

*Cypress Bluff
Community Development District*

January 26, 2021

Cypress Bluff

Community Development District

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

Phone: 904-940-5850 - Fax: 904-940-5899

January 21, 2021

Board of Supervisors
Cypress Bluff
Community Development District

Dear Board Members:

The Cypress Bluff Community Development District Meeting is scheduled for **Tuesday, January 26, 2021 at 1:30 p.m.** at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida. Following is the advance agenda for the meeting:

- I. Call to Order
- II. Public Comment
- III. Affidavits of Publication
- IV. Approval of the Minutes of the November 17, 2020 Meeting
- V. Public Hearing for the Purpose of Establishing Rates; Consideration of Resolution 2021-04
- VI. Consideration of Amendment to Vesta Contract for Pool Chemicals
- VII. Ratification of Requisition Related to Acquisition of Monterey Pines Phase 2 Utility Improvements
- VIII. Staff Reports
 - A. District Counsel
 - B. District Engineer
 1. Ratification of Series 2019 Requisitions 29-33
 2. Consideration of Series 2019 Requisitions 34-38
 3. Consideration of Series 2020 Requisition No. 1
 4. Consideration of Change Order No. 5
 - C. District Manager
 - D. General Manager - Report
- IX. Financials Reports
 - A. Balance Sheet and Income Statement
 - B. Check Register
- X. Other Business
- XI. Supervisor's Requests and Audience Comments
- XII. Next Scheduled Meeting – February 23, 2021 at 1:30 p.m. at the eTown Welcome Center
- XIII. Adjournment

Enclosed under the third order of business are copies of the affidavits of the rule development and rulemaking notices related to the public hearing.

Enclosed under the fourth order of business for your review and approval is a copy of the minutes of the November 17, 2020 Board of Supervisors meeting.

The fifth order of business is the public hearing for the purpose of establishing rates and consideration of resolution 2021-04. A copy of the resolution is enclosed for your review and approval.

The sixth order of business is consideration of amendment to Vesta contract for pool chemicals. A copy of the proposed amendment is enclosed for your review and approval.

The seventh order of business is ratification of requisition related to acquisition of Monterey Pines Phase 2 utility improvements. A copy of the requisition is enclosed for your review and approval.

The remainder of the agenda is general in nature. Staff will present their reports during the meeting.

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (904) 940-5850.

Sincerely,

James Perry

James Perry

District Manager
Cypress Bluff Community
Development District

AGENDA

Cypress Bluff Community Development District Agenda

Tuesday
January 26, 2021
1:30 p.m.

eTown Welcome Center
11003 E-Town Parkway
Jacksonville, Florida 32256
Call In #: 1-888-850-4523 Code 322827
www.CypressBluffCDD.com

- I. Call to Order
- II. Public Comment
- III. Affidavits of Publication
- IV. Approval of the Minutes of the November 17, 2020 Meeting
- V. Public Hearing for the Purpose of Establishing Rates; Consideration of Resolution 2021-03
- VI. Consideration of Amendment to Vesta Contract for Pool Chemicals
- VII. Ratification of Requisition Related to Acquisition of Monterey Pines Phase 2 Utility Improvements
- VIII. Staff Reports
 - A. District Counsel
 - B. District Engineer
 - 1. Ratification of Series 2019 Requisitions 29-33
 - 2. Consideration of Series 2019 Requisitions 34-38
 - 3. Consideration of Series 2020 Requisition No. 1
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 - C. District Manager
 - D. General Manager - Report

- IX. Financials Reports
 - A. Balance Sheet and Income Statement
 - B. Check Register
- X. Other Business
- XI. Supervisor's Requests and Audience Comments
- XIII. Next Scheduled Meeting – February 23, 2021 at 1:30 p.m. at the eTown Welcome Center
- XIV. Adjournment

THIRD ORDER OF BUSINESS

(Published daily except Saturday, Sunday and legal holidays)
Jacksonville, Duval County, Florida

STATE OF FLORIDA,

S.S.

COUNTY OF DUVAL,

Before the undersigned authority personally appeared Rhonda Fisher, who on oath says that she is the Publisher's Representative of JACKSONVILLE DAILY RECORD, a daily (except Saturday, Sunday and legal holidays) newspaper published at Jacksonville, in Duval County, Florida; that the attached copy of advertisement, being a Notice of Rule Development

in the matter of Cypress Bluff Community Development District

in the Court of Duval County, Florida, was published in said newspaper in the issues of 12/28/21

Affiant further says that the said JACKSONVILLE DAILY RECORD is a newspaper at Jacksonville, in said Duval County, Florida, and that the said newspaper has heretofore been continuously published in said Duval County, Florida, each day (except Saturday, Sunday and legal holidays) and has been entered as periodicals matter at the post office in Jacksonville, in said Duval County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper.

*This notice was placed on the newspaper's website and floridapublicnotices.com on the same day the notice appeared in the newspaper.



Rhonda Fisher

Sworn to and subscribed before me this 28th day of December, 2020 A.D. by Rhonda Fisher who is personally known to me.

**NOTICE OF RULE
DEVELOPMENT BY
THE CYPRESS BLUFF
COMMUNITY
DEVELOPMENT DISTRICT**

In accord with Chapters 190 and 120, *Florida Statutes*, the Cypress Bluff Community Development District ("District") hereby gives notice of its intent to adopt amenity rates ("Amenity Rates"), all of which govern the operation of the District's amenity facilities and other properties.

The purpose and effect of the Amenity Rates is to provide for efficient and effective District operations of the District's amenity facilities and other properties by setting policies, regulations, rates and fees to implement the provisions of Section 190.035, *Florida Statutes*. Specific legal authority for the rules includes Sections 190.035(2), 190.011(5), 190.012, 120.54, 120.69 and 120.81, *Florida Statutes* (2020).

A public hearing will be conducted by the District on January 26, 2021 at 1:30 p.m. at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida 32256. A copy of the proposed Amenity Rates may be obtained by contacting the District Manager at 475 West Town Place, Suite 114, St. Augustine, Florida 32092 or by calling (904) 940-5850.

Jim Perry

District Manager

Dec. 28 00 (20-07681D)

(Published daily except Saturday, Sunday and legal holidays)
Jacksonville, Duval County, Florida

STATE OF FLORIDA,

S.S.

COUNTY OF Duval,

Before the undersigned authority personally appeared Rhonda Fisher, who on oath says that she is the Publisher's Representative of JACKSONVILLE DAILY RECORD, a daily (except Saturday, Sunday and legal holidays) newspaper published at Jacksonville, in Duval County, Florida; that the attached copy of advertisement, being a Notice of Rulemaking

**See
Attached
(Page 1 of 2)**

in the matter of Cypress Bluff Community Development District

in the Court of Duval County, Florida, was published in said newspaper in the issues of 12/29/20

Affiant further says that the said JACKSONVILLE DAILY RECORD is a newspaper at Jacksonville, in said Duval County, Florida, and that the said newspaper has heretofore been continuously published in said Duval County, Florida, each day (except Saturday, Sunday and legal holidays) and has been entered as periodicals matter at the post office in Jacksonville, in said Duval County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper.

*This notice was placed on the newspaper's website and floridapublicnotices.com on the same day the notice appeared in the newspaper.



Rhonda Fisher

Sworn to and subscribed before me this 29th day of December, 2020 A.D. by Rhonda Fisher who is personally known to me.

**NOTICE OF RULEMAKING BY
THE CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT**

A public hearing will be conducted by the Board of Supervisors ("Board") of the Cypress Bluff Community Development District ("District") on January 26, 2021 at 1:30 p.m. at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida 32256.

In accord with Chapters 190 and 120, *Florida Statutes*, the District hereby gives the public notice of its intent to adopt amenity rates ("Amenity Rates"), all of which govern the operation of the District's amenity facilities and other properties.

The purpose and effect of the Amenity Rates is to provide for efficient and effective District operations of the District's amenity facilities and properties by setting policies, regulations, rates and fees to implement the provisions of Section 190.035, *Florida Statutes*. Prior Notice of Rule Development was published in the *Jacksonville Daily Record* on December 28, 2020.

The Amenity Rates will address certain rules and policies governing the operation of the District's amenity facilities and other properties. The proposed Amenity Rates include:

	AVAILABLE TO:	FEE:	TERM:
RECHARGE CLUB FEE			
Payment of the Recharge Club Fee provides access to CDD events and activities at the Rooftop and other CDD facilities excluding the pool area. It also provides access to the CDD dog park. However, it specifically excludes access to the CDD pool, fitness club, or playground at any time. The purpose of the Recharge Club is to allow residents that do not pay CDD assessments for amenities ("Del Webb Residents") and Non-Residents the ability to enjoy CDD events and activities at a reasonable price. These rights expire on December 31, 2021.	Residents (Excluding Del Webb Residents)	No additional charge.	N/A
	Del Webb Residents	\$250/Household	Expires 12/31/21.
	Non-Residents	\$150/Household	Expires 12/31/21.
INITIAL DEL WEBB RESIDENT USER FEE			
Del Webb Residents are part of the Cypress Bluff CDD and pay assessments to the Cypress Bluff CDD for infrastructure. However, Del Webb residents do not contribute to the debt and operations expenses of the amenities as the Del Webb community will have their own recreation amenities. As the Del Webb amenities are not immediately operational, Del Webb Residents may pay the Initial Del Webb Resident User Fee, which provides a Del Webb Resident household full rights to all CDD services, amenities, events and activities. These rights expire on December 31, 2021.	Del Webb Residents	\$600/Household	Expires 12/31/21
ANNUAL NON-RESIDENT USER FEE Payment of the Annual Non-Resident User Fee provides access to all CDD events and activities by a Non-Resident.	Non-Residents	\$3,800/Year	12 Consecutive Months
RETURNED CHECK FEE (NSF)	N/A	\$25	N/A

Specific legal authority for the rule includes Sections 190.035(2), 190.011(5), 190.012, 120.54, 120.69 and 120.81, *Florida Statutes* (2020).

Any person who wishes to provide the District with a proposal for a lower cost regulatory alternative as provided by Section 120.541(1), *Florida Statutes*, must do so in writing within twenty-one (21) days after publication of this notice.

This public hearing may be continued to a date, time, and place to be specified on the record at the hearing. If anyone chooses to appeal any decision of the Board with respect to any matter considered at a public hearing held in response to a request for such a public hearing, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which such appeal is to be based.

One or more Supervisors may participate in the public hearing by telephone. At the above location, if a public hearing is requested, there will be present a speaker telephone so that any interested party can attend the public hearing at the above location and be fully informed of the discussions taking place either in person or by speaker telephone device.

A copy of the proposed Amenity Rates may be obtained by contacting the District Manager at 475 West Town Place, Suite 114, St. Augustine, Florida 32092 or by calling (904) 940-5850.

Jim Perry
District Manager

Dec. 29

00 (20-07703D)

MINUTES

MINUTES OF MEETING
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors meeting of the Cypress Bluff Community Development District was held Tuesday, November 17, 2020 at 1:30 p.m. at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida 32256.

Present and constituting a quorum were:

Richard Ray	Chairman
John Holmes	Vice Chairman
Chris Price	Supervisor
Steven Grossman	Supervisor
John Hewins	Supervisor

Also present were:

Jim Perry	District Manager
Katie Buchanan	District Counsel (by phone)
Bradley Weeber	District Engineer (by phone)
Mikey White	PARC Group
Joe Muhl	PARC Group
David Ray	GMS

The following is a summary of the discussions and actions taken at the November 17, 2020 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Roll Call

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

SECOND ORDER OF BUSINESS

Public Comment

There being no members of the public present, the next item followed.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Consideration of Resolution 2021-01, Canvassing and Certifying the Results of the Landowners Election

Mr. Perry stated there were 193 votes for Mr. Grossman, 194 votes for Mr. Holmes and 194 for Mr. Price. Mr. Holmes and Mr. Price will have four-year terms and Mr. Grossman will have a two-year term.

On MOTION by Mr. Holmes seconded by Mr. Hewins with all in favor Resolution 2021-01, canvassing and certifying the results of the landowner's election was approved.

B. Oath of Office for Newly Elected Supervisors

Mr. Perry being a notary public of the State of Florida administered an oath of office to Mr. Holmes, Mr. Price and Mr. Grossman.

C. Consideration of Resolution 2021-02, Designating Officers

Mr. Perry stated currently the Chairman is Mr. Richard Ray, Mr. Holmes is Vice Chair, I am Secretary and Assistant Treasurer, Mr. Torres of my office is an Assistant Secretary, Mr. Oliver of my office is the Treasurer and then we have Mr. Grossman, Mr. Hewins and Mr. Price as Assistant Secretaries.

On MOTION by Mr. Richard Ray seconded by Mr. Grossman with all in favor Resolution 2021-02, designating the same slate of officers was approved.

FOURTH ORDER OF BUSINESS Minutes

A. Approval of Minutes of the October 27, 2020 Meeting

There were no comments on the minutes.

On MOTION by Mr. Holmes seconded by Mr. Price with all in favor the minutes of the October 27, 2020 meeting were approved as presented.

B. Acceptance of the Minutes of the November 3, 2020 Landowner's Election

There were no comments on the minutes.

On MOTION by Mr. Richard Ray seconded by Mr. Grossman with all in favor the minutes of the November 3, 2020 landowner's election were accepted.

FIFTH ORDER OF BUSINESS**Consideration of Agreement for Property Management and Maintenance Services**

Mr. Perry stated exhibit A to the agreement includes the scope of services related to the agreement and it also provides for a number of hours. The agreement itself provides the annual fees for year one and there are two one-year renewals that are available under this agreement.

Ms. Buchanan stated there are a couple of things we're going to add based on our ongoing conversations with Vesta, such as provisions for employee uniforms, potential reimbursements related to mileage, and we would expect that Vesta would have access to a District credit card for small purchases to allow for them to plan events for the District. There are a couple of other things that are general in nature.

On MOTION by Mr. Richard Ray seconded by Mr. Grossman with all in favor the agreement for property management and maintenance services was approved in substantial form.

SIXTH ORDER OF BUSINESS**Ratification of Landscape Maintenance Agreements****A. Agreement with Sun State Nursery & Landscaping for Phase 1****B. Agreement with Sun State Nursery & Landscaping for Phase 2**

Mr. Perry stated the first agreement is for phase one of E-Town Parkway and totals \$72,324 annually. The second agreement is for phase two of E-Town Parkway and totals \$147,924 annually.

Ms. Buchanan stated the vendor has been performing and we've been paying. Mikey and I just realized the work they were doing didn't match the print on paper so we're just trying to true-up what is actually happening with ratifying these updated forms of agreements and we would expect to evaluate our landscape maintenance services as a whole next summer and potentially put them out to bid to make sure our pricing is good for the entire project instead of having them broken up like this.

On MOTION by Mr. Richard Ray seconded by Mr. Hewins with all in favor the landscape maintenance agreements with Sun State Nursery & Landscaping for phases one and two were ratified.

EIGHTH ORDER OF BUSINESS**Staff Reports****A. District Counsel**

Mr. Buchanan informed the Board her firm is continuing to work with Pulte to get their requisitions and acquisitions processed.

B. District Engineer - Requisition Summary

A copy of requisition 28 totaling \$588,856.12 was included in the agenda package.

On MOTION by Mr. Richard Ray seconded by Mr. Holmes with all in favor requisition 28 was approved.

C. District Manager

Mr. Perry stated we have internally been working on the concept of providing membership the facilities here for communities that do not qualify at this point in time. The structure of it would be called the Recharge Club and that would provide for residents of Del Webb at a cost of approximately \$150 a year to have access to special events onsite. They would not have access to the pool area and so forth but would have access to the dog park. We're also looking at the apartments and/or residents outside of the apartments at a cost of \$250 per year to have that same type of access. If that works, we can set a public hearing.

Mr. Richard Ray stated I think this works.

Mr. White stated I just need to talk through at another time how you enforce that because there's an access control issue. Right now, we have 200 residents and the facility is going to be built appropriately sized and Del Webb does not have their club house. You could also offer the full access for a Del Webb person if they wanted it for maybe a year as the number of residents is growing.

Mr. Richard Ray stated the Del Webb facility is not going to be done for another year, do we consider a one-year membership to the facilities? It wouldn't be \$3,800 because that's a non-resident rate.

Mr. Perry stated it would be approximately \$600 because that is the differential on the O&M and the debt service for a fully loaded membership.

Mr. Richard Ray I think it's a good idea. You have to make it very clear that this one-year membership is intended to bridge the gap until their amenity opens.

Mr. Perry stated we would be looking at holding the public hearing on January 26th.

On MOTION by Mr. Richard Ray seconded by Mr. Hewins with all in setting a public hearing for January 26, 2021 for the purpose of establishing rates for the Recharge Club as follows was approved: \$150 per year which offers Del Webbs residents use of the dog park and access to social events or a \$600 per year membership which would expire once the Del Webb community's facilities are built. Also, the apartments and general public would be offered use of the dog park and access to social events at a cost of \$250 per year.

EIGHTH ORDER OF BUSINESS

Financial Reports

A. Balance Sheet and Income Statement

B. Check Register

Mr. Perry gave an overview of the financial reports and check register, copies of which were included in the agenda package.

On MOTION by Mr. Richard Ray seconded by Mr. Hewins with all in favor the check register totaling \$42,810.85 was approved.

NINTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

TENTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

There being none, the next item followed.

ELEVENTH ORDER OF BUSINESS

Next Scheduled Meeting – December 15, 2020 at 1:30 p.m. at the eTown Welcome Center

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Richard Ray seconded by Mr. Holmes with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

FIFTH ORDER OF BUSINESS

RESOLUTION 2021-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT ADOPTING AMENITY RATES; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Cypress Bluff Community Development District (“District”) is a local unit of special purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated in the City of Jacksonville, Florida; and

WHEREAS, Chapters 120 and 190, *Florida Statutes*, authorize the District to adopt rules, rates, charges and fees to govern the administration of the District and defray costs of operation and to adopt resolutions as may be necessary for the conduct of District business; and

WHEREAS, the Board of Supervisors (“Board”) finds that it is in the best interests of the District to adopt by resolution certain amenity rates (“Amenity Rates”), attached hereto as **Exhibit A** for immediate use and application; and

WHEREAS, the Board finds that the imposition of fees for utilization of the amenity facilities and related services is necessary in order to provide for the expenses associated with the operation and maintenance of the recreation facilities and is in the best interests of the District; and

WHEREAS, the Board finds that the fee structure outlined in **Exhibit A** is just and equitable having been based upon (i) the amount of service furnished; and, (ii) other factors affecting the use of the facilities furnished; and

WHEREAS, the Board has complied with applicable Florida law concerning rule development and adoption.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The attached Amenity Rates are hereby adopted pursuant to this resolution as necessary for the conduct of District business. These Amenity Rates shall stay in full force and effect until such time as they are otherwise amended by the Board.

SECTION 2. The fees in **Exhibit A** are just and equitable and have been based upon (i) the amount of service furnished; and (ii) other factors affecting the use of the facilities furnished.

SECTION 3. Fees for use of the District’s recreation facilities and services are adopted in accordance with **Exhibit A** for the purpose of providing revenues to maintain the operation and maintenance of the facilities, and are hereby ratified, approved and confirmed.

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

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

PASSED AND ADOPTED this 26th day of January, 2021.

ATTEST:

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

Print Name: _____
Secretary/Assistant Secretary

Chairperson

Exhibit A: Amenity Rates

Exhibit A:
Amenity Rates

	AVAILABLE TO:	FEE:	TERM:
RECHARGE CLUB FEE			
<p>Payment of the Recharge Club Fee provides access to CDD events and activities at the Rooftop and other CDD facilities excluding the pool area. It also provides access to the CDD dog park. However, it specifically <u>excludes access to the CDD pool, fitness club, or playground</u> at any time. The purpose of the Recharge Club is to allow residents that do not pay CDD assessments for amenities ("Del Webb Residents") and Non-Residents the ability to enjoy CDD events and activities at a reasonable price. These rights expire on December 31, 2021.</p>	Residents (Excluding Del Webb Residents)	No additional charge.	N/A
	Del Webb Residents	\$250/Household	Expires 12/31/21.
	Non-Residents	\$150/Household	Expires 12/31/21.
INITIAL DEL WEBB RESIDENT USER FEE			
<p>Del Webb Residents are part of the Cypress Bluff CDD and pay assessments to the Cypress Bluff CDD for infrastructure. However, Del Webb residents do not contribute to the debt and operations expenses of the amenities as the Del Webb community will have their own recreation amenities. As the Del Webb amenities are not immediately operational; Del Webb Residents may pay the Initial Del Webb Resident User Fee, which provides a Del Webb Resident household full rights to all CDD services, amenities, events and activities. These rights expire on December 31, 2021.</p>	Del Webb Residents	\$600/Household	Expires 12/31/21
ANNUAL NON-RESIDENT USER FEE	Non-Residents	\$3,800/Year	12 Consecutive Months
<p>Payment of the Annual Non-Resident User Fee provides access to all CDD events and activities by a Non-Resident.</p>			
RETURNED CHECK FEE (NSF)	N/A	\$25	N/A

SIXTH ORDER OF BUSINESS

Contract Addition for Cypress Bluff CDD

Pool Chemicals

1. Vesta Property Services will handle the delivery and distribution of pool chemicals for the ReCHARGE pool.
2. Vesta Property Services will contact the supplier and schedule delivery accordingly.

The annual cost for this service will be \$12,000 or \$1,000/monthly.

IN WITNESS WHEREOF, the parties execute this Agreement on the day and year shown below.

CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT:

SIGNATURE

DATE

PRINT NAME AND TITLE

VESTA PROPERTY SERVICES, INC:

SIGNATURE

DATE

PRINT NAME AND TITLE

SEVENTH ORDER OF BUSINESS

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2020A (DEL WEBB PROJECT)**

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the *Master Trust Indenture* between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain *Third Supplemental Trust Indenture* dated as of September 1, 2020 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: #4
- (B) Name of Payee: *Pulte Home Company, LLC*
- (C) Amount Payable: **\$962,412.00**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): *Acquisition of Utility Improvements*

Date	Description of Improvements / Work Product	Amount
November 2020	Monterey Pines Phase 2 Utility Improvements	\$962,412.00
NET TOTAL TO PAY:		\$962,412.00

- (E) Amount, if any, that is to be used for a Deferred Cost:
- (F) Fund or Account from which disbursement to be made: *2020A Acquisition and Construction Account*

The undersigned hereby certifies that:


1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Responsible Officer

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

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

[SIGNATURE ON FOLLOWING PAGE]

Consulting Engineer

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: [SIGNATURE ON PRIOR PAGE]

Responsible Officer

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

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



Consulting Engineer



Cypress Bluff Community Development District
c/o Governmental Management Company, LLC
475 West Town Place, Suite 114
St. Augustine, Florida 32092

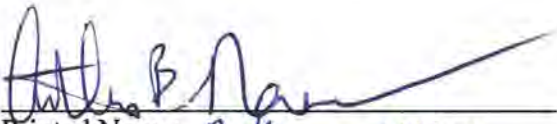
RE: Cypress Bluff Community Development District
Acquisition of Monterey Pines Phase 2 Utility Improvements

Dear District Manager,

Pursuant to the *Agreement by and between the Cypress Bluff Community Development District and Pulte Home Company, LLC, Regarding the Acquisition of Certain Work Product, Infrastructure and Real Property*, dated June 7, 2019, as amended by the *First Amendment to Agreement by and between the Cypress Bluff Community Development District and Pulte Home Company, LLC, Regarding the Acquisition of Certain Work Product, Infrastructure and Real Property*, dated September 11, 2020 (together, "**Acquisition Agreement**") and the *Improvement Plan*, dated July 30, 2018, as supplemented by that *Cypress Bluff Community Development District Supplemental Engineer's Report for the Series 2020 Capital Improvements*, dated January 2019, as revised July 22, 2020 (together, "**Engineer's Report**") you are hereby notified that Pulte Home Company, LLC ("**Pulte**") has completed and wishes to sell to the District certain utility improvements ("**Improvements**") as further detailed in **Exhibit A** attached hereto. Pulte wishes to convey the Improvements, which were included in the Engineer's Report, to the District in exchange for the payment of **\$962,412.00**, and representing the actual cost of creating and/or constructing the Improvements. Pulte acknowledges that funds for payment may not be available until the District undertakes a future bond issuance or similar financing.

Sincerely,

PULTE HOME COMPANY, LLC


Printed Name: Anthony Nelson
Title: VP of Finance

cc: Katie S. Buchanan, District Counsel
Bradley Weeber, P.E., District Engineer



Exhibit A

Description of Monterey Pines Phase 2 Utility Improvements

Includes all potable water mains, water services between mains and water meters, meters and fire hydrants located within Phase 2. Includes all reclaimed water mains, reclaimed water services between mains and water meters and meters within Phase 2. Includes all gravity sewer mains, manholes and sewer services between mains and rights-of-way within Phase 2.

Contract Information	Total Contract Cost	Amount Paid To Date	Amount Due	Retainage Due	CDD Eligible Cost
Work Order Agreement Vallencourt Construction Company Phase 2 Utilities	\$962,412.00	\$831,472.20	\$38,554.00	\$92,385.80	\$962,412.00
TOTAL					\$962,412.00

****PURSUANT TO THE ATTACHED PROOF OF PAYMENT, THE AMOUNT DUE AND RETAINAGE DUE AMOUNTS IDENTIFIED ABOVE HAVE BEEN PAID BY DEVELOPER DIRECTLY TO THE CONTRACTOR. THEREFORE, THE COMPLETE TOTAL CONTRACT COSTS IS ELIGIBLE FOR REQUISITION.**

AFFIDAVIT REGARDING COSTS PAID
(MONTEREY PINES PHASE 2 UTILITY IMPROVEMENTS)

STATE OF Florida
COUNTY OF ST JOHN

I, Anthony Nelson, of **Pulte Home Company, LLC**, a Michigan limited liability company ("**Pulte**"), being first duly sworn, do hereby state for my affidavit as follows:

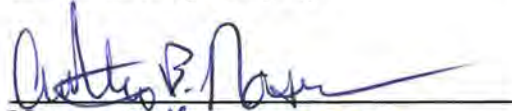
1. I have personal knowledge of the matters set forth in this affidavit.
2. My name is Anthony Nelson and I have authority to make this affidavit on behalf of Pulte as shown below.
3. Pulte is the developer of certain lands within the Cypress Bluff Community Development District, a special purpose unit of local government established pursuant to Chapter 190, *Florida Statutes* ("**District**").
4. The District's *Improvement Plan*, dated July 30, 2018, as supplemented by that *Cypress Bluff Community Development District Supplemental Engineer's Report for the Series 2020 Capital Improvements*, dated January 2019, as revised July 22, 2020 (together, "**Engineer's Report**") describes certain public infrastructure improvements and/or work product that the District intends to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, or maintain pursuant to Chapter 190, *Florida Statutes*.
5. Pulte has expended funds to develop and/or acquire certain of the public infrastructure improvements and/or work product described in the Engineer's Report and more specifically described in **Exhibit A**. The attached **Exhibit A** accurately identifies certain of those improvements and/or work product that have been completed to date and states the amounts that Pulte has spent on those improvements and/or work product.
6. In making this affidavit, I understand that the District intends to rely on this affidavit for purposes of acquiring the infrastructure improvements and/or work product identified in **Exhibit A**.

[CONTINUED ON NEXT PAGE]

Under penalties of perjury, I declare that I have read the foregoing Affidavit Regarding Costs Paid and the facts alleged are true and correct to the best of my knowledge and belief.

Executed this 17 day of November, 2020.

Pulte Home Company, LLC, a Michigan limited liability company



Name: Anthony Watson

Title: VP of Finance

STATE OF FLORIDA

COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 17 day of November, 2020, by Anthony Watson, as VP of Finance, of Pulte Home Company, LLC, on its behalf. He ☒ is personally known to me or ☐ produced _____ as identification.




Notary Public Signature

Barbara Knippschild
(Name typed, printed or stamped)

Notary Public, State of FL

Commission No. GG 913851

My Commission Expires: 9/17/2023

Exhibit A – Description of Monterey Pines Phase 2 Utility Improvements

Exhibit A

Description of Monterey Pines Phase 2 Utility Improvements

Includes all potable water mains, water services between mains and water meters, meters and fire hydrants located within Phase 2. Includes all reclaimed water mains, reclaimed water services between mains and water meters and meters within Phase 2. Includes all gravity sewer mains, manholes and sewer services between mains and rights-of-way within Phase 2.

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TOTAL					\$962,412.00

****PURSUANT TO THE ATTACHED PROOF OF PAYMENT, THE AMOUNT DUE AND RETAINAGE DUE AMOUNTS IDENTIFIED ABOVE HAVE BEEN PAID BY DEVELOPER DIRECTLY TO THE CONTRACTOR. THEREFORE, THE COMPLETE TOTAL CONTRACT COSTS IS ELIGIBLE FOR REQUISITION.**

**ACKNOWLEDGMENT AND RELEASE
(MONTEREY PINES PHASE 2 UTILITY IMPROVEMENTS)**

THIS ACKNOWLEDGMENT AND RELEASE ("Release") is made the 15th day of November, 2020, by **Vallencourt Construction Co., Inc.**, having offices located at 1701 Blanding Boulevard, Middleburg, Florida 32068 ("**Contractor**"), in favor of the **Cypress Bluff Community Development District** ("**District**"), which is a local unit of special-purpose government situated in the City of Jacksonville, Duval County, Florida, and having offices located at 475 West Town Place, Suite 114, St. Augustine, Florida 32092 and **Pulte Home Company, LLC**, with offices located 124 Del Webb Parkway, Ponte Vedra, FL 32081 as a Third Party Beneficiary ("**Developer**").

RECITALS

WHEREAS, pursuant to that certain *Work Order Agreement [Phase 2 Earth Work, Road & Utility]* dated June 7, 2017 ("**Contract**"), between Contractor and Developer, Contractor has constructed for Developer certain utilities improvements, as described in **Exhibit A** ("**Improvements**"); and

WHEREAS, Developer may in the future convey the Improvements to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVEMENTS. Contractor acknowledges that the District is acquiring or has acquired from Developer the Improvements constructed by Contractor in connection with the Contract, and accordingly, the District now has the unrestricted right to rely upon the terms of the Contract related to the Improvements for the same. However, the District's acquisition of the Improvements and receipt of rights under the Contract, hereunder or otherwise, does not extinguish or limit the rights and remedies of the Developer under the Contract and is without prejudice thereto. Contractor hereby consents to the assignment, transfer and conveyance (if and as applicable) of the Improvements and the Contract in whole or in part (and any rights thereunder) as more particularly described herein. In the event any assignment of the Contract or rights thereunder is accomplished hereby or otherwise made in connection with the Improvements, Contractor recognizes that the same shall be partially limited to the Contract as it pertains to the Improvements and that the Contract shall otherwise remain in full force and effect as it pertains to any work or improvements not constituting the Improvements.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contract, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.


SECTION 5. CERTIFICATE OF PAYMENT. Except as set forth herein, Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies (to and for the benefit of the District and the Developer) that, except as set forth herein, no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. Except as set forth herein, this document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. THIRD PARTY BENEFICIARY. The Third Party Beneficiary shall have the right to rely on the acknowledgments and representations of the Contractor contained herein. The Third Party Beneficiary shall also have the same right of indemnification provided to the District by Section 4 herein.

[CONTINUED ON NEXT PAGE]

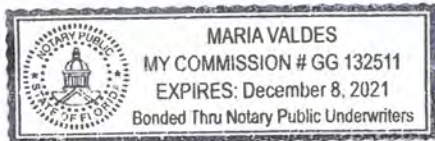
SECTION 7. EFFECTIVE DATE. This Release shall take effect upon execution.

VALLENCOURT CONSTRUCTION
CO., INC.


By: Michael A. Valencourt II
Its: Vice President

STATE OF FLORIDA
COUNTY OF Clay

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 13th day of November, 2020, by Michael A. Valencourt II, as Vice President of Valencourt Construction Co. Inc. on its behalf. He [☒] is personally known to me or [☐] produced — as identification.





Notary Public Signature
MARIA VALDES
(Name typed, printed or stamped)
Notary Public, State of Florida
Commission No. GG132511
My Commission Expires: 12.8.21

Exhibit A

Description of Monterey Pines Phase 2 Utility Improvements

Includes all potable water mains, water services between mains and water meters, meters and fire hydrants located within Phase 2. Includes all reclaimed water mains, reclaimed water services between mains and water meters and meters within Phase 2. Includes all gravity sewer mains, manholes and sewer services between mains and rights-of-way within Phase 2.

Contract Information	Total Contract Cost	Amount Paid To Date	Amount Due	Retainage Due	CDD Eligible Cost
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TOTAL					\$962,412.00

****PURSUANT TO THE ATTACHED PROOF OF PAYMENT, THE AMOUNT DUE AND RETAINAGE DUE AMOUNTS IDENTIFIED ABOVE HAVE BEEN PAID BY DEVELOPER DIRECTLY TO THE CONTRACTOR. THEREFORE, THE COMPLETE TOTAL CONTRACT COSTS IS ELIGIBLE FOR REQUISITION.**

**DISTRICT ENGINEER'S CERTIFICATE
(MONTEREY PINES PHASE 2 UTILITY IMPROVEMENTS)**

_____, 2020

Board of Supervisors
Cypress Bluff Community Development District

Re: Acquisition of Monterey Pines Phase 2 Utility Improvements

Ladies and Gentlemen:

The undersigned is a representative of England-Thims & Miller, Inc. ("**District Engineer**"), as District Engineer for the Cypress Bluff Community Development District ("**District**") and does hereby make the following certifications in connection with the District's acquisition from Pulte Home Company, LLC, a Michigan limited liability company ("**Developer**") of certain utilities improvements ("**Improvements**"), as further described in **Exhibit A** attached hereto, all as more fully described in that certain bill of sale ("**Bill of Sale**") dated as of or about the same date as this certificate. The undersigned, an authorized representative of the District Engineer, hereby certifies that:

1. I have reviewed observable portions of the Improvements. I have further reviewed certain documentation relating to the same, including but not limited to, the Bill of Sale, agreements, invoices, plans, as-builts, and other documents.
2. The Improvements are within the scope of the District's capital improvement plan as set forth in the District's *Improvement Plan*, dated July 30, 2018, as supplemented by that *Cypress Bluff Community Development District Supplemental Engineer's Report for the Series 2020 Capital Improvements*, dated January 2019, as revised July 22, 2020 (together, "**Engineer's Report**"), and specially benefit property within the District as further described in the Engineer's Report.
3. The Improvements were installed in accordance with their specifications, and, subject to the design specifications, are capable of performing the functions for which they were intended.
4. The total costs associated with the Improvements are as set forth in the Bill of Sale. Such costs are equal to or less than each of the following: (i) what was actually paid by the Developer to create and/or construct the Improvements, and (ii) the reasonable fair market value of the Improvements.
5. All known plans, permits and specifications necessary for the operation and maintenance of the Improvements are complete and on file with the District, and have been transferred, or are capable of being transferred to the District for

operations and maintenance responsibilities (which transfers the Engineer consents to and ratifies).

6. Engineer further consents to any other partial or complete assignment, conveyance, or transfer of other work product, contracts, interests, rights or remedies associated with the Improvements or other matters contemplated in the Engineer's Report and required by the District in connection with the above referenced capital improvement plan, whether made prior to or after the execution of this Certificate.
7. With this document, I hereby certify that it is appropriate at this time to acquire the Improvements.

FURTHER AFFIANT SAYETH NOT.

Bradley L. Weeber
Bradley Weeber, P.E.
England, Thims & Miller, Inc.
Florida Registration No. 70005
Consulting Engineer



STATE OF FLORIDA
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 17th day of November, 2020, by Bradley Weeber, as District Engineer of Atant Cypress Bluff, on its behalf. He ☒ is personally known to me or ☐ produced _____ as identification.

ALEX JACOBS
Notary Public, State of Florida
My Comm. Expires 02/19/21
Commission No. GG74208

Alex Jacobs
Notary Public Signature
Alex Jacobs
(Name typed, printed or stamped)
Notary Public, State of Florida
Commission No. GG74208
My Commission Expires: 02/19/21

Exhibit A

Description of Monterey Pines Phase 2 Utility Improvements

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**BILL OF SALE AND LIMITED ASSIGNMENT
(MONTEREY PINES PHASE 2 UTILITY IMPROVEMENTS)**

THIS BILL OF SALE AND LIMITED ASSIGNMENT is made to be effective as of November 17, 2020, by **Pulte Home Company, LLC**, a Michigan limited liability company, whose mailing address for purposes hereof is 124 Del Webb Parkway, Ponte Vedra, Florida 32081 ("**Grantor**"), and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, to it paid by the **Cypress Bluff Community Development District**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes* ("**District**" or "**Grantee**") whose address is 475 West Town Place, Suite 114, St. Augustine, Florida 32092.

BACKGROUND STATEMENT

This instrument is intended to convey certain property rights related to certain improvements ("**Improvements**") as further described on the attached **Exhibit A**.

NOW THEREFORE, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Grantor and Grantee, intending to be legally bound, do hereby agree as follows:

1. Grantor hereby transfers, grants, conveys, and assigns to Grantee all right, title and interest of Grantor, if any, in and to the following Improvements and other property interests as described below to have and to hold for Grantee's own use and benefit forever but only to the extent related to the Improvements (and no more) and in each case without prejudice to or limiting the rights and remedies of Grantor thereunder:
 - a. all of the transferable right, title, interest, and benefit of Grantor, if any, in, to and under any and all contracts, guaranties, affidavits (with the exception of lien waivers), warranties, bonds, claims, and other forms of indemnification, given heretofore and with respect to the construction, installation, or composition of the Improvements (and no further); and
 - b. Also, the Grantor agrees to convey or cause to be conveyed when finalized any and all transferable site plans, construction and development drawings, plans and specifications, surveys, engineering and soil reports and studies, and approvals (including but not limited to licenses, permits, zoning approvals, etc.), pertaining or applicable to or in any way connected with the development, construction, and ownership of the improvements described in such subparagraphs, but only to the extent related to the Improvements (and no further).
 - c. All goodwill associated with the foregoing.
2. Grantor hereby covenants that: (i) Grantor is the lawful owner of the Improvements; (ii) the Improvements are free from any liens or encumbrances and the Grantor covenants to timely address any such liens or encumbrances if and when filed; (iii) Grantor has good right to sell the Improvements; and (iv) the Grantor will warrant and defend the sale of the Improvements hereby

made unto the Grantee against the lawful claims and demands of all persons making the same against the Grantee by or through Grantor.

3. All transfers, conveyances, and assignments made hereunder are made on an "as is" basis. The Grantor represents that it has no knowledge of any latent or patent defects in the Improvements. The Grantor hereby assigns, on a non-exclusive basis, to the Grantee any and all rights against any and all firms or entities which may have caused any latent or patent defects in the Improvements, including, but not limited to, any and all warranties and other forms of indemnification with respect to the same (subject to the Developer's reservations of rights as more fully set forth herein). The Grantee is solely responsible for its use of the Property or interests transferred, conveyed or assigned hereunder on or after the date hereof. The District further agrees not to make revisions or modifications to any transferred, assigned or conveyed work product without prior written permission of design professional responsible for the same and that Developer is released from any liability in connection therewith, but only as to such revision or modification.

4. By execution of this document, the Grantor affirmatively represents that it has the contractual right, consent and lawful authority of any and all forms to take this action in this document and in this form. Nothing herein shall be construed as a waiver of Grantee's limitations on liability as provided in Section 768.28, *Florida Statutes*, and other statutes and law.

5. As consideration for the sale of the Improvements, Grantee agrees to pay the sums set forth in the attached **EXHIBIT A** to the extent proceeds are available and eligible and pursuant to that certain *Agreement by and between the Cypress Bluff Community Development District and Pulte Home Company, LLC, Regarding the Acquisition of Certain Work Product, Infrastructure and Real Property*, dated June 7, 2019, as amended by the *First Amendment to Agreement by and between the Cypress Bluff Community Development District and Pulte Home Company, LLC, Regarding the Acquisition of Certain Work Product, Infrastructure and Real Property*, dated September 11, 2020.

6. Grantor agrees, at the direction of the Grantee, to assist with the transfer of any permits or similar approvals necessary for the operation of the Improvements.

WHEREFORE, the foregoing Bill of Sale and Limited Assignment is hereby executed and delivered.

Signed, sealed and delivered by:

WITNESSES

PULTE HOME COMPANY, LLC

By: [Signature]
Name: JUSTIN DUDLEY

[Signature]
Name: Anthony Nason
Title: VP of Finance

By: [Signature]
Name: Zachary Decker

STATE OF FLORIDA

COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 17 day of November, 2020, by Anthony Nason, as VP of Finance of Pulte Homes Company, LLC, on its behalf. He ☒ is personally known to me or ☐ produced _____ as identification.



[Signature]
Notary Public Signature
Barbara Knippschild
(Name typed, printed or stamped)
Notary Public, State of FL
Commission No. GG 913851
My Commission Expires: 9/17/2023

Exhibit A – Description of Monterey Pines Phase 2 Utility Improvements

Exhibit A

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Building Community.

BILL OF SALE
(MONTEREY PINES PHASE 2 UTILITY IMPROVEMENTS)

CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes* ("Seller"), in consideration of the sum of One Dollar and other valuable consideration received from **JEA** ("Buyer"), hereby on this 12 day of November, 2020, sells to the Buyer the personal property described as:

All potable water mains, water services between mains and water meters, meters, fire hydrants; all reclaimed water mains, reclaimed water services between mains and water meters, and meters; and all gravity sewer mains, manholes and sewer services between mains and rights-of-way, all located within Monterey Pines Phase 2, and further identified in **Exhibit A** attached hereto.

AND, warrants that the property is free of all encumbrances, that good title to and right to sell that property is vested in the Seller, and that the Seller will defend the title against the lawful claims of all persons.

IN WITNESS WHEREOF, the Seller has hereunto set its hand and seal, by and through its duly authorized representatives, this 12 day of November, 2020.

WITNESSES:

Signature: Julie Baugus
Print Name: Julie Baugus

Signature: Dawn Bartman
Print Name: Dawn Bartman

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

BY: Richard T. Ray
Chairperson

STATE OF FLORIDA
COUNTY OF Duval

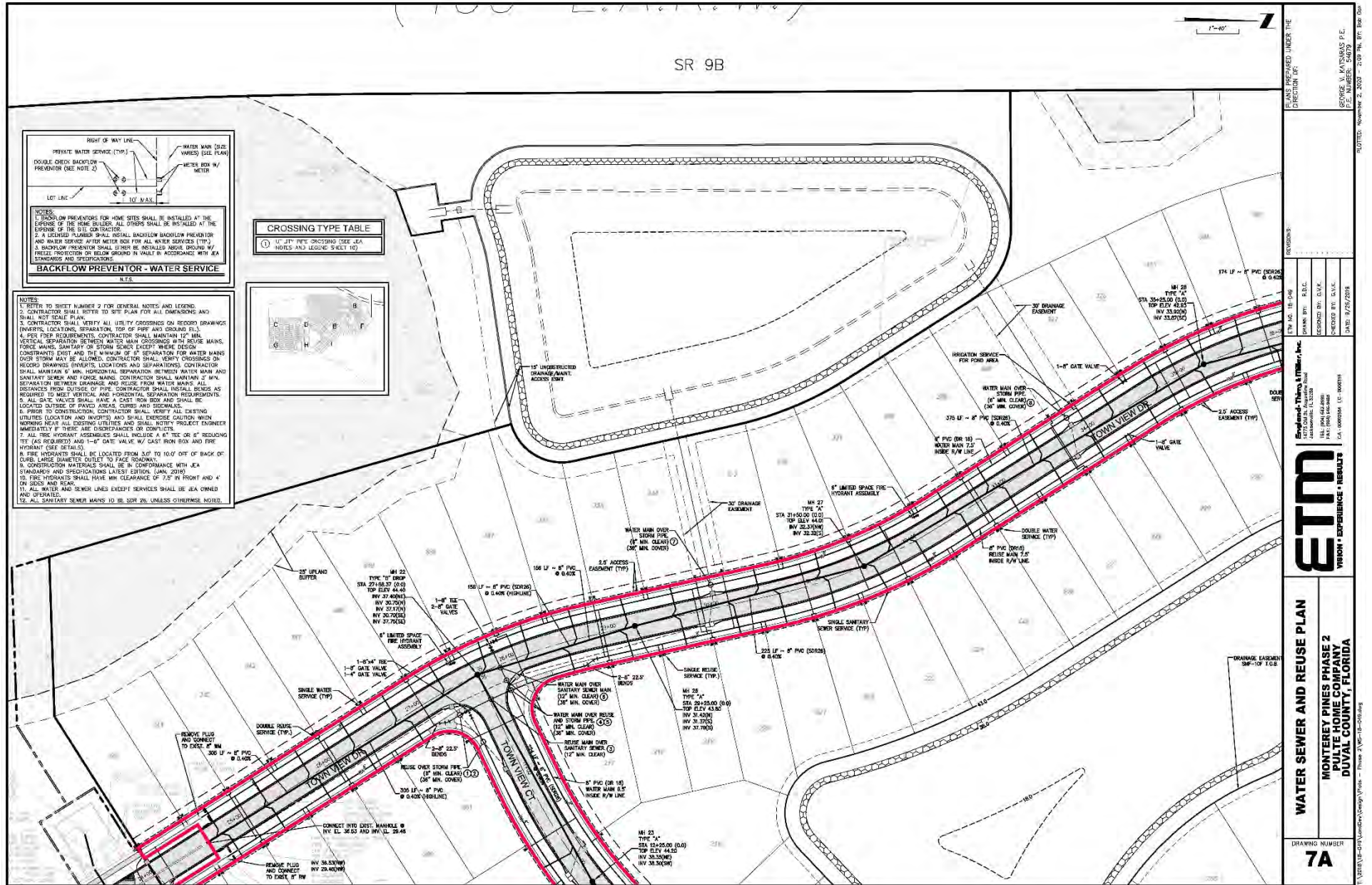
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 12 day of November, 2020, by Richard T. Ray, as Chairman of Cypress Bluff CDD, on its behalf. He ☒ is personally known to me or ☐ produced _____ as identification.



