24	\$695.06	\$403.22	\$687.28	\$572.63	\$814.14	\$843.13	\$3,388.76	\$7,404.22
LEON CO DIST 6	02/23/24	\$3,128.76	\$26,694.56	\$4,427.48	\$4,566.41	\$3,664.80	\$55,817.72	\$81,707.36	\$180,007.09
LEON CO DIST 7									\$0.00
INTEREST									\$0.00
LEON CO DIST 8									\$0.00
LEON CO DIST 9									\$0.00
LEON CO DIST 10									\$0.00
TAX CERTIFICATES									\$0.00
INTEREST 11									\$0.00
TOTAL RECEIVED TAX ROLL		\$306,134.66	\$204,510.23	\$307,506.64	\$264,898.88	\$358,583.38	\$427,626.19	\$1,575,908.28	\$3,445,168.26
NET DUE TAX ROLL		\$19,415.19	\$37,061.77	\$11,431.04	\$9,248.47	\$22,741.53	\$77,495.31	\$147,385.09	\$324,778.40

PERCENT RECEIVED	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
% RECEIVED DIRECT INVOICE	0.00%	20.10%	0.00%	0.00%	0.00%	0.00%	41.67%	26.13%
% RECEIVED TAX ROLL	94.04%	84.66%	96.42%	96.63%	94.04%	84.66%	91.45%	91.39%

DATE	001-300-20700-10800 201-700-13100-10000 201-700-36300.10000 vendor# 106 001-300-20700-10800	001-300-20700-10800 201-700-13100-10000 201-700-36300.10100	001-300-20700-10000 203-700-13100-10000 203-700-36300-10000 vendor # 300 001-300-20700-10000	001-300-20700-11000 202-700-13100-10000 202-700-36300-10100 vendor #130 001-300-20700-11000	001-300-20700-10900 029-700-13100-10000 029-700-36300-10000 vendor #148 001-300-20700-109000	001-300-20700-10900 029-700-13100-10000 029-700-36300-10100	001-300-36300-101000 n/a n/a	001.300.10100.01000 n/a n/a
9/30/23 balance								
12/01/23								
12/15/23								
01/03/24								
01/18/24								
03/01/24								
Total transferred	\$479,723.59		\$302,391.88	\$259,759.84		\$725,069.78		
Total DUE	\$30,921.30		\$5,114.76	\$5,139.04		\$61,139.79		

CHECKS

3293/3294/3295/3296

CAPITAL REGION CDD
ASSESSMENT RECEIPTS FISCAL YEAR 24

ASSESSED TO	# UNITS	Ex 2008 SERIES 2018-1 RESIDENTIAL	Ex 2008 SERIES 2018-1 COMMERCIAL	Ex 2011A-1 SERIES 2021 RESIDENTIAL	Ex 2011A-2 SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
NET ST JOE COMPANY	1692	\$0.00	\$738,971.89	\$0.00	\$0.00	\$0.00	\$0.00	\$286,946.87	\$1,025,918.76
GROSS LEON CO TAX ROLL		\$0.00	\$794,593.43	\$0.00	\$0.00	\$0.00	\$0.00	\$308,545.02	\$1,103,138.45
NET LEON CO TAX ROLL	4096.91	\$325,549.85	\$241,572.00	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$1,723,293.37	\$3,769,946.66
GROSS LEON CO TAX ROLL		\$350,053.60	\$259,754.84	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$1,853,003.62	\$4,053,706.09
TOTAL NET ASSESSED		\$325,549.85	\$980,543.89	\$318,937.68	\$274,147.35	\$381,324.91	\$505,121.50	\$2,010,240.24	\$4,795,865.42
TOTAL GROSS ASSESSED		\$350,053.60	\$1,054,348.27	\$342,943.74	\$294,782.10	\$410,026.78	\$543,141.40	\$2,161,548.65	\$5,156,844.54
% ASSESSMENTS		8.64%	6.41%	8.46%	7.27%	10.11%	13.40%	45.71%	100.00%

RECEIVED BY	DATE	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
ST JOE COMPANY		\$0.00	\$148,502.38	\$0.00	\$0.00	\$0.00	\$0.00	\$119,561.20	\$268,063.58
TOTAL DUE DIRECT INVOICE		\$0.00	\$590,469.51	\$0.00	\$0.00	\$0.00	\$0.00	\$167,385.67	\$757,855.18
LEON CO DIST 1	11/14/23	\$1,440.60	\$0.00	\$3,851.40	\$0.00	\$1,687.41	\$0.00	\$6,515.69	\$13,495.10
LEON CO DIST 2	11/27/23	\$85,406.27	\$57,682.94	\$49,223.32	\$24,172.21	\$100,038.56	\$120,613.71	\$365,602.16	\$802,739.17
LEON CO DIST 3	12/13/23	\$188,198.08	\$70,938.89	\$222,719.73	\$194,683.67	\$220,441.24	\$148,331.59	\$887,951.26	\$1,933,264.46
LEON CO DIST 4	12/22/23	\$27,265.89	\$42,777.65	\$20,495.30	\$33,091.04	\$31,937.23	\$89,447.07	\$203,123.78	\$448,137.96
LEON CO DIST 5	01/11/24	\$0.00	\$6,012.97	\$6,102.13	\$7,812.92	\$0.00	\$12,572.97	\$27,619.27	\$60,120.26
INTEREST	02/15/24	\$695.06	\$403.22	\$687.28	\$572.63	\$814.14	\$843.13	\$3,388.76	\$7,404.22
LEON CO DIST 6	02/23/24	\$3,128.76	\$26,694.56	\$4,427.48	\$4,566.41	\$3,664.80	\$55,817.72	\$81,707.36	\$180,007.09
LEON CO DIST 7									\$0.00
INTEREST									\$0.00
LEON CO DIST 8									\$0.00
LEON CO DIST 9									\$0.00
LEON CO DIST 10									\$0.00
TAX CERTIFICATES									\$0.00
INTEREST 11									\$0.00
TOTAL RECEIVED TAX ROLL		\$306,134.66	\$204,510.23	\$307,506.64	\$264,898.88	\$358,583.38	\$427,626.19	\$1,575,908.28	\$3,445,168.26
NET DUE TAX ROLL		\$19,415.19	\$37,061.77	\$11,431.04	\$9,248.47	\$22,741.53	\$77,495.31	\$147,385.09	\$324,778.40

PERCENT RECEIVED	SERIES 2018-1 RESIDENTIAL	SERIES 2018-1 COMMERCIAL	SERIES 2021 RESIDENTIAL	SERIES 2018-2 COMMERCIAL	SERIES 2013 RESIDENTIAL	SERIES 2013 COMMERCIAL	GENERAL FUND	TOTAL ASSESSED
% RECEIVED DIRECT INVOICE	0.00%	20.10%	0.00%	0.00%	0.00%	0.00%	41.67%	26.13%
% RECEIVED TAX ROLL	94.04%	84.66%	96.42%	96.63%	94.04%	84.66%	91.45%	91.39%

DATE	001-300-20700-10800	001-300-20700-10800	001-300-20700-10000	001-300-20700-11000	001-300-20700-10900	001-300-20700-10900	001-300-36300-101000	001.300.10100.01000
	201-700-13100-10000	201-700-13100-10000	203-700-13100-10000	202-700-13100-10000	029-700-13100-10000	029-700-13100-10000	n/a	n/a
	201-700-36300.10000	201-700-36300.10100	203-700-36300-10000	202-700-36300-10100	029-700-36300-10000	029-700-36300-10100	n/a	n/a
	vendor# 106 001-300-20700-10800		vendor # 300 001-300-20700-10000	vendor #130 001-300-20700-11000		vendor #148 001-300-20700-109000		
							CHECKS	
9/30/23 balance								
12/01/23								
12/15/23								
01/03/24								
01/18/24								
03/01/24								
Total transferred	\$479,723.59		\$302,391.88	\$259,759.84		\$725,069.78		
Total DUE	\$30,921.30		\$5,114.76	\$5,139.04		\$61,139.79		



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
2/27/2024	196330

Phone: 850-656-0208

Bill To
CRCDD Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	3/28/2024

Description	Quantity	Rate	Amount
Unit # 7 - 15 - Installation of Stop Sign in alley across from 4036 Colleton Court (Labor Only)			
General Labor Rate	1	45.00	45.00
Date of Service: 2-20-2024			
46520 <i>Corbin deNagy</i> 02/27/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks
A Finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$45.00
Payments/Credits	\$0.00
Balance Due	\$45.00

**All-Pro Land Care of
Tallahassee, Inc.**
P.O Box 38355
Tallahassee, FL
32315-8355

INVOICE

Date	Invoice #
2/27/2024	196331

Bill To
CRCDD Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311

P.O. No.	Terms	Project
	Net 30	Additional Contracted Work

Quantity	Description	Rate	Amount
1	Unit # 10 Trail - Removal on one Pine Tree and one smaller Tree beside the pine. Located behind 3705 Overlook Drive along the trail. Debris will be left in the wood Removal of 1 Pine Tree & 1 Small Tree	720.00	720.00

46490
Corbin deNagy
02/27/2024

Thank You For Your Business! Please make checks payable to the above address. Office: (850) 656-0208 ext. 408 Fax: (850) 656-5534	Total	\$720.00
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\$35 fee for all returned checks
A finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer.

**All-Pro Land Care of
Tallahassee, Inc.**
P.O Box 38355
Tallahassee, FL
32315-8355

INVOICE

Date	Invoice #
2/27/2024	196332

Bill To
CRCDD Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311

P.O. No.	Terms	Project
	Net 30	Additional Contracted Work

Quantity	Description	Rate	Amount
1	Removal of Pine Tree Tree Work - Unit # 10 Common Area next to 3705 Overlook Drive - Removal of one fire damaged Pine Tree located on the left side of driveway in the CRCDD property	810.00	810.00

46490
Corbin deNagy
02/27/2024

Thank You For Your Business! Please make checks payable to the above address. Office: (850) 656-0208 ext. 408 Fax: (850) 656-5534	Total	\$810.00
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\$35 fee for all returned checks
A finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer.



All Pro Landscaping
of Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
1/4/2024	171386-LS

Bill To
CRCDD c/o GMS, LLC Attn: Robert Berlin 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	2/3/2024

Description	Quantity	Rate	Amount
Install Concrete & Hay at WD160, Install concrete at Coneflower & Orange Wier, & FL070			
Labor to install concrete & hay at WD160, FL070, & Coneflower & Orange Wier	43	50.00	2,150.00T
27 Mini-Ex	0.75	400.00	300.00T
Cat Loader	0.75	500.00	375.00T
Date of Service: 12/28			
Invoice received 3/6/2024	46550 <i>Corbin deNagy</i> 3/6/2024		

Thank You For Your Business! Please make checks payable to the address listed above. Payments made by Credit Card will be subject to 3-4% processing fee. Office: (850)-656-5939 Fax: (850) 656-0191 \$35 fee for all returned checks A finance charge of 2% per month may be assessed on all 90 day past due balances In the event of non-payments, collection fees and reasonable attorney fees will be charged to the customer. Material pricing may fluctuate based on inflation. Fuel surcharges may apply.	Total	\$2,825.00
	Payments/Credits	\$0.00
	Balance Due	\$2,825.00

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

Invoice

Invoice #: 526
Invoice Date: 3/1/24
Due Date: 3/1/24
Case:
P.O. Number:

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

Description	Hours/Qty	Rate	Amount
Facility Management - Capital Region - March 2024		12,270.83	12,270.83
<i>Jerry Lambert</i> 3-5-24			

Total \$12,270.83

Payments/Credits \$0.00

Balance Due \$12,270.83

Governmental Management Services, LLC1001 Bradford Way
Kingston, TN 37763**Invoice****Invoice #:** 527**Invoice Date:** 3/1/24**Due Date:** 3/1/24**Case:****P.O. Number:****Bill To:**Capital Region CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees - March 2024	240	4,509.50	4,509.50
Website Administration -March 2024	3510	106.00	106.00
Information Technology - March 2024	351	247.33	247.33
Dissemination Agent Services -March 2024	313	662.50	662.50
Office Supplies	510	0.15	0.15
Postage	420	11.00	11.00
Copies	425	54.30	54.30
Telephone	410	27.31	27.31
AMEX Charge - Google Suite	469	6.00	6.00
AMEX- Amazon Charge 2/2/24		319.48	319.48
AMEX- Amazon Charge 2/2/24		106.49	106.49

Total \$6,050.06**Payments/Credits** \$0.00**Balance Due** \$6,050.06



INVOICE	#3134
SERVICE DATE	Feb 28, 2024
INVOICE DATE	Feb 28, 2024
DUE	Upon receipt
AMOUNT DUE	\$1,900.00

Water Works Exterior Cleaning

Government Management Services
 Government Management Services
 3196 Merchants Row Blvd, Suite 130
 Tallahassee, FL 32311

☎ (850) 727-5310
 ✉ cdenagy@gmsnf.com

CONTACT US

640 Capital Circle NE , STE. 1
 Tallahassee, FL 32301

☎ (850) 692-9646
 ✉ admin@waterworks850.com

Service completed by: Becky Bethea

INVOICE

Services	qty	unit price	amount
Power Washing - Concrete- Spider Lilly Concrete discolored with soot and dirt? We will make it look new again! Common Sidewalks (Area per map provided)	1.0	\$150.00	\$150.00
Power Washing - Concrete- Longfellow Concrete discolored with soot and dirt? We will make it look new again! Common Sidewalks Longfellow road and sidewalk between Newberry (Areas per map provided)	1.0	\$400.00	\$400.00
Power Washing - Concrete- Faulkner/Updike Concrete discolored with soot and dirt? We will make it look new again! Common Sidewalks (Areas per map provided)	1.0	\$600.00	\$600.00
Power Washing - Concrete- Carollton Concrete discolored with soot and dirt? We will make it look new again! Common Sidewalks Carollton/Appleton area (Areas per map provided)	1.0	\$450.00	\$450.00
Power Washing - Concrete	1.0	\$300.00	\$300.00

Concrete discolored with soot and dirt? We will make it look new again!

Common Sidewalks

Longfellow area (Area of 3614 Longfellow Rd)
(Areas per map provided)

Subtotal	\$1,900.00
Total Tax	\$0.00
CC Fee (2.999%)	\$0.00
Total	\$1,900.00

Thank you for your business.

Invoice must be paid with in 30 days of of date job was completed. Beyond 30 days we will access a 3.5% late charge in addition to the invoice total.

46910

Corbin deNagy

02/28/2024



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/6/2024	196394

Phone: 850-656-0208

Bill To
CRCDD c/o GMS, LLC Attn: Robert Berlin 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/5/2024

Description	Quantity	Rate	Amount
Controller # 24 - Unit # 2 - Irrigation Repair - Replace rotor & repair pipe			
1" x 1" x 1/2" PVC Tee SST	1	1.50	1.50
1" Slip-Fix Fitting	1	10.58	10.58
3/4" 90 Male Barb	2	3.33	6.66
PGP Rotor	1	25.95	25.95
Irrigation Technician Labor Rate per hour	1.5	72.00	108.00
Date of Service: 3-1-2024 Damage Source: Normal Ware			
46450 <i>Corbin deNagy</i> 3/6/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks
A Finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$152.69
Payments/Credits	\$0.00
Balance Due	\$152.69



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/6/2024	196395

Phone: 850-656-0208

Bill To
CRCDD Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/5/2024

Description	Quantity	Rate	Amount
Work Orders # 2024-001 thru #2024-010. Pond Work @ WD-162, WD-090S, WD-290, WD-090N, WD-140, FL-070, WD-141, Repair erosion and headwalls with concrete and rock. Refresh rock filters with rock. Removal of debris to increase water flow. removal of vines. See Work Orders			
General Labor Rate	71	55.00	3,905.00
Surge Rock (per yd.)	3	100.00	300.00
#57 - Rock (per yd.)	12	85.00	1,020.00
Concrete	1	174.36	174.36
Grate Fasteners	1	21.52	21.52
6" SCH 40 Coupling @ Pond WD141	1	21.00	21.00
Dates of Service: 2-27-2024, 2-28-2024, 2-29-2024, 3-11-2024			
	46550		
	<i>Corbin deNagy</i>		
	3/12/2023		

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks
A Finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$5,441.88
Payments/Credits	\$0.00
Balance Due	\$5,441.88



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/6/2024	196396

Phone: 850-656-0208

Bill To
CRCDD Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/5/2024

Description	Quantity	Rate	Amount
Rain Bird 33DK double Lug Quick Coupling Valve Key - Quick Connect tool			
Quick Connect Tool	1	44.58	44.58

46900
Corbin deNagy
3/12/2024

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks
A Finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/or reasonable attorney fees will be charged to the customer

Total	\$44.58
Payments/Credits	\$0.00
Balance Due	\$44.58



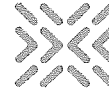
All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/11/2024	196397

Phone: 850-656-0208

Bill To
CRCDD c/o GMS, LLC Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



NATIONAL
ASSOCIATION OF
LANDSCAPE
PROFESSIONALS

P.O. No.	Terms	Due Date
	Net 30	4/10/2024

Description	Quantity	Rate	Amount
Controller # 24 - Unit # 2 - Irrigation Repair - Repair broken pipe and replace sprayheads & nozzles.			
3/4" SCH 40 Coupling Soc	2	0.40	0.80
3/4" SCH 40 PVC BE Pipe	6	0.38	2.28
3/4" Slip-Fix	1	8.88	8.88
3/4" SCH 40 PVC Tee SSS	1	0.64	0.64
1/2" 90 Elbow	2	1.50	3.00
4" Pop-Up Sprayhead	2	9.88	19.76
Nozzle	2	2.50	5.00
Irrigation Technician Labor Rate per hour	2	72.00	144.00
Irrigation Helper Labor Rate per hour	2	45.00	90.00
Date of Service: 3-6-2024 Damage Source: Normal Ware			
46450 <i>Corbin deNagy</i> 3/12/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks

A Finance charge of 2% per month may be assessed on all 90 day past due balances

In the event of non-payments, collection fees and/or reasonable attorney fees will be charged to the customer

Total	\$274.36
Payments/Credits	\$0.00
Balance Due	\$274.36



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/12/2024	196398

Phone: 850-656-0208

Bill To
CRCDD c/o GMS, LLC Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/11/2024

Description	Quantity	Rate	Amount
Central Park - Tot Lot - Water Fountain Repair -			
Gate Valve: 1/2"	1	9.76	9.76
1/2" Coupling	2	0.30	0.60
Irrigation Technician Labor Rate per hour	1	72.00	72.00
Date of Service: 3-8-2024 Damage Source: Normal Ware			
46450 <i>Corbin deNagy</i> 3/12/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks

A Finance charge of 2% per month may be assessed on all 90 day past due balances

In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$82.36
Payments/Credits	\$0.00
Balance Due	\$82.36



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/12/2024	196399

Phone: 850-656-0208

Bill To
CRCDD c/o GMS, LLC Attn: Corban deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/11/2024

Description	Quantity	Rate	Amount
Controller # 8 - Unit # 25 - Irrigation Repair - Replace solenoid			
Hunter Solenoid	1	15.95	15.95
DBR/Y - 6 Splice Kit Wire Connector	4	5.15	20.60
Irrigation Technician Labor Rate per hour	1	72.00	72.00
Irrigation Helper Labor Rate per hour	1	45.00	45.00
Date of Service: 3-6-2024 Damage Source: Normal Ware			
46450 <i>Corbin deNagy</i> 3/12/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks

A Finance charge of 2% per month may be assessed on all 90 day past due balances

In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$153.55
Payments/Credits	\$0.00
Balance Due	\$153.55



Capital Region Community Development District
Attn:
5385 N Nob Hill Road
Sunrise, FL 33351

Invoice Date: March 11, 2024
Project #: 100065121
Invoice #: 2013182

e-mail invoices to:
tcessna@gmssf.com; cdenagy@gmsnf.com
joliver@gmsnf.com, bperegrino@gmsnf.com

CRCDD 4.28.11
Work Auth #13

Project Description: Capital Region Community Development District Engineering Agreement, WA13
Invoice Comments:
Invoicing Period: February 01, 2024 to February 29, 2024

Basic Services	Current
Multiplier Labor	339.79
Total Invoice	339.79
Total Due this Invoice	<u>USD 339.79</u>

Contract Amount: 20,000.00
Previous Billed: 14,405.67
Billed to Date: 14,745.46
Contract Balance: 5,254.54

31100
Corbin deNagy
3/11/24

Remit to:
ATKINSREALIS USA INC.
PO Box 409357
Atlanta, GA 30384-9357
Tax ID: 59-0896138
Wire Payments: Routing No. 026009593, Acct No 4451286495
ACH EFT Payments: Routing 111000012, Acct No 4451286495

Capital Region Community Development District
CRCDD WA13

Project Number 100065121
Invoice Number 2013182
Date 11-MAR-24

Current

Name	Category	Hours	Cost Rate	Total
Rivieccio, Mario	Project Manager	1.00	48.11	48.11
Rivieccio, Mario	Project Manager	1.50	46.04	69.06
Subtotal - Project Manager		2.50		117.17
Subtotal Labor				117.17
Multiplier	2.9			
TOTAL				339.79



Invoice Number	Invoice Date	Account Number	Page
8-429-01656	Mar 05, 2024	8504-2882-4	1 of 2

Billing Address:
 CAPITAL REGION CDD
 # 114
 475 W TOWN PL
 SAINT AUGUSTINE FL 32092-3648

Shipping Address:
 CAPITAL REGION CDD
 475 W TOWN PL
 SAINT AUGUSTINE FL 32092-3648

Invoice Questions?
Contact FedEx Revenue Services
 Phone: 800.622.1147
 M-F 7 AM to 8 PM CST
 Sa 7 AM to 6 PM CST
 Internet: fedex.com

Invoice Summary

FedEx Express Services

Total Charges	USD	\$57.77
TOTAL THIS INVOICE	USD	\$57.77

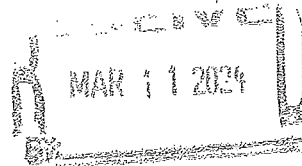
Account Summary as of Mar 05, 2024

Previous Balance	169.21
Payments	-126.32
Adjustments	0.00
New Charges	57.77
New Account Balance	\$100.66

Other discounts may apply.

To pay your FedEx invoice, please go to www.fedex.com/payment. Thank you for using FedEx.

Payments not received by Mar 20, 2024 are subject to a late fee.



Detailed descriptions of surcharges can be located at fedex.com

To ensure proper credit, please return this portion with your payment to FedEx. Please do not staple or fold. Please make check payable to FedEx.

Invoice Number	Invoice Amount	Account Number	Account Balance
8-429-01656	USD \$57.77	8504-2882-4	USD \$100.66

Remittance Advice

Your payment is due by Mar 20, 2024

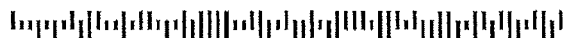
Payments not received by this date are subject to a late fee.

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0017696 01 AB 0.547 **AUTO T7 0 1063 32092-364939 -C01-P17713-11



CAPITAL REGION CDD
 # 114
 475 W TOWN PL



FedEx
 P.O. Box 660481
 DALLAS TX 75266-0481

SAINT AUGUSTINE FL 32092-3648



6332964000027

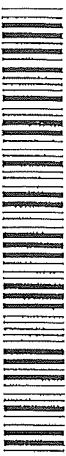
Invoice Number	Invoice Date	Account Number	Page
8-429-01656	Mar 05, 2024	8504-2882-4	2 of 2

FedEx Express Shipment Detail By Payor Type (Original)

Ship Date: Feb 23, 2024 **Cust. Ref.:** Capital Region **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 17.50% to this shipment.
- Business Closed or Adult Recipient Unavailable - Delivery Not Completed.
- Distance Based Pricing, Zone 4
- 1st attempt Feb 27, 2024 at 10:48 AM.

Automation	INET	Sender	Recipient	
Tracking ID	775292103727	Jonl Hayworth	Corbin deNagy	
Service Type	FedEx Standard Overnight	5385 N. Nob Hill Road	Governmental Management Servic	
Package Type	FedEx Envelope	FORT LAUDERDALE FL 33351 US	3196 Merchants Row Blvd	
Zone	04		TALLAHASSEE FL 32311 US	
Packages	1			
Rated Weight	N/A			
Delivered	Feb 28, 2024 14:20	Transportation Charge		47.05
Svc Area	A2	Fuel Surcharge		8.23
Signed by	C.OEBIN DENARDY	Third Party Billing		2.49
FedEx Use	000000000/222/	Total Charge	USD	\$57.77
			Third Party Subtotal	USD
				\$57.77
			Total FedEx Express	USD
				\$57.77



FedEx® Billing Online

FedEx Billing Online allows you to efficiently manage and pay your FedEx invoices online. It's free, easy and secure. FedEx Billing Online helps you streamline your billing process. With all your FedEx shipping information available in one secure online location, you never have to worry about misplacing a paper invoice or sifting through reams of paper to find information for past shipments. Go to fedex.com to sign up today!

Brian Hosmer
11344 Eva Lane
Tallahassee, Florida 32317

INVOICE

Southwood Neighborhood
4675 Grove Park Drive
Tallahassee, FL 32311

Invoice # 0000001
Invoice Date 03/09/2024
Due Date 04/09/2024

Item	Description	Unit Price	Quantity	Amount
Service	Playground Inspection with report	300.00	1.00	300.00
				Subtotal 300.00
				Total 300.00
				Amount Paid 0.00
				Balance Due \$300.00

46485

Corbin deNagy

3/11/24

MAKE CHECK PAYABLE TO:



PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD

CARD NUMBER		EXP. DATE	
SIGNATURE		AMOUNT PAID	

ACCOUNT NUMBER	DATE	BALANCE
708277	3/13/2024	\$332.00

ADDRESSEE

Please check if address below is incorrect and indicate change on reverse side

CAPITAL REGIONAL CDD
ROBERT BERLIN
3196 Merchants Row
SUITE 130
Tallahassee, FL 32311

The Lake Doctors
Post Office Box 20122
Tampa, FL 33622-0122

00000000018515001000000016682700000003320079

Please Return this invoice with your payment and notify us of any changes to your contact information.

SOUTHWOOD	3770 Cunard Dr Tallahassee, FL 32311		
Invoice Due Date 3/21/2024	Invoice 1893133	PO #	

Invoice Date	Description	Quantity	Amount	Tax	Total
3/11/2024	Water Management - Monthly		\$332.00	\$0.00	\$332.00

The pond looks great. Please contact Jim Hawkins with any questions. Thank you

46500
Corbin deNagy
3/14/2024

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.

Credits	\$0.00
Adjustment	\$0.00
AMOUNT DUE	

Total Account Balance including this invoice:	\$332.00	This Invoice Total:	\$332.00
--	----------	----------------------------	----------

Click the "Pay Now" link to submit payment by ACH

Customer #:	708277	Corporate Address
Portal Registration #:	C96B1461	4651 Salisbury Rd, Suite 155
Customer E-mail(s):	cdenagy@gmsnf.com, tcessna@gmsnf.com	Jacksonville, FL 32256
Customer Portal Link:	www.lakedoctors.com/contact-us/	
Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information		

Prism Ecological Services, Inc.