Tina E Miller
Notary Public Signature
Tina E Miller
(Name typed, printed or stamped)
Notary Public, State of _____
Commission No. _____
My Commission Expires: _____

Exhibit A

SR 9B



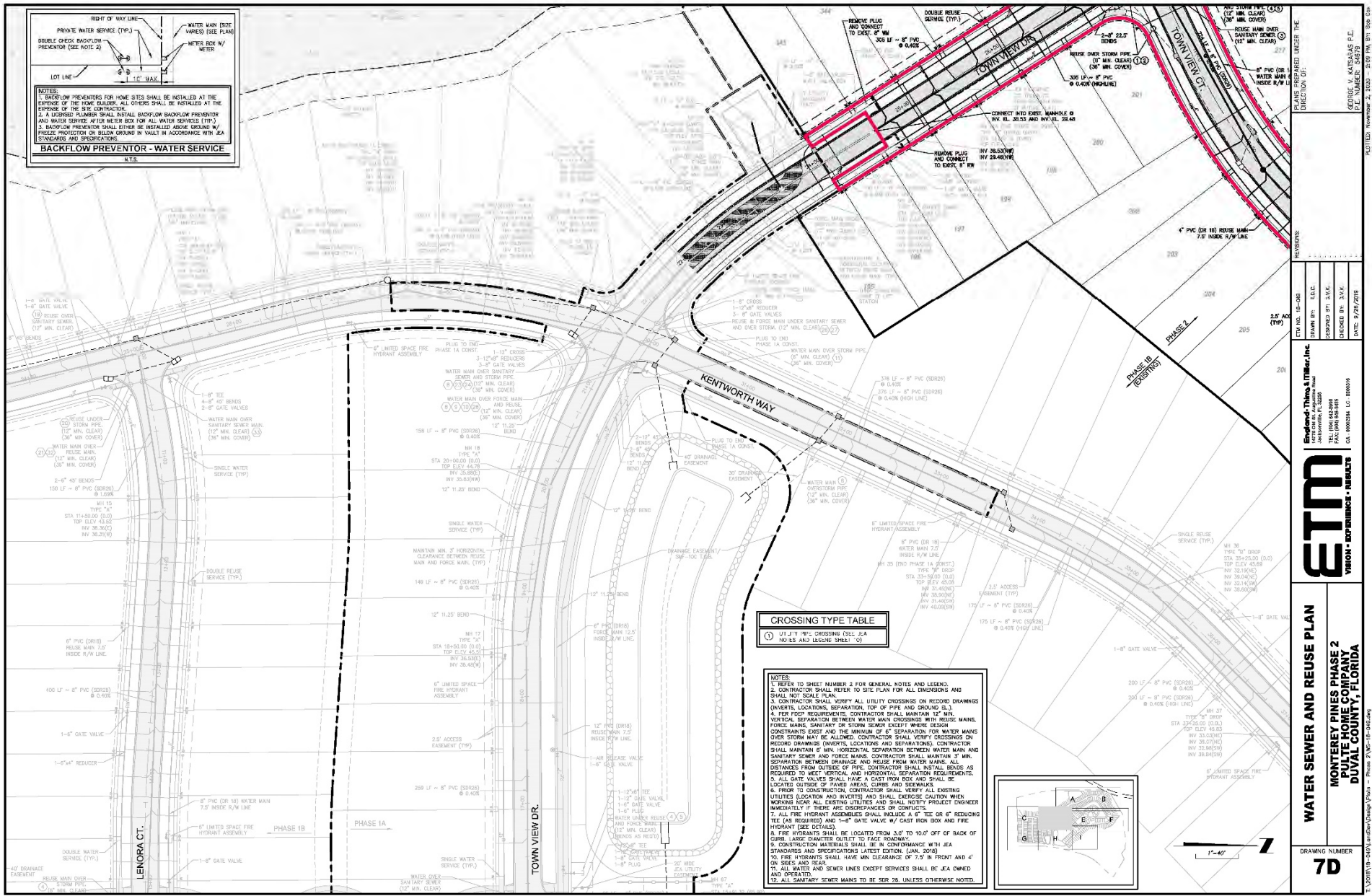
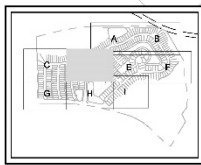
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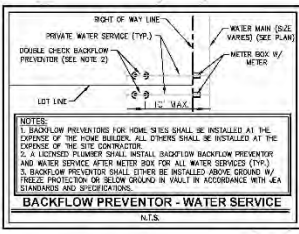
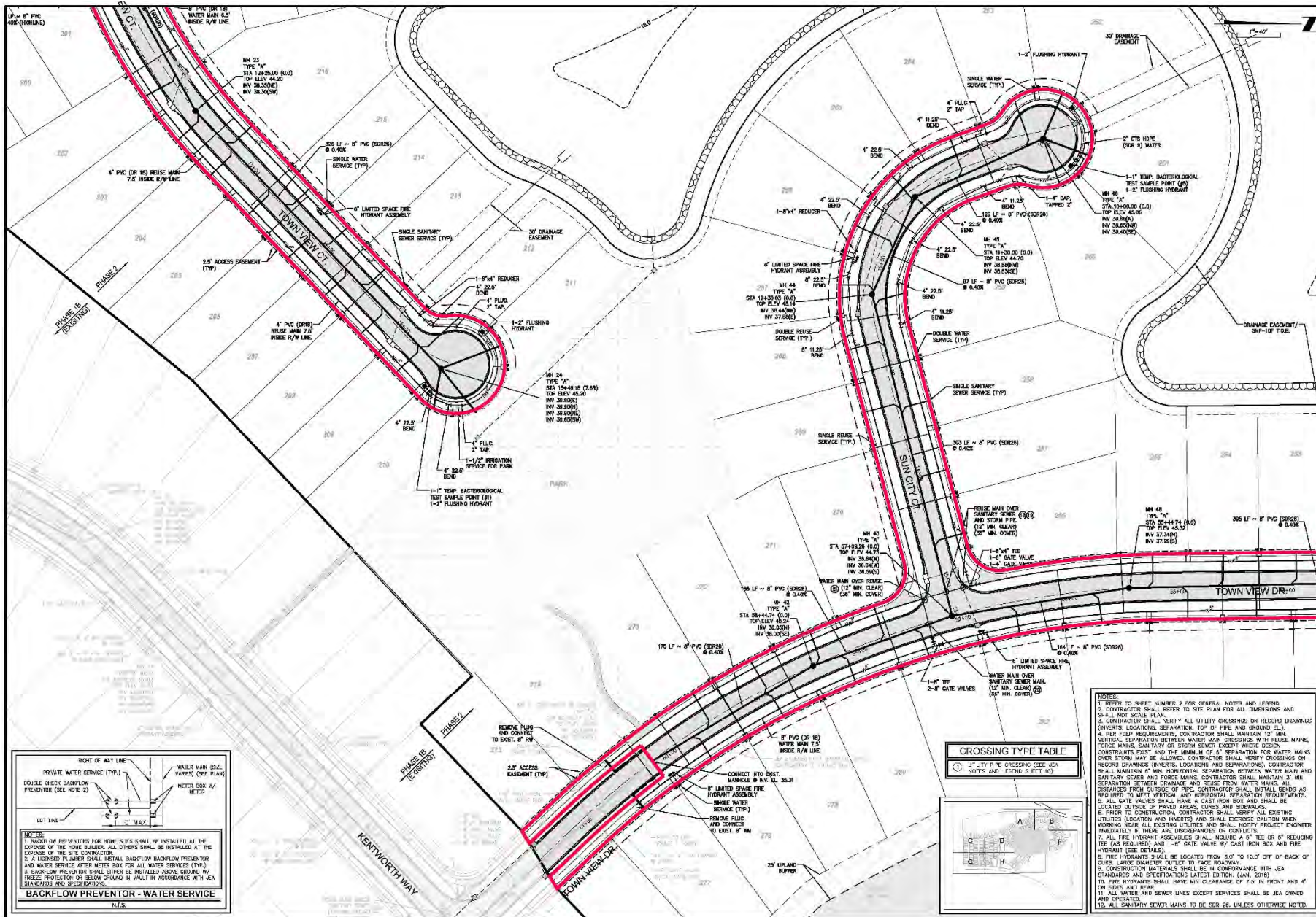


CROSSING TYPE TABLE

PLANS PREPARED UNDER THE
DIRECTION OF:

GEORGE V. KATSARAS P.E.
P.E. NUMBER: 54670

[illegible][illegible]



DESIGNED UNDER THE
DIRECTION OF:

REVISIONS:

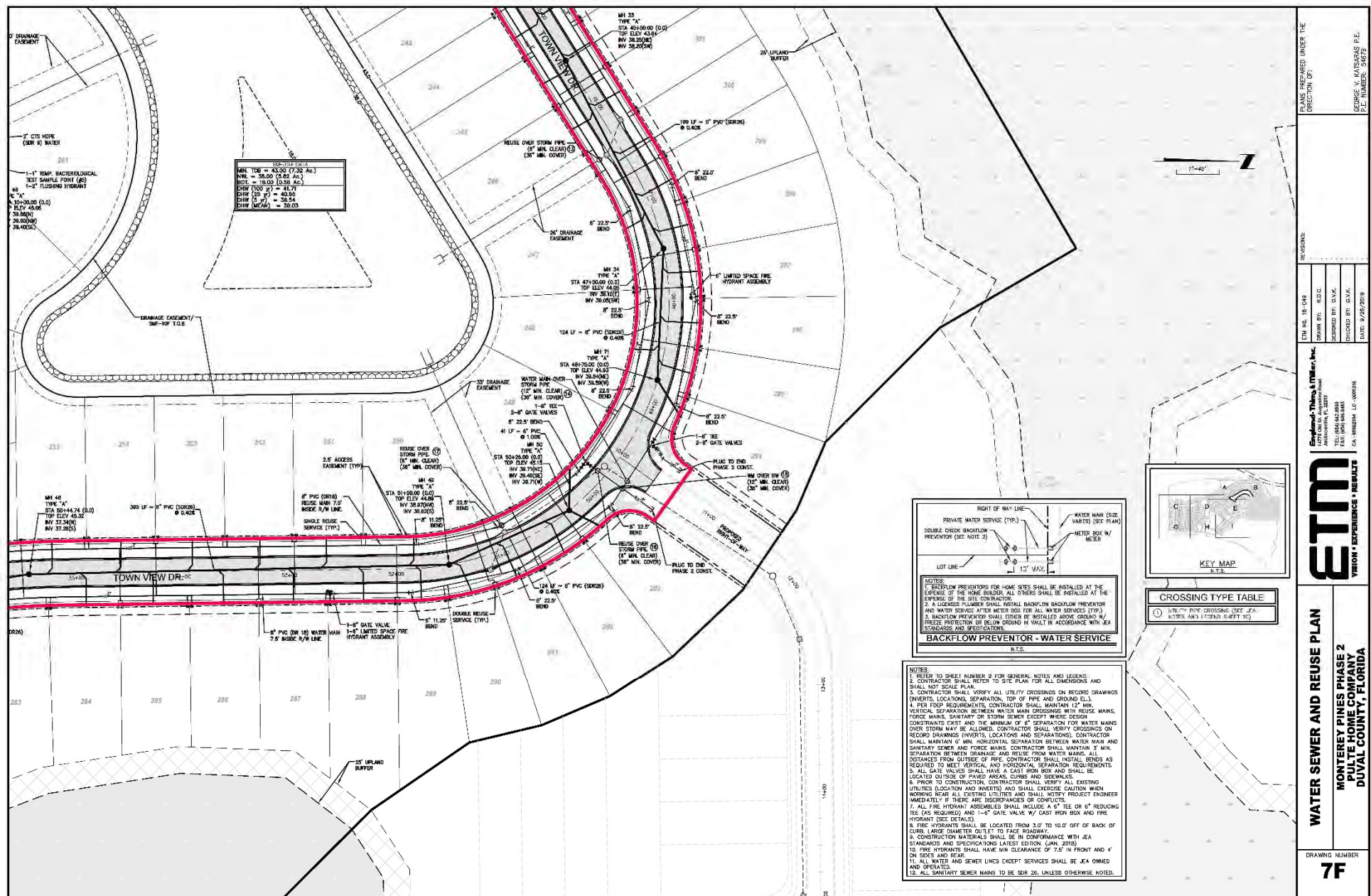
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1/11/15	15-049	REVISED
1/11/15	15-049	REVISED
1/11/15	15-049	REVISED
1/11/15	15-049	REVISED

DESIGNED BY: G.A.K.
CHECKED BY: G.A.K.
DATE: 6/27/2019

PROJECT: WATER SEWER AND REUSE PLAN
MONTEREY PINES PHASE 2
PULTE HOME COMPANY
DUVAL COUNTY, FLORIDA

DRAWING NUMBER
7E

1/20/2019 12:00 PM 12/20/2019 12:00 PM 12/20/2019 12:00 PM 12/20/2019 12:00 PM





Building Community.

CERTIFICATE OF CONSTRUCTION COMPLETION
(MONTEREY PINES PHASE 2 UTILITY IMPROVEMENTS)

OWNER'S AFFIDAVIT

I CERTIFY that the work under the above named project, as further described in Exhibit A attached hereto, has been satisfactorily completed; that all charges or bills for labor or services performed or materials furnished, and other charges against the subcontractors, have been paid in full and in accordance with the terms of the contract; that no liens have attached against the property and improvements of owner; that no notice of intention to claim liens is outstanding that no suits are pending by reason on the project under the contract; that all Worker's Compensation claims have been settled and no public liability claims are pending.

Affidavit is made for the purpose of inducing the JEA to accept said construction for ownership.

IN WITNESS WHEREOF, the undersigned has hereunto set its hand and seal, by and through its duly authorized representatives, this 12 day of November, 2020.

WITNESSES:

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

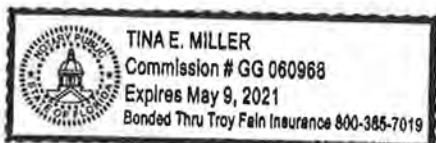
Signature: Julie Baugus
Print Name: Julie Baugus

BY: Richard T. Ray
Chairperson

Signature: Dawn Bartman
Print Name: Dawn Bartman

STATE OF FLORIDA
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 12 day of November, 2020, by Richard T. Ray, as Chairman of Cypress Bluff CDD, on its behalf. He ☒ is personally known to me or ☐ produced _____ as identification.



Tina E Miller
Notary Public Signature
Tina E Miller
(Name typed, printed or stamped)
Notary Public, State of _____
Commission No. _____
My Commission Expires: _____

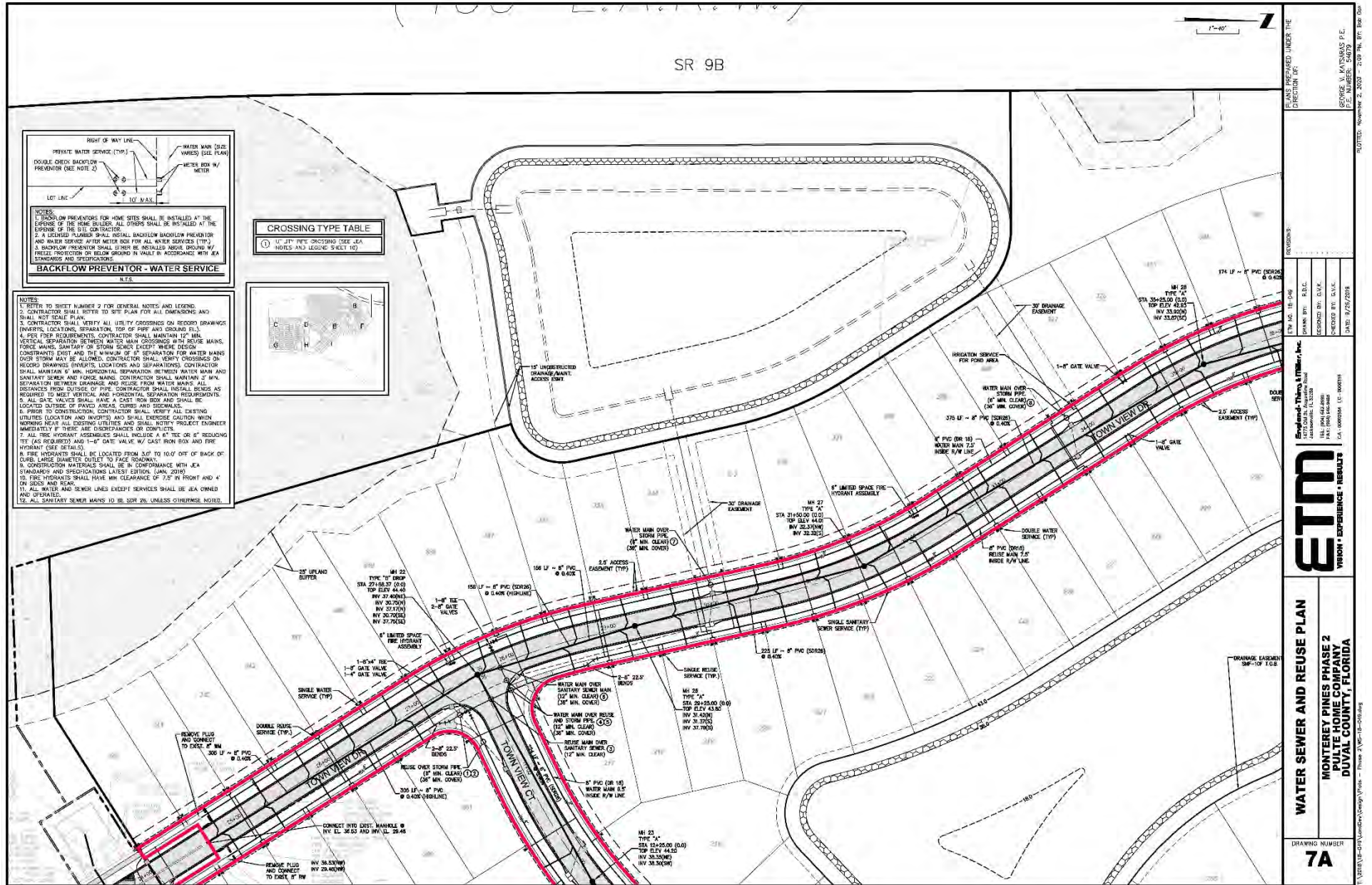
EXHIBIT A

All potable water mains, water services between mains and water meters, meters and fire hydrants; all reclaimed water mains, reclaimed water services between mains and water meters and meters; and all gravity sewer mains, manholes and sewer services between mains and rights-of-way, all located within Monterey Pines Phase 2, and further identified in **Exhibit B** attached hereto.

EXHIBIT B

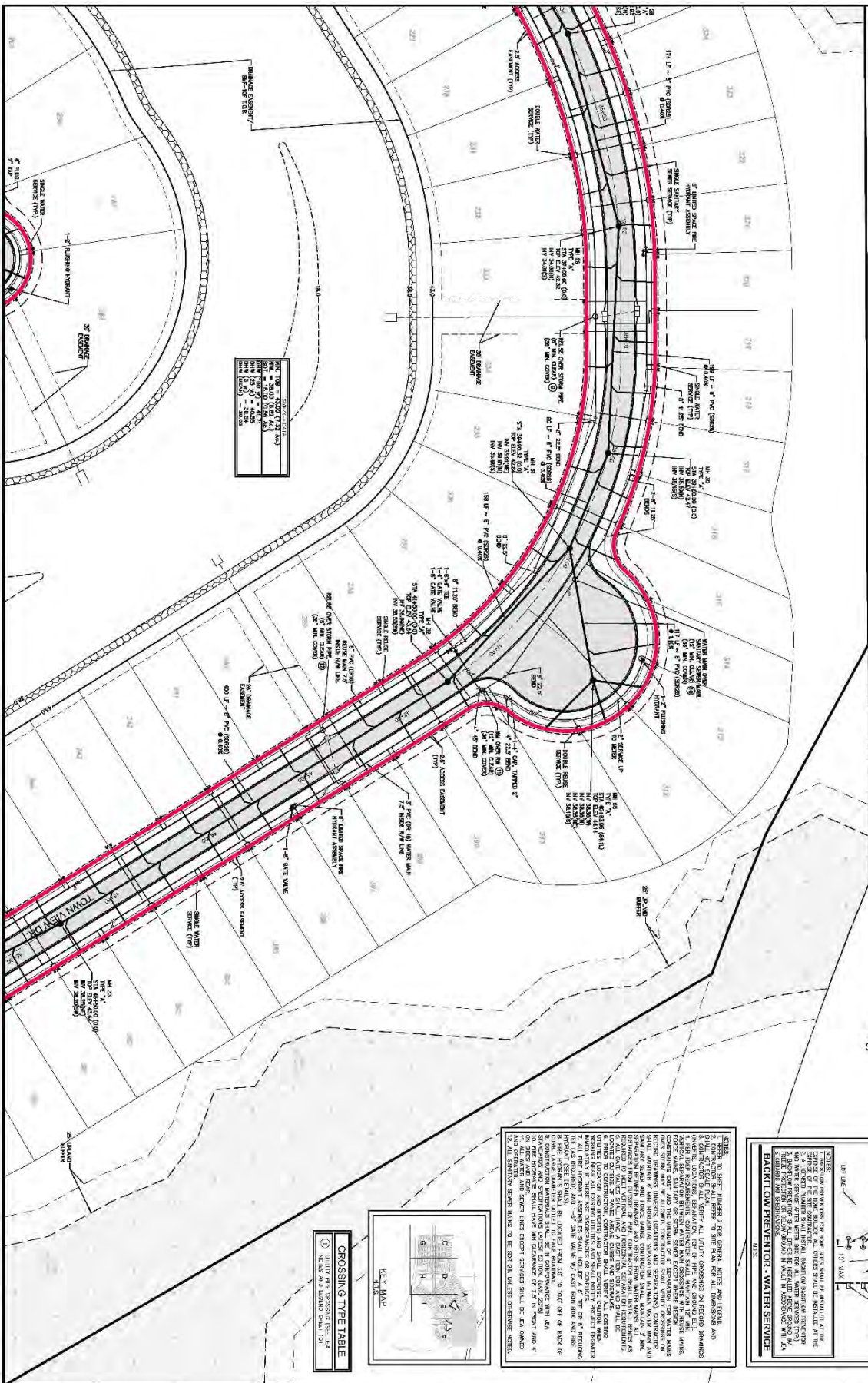
Exhibit B

SR 9B



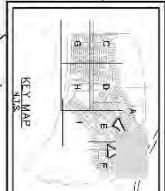
SR 9B

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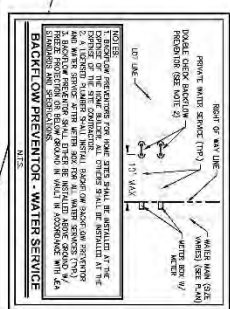