217 Pasco Road

Thomasville, GA 31757

(229) 226-3888 Thomasville

(850) 570-1073 Tallahassee

Date: 3/14/2024

Invoice #: 1655

To: Capital Region CDD
 3196 Merchants Row Blvd. Ste. 130\
 Tallahassee, FL 32311

Quantity	Description	Unit Price	Total
	Lake Verdura island removal		\$5,200.00
		Total	\$5,200.00

Due upon receipt

46550

Corbin deVagy

3/18/2024

Tiziana Cessna

From: Corbin deNagy <cdenagy@gmsnf.com>
Sent: Monday, March 18, 2024 3:40 PM
To: Tiziana Cessna
Subject: Prism Ecological Invoice
Attachments: Prism Ecological_1655_2024.03.14.pdf

Hi Tiziana,

The attached invoice is approved for payment.

Can you please send this one via FedEx as well? If so, can you send to my home address:

3250 Carrollton Drive
Tallahassee, FL 32311

We've had delivery issues at the office.

Thanks!

Corbin deNagy
Assistant District Manager
Operations Manager – Capital Region CDD
Governmental Management Services LLC
3196 Merchants Row Blvd. Suite 130
Tallahassee, FL 32311

850-727-5310 Office

MAKE CHECK PAYABLE TO:

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD



Post Office Box 20122
Tampa, FL 33622-0122
(850) 329-2389



CARD NUMBER EXP. DATE
SIGNATURE AMOUNT PAID

ADDRESSEE

Please check if address below is incorrect and indicate change on reverse side

CAPITAL REGIONAL CDD
ROBERT BERLIN
3196 Merchants Row
SUITE 130
Tallahassee, FL 32311

The Lake Doctors
Post Office Box 20122
Tampa, FL 33622-0122

ACCOUNT NUMBER	DATE	BALANCE
708277	3/18/2024	\$635.00

00000000018515001000000016788900000006350083

Please Return this invoice with your payment and notify us of any changes to your contact information.

SOUTHWOOD

3770 Cunard Dr Tallahassee, FL 32311

Invoice Due Date 3/23/2024

Invoice 1898894

PO #

Invoice Date	Description	Quantity	Amount	Tax	Total
3/13/2024	ONE TIME APPLICATION		\$635.00	\$0.00	\$635.00

I treated for the algae, spike rush, and shoreline weeds. The plants should yellow in the next two days. Please contact Jim Hawkins with any questions. thank you

46500
Corbin deNagy
3/19/2024

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.	Credits	\$0.00
	Adjustment	\$0.00
		AMOUNT DUE

Total Account Balance including this invoice:

\$967.00

This Invoice Total:

\$635.00

Click the "Pay Now" link to submit payment by ACH

Customer #: 708277
Portal Registration #: C96B1461
Customer E-mail(s): cdenagy@gmsnf.com,tcessna@gmssf.com
Customer Portal Link: www.lakedoctors.com/contact-us/

Corporate Address
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information

Ultimate Fencing, LLC
 4826-B Woodlane Circle
 Tallahassee, FL 32303
 850-222-5446

Invoice

Date	Invoice #
3/18/2024	BB-0226-3

Bill To
Capital Region CDD 3196 Merchants Row Blvd. Suite 130 Tallahassee, FL 32311

P.O. No.	Terms	Project
	Due on receipt	3024 Dickerson Dr

Item	Description	Est Amt	Prior Amt	Prior %	Qty	Rate	Curr %	Total %	Amount
Chainlink	CHAINLIKE FENCE: -Demo/Haul away existing and install new 4' tall, black chainlink fence (30') with 1 5/8 top/rail, schedule 20 post/framing.	1,235.00				1,235.00	100.00%	100.00%	1,235.00
	61000 <i>Corbin deVagy</i> 3/18/2024								

Total	\$1,235.00
Payments/Credits	\$0.00
Balance Due	\$1,235.00

City of Tallahassee
Your Own Utilities™

003121

Customer Name: Capital Region Comm Develop Dist
Account Number: 100034498
Billing Date: February 29, 2024

Page 1 of 3

Large facilities can use large amounts of water. Reduce your impact with changes like low-flow toilets, rain sensors for irrigation systems and other smart upgrades.

Educate employees about water conservation. Encourage them to report potential water leaks, especially those in bathrooms or near outside spigots.

Account Summary as of February 29, 2024

Previous Balance	7.57
Payment Received - 02/21/2024	-7.57
Current Charges	9.98
Total Amount Due	\$ 9.98

Service Address: 3001 School House Rd, Tallahassee, FL 32311 (CITY)



Water - Reuse Service

\$ 9.98

PAID 03/05/2024

A detailed breakdown of your account charges is available on the following pages.

Detach this portion and return with your payment.

City of Tallahassee
Your Own Utilities™

Account Number	Past Due Pay Now	Current Charges Due 03/20/2024	Total Amount Due
100034498	\$0.00	\$9.98	\$ 9.98

ATTN C/O GMS LLC
CAPITAL REGION COMM DEVELOP DIST
5385 N NOB HILL RD
SUNRISE, FL 33351-4761

City of Tallahassee
435 N. Macomb St. Relay Box
Tallahassee, FL 32301



111 100034498 0 02292024 0000000000 0000000998 0000000998 100034498

CUSTOMER SERVICE

- Representatives are available at 850.891.4968, weekdays from 8 a.m. to 5 p.m., except holidays.
- Automated utility account information is available 24 hours a day, 7 days a week. Visit Talgov.com/YOU or call 850.891.4968.
- To report utility outages or emergency repairs, call Utility Customer Operations at 850.891.4968, visit Talgov.com/Outage.
- Hearing/speech impaired customers may call 850.891.8169 or 711 (TDD), weekdays from 8 a.m. to 5 p.m., except holidays.

CUSTOMER ASSISTANCE

- Nights & Weekends Pricing: A utility rate program that offers cheaper electric rates during nights, weekends, and holidays.
- Budget Billing: Allows you to have a level amount in your monthly utility bill.
- Payment Assistance: For those experiencing economic or other hardships, we have information on governmental and non-profit agencies that may provide assistance.
- Medical Alert Status: If critical life-support equipment is used in your home, please report your circumstances to Utility Customer Operations at 850.891.4968.
- Energy Audits: Free home energy audits are available to electric customers who wish to have their homes evaluated for energy and water efficiency.
- Energy Loans & Rebates: The City's grants, loans & rebates provide utility customers with assistance to enhance their property's energy efficiency and help them save energy, water and money.

UTILITY BILLING DUE DATES

- All utility bills are due when rendered.
- Bills are past due if payment is not received within 20 days of the bill date.
- On all past due nonresidential bills, a penalty on late payments equal to 9% of the past due balance will be assessed.
- After a bill is past due, a service charge will be assessed, and a service order will be issued to disconnect services. If a disconnect order is issued, all past due amounts must be paid before services can be restored.

PAYING YOUR BILL

- Auto Pay Program: Utility bills can be paid automatically each month by ACH withdrawal (FREE) or by credit/debit card (fee applies) using the stored payment information from your stored information.
- Email: Sign up to receive your bill electronically to be notified of a new invoice and a link to view and pay your utility bill.
- Online: Utility payment can be made by ACH withdrawal (FREE) or by credit/debit card (fee applies).
- Automated Phone Payments: Utility payment can be made by phone by ACH withdrawal (FREE) or credit/debit card (fee applies) Call 850.891.4968.
- Text Message: Utility payments can be made via text using your stored payment information. Standard messaging rates apply.
- Mail: Mail a check or money order (payable to City of Tallahassee) with the bottom portion of the bill (remittance stub) in the envelope provided or mail to Revenue Division, 435 N. Macomb St., Tallahassee FL 32301.
- In Person Payments: For most City services, payments can be made Monday Friday between 8 a.m. and 5 p.m. at the Renaissance Building, located at 435 N. Macomb St.
- Remote Payment Locations: Visit Talgov.com/Remote or contact Utility Customer Operations at 850.891.4968 for current local and nationwide locations.

Visit Talgov.com/YOU or call 850.891.4968 for more information.

TO CHANGE OR CLOSE OUT YOUR ACCOUNT

- Moving to Another Address or Closing Your Account: Transfer or stop your utility service online at Talgov.com/YOU, contact Utility Customer Operations at 850.891.4968, fax a request to 850.891.0901 or mail your request to Utility Customer Operations, 435 N. Macomb St., Tallahassee, FL 32301.
- Mailing Address Change: Residential customers may note the mailing address change on the bottom portion of the bill (remittance stub) and include it with payment. Commercial and Property Management customers are required to submit a mailing address change in writing on company letterhead and signed by an authorized party.

City of Tallahassee

Your Own UtilitiesSM



Water Service

Service from 01/26/2024 - 02/22/2024

Water - Reuse Service

Historical Consumptions

Month	CGAL	Month	CGAL	Month	CGAL
Feb-24	58	Sep-23	4,415	May-23	491
Jan-24	44	Aug-23	2,396	Apr-23	189
Dec-23	512	Jul-23	8,858	Mar-23	2,244
Nov-23	2,767	Jun-23	76	Jan-23	0
Oct-23	4,073				

Reuse Gallonage Rate: 58 cgal at \$0.172	9.98
Subtotal	\$ 9.98

003122

Meter ID	Current Meter Read			Previous Meter Read			Reading Difference	Mtr Mult	Billed Usage	Time of Use
	Date	Reading	Est.	Date	Reading	Est.				
WRA20051	02/23/2024	168807		01/26/2024	168749		58	1.00	58 CGAL	

Service Address Total: 3001 School House Rd, Tallahassee, FL 32311

Premise Id #: PRM0046121

\$ 9.98



**Visit Us At Our Web Site At:
talgov.com**



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/18/2024	196403

Phone: 850-656-0208

Bill To
CRCDD c/o GMS, LLC Attn: Corbin deNagy 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/17/2024

Description	Quantity	Rate	Amount
Controller #4 - Unit #1 @ TCI Pond - Irrigation Repair - Replace rotors, sprayheads and nozzles			
PGP Rotor	2	25.95	51.90
4" Pop-Up Sprayhead	2	9.88	19.76
Nozzle	2	2.50	5.00
Irrigation Technician Labor Rate per hour	2	72.00	144.00
Irrigation Helper Labor Rate per hour	2	45.00	90.00
Date of Service: 3-14-2024 Damage Source: Normal Ware			
46450			
<i>Corbin deNagy</i>			
3/21/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks
A Finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$310.66
Payments/Credits	\$0.00
Balance Due	\$310.66



All Pro Landcare of
Tallahassee, Inc.
PO Box 38355
Tallahassee, FL
32315-8355

Invoice

Date	Invoice #
3/20/2024	196409

Phone: 850-656-0208

Bill To
CRCDD c/o GMS, LLC Attn: Robert Berlin 3196 Merchants Row, Suite 130 Tallahassee, FL 32311



P.O. No.	Terms	Due Date
	Net 30	4/19/2024

Description	Quantity	Rate	Amount
Controller # 28 - Unit # 31 - Irrigation Repair - Pipe repair			
2" SCH 40 Coupling	1	1.85	1.85
2" Gasketed Repair Coupling SS	1	35.71	35.71
Irrigation Technician Labor Rate per hour	2	72.00	144.00
Date of Service: 3-11-2024 Damage Source: Normal Ware			
46450			
<i>Corbin deNagy</i>			
3/21/2024			

Thank you for your business! Please make checks payable to the address listed above. All credit card transactions will be subject to processing fees. Pricing may vary. Fuel surcharges may apply.

\$35 fee for all returned checks
A Finance charge of 2% per month may be assessed on all 90 day past due balances
In the event of non-payments, collection fees and/ or reasonable attorney fees will be charged to the customer

Total	\$181.56
Payments/Credits	\$0.00
Balance Due	\$181.56

B&B Dugger, Inc.

Post Office Box 121
Crawfordville, FL 32326-0121

Service Invoice

Date	Invoice #
3/20/2024	14845

Bill To
CRCDD Attention: Corbin DeNagy 3196 Merchants Row, Suite #130 Tallahassee, FL 32311

To
ATTN: Corbin DeNagy

Location	Tract	Terms	Due Date	Contract	Comp/Stand
Leon County	Oak Ridge Rd Quail ...	Net 15	4/4/2024	CRCDD	
Quantity	Measure	Item	Description	Rate	Amount
270	Acres	Prescribed B...	ATTN: Corbin DeNagy Tract: Oak Ridge Rd Quail Farm	38.00	10,260.00

47000
Corbin deNagy
3/21/2024

Total		\$10,260.00
Payments/Credits		\$0.00
Balance Due		\$10,260.00

Phone #	Fax #	E-mail	Web Site
850-926-2929		office@bandbdugger.com	www.bandbdugger.com

CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT

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

DATE	9/5/2023	PERIOD COVERED	10/1/23-9/30/24
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FY 2022 NON-AD VALOREM ASSESSMENTS INVOICE

ST JOE COMPANY
ATTN: ANALISA WOOD
130 RICHARD JACKSON BLVD, SUITE 200
PANAMA CITY BEACH, 32407

PROPERTY: CAPITAL REGION BULK PARCELS

PROPERTY	DEVELOPABLE ACRES	SERIES 2018-1 DEBT RATE/ACRE	TOTAL 2018-1 ASMT	FY 23 O&M RATE/ACRE	TOTAL FY 23 O&M	TOTAL ASMT
3103204040000	72.50	\$1,718.58	\$124,597.00	\$667.33	\$48,381.70	\$172,978.70
3103206020000	24.00	\$1,718.58	\$41,245.90	\$667.33	\$16,016.01	\$57,261.91
3108204010000	19.00	\$1,718.58	\$32,653.01	\$667.33	\$12,679.34	\$45,332.35
311020010001	52.00	\$1,718.58	\$89,366.12	\$667.33	\$34,701.36	\$124,067.48
3110200120000	101.00	\$1,718.58	\$173,576.51	\$667.33	\$67,400.72	\$240,977.23
3110200130000	2.38	\$1,718.58	\$4,090.22	\$667.33	\$1,588.25	\$5,678.47
3110200140000	5.97	\$1,718.58	\$10,259.92	\$667.33	\$3,983.98	\$14,243.90
3110200150000	24.69	\$1,718.58	\$42,431.72	\$667.33	\$16,476.47	\$58,908.19
3110200170000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
3110200180000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
3115200020000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
3116200320000	17.21	\$1,718.58	\$29,576.75	\$667.33	\$11,484.82	\$41,061.57
3120200020010	63.24	\$1,718.58	\$108,682.95	\$667.33	\$42,202.19	\$150,885.14
3121200030000	6.00	\$1,718.58	\$10,311.48	\$667.33	\$4,004.00	\$14,315.48
3121200040000	35.00	\$1,718.58	\$60,150.27	\$667.33	\$23,356.68	\$83,506.95
3122200200000	7.00	\$1,718.58	\$12,030.05	\$667.33	\$4,671.34	\$16,701.39
3122200230000	0.00	\$1,718.58	\$0.00	\$667.33	\$0.00	\$0.00
TOTAL	429.99000		\$738,971.90		\$286,946.86	\$1,025,918.76

UPDATED PAYMENT SCHEDULE:

INVOICE#	DUE DATE	% DEBT DUE	Southwood		% DUE O&M	TOTAL INSTALLMENTS	RECEIVED	O&M	Debt service	
			DEBT SERVICE INSTALLMENT DUE	O&M INSTALLMENT DUE						
SJC100123	10/1/2023				8.33%	\$23,912.24	\$144,631.05	\$23,912.24	\$708.00	10/1/2023
SJC110123	11/1/2023				8.33%	\$23,912.24	\$23,912.24	\$23,912.24		10/31/2023
SJC123123	12/1/2023				8.33%	\$23,912.24	\$47,824.48	\$47,824.48		12/4/2023
SJC010124	1/1/2024				8.33%	\$23,912.24	\$171,706.62	\$23,912.24	\$147,794.38	1/24/2024
SJC024124	2/1/2024	20%	\$147,794.38		8.33%	\$23,912.24	\$171,706.62	\$23,912.24	\$147,794.38	2/22/2024
SJC030124	3/1/2024	20%	\$147,794.38		8.33%	\$23,912.24	\$171,706.62	\$23,912.24	\$221,691.57	3/25/2024
SJC040124	4/1/2024	30%	\$221,691.57		8.33%	\$23,912.24	\$245,603.81			
SJC050124	5/1/2024				8.33%	\$23,912.24	\$23,912.24			
SJC060124	6/1/2024				8.33%	\$23,912.24	\$23,912.24			
SJC070124	7/1/2024				8.33%	\$23,912.24	\$23,912.24			
SJC080124	8/1/2024				8.33%	\$23,912.24	\$23,912.24			
SJC090124	9/1/2024	15%	\$110,845.79		8.33%	\$23,912.24	\$134,758.02			
SJC100124	10/1/2024	15%	\$110,845.79			\$110,845.79				
TOTAL		100.00%	\$738,971.90		100.00%	\$286,946.86	\$805,364.82	\$167,385.68	\$517,988.33	

outstanding \$119,561.18 \$220,983.57

001.300.20700.10800 001.300.36300.10200 001.300.10100.01000
201.700.13100.10000
201.700.36300.10200

DUE TO DS	\$221,691.57
-----------	--------------

Vendor#106

transfer DS direct bill

transferred	ck#	
1/26/2024		\$147,794.38
		\$708.00
2/22/2024		\$147,794.38
		\$296,296.76



Mar 14 2024

ACCOUNT NAME Capital Region Community		ACCOUNT # 1127543	PAGE # 1 of 1
INVOICE # 0006269476	BILLING PERIOD Feb 1- Feb 29, 2024	PAYMENT DUE DATE March 20, 2024	
PREPAY (Memo Info) \$0.00	UNAPPLIED (Included in amt due) \$0.00	TOTAL CASH AMT DUE* \$83.34	

BILLING ACCOUNT NAME AND ADDRESS

Capital Region Community
Capital Region CDD Attn: GMS
5385 N. Nob Hill Rd.
Sunrise, FL 33351-4761

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

BILLING INQUIRIES/ADDRESS CHANGES 1-877-736-7612 or smb@ccc.gannett.com **FEDERAL ID** 47-2390983

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

Date	Description	Amount
2/1/24	Balance Forward	\$86.66
2/28/24	PAYMENT - THANK YOU	-\$86.66

Package Advertising:

Start-End Date	Order Number	Product	Description	PO Number	Package Cost
2/28/24	9871563	TAL Tallahassee Democrat	3/7/24 meeting		\$83.34

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

Total Cash Amount Due	\$83.34
Service Fee 3.99%	\$3.33
*Cash/Check/ACH Discount	-\$3.33
*Payment Amount by Cash/Check/ACH	\$83.34
Payment Amount by Credit Card	\$86.67

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT

ACCOUNT NAME Capital Region Community		ACCOUNT NUMBER 1127543		INVOICE NUMBER 0006269476		AMOUNT PAID
CURRENT DUE \$83.34	30 DAYS PAST DUE \$0.00	60 DAYS PAST DUE \$0.00	90 DAYS PAST DUE \$0.00	120+ DAYS PAST DUE \$0.00	UNAPPLIED PAYMENTS \$0.00	TOTAL CASH AMT DUE* \$83.34
REMITTANCE ADDRESS (Include Account# & Invoice# on check)				TO PAY WITH CREDIT CARD PLEASE CALL:		TOTAL CREDIT CARD AMT DUE
Gannett Florida LocaliQ PO Box 631244 Cincinnati, OH 45263-1244				1-877-736-7612		\$86.67
				To sign up for E-mailed invoices and online payments please contact abgspecial@gannett.com		

0001127543000000000000062694760000833467175



Florida

PO Box 631244 Cincinnati, OH 45263-1244

GANNETT

PROOF OF PUBLICATION


NITY CAPITAL REGION COMMU
Capital Region CDD Attn: GMS
Capital Region Community
5385 N Knob Hill Rd
Sunrise FL 33351

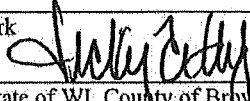
STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Advertising Representative of the Tallahassee Democrat, a newspaper published in Tallahassee in Leon County, Florida; that the attached copy of advertisement, being a Legal Ad in the matter of Public Notices, was published on the publicly accessible website of Leon County, Florida, or in a newspaper by print in the issues of, on:

02/28/2024

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.
Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 02/28/2024



Legal Clerk


Notary, State of WI, County of Brown
02/28/24

My commission expires
Publication Cost: \$83.34
Order No: 9871563 # of Copies:
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THIS IS NOT AN INVOICE!
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VICKY FELTY
Notary Public
State of Wisconsin

**Notice of Meeting
Capital Region Community
Development District
(SouthWood)**

The regular meeting of the Board of Supervisors of the Capital Region Community Development District ("Southwood Community") will be held Thursday, March 7, 2024 at 6:30 p.m. at the Southwood Community Center, 4675 Grove Park Drive, Tallahassee, Florida 32311. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for the meeting may be obtained from GMS, LLC, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, (and phone (904) 940-5850). This meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when one or more Supervisors will participate by telephone.
Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager at (904) 940-5850 at least two calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office. Each person who decides to appeal any action taken at these meetings is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of proceedings is made, including the testimony and evidence upon which such appeal is to be based.
James Oliver
District Manager
2/28/24 9871563

SIXTH ORDER OF BUSINESS



To: Capital Region Community Development District (CDD), Board of Supervisors

From: Corbin deNagy, Operations Manager – GMS

Date: May 7, 2024

Subject: Tot Lot Repair or Replacement Options

The Tot Lot in SouthWood is owned and maintained by the Capital Region CDD. The Tot Lot includes:

- (2) toddler swings
- (4) “paddle” or “belt” swings
- (2) accessible swings
- (1) climber net
- (1) shade structure
- (1) playground structure with:
 - multiple entry points including (2) staircases
 - (4) slides
 - (1) set of monkey bars

The playground structure was installed in 2004. The shade structure, climber net, (2) toddler swings, and (4) paddle swings were installed in 2014. The accessible swings were installed in 2021.

In January 2024, I hired a Certified Playground Safety Inspector (CPSI) to inspect the Tot Lot and to provide a safety report. I was provided the safety report on March 5th. This report included several recommendations for the CDD to undertake. Staff took immediate action including tightening loose bolts, replacing worn swing chains, swing bolts, and belt seats. All-Pro added more mulch to the playground area. The report listed one item of particular concern – the main entrance steps and transfer deck. Both areas are rusted out, and it was recommended to barricade this section off until corrected. Staff installed barricades on both sides of the main staircase:



Figure 1 Main staircase before barricade



Figure 2 Main staircase after barricade



Figure 3 Main staircase after barricade



The original manufacturer of this playground structure was Recreation Creation, Inc. (RCI). RCI is no longer in business but the company Kidstuff Playsystems (KP) “purchased RCI’s assets, including Rec-Creation’s molds and blueprints” (<https://www.kidstuffplaysystems.com/equipment/1932/>). I reached out to KP with a list of all items that were recommended to be replaced with manufacturer-approved parts. There are at least two items that KP has said they cannot provide including the “bridge” and bridge brackets.



Figure 4 Existing bridge



Figure 5 Existing bridge bracket

KP was able to provide the specifications for the “tube slide deck”. The cost for this item is **\$1,960**.



Figure 6 Tube slide deck

As of Tuesday, May 7th, I am still waiting to confirm availability and pricing for the following items: main staircase, back staircase, “slide #2”, and “steering wheel barrier mount”.



Figure 7 "Slide #2"



Figure 8 Steering wheel barrier mount

KP provided specification documents for the stairs which may match the existing back staircase (5 steps), but the deck height dimensions were several inches lower than the Tot Lot deck height. Also, the specifications do not match the main staircase (1 step, platform, 4 steps).

In addition, the safety report recommended replacement of the net on the climber. I contacted Game Time, who provided/installed the existing net climber, and requested a quote for a replacement net. They told me, "That net is completely obsolete, and the part replacement is not available." They provided the name of the original manufacturer of the net climber – GS Web. I contacted GS Web and was told, "to purchase our product in your area, it's best to contact Game Time." Game Time told me they no longer do business with GS Web.



Figure 9 Worn covering on net cables

Separate from the safety report, it should be noted that the original powder-coated paint has faded in some areas due to normal wear and tear. For example:



Figure 10 Back ladder



Figure 11 Playground phone



Figure 12 Side ladder

I contacted four painting companies to get quotes to repaint the faded areas on the playground structure. I heard back from two companies and met with them on-site. Both described the difficulty with this type of project because the original paint was powder-coated and baked on at manufacturing. There was uncertainty about how long the repaint would last. The two quotes were approximately **\$9k** and **\$11k**.

The following is a summary of the potential repair costs:

Item	Cost
Bridge	n/a – product unavailable
Bridge baskets	n/a – product unavailable
Tube slide desk	\$1,960
Main staircase	Pending response from KP
Back staircase	Pending response from KP
Slide #2	Pending response from KP
Steering wheel barrier mount	Pending response from KP
Net	\$15,000 - \$20,000 (estimate for new climber)
Painting	\$10,000 (average cost from two proposals)



Replacement Options

Based on the information above, I contacted two companies (Game Time/Dominica Recreation Products and Pro Playgrounds) and requested to meet on-site and to provide replacement options for the playground structure and climber net. Both were given a price range up to \$150,000. I explained that a new playground structure would need to match the current color aesthetic: tan, brown, green (a “nature look”).

In both meetings, the representatives each commented that our existing shade structure is mainly for aesthetics (aside from some limited shade during the middle of the day). They also mentioned that this structure would complicate the placement of any potential replacement playground structure. Based on those meetings, Game Time provided two proposals and Pro Playgrounds provided three proposals. All five proposals are attached for your review. The following is a summary of the proposals:

Company (Option #)	Total Cost
Game Time (1) – no climber net	\$149,601.69
Game Time (2) – with climber net	\$174,578.66
Pro Playgrounds (1) – “Low”	\$87,999.00
Pro Playgrounds (2) – “Medium”	\$106,999.00
Pro Playgrounds (3) – “High”	\$159,999.00

Notes:

1. Pro Playgrounds (Option 1) – “LOW” is the only option that would keep the existing shade structure. The other four include removal of the existing shade structure.
2. Per Game Time, their pricing is good until June (when the promotional pricing will expire). Per Pro Playgrounds, they will hold their pricing for 90 days from the proposal date.
3. The playground structures in the Pro Playgrounds proposals come in different colors and each could match the current color aesthetic.



4. Please note there would be additional costs including, but not limited to, potential drainage system repair and more engineered wood fiber (EWF) mulch. These costs are not currently known. In addition, I propose to add several trees around the playground area to eventually help with shade.



Company Overviews

The Capital Region CDD used Game Time/Dominica Recreation Products for the swings and climber net and continues to use them for replacement parts. Our most recent order was in January 2024. They have been responsive to our requests. According to their website, they (Dominica Recreation Products) have been in business since 1968 (<https://playdrp.com/about/>).

Pro Playgrounds has a local office (3725 Apalachee Parkway) and according to their website, has “a decade of service” (<https://proplaygrounds.com/about-us/>). I asked their representative for a reference list and was provided three names and a list of recently completed projects (see Attachment F). I was able to connect with one reference, Alison Garber who “coordinates the purchase and install” between Leon County School (LCS) sites and Pro Playgrounds. LCS has purchased playgrounds, shade shelters, independent play pieces and playground mulch surfacing from Pro Playgrounds. The general price range of these projects are between \$50k - \$150k. Alison provided this additional feedback: “They are excellent and professional to deal with.” I haven’t heard back from the other two references.

Staff Recommendation

- Given the age of the playground structure and unavailability of some replacement parts, I recommend removing the existing playground structure.
- Given that the replacement net is unavailable, I recommend removing the existing climber and replacing it with a similar climber.
- Given the difficulty installing a new play structure around it and the lack of shade it provides, I recommend removing the existing shade structure to allow better use of the existing playground area.
- Select either: **Game Time (Option 2 – with net climber)** or **Pro Playgrounds (Option 2 – “Medium”)**. Both options have features (slides, entry points, etc.) like the existing playground structure, include integrated shade, and have options for ages 2-12. Both proposals include a new net climber. This is a popular feature at the Tot Lot.

Attachments

- A – Game Time (Option 1) – no climber net
- B – Game Time (Option 2) – with climber net
- C – Pro Playgrounds (Option 1) – “LOW”
- D – Pro Playgrounds (Option 2) – “MEDIUM”
- E – Pro Playgrounds (Option 3) – “HIGH”
- F – Pro Playgrounds References



Playpalette: Forester

3/22/24

Intellectual property of GameTime, a PlayCore Company. The site shown in rendering is an interpretation and may not reflect exact site conditions.

Southwood Community Park

Tallahassee, FL



www.gametime.com



www.playdrp.com



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PLAY ON! PLAYGROUND

This **PLAY ON! PLAYGROUND** has been designated as a project of excellence for meeting best practices in youth fitness through sliding, swinging, spinning, climbing, brachiating, and balancing.

Your experience matters. Scan here and tell us how you used this space!



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Southwood Community Park

Tallahassee, FL

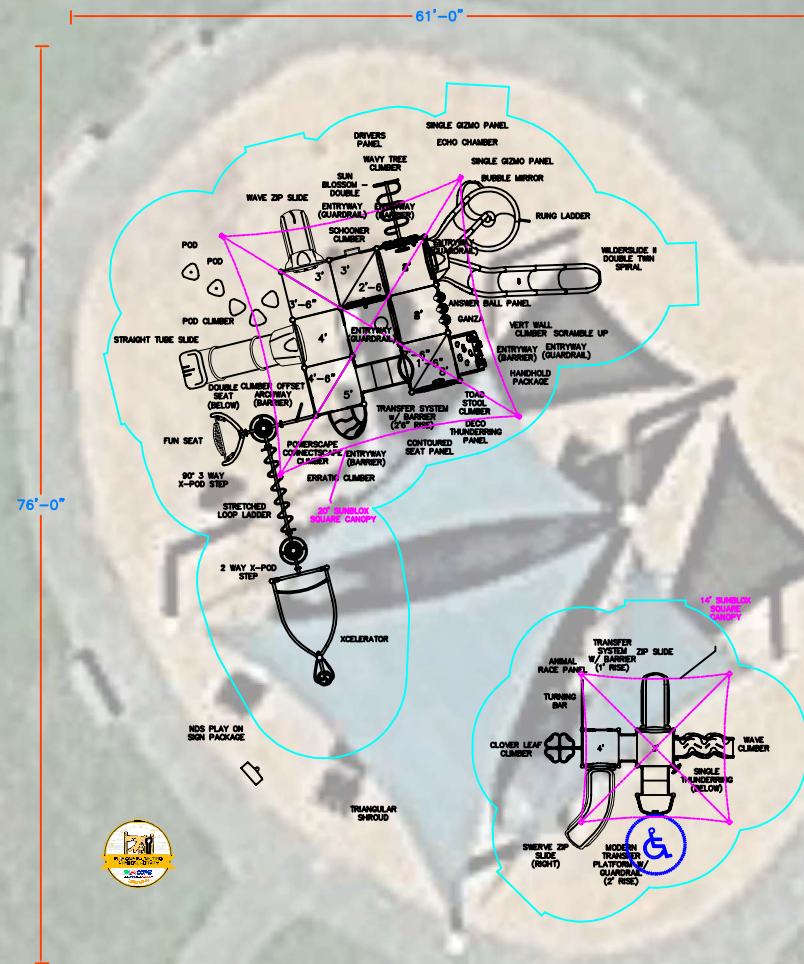


www.gametime.com



www.playdrp.com

Conceptual Drawing ONLY



150 PlayCore Drive SE
Fort Payne, AL 35967
www.gametime.com

Southwood Community Center
Playground
Tallahassee, FL
Representative
DRP

This play equipment is recommended for children ages 2-5 & 5-12

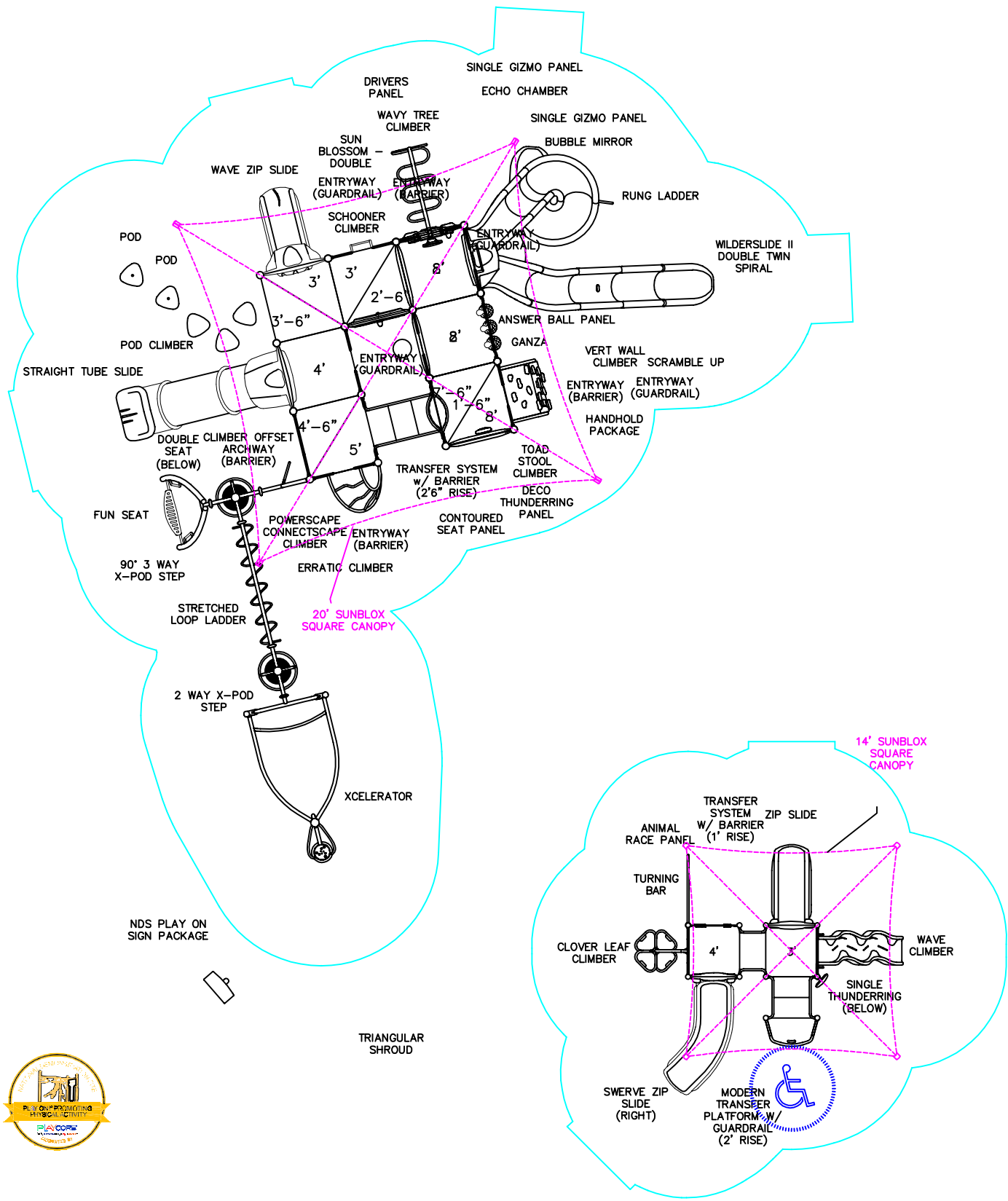
Minimum Area Required: see drawing
Scale: NTS
This drawing can be scaled only when in an 36" x 48" format

IMPORTANT: Soft resilient surfacing should be placed in the use zones of all equipment, as specified for each type of equipment, and at depths to meet the critical fall heights as specified by the U.S. consumer Product Safety Commission, ASTM standard F 1487 and Canadian Standard CAN/CSA-Z-614

Drawn By: GW
Date: 03/22/2024
Drawing Name: Southwood

61'-0"

76'-0"





GameTime
 c/o Dominica Recreation Products, Inc.
 P.O. Box 520700
 Longwood, FL 32752-0700
 800-432-0162 * 407-331-0101
 Fax: 407-331-4720
www.playdrp.com

03/25/2024
 Quote #
 106333-01-01

Southwood Community Park

Governmental Management Services
 Capital Region CDD
 Attn: Corbin deNagy
 3196 Merchants Row Boulevard, Suite 130
 Tallahassee, FL 32311
 Phone: 850-727-5319
cdenagy@gmsnf.com

Ship to Zip 32311

Quantity	Part #	Description	Unit Price	Amount
1	Removal	5-Star Plus - Removal of Existing Playground Equipment & Shade Frame- <i>Includes the removal of the existing play system & footers; removal of the existing shade posts & fabric. (Shade footers to remain)</i> <i>Includes pushing back existing EWF during installation and return after equipment installation. Does not include any new EWF.</i> <i>Installer is not responsible for existing drainage system (including pipes, fabric, sand or stone)</i> <i>If existing shade footers can not be installed around additional cost will apply to remove. Includes disposal</i>	\$12,800.00	\$12,800.00
1	RDU	GameTime - All new playground equipment as shown on topview	\$143,173.00	\$143,173.00
		(1) 4957 -- Bubble Mirror		
		(1) 4962 -- Echo Chamber		
		(2) 6232 -- Pod (1'-0")		
		(2) 12023 -- 3 1/2" Uprt Ass'Y Alum 8'		
		(3) 12025 -- 3 1/2" Uprt Ass'Y Alum 10'		
		(1) 12729 -- Turning Bar P/T		
		(1) 14927 -- NDS Play On Sign Package		
		(2) 18200 -- 36" Sq Punched Deck P/T 1.3125		
		(1) 18692 -- Single Thunder Ring		
		(1) 19004 -- Transfer System W/Barrier (1' Rise)		
		(1) 19057 -- Wave (Standard)		
		(1) 19107 -- Clover Leaf (4' & 4'-6")		
		(1) 19122 -- Wave Zip Slide (2'-6" & 3')		
		(1) 19363 -- 3'-6"/4'-0" Zip Swerve Slide Right		
		(1) 19849 -- Animal Race Panel		
		(1) 19917 -- Modern Transfer w/Guardrail 2' Rise		
		(1) 19969 -- 14' Sunblox Square Canopy		
		(1) 26057 -- 2 Way X-Pod Step		
		(1) 26080 -- Stretched Loop Ladder		
		(5) 26094 -- Triangular Shroud		
		(1) 26121 -- 90 Deg 3 Way X-Pod Step		
		(1) 26141 -- Fun Seat		
		(1) 26166 -- 4'-6" Connectscape Climber		



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Quantity	Part #	Description	Unit Price	Amount
(1)	26170	-- Xcelerator		
(6)	80000	-- 49" Sq Punched Steel Deck		
(4)	80078	-- 6"Stepped Platform		
(1)	80689	-- Handhold Package		
(1)	80924	-- Double Seat		
(1)	90022	-- 2'-6" Transfer System W/ Barrier		
(1)	90104	-- 2'-6"/3' Schooner Climber		
(1)	90139	-- 8' Vert Wall Climber		
(1)	90189	-- Ganza Panel		
(1)	90226	-- Decorative Panel Thunderring,Above Dk		
(2)	90268	-- 10' Upright, Alum		
(1)	90269	-- 11' Upright, Alum		
(1)	90270	-- 12' Upright, Alum		
(1)	90271	-- 13' Upright, Alum		
(3)	90272	-- 14' Upright, Alum		
(1)	90290	-- 4' Straight Tube Slide, 30" Dia		
(1)	90299	-- 7'-6"/8' Wavy Tree Climber		
(1)	90317	-- Toad Stool Climber		
(1)	90322	-- 1'-6"/2' Rung Ladder		
(1)	90336	-- Climber Offset Archway W/ Barrier		
(2)	90430	-- Decorative Panel W/Gizmo, Above Dk		
(1)	90503	-- 2'-6"/3' Single Wave Zip Slide		
(1)	90573	-- Scramble Up (3'-6" To 5'-0")		
(1)	90610	-- Contoured Panel (Above)		
(1)	90655	-- Pod Climber		
(1)	90704	-- Left Curve Section Wilderslide li		
(1)	90709	-- Support Wilderslide li		
(2)	90729	-- Double Straight (2 Ft Section)		
(1)	90736	-- Sun Blossom 2 Color Gadg Pnl Abov Dk		
(1)	90762	-- Long Exit (Use On 7' & 8' Slides)		
(1)	90844	-- Double With Spiral		
(1)	91024	-- Drivers Panel Above Deck		
(3)	91139	-- Entryway - Barrier		
(4)	91146	-- Entryway - Guardrail		
(1)	91321	-- Erratic Climber 4'0"-5'0"		



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Quantity	Part #	Description	Unit Price	Amount
		(1) 91570 -- Answer Ball Panel		
		(1) 91797 -- 20' Sunblox Square Canopy		
		(1) G12025 -- 3 1/2" Uprt Ass'Y Galv 10'		
		(4) G12026 -- 3 1/2" Uprt Ass'Y Galv 11'		
		(1) G90267 -- 9' Upright, Galv		
		(3) G90272 -- 14' Upright, Galv		
		(4) G90273 -- 15' Upright, Galv		
		(1) 178749 -- Owner's Kit		
1	INSTALL	DRP Promo - GameTime System Replacement Program Special Discount	(\$64,663.00)	(\$64,663.00)
2	Sealed	5-Star Plus - Signed/Sealed FBC 2023 8th Edition Building Code Drawings-drawings for 2 systems	\$1,250.00	\$2,500.00
1	INSTALL	5-Star Plus - Five Star Plus Playground Installation Services- <i>Performed by a Certified Installer, includes meeting and unloading delivery truck, signed completion forms, site walkthrough, and 3-Year Labor Warranty!</i>	\$47,425.00	\$47,425.00
1	Permits	5-Star Plus - Building Permits- <i>Estimated Costs of Permits plus Time. If actual permit fees are significantly higher or lower, final invoice will be adjusted accordingly. If additional time spent acquiring permits, due to lack of information from owner, final invoice to be adjusted. Survey & Siteplan are to be provided by the owner for the permit application. Correct legal address will be required.</i>	\$1,400.00	\$1,400.00
Sub Total			\$142,635.00	
Freight			\$6,966.69	
Total			\$149,601.69	

This quote was prepared by Gina Wilson, Vice President / Senior Project Manager.
 For questions or to order please call - 800-432-0162 ext. 101 gina.w@gametime.com

All pricing in accordance with Omnia Partners / U.S. Communities Contract #2017001134.

All terms in the Omnia Partners / U.S. Communities Contract take precedence over terms shown below.

For more information on the Omnia Partners / U.S. Communities contract please visit [Omnia Partners Public Sector GameTime](#)

Permits are not included in cost, unless specifically listed in pricing. If permits are required Signed/Sealed drawings are needed and are also not included unless specifically listed in pricing. Any costs for municipal permits, paid by installer, will be charged back to the owner. Adding permits to any job will increase the length of completion, expect total time to be about **150 days**, after receipt of Site Plan from owner/customer (this is not due to manufacturing but rather the permit process at the municipality level). It is expected that the **owner will provide approved site plans** of the area for the permit office, and will help and assist in the securing of all required approvals before assembly of equipment can begin. Installer cannot provide site plans. **The permit process can not begin until appropriate and current site plans are provided by owner.** If there are no current surveys or site plans available, the owner may be required to obtain a new survey for the permit. This is the responsibility of the owner to obtain. If additional permitting requirements are needed during the process, those will be added and billed accordingly, i.e. soil density test, formed footers, etc.





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 800-432-0162 * 407-331-0101
 Fax: 407-331-4720
www.playdrp.com

03/25/2024
 Quote #
 106333-01-01

Southwood Community Park

Payment Terms: Governmental Purchase Order.

Purchases in excess of \$1,000.00 to be supported by your written purchase order made out to GameTime.

Net 30 days subject to approval by GameTime Credit Manager. A completed Credit Application and Bank Reference Authorization, must be received with the order. The decision on credit is the sole discretion of GameTime/PlayCore. A 1.5% per month finance charge will be imposed on all past due accounts.

Multiple Invoices: Invoices will be generated upon services rendered. When equipment ships it will be invoiced separately from installation and/or other services. Terms are Net 30 for each individual invoice.

This Quotation is subject to policies in the current GameTime Park and Playground Catalog and the following terms and conditions. Our quotation is based on shipment of all items at one time to a single destination, unless noted, and changes are subject to price adjustment.

Pricing: Firm for 60 days from date of quotation.

Shipment: F.O.B. factory, order shall ship within 120 days after GameTime's receipt and acceptance of your purchase order, color selections, approved submittals, and receipt of payment.

Taxes: State and local taxes will be added at time of invoicing, if not already included, unless a tax exempt certificate is provided at the time of order entry.

Exclusions: Unless specifically discussed, this quotation excludes all sitework and landscaping; removal of existing equipment; acceptance of equipment and off-loading; lift gate delivery; storage of goods prior to installation; security of equipment (on site and at night); equipment assembly and installation; safety surfacing; borders; drainage; signed/sealed drawings; or permits.

Installation Terms: Shall be by a Certified Installer. The installer is an independent installer and not part of PlayCore, GameTime, nor Dominica Recreation Products. If playground equipment, installer will be NPSI and Factory Trained and Certified. Unless otherwise noted, installation is based on a standard installation consistent with GameTime installation sheets and in suitable soil with a sub-base that will allow proper playground installation. Drainage is not part of our scope of work unless otherwise noted. Customer shall be responsible for scheduling and coordination with the installer. Site should be level and allow for unrestricted access of trucks and machinery. Customer shall also provide a staging and construction area. Installer not responsible for sod replacement or damage to access path and staging area. Customer shall be responsible for unknown conditions such as buried utilities, tree stumps, rock, or any concealed materials or conditions that may result in additional labor or material costs. Customer will be billed hourly or per job directly by the installer for any additional costs that were not previously included.

ORDER INFORMATION

Bill To: _____ Ship To: _____

Contact: _____ Contact: _____

Address: _____ Address: _____

Address: _____ Address: _____

City, State, Zip: _____ City, State, Zip: _____

Tel: _____ Fax: _____ Tel: _____ Fax: _____

SALES TAX EXEMPTION CERTIFICATE #: _____ (PLEASE PROVIDE A COPY OF CERTIFICATE)

Acceptance of quotation:

Accepted By (printed): _____ P.O. No: _____

Signature: _____ Date: _____

Title: _____ Phone: _____

E-Mail: _____ Purchase Amount: **\$149,601.69**



Attachment B - Game Time (Option 2)



Playpalette: Forester

4/11/24

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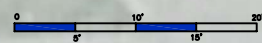
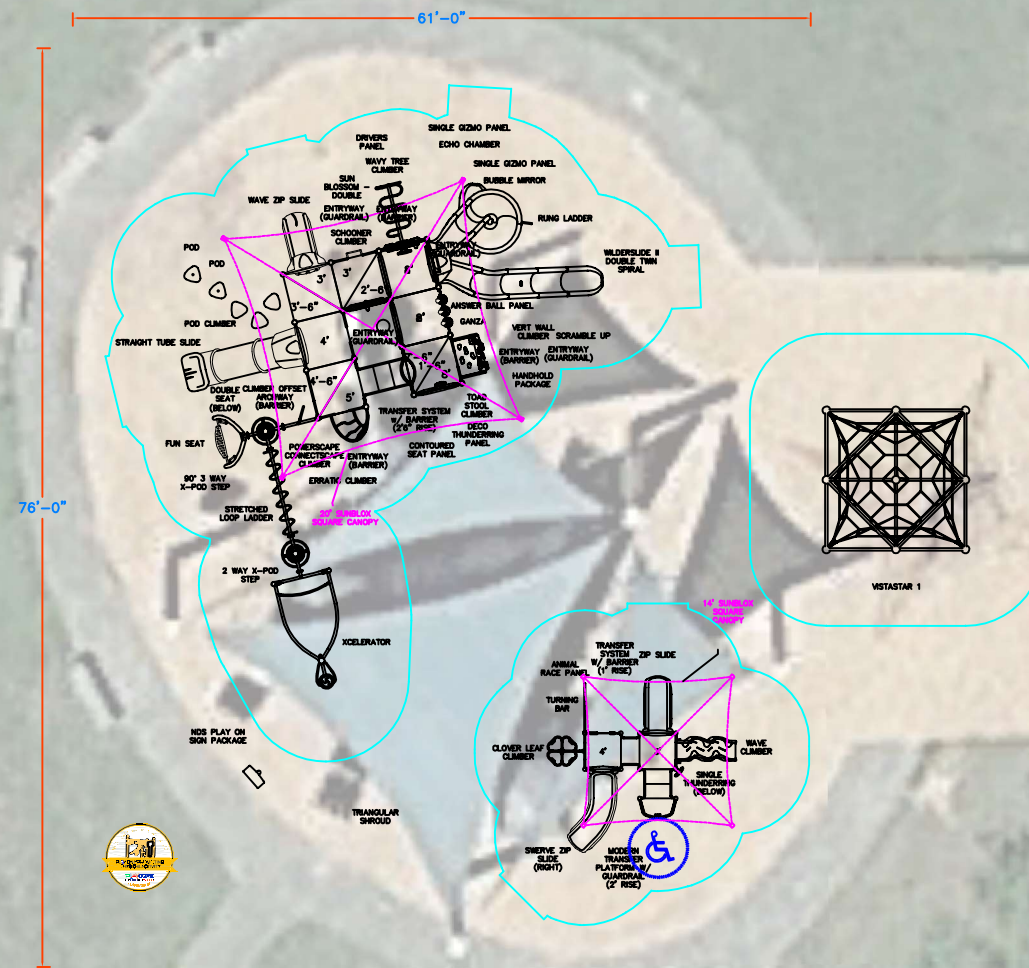
Southwood Community Park

Tallahassee, FL



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Google Earth

20ft



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www.playdrp.com

04/11/2024
 Quote #
 106333-01-02

Southwood Community Park

Governmental Management Services
 Attn: Corbin deNagy
 3196 Merchants Row Boulevard, Suite 130
 Tallahassee, FL 32311
 Phone: 850-727-5319
cdenagy@gmsnf.com

Ship to Zip 32311

Quantity	Part #	Description	Unit Price	Amount
1	Removal	5-Star Plus - Removal of Existing Playground Equipment & Shade Frame- <i>Includes the removal of the existing play system, Net Climber & footers; removal of the existing shade posts & fabric. (Shade footers to remain)</i> <i>Includes pushing back existing EWF during installation and return after equipment installation. Does not include any new EWF.</i> <i>Installer is not responsible for existing drainage system (including pipes, fabric, sand or stone)</i> <i>If existing shade footers can not be installed around additional cost will apply to remove. Includes disposal</i>	\$14,275.00	\$14,275.00
1	RDU	GameTime - All new playground equipment as shown on topview	\$143,173.00	\$143,173.00
		(1) 4957 -- Bubble Mirror		
		(1) 4962 -- Echo Chamber		
		(2) 6232 -- Pod (1'-0")		
		(2) 12023 -- 3 1/2" Uprt Ass'Y Alum 8'		
		(3) 12025 -- 3 1/2" Uprt Ass'Y Alum 10'		
		(1) 12729 -- Turning Bar P/T		
		(1) 14927 -- NDS Play On Sign Package		
		(2) 18200 -- 36" Sq Punched Deck P/T 1.3125		
		(1) 18692 -- Single Thunder Ring		
		(1) 19004 -- Transfer System W/Barrier (1' Rise)		
		(1) 19057 -- Wave (Standard)		
		(1) 19107 -- Clover Leaf (4' & 4'-6")		
		(1) 19122 -- Wave Zip Slide (2'-6" & 3')		
		(1) 19363 -- 3'-6"/4'-0" Zip Swerve Slide Right		
		(1) 19849 -- Animal Race Panel		
		(1) 19917 -- Modern Transfer w/Guardrail 2' Rise		
		(1) 19969 -- 14' Sunblox Square Canopy		
		(1) 26057 -- 2 Way X-Pod Step		
		(1) 26080 -- Stretched Loop Ladder		
		(5) 26094 -- Triangular Shroud		
		(1) 26121 -- 90 Deg 3 Way X-Pod Step		
		(1) 26141 -- Fun Seat		
		(1) 26166 -- 4'-6" Connectscape Climber		



GameTime
 c/o Dominica Recreation Products, Inc.
 P.O. Box 520700
 Longwood, FL 32752-0700
 800-432-0162 * 407-331-0101
 Fax: 407-331-4720
www.playdrp.com

04/11/2024
 Quote #
 106333-01-02

Southwood Community Park

Quantity	Part #	Description	Unit Price	Amount
(1)	26170	-- Xcelerator		
(6)	80000	-- 49" Sq Punched Steel Deck		
(4)	80078	-- 6"Stepped Platform		
(1)	80689	-- Handhold Package		
(1)	80924	-- Double Seat		
(1)	90022	-- 2'-6" Transfer System W/ Barrier		
(1)	90104	-- 2'-6"/3' Schooner Climber		
(1)	90139	-- 8' Vert Wall Climber		
(1)	90189	-- Ganza Panel		
(1)	90226	-- Decorative Panel Thunderring,Above Dk		
(2)	90268	-- 10' Upright, Alum		
(1)	90269	-- 11' Upright, Alum		
(1)	90270	-- 12' Upright, Alum		
(1)	90271	-- 13' Upright, Alum		
(3)	90272	-- 14' Upright, Alum		
(1)	90290	-- 4' Straight Tube Slide, 30" Dia		
(1)	90299	-- 7'-6"/8' Wavy Tree Climber		
(1)	90317	-- Toad Stool Climber		
(1)	90322	-- 1'-6"/2' Rung Ladder		
(1)	90336	-- Climber Offset Archway W/ Barrier		
(2)	90430	-- Decorative Panel W/Gizmo, Above Dk		
(1)	90503	-- 2'-6"/3' Single Wave Zip Slide		
(1)	90573	-- Scramble Up (3'-6" To 5'-0")		
(1)	90610	-- Contoured Panel (Above)		
(1)	90655	-- Pod Climber		
(1)	90704	-- Left Curve Section Wilderslide li		
(1)	90709	-- Support Wilderslide li		
(2)	90729	-- Double Straight (2 Ft Section)		
(1)	90736	-- Sun Blossom 2 Color Gadg Pnl Abov Dk		
(1)	90762	-- Long Exit (Use On 7' & 8' Slides)		
(1)	90844	-- Double With Spiral		
(1)	91024	-- Drivers Panel Above Deck		
(3)	91139	-- Entryway - Barrier		
(4)	91146	-- Entryway - Guardrail		
(1)	91321	-- Erratic Climber 4'0"-5'0"		



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04/11/2024
 Quote #
 106333-01-02

Southwood Community Park

Quantity	Part #	Description	Unit Price	Amount
		(1) 91570 -- Answer Ball Panel		
		(1) 91797 -- 20' Sunblox Square Canopy		
		(1) G12025 -- 3 1/2" Uprt Ass'Y Galv 10'		
		(4) G12026 -- 3 1/2" Uprt Ass'Y Galv 11'		
		(1) G90267 -- 9' Upright, Galv		
		(3) G90272 -- 14' Upright, Galv		
		(4) G90273 -- 15' Upright, Galv		
		(1) 178749 -- Owner's Kit		
1	5941SP	GameTime - VistaStar 1	\$15,234.00	\$15,234.00
1	INSTALL	DRP Promo - GameTime System Replacement Program Special Discount	(\$64,663.00)	(\$64,663.00)
2	Sealed	5-Star Plus - Signed/Sealed FBC 2023 8th Edition Building Code Drawings- drawings for 2 systems	\$1,250.00	\$2,500.00
1	INSTALL	5-Star Plus - Five Star Plus Playground Installation Services- <i>Performed by a Certified Installer, includes meeting and unloading delivery truck, signed completion forms, site walkthrough, and 3-Year Labor Warranty!</i>	\$52,300.00	\$52,300.00
1	Permits	5-Star Plus - Building Permits- <i>Estimated Costs of Permits plus Time. If actual permit fees are significantly higher or lower, final invoice will be adjusted accordingly. If additional time spent acquiring permits, due to lack of information from owner, final invoice to be adjusted. Survey & Siteplan are to be provided by the owner for the permit application. Correct legal address will be required.</i>	\$1,400.00	\$1,400.00
			Sub Total	\$164,219.00
			Discount	(\$457.02)
			Freight	\$10,816.68
			Total	\$174,578.66

This quote was prepared by Gina Wilson, Vice President / Senior Project Manager.
 For questions or to order please call - 800-432-0162 ext. 101 gjinaw@gametime.com

All pricing in accordance with Omnia Partners / U.S. Communities Contract #2017001134.