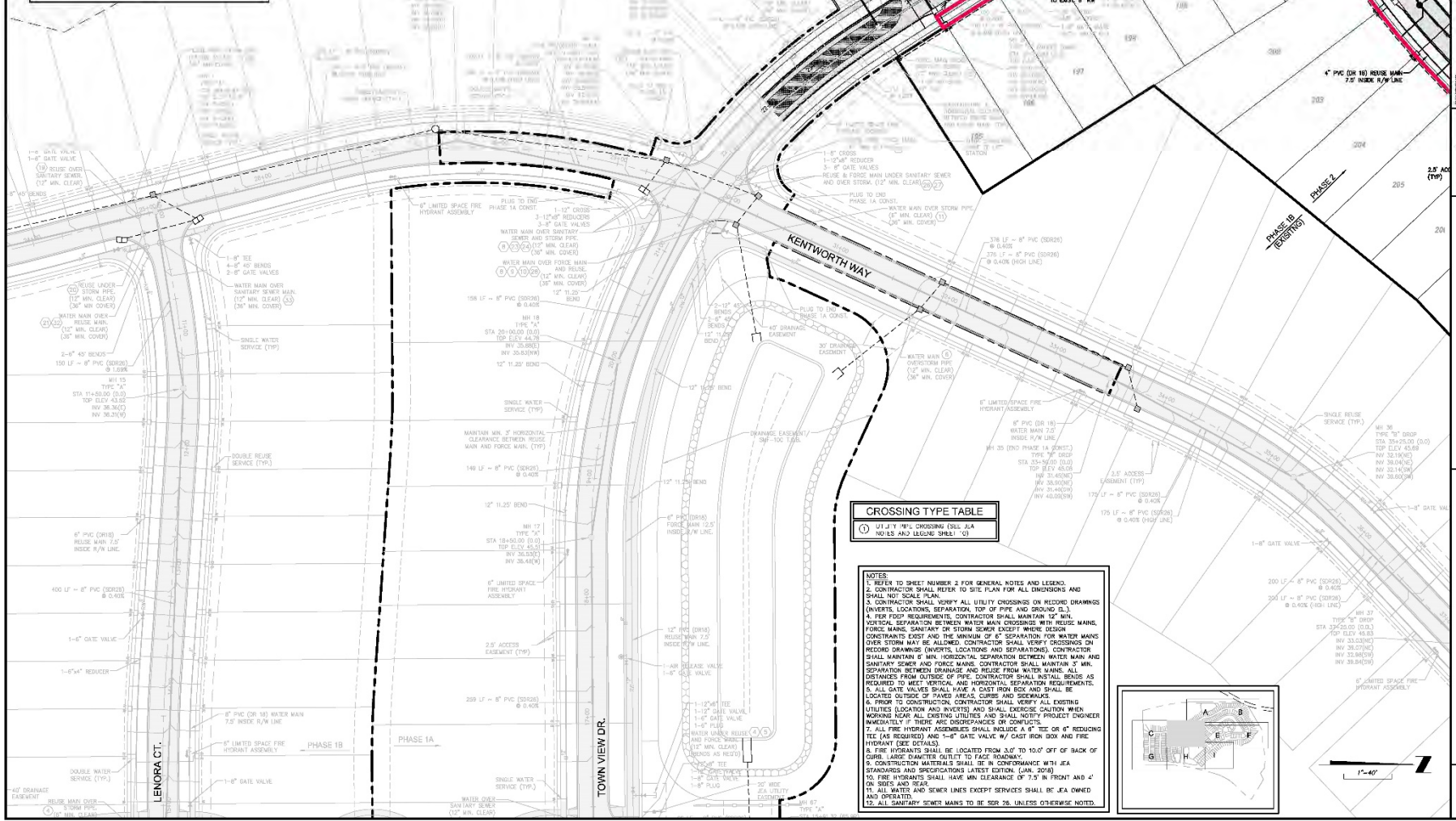
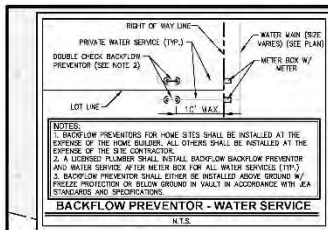
2009-7-25-01A	
MIN. TOB	= 43.00 (7.32 Ac.)
MIN. L	= 39.00 (0.82 Ac.)
SOT	= 16.00 (0.56 Ac.)
DHW	100 y' = 41.71
DHW	225 y' = 40.85
DHW	3 y' = 39.54
DHW	(Miles) = 39.03

CROSSING TYPE TABLE	
1	UTILITY PIPE CROSSING (SEE 1.2.4 NOTES AND LEGEND SHEET 10)



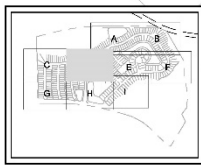
NOTES:
1. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
2. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
3. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
4. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
5. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
6. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
7. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
8. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
9. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.
10. THE DESIGNER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING CONDITIONS AND HAS FOUND THE EXISTING CONDITIONS TO BE AS SHOWN ON THE PLANS.





CROSSING TYPE TABLE	
①	UTILITY "X" CROSSING OVER "A" NO. 15 AND LOGGING "X" ②

- NOTES
1. REFER TO SHEET NUMBER 2 FOR GENERAL NOTES AND LEGEND.
 2. CONTRACTOR SHALL REFER TO SITE PLAN FOR ALL CROSSINGS AND SHALL NOT SCALE PLAN.
 3. CONTRACTOR SHALL VERIFY ALL UTILITY CROSSINGS ON RECORD DRAWINGS (INVERTS, LOCATIONS, SEPARATION, TOP OF PIPE AND GROUND E.L.).
 4. FOR FISH REQUIREMENTS, CONTRACTOR SHALL MAINTAIN 12\"/>
 5. ALL GATE VALVES SHALL HAVE A CAST IRON BOX AND SHALL BE LOCATED OUTSIDE OF PHASE AREAS.
 6. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES LOCATION AND INVERTS AND SHALL EXERCISE CAUTION WHEN WORKING NEAR ALL EXISTING UTILITIES AND SHALL NOTIFY PROJECT ENGINEER IMMEDIATELY IF THERE ARE DISCREPANCIES OR CONFLICTS.
 7. ALL FIRE HYDRANT ASSEMBLIES SHALL INCLUDE A 6\"/>
 8. FIRE HYDRANTS SHALL BE LOCATED FROM 3.0' TO 10.0' OFF OF BACK OF CURB, LARGE DIAMETER OUTLET TO FACE ROADWAY.
 9. CONSTRUCTION MATERIALS SHALL BE IN CONFORMANCE WITH JEA STANDARDS AND SPECIFICATIONS LATEST EDITION (JAN. 2018).
 10. FIRE HYDRANTS SHALL HAVE MIN. CLEARANCE OF 7.5' IN FRONT AND 4' ON SIDES AND REAR.
 11. ALL WATER AND SEWER LINES EXCEPT SERVICES SHALL BE JEA OWNED AND OPERATED.
 12. ALL SANITARY SEWER MAINS TO BE 26\"/>



PLANS PREPARED UNDER THE DIRECTION OF:
GEORGE V. KANSAS P.E.
P.E. NUMBER: 54575

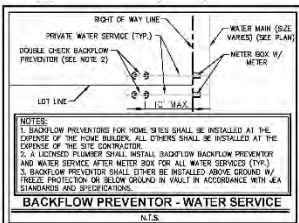
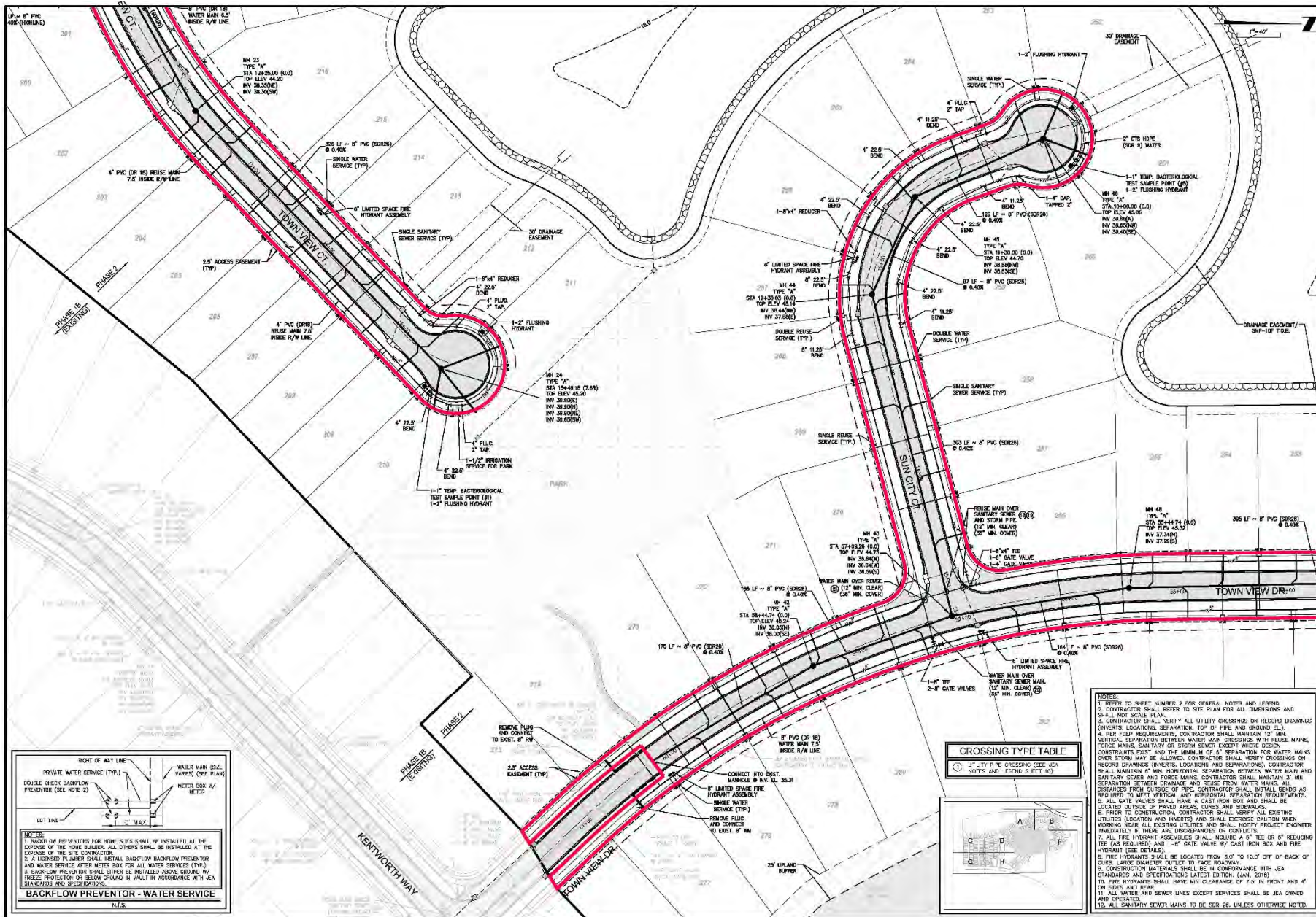
DATE: 8/27/2018

PROJECT: Monterey Pines Phase 2
PRIVATE HOME COMMUNITY
DUAL CANAL, FLORIDA

ETM
Eminent-Think & Measure, Inc.
4400 W. 11th St., Suite 200
Tampa, FL 33607
TEL: (813) 442-0001
FAX: (813) 442-0001
CA 0000254 LC 000019

WATER SEWER AND REUSE PLAN
MONTEREY PINES PHASE 2
PRIVATE HOME COMMUNITY
DUAL CANAL, FLORIDA

DRAWING NUMBER
7D



DESIGNED UNDER THE
DIRECTION OF:

REVISIONS:

DATE	BY	DESCRIPTION
1/11/15	15-049	REVISED
1/11/15	15-049	REVISED
1/11/15	15-049	REVISED
1/11/15	15-049	REVISED

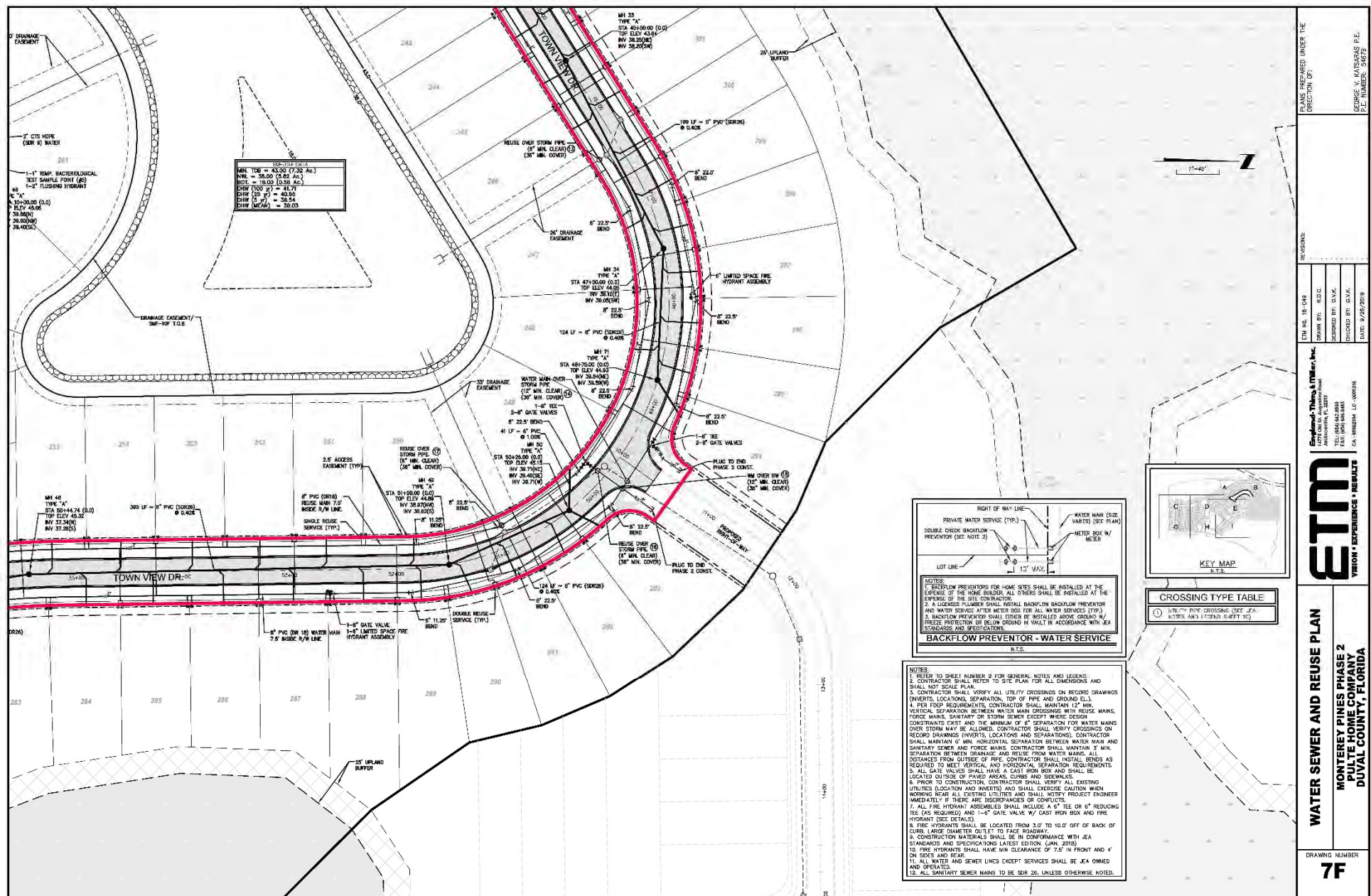
DESIGNED BY: G.A.K.
CHECKED BY: G.A.K.
DATE: 6/27/2019

PROJECT: WATER SEWER AND REUSE PLAN
SHEET: 7E

MONTEREY PINES PHASE 2
PULTE HOME COMPANY
DUVAL COUNTY, FLORIDA

DRAWING NUMBER
7E

1/20/2019 10:00 AM 10/27/2019 10:00 AM 10/27/2019 10:00 AM 10/27/2019 10:00 AM



Katie Ibarra

From: Justin Dudley <Justin.Dudley@Pulte.com>
Sent: Wednesday, January 20, 2021 7:57 AM
To: Katie Ibarra; Katie Buchanan
Cc: 'Bradley Weeber'; George Katsaras; Jim Perry (jperry@gmsnf.com)
Subject: RE: Cypress Bluff - Monterey Pines Phase 2 Utility Improvements
Attachments: Copy_of_remittance_451VAL101__VALLENCOURT_CONSTRUCTION.xlsx; VCC6859-eTown Ph2 Retainage.pdf

Notice: External

Katie,

Attached is the retainage invoice by Vallencourt, along with a remittance report for their last payment #36132. There is no check copy or pay stub as the payment is ACH and paid electronically.



JUSTIN DUDLEY
Vice President of Land Acquisition
North Florida Division
124 Del Webb Parkway
Ponte Vedra, Florida 32081
Office: 904-686-3406
Mobile 904-778-6321
Justin.Dudley@Pulte.com

From: Katie Ibarra <Kibarra@hgslaw.com>
Sent: Friday, January 15, 2021 3:29 PM
To: Justin Dudley <Justin.Dudley@Pulte.com>; Katie Buchanan <KatieB@hgslaw.com>
Cc: 'Bradley Weeber' <weeberb@etminc.com>; George Katsaras <KatsarasG@etminc.com>; Jim Perry (jperry@gmsnf.com) <jperry@gmsnf.com>
Subject: RE: Cypress Bluff - Monterey Pines Phase 2 Utility Improvements

HA! I had the calendar reminder set for Tuesday to give you a few days. 😊

Katie Ibarra, Paralegal

.....
Hopping Green & Sams, P.A.

119 South Monroe Street, Suite 300
Tallahassee, FL 32301
850.222.7500 Phone
850.425.3428 Direct
850.224.8551 Fax
kibarra@hgslaw.com
www.hgslaw.com

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Marcus McInarnay, President
Mike Vallencourt Sr., Chairman



Mike Vallencourt II, Vice President
J. Daniel Vallencourt, Vice President
Stan Bates P.E., Vice President

INVOICE

Date: 11/25/20

Period To: 12/31/2020

Invoice #: 6859

To: PulteGroup-1045

P.O. Box 3660

Portland, OR 97208

VCC Project #: 2020-06

Attn: Accounts Payable/David Crosby

Application #: 11- Retainage

Project Description: Monterey Pines Roadway and Utility Phase 2
RG Skinner Parkway, Jacksonville, FL 32256

ORIGINAL CONTRACT AMOUNT.....	\$	3,338,763.48
CHANGE ORDERS TO DATE.....	\$	10,129.74
REVISED CONTRACT AMOUNT.....	\$	3,348,893.22
PERCENTAGE COMPLETE..... 100.00%		
WORK COMPLETE TO DATE.....	\$	3,348,893.22
STORED MATERIALS.....	\$	-
TOTAL COMPLETED & STORED.....	\$	3,348,893.22
LESS RETAINAGE.....	\$	-
TOTAL EARNED LESS RETAINAGE.....	\$	3,348,893.22
LESS PREVIOUS BILLINGS.....	\$	3,015,223.36
CURRENT DUE.....	\$	333,669.86

Account Summary:

	Sales This Period	Sales To Date
Gross:	(1,354.96)	3,348,893.22
Retainage:	(135.50)	334,889.32
Net:	(1,219.46)	3,014,003.90



449 Center Street, Green Cove Springs, FL 32043 | (904) 291-9330 | VALLENCOURT.COM

TO: PulteGroup-1045
P.O. Box 3660
Portland, OR 97208

PROJECT: Monterey Pines Roadway and Utility Phase 2
RG Skinner Parkway, Jacksonville, FL 32256

APPLICATION NO: 6859-11-Ret
PERIOD TO: 12/31/20

Distribution to:
☒ OWNER
☒ ENGINEER

FROM: Vallencourt Construction Company, Inc.
P.O. Box 1889
Green Cove Springs, FL 32043

ENGINEER'S PROJECT NO: N/A
CONTRACTOR'S PROJECT NO: 2020-06

CONTRACTOR'S APPLICATION FOR PAYMENT

CHANGE ORDER SUMMARY

Change Orders approved in previous months by Owner		ADDITIONS	DEDUCTIONS
TOTAL			
Approved this Month			
Number	Date Approved		
1	5/18/2020		\$ 17,864.00
2	6/22/2020	\$ 27,993.74	
3			
TOTALS		\$ 27,993.74	\$ 17,864.00
Net change by Change Orders			\$ 10,129.74

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment shown issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

By:  Date: 12/31/2020

ENGINEER'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED

Application is made for Payment, as shown below, in connection with the Contract. Continuation Sheet, AIA Document G703, is attached

1. ORIGINAL CONTRACT SUM	\$ 3,338,763.48
2. Net change by Change Orders	\$ 10,129.74
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$ 3,348,893.22
4. TOTAL COMPLETED & STORED TO DATE	\$ 3,348,893.22
(Column G on G703)	
5. RETAINAGE:	
a. 0 % of Completed Work	\$ 334,889.32
(Column D + E on G703)	
b. % of Stored Materials	\$
(Column F on G703)	
Total Retainage (Line 5a + 5b or Total in Column 1 of G703)	\$
6. TOTAL EARNED LESS RETAINAGE	\$ 3,348,893.22
(Line 4 Less Line 5 Total)	
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	\$ 3,015,223.36
8. CURRENT PAYMENT DUE	\$ 333,669.86
9. BALANCE TO FINISH, PLUS RETAINAGE	\$
(Line 3 less Line 6)	

State of: FLORIDA

County of: CLAY

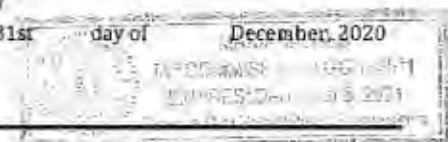
Subscribed and sworn to before me this

31st day of December, 2020

Notary Public: 

My Commission Expires:

12/8/2021



AMOUNT CERTIFIED

(Attach explanation if amount certified differs from the amount applied for)

ENGINEER:

By: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

Schedule of Contract Values

PulteGroup-1045

Monterey Pines Roadway and Utility Phase 2
86 Skinner Parkway, Jacksonville, FL 32256

Use Worksheet 0702 APPLICATION AND CERTIFICATE FOR PAYMENT, unamended.

Contractor's stated Certificate is attached.

Interchange points, amounts and dates to be received below.

Use Column Line Contracts which are listed in change for this sheet (see 0702).

APPLICATION NUMBER 6859-11-Ret

APPLICATION DATE 11/25/20

PERIOD TO 12/31/20

VOC PROJECT # 2020-06

A	B	C	D		E	F	G	H	I
LINE NO.	DESCRIPTION ITEMS	BIDDING PRICE	BIDDER CONTRACT		MATERIALS BIDDING PRICE (NET) (GROSS)	TOTAL BIDDING PRICE (NET) (GROSS)	%	BALANCE TO OWNER IF -	OFF-BID
			FROM PREVIOUS APPLICATION (LINE)	THIS PERIOD					
1	Phase 2								
2	Misc., Survey and As-Builts	\$ 67,947.40	\$ 67,947.40	\$ -		\$ 67,947.40	100%	\$ -	\$ 67,947.40
3	NPDES/ SWPPP	\$ 11,123.28	\$ 11,123.28	\$ -		\$ 11,123.28	100%	\$ -	\$ 11,123.28
4	Earthwork	\$ 821,071.04	\$ 821,071.04	\$ -		\$ 821,071.04	100%	\$ -	\$ 821,071.04
5	Roadway	\$ 563,979.63	\$ 563,979.63	\$ -		\$ 563,979.63	100%	\$ -	\$ 563,979.63
6	Storm Drain	\$ 459,240.31	\$ 459,240.31	\$ -		\$ 459,240.31	100%	\$ -	\$ 459,240.31
7	Sewer	\$ 417,045.31	\$ 417,045.31	\$ -		\$ 417,045.31	100%	\$ -	\$ 417,045.31
8	Water Main	\$ 545,366.99	\$ 545,366.99	\$ -		\$ 545,366.99	100%	\$ -	\$ 545,366.99
9	Change Order 1	\$ (17,864.00)	\$ (17,864.00)	\$ -		\$ (17,864.00)	100%	\$ -	\$ (17,864.00)
10	Change Order 2	\$ 27,993.74	\$ 27,993.74	\$ -		\$ 27,993.74	100%	\$ -	\$ 27,993.74
11	Offsite Drainage								
12	Earthwork	\$ 143,483.75	\$ 143,483.75	\$ -		\$ 143,483.75	100%	\$ -	\$ 143,483.75
13	NPDES/ SWPPP	\$ 1,354.96	\$ 1,354.96	\$ -		\$ 1,354.96	100%	\$ -	\$ 1,354.96
14	Storm Drain	\$ 309,505.77	\$ 309,505.77	\$ -		\$ 309,505.77	100%	\$ -	\$ 309,505.77
15	Over Billing	\$ (1,354.96)	\$ -	\$ (1,354.96)		\$ (1,354.96)	100%	\$ -	\$ (1,354.96)
16						\$ -		\$ -	\$ -
17						\$ -		\$ -	\$ -
18						\$ -		\$ -	\$ -
19						\$ -		\$ -	\$ -
20						\$ -		\$ -	\$ -
21						\$ -		\$ -	\$ -
22						\$ -		\$ -	\$ -
23						\$ -		\$ -	\$ -
24						\$ -		\$ -	\$ -
25						\$ -		\$ -	\$ -
26						\$ -		\$ -	\$ -
27						\$ -		\$ -	\$ -
28						\$ -		\$ -	\$ -
29						\$ -		\$ -	\$ -
30						\$ -		\$ -	\$ -
						\$ -		\$ -	\$ -
	TOTAL----->	\$ 3,348,893.22	\$ 3,350,248.18	\$ (1,354.96)	\$ -	\$ 3,348,893.22	100%	\$ -	\$ 3,348,893.22

Schedule of Contract Values

PhotoGroup-1046

Monterey Pines Roadway and Utility Phase 2
RG Skinner Parkway, Jacksonville, FL 32256

APPLICATION NUMBER: 6859-11-R04
APPLICATION DATE: 11/25/20
PERIOD TO: 12/31/20
VCS PROJECT #: 2020-06

All amounts (TOL, APPLICATION AND CERTIFICATE FOR PAYMENT, including Change Order signed CONTRACTOR'S amount)
Unliquidated Retainage amounts are stated in the contract dollar
See Schedule 1 on CONTRACT for any available releases for Retainage apply

A	B	C	D		E	G		H	I
ITEM	DESCRIPTION	SYMBOLS	SPONSOR/OWNER		PERCENTAGE	TOTAL	%	BALANCE	RETAINED
NO.	DESCRIPTION	SYMBOLS	FROM PREVIOUS APPLICATION (DOLL)	THIS PERIOD	RECENTLY	CONTRACT #	(DOLL)	TO PREVIOUS	
					STANDARD	APPLICATION			
					INITIALS	TO DATE			
					(DOLL)	(DOLL)			

Phase 2				
Pulte Code	Description	Contract Total	This App	Total Complete
10318	Misc., Survey and As-Built	\$ 67,947.40	\$ -	\$ 67,947.40
10428	NPDES/ SWPPP	\$ 11,123.28	\$ -	\$ 11,123.28
10416	Earthwork	\$ 821,071.04	\$ -	\$ 821,071.04
10458	Roadway	\$ 563,979.63	\$ -	\$ 563,979.63
10442	Storm Drain	\$ 459,240.31	\$ -	\$ 459,240.31
10438	Sewer	\$ 417,045.31	\$ -	\$ 417,045.31
10444	Water Main	\$ 545,366.99	\$ -	\$ 545,366.99
	Change Order 1	\$ (17,864.00)	\$ -	\$ (17,864.00)
	Change Order 2	\$ 27,993.74	\$ -	\$ 27,993.74
		\$ 2,895,903.70	\$ -	\$ 2,895,903.70
Offsite Drainage				
Pulte Code	Description	Contract Total	This App	Total Previous
10416	Earthwork	\$ 143,483.75	\$ -	\$ 143,483.75
10428	NPDES/ SWPPP	\$ 1,354.96	\$ -	\$ 1,354.96
10442	Storm Drain	\$ 309,505.77	\$ -	\$ 309,505.77
	Over Billing	\$ (1,354.96)	\$ (1,354.96)	\$ -
		\$ 452,989.52	\$ (1,354.96)	\$ 454,344.48
	Totals	\$ 3,348,893.22	\$ (1,354.96)	\$ 3,350,248.18

Marcus McInnery, President
Mike Vallencourt Sr., Chairman



Mike Vallencourt II, Vice President
J. Daniel Vallencourt, Vice President
Stan Bates P.E., Vice President

Monteary Flies Phase 2A
Pulte Homes

Division Code	Pulte Codes	Tag 2	Description	Pay Quantity	Unit of Measure	Unit Price	Total Price	Qty Installed Price	Qty Installed This App	Qty Installed to Date	Total This Period	Total To Date	% Complete
00100	10414	ON SITE	General Conditions	1.00	Lump Sum	\$17,099.50	\$17,099.50	1		1	\$0.00	\$17,099.50	100%
00100	10418	ON SITE	Construction Entrance	1.00	Each	\$4,517.85	\$4,517.85	1		1	\$0.00	\$4,517.85	100%
00100 Total							\$21,617.35				\$0.00	\$21,617.35	100%
00200	10416	ON SITE	NFOS Permit Compliance	1.00	Each	\$12,702.84	\$12,702.84	1		1	\$0.00	\$12,702.84	100%
00200 Total							\$12,702.84				\$0.00	\$12,702.84	100%
00400	10418	ON SITE	Surveying	1.00	Lump Sum	\$24,028.20	\$24,028.20	1		1	\$0.00	\$24,028.20	100%
00400 Total							\$24,028.20				\$0.00	\$24,028.20	100%
00500	10418	ON SITE	As Buils	1.00	Lump Sum	\$16,819.70	\$16,819.70	1		1	\$0.00	\$16,819.70	100%
00500 Total							\$16,819.70				\$0.00	\$16,819.70	100%
00600	10418	ON SITE	Initial Protection	10.00	Each	\$169.57	\$1,695.67	10		10	\$0.00	\$1,695.67	100%
00600 Total							\$1,695.67				\$0.00	\$1,695.67	100%
01200	10418	ON SITE	Pond Excavation	115,889.00	Cubic Yard	\$2.17	\$251,279.63	115,889.00		115,889.00	\$0.00	\$251,279.63	100%
01200	10418	ON SITE	De-water for Pond	116,880.00	Cubic Yard	\$0.45	\$52,596.00	116,880.00		116,880.00	\$0.00	\$52,596.00	100%
01200 Total							\$303,875.63				\$0.00	\$303,875.63	100%
01100	10418	ON SITE	Strip Topsoil	42,401.00	Cubic Yard	\$2.00	\$84,802.00	42,401.00		42,401.00	\$0.00	\$84,802.00	100%
01100	10418	ON SITE	Bury in Pond	42,801.00	Cubic Yard	\$1.68	\$71,905.68	42,801.00		42,801.00	\$0.00	\$71,905.68	100%
01100	10418	ON SITE	Use Cut	21,400.00	Cubic Yard	\$0.34	\$7,276.00	21,400.00		21,400.00	\$0.00	\$7,276.00	100%
01100	10418	ON SITE	Place & Compact Fill	138,334.00	Cubic Yard	\$1.17	\$161,950.78	138,334.00		138,334.00	\$0.00	\$161,950.78	100%
01100	10418	ON SITE	Final Grade Lots	98,452.00	Square Yard	\$0.38	\$37,411.76	98,452.00		98,452.00	\$0.00	\$37,411.76	100%
01100	10418	ON SITE	Final Dressout	20,497.00	Square Yard	\$0.62	\$12,708.14	20,497.00		20,497.00	\$0.00	\$12,708.14	100%
01100 Total							\$419,646.62				\$0.00	\$419,646.62	100%
01200	10418	ON SITE	Site Soil curb	1,699.00	Square Yard	\$2.54	\$4,315.46	1,699.00		1,699.00	\$0.00	\$4,315.46	100%
01200	10418	ON SITE	Site Soil Bahia Int Pond LM2	2,359.00	Square Yard	\$2.54	\$5,993.86	2,359.00		2,359.00	\$0.00	\$5,993.86	100%
01200	10418	ON SITE	Site Seed and Mulch	98,452.00	Square Yard	\$0.40	\$39,380.80	98,452.00		98,452.00	\$0.00	\$39,380.80	100%
01200	10418	ON SITE	Pond Soil	9,889.00	Square Yard	\$2.54	\$25,118.06	9,889.00		9,889.00	\$0.00	\$25,118.06	100%
01200	10418	ON SITE	Right of Way Seed and Mulch	20,497.00	Square Yard	\$0.40	\$8,198.80	20,497.00		20,497.00	\$0.00	\$8,198.80	100%
01200 Total							\$105,906.98				\$0.00	\$105,906.98	100%
01300	10458	ON SITE	Subsoil Stabilization	17,909.00	Square Yard	\$6.50	\$116,368.50	17,909.00		17,909.00	\$0.00	\$116,368.50	100%
01300	10458	ON SITE	Subgrade for Skewer	657.00	Square Yard	\$3.24	\$2,128.68	657.00		657.00	\$0.00	\$2,128.68	100%
01300 Total							\$118,497.18				\$0.00	\$118,497.18	100%
01400	10458	ON SITE	6" Umerock	15,071.00	Square Yard	\$12.50	\$188,387.50	15,071.00		15,071.00	\$0.00	\$188,387.50	100%
01400 Total							\$188,387.50				\$0.00	\$188,387.50	100%
01500	10458	ON SITE	1 1/4" Asphalt Pavement	15,071.00	Square Yard	\$7.47	\$112,591.17	15,071.00		15,071.00	\$0.00	\$112,591.17	100%
01500	10458	ON SITE	Prime Umerock	15,071.00	Square Yard	\$0.51	\$7,686.21	15,071.00		15,071.00	\$0.00	\$7,686.21	100%
01500 Total							\$120,277.38				\$0.00	\$120,277.38	100%
01700	10458	ON SITE	Striping & Signs	1.00	Lump Sum	\$9,033.14	\$9,033.14	1		1	\$0.00	\$9,033.14	100%
01700 Total							\$9,033.14				\$0.00	\$9,033.14	100%
01800	10458	ON SITE	18" Storm Drain & SUDR	10,195.00	Linear Feet	\$10.80	\$109,906.00	10,195.00		10,195.00	\$0.00	\$109,906.00	100%
01800	10458	ON SITE	Valley Gutter 2"	150.00	Linear Feet	\$47.10	\$7,065.00	150.00		150.00	\$0.00	\$7,065.00	100%
01800 Total							\$116,971.00				\$0.00	\$116,971.00	100%
02000	10458	ON SITE	2" Sidewalk	4,150.00	Square Feet	\$0.60	\$2,490.00	4,150.00		4,150.00	\$0.00	\$2,490.00	100%
02000	10458	ON SITE	A.S.A. Handicap Ramps	6.00	Each	\$225.83	\$1,354.98	6		6	\$0.00	\$1,354.98	100%
02000	10458	ON SITE	A.S.A. Mats	60.00	Square Feet	\$33.88	\$2,032.80	60		60	\$0.00	\$2,032.80	100%
02000 Total							\$5,877.78				\$0.00	\$5,877.78	100%

07000	10444	ONSITE	8" 22.5 Bend	7.00	Each	\$162.95	\$1,140.65	7		7	\$0.00	\$1,140.65	100%
07000	10444	ONSITE	8" 11.25 Bend	6.00	Each	\$155.80	\$934.80	6		6	\$0.00	\$934.80	100%
07000	10444	ONSITE	2" 1" Reducer	2.00	Each	\$265.80	\$531.60	2		2	\$0.00	\$531.60	100%
07000	10444	ONSITE	4" Cap	1.00	Each	\$128.89	\$128.89	1		1	\$0.00	\$128.89	100%
07000	10444	ONSITE	8" Gate Valve	10.00	Each	\$1,005.56	\$10,055.60	10		10	\$0.00	\$10,055.60	100%
07000	10444	ONSITE	8" 90 Bend	10.00	Each	\$187.40	\$1,874.00	10		10	\$0.00	\$1,874.00	100%
07000	10444	ONSITE	4" DR18 PVC Water Main	100.00	Linear Feet	\$14.68	\$1,468.00	100		100	\$0.00	\$1,468.00	100%
07000	10444	ONSITE	4" DR18 PVC Water Main	250.00	Linear Feet	\$9.17	\$2,292.50	250		250	\$0.00	\$2,292.50	100%
07000	10444	ONSITE	4" Joint Restraints	2.00	Each	\$101.90	\$203.80	2		2	\$0.00	\$203.80	100%
07000	10444	ONSITE	4" 22.5 Bend	0.00	Each	\$222.57	\$0.00	0		0	\$0.00	\$0.00	100%
07000	10444	ONSITE	4" 11.25 Bend	1.00	Each	\$211.38	\$211.38	1		1	\$0.00	\$211.38	100%
07000	10444	ONSITE	4" Cap	3.00	Each	\$195.07	\$585.21	3		3	\$0.00	\$585.21	100%
07000	10444	ONSITE	3" SCH 40 PVC Water Main	300.00	Linear Feet	\$6.77	\$2,031.00	300		300	\$0.00	\$2,031.00	100%
07000	10444	ONSITE	Flushing Hydrant	10.00	Each	\$1,480.83	\$14,808.30	10		10	\$0.00	\$14,808.30	100%
07000	10444	ONSITE	Reusable Water Services	157.00	Each	\$568.07	\$89,186.99	157		157	\$0.00	\$89,186.99	100%
07000	10444	ONSITE	Valve Box Installation	10.00	Each	\$169.69	\$1,696.90	10		10	\$0.00	\$1,696.90	100%
07000	10444	ONSITE	Flushing Hydrant	4.00	Each	\$1,814.96	\$7,259.84	4		4	\$0.00	\$7,259.84	100%
07000	10444	ONSITE	Punch Out for Water Main	5,748.00	Linear Feet	\$1.25	\$7,185.00	5748		5748	\$0.00	\$7,185.00	100%
07000	10444	ONSITE	Flushing & RT's for Water Main	5,748.00	Linear Feet	\$0.80	\$4,598.40	5748		5748	\$0.00	\$4,598.40	100%
07000	10444	ONSITE	Locate Wire Test for Water Main	5,748.00	Linear Feet	\$0.52	\$2,992.96	5748		5748	\$0.00	\$2,992.96	100%
07000	10444	ONSITE	Pressure Test for Water Main	5,748.00	Linear Feet	\$1.38	\$7,932.24	5748		5748	\$0.00	\$7,932.24	100%
07000	10444	ONSITE	Stored Materials	1.00	Lump Sum	\$97,854.44	\$97,854.44	1		1	\$0.00	\$97,854.44	100%
07000 Total							\$295,809.81				\$0.00	\$295,809.81	100%
08000	10444	ONSITE	8" DR18 PVC Water Main	1,100.00	Linear Feet	\$17.06	\$18,766.00	1100		1100	\$0.00	\$18,766.00	100%
08000	10444	ONSITE	8" Joint Restraints	51.00	Each	\$115.60	\$5,906.60	51		51	\$0.00	\$5,906.60	100%
08000	10444	ONSITE	8" Sleeve	7.00	Each	\$992.88	\$6,950.16	7		7	\$0.00	\$6,950.16	100%
08000	10444	ONSITE	6 x 8 Tee	1.00	Each	\$577.11	\$577.11	1		1	\$0.00	\$577.11	100%
08000	10444	ONSITE	6 x 4 Tee	1.00	Each	\$425.81	\$425.81	1		1	\$0.00	\$425.81	100%
08000	10444	ONSITE	8" 22.5 Bend	11.00	Each	\$881.25	\$9,693.75	11		11	\$0.00	\$9,693.75	100%
08000	10444	ONSITE	8" 11.25 Bend	1.00	Each	\$355.90	\$355.90	1		1	\$0.00	\$355.90	100%
08000	10444	ONSITE	8" Cap	1.00	Each	\$219.91	\$219.91	1		1	\$0.00	\$219.91	100%
08000	10444	ONSITE	8" DR18 PVC Water Main	1,112.00	Linear Feet	\$11.01	\$12,245.20	1112		1112	\$0.00	\$12,245.20	100%
08000	10444	ONSITE	4" Joint Restraints	2.00	Linear Feet	\$401.08	\$802.16	2		2	\$0.00	\$802.16	100%
08000	10444	ONSITE	4" 45 Bend	1.00	Each	\$224.19	\$224.19	1		1	\$0.00	\$224.19	100%
08000	10444	ONSITE	4" 22.5 Bend	4.00	Each	\$222.57	\$890.28	4		4	\$0.00	\$890.28	100%
08000	10444	ONSITE	4" 11.25 Bend	2.00	Each	\$221.38	\$442.76	2		2	\$0.00	\$442.76	100%
08000	10444	ONSITE	4" Cap	3.00	Each	\$195.07	\$585.21	3		3	\$0.00	\$585.21	100%
08000	10444	ONSITE	3" SCH 40 PVC Water Main	400.00	Linear Feet	\$6.54	\$2,616.00	400		400	\$0.00	\$2,616.00	100%
08000	10444	ONSITE	8" Gate Valve	5.00	Each	\$1,483.37	\$7,416.85	5		5	\$0.00	\$7,416.85	100%
08000	10444	ONSITE	4" Gate Valve	3.00	Each	\$754.33	\$2,262.99	3		3	\$0.00	\$2,262.99	100%
08000	10444	ONSITE	Valve Box Installation	8.00	Each	\$169.69	\$1,357.52	8		8	\$0.00	\$1,357.52	100%
08000	10444	ONSITE	Flushing Hydrant	4.00	Each	\$1,814.96	\$7,259.84	4		4	\$0.00	\$7,259.84	100%
08000	10444	ONSITE	8" Conduit	3.00	Each	\$2,955.00	\$8,865.00	3		3	\$0.00	\$8,865.00	100%
08000	10444	ONSITE	8" Conduit	3.00	Each	\$1,895.39	\$5,686.17	3		3	\$0.00	\$5,686.17	100%
08000	10444	ONSITE	1.5" Single Water Service for park	1.00	Each	\$1,110.61	\$1,110.61	1		1	\$0.00	\$1,110.61	100%
08000	10444	ONSITE	Reuse Water Services	151.00	Each	\$654.07	\$98,664.57	151		151	\$0.00	\$98,664.57	100%
08000	10444	ONSITE	Punch Out for Reuse Main	5,115.00	Linear Feet	\$1.78	\$9,104.70	5115		5115	\$0.00	\$9,104.70	100%
08000	10444	ONSITE	Flushing for Reuse Main	5,115.00	Linear Feet	\$0.80	\$4,092.00	5115		5115	\$0.00	\$4,092.00	100%
08000	10444	ONSITE	Locate Wire Test for Reuse Main	5,115.00	Linear Feet	\$0.56	\$2,864.40	5115		5115	\$0.00	\$2,864.40	100%
08000	10444	ONSITE	Pressure Test for Reuse Main	5,115.00	Linear Feet	\$1.98	\$10,127.70	5115		5115	\$0.00	\$10,127.70	100%
08000	10444	ONSITE	Stored Materials	1.00	Lump Sum	\$67,762.59	\$67,762.59	1		1	\$0.00	\$67,762.59	100%
08000 Total							\$299,559.88				\$0.00	\$299,559.88	100%
50000		ONLINE	Change Order 1 Fuel Surcharge	1.00	Lump Sum	\$17,864.00	\$17,864.00	1		1	\$0.00	\$17,864.00	100%
50000		ONLINE	Change Order 2 Storm Modifications	1.00	Lump Sum	\$27,993.74	\$27,993.74	1		1	\$0.00	\$27,993.74	100%
50000 Total							\$45,857.74				\$0.00	\$45,857.74	100%
GRAND TOTAL							\$1,895,503.70				\$0.00	\$1,895,503.70	100%

Temp Road Utilities

Division Code	Tag	Description	Pay Quantity	Unit of Measure	Unit Price	Total Price	Qty Installed Prev	Qty Installed This App	QTY Installed to Date	Total This Period	Total To Date	% Complete
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[illegible]

UPON FINAL PAYMENT

The undersigned lienor, upon payment from the licensee, of the sum of \$ 333,669.86, hereby waives and releases its lien and right to claim a lien including all claims, change orders, or demands whatsoever for labor, services, or materials furnished through December 31, 2020 on the job of PulteGroup-1045 to the following described property:

Invoice#: 6859-11- Retainage

This waiver and release does not cover any labor, services, or materials furnished after the date specified. The undersigned represents that he/she is an authorized agent of Lienor and has authority to execute this Waiver and Release of Lien on behalf of Lienor.