All terms in the Omnia Partners / U.S. Communities Contract take precedence over terms shown below.

For more information on the Omnia Partners / U.S. Communities contract please visit [Omnia Partners Public Sector GameTime](#)

Permits are not included in cost, unless specifically listed in pricing. If permits are required Signed/Sealed drawings are needed and are also not included unless specifically listed in pricing. Any costs for municipal permits, paid by installer, will be charged back to the owner. Adding permits to any job will increase the length of completion, expect total time to be about **150 days**, after receipt of Site Plan from owner/customer (this is not due to manufacturing but rather the permit process at the municipality level). It is expected that the **owner will provide approved site plans** of the area for the permit office, and will help and assist in the securing of all required approvals before assembly of equipment can begin. Installer cannot provide site plans. **The permit process can not begin until appropriate and current site plans are provided by owner.** If there are no current surveys or site plans available, the owner may be required to obtain a new survey for the permit. This is the responsibility of the owner to obtain. If additional permitting requirements are needed during the process, those will be added and billed accordingly, i.e. soil density test, formed footers, etc.





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 800-432-0162 * 407-331-0101
 Fax: 407-331-4720
www.playdrp.com

04/11/2024
 Quote #
 106333-01-02

Southwood Community Park

Payment Terms: Governmental Purchase Order.

Purchases in excess of \$1,000.00 to be supported by your written purchase order made out to GameTime.

Net 30 days subject to approval by GameTime Credit Manager. A completed Credit Application and Bank Reference Authorization, must be received with the order. The decision on credit is the sole discretion of GameTime/PlayCore. A 1.5% per month finance charge will be imposed on all past due accounts.

Multiple Invoices: Invoices will be generated upon services rendered. When equipment ships it will be invoiced separately from installation and/or other services. Terms are Net 30 for each individual invoice.

This Quotation is subject to policies in the current GameTime Park and Playground Catalog and the following terms and conditions. Our quotation is based on shipment of all items at one time to a single destination, unless noted, and changes are subject to price adjustment.

Pricing: Firm for 60 days from date of quotation.

Shipment: F.O.B. factory, order shall ship within 120 days after GameTime's receipt and acceptance of your purchase order, color selections, approved submittals, and receipt of payment.

Taxes: State and local taxes will be added at time of invoicing, if not already included, unless a tax exempt certificate is provided at the time of order entry.

Exclusions: Unless specifically discussed, this quotation excludes all sitework and landscaping; removal of existing equipment; acceptance of equipment and off-loading; lift gate delivery; storage of goods prior to installation; security of equipment (on site and at night); equipment assembly and installation; safety surfacing; borders; drainage; signed/sealed drawings; or permits.

Installation Terms: Shall be by a Certified Installer. The installer is an independent installer and not part of PlayCore, GameTime, nor Dominica Recreation Products. If playground equipment, installer will be NPSI and Factory Trained and Certified. Unless otherwise noted, installation is based on a standard installation consistent with GameTime installation sheets and in suitable soil with a sub-base that will allow proper playground installation. Drainage is not part of our scope of work unless otherwise noted. Customer shall be responsible for scheduling and coordination with the installer. Site should be level and allow for unrestricted access of trucks and machinery. Customer shall also provide a staging and construction area. Installer not responsible for sod replacement or damage to access path and staging area. Customer shall be responsible for unknown conditions such as buried utilities, tree stumps, rock, or any concealed materials or conditions that may result in additional labor or material costs. Customer will be billed hourly or per job directly by the installer for any additional costs that were not previously included.

ORDER INFORMATION

Bill To: _____ Ship To: _____

Contact: _____ Contact: _____

Address: _____ Address: _____

Address: _____ Address: _____

City, State, Zip: _____ City, State, Zip: _____

Tel: _____ Fax: _____ Tel: _____ Fax: _____

SALES TAX EXEMPTION CERTIFICATE #: _____ (PLEASE PROVIDE A COPY OF CERTIFICATE)

Acceptance of quotation:

Accepted By (printed): _____ P.O. No: _____

Signature: _____ Date: _____

Title: _____ Phone: _____

E-Mail: _____ Purchase Amount: **\$174,578.66**





TRUST
— the —
EXPERTS

For over a decade our customers have entrusted us to provide safe and affordable playground and recreational equipment. Our team of Certified General Contractors and Playground Safety Inspectors will ensure that your project is completed to perfection. We provide truly turnkey service with every step of the process from planning, budgeting, and installation being managed all under one roof.



1-800-573-7529 | www.proplaygrounds.com

Attachment C - Pro Playgrounds (Option 1)



Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Date	Estimate #
4/3/2024	27940

Project Name
Southwood Playground



Customer / Bill To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311

Ship To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311



WE WILL BEAT ANY PRICE BY 5%!

Item	Description	Qty	Cost	Total:
	Furnish labor and materials to: 1.) Remove existing playground system 2.) Install 1 Hidden Oak Playground System, 1 Interstellar Incline Pyramid Rope Climber **NOTES** -Current Shade is to remain intact **PLAYGROUND EQUIPMENT**			
23-PMF047	Hidden Oak	1	34,208.00	34,208.00
23-PFN001	Interstellar Incline	1	12,368.00	12,368.00
Shipping	Combined Shipping and Freight Charges	1	3,720.00	3,720.00
	RAW MATERIALS			
FBLOCK	Footer Blocks	25	3.75	93.75
CC80	Concrete for Anchoring - Delivered Cost	75	8.40	630.00
	RENTALS, LABOR, AND INSTALLATION			
22-Rentals	Rentals Necessary for Installation	1	4,961.25	4,961.25
LBR	Labor - Removal	1	9,150.00	9,150.00
LBR	Labor and Installation - Playground Equipment	1	22,868.00	22,868.00

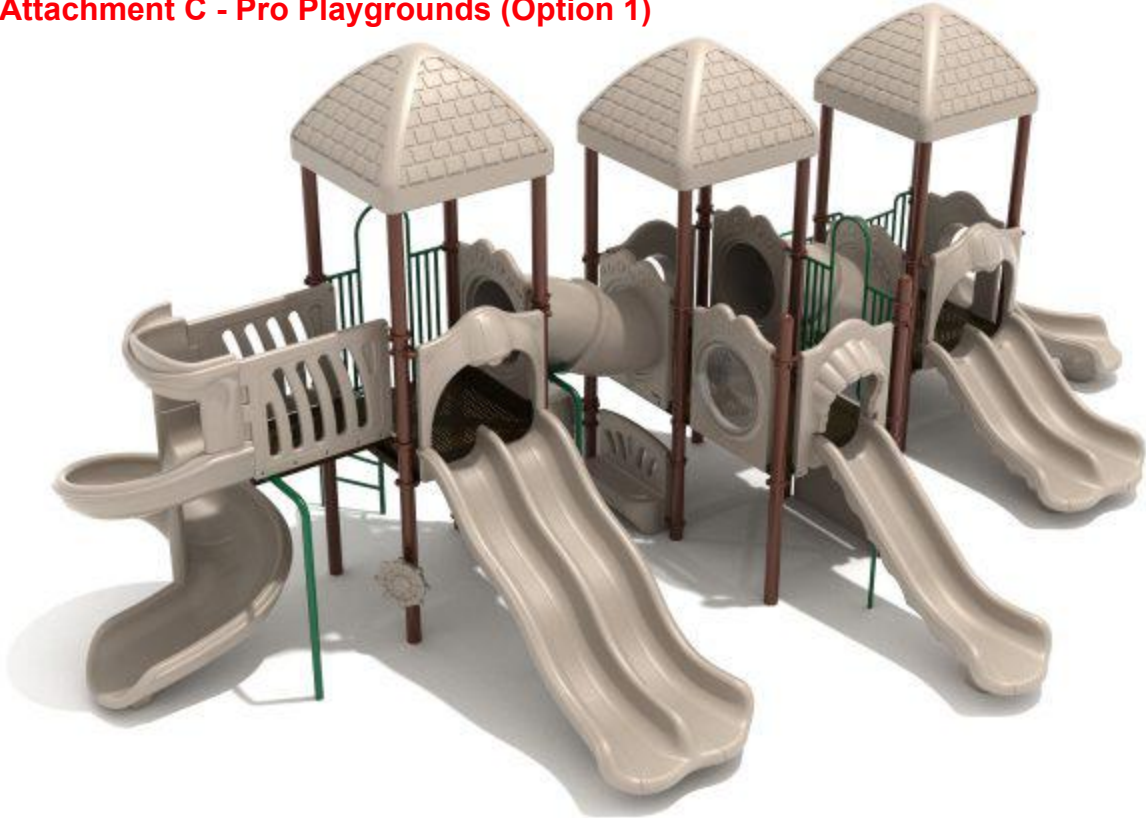
AGREED AND ACCEPTED:
If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

_____/_____/_____
Signature Name / Title Date

Subtotal:	\$87,999.00
Sales Tax: (7.5%)	\$0.00
Total:	\$87,999.00

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unload goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales

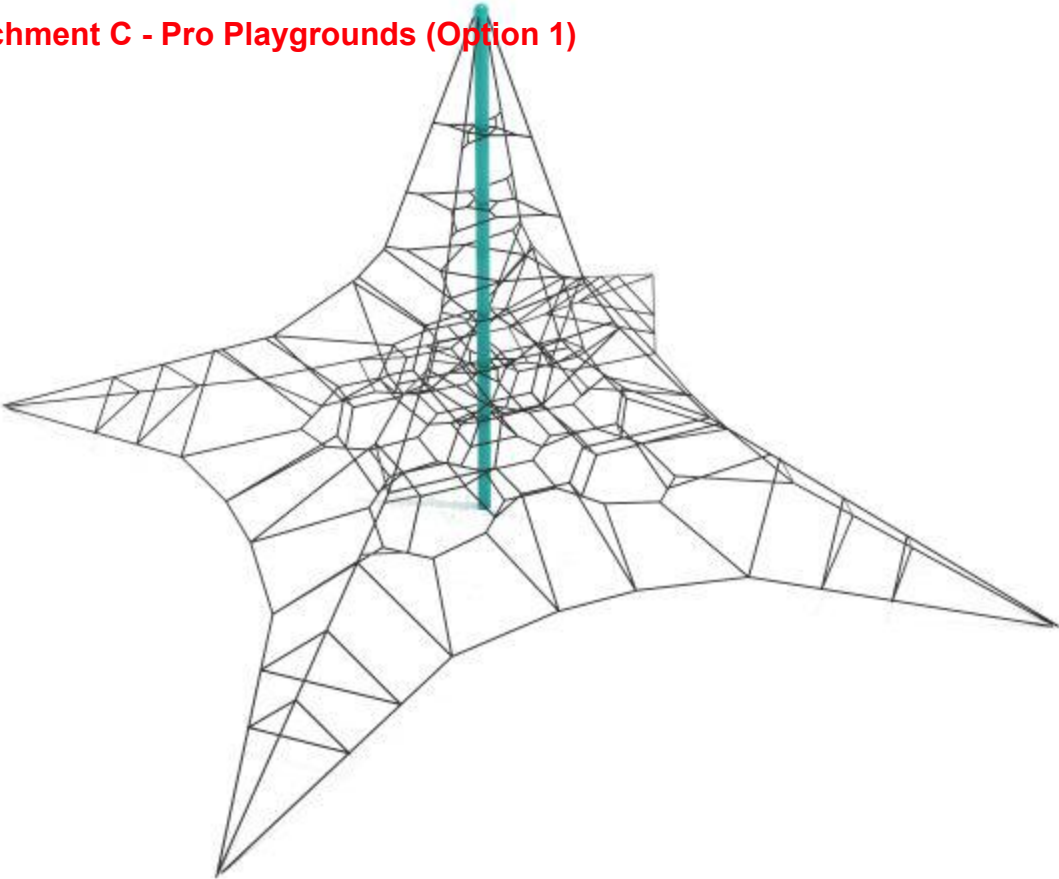
Attachment C - Pro Playgrounds (Option 1)



Attachment C - Pro Playgrounds (Option 1)



Attachment C - Pro Playgrounds (Option 1)



SOUTHWOOD PLAYGROUND

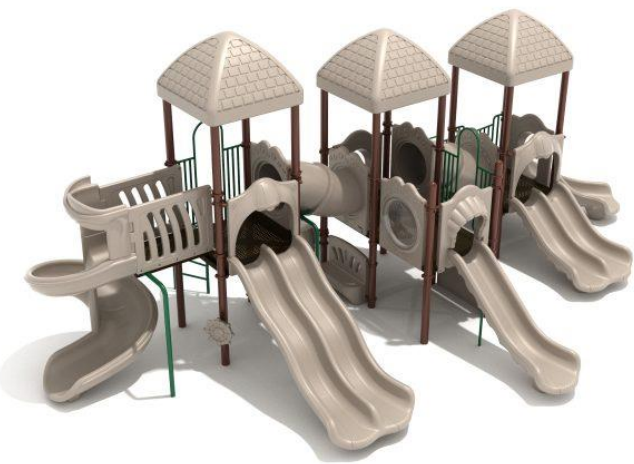


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PLAYGROUND EQUIPMENT

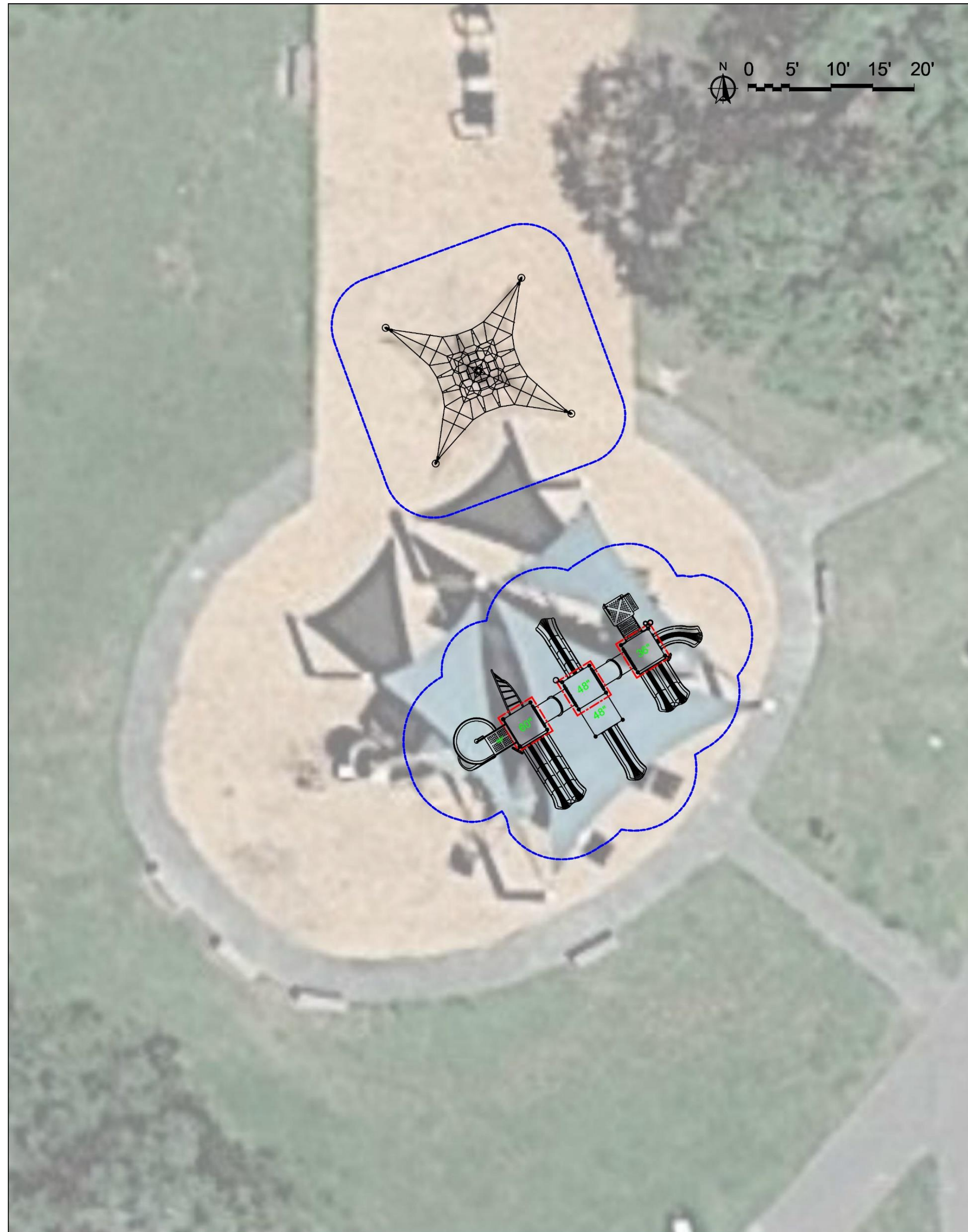
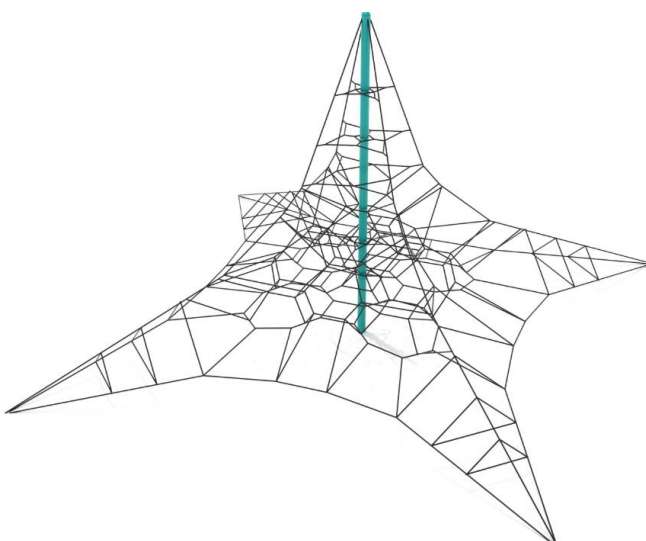
HIDDEN OAK PLAYGROUND SYSTEM

SKU: PMF047
Quantity: 1
Use Zone: 46' X 35'
Age Group: 2 to 12 Years



PYRAMID ROPE CLIMBER

SKU: PFN001
Quantity: 1
Size: 30' 2" X 30' 2"
Age Group: 5 to 12 Years



PROJECT NAME:
SOUTHWOOD
PLAYGROUND

ADDRESS:
3196 MERCHANTS
ROW BLVD,
TALLAHASSEE,
FL 32311

OPTION 1

REVISION:
1

DRAWN BY: MM

DATE: 05.03.2024

SHEET 1 OF 3



TRUST
— the —
EXPERTS

For over a decade our customers have entrusted us to provide safe and affordable playground and recreational equipment. Our team of Certified General Contractors and Playground Safety Inspectors will ensure that your project is completed to perfection. We provide truly turnkey service with every step of the process from planning, budgeting, and installation being managed all under one roof.



1-800-573-7529 | www.proplaygrounds.com

Attachment D - Pro Playgrounds (Option 2)



Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Date	Estimate #
4/3/2024	27938

Project Name
Southwood Playground



Customer / Bill To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311

Ship To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311



WE WILL BEAT ANY PRICE BY 5%!

Item	Description	Qty	Cost	Total:
	Furnish labor and materials to: 1.) Remove existing shade and playground system 2.) Install 1 Paradise Playground System, 1 Interstellar Incline Pyramid Rope Climber **NOTES** -Safety Surfacing not included in estimate **PLAYGROUND EQUIPMENT**			
23-PKP284	Paradise	1	49,893.47	49,893.47
23-PFN001	Interstellar Incline	1	12,368.00	12,368.00
Shipping	Combined Shipping and Freight Charges	1	4,200.00	4,200.00
	RAW MATERIALS			
CC80	Concrete for Anchoring - Delivered Cost	110	8.40	924.00
FBLOCK	Footer Blocks	49	3.75	183.75
	RENTALS, LABOR, AND INSTALLATION			
22-Rentals	Rentals Necessary for Installation	1	6,938.91	6,938.91
LBR	Labor - Removal (Playground Equipment and Shading)	1	7,417.50	7,417.50
LBR	Labor and Installation - Playground Equipment	1	29,752.50	29,752.50

AGREED AND ACCEPTED:
If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

_____/_____/_____
Signature Name / Title Date

Subtotal:
Sales Tax: (7.5%)
Total:

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unload goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales

Attachment D - Pro Playgrounds (Option 2)



Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Date	Estimate #
4/3/2024	27938

Project Name
Southwood Playground



Customer / Bill To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311

Ship To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311



WE WILL BEAT ANY PRICE BY 5%!

Item	Description	Qty	Cost	Total:
DSC	Discount - local (valid through 04.26.24)		-4,679.13	-4,679.13

AGREED AND ACCEPTED:
If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

_____/_____/_____
Signature Name / Title Date

Subtotal:	\$106,999.00
Sales Tax: (7.5%)	\$0.00
Total:	\$106,999.00

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unload goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales

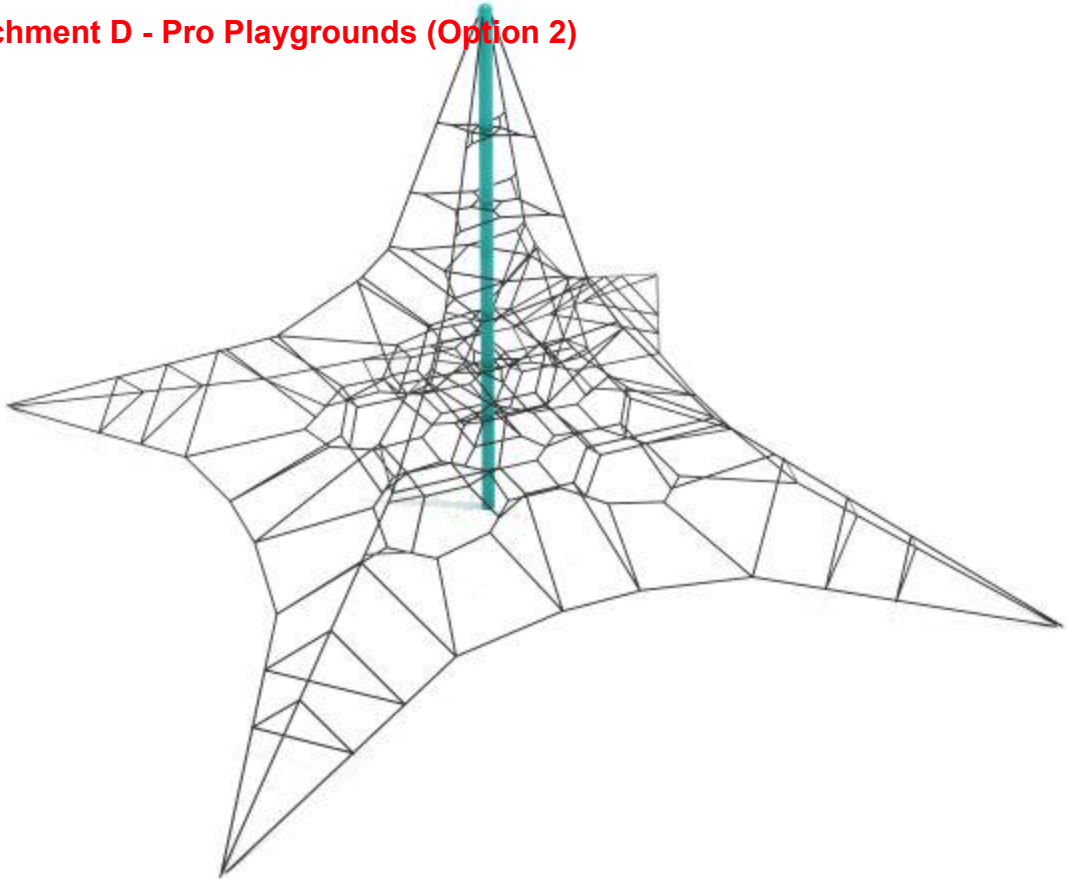
Attachment D - Pro Playgrounds (Option 2)



Attachment D - Pro Playgrounds (Option 2)



Attachment D - Pro Playgrounds (Option 2)



SOUTHWOOD PLAYGROUND



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www.proplaygrounds.com

PLAYGROUND EQUIPMENT

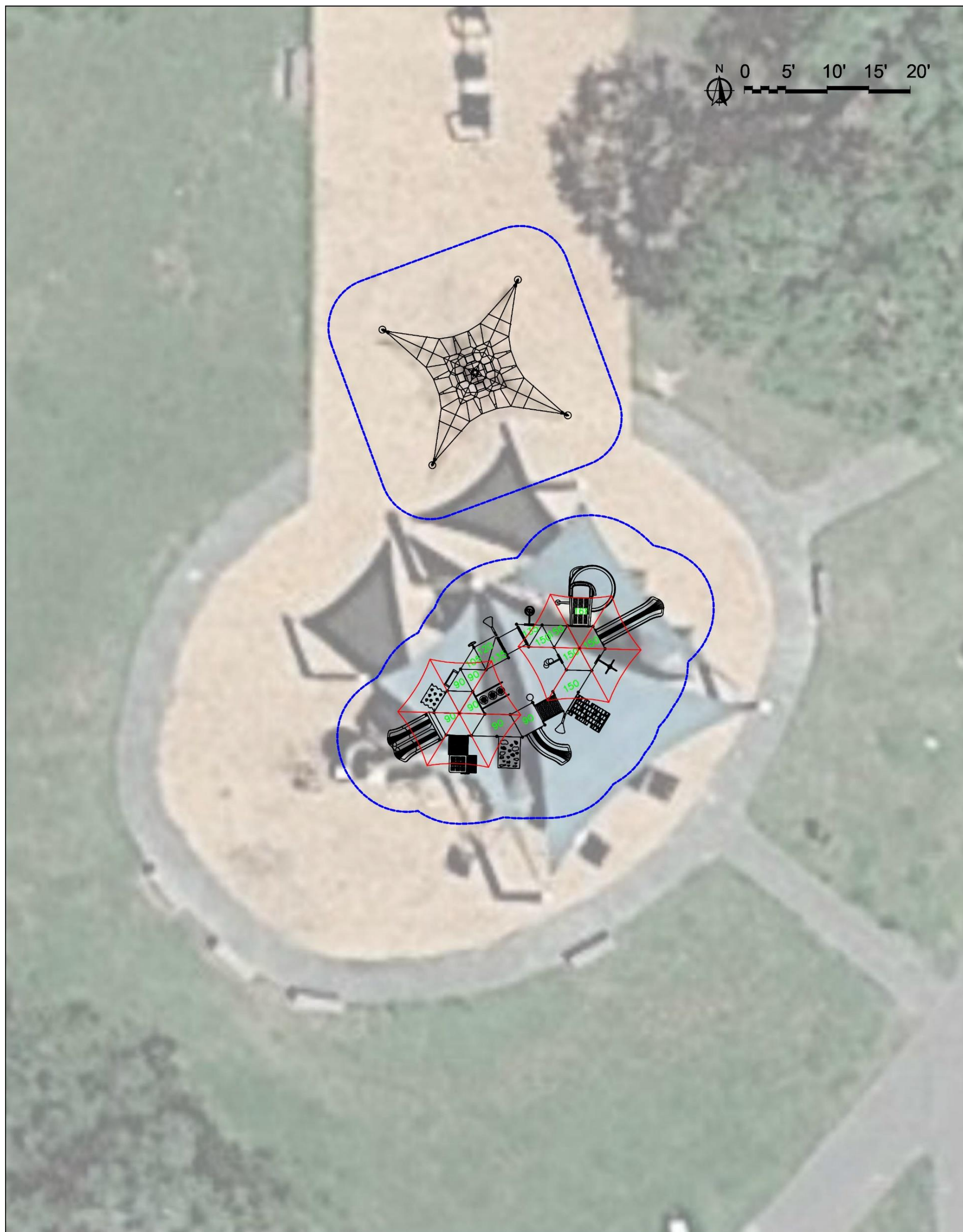
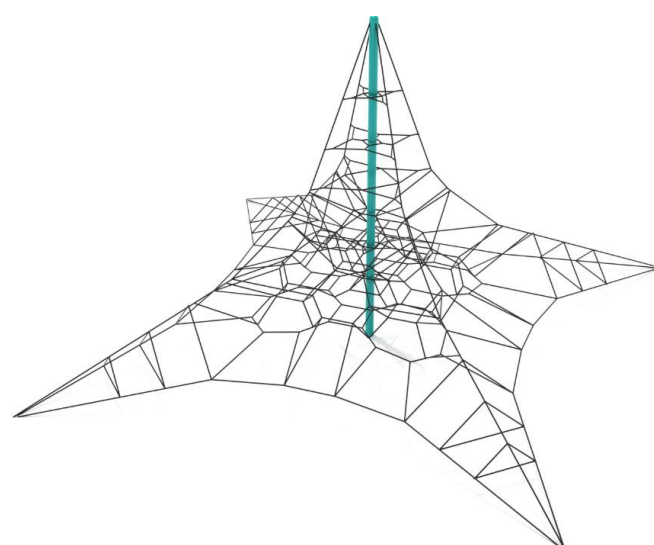
PARADISE PLAY SYSTEM

SKU: PKP284
Use Zone: 32' 9" X 49' 1"
Age Group: 2 to 12 Years



PYRAMID ROPE CLIMBER

SKU: PFN001
Quantity: 1
Size: 30' 2" X 30' 2"
Age Group: 5 to 12 Years



PROJECT NAME:

SOUTHWOOD
PLAYGROUND

ADDRESS:

3196 MERCHANTS
ROW BLVD,
TALLAHASSEE,
FL 32311

OPTION 2

REVISION:

1

DRAWN BY: MM

DATE: 05.03.2024

SHEET 2 OF 3



TRUST
— *the* —
EXPERTS

For over a decade our customers have entrusted us to provide safe and affordable playground and recreational equipment. Our team of Certified General Contractors and Playground Safety Inspectors will ensure that your project is completed to perfection. We provide truly turnkey service with every step of the process from planning, budgeting, and installation being managed all under one roof.



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Attachment E - Pro Playgrounds (Option 3)



Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Date	Estimate #
4/3/2024	27941

Project Name
Southwood Playground



Customer / Bill To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311

Ship To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311



WE WILL BEAT ANY PRICE BY 5%!

Item	Description	Qty	Cost	Total:
	Furnish labor and materials to: 1.) Remove existing shade structure and playground equipment 2.) Install 1 Royal Troon Playground System, 1 Interstellar Incline Pyramid Rope Climber 3.) Install 1 50'x50'x12' Standard Hip Shade - on base plates **NOTES** -Safety Surfacing not included in estimate			
	PLAYGROUND EQUIPMENT			
23-PMF050	Royal Troon	1	44,917.00	44,917.00
23-PFN001	Interstellar Incline	1	12,368.00	12,368.00
Shipping	Combined Shipping and Freight Charges	1	4,200.00	4,200.00
	SHADE/SHELTER			
CSSD	Custom Shade Design - 50'x50'x12' Standard Hip Shade - on base plates	1	41,999.00	41,999.00
Shipping	Combined Shipping and Freight Charges	1	1,678.80	1,678.80
	RAW MATERIALS			
FBLOCK	Footer Blocks	55	3.75	206.25
CC80	Concrete for Anchoring - Delivered Cost	112	8.40	940.80

AGREED AND ACCEPTED:

If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

_____/_____/_____
Signature Name / Title Date

Subtotal:

Sales Tax: (7.5%)

Total:

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unload goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales

Attachment E - Pro Playgrounds (Option 3)



Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Date	Estimate #
4/3/2024	27941

Project Name
Southwood Playground



Customer / Bill To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311

Ship To
SouthWood Community ATTN: Corbin DeNagy 3196 MERCHANTS ROW TALLAHASSEE, FL 32311



WE WILL BEAT ANY PRICE BY 5%!

Item	Description	Qty	Cost	Total:
RBAR5	No. 5 Rebar	1,100	1.25	1,375.00
RMC	Ready Mix Concrete 2500 PSI MIN	23	200.00	4,600.00
	RENTALS, LABOR, AND INSTALLATION			
22-Rentals	Rentals Necessary for Installation	1	10,053.28	10,053.28
LBR	Labor - Removal of Shade and Play System	1	7,417.50	7,417.50
LBR	Labor and Installation - Playground Equipment and Shade	1	33,461.25	33,461.25
DSC	Discount		-3,217.88	-3,217.88

AGREED AND ACCEPTED:
If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

_____/_____/_____
Signature Name / Title Date

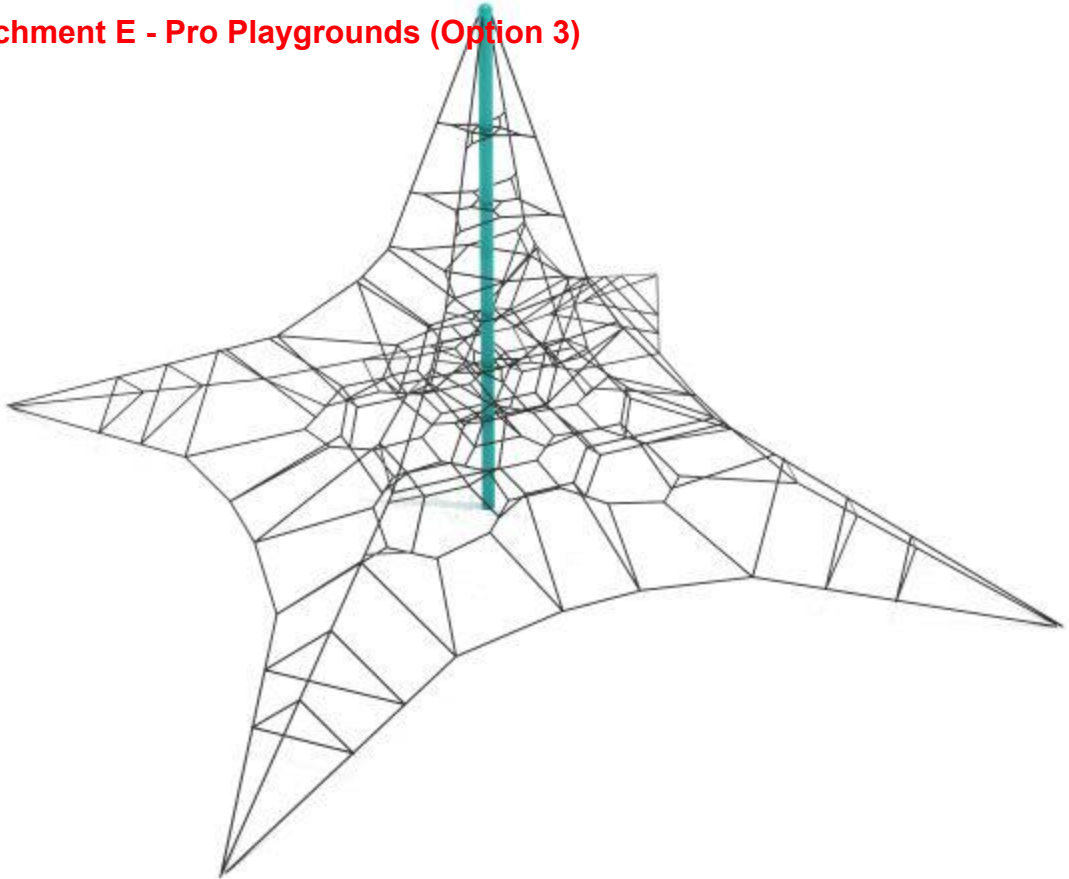
Subtotal:	\$159,999.00
Sales Tax: (7.5%)	\$0.00
Total:	\$159,999.00

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unload goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales

Attachment E - Pro Playgrounds (Option 3)



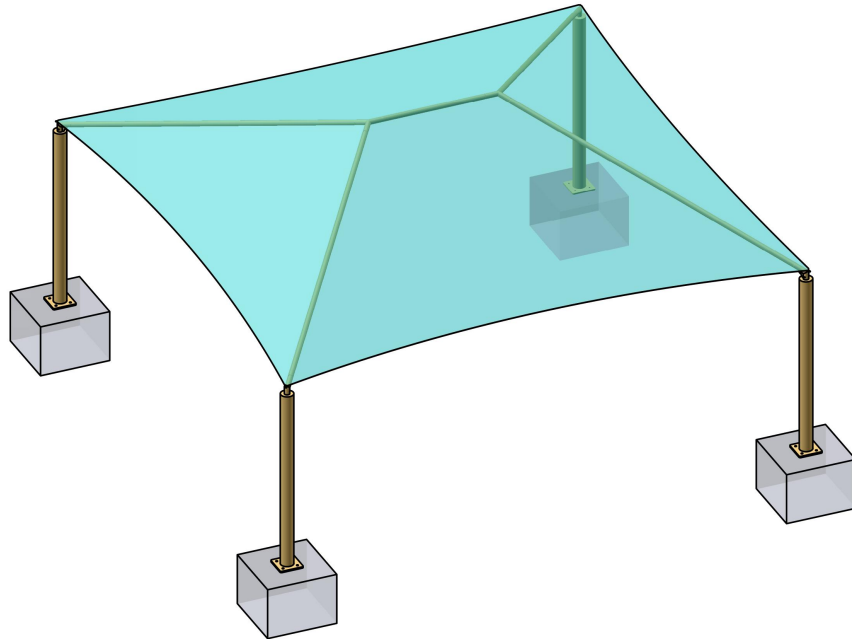
Attachment E - Pro Playgrounds (Option 3)



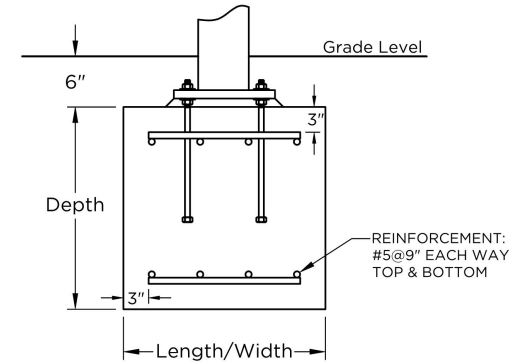
Attachment E - Pro Playgrounds (Option 3)

Hip Shade

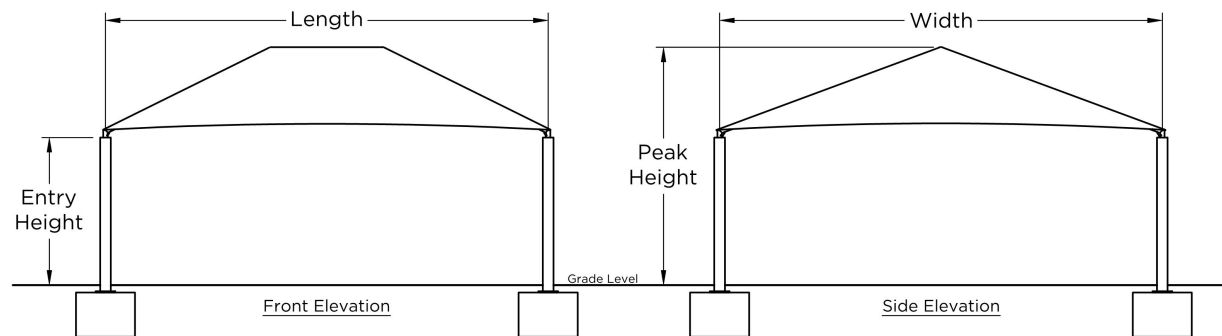
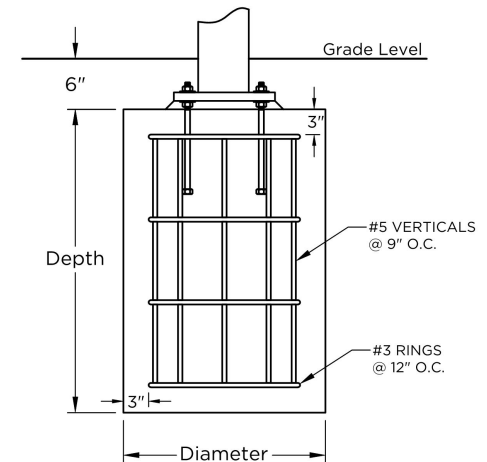
Length	50'	Width	50'	Entry Height	12'
Peak Height	21.26'	Elbow	Standard	Column Mount	Base Plate
Column Size	12"x12"x1/4"	Rafter Size	10"x6"x1/4"	Ridge Size	10"x6"x1/4"
Column Length	12.5'	Rafter Length	32.59'	Ridge Length	12.5'
Dome Qty.	1	Column Qty.	4		



Square Footing		
Column	Length & Width	Depth
Single Cap	6.97	3
Double Cap	N/A	3



Auger Footing		
Diameter	Single Cap Depth	Double Cap Depth
1'-6"		
2'-0"	Out of range	N/A
2'-6"	Out of range	N/A
3'-0"	16.52	N/A



SuperiorShade

QUOTE

SHADE SIZE

SHADE STYLE

50 X 50

Hip Shade

These drawings are for reference only and should not be used as construction details. They show the general character and rough dimensions of the structural features. Exact spans, fasteners, materials, and foundations can be determined by a licensed professional engineer upon request. Estimated footing size above is based on 1,500 PSF soil bearing pressure.

SOUTHWOOD PLAYGROUND



ProPlaygrounds, The Play
and Recreation Experts
1-800-573-PLAY
www.proplaygrounds.com

PLAYGROUND EQUIPMENT

ROYAL TROON PLAY SYSTEM

SKU: PMF050

Quantity: 1

Use Zone: 63'X 48'

Age Group: 2 to 12 Years

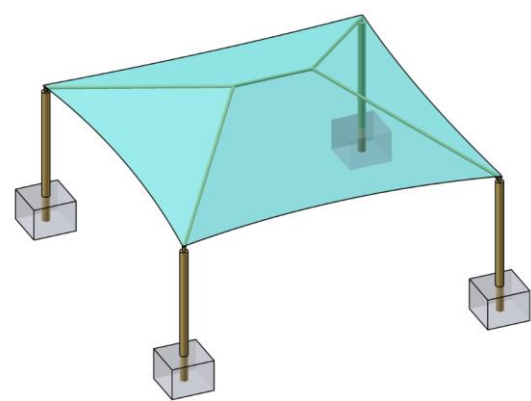


50' X 50' X 12' HIP SHADE STRUCTURE

Quantity: 1

Entry Height: 12'

Peak Height: 21.26'



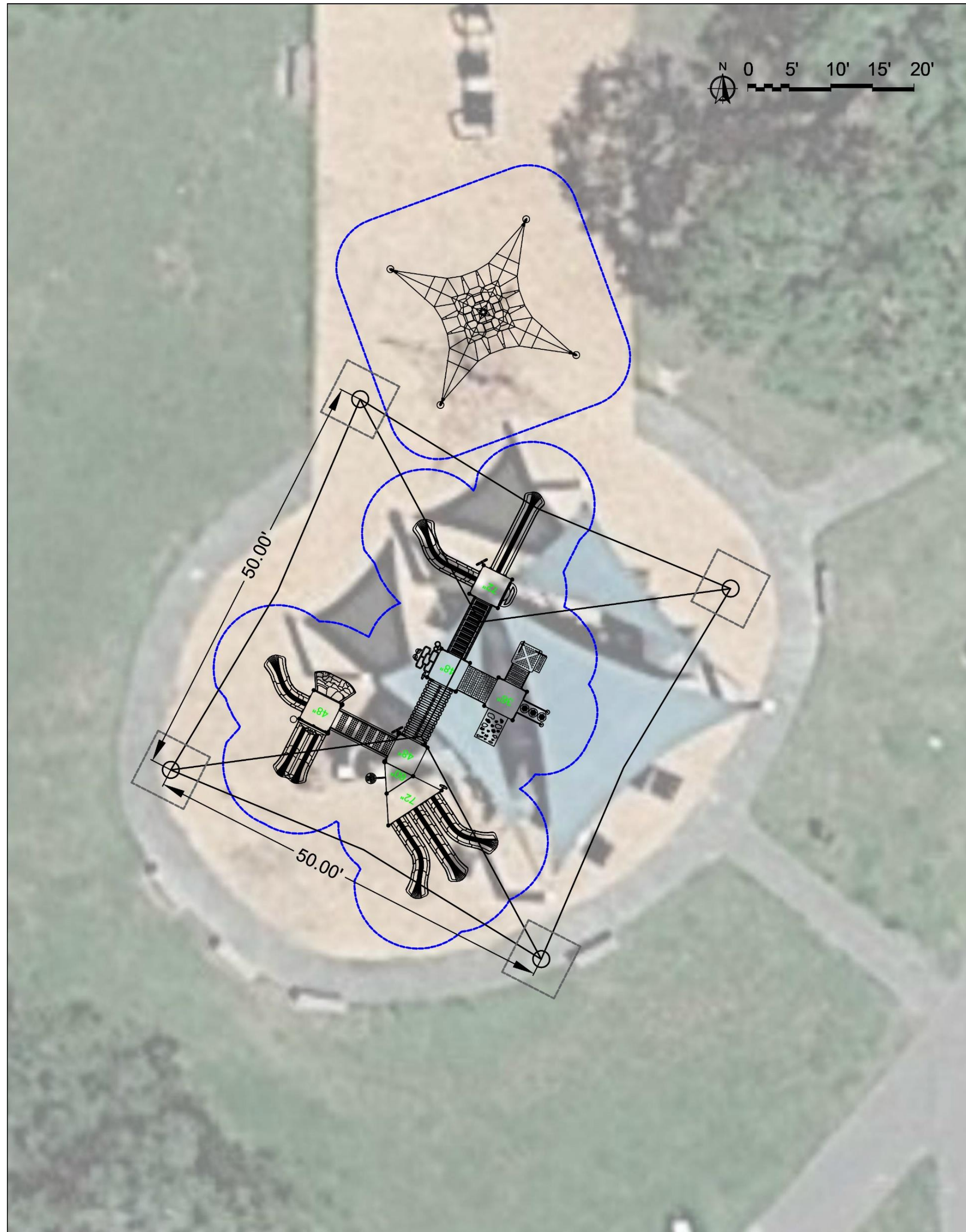
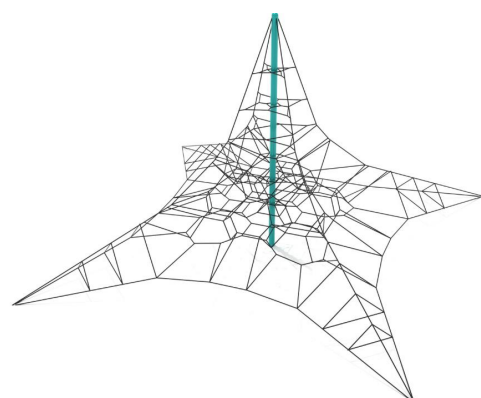
PYRAMID ROPE CLIMBER

SKU: PFN001

Quantity: 1

Size: 30' 2" X 30' 2"

Age Group: 5 to 12 Years



PROJECT NAME:

SOUTHWOOD
PLAYGROUND

ADDRESS:

3196 MERCHANTS
ROW BLVD,
TALLAHASSEE,
FL 32311

OPTION 3

REVISION:

1

DRAWN BY: MM

DATE: 05.03.2024

SHEET 3 OF 3

Attachment F - Pro Playgrounds References

Pro Playgrounds

1563 Capital Circle SE # 44
Tallahassee, FL 32311



Professional References:

1. **Leon County School Board**
Alison Garber
3420 West Tharp Street, #100
Tallahassee, FL 32312
(850) 487-7100
2. **Ryan Companies USA Inc.**
Brad Hill
201 N. Franklin Street #3500
Tampa, FL 33602
(813) 204-5000
3. **Hillsborough County School Board**
Chuck Plante
901 E. Kennedy Blvd
Tampa, FL 33602

Licenses, Notable Experience, Etc.

- State certified General Contractor.
- Certified Playground Safety Inspector.
- OSHA Certified
- Bonded and Insured
- Designer and installer of the largest rooftop playground in the USA.
- Completed design and installation of hundreds of playgrounds and shade structures across the S.E. USA.
- Multiple installations of superdome shade structures in excess of 8000 square feet.
- Combined surfacing installations in excess of 1,000,000 square feet.
- In house team of installers, no subcontractors utilized.
- Dedicated staff and project managers for every project.