Dated on: December 31, 2020

Lienor's Name: Vallencourt Construction Co., Inc.

Address: P.O. Box 1889
Green Cove Springs, FL 32043

Phone: 904-291-9330

By:

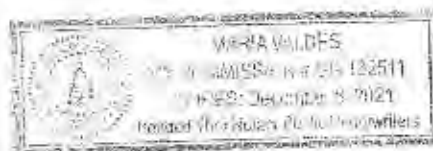
Printed Name: Kyle Gammon
Title: Chief Financial Officer

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me this 31st day of December 2020 by **Kyle Gammon of Vallencourt Construction Co., Inc.**, a Florida corporation, on behalf of the corporation.

Personally known	X	or Produced Identification	Type of Identification
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Maria Valdez
Notary Public



NOTE: This is a statutory form prescribed by Section 713.20, Florida Statutes (1996). Effective October 1, 1996, a person may not require a minor to furnish a waiver or release of lien that is different from the statutory form.

Marcus McInarny, President
Mike Vallencourt Sr., Chairman



Mike Vallencourt II, Vice President
J. Daniel Vallencourt, Vice President
Stan Bates P.E., Vice President

Monterey Pines Stored Materials

4/3/2020

Storm Structures	Quantity	Units	Invoice #	Total
55	1	Each	0058941-IN	\$ 1,658.00
56	1	Each	0058940-IN	\$ 4,064.00
57	1	Each	0058938-IN	\$ 1,321.00
58	1	Each	0058938-IN	\$ 4,559.00
59	1	Each	0058940-IN	\$ 2,667.00
60	1	Each	0058951-IN	\$ 2,667.00
63	1	Each	0058939-IN	\$ 2,667.00
64	1	Each	0058939-IN	\$ 774.00
65	1	Each	0058951-IN	\$ 548.00
66	1	Each	0058938-IN	\$ 2,667.00
67	1	Each	0058938-IN	\$ 3,072.00
68	1	Each	0058951-IN	\$ 1,658.00
69	1	Each	0058939-IN	\$ 1,658.00
70	1	Each	0058951-IN	\$ 319.00
84	1	Each	0059020-IN	\$ 2,980.00
85	1	Each	0059020-IN	\$ 3,319.00
86	1	Each	0059100-IN	\$ 2,667.00
87	1	Each	0059100-IN	\$ 2,667.00
88	1	Each	0059108-IN	\$ 3,209.00
89	1	Each	0059308-IN	\$ 4,374.00
90	1	Each	0059108-IN	\$ 4,274.00
91	1	Each	0059109-IN	\$ 4,274.00
92	1	Each	0059109-IN	\$ 4,357.00
93	1	Each	0059100-IN	\$ 4,844.00
94	1	Each	0059100-IN	\$ 4,357.00
95	1	Each	0059131-IN	\$ 4,844.00
97	1	Each	0059308-IN	\$ 1,658.00
98	1	Each	0059100-IN	\$ 1,658.00
99	1	Each	0059092-IN	\$ 4,064.00
100	1	Each	0059020-IN	\$ 2,667.00
101	1	Each	0059020-IN	\$ 2,667.00
102	1	Each	0059021-IN	\$ 2,667.00
102A	1	Each	0059100-IN	\$ 1,960.00
105	1	Each	0059131-IN	\$ 992.00
106	1	Each	0059131-IN	\$ 992.00
107	1	Each	0059131-IN	\$ 319.00
CE 01	1	Each	0059285-IN	\$ 1,961.00
				\$ 97,970.00
				Tax (6%) \$ 5,878.20
				Grand Totals \$ 103,848.20
Sewer Structures	Quantity	Units	Invoice #	Total
43	1	Each	0058991-IN	\$ 2,455.00
44	1	Each	0058941-IN	\$ 2,446.00
45	1	Each	0058941-IN	\$ 2,187.00
46	1	Each	0058941-IN	\$ 2,187.00
48	1	Each	0058941-IN	\$ 2,455.00
49	1	Each	0058940-IN	\$ 2,187.00
50	1	Each	0058940-IN	\$ 2,187.00
				\$ 16,104.00
				Tax (6%) \$ 966.24
				Grand Totals \$ 17,070.24
Concrete Pipe	Quantity	Units	Unit Cost	Total
36" RCP	80	Linear Feet	58.64	\$ 4,691.20
36" RCP	80	Linear Feet	58.64	\$ 4,691.20
36" RCP	80	Linear Feet	58.64	\$ 4,691.20
36" RCP	80	Linear Feet	58.64	\$ 4,691.20
				\$ 18,764.80

			Tax (6%)	\$	1,125.89
			Grand Totals	\$	19,890.69
EVC Pipe	Quantity	Units	Unit Cost	Total	
8" Sewer	1347	Linear Feet	4.22	\$	5,684.34
15" HP Drainage	409	Linear Feet	10.08	\$	4,122.72
18" HP Drainage	294	Linear Feet	13.3	\$	3,910.20
24" HP Drainage	1176	Linear Feet	21.52	\$	25,307.52
30" HP Drainage	447	Linear Feet	33.48	\$	14,965.56
				\$	53,990.34
			Tax (6%)	\$	3,239.42
			Grand Totals	\$	57,229.76
Potable Water	Quantity	Units	Invoice #	Total	
Potable Water Main	1	Lump Sum	M086725	\$	41,189.73
Potable Water Main	1	Lump Sum	M086907	\$	19,467.97
Potable Water Main	1	Lump Sum	M117404	\$	28,203.61
Potable Water Main	1	Lump Sum	L854809	\$	3,000.60
				\$	91,942.11
			Tax (6%)	\$	5,516.53
			Grand Totals	\$	97,458.64
Reuse Water	Quantity	Units	Invoice #	Total	
Reuse Water	1	Lump Sum	L854809	\$	25,234.00
Reuse Water	1	Lump Sum	M117404	\$	2,388.00
Reuse Water	1	Lump Sum	M87068	\$	23,326.94
Reuse Water	1	Lump Sum	M87009	\$	12,978.03
				\$	63,926.97
			Tax (6%)	\$	3,835.62
			Grand Totals	\$	67,762.59
Total Stored Materials				\$	363,260.11

Market 1045
Vendor 451VAL101

Payment N	Payment Date	Invoice	Invoice Date	Community Lot	Lot Address	Option	Account_cat	Account Category Description	Amount	Bank_Inst_Code
36132	01-18-2021	6789	10-21-2020	0001			210500-1	Accr Contractor Retentions - 1	-17,817.01	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	7,778.42	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	138,180.01	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	8,476.71	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	7,455.43	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	11,327.92	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	4,499.84	GAC
36132	01-18-2021	6789	10-21-2020	0001			279900-1401	Error Suspense - Land	451.79	GAC
36132	01-18-2021	6790	10-21-2020	0001			210500-1	Accr Contractor Retentions - 1	-1,989.04	GAC
36132	01-18-2021	6790	10-21-2020	0001			279900-1401	Error Suspense - Land	19,890.32	GAC
36132	01-18-2021	6791	10-21-2020	0001			279900-1401	Error Suspense - Land	5,492.29	GAC
36132	01-18-2021	6791	10-21-2020	0001			279900-1401	Error Suspense - Land	7,887.20	GAC
36132	01-18-2021	6791	10-21-2020	0001			210500-1	Accr Contractor Retentions - 1	-1,463.59	GAC
36132	01-18-2021	6791	10-21-2020	0001			279900-1401	Error Suspense - Land	1,256.41	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	112,981.50	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	96,285.50	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	2,908.82	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	3,669.36	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	2,622.94	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	38,739.50	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	335,326.75	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	17,486.49	GAC
36132	01-18-2021	6792	10-21-2020	0001			210500-1	Accr Contractor Retentions - 1	-61,586.92	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	1,630.83	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	2,365.90	GAC
36132	01-18-2021	6792	10-21-2020	0001			279900-1401	Error Suspense - Land	1,851.49	GAC
36132	01-18-2021	6818	12-17-2020	0001			279900-1401	Error Suspense - Land	2,240.00	GAC
36132	01-18-2021	6830	11-26-2020	0001			210500-1	Accr Contractor Retentions - 1	74,397.77	GAC
36132	01-18-2021	6831	11-25-2020	0001			210500-1	Accr Contractor Retentions - 1	-10,866.56	GAC
36132	01-18-2021	6831	11-25-2020	0001			279900-1401	Error Suspense - Land	8,881.36	GAC
36132	01-18-2021	6831	11-25-2020	0001			279900-1401	Error Suspense - Land	451.79	GAC
36132	01-18-2021	6831	11-25-2020	0001			279900-1401	Error Suspense - Land	9,033.14	GAC
36132	01-18-2021	6831	11-25-2020	0001			279900-1401	Error Suspense - Land	9,437.83	GAC
36132	01-18-2021	6831	11-25-2020	0001			279900-1401	Error Suspense - Land	58,134.88	GAC
36132	01-18-2021	6831	11-25-2020	0001			279900-1401	Error Suspense - Land	22,726.56	GAC
36132	01-18-2021	6832	11-26-2020	0001			279900-1401	Error Suspense - Land	12,130.20	GAC
36132	01-18-2021	6832	11-26-2020	0001			210500-1	Accr Contractor Retentions - 1	-2,769.98	GAC
36132	01-18-2021	6832	11-26-2020	0001			279900-1401	Error Suspense - Land	15,569.61	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	1,630.83	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	1,851.49	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	2,365.90	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	110,276.08	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	117,975.12	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	2,622.94	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	3,669.36	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	125,650.00	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	3,796.82	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	8,814.39	GAC
36132	01-18-2021	6833	11-25-2020	0001			279900-1401	Error Suspense - Land	93,274.34	GAC
36132	01-18-2021	6833	11-25-2020	0001			210500-1	Accr Contractor Retentions - 1	-53,347.34	GAC

36132	01-18-2021	6833	11-25-2020	0001	279900-1401	Error Suspense - Land	59,336.46	GAC
36132	01-18-2021	6833	11-25-2020	0001	279900-1401	Error Suspense - Land	2,209.50	GAC
36132	01-18-2021	6859	11-25-2020	0001	279900-1401	Error Suspense - Land	-1,354.96	GAC
36132	01-18-2021	6859	11-25-2020	0001	210500-1	Accr Contractor Retentions - 1	335,024.82	GAC

EIGHTH ORDER OF BUSINESS

B.

Cypress Bluff Community Development District

January 26, 2020

1. Ratification of Requisition Nos. 29-33
Series 2019 Acquisition and Construction Parcel E7A Bonds
2. Consideration of Requisition Nos. 34 - 38
Series 2019 Acquisition and Construction Parcel E7A Bonds
3. Consideration of Requisition No. 1
Series 2020 Acquisition and Construction Parcel E7c Bonds
4. Consideration of Change Order #5 – eTown Swim & Fitness
(Recharge)

**Bradley Weeber
District Engineer
England-Thims & Miller, Inc.**

Cypress Bluff Community Development District

**Series 2019 Acquisition and Construction Parcel E7A Bonds
Series 2020 Acquisition and Construction Parcel E7C Bonds**

REQUISITION SUMMARY

Tuesday, January 26, 2021

Series 2019 Acquisition and Construction Parcel E7A Bonds - To Be Ratified

12/15/2020	29	Basham & Lucas Design Group, Inc.	Professional services related to Etown Amenity - Invoice 8266	\$	2,149.45
12/15/2020	30	Connelly & Wicker, Inc.	Professional services related to e-Town Amenity - Invoice 19010014-20	\$	180.00
12/15/2020	31	Hopping Green & Sams	Professional services related to Project Construction - Invoice 118270	\$	5,977.50
12/15/2020	32	Parc Group	Project Services - Quarters 1 - 4, 2020	\$	17,000.00
12/15/2020	33	Connelly & Wicker, Inc.	Professional services related to e-Town Amenity - Invoice 19010014-21	\$	360.00
			Requisitions to be Ratified January 26, 2021	\$	25,666.95

Series 2019 Acquisition and Construction Parcel E7A Bonds - To Be Approved

1/26/2021	34	Carlton Construction, Inc.	eTown Swim & Fitness (Recharge) Application No. 12	\$	508,916.85
1/26/2021	35	Carlton Construction, Inc.	eTown Swim & Fitness (Recharge) Application No. 13	\$	32,588.36
1/26/2021	36	Hopping Green & Sams	Professional services related to Project Construction - Invoice 118832	\$	312.50
1/26/2021	37	Connelly & Wicker, Inc.	Professional services related to e-Town Amenity - Invoice 19010014-22	\$	360.00
1/26/2021	38	Basham & Lucas Design Group, Inc.	Professional services related to Etown Amenity - Invoice 8286	\$	1,375.50
			Requisitions to be approved January 26, 2021	\$	543,553.21

Series 2020 Acquisition and Construction Parcel E7C - To Be Approved

1/26/2021	1	Etown Development, Inc	Series 2020 Bond Acquisition and Construction Parcel E7C \$3,164,771. Balance of acquisition of work product with detailed provided for in Requisition #2		\$3,164,628.45
			Requisitions to be approved January 26, 2021		\$3,164,628.45

TOTAL REQUISITIONS TO BE APPROVED JANUARY 26, 2020

\$3,733,848.61

1.

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **29**

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

(C) Amount Payable: **\$2,149.45**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to ETown Amenity – Invoice 8266**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.


The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Responsible Officer

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

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

**Bradley L
Weeber**

Consulting Engineer

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489086D6A0000786E,
email=weeberb@etm-inc.com
Date: 2020.12.08 14:34:10 -05'00'



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

www.bashamlucas.com

Invoice

DATE	INVOICE #
11/20/2020	8266

BILL TO

Cypress Bluff CDD
Mikey White
4310 Pablo Oaks Court
Jacksonville, FL 32224

PROJECT	E Town Amenity 19-02			
CONTRACT SERVICES	CONTRACT	TO DATE	Total %	AMOUNT DUE
Part 1: Amenity Area Architectural Concept	14,200.00	14,200.00	100.00%	0.00
Part 2: Amenity Area Design Development	26,200.00	26,200.00	100.00%	0.00
Part 3: Architectural Construction Documents of the Clubhouse and Pool Equipment Building	49,500.00	47,025.00	95.00%	0.00
Part 4: Interior Design Construction Documents	9,800.00	9,800.00	100.00%	0.00
Part 5: Amenity Area Hardscape Construction Documents	17,400.00	17,400.00	100.00%	0.00
Part 6: Amenity Area Site Electrical Engineering	4,800.00	4,800.00	100.00%	0.00
Part 7: Landscape Architectural and Irrigation Design	14,600.00	14,600.00	100.00%	0.00
Part 8: Swimming Pool and Splash Park Engineering Documents (max 7,500 sf pool area)	19,800.00	19,800.00	100.00%	0.00
Part 9: Fine Grading Design of the Pool	4,800.00	4,800.00	100.00%	0.00
Part 10: Exterior Color/Material Selection for Amenity Improvements	6,200.00	620.00	10.00%	0.00
Part 11: Amenity Area Signage	3,600.00	3,600.00	100.00%	0.00
Part 12: Color Digital Renderings (Perspective View of the Amenity Area)	3,200.00	3,200.00	100.00%	0.00
Part 12 (B) Color rendering of the Amenity Site Plan	1,800.00	1,800.00	100.00%	0.00
Part 13: Contractor Pre qualification and Bid Process for CDD	2,200.00	2,200.00	100.00%	0.00
Part 14: Hourly at \$100 per hr (not to exceed \$2,500)	2,500.00	.	0.00%	0.00
Part 15: Shop Drawing Review for the Amenity Area	15,500.00	14,850.55	100.00%	649.45
Part 16: Hourly @ \$100/hr (NTE \$15,000)	15,000.00	12,124.50	90.83%	1,500.00
We appreciate your business, thank you.		TOTAL	\$2,149.45	

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **30**

(B) Name of Payee: **Connelly & Wicker, Inc.
10060 Skinner Lake Drive, Suite 500
Jacksonville, FL 32246**

(C) Amount Payable: **\$180.00**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to ETown Amenity - - Invoice 19010014-20**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489086D6A0000786E,
email=weeberb@etm-inc.com
Date: 2020.12.08 14:34:28 -05'00'

Consulting Engineer



Connelly & Wicker Inc.

Planning

Engineering

October 30, 2020

Landscape Architecture

Project No: 19-01-0014

Invoice No: 19010014-20

Cypress Bluff CDD
Attn: David Ray
david@nocatee.com
MWhite@parcgroup.net
245 Nocatee Center
Ponte Vedra, FL 32081

Project 19-01-0014 E-Town Amenity

Professional services for this month includes responding to RFI, pay app cert and JEA closeout submittal.

Professional Services from September 26, 2020 to October 30, 2020

Phase			Total JTD	Previous	Current
C1 Prelim Site Plan & Analysis	8,000.00	100.00	8,000.00	8,000.00	0.00
C2 PUD Verification	4,000.00	100.00	4,000.00	4,000.00	0.00
C3 Engineering Design & Plan Prep	36,000.00	100.00	36,000.00	36,000.00	0.00
C4 Design Coordination	4,000.00	100.00	4,000.00	4,000.00	0.00
C5 Permitting	15,000.00	100.00	15,000.00	15,000.00	0.00
C6 Borrow Pit Design	12,000.00	58.3333	7,000.00	7,000.00	0.00
CA1 Final Cert & Const.Observ.-Hrly	17,000.00	78.625	13,366.25	13,186.25	180.00
ZCONS G1 Geotech Exploration & Ph 1	6,670.00	100.00	6,670.00	6,670.00	0.00
ZCONS G2 Geotech Exploration & Analysis	9,315.00	100.00	9,315.00	9,315.00	0.00
ZCONS G3 Add.Geotech Exploration	5,060.00	100.00	5,060.00	5,060.00	0.00
ZCONS ENV1 Tortoise Survey & FWC Permitt	4,025.00	0.00	0.00	0.00	0.00
ZCONS ENV2 Gopher Tortoise Relocation	3,737.50	0.00	0.00	0.00	0.00
ZCONS ENV3 Exclusion Fence Coordination	460.00	0.00	0.00	0.00	0.00
ZCONS Subconsultant Expense	828.00	100.00	828.00	828.00	0.00
ZREIM Reimbursable Expense	4,500.00	48.4176	2,178.79	2,178.79	0.00
Total Fee	130,595.50		111,418.04	111,238.04	180.00
			Total this Invoice		\$180.00

	Current	Prior	Total	Received	Due
Billed to Date	180.00	111,238.04	111,418.04	111,238.04	180.00

Authorized by:

Justin Williams, Project Manager

Backup Report

Connelly & Wicker Inc.

As of 10/30/2020

Billing	Date	Employee/	Description	Units	Rate	Amount
Project Number: 19-01-0014 E-Town Amenity						
Phase Number: CA1 CA1 Final Certs & Const.Observ-Hrly						
Labor:						
	9/28/2020	Williams, Justin		.25	240.00	60.00
	JEA Closeout					
	9/30/2020	Williams, Justin		.25	240.00	60.00
	Pool inlets tops CA					
	10/5/2020	Williams, Justin		.25	240.00	60.00
	pay app cert					
Total				.75		180.00

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **31**
- (B) Name of Payee: **Hopping Green & Sams
119 S. Monroe Street, Suite 300
Tallahassee, FL 32314**
- (C) Amount Payable: **\$5,977.50**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to Project Construction - Invoice 118270**
- (E) Amount, if any, that is to be used for a Deferred Cost:
- (F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
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Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489086DEA0000786E,
email=weeberb@etm-inc.com
Date: 2020.12.08 14:33:34 -05'00'

Consulting Engineer

Rec'd 11/16

Hopping Green & Sams

Attorneys and Counselors

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

RECEIVED

NOV 10 2020

===== STATEMENT =====

October 31, 2020

Cypress Bluff CDD
Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 118270
Billed through 09/30/2020

Del Webb/Pulte - Neighborhood Construction
CBCDD 00106 KSB

FOR PROFESSIONAL SERVICES RENDERED

02/25/19	KEM	Prepare acquisition documents.	1.10 hrs
03/01/19	KSB	Confer with Dudley.	0.20 hrs
03/14/19	KSB	Attend conference call regarding Pulte acquisition; review engineer's report.	2.00 hrs
03/25/19	KSB	Confer with Pulte regarding acquisition.	1.00 hrs
03/27/19	KSB	Attend call with Pulte; perform follow up.	0.30 hrs
03/27/19	KEM	Prepare form of easement agreement.	0.60 hrs
04/10/19	KSB	Prepare acquisition package; confer with district engineer; confer with landowner; review supplemental engineer's report.	2.30 hrs
04/15/19	KSB	Prepare response to developer questionnaire.	1.00 hrs
04/16/19	KSB	Confer with Dudley; prepare explanation of developer agreements related to bond closing.	0.80 hrs
04/24/19	KSB	Prepare for and attend conference call regarding acquisition; prepare update to developer questionnaire.	1.70 hrs
04/25/19	KSB	Continue to prepare developer questionnaire; confer with Dudley.	1.20 hrs
05/09/19	KSB	Prepare update to acquisition agreement; confer with district engineer regarding completion status of improvements; update acquisition documents.	1.80 hrs
05/10/19	KSB	Attend conference call regarding acquisition package.	0.80 hrs
05/16/19	KEM	Prepare acquisition documents.	0.40 hrs
05/20/19	KSB	Confer with Dudley.	0.20 hrs
05/24/19	KSB	Confer with Wild regarding JEA easements.	0.40 hrs
05/30/19	KEM	Prepare final acquisition documents.	0.30 hrs

06/05/19	KSB	Confer with chairman regarding acquisition documents.	0.40 hrs
06/10/19	KEM	Review executed acquisition documents; confer with developer, chairman and district manager.	0.70 hrs
09/10/19	KEM	Research prior acquisition authorization; prepare acquisition documents.	0.20 hrs
09/20/19	KSB	Review draft acquisition package and back up documents; prepare correspondence to Dudley.	1.60 hrs
09/23/19	KSB	Continue to prepare conveyance documents; confer with chairman; confer with engineer.	1.20 hrs
08/25/20	KSB	Confer with Dudley regarding status of acquisitions.	0.30 hrs
08/25/20	KEM	Prepare requisition; confer with district manager regarding developer agreements.	0.60 hrs
08/31/20	KEM	Prepare documents regarding acquisition of stormwater improvements.	1.10 hrs
09/14/20	KSB	Confer with Weeber regarding acquisition of stormwater infrastructure; review same.	0.60 hrs
09/15/20	KSB	Review acquisition package.	0.80 hrs
09/15/20	KEM	Prepare acquisition documents regarding stormwater ponds acquisition.	0.50 hrs
09/23/20	KEM	Prepare acquisition documents regarding stormwater ponds acquisition.	0.60 hrs
09/26/20	KEM	Prepare acquisition documents.	0.80 hrs
Total fees for this matter			\$5,977.50

MATTER SUMMARY

Ibarra, Katherine E. - Paralegal	6.90 hrs	125 /hr	\$862.50
Buchanan, Katie S.	18.60 hrs	275 /hr	\$5,115.00

TOTAL FEES	\$5,977.50
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TOTAL CHARGES FOR THIS MATTER	\$5,977.50
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BILLING SUMMARY

Ibarra, Katherine E. - Paralegal	6.90 hrs	125 /hr	\$862.50
Buchanan, Katie S.	18.60 hrs	275 /hr	\$5,115.00

TOTAL FEES	\$5,977.50
------------	------------

TOTAL CHARGES FOR THIS BILL	\$5,977.50
-----------------------------	------------

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **32**
- (B) Name of Payee: **The Parc Group, LLC
4314 Pablo Oaks Court
Jacksonville, FL 32224**
- (C) Amount Payable: **\$17,000.00**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Payments per project services agreement dated January 1, 2020:**
- | | |
|------------------------|-------------------|
| Quarter 1, 2020 | \$4,000.00 |
| Quarter 2, 2020 | \$4,000.00 |
| Quarter 3, 2020 | \$4,000.00 |
| Quarter 4, 2020 | \$5,000.00 |
- (E) Amount, if any, that is to be used for a Deferred Cost:
- (F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

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1. obligations in the stated amount set forth above have been incurred by the Issuer;
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**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: 
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
o=ENGLAND THINKS AND MILLER INC.,
ou=A01410D0000017489086D6A0000786E,
email=weeberb@etmnc.com
Date: 2020.12.08 14:34:49 -05'00'

Consulting Engineer

FIRST AMENDMENT TO PROJECT SERVICES AGREEMENT

THIS FIRST AMENDMENT ("First Amendment") is effective as of January 1, 2020, by and between:

The PARC Group, Inc., a Florida corporation, and **PARC Land Management, LLC**, a Florida limited liability company (collectively, "PARC"); and

Cypress Bluff Community Development District, a special-purpose unit of local government established pursuant to Chapter 190, Florida Statutes ("District").