Selection Completed Projects

2019 Completed or In Progress				
Name	Description	Agency	Location	Cost
The Preserve at Crown Point Playground	Installation of independent play items and shade structure.	Southern Skid Steer	Ocoee, FL	63K
St. Marks Episcopal School Bleachers & Shades	Installation of bleachers and cantilever shades.	St. Marks episcopal School	Palm Beach Gardens, FL	53K
Parkside Grand Playground	Installation of new playground, swings, merry	Trimcor LLC	Pensacola, FL	44K

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	go round and wood mulch.			
Creekside Early Learning Center Playground	Installation of new playgrounds and shade structures.	Ryan Companies	Riverview, FL	64k
Risen Savior Lutheran Church Playground	Installation of new playground, shade structure and 2050 sqft of artificial turf.	Risen Savior Lutheran Church	Lakewood Ranch, FL	65K
Picayune Early Head Start Surfacing	Removal of existing wood mulch and installation of 4000 sqft of poured in place rubber and 1140 sqft of bonded mulch.	Picayune Early Head Start	Picayune, MS	64k
Parrish Charter Academy Playground	Installation a new playground, site furnishings, Shades and wood mulch.	Parrish Charter Academy	Parrish, FL	65K
Providence at Patchwork Daycare Playground	Install new playgrounds, Shade structures and poured in place rubber surfacing.	Murray Building Company	Vestavia Hills, AL	276k
Sombrero Beach Park Playground	Install new playground, independent play items, shade structure and 2700 sqft of poured in place rubber surfacing.	City of Marathon	Marathon, FL	133k
Childcare Network Forest Park Playground	Remove existing wood mulch and playground equipment, install ne playgrounds, a shade structure and 2550 sqft of poured in place rubber surfacing.	Child Care Network	Forest Park, GA	89k

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Flying High CDC Surfacing	Removal of existing poured in place rubber and installation of 6550 sqft of poured in place rubber surfacing.	Castle Black Incorporated	Memphis, TN	97k
Barefoot Bay Shelter	Installation of a metal shelter that was purchased by the customer.	Barefoot Bay Recreation District	Sebastian, FL	46k
Avalon Park West Playground	Installation of new playground, swings and wood mulch.	SiteX NR Holding LLC	Wesley Chapel, FL	51K
Trotwood Park	Design and installation of new city park.	City of Winter Springs	Winter Springs, FL	350k
Torcaso Park	Design and installation of new city park.	City of Winter Springs	Winter Springs, FL	350k
Simmons Elementary Shade	Installation of superdome shade.	Hillsborough County Public Schools	Tampa, FL	60K
Valencia Bonita Site Furniture	Furnish and install site furniture for new development	GL Homes	Bonita Springs, FL	32K
Landings Development	Large Park	Ryan Homes	Miami, FL	375K
Dwellings Surfacing	Installation of artificial turf surfacing.	Ram Construction	Tallahassee, FL	22K
Child Care Network Playground	Installation of new playground and surfacing.	Childcare Network of GA	Macon, GA	110K
Sanchez Center Shade	Installation of shade structure.	Hillsborough County Public Schools	Tampa, FL	13K
SW GA CAC Surfacing	Installation of poured in place rubber surfacing, multiple sites.	S.W. GA Community Action Council	Decatur, GA	55K
FBC Moultrie Playground	Installation of playground equipment and surfacing.	First Baptist Church of Moultrie	Moultrie, GA	29k

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Jackson School Shades	Installation of shades structures over playgrounds.	Jackson County Schools	Marianna, FL	35K
Sunny Isles Fitness Park	Installation of playground equipment and fitness equipment.	City of Sunny Isles	Sunny Isles, FL	34k
Raintree Christian Playground	Installation of playground and surfacing.	Raintree Christian Academy	New Port Richie FL	17k
Step Up Sarasota	Installation of playgrounds and surfacing.	Step Up Sun Coast	Sarasota, FL	26k
Head Start Surfacing MS	Installation of poured in place rubber surfacing.	Head Start of Mississippi	Picayne, MS	31K
Parkside Grand Playground	Installation of playground and surfacing.	Parkside Grand Apartments	Phoenix City, AL	45K
Woodville Elementary School Playground	Installation of new playgrounds and surfacing.	Leon County School Board	Tallahassee, FL	57k
North Boulevard Playground	Installation of playground, and surfacing.	Orchid Grove CDD	Davenport, FL	18k
Davenport South	Installation of playground, shade and surfacing.	Davenport South CDD	Davenport, FL	79k
Holly Hills Playground	Installation of playground, shade and surfacing.	Holly Hills CDD	Davenport, FL	79k
2018 Completed				
Name	Description	Agency	Location	Cost
St. Johns Classical Academy Playground	Installation of a playground, shade structure, 1200 sqft of artificial turf and basketball goals.	Summit Construction Management Group	Flemming Island, FL	68k
Kirkland Community Playground	Installations of playground, independent play items and 3800 sqft of poured in place rubber surfacing	Panama City Housing Authority	Panama City, FL	68k

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Imperial Bonita Shades	Installation of 6x cantilever shades.	Imperial Bonita HOA	Bonita Springs, FL	78k
Salvation Army Peoria Child Care Surfacing	Installation of 3200 sqft of poured in place rubber surfacing.	Heartland Divisional Headquarters	Peoria, IL	44k
Grand Villas Resort Playground	Removal of existing equipment & mulch, installation of new playground and 1550 sqft of poured in place rubber surfacing.	Grand Villas Resort	Orlando, FL	49k
Government Street Baptist Playground	Installation of 1600 sqft of poured in place rubber and playground equipment	Government Street Baptist Church	Mobile, AL	54k
Faith Presbyterian Church Playground	Installation of new playground equipment	Faith Presbyterian Church	Watkinsville, GA	45k
Embry Aeronautical Fitness Equipment	Installation of 3315 sqft of bonded mulch and fitness equipment	Embry Aeronautical	Daytona beach, FL	59k
Brewer Park Shade	Installation of 1600 SF shade.	City of South Miami	South Miami, FL	28k
Lincoln Elementary Shade	8000 sqft superdome shade structure.	Hillsborough County Public Schools	Tampa, Florida	60k
Pinecrest Elementary Shade	8000 sqft superdome shade structure.	Hillsborough County Public Schools	Tampa, Florida	60k
Fred George Park Surfacing	Removal of existing surfacing and base, installation of new surfacing and drainage.	Leon County Parks and Recreation	Tallahassee, FL	49K
FBC Pensacola Surfacing	Installation of 3000 sqft of rubber surfacing.	First Baptist Church of Pensacola	Pensacola, FL	49k
Quail Valley Community	Installation of playground	EPM Services	Orlando, FL	50k

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Playground	equipment, shade and surfacing.			
Dresden Park Surfacing	Installation of 9000 sqft of poured in place rubber surfacing top layer over existing poured in place rubber surfacing.	City of Chamblee	Chamblee, GA	48K
Four Seasons Resort Orlando Resurfacing	Installation of 3500 sqft top layer of poured in place rubber surfacing over existing poured in place rubber surfacing.	Four Seasons Resort	Orlando, FL	24K
Covenant Classical Schools Tattersall Playground	Installation of three commercial playgrounds, three commercial shade structures, poured in place rubber surfacing and artificial turf.	Covenant Classical School Greystone LLC	Hoover, AL	265K
Covenant Classical School Trace Crossing Surfacing	Resurface 4800 sqft of poured in place rubber surfacing.	Covenant Classical School Greystone LLC	Hoover, AL	30K
Covenant Classical Schools Jones Valley Playground	Installation of three commercial playgrounds, three commercial shade structures and poured in place rubber surfacing.	Leeland Holdings LLC	Huntsville, AL	148K
Creekside Charter Academy Playground	Installation of a commercial playground and a commercial shade structure.	Ryan Companies USA	Riverview, FL	37K
Union Park Charter Playground	Installation of a commercial playground and a commercial shade structure.	Ryan Companies USA	Wesley Chapel, FL	37K

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Five Star Academy Surfacing	Installation of 2000 sqft of poured in place surfacing.	Five Sta Academy	Loganville, GA	30K
Place of Hope Playground	Installation of a commercial shade structure, a commercial playground, border and mulch surfacing.	Place of Hope, The Leighan and David Rink	Boca Raton, FL	38K
Dakota Playground	Installation of a commercial playground, a commercial shade structure, border and mulch surfacing.	GL Homes	Delray Beach, FL	74K
Here We Grow	Installation of a commercial playground	Here We Grow	Naples, FL	22K
Buck Lake Playground	Removal of existing playground and installation of a new commercial playground	Leon County Schools	Tallahassee, FL	67K
Newberry Corners Community Playground	Installation of a commercial playground, independent play equipment, borders and mulch surfacing.	M3 Development	Gainesville, FL	27K
Oak Grove Primary School Playground	Installation of a commercial playground, independent play items and rubber mulch surfacing.	Oak Grove Primary School	Hattiesburg, MS	41K
Nelson Elementary School Shades	Installation of two super, multi dome shade structures over basketball courts.	Hillsboro County	Dover, FL	117K
Summerfield Elementary School Shades	Installation of one super, multi dome shade structure over basketball court.	Hillsboro County	Riverview, FL	59K
The Rock of Mobile	Installation of two commercial playgrounds,	The Rock of Mobile	Theodore, AL	46K

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	swings, borders and mulch surfacing.			
Pasco County Shades	Installation of ten commercial shade structures.	Pasco County Purchasing Department	New Port Richey, FL	72K
Franklin County School Playground	Installation of a commercial playground and borders.	Franklin County School	Eastpoint, FL	21K
Canyon Trails Shade Repair	Correction and Installation of an existing shade structure.	GL Homes	Boynton Beach, FL	27K
Carmendy Square Townhomes Playground	Removal of existing commercial playground and installation of new commercial playground.	Carmendy Square Townhomes	Lady Lake, FL	21K
Pineapple Cove Playground	Installation of a commercial playground, a commercial shade structure, 1800 sqft of artificial turf, basketball goals and bike racks.	Summit Construction Management Group	West Melbourne, FL	57K
Seaside Charter Playground	Installation of a commercial playground, a commercial shade structure, 2025 sqft of artificial turf.	Summit Construction Management Group	Jacksonville, FL	54K
The Academy of Early Childhood Learning Playgrounds	Installation of two commercial playgrounds, two commercial shade structures and 2730 sqft of poured in place rubber surfacing.	Southern District Church Extension Fund	Montgomery, AL	74K
Doral Isles Playground	Removal of existing playground, installation of a new commercial	Doral Isles	Doral, FL	107K

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	playground, a commercial shade structure and 3700 sqft of poured in place rubber surfacing.			
Treasure Kids Academy Orlando Surfacing	Installation of 6000 sqft top layer of poured in place rubber surfacing over existing poured in place rubber surfacing.	Treasure Kids Academy	Orlando, FL	35K
St. James Cathedral School Surfacing	Removal of existing wood mulch, installation of new swings, and poured in place rubber surfacing.	St. James Cathedral School	Orlando, FL	73K

2017 Completed Projects

Name	Description	Agency	Location	Cost
St. Peters Catholic Church Playground	Installation of new custom playground with poured in place rubber and artificial turf.	St. Peters Catholic Church	Monument, CO	100K
Marabella Isles Playground	Installation of a commercial playground, shade structure and safety surfacing.	GL Homes	Naples, FL	50K
Easter Seals of Volusia County Playground	Installation of a commercial playground, border and mulch surfacing.	Easter Seals of Volusia County	Daytona, FL	70K
Admiral Farragut Academy Shades	Installation of three commercial shade structures on playground.	Admiral Farragut Academy	St. Petersburg, FL	36K
Four Quarters Habitat Apartment Playground	Installation of a commercial playground and poured in place rubber surfacing.	AIMCO Construction	Miami, FL	32K
Four Quarters Habitat	Installation of commercial	AIMCO Construction	Miami, FL	35K

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Apartment Additions	swings, a commercial climber and poured in place rubber surfacing.			
Apalachee Elementary School Playground	Installation of commercial playground, independent play items, site furnishings, a commercial shade structure, border and mulch surfacing.	Leon County Schools	Tallahassee, FL	59K
Buck Lake Elementary Playgrounds	Removal of two existing playgrounds, installation of two new commercial playgrounds, independent play items and additional mulch surfacing.	Leon County Schools	Tallahassee, FL	52K
Holy Comforter Shades	Removal of existing shade structures that failed and installation of three commercial shade structures.	Capital Awning Company	Tallahassee, FL	39K
Governors Charter School Tallahassee Playground	Installation of a commercial playground and a commercial shade structure.	Charter Schools USA	Tallahassee, FL	34K
Mayhood Park Playground	Removal of existing asphalt and concrete, installation of a commercial playground, borders and mulch.	City of Bonita Springs	Bonita Springs, FL	45K
Centra Rivermont School Playground	Installation of a commercial playground, timbers and mulch surfacing.	Coleman-Adams Construction	Fairfield, VA	30K
Community Child Care Services Playgrounds	Removal of existing surfacing, installation of	Community Child Care Services	Hendersonville, TN	90K

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	4600 sqft of poured in place rubber surfacing, three commercial playgrounds and three commercial shade structures.			
Holt Witherspoon Playground	Installation of a commercial playground, independent play equipment and mulch surfacing.	Holt Witherspoon, LLC	Brentwood, TN	27K
The Village of Entrada Playground and Shades	Installation of a commercial playground, independent play products, rubber mulch and ten commercial shade structures.	D.R. Horton	Cape Coral, FL	95K
First Baptist Church of Haynesville Playground	Installation of a commercial playground, Independent play items, borders, and mulch surfacing.	First Baptist Church of Haynesville	Hawkinsville, GA	31K
Tiverton Development Group Playground	Installation of two commercial playgrounds, independent play items, border and mulch surfacing.	Gables & Gables LLC	Tampa, FL	28K
Berkeley Playground	Installation of a commercial playground, a commercial shade, Site furnishings, borders and rubber mulch.	GL Homes	Boca Raton, FL	41K
Stone Creek Playground	Installation of a commercial playground, a commercial shade structure, site furnishings, borders and mulch surfacing.	GL Homes	Naples, FL	95K
Valencia Bay Site	Installation of several site	GL Homes	Boynton Beach, FL	39K

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Furnishings	furnishings.			
Hartsfield Elementary School Playground	Installation of a commercial playground, independent play items, borders and mulch surfacing.	Leon County Schools	Tallahassee, FL	34K
Karis Village Playground	Installation of a commercial playground, a commercial shade structure, poured in place rubber surfacing and site furnishings.	Jaxi Builders, INC	Miami, FL	100K
Jerger Elementary School Surfacing	Removal of 3224 sqft of rubber tiles and installation of new poured in place rubber surfacing over concrete.	Jerger Elementary School	Thomasville, GA	32K
Pace Elementary School Playground	Installation of a commercial playground and borders.	Leon County Schools	Tallahassee, FL	24K
Meadowbrook Academy Playground	Installation of a commercial playground and a commercial shade structure.	Meadowbrook Academy	Ocala, FL	31K
Mount Olive Church Surfacing	Installation of 2700 sqft of poured in place rubber surfacing.	Mount Olive Church	Moultrie, GA	30K
Naples Church of Christ Playground	Installation of a commercial playground, independent play items, a commercial shade structure, borders and wood mulch.	Naples Church of Christ	Naples, FL	30K
Sedona Development Playgrounds	Installation of two commercial playgrounds, borders and mulch surfacing.	Sedona Development, LLC	Orlando, FL	33K

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Waterset Charter Playground	Installation of a commercial playground and a commercial shade structure.	Ryan Companies USA	Apollo Beach, FL	36K
Goose Creek Charter Playground	Installation of a commercial playground and a commercial shade structure.	Ryan Companies USA	Goose Creek, SC	36K
Skanska	Installation of 8890 sqft of poured in place rubber surfacing with a stingray/underwater design.	Skanska USA Building INC	Tampa, FL	150K
Southern Oaks Playground	Installation of a commercial playground, borders and rubber mulch surfacing.	Southern Oaks	Orlando, FL	20K
Mattamy at Tapestry Playground	Installation of a commercial playground, a commercial shade structure and site furnishings.	Southern Skid Steer	Oviedo, FL	50K
St. Margaret Catholic School Surfacing	Installation of swings and 5500 sqft of poured in place rubber surfacing.	St. Margaret Catholic School	Lake Charles, LA	66K
St. Joseph Peninsula State Park Playground	Installation of a commercial playground and swings.	St. Joseph Peninsula State Park	Port St. Joe, FL	20K
Renaissance Charter at Central Florida Playground	Installation of a commercial playground, a commercial shade structure, basketball goals, bike racks and artificial turf.	Summit Construction Management Group	Orlando, FL	73K
Duval Charter at Coastal Playground	Installation of a commercial playground, a commercial shade structure, basketball goals, bike racks and artificial turf.	Summit Construction Management Group	Jacksonville, FL	55K

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Renaissance Charter at Boggy Playground	Installation of a commercial playground, a commercial shade structure, basketball goals, bike racks and artificial turf.	Summit Construction Management Group	Kissimmee, FL	58K
Toscana Isles Playground	Installation of a commercial playground and mulch surfacing.	LALP Development, LLC	Sarasota, FL	23K
Treasure Kids Academy Ocoee Surfacing.	Installation of 5500 sqft top layer of poured in place rubber surfacing over existing surfacing.	Treasure Kids Academy	Ocoee, FL	34K
West Palm Beach Junior Academy Playground	Removal of existing equipment, Installation of a commercial playground, independent play items, site furnishings, borders and mulch surfacing.	West Palm Beach Junior Academy	West Palm Beach, FL	46K
The Village School of Naples Playgrounds	Installation of two commercial playgrounds and poured in place rubber surfacing.	The Village School of Naples	Naples, FL	69K

2016 Completed Projects

Name	Description	Agency	Location	Cost
School of Arts and Sciences at the Center	Installation of custom playgrounds, 10000sqft of poured in placer rubber and artificial turf and custom sail shades.	Blackwater Resources	Tallahassee, FL	200K
Holy Comforter School Playground	Installation of playground and mulch surfacing.	Holy Comforter School	Tallahassee, FL	25K
All Kids First Playground	Installation of 4000 sqft of	All Kids First	Vineland, NJ	35K

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Surfacing	poured in place rubber surfacing.			
Uptown Station Playground Surfacing	Installation of 3500 sqft of artificial turf.	Uptown Shopping Center	Ft. Walton Beach, FL	25K
Castlebrook Apartments Playground	Installation of a commercial playground and rubber mulch.	Castlebrook Apartments	Atlanta, GA	35K
Compass Landing Apartments Playground	Installation of a commercial playground.	Compass Landing Apartments	Naples, FL	25K
Poches RV Park Playground	Installation of a commercial playground and poured in place rubber surfacing.	Poches RV Park	Baton Rouge, LA	40K
Union Baptist Church Playground	Installation of a commercial playground and mulch surfacing.	Union Baptist Church	Obrien, FL	30K
Pirate Land Campground Playground	Installation of a commercial playground a poured in place rubber surfacing.	Pirate Land Campground	Baton Rouge, LA	40K
The Coast at Ponte Vedra Playground	Installation of a commercial playground a mulch surfacing.	Ponte Vedra Apartments	Jacksonville, FL	20K
Union Preparatory Academy Playground	Installation of 2000 sqft of poured in place rubber surfacing, a commercial playground and a commercial shade structure.	Ryan Companies USA	Charlotte, NC	60K
Iredelle Charter Academy Playground	Installation a 2000 sqft of poured in place rubber surfacing, a commercial playground and a commercial shade structure.	Ryan Companies USA	Indian Trail, NC	60K
Kannapolis Charter	Installation of 2000 sqft of	Ryan Companies USA	Kannapolis, NC	60K

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Academy Playground	poured in place rubber surfacing, a commercial playground and a commercial shade structure.			
South Shore Charter Academy Playground	Installation of 2000 sqft of poured in place rubber surfacing, a commercial playground and a commercial shade structure.	Ryan Companies USA	Tampa, FL	60K
Hartsfield Elementary School Playground	Installation of a commercial playground and mulch surfacing.	Leon County Schools	Tallahassee, FL	20K
Ladybird Academy Shade	Installation of a custom sail shades.	Ladybird Corporate	Orlando, FL	20K
Tamiami UMC School Playground	Installation of a commercial playground, a commercial shade structure and poured in place rubber surfacing.	Tamiami UMC School	Miami, FL	40K
The Village at Beverly Playground	Installation of a commercial playground, a large steel gazebo and surfacing.	Empire Construction	Hattiesburg, MS	60K
Roberts Elementary School Shade	Installation of three large custom sail shade structures.	Leon County School Board	Tallahassee, FL	30K
Gilchrist Elementary School Playground	Installation of a commercial playground, independent play items, borders and surfacing.	Leon County Schools	Tallahassee, FL	50K
2015 Completed Projects				
Name	Description	Agency	Location	Cost
Carterville Baptist Church Shade	Installation of a commercial shade structure.	Carterville Baptist Church	Petal, MS	25K

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St. Michael's Academy Playground	Installation of a commercial playground and mulch surfacing.	St. Michael's Academy	Jacksonville, FL	55K
Our Little Ones Child Development Center Surfacing	Installation of 2000 sqft of poured in place rubber surfacing.	Our Little Ones Child Development Center		

SEVENTH ORDER OF BUSINESS

A.

Capital Region
Community Development District

Proposed Budget
FY 2025



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15	<u>Assessment Schedule</u>

Capital Region
Community Development District
Proposed Budget
General Fund

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
REVENUES:					
Special Assessments - On Roll	\$1,722,305	\$1,594,722	\$127,583	\$1,722,305	\$1,723,304
Special Assessments - Direct St Joe	287,187	167,386	119,801	287,187	287,354
Interest income	10,000	28,951	25,051	54,002	30,000
TOTAL REVENUES	\$2,019,492	\$1,791,058	\$272,435	\$2,063,494	\$2,040,658

EXPENDITURES:

Administrative:

Supervisor Fees	\$12,000	\$3,400	\$6,000	\$9,400	\$12,000
FICA Taxes	918	260	459	719	918
Engineering	15,000	4,025	10,975	15,000	15,000
Attorney	37,000	9,659	27,341	37,000	37,000
Annual Audit	3,925	3,925	-	3,925	3,925
Annual Report	500	-	500	500	500
Assessment Administration	12,190	12,190	-	12,190	13,043
Arbitrage Rebate	1,800	600	1,200	1,800	1,800
Dissemination Agent	7,950	3,975	3,975	7,950	8,507
Trustee Fees	15,520	4,148	11,072	15,220	15,520
Management Fees	54,114	27,057	27,057	54,114	57,902
Information Technology	2,968	1,484	1,484	2,968	3,176
Website Maintenance	1,272	636	636	1,272	1,361
Record Storage	150	-	150	150	150
Telephone	300	-	150	150	300
Travel & Per Diem	2,000	153	1,847	2,000	2,000
Postage & Delivery	1,000	624	376	1,000	1,000
Insurance General Liability	12,874	11,587	-	11,587	13,325
Printing & Binding	2,000	324	1,676	2,000	2,000
Legal Advertising	3,500	342	3,158	3,500	3,500
Other Current Charges	1,600	328	1,272	1,600	1,987
Office Supplies	200	1	50	51	50
Dues, Licenses & Subscriptions	175	175	-	175	175
Capital Outlay	250	-	-	-	-
TOTAL ADMINISTRATIVE	\$189,206	\$84,892	\$99,379	\$184,271	\$195,139

Capital Region
Community Development District
Proposed Budget
General Fund

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
Operations & Maintenance					
Field Expenditures					
Property Insurance	\$13,898	\$14,178	\$-	\$14,178	\$17,014
Management Fees	147,250	73,625	73,625	147,250	157,557
Security	7,000	-	-	-	-
Utilities-Electric/Water	57,800	17,372	34,628	52,000	60,000
Landscape Maintenance - Contract	1,066,255	533,127	533,127	1,066,255	1,098,242
Landscape Maintenance - New Units/Street Tree	5,500	1,296	4,204	5,500	5,500
Pond Maintenance - Contract	15,000	3,874	7,315	11,189	11,172
Pond Repairs - Current Units	40,000	67,543	-	67,543	50,000
Irrigation Maintenance - Contract	55,280	27,070	27,070	54,140	55,280
Irrigation Maintenance - New Units	500	-	500	500	500
Irrigation Repairs - Current Units	45,000	15,474	29,526	45,000	45,000
SWMF Operating Permit Fees	7,803	6,705	1,098	7,803	2,754
Preserve Maintenance	40,000	51,607	-	51,607	40,000
Tot Lot Inspection/Maintenance	7,500	2,088	5,412	7,500	7,500
Tree Removal/Trimming/Cleanup	38,000	4,843	33,158	38,000	38,000
Alleyway Maintenance	5,000	10,645	-	10,645	10,000
Miscellaneous Maintenance	7,500	6,522	978	7,500	7,500
Special Events	-	8,836	-	8,836	9,000
Other - Contingency	5,000	-	3,696	3,696	5,000
Capital Expenditures	25,000	9,358	21,228	30,586	25,000
Reserve for Capital - R&R	233,000	233,000	-	233,000	168,500
Common Area Maintenance	8,000	16,495	-	16,495	12,000
Enhancement/Beautification	-	-	-	-	20,000
TOTAL FIELD EXPENDITURES	\$1,830,286	\$1,103,657	\$775,566	\$1,879,223	\$1,845,519
TOTAL EXPENDITURES	\$2,019,492	\$1,188,550	\$874,945	\$2,063,494	\$2,040,658
EXCESS REVENUES (EXPENDITURES)	\$-	\$602,509	\$(602,509)	\$-	\$-

Capital Region
Community Development District
Budget Narrative
Fiscal Year 2025

REVENUES

Special Assessments-Tax Roll

The District will levy a Non-Ad Valorem assessment on all sold and platted parcels within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Direct St Joe

The District will bill a Non-Ad Valorem assessment on all sold and platted parcels to St Joe within the District in order to pay for the operating expenditures during the Fiscal Year.

Interest

The District will have all excess funds invested with the State Board of Administration. The amount is based upon the estimated average balance of funds available during the fiscal year.

Expenditures - Administrative

Supervisors Fees

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting in which they attend. The budgeted amount for the fiscal year is based on all supervisors attending 12

FICA Taxes

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Engineering

The District's engineer (Atkins) will be providing limited engineering services to the District including attendance as needed and preparation for board meetings, review and execute of documents under the District's trust indenture and monitoring of District projects. Additionally, The District utilizes Dantin Engineering on an assigned project basis and for engineering consulting services.

Attorney

The District's Attorney, will be providing general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from the previous year engagement plus anticipated increase.

Assessment Roll Administration

GMS NF, LLC provides assessment services for closing lot sales, assessment roll services with the local Tax Collector and financial advisory services.

Arbitrage Rebate

The District is required to annually have an arbitrage rebate calculation on the District's Series 2013 Capital Improvement Revenue Bonds & Series 2018A1/A2 Capital Improvement Revenue Refunding Bonds, Series 2021 Capital Improvement Revenue Refund Bonds. Currently the District has contracted with Grau & Associates, an independent certified public accounting firm, to calculate the rebate liability and submit a report to the District.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Trustee Fees

The District issued Series 2013 Capital Improvement Revenue Bonds, and Series 2018A1/A2 Capital Improvement Revenue refunding Bonds, and Series 2021 Capital Improvement Revenue Refunding Bonds which are held with a Trustee at US Bank. The amount of the trustee fees is based on the agreement between US Bank and the District.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services NF, LLC. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Capital Region
Community Development District
Budget Narrative
Fiscal Year 2025

Expenditures - Administrative (continued)

Information Technology

The District processes all of its financial activities, i.e. accounts payable, financial statements, etc. on a main frame computer leased by Governmental Management Services NF LLC.

Website Maintenance

Per Chapter 2014-22, Laws of Florida, all Districts must have a website to provide detailed information on the CDD as well as links to useful websites regarding Compliance issues. This website will be maintained by GMS NF, LLC and updated monthly.

Record Storage

The District's Records will be stored off site at Iron Mountain.

Telephone

Telephone, New internet and Wi-Fi service for Office.

Travel & Per Diem

Travel expenses to attend meetings, conferences, etc.

Postage and Delivery

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Insurance General Liability

The District's General Liability & Public Officials Liability Insurance policy is with a qualified entity that specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts.

Printing and Binding

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Other Current Charges

This includes monthly bank charges and any other miscellaneous expenses that incur during the year.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Due, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175.

Expenditures - Field

Property Insurance

The District's Property Liability Insurance policy is with Egis Insurance specializes in providing insurance coverage to governmental agencies.

Management Fees

The District has contracted with GMS, LLC for the supervision and on-site management of Capital Region Community Development District. Their responsibilities include management of field services contracts such as landscape maintenance, ponds maintenance, and security patrols, oversight of capital assets and coordination of maintenance, repairs and replacement of capital assets.

Utilities - Electric/Water

The District currently has accounts with City of Tallahassee Utility Company for electric service and water throughout the district.