RECITALS

WHEREAS, the District is a special purpose unit of local government established pursuant to and governed by Chapter 190, *Florida Statutes*; and

WHEREAS, because the District is charged with the supervision of the works of the District including the hiring or provision of employees and other personnel, on or around March 12, 2019, the District and PARC entered into *Project Services Agreement*, incorporated by reference herein ("Agreement"), to obtain assistance from PARC in connection with various District projects and activities ("Project Services"); and

WHEREAS, Section 21 of the Agreement provides that the Agreement may be amended by an instrument in writing executed by both the District and the Contractor; and

WHEREAS, the parties desire to amend Section 5A of the Agreement to amend the compensation for the Project Services by and through this First Amendment; and

WHEREAS, each of the parties has the authority to execute this First Amendment and to perform its obligations and duties hereunder, and each of the parties has satisfied all conditions precedent to the execution of this First Amendment so that this First Amendment constitutes a legal and binding obligation of each of the parties hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which is hereby acknowledged, the District and PARC agree as follows:

SECTION 1. The recitals stated above are true and correct and by this reference are incorporated herein as a material part of this First Amendment.

SECTION 2. Section 5A of the Agreement is hereby amended as follows to amend the compensation for the Project Services referenced-above:

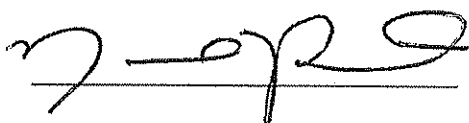
For and in consideration of the services to be furnished to the District by PARC pursuant to this Agreement, effective January 1, 2020, the District shall pay

PARC \$5,000.00 per calendar quarter during the term of this Agreement (prorated for any partial quarter), which amount shall include reimbursable expenses.

SECTION 3. Except as specifically amended above, the Agreement shall remain in full force and effect, unaltered by this First Amendment.

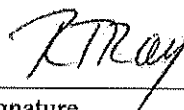
IN WITNESS WHEREOF, the parties execute this First Amendment the day and year first written above.

Attest:



Maurice Rudolph

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**



Signature

RICHARD T. RAY

Printed Name

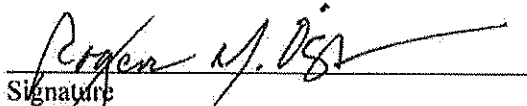
Title

Attest:



Michael O'Steen

THE PARC GROUP, INC., a Florida corporation



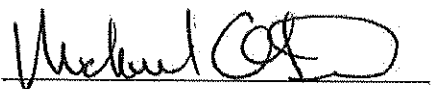
Signature

Roger M. O'Steen

Printed Name

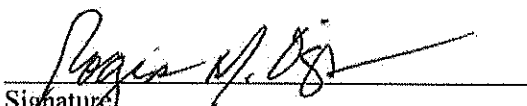
Title

Attest:



Michael O'Steen

PARC LAND MANAGEMENT, LLC, a Florida limited liability company



Signature

Roger M. O'Steen

Printed Name

Title

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **33**

(B) Name of Payee: **Connelly & Wicker, Inc.
10060 Skinner Lake Drive, Suite 500
Jacksonville, FL 32246**

(C) Amount Payable: **\$360.00**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to ETown Amenity - - Invoice 19010014-21**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____

Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489086D6A0000786E,
email=weeberb@etm-inc.com
Date: 2020.12.09 12:56:05 -05'00'

Consulting Engineer



Connelly & Wicker Inc.

Planning

Engineering

Landscape Architecture

November 27, 2020

Project No: 19-01-0014

Invoice No: 19010014-21

Cypress Bluff CDD
Attn: David Ray
david@nocatee.com
MWhite@parcgroup.net
245 Nocatee Center
Ponte Vedra, FL 32081

Project 19-01-0014 E-Town Amenity

Professional services for this month includes review of site construction and pay app certification.

Professional Services from October 31, 2020 to November 27, 2020

Phase			Total JTD	Previous	Current
C1 Prelim Site Plan & Analysis	8,000.00	100.00	8,000.00	8,000.00	0.00
C2 PUD Verification	4,000.00	100.00	4,000.00	4,000.00	0.00
C3 Engineering Design & Plan Prep	36,000.00	100.00	36,000.00	36,000.00	0.00
C4 Design Coordination	4,000.00	100.00	4,000.00	4,000.00	0.00
C5 Permitting	15,000.00	100.00	15,000.00	15,000.00	0.00
C6 Borrow Pit Design	12,000.00	58.3333	7,000.00	7,000.00	0.00
CA1 Final Cert & Const.Observ.-Hrly	17,000.00	80.7426	13,726.25	13,366.25	360.00
ZCONS G1 Geotech Exploration & Ph 1	6,670.00	100.00	6,670.00	6,670.00	0.00
ZCONS G2 Geotech Exploration & Analysis	9,315.00	100.00	9,315.00	9,315.00	0.00
ZCONS G3 Add.Geotech Exploration	5,060.00	100.00	5,060.00	5,060.00	0.00
ZCONS ENV1 Tortoise Survey & FWC Permitt	4,025.00	0.00	0.00	0.00	0.00
ZCONS ENV2 Gopher Tortoise Relocation	3,737.50	0.00	0.00	0.00	0.00
ZCONS ENV3 Exclusion Fence Coordination	460.00	0.00	0.00	0.00	0.00
ZCONS Subconsultant Expense	828.00	100.00	828.00	828.00	0.00
ZREIM Reimbursable Expense	4,500.00	48.4176	2,178.79	2,178.79	0.00
Total Fee	130,595.50		111,778.04	111,418.04	360.00

Total this Invoice \$360.00

	Current	Prior	Total	Received	Due
Billed to Date	360.00	111,418.04	111,778.04	111,238.04	540.00

Authorized by:

Justin Williams, Project Manager

2.

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **34**

(B) Name of Payee: **Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, FL 32003**

(C) Amount Payable: **\$508,916.85**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **eTown Swim & Fitness (Recharge) Contractor Application for Payment No. 12**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
ou=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489086D6A0000706E,
email=weeberb@etm-inc.com
Date: 2021.01.19 16:33:52 -05'00'

Consulting Engineer

APPLICATION AND CERTIFICATION FOR PAYMENT

TO OWNER **Cypress Bluff CDD**
475 West Town Place, Suite 114
St. Augustine FL 32092

PROJECT: **eTown Swim & Fitness(Recharge)**
10571 Cypress eTown Parkway
Jacksonville FL 32256

APPLICATION NO: 12

Distribution to:

FROM CONTRACTOR: **Carlton Construction, Inc.**
4615 U.S. Highway 17
Suite 1
Fleming Island FL 32003

VIA ARCHITECT: **Basham & Lucas Design Group, Inc.**
7645 Gate Parkway
Suite 201
Jacksonville FL 32256

PERIOD TO: 11/30/2020

PROJECT NOS: 19-02

CONTRACT DATE: 12/19/2019

X	OWNER
X	ARCHITECT
X	CONTRACTOR
	CONSULTANT

CONTRACT FOR: eTown Swim & Fitness (Recharge)

CONTRACTOR'S APPLICATION FOR PAYMENT

1. ORIGINAL CONTRACT SUM	4,959,822.28
2. Net change by Change Orders	82,672.38
3. CONTRACT SUM TO DATE (Line 1+2)	5,042,494.66
4. TOTAL COMPLETED & STORED TO DATE (Column G on detailed sheet)	5,028,763.21
5. RETAINAGE:	
a. 5.00 % of Completed Work (Column D + E on detailed sheet)	251,438.20
b. 5.00 % of Stored Material (Column F on detailed sheet)	0.00
Total Retainage (Lines 5a + 5b or Total in Column I of detailed sheet)	251,438.20
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)	4,777,325.01
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	4,268,408.16
8. CURRENT PAYMENT DUE	508,916.85
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	265,169.65

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total Changes approved in Previous month by Owner	82,672.38	0.00
Total approved this Month	0.00	0.00
NET CHANGES by Change Order	82,672.38	0.00
TOTAL	82,672.38	

CONTRACTOR'S CERTIFICATION OF WORK

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: [Signature] Date: 11/25/2020

State of: FL County of: Clay
Subscribed and sworn to before me this 25th day of Nov, 2020

Notary Public: [Signature]

My Commission Expires: 12-26-21



ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observation and the data comprising the above application, the Architect certifies to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED.....\$

(Attach explanation if amount certified differs from amount applied for). Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.

ARCHITECT:
By: _____ Date: _____

This Certificate is non negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor on this Contract.

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
1000 - Preconstruction Services	9,000.00		9,000.00	9,000.00			9,000.00	100.00		450.00
1002 - Performance Bond	41,818.76	764.16	42,582.92	42,582.92			42,582.92	100.00		2,129.15
1005 - Project Management	185,000.00		185,000.00	185,000.00			185,000.00	100.00		9,250.00
1010 - Concrete Testing	4,200.00	1,073.75	5,273.75	5,273.75			5,273.75	100.00		263.69
1013 - Procore	3,800.00		3,800.00	3,800.00			3,800.00	100.00		190.00
1030 - Builders Risk Insurance	16,170.00		16,170.00	12,669.00	3,501.00		16,170.00	100.00		808.50
1031 - Liability Insurance	22,319.20	342.62	22,661.82	20,169.00	2,492.82		22,661.82	100.00		1,133.09
1044 - Mailing/Shipping	108.00		108.00	108.00			108.00	100.00		5.40
1045 - Blueprinting	640.00		640.00	640.00			640.00	100.00		32.00
1050 - Safety	500.00		500.00	500.00			500.00	100.00		25.00
1060 - Small Tools	250.00		250.00	250.00			250.00	100.00		12.50
1104 - Electric Connection Fees	1.00		1.00						1.00	
1250 - Temporary Barriers	600.00		600.00	600.00			600.00	100.00		30.00
1251 - Jobsite toilets	2,970.00		2,970.00	2,900.00	70.00		2,970.00	100.00		148.50
1300 - Submittals	200.00		200.00	200.00			200.00	100.00		10.00
1310 - Permits	7,300.00		7,300.00	7,300.00			7,300.00	100.00		365.00
1330 - Surveying & Layout	9,401.00	13,249.00	22,650.00	22,650.00			22,650.00	100.00		1,132.50
1410.000 - Water Meter		29,352.28	29,352.28	29,352.28			29,352.28	100.00		1,467.61
1505 - Temp Electric	1,000.00		1,000.00	1,000.00			1,000.00	100.00		50.00
1507 - Temp Water	1,001.00		1,001.00	1,001.00			1,001.00	100.00		50.05
1520 - Field Office & Sheds	5,850.00		5,850.00	5,850.00			5,850.00	100.00		292.50
1560 - Generator Rental	7,200.00		7,200.00	7,200.00			7,200.00	100.00		360.00
1565 - Generator Fuel	1,200.00		1,200.00	156.00	1,044.00		1,200.00	100.00		60.00
1580 - Project Sign	500.00		500.00	500.00			500.00	100.00		25.00
1583 - Ice/Water	400.00		400.00	274.70	125.30		400.00	100.00		20.00
1585 - Temp Locks	90.00		90.00	90.00			90.00	100.00		4.50
1710 - Daily Cleaning	4,680.00		4,680.00	3,851.55	828.45		4,680.00	100.00		234.00
1720 - Dumpster	13,500.00		13,500.00	9,339.75	4,160.25		13,500.00	100.00		675.00
1725 - Field Office Supplies	360.00		360.00	360.00			360.00	100.00		18.00
1730 - Closeout documents	300.00		300.00		300.00		300.00	100.00		15.00
1800 - Punch Out	1,000.00		1,000.00	225.98	774.02		1,000.00	100.00		50.00
1875 - Final Clean	2,760.00		2,760.00		2,760.00		2,760.00	100.00		138.00
1885 - Photographs	100.00		100.00		100.00		100.00	100.00		5.00

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
2010 - Misc. Sitework	10,000.00		10,000.00	81.53	7,575.00		7,656.53	76.57	2,343.47	382.83
2210 - Earthwork	428,127.00	14,822.16	442,949.16	436,227.34	6,721.82		442,949.16	100.00		22,147.46
2510 - Asphalt Paving	194,989.00		194,989.00	163,198.09	31,790.91		194,989.00	100.00		9,749.45
2517 - Concrete Sidewalk	34,705.50		34,705.50	34,705.50			34,705.50	100.00		1,735.28
2530 - Pool Deck Pavers	54,035.00	3,125.00	57,160.00	56,560.00	600.00		57,160.00	100.00		2,858.00
2660 - Water Distribution	68,008.00	2,712.50	70,720.50	70,720.50			70,720.50	100.00		3,536.03
2720 - Drainage System	158,405.00	7,120.66	165,525.66	165,525.66			165,525.66	100.00		8,276.28
2725 - Pool Deck Trench Drains		4,240.00	4,240.00	4,240.00			4,240.00	100.00		212.00
2730 - Sanitary Sewer	20,416.00		20,416.00	20,416.00			20,416.00	100.00		1,020.80
2829 - Dog Park Fencing	30,994.00		30,994.00	19,994.00	11,000.00		30,994.00	100.00		1,549.70
2832 - Playground Fencing	34,577.00		34,577.00	25,177.00	9,400.00		34,577.00	100.00		1,728.85
2833 - Aluminum Pool Fencing	42,650.00	1,004.00	43,654.00	29,658.00	13,996.00		43,654.00	100.00		2,182.70
2836 - Dumpster Gates	4,266.00		4,266.00	4,266.00			4,266.00	100.00		213.30
2838 - Pool Enclosure Gate	1,698.00		1,698.00	1,698.00			1,698.00	100.00		84.90
2850 - Steel Bollards	950.00		950.00	950.00			950.00	100.00		47.50
2868 - Artificial Turf	23,420.00		23,420.00	23,420.00			23,420.00	100.00		1,171.00
2870 - Playground Equipment	93,254.00	1,470.57	94,724.57	94,724.57			94,724.57	100.00		4,738.23
2880 - Site Furnishings	24,161.00		24,161.00	21,272.92	2,888.08		24,161.00	100.00		1,208.05
2900 - Landscaping	221,000.00	14,597.00	235,597.00	92,822.78	142,774.22		235,597.00	100.00		11,779.85
2905.000 - Mulch		16,150.00	16,150.00	16,150.00			16,150.00	100.00		807.50
2910 - Irrigation	68,000.00	10,000.00	78,000.00	78,000.00			78,000.00	100.00		3,900.00
3000 - Concrete	154,908.50	5,767.00	160,675.50	160,675.50			160,675.50	100.00		8,033.78
3010 - Site Concrete	32,991.00		32,991.00	32,991.00			32,991.00	100.00		1,649.55
3345 - Termite Treatment	681.00	235.50	916.50	916.50			916.50	100.00		45.83
3355 - Concrete Banding	22,732.00	-11,972.00	10,760.00	10,760.00			10,760.00	100.00		538.00
3475 - Hollowcore Slabs	39,850.00		39,850.00	39,850.00			39,850.00	100.00		1,992.50
4210 - Brick Veneer	33,953.00	787.00	34,740.00	34,740.00			34,740.00	100.00		1,737.00
4221 - CMU Wall	24,904.00		24,904.00	24,904.00			24,904.00	100.00		1,245.20
4222 - CMU - Honed Face	174,420.00	-27,762.00	146,658.00	146,658.00			146,658.00	100.00		7,332.90
4225 - Site CMU Wall	36,210.00	-5,250.00	30,960.00	30,959.26	0.74		30,960.00	100.00		1,548.00
4720 - Arch Cast Stone		15,944.32	15,944.32	15,944.32			15,944.32	100.00		797.22
4725 - Site Cast Stone	26,350.50	545.96	26,896.46	26,896.46			26,896.46	100.00		1,344.82
5100 - Structural Steel	98,500.00		98,500.00	98,500.00			98,500.00	100.00		4,925.00

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
5540 - Metal Stairs	56,000.00		56,000.00	56,000.00			56,000.00	100.00		2,800.00
5721 - Exterior Handrails	60,265.00		60,265.00	30,132.50	30,132.50		60,265.00	100.00		3,013.25
5800 - Countertop Supports	14,000.00		14,000.00	14,000.00			14,000.00	100.00		700.00
5810 - Bar Foot Rail	2,280.00		2,280.00	1,140.00	1,140.00		2,280.00	100.00		114.00
6020 - T&G - Exterior	4,505.00	6,357.12	10,862.12	10,862.12			10,862.12	100.00		543.11
6100 - Framing & Carp. Install	62,000.00	2,700.00	64,700.00	64,700.00			64,700.00	100.00		3,235.00
6101 - Lumber Package	10,821.00		10,821.00	10,631.38	189.62		10,821.00	100.00		541.05
6105 - Misc. Blocking	750.00	80.00	830.00	757.80	72.20		830.00	100.00		41.50
6190 - Truss Package	3,894.00	-0.09	3,893.91	3,893.91			3,893.91	100.00		194.70
6400 - Cabinetry	26,290.00	2,231.00	28,521.00	13,000.00	15,521.00		28,521.00	100.00		1,426.05
6700 - Rough Hardware	750.00	422.32	1,172.32	1,172.32			1,172.32	100.00		58.62
7100 - Waterproofing	12,446.00		12,446.00	11,847.00	599.00		12,446.00	100.00		622.30
7120 - Deck Traffic Coating	20,949.00		20,949.00	5,836.00	15,113.00		20,949.00	100.00		1,047.45
7200 - Insulation	12,764.00	461.99	13,225.99	13,225.99			13,225.99	100.00		661.30
7500 - Membrane Roofing	28,055.00		28,055.00	28,055.00			28,055.00	100.00		1,402.75
7610 - Metal Roofing	16,805.00	-1,655.00	15,150.00	15,150.00			15,150.00	100.00		757.50
7620 - Flashing Allowance	1,508.00	-812.00	696.00	696.00			696.00	100.00		34.80
7720 - Gutters	3,289.00	1,325.00	4,614.00	2,507.00	2,107.00		4,614.00	100.00		230.70
7915 - Coping Expansion Joints	2,074.00		2,074.00		2,074.00		2,074.00	100.00		103.70
7920 - Sealants and Caulks	350.00		350.00	24.14	325.26		349.40	99.83	0.60	17.47
8101 - Door Installation	3,370.00	198.00	3,568.00	3,568.00			3,568.00	100.00		178.40
8220 - Fiberglass Doors	8,908.00	-153.45	8,754.55	6,438.60	2,315.95		8,754.55	100.00		437.73
8410 - Storefront System	58,688.00		58,688.00	58,688.00			58,688.00	100.00		2,934.40
8420 - Storefront - Interior	3,237.00		3,237.00	3,237.00			3,237.00	100.00		161.85
8450 - 50/50 OH Door	39,900.00	7,112.00	47,012.00	36,112.00	10,900.00		47,012.00	100.00		2,350.60
8710 - Door Hardware	7,509.00		7,509.00	5,855.00	1,654.00		7,509.00	100.00		375.45
8950 - Turnstile	8,445.00		8,445.00		8,445.00		8,445.00	100.00		422.25
9010 - Floor Protection	500.00		500.00		500.00		500.00	100.00		25.00
9100 - Stucco	38,850.00		38,850.00		38,850.00		38,850.00	100.00		1,942.50
9105 - Site Stucco	14,200.00		14,200.00		14,200.00		14,200.00	100.00		710.00
9250 - Drywall & Accoustic	145,203.00	4,348.00	149,551.00	101,129.00	48,422.00		149,551.00	100.00		7,477.55
9320 - Sign Wall Tile	4,720.00	261.00	4,981.00		4,981.00		4,981.00	100.00		249.05
9437 - Roof Deck Tile	25,845.00		25,845.00	13,200.00	12,645.00		25,845.00	100.00		1,292.25