Capital Region
Community Development District
Budget Narrative
Fiscal Year 2025

Expenditures – Field (continued)

Landscape/Pond/Irrigation Maintenance

The District has contracted with All Pro Land Care of Tallahassee, Inc. to provide landscaping, pond and irrigation maintenance services to all the common areas within the District. Services include mowing, trimming, fertilization, maintenance of irrigations systems, and trimming of District owned trees.

Contracts

Landscape Maintenance - Contract			\$91,520	\$1,098,242
Landscape Maintenance - New Units/Street Trees			\$458	\$5,500
Pond Maintenance - Contract	The Lake Doctor	Catfish Pond	\$332	\$3,984
Pond Maintenance - Contract	McGlynn Labs Inc		\$1,065	\$4,260
Pond Maintenance - Contract	The Lake Doctor	Verdura	\$732	\$2,928
Pond Repairs - Current Units			\$4,167	\$50,000
Irrigation Maintenance - Contract			\$4,607	\$55,280
Irrigation Maintenance - New Units			\$42	\$500
Irrigation Maintenance - Current Units			\$3,750	\$45,000
Total			\$106,673	\$1,265,694

SWMF Operating Permit Fees

The District pays the City of Tallahassee, Growth Management Department for inspection of and the administration needed to issue operating permits for District owned and maintained Storm Water facilities.

Preserve Maintenance

The District has contracted with All Pro Land Care of Tallahassee, Inc. to maintain the various preserved areas within the District (listed as Park Maintenance), but also contacts out work in other preserve areas to various contractors.

Tot-Lot Inspection Maintenance

The District owns a recreational area that requires repairs/replacements as well as mulch twice a year. Also, included is an annual inspection.

Tree Removal/Trimming/Cleanup

Represents cleanup, trimming and removal trees throughout the district.

Alleyway Maintenance

The District conducts repairs and maintenance of the District-owned alleyways.

Miscellaneous Maintenance

Unscheduled repairs and maintenance to the District’s facilities not allocated to a particular area

Special Events

The District contracts with multiple vendors to assist with road closures during Halloween.

Other Contingencies

Unscheduled repairs and maintenance to the District’s Facilities throughout the community.

Capital Expenditures

Represents any new capital expenditures the District may need to make during the Fiscal Year.

Reserve for Capital Repairs and Replacements

This Reserve funding is for the Capital Repairs and Replacements for the District’s capital assets.

Common Area Maintenance

Unscheduled repairs and maintenance to the District’s common area throughout the community.

Enhancement/Beautification

Represents the cost of improving any landscaping located within the common areas of the District.

Capital Region
Community Development District
Proposed Budget
Capital Reserve Fund

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
<u>REVENUES:</u>					
Capital Reserve Contribution	\$233,000	\$233,000	\$-	\$233,000	\$168,500
Interest	-	4,160	13,958	18,118	20,000
Designated reserves	295,746	296,346	-	296,346	546,864
TOTAL REVENUES	\$528,746	\$533,506	\$13,958	\$547,464	\$735,364
<u>EXPENDITURES:</u>					
<u>Capital Outlay</u>					
Other Charges	\$600	\$47	\$553	\$600	\$600
TOTAL EXPENDITURES	\$600	\$47	\$553	\$600	\$600
EXCESS REVENUES (EXPENDITURES)	\$528,146	\$533,459	\$13,405	\$546,864	\$734,764

Capital Region
Community Development District
Proposed Budget
Debt Service Series 2013 Capital Improvement Refunding Bonds

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
REVENUES:					
Special Assessments-On Roll	\$886,446	\$798,916	\$87,530	\$886,446	\$886,446
Interest Earnings	2,000	25,796	14,204	40,000	20,000
Carry Forward Surplus ⁽¹⁾	377,186	378,098	-	378,098	430,992
TOTAL REVENUES	\$1,265,632	\$1,202,810	\$101,734	\$1,304,544	\$1,337,438
EXPENDITURES:					
Interest - 11/1	\$171,776	\$171,776	\$-	\$171,776	\$158,394
Interest - 5/1	171,776	-	171,776	171,776	158,394
Principal - 5/1 ⁽²⁾	530,000	-	530,000	530,000	550,000
TOTAL EXPENDITURES	\$873,553	\$171,776	\$701,776	\$873,553	\$866,788
TOTAL EXPENDITURES	\$873,553	\$171,776	\$701,776	\$873,553	\$866,788
EXCESS REVENUES (EXPENDITURES)	\$392,079	\$1,031,034	\$(600,042)	\$430,992	\$470,651

⁽¹⁾ Carry Forward is Net of Reserve Requirement

⁽²⁾ The Series 2013 Bonds are subject to optional redemption by the District on or after May 1, 2024.

Interest Due 11/1/25

\$143,956

Capital Region
Community Development District
AMORTIZATION SCHEDULE
Debt Service Series 2013 Capital Improvement Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
05/01/24	\$5,985,000	5.0500%	\$530,000	\$171,776	\$0
11/01/24	5,455,000	5.0500%		158,394	860,170
05/01/25	5,455,000	5.2500%	550,000	158,394	
11/01/25	4,905,000	5.2500%		143,956	852,350
05/01/26	4,905,000	5.7500%	585,000	143,956	
11/01/26	4,320,000	5.7500%		127,138	856,094
05/01/27	4,320,000	5.7500%	620,000	127,138	
11/01/27	3,700,000	5.7500%		109,313	856,450
05/01/28	3,700,000	5.7500%	655,000	109,313	
11/01/28	3,045,000	5.7500%		90,481	854,794
05/01/29	3,045,000	5.7500%	695,000	90,481	
11/01/29	2,350,000	6.0000%		70,500	855,981
05/01/30	2,350,000	6.0000%	735,000	70,500	
11/01/30	1,615,000	6.0000%		48,450	853,950
05/01/31	1,615,000	6.0000%	785,000	48,450	
11/01/31	830,000	6.0000%		24,900	858,350
05/01/32	830,000	6.0000%	830,000	24,900	854,900
TOTAL			\$5,985,000	\$1,718,039	\$7,703,039

Capital Region
Community Development District
Proposed Budget

Debt Service Series 2018A1 Capital Improvement Revenue Refunding Bonds

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
REVENUES:					
Special Assessments-On Roll	\$565,965	\$517,794	\$48,171	\$565,965	\$565,965
Special Assessments-Direct	740,129	517,988	222,141	740,129	740,129
Special Assessments-Prepayments	-	900,890	-	900,890	-
Interest Earnings	1,000	24,766	5,234	30,000	15,000
Carry Forward Surplus ⁽¹⁾	404,597	406,064	-	406,064	404,597
TOTAL REVENUES	\$1,711,691	\$2,367,502	\$275,546	\$2,643,048	\$1,725,691
EXPENDITURES:					
Interest - 11/1	\$355,753	\$355,753	\$-	\$355,753	\$341,878
Interest - 5/1	355,753	-	355,753	355,753	341,878
Principal - 5/1	600,000	-	600,000	600,000	630,000
Special Call - 5/1	-	-	930,000	930,000	-
TOTAL EXPENDITURES	\$1,311,506	\$355,753	\$1,885,753	\$2,241,506	\$1,313,756
TOTAL EXPENDITURES	\$1,311,506	\$355,753	\$1,885,753	\$2,241,506	\$1,313,756
EXCESS REVENUES (EXPENDITURES)	\$400,184	\$2,011,749	\$(1,610,208)	\$401,542	\$411,934

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 11/1/25

\$327,309

Capital Region
Community Development District
AMORTIZATION SCHEDULE

Debt Service Series 2018A1 Capital Improvement Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
05/01/24	\$14,205,000	4.625%	600,000	\$355,753	\$-
11/01/24	13,605,000		-	341,878	1,297,631
05/01/25	13,605,000	4.625%	630,000	341,878	
11/01/25	12,975,000			327,309	1,299,188
05/01/26	12,975,000	4.625%	660,000	327,309	
11/01/26	12,315,000			312,047	1,299,356
05/01/27	12,315,000	4.625%	690,000	312,047	
11/01/27	11,625,000			296,091	1,298,138
05/01/28	11,625,000	4.625%	720,000	296,091	
11/01/28	10,905,000			279,441	1,295,531
05/01/29	10,905,000	5.125%	755,000	279,441	
11/01/29	10,150,000			260,094	1,294,534
05/01/30	10,150,000	5.125%	795,000	260,094	
11/01/30	9,355,000			239,722	1,294,816
05/01/31	9,355,000	5.125%	840,000	239,722	
11/01/31	8,515,000			218,197	1,297,919
05/01/32	8,515,000	5.125%	885,000	218,197	
10/31/32	7,630,000			195,519	1,298,716
05/01/33	7,630,000	5.125%	930,000	195,519	
11/01/33	6,700,000			171,688	1,297,206
05/01/34	6,700,000	5.125%	980,000	171,688	
11/01/34	5,720,000			146,575	1,298,263
05/01/35	5,720,000	5.125%	1,030,000	146,575	
11/01/35	4,690,000			120,181	1,296,756
04/30/36	4,690,000	5.125%	1,085,000	120,181	
10/31/36	3,605,000			92,378	1,297,559
05/01/37	3,605,000	5.125%	1,140,000	92,378	
10/31/37	2,465,000			63,166	1,295,544
05/01/38	2,465,000	5.125%	1,200,000	63,166	
11/01/38	1,265,000			32,416	1,295,581
05/01/39	1,265,000	5.125%	1,265,000	32,416	1,297,416
TOTAL			\$14,205,000	\$6,549,153	\$20,754,153

Capital Region
Community Development District
Proposed Budget

Debt Service Series 2018A2 Capital Improvement Revenue Refunding Bonds

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
REVENUES:					
Special Assessments-On Roll	\$274,147	\$264,899	\$9,248	\$274,147	\$274,147
Interest Earnings	500	6,468	3,532	10,000	5,000
Carry Forward Surplus ⁽¹⁾	56,111	56,680	-	56,680	56,111
TOTAL REVENUES	\$330,758	\$328,047	\$12,780	\$340,827	\$335,258
EXPENDITURES:					
Interest - 11/1	\$41,055	\$41,055	\$-	\$41,055	\$36,570
Special Call - 11/1	-	5,000	-	5,000	-
Interest - 5/1	41,055	-	40,940	40,940	36,570
Principal - 5/1	190,000	-	190,000	190,000	200,000
TOTAL EXPENDITURES	\$272,110	\$46,055	\$230,940	\$276,995	\$273,140
TOTAL EXPENDITURES	\$272,110	\$46,055	\$230,940	\$276,995	\$273,140
EXCESS REVENUES (EXPENDITURES)	\$58,648	\$281,992	\$(218,160)	\$63,832	\$62,118

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 11/1/25 \$31,970

Capital Region
Community Development District
AMORTIZATION SCHEDULE

Debt Service Series 2018A2 Capital Improvement Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
05/01/24	\$1,780,000	4.600%	\$190,000	\$40,940	\$-
11/01/24	1,590,000		-	36,570	267,510
05/01/25	1,590,000	4.600%	200,000	36,570	
11/01/25	1,390,000			31,970	268,540
05/01/26	1,390,000	4.600%	205,000	31,970	
11/01/26	1,185,000			27,255	264,225
05/01/27	1,185,000	4.600%	215,000	27,255	
11/01/27	970,000			22,310	264,565
05/01/28	970,000	4.600%	225,000	22,310	
11/01/28	745,000			17,135	264,445
05/01/29	745,000	4.600%	235,000	17,135	
11/01/29	510,000			11,730	263,865
05/01/30	510,000	4.600%	250,000	11,730	
11/01/30	260,000			5,980	267,710
05/01/31	260,000	4.600%	260,000	5,980	265,980
TOTAL			\$1,780,000	\$346,840	\$2,126,840

Capital Region
Community Development District
Proposed Budget

Debt Service Series 2021 Capital Improvement Revenue Refunding Bonds

Description	Adopted Budget FY2024	Actuals Thru 3/31/24	Projected Next 6 Months	Projected Thru 9/30/24	Proposed Budget FY 2025
REVENUES:					
Special Assessments-On Roll	\$318,937	\$309,940	\$8,998	\$318,937	\$318,937
Interest Earnings	500	3,978	1,522	5,500	2,750
Carry Forward Surplus ⁽¹⁾	50,731	50,830	-	50,830	50,731
TOTAL REVENUES	\$370,169	\$364,748	\$10,520	\$375,267	\$372,419
EXPENDITURES:					
Interest - 11/1	\$28,688	\$28,688	\$-	\$28,688	\$25,438
Interest - 5/1	28,688	-	28,688	28,688	25,438
Principal - 5/1	260,000	-	260,000	260,000	270,000
TOTAL EXPENDITURES	\$317,375	\$28,688	\$288,688	\$317,375	\$320,875
TOTAL EXPENDITURES	\$317,375	\$28,688	\$288,688	\$317,375	\$320,875
EXCESS REVENUES (EXPENDITURES)	\$52,794	\$336,060	\$(278,168)	\$57,892	\$51,544

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 11/1/25

\$22,063

Capital Region
Community Development District
AMORTIZATION SCHEDULE

Debt Service Series 2021 Capital Improvement Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
05/01/24	\$2,295,000	2.500%	\$260,000	\$28,688	\$-
11/01/24	2,035,000	2.5000%	-	25,438	314,125
05/01/25	2,035,000	2.5000%	270,000	25,438	
11/01/25	1,765,000	2.5000%		22,063	317,500
05/01/26	1,765,000	2.5000%	275,000	22,063	
11/01/26	1,490,000	2.5000%		18,625	315,688
05/01/27	1,490,000	2.5000%	285,000	18,625	
11/01/27	1,205,000	2.5000%		15,063	318,688
05/01/28	1,205,000	2.5000%	290,000	15,063	
11/01/28	915,000	2.5000%		11,438	316,500
05/01/29	915,000	2.5000%	295,000	11,438	
11/01/29	620,000	2.5000%		7,750	314,188
05/01/30	620,000	2.5000%	305,000	7,750	
11/01/30	315,000	2.5000%		3,938	316,688
05/01/31	315,000	2.5000%	315,000	3,938	318,938
TOTAL			\$2,295,000	\$237,313	\$2,532,313

Capital Region
Community Development District
Non-Ad Valorem Assessments Comparison
2023-2024

Neighborhood	O&M Units	Bonds Units 2013	Bonds Units 2018A1	Bonds Units 2018A2	Bonds Units 2021	Annual Maintenance Assessments			Annual Debt Assessments								Total Assessed Per Unit			
						ex 2008	ex 2011	ex 2011	FY 2025				FY 2024				Increase/(decrease)	FY 2025	FY 2024	Increase/(decrease)
									O&M	O&M	Increase/(decrease)	Series 2013	Series 2018A1	Series 2018A2	Series 2021	Series 2013	Series 2018A1	Series 2018A2	Series 2021	Total
Apartments	1745	654	850	241	0	\$262.91	\$262.91	\$0.00	\$361.23	\$326.50	\$349.80	\$0.00	\$361.23	\$326.50	\$349.80	\$0.00	\$0.00	\$1,300.44	\$1,300.44	\$0.00
Townhomes	298	82	46	0	60	\$252.99	\$252.99	\$0.00	\$329.30	\$297.62	\$0.00	\$215.13	\$329.30	\$297.62	\$0.00	\$215.13	\$0.00	\$1,095.04	\$1,095.04	\$0.00
Townhomes-1	0	0	0	0	110	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$258.87	\$0.00	\$0.00	\$0.00	\$258.87	\$0.00	\$258.87	\$258.87	\$0.00
Duplex	0	0	0	0	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
30s	53	0	0	0	53	\$277.09	\$277.09	\$0.00	\$0.00	\$0.00	\$0.00	\$282.54	\$0.00	\$0.00	\$0.00	\$282.54	\$0.00	\$559.63	\$559.63	\$0.00
40s	250	153	69	0	28	\$295.16	\$295.16	\$0.00	\$384.95	\$346.64	\$0.00	\$302.61	\$384.95	\$346.64	\$0.00	\$302.61	\$0.00	\$1,329.36	\$1,329.36	\$0.00
55s	371	107	154	0	28	\$358.40	\$358.40	\$0.00	\$467.05	\$421.04	\$0.00	\$304.76	\$467.05	\$421.04	\$0.00	\$304.76	\$0.00	\$1,551.25	\$1,551.25	\$0.00
55s-1	0	0	0	0	82	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$367.13	\$0.00	\$0.00	\$0.00	\$367.13	\$0.00	\$367.13	\$367.13	\$0.00
65s	382	127	144	0	42	\$442.74	\$442.74	\$0.00	\$576.51	\$519.95	\$0.00	\$376.47	\$576.51	\$519.95	\$0.00	\$376.47	\$0.00	\$1,915.67	\$1,915.67	\$0.00
65's-1	0	0	0	0	69	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$453.20	\$0.00	\$0.00	\$0.00	\$453.20	\$0.00	\$453.20	\$453.20	\$0.00
75s	209	56	76	0	34	\$505.98	\$505.98	\$0.00	\$659.52	\$594.36	\$0.00	\$430.26	\$659.52	\$594.36	\$0.00	\$430.26	\$0.00	\$2,190.12	\$2,190.12	\$0.00
75s-1	0	0	0	0	43	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$518.46	\$0.00	\$0.00	\$0.00	\$518.46	\$0.00	\$518.46	\$518.46	\$0.00
85s	111	77	34	0	0	\$550.67	\$550.67	\$0.00	\$714.25	\$644.25	\$0.00	\$0.00	\$714.25	\$644.25	\$0.00	\$0.00	\$0.00	\$1,909.17	\$1,909.17	\$0.00
90s	26	0	26	0	0	\$622.44	\$622.44	\$0.00	\$0.00	\$693.71	\$0.00	\$0.00	\$0.00	\$693.71	\$0.00	\$0.00	\$0.00	\$1,316.15	\$1,316.15	\$0.00
100s	205	40	44	0	32	\$632.49	\$632.49	\$0.00	\$823.73	\$743.17	\$0.00	\$537.82	\$823.73	\$743.17	\$0.00	\$537.82	\$0.00	\$2,737.21	\$2,737.21	\$0.00
100s-1	0	0	0	0	89	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$647.54	\$0.00	\$0.00	\$0.00	\$647.54	\$0.00	\$647.54	\$647.54	\$0.00
1/2 Ac	160	73	21	0	22	\$758.99	\$758.99	\$0.00	\$988.82	\$891.99	\$0.00	\$645.39	\$988.82	\$891.99	\$0.00	\$645.39	\$0.00	\$3,285.19	\$3,285.19	\$0.00
1/2 Ac-1	0	0	0	0	44	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$777.33	\$0.00	\$0.00	\$0.00	\$777.33	\$0.00	\$777.33	\$777.33	\$0.00
1Ac	40	3	0	0	25	\$990.90	\$990.90	\$0.00	\$1,290.76	\$0.00	\$0.00	\$842.59	\$1,290.76	\$0.00	\$0.00	\$842.59	\$0.00	\$3,124.25	\$3,124.25	\$0.00
1Ac-1	0	0	0	0	11	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,014.69	\$0.00	\$0.00	\$0.00	\$1,014.69	\$0.00	\$1,014.69	\$1,014.69	\$0.00
ACLF	101	0	101	0	0	\$132.77	\$132.77	\$0.00	\$0.00	\$156.69	\$0.00	\$0.00	\$0.00	\$156.69	\$0.00	\$0.00	\$0.00	\$289.46	\$289.46	\$0.00
Blended Commercial	143.52	28.97	0	0	0	\$2,952.32	\$2,952.32	\$0.00	\$1,915.62	\$0.00	\$0.00	\$0.00	\$1,915.62	\$0.00	\$0.00	\$0.00	\$0.00	\$4,867.94	\$4,867.94	\$0.00
Blended Commercial	0	65.619	0	0	0	\$0.00	\$0.00	\$0.00	\$3,831.23	\$0.00	\$0.00	\$0.00	\$3,831.23	\$0.00	\$0.00	\$0.00	\$0.00	\$3,831.23	\$3,831.23	\$0.00
Golf Club	1	0	0	1	0	\$16,212.38	\$16,212.38	\$0.00	\$0.00	\$0.00	\$21,400.59	\$0.00	\$0.00	\$0.00	\$21,400.59	\$0.00	\$0.00	\$37,612.97	\$37,612.97	\$0.00
Catholic School	1	0	0	1	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,520.07	\$0.00	\$0.00	\$0.00	\$20,520.07	\$0.00	\$0.00	\$20,520.07	\$20,520.07	\$0.00
Southwood House	0.39	0	0	0	0	\$2,952.32	\$2,952.32	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,952.32	\$2,952.32	\$0.00
Cottages	0	0	0.39	0	0	\$0.00	\$0.00	\$0.00	\$0.00	\$3,456.73	\$0.00	\$0.00	\$0.00	\$3,456.73	\$0.00	\$0.00	\$0.00	\$3,456.73	\$3,456.73	\$0.00
Commercial	0	0	0	43.37	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,690.94	\$0.00	\$0.00	\$0.00	\$3,690.94	\$0.00	\$0.00	\$3,690.94	\$3,690.94	\$0.00
Commercial-2	0	0	0	3.84	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,207.33	\$0.00	\$0.00	\$0.00	\$2,207.33	\$0.00	\$0.00	\$2,207.33	\$2,207.33	\$0.00
Total	4096.91	1466.59	1565.39	290.21	772															

B.

RESOLUTION 2024-06

[FY 2025 BUDGET APPROVAL RESOLUTION]

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGET(S) FOR FY 2025; SETTING A PUBLIC HEARING THEREON AND DIRECTING PUBLICATON; ADDRESSING TRANSMITTAL AND POSTING REQUIREMENTS; ADDRESSING SEVERABILITY AND EFFECTIVE DATE.

WHEREAS, for the fiscal year beginning October 1, 2024, and ending September 30, 2025 (“**FY 2025**”), the District Manager prepared and submitted to the Board of Supervisors (“**Board**”) of the Capital Region Community Development District (“**District**”) prior to June 15, 2024, the proposed budget(s) attached hereto as **Exhibit A (“Proposed Budget”)**; and

WHEREAS, the Board now desires to set the required public hearing on the Proposed Budget.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget attached hereto as **Exhibit A** is hereby approved preliminarily.

2. **SETTING A PUBLIC HEARING; DIRECTING PUBLICATION.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, time, and location, and District staff is directed to provide notice of the same in accordance with Florida law:

DATE: August 8, 2024
TIME: 6:30 p.m.
LOCATION: SouthWood Community Center
4675 Grove Park Drive
Tallahassee, Florida 32311

3. **TRANSMITTAL TO LOCAL GENERAL PURPOSE GOVERNMENT; POSTING OF PROPOSED BUDGET.** The District Manager is hereby directed to (i) submit a copy of the Proposed Budget to the applicable local general-purpose government(s) at least 60 days prior to its adoption, and (ii) post the approved Proposed Budget on the District’s website in accordance with Section 189.016, *Florida Statutes*.

4. **SEVERABILITY; EFFECTIVE DATE.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 9TH DAY OF MAY 2024.

ATTEST:

CAPITAL REGION COMMUNITY DEVELOPMENT DISTRICT

Secretary / Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Proposed Budget

EIGHTH ORDER OF BUSINESS

C.

1.



CRCCD Weekly Review

Monday 4/1/24	Tuesday 4/2/24	Wednesday 4/3/24	Thursday 4/4/24	Friday 4/5/24
Weather of the Week				
72° Hi 59° Lo	81° Hi 64° Lo	77° Hi 55° Lo	73° Hi 46° Lo	79° Hi 45° Lo
Rained Out				
Full Maintenance				
Central Park: Park Crossing Trail Park Four Oaks Blvd (Units 1,17,29) Orange Ave UNIT 1: Verdura Point Park UNIT 14: Avon Park UNIT 2: Tremont UNIT 25: Longfellow Park & Pocket Parks UNIT 26: Strolling Way Parks UNIT 29: Orange Ave (Mossy Creek to Four Oaks Blvd) UNIT 32: Orange Ave UNIT 36: Bluff Oak Way UNIT 5: Drayton Drive	Esplanade Way (Unit 5) Four Oaks Blvd (Units 1,17,29) NON-UNIT: LDR-5 (ph 1 & 2) NON-UNIT: LDR-5 (ph 3) Orange Ave UNIT 1: Barringer Hill Nature Trail UNIT 2: Endicott Park UNIT 20: Esplanade North (Unit 20) UNIT 37: Esplanade Nature Trail UNIT 37: Green Space UNIT 7: Grove Park Dr			Central Park NON-UNIT: Dog Park UNIT 1: Iberville Park UNIT 1: TCI Pond (FL130) UNIT 14: Green Space UNIT 19: Twain Park UNIT 2: Butterfly Parks UNIT 2: Newberry Parks UNIT 21 & Arch Site: Arch Site Exterior UNIT 23: Riverton Park (Four Oaks to Summit) UNIT 29: Coneflower Drive UNIT 29: Mossy Creek UNIT 35: Merchants Row West UNIT 7: Grove Park Dr
Standard Maintenance				
UNIT 17: WD253 UNIT 17: WD284	NON-UNIT: Espl/Blair/Overlook Field NON-UNIT: LDR-5 (ph 1 & 2) UNIT 20: WD162 on Esplanade North UNIT 27: SW Field on CC UNIT 5: Capital Circle SE Buffer			UNIT 5: TR216
Debris Cleanup				
UNIT 27: New Village UNIT 35: Merchants Row West			ROWS, Parks, Ponds & Common Areas	
Hand Weeding				
				Utility Boxes
Mulch Installation - Maint.				
			NON-UNIT: Goldenrod & FL162 Schoolhouse Rd (Units 3,4) Shumard Oak Blvd (Units 3,5) UNIT 16: Salinger Way UNIT 18: Cummings Park UNIT 19: Twain Park UNIT 32: Coneflower ROW UNIT 36: Bluff Oak Way	
Pruning				
UNIT 17: Lake Verdura Conservation	Trees - Remove sucker growth		Trees - Remove sucker growth	
Fertilizer: Product Used: Fertilizer Thrive 00-00-62				
Esplanade Way (Units 5,20) UNIT 37: Green Space	Blair Stone Rd (Units 5,17) Four Oaks Blvd (Units 1,17,29)		Four Oaks Blvd (Units 1,17,29)	
Post-Emergent: Product Used - Celsius XTRA				
Esplanade Way (Unit 5,20) Unit 37: Green Space				
Pre-Emergent: Product used - Coastal (also a Post-Emergent)				
Esplanade Way (Units 5,20) UNIT 37: Green Space				
Non-Selective: Product used - Diquat & Compare-N-Save				
Biltmore Ave (Units 16,2,25) NON-UNIT: LDR-5 (ph 1 & 2) NON-UNIT: LDR-5 (ph 3) UNIT 16: Faulkner Park UNIT 16: Poe Park UNIT 17: WD284 UNIT 2: Butterfly Parks UNIT 29: Coneflower Park UNIT 5: Capital Circle SE Buffer	Biltmore Ave (Units 16,2,25) Four Oaks Blvd (Units 1,17,29) NON-UNIT: Goldenrod & FL162 UNIT 1: Iberville Park UNIT 1: Verdura Point Park UNIT 19: Twain Park UNIT 29: Coneflower Park UNIT 30: Woodland Fields Park UNIT 31: FL070		Orange Ave Shumard Oak Blvd (Units 3,5) TR209A UNIT 36: Bluff Oak Way	Four Oaks Blvd (Units 1,17,29) Schoolhouse Rd (Units 3,4) Shumard Oak Blvd (Units 3,5) UNIT 10: Overlook Park UNIT 10: WD160 UNIT 4: Terrebone Dr. UNIT 5: Four Oaks (Shumard to Tram)
Insecticide: Product Used Advion - Extinguish Plus				
NON-UNIT: LDR-5 (ph 1 & 2)	Biltmore Ave (Units 16,2,25) Four Oaks Blvd (Units 1,17,29) UNIT 1: Iberville Park UNIT 1: Verdura Point Park		Orange Ave Shumard Oak Blvd (Units 3,5) UNIT 36: Bluff Oak Way	Four Oaks Blvd (Units 1,17,29) Schoolhouse Rd (Units 3,4) Shumard Oak Blvd (Units 3,5) UNIT 4: Terrebone Dr. UNIT 5: Four Oaks (Shumard to Tram)
Irrigation Repairs				
Controller 6	Unit Number Central Park	Date 4/5	Repair Replace Valve	Invoice Number #196495
Additional Contracted Work				
Unit Work Order #2024-012 LSF3	Date 4-1-24 & 4-2-24 4/9	Discription Removal of Oak Limb & Removal of Vines & Treatment of the invasive vine Maple Ridge Tree Work from Proposal #062968		Invoice Number #196494 #196500
Proposals				
Description				Proposal Number
N/C Services:				

Safety and Training: Weekly "Toolbox" Safety Meeting ()

Routine Service:

Bi-weekly maintenance of Dogi Pots throughout the district.

Bi-weekly removal of debris from grates throughout the district.

Daily maintenance of trash cans throughout the district.

Daily blowing of Merchant's Row at Town Center and Tot Lot.

Weekly blowing and debris cleanup of Unit #10, Mossy Creek, Esplanade Trail, Barringer Hill Trail and Central Park Trails as needed.



CRCCD Weekly Review

Monday 4/8/24	Tuesday 4/9/24	Wednesday 4/10/24	Thursday 4/11/24	Friday 4/12/24
Weather of the Week				
72° Hi 52° Lo	79° Hi 57° Lo	81° Hi 63° Lo	81° Hi 63° Lo	79° Hi 52° Lo
			RAINED OUT	
Full Maintenance				
Central Park: Park Crossing Trail Park Four Oaks Blvd (Units 1,17,29) LSF-3: Maple Ridge Common Areas & ROW UNIT 1: Verdura Point Park UNIT 14: Avon Park UNIT 18: Cummings Park UNIT 2: Butterfly Parks UNIT 2: Carrollton Park UNIT 2: Newberry Parks UNIT 2: Tremont UNIT 23: Riverton Park (Four Oaks to Summit) UNIT 25: Longfellow Park & Pocket Parks UNIT 26: Strolling Way Parks UNIT 36: Bluff Oak Way UNIT 5: Drayton Drive UNIT 7: Riverton (Grove Park to Four Oaks)	Blair Stone Rd (Units 5,17) Central Park Esplanade Way (Unit 5) LSF-3: Maple Ridge Common Areas & ROW LSF-7: Biltmore ROW NON-UNIT: Esp/Blair/Overlook Field NON-UNIT: Goldenrod & FL162 Schoolhouse Rd (Units 3,4) UNIT 1: Barringer Hill Nature Trail UNIT 1: Mulberry Park Blvd UNIT 1: Verdura Point Park UNIT 10: Green Spaces (2) UNIT 10: New Dawn Park UNIT 10: Overlook Park UNIT 10: Trails UNIT 10: WD141 UNIT 10: WD160 UNIT 16: Faulkner RoW UNIT 16: FL230 UNIT 16: Poe Park UNIT 16: Salinger & Sidewalk, Poe, Faulkner & Park UNIT 16: Salinger Drainage Easement (LF) UNIT 16: Salinger Way UNIT 29: Coneflower Park UNIT 30: Woodland Fields Park UNIT 4: Terrebone Dr.	Central Park Central Park: FL131 Swale Central Park: Tot Lot Hemingway Blvd & Trail (Units 2,4) UNIT 20: Esplanade North (Unit 20) UNIT 27: New Village UNIT 31: Goldenrod Way UNIT 31: Spiderlily Way UNIT 37: Esplanade Nature Trail UNIT 37: Green Space		Central Park NON-UNIT: Artemis Way NON-UNIT: Schoolhouse Rd. & Biltmore Ex UNIT 19: Twain Park UNIT 2: Butterfly Parks UNIT 21 & Arch Site: Arch Site Exterior UNIT 31: Biltmore (Ph 3, Unit 31) UNIT 35: Merchants Row Entry Feature UNIT 4: Grove Park Dr UNIT 5: Merchants Row UNIT 7: Grove Park Dr UNIT 8: WD140
Standard Maintenance				
LSF-3: Trail UNIT 17: WD253 UNIT 17: WD284 UNIT 18: WD281	LSF-3: Trail UNIT 16: Salinger Drainage Easement (LF) UNIT 26: Mossy Creek Nature Trail Ext.	Central Park: Butterfly Garden UNIT 20: WD162 on Esplanade North UNIT 27: TR221A UNIT 27: TR221B UNIT 5: Capital Circle SE Buffer		Central Park NON-UNIT: SB161 UNIT 5: Four Oaks (Shumard to Tram)
Debris Cleanup				
UNIT 27: New Village UNIT 35: Merchants Row West		ROWS, Parks, Ponds & Common Areas		ROWS, Parks, Ponds & Common Areas
Hand Weeding				
UNIT 2: Carrollton Park Utility Boxes	Blair Stone Rd (Units 5,17) Central Park			
Mulch Installation - Maint.				
				UNIT 1: Mulberry Park Blvd UNIT 14: Avon Park UNIT 2: Tremont
Pruning				
	:Trees - Remove sucker growth	:Trees - Remove sucker growth		
Non-Selective: Product used - Diquat & Compare-N-Save				
Central Park: Park Crossing Tr Roadway UNIT 10: Overlook Park UNIT 10: WD160 UNIT 2: Butterfly Parks UNIT 2: Carrollton Park UNIT 2: Endicott Park UNIT 2: Newberry Parks UNIT 2: Tremont Utility Boxes	Blair Stone Rd (Units 5,17) UNIT 2: Endicott Park UNIT 31: Biltmore (Ph 3, Unit 31) UNIT 31: FL170 & Buffer UNIT 31: FL265 UNIT 31: Spiderlily Way Unit 32: Jasmine Hill Unit 32: Lantana Lane Unit 32: Overcup Way	Central Park: Butterfly Garden LSF-3: WD282 LSF-7: Swale & GS (Upon Request) NON-UNIT: SB131 UNIT 17: WD253 WD090N (Pond) WD090S (Pond)		FL080 NON-UNIT: Dog Park UNIT 17: Shady View Pond (WD260)
Insecticide: Product Used Advion - Extinguish Plus				
UNIT 2: Carrollton Park UNIT 2: Tremont Utility Boxes	UNIT 2: Endicott Park UNIT 31: Biltmore (Ph 3, Unit 31)			NON-UNIT: Dog Park
Irrigation Inspection				
		Controller 20, Unit 5 Bluff Oak/ W LSF3		
Irrigation Troubleshooting (In Contract)				
Controller 9	Unit Number 4	Date 4/12	Description Checking for Mainline Leak	
Irrigation Repairs				
Controller #20	Unit Number #5	Date 4/10	Repair Replace Rotor Sprayheads & Nozzles	Invoice Number 196508
Additional Contracted Work				
Unit Multi	Date 4/10	Discription Cat Tail Treatment SB131, WD090N & WD090S		Invoice Number 196509
Proposals				
Description				Proposal Number
N/C Services:				

Safety and Training: Weekly "Toolbox" Safety Meeting ()

Routine Service:

- Bi-weekly maintenance of Dogi Pots throughout the district.
- Bi-weekly removal of debris from grates throughout the district.
- Daily maintenance of trash cans throughout the district.
- Daily blowing of Merchant's Row at Town Center and Tot Lot.
- Weekly blowing and debris cleanup of Unit #10, Mossy Creek, Esplanade Trail, Barringer Hill Trail and Central Park Trails as needed.



CRCDD Weekly Review

Monday 4/15/24	Tuesday 4/16/24	Wednesday 4/17/24	Thursday 4/18/24	Friday 4/19/24
Weather of the Week				
84° Hi 52° Lo	84° Hi 54° Lo	84° Hi 61° Lo	82° Hi 63° Lo	90° Hi 563° Lo
Full Maintenance				
Central Park FL080 Orange Ave UNIT 29:Orange Ave (Mossy Creek to Four Unit 32:Orange Ave WD090N (Pond) WD090S (Pond) WD290 (Pond)	LSF-7:Billmore ROW NON-UNIT:Goldenrod & FL162 UNIT 10:Green Spaces (2) UNIT 10:New Dawn Park UNIT 10:Overlook Park UNIT 10:Trails UNIT 10:WD141 UNIT 10:WD160 UNIT 23:Parks, Ponds & Green Spaces UNIT 29:Coneflower Park UNIT 30:Woodland Fields Park UNIT 31:Magnolia Park (Rows, Parks & Pond)	FL080 Shumard Oaks Blvd West (Unit 35) TR209A UNIT 29:Mossy Creek Unit 32:Alley Way Unit 32:Green Space Unit 32:Jasmine Hill Unit 32:Lantana Lane Unit 32:Overcup Way Unit 32:Park (off Mossy & Coneflower) UNIT 35:Merchants Row West	Bermuda Plot (CP)	Central Park Central Park:FL131 Swale Central Park:Tot Lot UNIT 1:1berville Park
Standard Maintenance				
Central Park	Central Park LSF-7:FL263 LSF-7:Swale & GS (Upon Request) NON-UNIT:LDR-5 (ph 1 & 2) NON-UNIT:LDR-5 (ph 3) UNIT 20:WD162 on Esplanade North UNIT 31:FL265 UNIT 31:Magnolia Park (Rows, Parks & Pond)	NON-UNIT:TR230 UNIT 31:FL170 & Buffer	NON-UNIT:FL040 - Mossy Creek NON-UNIT:Mossy Creek Nature Trail	Central Park:Butterfly Garden
Debris Cleanup				
UNIT 27:New Village UNIT 35:Merchants Row West		ROWS, Parks, Ponds & Common Areas	ROWS, Parks, Ponds & Common Areas	
Hand Weeding				
	WD090N (Pond) WD290 (Pond)	WD090N (Pond) WD090S (Pond)	NON-UNIT:FL040 - Mossy Creek	NON-UNIT:FL040 - Mossy Creek
Pruning				
	Trees - Remove sucker growth	Trees - Remove sucker growth		
Fertilizer: Product Used: Fertilizer Thrive 00-00-62				
			UNIT 10:WD160 UNIT 23:Parks, Ponds & Green Spaces Unit 32:Park (off Mossy & Coneflower)	
Post-Emergent: Product Used - Celsius XTRA - Coastal				
			UNIT 10:WD160 UNIT 23:Parks, Ponds & Green Spaces Unit 32:Park (off Mossy & Coneflower)	
Pre-Emergent: Product used - Coastal (also a Post-Emergent)				
			UNIT 10:WD160 UNIT 23:Parks, Ponds & Green Spaces UNIT 32:Park (off Mossy & Coneflower)	
Non-Selective: Product used - Diquat & Compare-N-Save				
Central Park:Tot Lot Esplanade Way (Unit 5) UNIT 16:Poe Park UNIT 21 & Arch Site:Arch Site Exterior UNIT 25:Longfellow Park & Pocket Parks UNIT 26:Strolling Way Parks UNIT 5:Drayton Drive	Esplanade Way (Unit 5) WD090N (Pond) WD290 (Pond)	WD090N (Pond) WD090S (Pond)	NON-UNIT:FL040 - Mossy Creek WD090S (Pond)	NON-UNIT:FL040 - Mossy Creek
Insecticide: Product Used Advion - Extinguish Plus				
UNIT 25:Longfellow Park & Pocket Parks	WD290 (Pond)	WD090N (Pond)		Bermuda Plot (CP)
Irrigation Inspection				
Irrigation Troubleshooting (In Contract)				
Controller	Unit Number	Date	Description	
Irrigation Repairs				
Controller	Unit Number	Date	Repair	Invoice Number
#24	#2	4/15	Replace Sleeves	196519
#6	Central Park	4/18	Replace Valve Box	196520
Additional Contracted Work				
Unit	Date	Description		Invoice Number
Proposals				
Description				Proposal Number
N/C Services:				

Safety and Training: Weekly "Toolbox" Safety Meeting ()

Routine Service:

- Bi-weekly maintenance of Dogi Pots throughout the district.
- Bi-weekly removal of debris from grates throughout the district.
- Daily maintenance of trash cans throughout the district.
- Daily blowing of Merchant's Row at Town Center and Tot Lot.
- Weekly blowing and debris cleanup of Unit #10, Mossy Creek, Esplanade Trail, Barringer Hill Trail and Central Park Trails as needed.



CRCDD Weekly Review

Monday 4/22/24	Tuesday 4/23/24	Wednesday 4/24/24	Thursday 4/25/24	Friday 4/26/24
Weather of the Week				
73° Hi 54° Lo	77° Hi 45° Lo	82° Hi 46° Lo	88° Hi 55° Lo	86° Hi 57° Lo
Full Maintenance				
Biltmore Ave (Units 16,2,25) Central Park:Park Crossing Trail Park Four Oaks Blvd (Units 1,17,29) LSF-3:Maple Ridge Buffer LSF-3:Maple Ridge Common Areas & ROWS NON-UNIT:Dog Park Shumard Oak Blvd (Units 3,5) UNIT 1:Verdura Point Park UNIT 14:Avon Park UNIT 18:Cummings Park UNIT 2:Carrollton Park UNIT 2:Tremont UNIT 23:Riverton Park (Four Oaks to Summit) UNIT 25:Longfellow Park & Pocket Parks UNIT 26:Strolling Way Parks UNIT 36:Bluff Oak Way UNIT 5:Drayton Drive UNIT 7:Riverton (Grove Park to Four Oaks)	Blair Stone Rd (Units 5,17) Esplanade Way (Unit 5) LSF-3:Maple Ridge Buffer LSF-7:Biltmore ROW NON-UNIT:Goldenrod & FL162 UNIT 1:Barringer Hill Nature Trail UNIT 1:Mulberry Park Blvd UNIT 10:Green Spaces (2) UNIT 10:New Dawn Park UNIT 10:Overlook Park UNIT 10:WD160 UNIT 16:Poe Park UNIT 2:Endicott Park UNIT 29:Coneflower Park UNIT 30:Woodland Fields Park	NON-UNIT:Dog Park NON-UNIT:Esp/Blair/Overlook Field Schoolhouse Rd (Units 3,4) Shumard Oak Blvd (Units 3,5) UNIT 1:Barringer Hill Nature Trail UNIT 10:WD160 UNIT 14:Green Space UNIT 20:Esplanade North (Unit 20) UNIT 27:New Village UNIT 27:TR221A UNIT 27:TR221B UNIT 29:Mossy Creek UNIT 35:Merchants Row Entry Feature UNIT 37:Esplanade Nature Trail UNIT 37:Green Space UNIT 4:Grove Park Dr UNIT 5:Merchants Row UNIT 7:Grove Park Dr UNIT 8:WD140	Hemingway Blvd & Trail (Units 2,4) UNIT 1:TCl Pond (FL130) UNIT 2:Butterfly Parks UNIT 2:Newberry Parks UNIT 31:Magnolia Park (Rows, Parks & Pockets) UNIT 31:Parks, Green Space, Rows, Lift Station Unit 32:Alley Way Unit 32:Green Space Unit 32:Jasmine Hill Unit 32:Lantana Lane Unit 32:Overcup Way Unit 32:Park (off Mossy & Coneflower) UNIT 4:Grove Park Dr UNIT 8:WD140	Central Park:FL131 Swale Central Park:Tot Lot NON-UNIT:Dog Park NON-UNIT:Schoolhouse Rd. & Biltmore Ext WD090N (Pond) WD090S (Pond) WD290 (Pond)
Standard Maintenance				
NON-UNIT:Esp/Blair/Overlook Field UNIT 17:WD253 UNIT 17:WD284 UNIT 18:WD281 UNIT 21 & Arch Site:Arch Site Conservation Area (Interior) UNIT 5:NW Field on CC	Central Park LSF-3:Trail LSF-7:FL263 UNIT 26:Mossy Creek Nature Trail Ext. Area (Interior)	UNIT 20:WD162 on Esplanade North UNIT 27:TR221B	Central Park:West Side UNIT 31:FL070 UNIT 31:FL265	Central Park:Butterfly Garden NON-UNIT:SB161 UNIT 5:TR216 WD090S (Pond)
Debris Cleanup				
ROWS, Parks, Ponds & Common Areas		ROWS, Parks, Ponds & Common Areas	ROWS, Parks, Ponds & Common Areas	
Pruning				
	Trees - Remove sucker growth	Trees - Remove sucker growth	Trees - Remove sucker growth	Trees - Remove sucker growth
Fertilizer: Product Used: Fertilizer Thrive 00-00-62				
		UNIT 10:Overlook Park		
Post-Emergent: Product Used - Celsius XTRA - Costal				
		UNIT 10:Overlook Park		
Pre-Emergent: Product used - Coastal (also a Post-Emergent)				
		UNIT 10:Overlook Park		
Non-Selective: Product used - Diquat & Compare-N-Save				
LSF-3:Maple Ridge Common Areas & ROWS UNIT 1:WD240 UNIT 17:Shady View Pond (WD260) UNIT 17:WD253 UNIT 17:WD284 UNIT 18:WD281 UNIT 27:TR221A UNIT 27:TR221B	TR209A UNIT 1:WD240 UNIT 10:WD160 UNIT 14:Avon Park UNIT 14:Buffers UNIT 14:Green Space UNIT 23:WD230 UNIT 23:WD235 UNIT 31:FL070 UNIT 31:FL170 & Buffer UNIT 8:WD140	Biltmore Ave (Units 16,2,25) NON-UNIT:Artemis Way TR105 TR209	Blair Stone Rd (Units 5,17) UNIT 5	Blair Stone Rd (Units 5,17) UNIT 1:Iberville Park UNIT 1:Verdura Point Park UNIT 23:Parks, Ponds & Green Spaces
Insecticide: Product Used Advion - Extinguish Plus				
		NON-UNIT:Artemis Way	Blair Stone Rd (Units 5,17)	UNIT 1:Iberville Park
Irrigation Inspection				
Controller #10	Unit Number #29	Date 4/26	Description Check Irrigation Clock	
Irrigation Troubleshooting (In Contract)				
Controller CRCDD Turned Mainline Off	Unit Number	Date 4/26	Description Turned Mainline Off	
Irrigation Repairs				
Controller #1 #19 #28 #9	Unit Number #5 #5 #31 #4,6,9	Date 4/23 4/24 4/24 4/25	Repair Mainline Repair ZoneLine Repair Mainline Repair ZoneLine Repair	Invoice Number 196532 196533 196534 196535
Additional Contracted Work				
Unit LDR-5 #4	Date 4/24 4/26	Description Removal of Limb @3321 Jasmine Hill Tree Trimming along Alley Way on Hemming Way		Invoice Number 196537 196538
Proposals				
Description				Proposal Number
N/C Services:				

Safety and Training: Weekly "Toolbox" Safety Meeting ()

Routine Service:

- Bi-weekly maintenance of Dogi Pots throughout the district.
- Bi-weekly removal of debris from grates throughout the district.
- Daily maintenance of trash cans throughout the district.
- Daily blowing of Merchant's Row at Town Center and Tot Lot.
- Weekly blowing and debris cleanup of Unit #10, Mossy Creek, Esplanade Trail, Barringer Hill Trail and Central Park Trails as needed.

2.



Capital Region Community Development District

To: Board of Supervisors
From: Corbin deNagy, Operations Manager – GMS
Subject: Operations Report – April 2024

The following is a summary of items related to field operations of the Capital Region Community Development District:

Week 1 (April 1 – April 5)

- Review of Unit 14 – Avon Park Circle and alleyways.
 - Contacted City of Tallahassee for “No Parking” signs along Avon Park Circle. People are parking outside the designated parking areas along the loop.
- Sent work orders to All-Pro for two landscape maintenance items and to clear the sediment in stormwater pond WD-260.



- Provided preliminary Field Operations budget to GMS staff.
- Contacted Pro Playgrounds for a quote to replace the climber net at the Tot Lot.
- Responded to resident inquiry regarding people parking in the CDD common area along Dunbar.
- Measured Central Park Lake concrete trailheads for pressure washing.
- Submitted issue via DigiTally for replacement light pole on Merchants Row near Esplanade.
- Spoke with Robert Berlin on history of various irrigation issues (as a follow-up to my ride through with All-Pro). After discussion, requested All-Pro remove controllers 25 and 26 (in Unit 27) from the irrigation unit cost worksheet.
- Attended pre-meeting staff conference call.
- Met with homeowner and homebuilders in Maple Ridge to discuss drainage issues. Homebuilder for lot 1D requested the CDD build a berm on the CDD common area to prevent water flowing onto the property. Will discuss during the April meeting.



- After receiving resident phone call, examined tree in common area on Four Oaks (parcel 312224 0001). Requested All-Pro trim limbs off homeowner's property.
- Contacted vendors for proposal to pressure wash concrete trailheads around Central Park Lake.
- Continued alleyway striping project. General inspections of Units 2 and 25.
- Met with Supervisor Frank to discuss drainage easement in Maple Ridge.
- Completed alleyway striping count. Contacted two vendors for a formal estimate.

Week 2 (April 8 – April 12)

- Virtually attended City of Tallahassee Development Review Committee (DRC) meeting. SouthWood DRI 10th amendment and PUD amendment were discussed. Items were continued to the April 22nd meeting.
- Submitted several streetlight out issues via DigiTally.
- Contacted vendor to pressure wash (4) benches on Cummings Avenue.
- Accepted Lake Verdura maintenance agreement from Lake Doctors.
- Contacted several homeowners regarding tree/limb removal (Maple Ridge and Hemingway alley).
- Contacted homeowner regarding alleyway stop sign.
- Followed up with Game Time for an additional playground structure quote and a quote to replace the climber net.
- After receiving multiple phone calls regarding an alligator in Central Park Lake near Creative Child, contacted the trapper and gave permission to remove the alligator.
- Worked on a summary billing for water usage at the dog park which also includes the community garden. Will contact the community garden representatives with their portion of the invoices for repayment to the CDD.
- Prepared for (put out/picked up signs, set up meeting room) and attended Board meeting.
- General stormwater inspections after heavy rain the night of April 10th.
- Met with All-Pro to discuss leak on Mossy Creek. Authorization work to repair washout under homeowner's driveway.

Week 3 (April 15 – April 19)

- Followed up with the alligator trapper. He was on-site Monday.
- Followed up with second vendor for stop sign striping project.
- Followed up with homeowners regarding tree removal in Maple Ridge.
- Put in an issue via DigiTally regarding a pothole forming at a curb inlet along Grove Park.



- Put in an issue via DigiTally to repaint the parking spaces along Cummings Avenue.
- Spoke with resident regarding drainage issue in LSF-7.
- Contacted Heinz Nursery for mulch quote.
- After receiving multiple inquiries, contacted Nuisance Alligator Hotline to remove alligator in Lake Verdura.
- After receiving resident inquiry, contacted pressure washing vendor to assist with cleaning out a drain pipe off Overlook Drive.
- After receiving resident inquiry, requested All-Pro install hogwire in several areas around the Dog Park.
- Contacted Spin to remove a scooter on Mossy Creek.
- Submitted an issue via DigiTally for bike lane markings along Biltmore – from Southwood Plantation to Tremont.

Week 4 (April 22 – April 26)

- Attended City of Tallahassee Development Review Committee meeting regarding SouthWood DRI and PUD amendments.
- Contacted All-Pro regarding turf damage and mud on the Mossy Creek trail. They will repair the ruts.
- After receiving resident inquiry (via HOA), requested All-Pro remove a tree limb in LDR-5.
- Mailed a check for the Boy Scout Dog Park Water Fountain project for deposit.
- After receiving resident inquiry, sent All-Pro a work order for several maintenance items at the dog park.
- After receiving resident inquiry, sent All-Pro a work order for maintenance on a drainpipe in Unit 10 (Overlook).
- After receiving resident inquiry, sent All-Pro a work order for tree trimming in a CDD common area along Four Oaks.
- Sent All-Pro a work order for Central Park trail maintenance.
- Contacted fence vendor for a quote to replace damaged fence at stormwater pond TR209A:



- Sent All-Pro a work order for (4) new Central Park Lake signs to replace worn signs.
- Contacted second vendor again for a quote on the stop bar project.
- Contacted three professional references for Pro Playgrounds.



- Submitted an issue via DigiTally regarding the hole on Grove Park Dr. (near Salinger) that opened again.



Week 5 (April 29 – April 30)

- Sent All-Pro a work order to repair the berm on Spider Lily. Damage from mowing.
- Sent All-Pro a work order to clear vegetation along Biltmore Trail and for additional rock towards the bottom of the boardwalk.
- Submitted issue via DigiTally to relocate Speed Limit sign on Acacia Ln.
- Ride through with Kim (All-Pro) to discuss recent work orders.
- After receiving resident inquiry, contacted St. Joe regarding property behind Jasmine Hill. Discussed with St. Joe and Robert.
- Accepted All-Pro proposal for tree trimming in common area off Four Oaks.

If you have any questions or comments regarding the above information, please contact me at cdenagy@gmsnf.com.

Thank you,

Corbin deNagy
Operations Manager
Governmental Management Services

D.



MARK S. EARLEY
SUPERVISOR OF ELECTIONS
LEON COUNTY, FLORIDA

April 26, 2024

Sarah Sweeting

475 West Town Place, Suite 114

St. Augustine, FL 32092

Re: Capital Region Community Development District

Dear Ms. Sweeting:

In response to your email we are happy to provide the number of registered voters for the Capital Region CDD as of April 15, 2024. The voter registration total that you requested is as follows:

Capital Region CDD: **3,884 registered voters**

These determinations were made using our voter registration database and the current map of the district. We hope this information satisfies your requirements. If you need additional assistance please contact Johnny To, Demographics/GIS Manager at

(850) 606-8683 or via email at ToJ@leoncountyfl.gov.

Sincerely,

Mark Earley