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
9541 - Flooring Package	18,223.00		18,223.00	18,223.00			18,223.00	100.00		911.15
9542 - Quartz Flooring	8,500.00		8,500.00	8,500.00			8,500.00	100.00		425.00
9900 - Painting	32,649.00	9,588.75	42,237.75	35,425.75	6,812.00		42,237.75	100.00		2,111.89
9910 - Site Painting	6,493.00		6,493.00	6,483.00	10.00		6,493.00	100.00		324.65
10165 - Toilet Partitions	13,296.00		13,296.00	13,296.00			13,296.00	100.00		664.80
10430 - Exterior Bldg. Signs	11,806.00	1,233.68	13,039.68	8,798.00	4,241.68		13,039.68	100.00		651.98
10433 - Informational Signage		15,035.50	15,035.50		15,035.50		15,035.50	100.00		751.78
10435 - Main Entry Sign	10,030.00	786.24	10,816.24	6,650.00	4,166.24		10,816.24	100.00		540.81
10522 - Fire Extinguishers	1,050.00		1,050.00	853.00	197.00		1,050.00	100.00		52.50
10800 - Bath Accessories	9,694.00		9,694.00	9,560.11	133.89		9,694.00	100.00		484.70
12010 - Owner FF&E		87,693.65	87,693.65	87,693.65			87,693.65	100.00		4,384.68
13152 - Swimming Pool	504,000.00	-8,721.32	495,278.68	495,278.68			495,278.68	100.00		24,763.93
13300 - Prefab. Shade Structure	89,029.00	-9,179.00	19,850.00	19,850.00			19,850.00	100.00		992.50
13305 - Cantilever Shade Struct	49,772.00	-23,052.00	26,720.00	26,720.00			26,720.00	100.00		1,336.00
13650 - Solar Electric Panels	134,222.00		134,222.00	121,900.53	12,321.47		134,222.00	100.00		6,711.10
13700 - Cistern Tanks	4,790.00	530.00	5,320.00	5,320.00			5,320.00	100.00		266.00
14100 - Elevator	67,000.00		67,000.00	67,000.00			67,000.00	100.00		3,350.00
15100 - Plumbing	61,793.00	7,446.00	69,239.00	64,239.00	5,000.00		69,239.00	100.00		3,461.95
15110 - Site Plumbing	1,850.00		1,850.00	1,850.00			1,850.00	100.00		92.50
15700 - HVAC	47,953.00		47,953.00	47,953.00			47,953.00	100.00		2,397.65
16000 - Electrical	342,000.00	800.00	342,800.00	342,500.00	300.00		342,800.00	100.00		17,140.00
16110 - JEA Primary Duct		24,040.00	24,040.00	24,040.00			24,040.00	100.00		1,202.00
16720 - Security System	10,000.00		10,000.00	84.95	9,035.00		9,119.95	91.20	880.05	458.00
17100 - Contractor Contingency	60,000.00	-150,132.49	9,867.51						9,867.51	
17950 - CM Fee	233,127.82	5,408.00	238,535.82	212,537.00	25,360.00		237,897.00	99.73	638.82	11,894.85
Totals:	4,959,822.28	82,672.38	5,042,494.66	4,493,061.29	535,701.82		5,028,763.21	99.73	13,731.45	251,438.20

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **35**

(B) Name of Payee: **Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, FL 32003**

(C) Amount Payable: **\$32,588.36**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **eTown Swim & Fitness (Recharge) Contractor Application for Payment No. 13**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L Weeber
DN: cn=Bradley L Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489085D6A0000798E,
email=weeberb@elminc.com
Date: 2021.01.19 16:34:15 -05'00'

Consulting Engineer

APPLICATION AND CERTIFICATION FOR PAYMENT

TO OWNER **Cypress Bluff CDD**
475 West Town Place, Suite 114
St. Augustine FL 32092

PROJECT: **eTown Swim & Fitness(Recharge)**
10571 Cypress eTown Parkway
Jacksonville FL 32256

APPLICATION NO: 13

Distribution to:

FROM CONTRACTOR: **Carlton Construction, Inc.**
4815 U.S. Highway 17
Suite 1
Fleming Island FL 32003

VIA ARCHITECT: **Basham & Lucas Design Group, Inc.**
7645 Gate Parkway
Suite 201
Jacksonville FL 32256

PERIOD TO: 12/31/2020

PROJECT NOS: 19-02

CONTRACT DATE: 12/19/2019

<input checked="" type="checkbox"/>	OWNER
<input checked="" type="checkbox"/>	ARCHITECT
<input checked="" type="checkbox"/>	CONTRACTOR
<input type="checkbox"/>	CONSULTANT

CONTRACT FOR: eTown Swim & Fitness (Recharge)

CONTRACTOR'S APPLICATION FOR PAYMENT

1. ORIGINAL CONTRACT SUM	4,959,822.28
2. Net change by Change Orders	103,237.82
3. CONTRACT SUM TO DATE (Line 1+2)	5,063,060.10
4. TOTAL COMPLETED & STORED TO DATE (Column G on detailed sheet)	5,063,060.10
5. RETAINAGE:	
a. 5.00 % of Completed Work (Column D + E on detailed sheet)	253,146.73
b. 5.00 % of Stored Material (Column F on detailed sheet)	0.00
Total Retainage (Lines 5a + 5b or Total in Column I of detailed sheet)	253,146.73
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)	4,809,913.37
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	4,777,325.01
8. CURRENT PAYMENT DUE	32,588.36
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	253,146.73

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total Changes approved in Previous month by Owner	82,672.38	0.00
Total approved this Month	20,565.44	0.00
NET CHANGES by Change Order	103,237.82	0.00
TOTAL	103,237.82	

CONTRACTOR'S CERTIFICATION OF WORK

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: *Justin E Williams*

Date: 12/30/2020

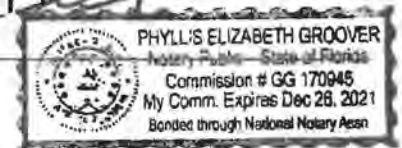
State of: FL

County of: Clay

Subscribed and sworn to before me this 30th day of Dec 2020

Notary Public: *Phyllis Elizabeth Groover*

My Commission Expires: 12-26-21



ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observation and the data comprising the above application, the Architect certifies to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: \$ 32,588.36

(Attach explanation if amount certified differs from amount applied for). Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.

Engineer: **Justin E Williams**
By: *Justin E Williams*

Digitally signed by Justin E Williams
DN: cn=Justin E Williams, o=JES,
ou=CONSULTING, email=jwilliams@jes.com,
serial=1410C000017112B27760001B0A,
c=US

Date: 12/31/2020 09:35:00 -0800

This Certificate is non negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor on this Contract.

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
1000 - Preconstruction Services	9,000.00		9,000.00	9,000.00			9,000.00	100.00		450.00
1002 - Performance Bond	41,818.76	854.48	42,773.22	42,582.92	190.30		42,773.22	100.00		2,138.86
1005 - Project Management	185,000.00		185,000.00	185,000.00			185,000.00	100.00		9,250.00
1010 - Concrete Testing	4,200.00	1,073.75	5,273.75	5,273.75			5,273.75	100.00		263.89
1013 - Procore	3,800.00		3,800.00	3,800.00			3,800.00	100.00		190.00
1030 - Builders Risk Insurance	16,170.00		16,170.00	16,170.00			16,170.00	100.00		808.50
1031 - Liability Insurance	22,319.20	342.62	22,661.82	22,661.82			22,661.82	100.00		1,133.09
1044 - Mailing/Shipping	108.00		108.00	108.00			108.00	100.00		5.40
1045 - Blueprinting	640.00		640.00	640.00			640.00	100.00		32.00
1050 - Safety	500.00		500.00	500.00			500.00	100.00		25.00
1060 - Small Tools	250.00		250.00	250.00			250.00	100.00		12.50
1104 - Electric Connection Fees	1.00		1.00		1.00		1.00	100.00		0.05
1250 - Temporary Barriers	600.00		600.00	600.00			600.00	100.00		30.00
1251 - Jobsite toilets	2,970.00		2,970.00	2,970.00			2,970.00	100.00		148.50
1300 - Submittals	200.00		200.00	200.00			200.00	100.00		10.00
1310 - Permits	7,300.00		7,300.00	7,300.00			7,300.00	100.00		365.00
1330 - Surveying & Layout	9,401.00	13,249.00	22,650.00	22,650.00			22,650.00	100.00		1,132.50
1410.000 - Water Meter		29,352.28	29,352.28	29,352.28			29,352.28	100.00		1,467.61
1505 - Temp Electric	1,000.00		1,000.00	1,000.00			1,000.00	100.00		50.00
1507 - Temp Water	1,001.00		1,001.00	1,001.00			1,001.00	100.00		50.05
1520 - Field Office & Sheds	5,850.00		5,850.00	5,850.00			5,850.00	100.00		292.50
1560 - Generator Rental	7,200.00		7,200.00	7,200.00			7,200.00	100.00		360.00
1565 - Generator Fuel	1,200.00		1,200.00	1,200.00			1,200.00	100.00		60.00
1580 - Project Sign	500.00		500.00	500.00			500.00	100.00		25.00
1583 - Ice/Water	400.00		400.00	400.00			400.00	100.00		20.00
1585 - Temp Locks	90.00		90.00	90.00			90.00	100.00		4.50
1710 - Daily Cleaning	4,680.00		4,680.00	4,680.00			4,680.00	100.00		234.00
1720 - Dumpster	13,500.00		13,500.00	13,500.00			13,500.00	100.00		675.00
1725 - Field Office Supplies	360.00		360.00	360.00			360.00	100.00		18.00
1730 - Closeout documents	300.00		300.00	300.00			300.00	100.00		15.00
1800 - Punch Out	1,000.00		1,000.00	1,000.00			1,000.00	100.00		50.00
1875 - Final Clean	2,760.00		2,760.00	2,760.00			2,760.00	100.00		138.00
1885 - Photographs	100.00		100.00	100.00			100.00	100.00		5.00

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
2010 - Misc. Sitework	10,000.00	-2,343.47	7,656.53	7,656.53			7,656.53	100.00		382.83
2210 - Earthwork	428,127.00	14,822.16	442,949.16	442,949.16			442,949.16	100.00		22,147.46
2510 - Asphalt Paving	194,989.00		194,989.00	194,989.00			194,989.00	100.00		9,749.45
2517 - Concrete Sidewalk	34,705.50		34,705.50	34,705.50			34,705.50	100.00		1,735.28
2530 - Pool Deck Pavers	54,035.00	4,725.00	58,760.00	57,160.00	1,800.00		58,760.00	100.00		2,938.00
2660 - Water Distribution	68,008.00	2,712.50	70,720.50	70,720.50			70,720.50	100.00		3,536.03
2720 - Drainage System	158,405.00	7,120.66	165,525.66	165,525.66			165,525.66	100.00		8,276.28
2725 - Pool Deck Trench Drains		4,240.00	4,240.00	4,240.00			4,240.00	100.00		212.00
2730 - Sanitary Sewer	20,416.00		20,416.00	20,416.00			20,416.00	100.00		1,020.80
2829 - Dog Park Fencing	30,994.00		30,994.00	30,994.00			30,994.00	100.00		1,549.70
2832 - Playground Fencing	34,577.00		34,577.00	34,577.00			34,577.00	100.00		1,728.85
2833 - Aluminum Pool Fencing	42,650.00	1,004.00	43,654.00	43,654.00			43,654.00	100.00		2,182.70
2836 - Dumpster Gates	4,266.00		4,266.00	4,266.00			4,266.00	100.00		213.30
2838 - Pool Enclosure Gate	1,698.00		1,698.00	1,698.00			1,698.00	100.00		84.90
2850 - Steel Bollards	950.00		950.00	950.00			950.00	100.00		47.50
2868 - Artificial Turf	23,420.00		23,420.00	23,420.00			23,420.00	100.00		1,171.00
2870 - Playground Equipment	93,254.00	1,470.57	94,724.57	94,724.57			94,724.57	100.00		4,736.23
2880 - Site Furnishings	24,161.00	-899.53	23,261.47	24,161.00	-899.53		23,261.47	100.00		1,163.07
2900 - Landscaping	221,000.00	14,597.00	235,597.00	235,597.00			235,597.00	100.00		11,779.85
2905.000 - Mulch		16,150.00	16,150.00	16,150.00			16,150.00	100.00		807.50
2910 - Irrigation	68,000.00	10,000.00	78,000.00	78,000.00			78,000.00	100.00		3,900.00
3000 - Concrete	154,908.50	5,767.00	160,675.50	160,675.50			160,675.50	100.00		8,033.78
3010 - Site Concrete	32,991.00		32,991.00	32,991.00			32,991.00	100.00		1,649.55
3345 - Termite Treatment	681.00	235.50	916.50	916.50			916.50	100.00		45.83
3355 - Concrete Banding	22,732.00	-11,972.00	10,760.00	10,760.00			10,760.00	100.00		538.00
3475 - Hollowcore Slabs	39,850.00		39,850.00	39,850.00			39,850.00	100.00		1,992.50
4210 - Brick Veneer	33,953.00	787.00	34,740.00	34,740.00			34,740.00	100.00		1,737.00
4221 - CMU Wall	24,904.00		24,904.00	24,904.00			24,904.00	100.00		1,245.20
4222 - CMU - Honed Face	174,420.00	-27,762.00	146,658.00	146,658.00			146,658.00	100.00		7,332.90
4225 - Site CMU Wall	36,210.00	-5,250.00	30,960.00	30,960.00			30,960.00	100.00		1,548.00
4720 - Arch Cast Stone		15,944.32	15,944.32	15,944.32			15,944.32	100.00		797.22
4725 - Site Cast Stone	26,350.50	545.96	26,896.46	26,896.46			26,896.46	100.00		1,344.82
5100 - Structural Steel	98,500.00		98,500.00	98,500.00			98,500.00	100.00		4,925.00

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
5540 - Metal Stairs	56,000.00		56,000.00	56,000.00			56,000.00	100.00		2,800.00
5721 - Exterior Handrails	60,265.00	7,888.22	68,153.22	60,265.00	7,888.22		68,153.22	100.00		3,407.66
5800 - Countertop Supports	14,000.00		14,000.00	14,000.00			14,000.00	100.00		700.00
5810 - Bar Foot Rail	2,280.00		2,280.00	2,280.00			2,280.00	100.00		114.00
6020 - T&G - Exterior	4,505.00	8,478.11	12,983.11	10,862.12	2,120.99		12,983.11	100.00		649.16
6100 - Framing & Carp. Install	62,000.00	13,850.00	75,850.00	64,700.00	11,150.00		75,850.00	100.00		3,792.50
6101 - Lumber Package	10,821.00	7.33	10,828.33	10,821.00	7.33		10,828.33	100.00		541.42
6105 - Misc. Blocking	750.00	92.00	842.00	830.00	12.00		842.00	100.00		42.10
6190 - Truss Package	3,894.00	-0.09	3,893.91	3,893.91			3,893.91	100.00		194.70
6400 - Cabinetry	26,290.00	3,845.00	30,135.00	28,521.00	1,614.00		30,135.00	100.00		1,506.75
6700 - Rough Hardware	750.00	422.32	1,172.32	1,172.32			1,172.32	100.00		58.62
7100 - Waterproofing	12,446.00		12,446.00	12,446.00			12,446.00	100.00		622.30
7120 - Deck Traffic Coating	20,949.00	-3,015.00	17,934.00	20,949.00	-3,015.00		17,934.00	100.00		896.70
7200 - Insulation	12,764.00	461.99	13,225.99	13,225.99			13,225.99	100.00		661.30
7500 - Membrane Roofing	28,055.00		28,055.00	28,055.00			28,055.00	100.00		1,402.75
7610 - Metal Roofing	16,805.00	-1,655.00	15,150.00	15,150.00			15,150.00	100.00		757.50
7620 - Flashing Allowance	1,508.00	-812.00	696.00	696.00			696.00	100.00		34.80
7720 - Gutters	3,289.00	1,325.00	4,614.00	4,614.00			4,614.00	100.00		230.70
7915 - Coping Expansion Joints	2,074.00	-2,074.00		2,074.00	-2,074.00					
7920 - Sealants and Caulks	350.00	-325.86	24.14	349.40	-325.26		24.14	100.00		1.21
8101 - Door Installation	3,370.00	198.00	3,568.00	3,568.00			3,568.00	100.00		178.40
8220 - Fiberglass Doors	8,908.00	-153.45	8,754.55	8,754.55			8,754.55	100.00		437.73
8410 - Storefront System	58,688.00		58,688.00	58,688.00			58,688.00	100.00		2,934.40
8420 - Storefront - Interior	3,237.00		3,237.00	3,237.00			3,237.00	100.00		161.65
8450 - 50/50 OH Door	39,900.00	7,112.00	47,012.00	47,012.00			47,012.00	100.00		2,350.60
8710 - Door Hardware	7,509.00	-1,354.00	6,155.00	7,509.00	-1,354.00		6,155.00	100.00		307.75
8950 - Turnstile	8,445.00	-257.50	8,187.50	8,445.00	-257.50		8,187.50	100.00		409.38
9010 - Floor Protection	500.00	-330.52	169.48	500.00	-330.52		169.48	100.00		8.47
9100 - Stucco	38,850.00		38,850.00	38,850.00			38,850.00	100.00		1,942.50
9105 - Site Stucco	14,200.00		14,200.00	14,200.00			14,200.00	100.00		710.00
9250 - Drywall & Accoustic	145,203.00	5,184.00	150,387.00	149,551.00	836.00		150,387.00	100.00		7,519.35
9320 - Sign Wall Tile	4,720.00	261.00	4,981.00	4,981.00			4,981.00	100.00		249.05
9437 - Roof Deck Tile	25,845.00		25,845.00	25,845.00			25,845.00	100.00		1,292.25

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
9541 - Flooring Package	18,223.00		18,223.00	18,223.00			18,223.00	100.00		911.15
9542 - Quartz Flooring	8,500.00		8,500.00	8,500.00			8,500.00	100.00		425.00
9900 - Painting	32,649.00	9,588.75	42,237.75	42,237.75			42,237.75	100.00		2,111.89
9910 - Site Painting	6,493.00	-10.00	6,483.00	6,493.00	-10.00		6,483.00	100.00		324.15
10165 - Toilet Partitions	13,296.00		13,296.00	13,296.00			13,296.00	100.00		664.80
10430 - Exterior Bldg. Signs	11,806.00	1,233.68	13,039.68	13,039.68			13,039.68	100.00		651.98
10433 - Informational Signage		15,049.15	15,049.15	15,035.50	13.65		15,049.15	100.00		752.46
10435 - Main Entry Sign	10,030.00	786.24	10,816.24	10,816.24			10,816.24	100.00		540.81
10522 - Fire Extinguishers	1,050.00	-0.89	1,049.11	1,050.00	-0.89		1,049.11	100.00		52.46
10525 - Knox Box		604.55	604.55		604.55		604.55	100.00		30.23
10552 - Mail Box		126.33	126.33		126.33		126.33	100.00		
10800 - Bath Accessories	9,694.00		9,694.00	9,694.00			9,694.00	100.00		484.70
12010 - Owner FF&E		87,693.65	87,693.65	87,693.65			87,693.65	100.00		4,384.68
13152 - Swimming Pool	504,000.00	-8,721.32	495,278.68	495,278.68			495,278.68	100.00		24,763.93
13300 - Prefab. Shade Structure	19,029.00	-9,179.00	19,850.00	19,850.00			19,850.00	100.00		992.50
13305 - Cantilever Shade Struct	49,772.00	-23,052.00	26,720.00	26,720.00			26,720.00	100.00		1,336.00
13650 - Solar Electric Panels	134,222.00		134,222.00	134,222.00			134,222.00	100.00		6,711.10
13700 - Cistem Tanks	4,790.00	530.00	5,320.00	5,320.00			5,320.00	100.00		266.00
14100 - Elevator	67,000.00		67,000.00	67,000.00			67,000.00	100.00		3,350.00
15100 - Plumbing	61,793.00	7,446.00	69,239.00	69,239.00			69,239.00	100.00		3,461.95
15110 - Site Plumbing	1,850.00		1,850.00	1,850.00			1,850.00	100.00		92.50
15700 - HVAC	47,953.00		47,953.00	47,953.00			47,953.00	100.00		2,397.65
16000 - Electrical	342,000.00	14,015.00	356,015.00	342,800.00	13,215.00		356,015.00	100.00		17,800.75
16110 - JEA Primary Duct		24,040.00	24,040.00	24,040.00			24,040.00	100.00		1,202.00
16720 - Security System	10,000.00	319.95	10,319.95	9,119.95	1,200.00		10,319.95	100.00		516.00
17100 - Contractor Contingency	160,000.00	-160,000.00								
17950 - CM Fee	233,127.82	6,753.40	239,881.22	237,897.00	1,984.22		239,881.22	100.00		11,994.06
Totals:	4,959,822.28	103,237.82	5,063,060.10	5,028,763.21	34,296.89		5,063,060.10	100.00		253,146.73

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **36**
- (B) Name of Payee: **Hopping Green & Sams
119 S. Monroe Street, Suite 300
Tallahassee, FL 32314**
- (C) Amount Payable: **\$312.50**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to Project Construction - Invoice 118832**
- (E) Amount, if any, that is to be used for a Deferred Cost:
- (F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L Weeber
DN: cn=Bradley L Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489086D6A0000766E
email=weeberb@etm-inc.com
Date: 2021.01.19 16:34:35 -0500

Consulting Engineer

Hopping Green & Sams

Attorneys and Counselors

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

===== STATEMENT =====

November 30, 2020

Cypress Bluff CDD
Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 118832
Billed through 10/31/2020

Del Webb/Pulte - Neighborhood Construction
CBCDD 00106 KSB

FOR PROFESSIONAL SERVICES RENDERED

10/27/20	KSB	Review acquisition package and confer with Dudley.	0.50 hrs
10/28/20	KEM	Prepare phase 1 improvements acquisition documents and requisition.	0.50 hrs
10/29/20	KEM	Prepare phase 2 utility acquisition documents.	0.80 hrs
10/30/20	KEM	Review comments to cost share agreement.	0.10 hrs
Total fees for this matter			\$312.50

MATTER SUMMARY

Ibarra, Katherine E. - Paralegal	1.40 hrs	125 /hr	\$175.00
Buchanan, Katie S.	0.50 hrs	275 /hr	\$137.50

TOTAL FEES \$312.50

TOTAL CHARGES FOR THIS MATTER \$312.50

BILLING SUMMARY

Ibarra, Katherine E. - Paralegal	1.40 hrs	125 /hr	\$175.00
Buchanan, Katie S.	0.50 hrs	275 /hr	\$137.50

TOTAL FEES \$312.50

TOTAL CHARGES FOR THIS BILL \$312.50

Please include the bill number with your payment.

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **37**

(B) Name of Payee: **Connelly & Wicker, Inc.
10060 Skinner Lake Drive, Suite 500
Jacksonville, FL 32246**

(C) Amount Payable: **\$360.00**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to ETown Amenity -- Invoice 19010014-22**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, o=US,
ou=ENGLAND THIMS AND MILLER INC.,
ou=A01410D00001748908ED6A0000706E,
email=weeberb@etm-inc.com
Date: 2021.01.19 16:34:55 -05'00'

Consulting Engineer



Connelly & Wicker Inc.

Planning

Engineering

Landscape Architecture

December 25, 2020

Project No: 19-01-0014

Invoice No: 19010014-22

Cypress Bluff CDD

Attn: David Ray

david@nocatee.com

MWhite@parcgroup.net

245 Nocatee Center

Ponte Vedra, FL 32081

Project 19-01-0014 E-Town Amenity

Professional services for this month includes site review and certification of pay application.

Professional Services from November 28, 2020 to December 25, 2020

Phase			Total JTD	Previous	Current
C1 Prelim Site Plan & Analysis	8,000.00	100.00	8,000.00	8,000.00	0.00
C2 PUD Verification	4,000.00	100.00	4,000.00	4,000.00	0.00
C3 Engineering Design & Plan Prep	36,000.00	100.00	36,000.00	36,000.00	0.00
C4 Design Coordination	4,000.00	100.00	4,000.00	4,000.00	0.00
C5 Permitting	15,000.00	100.00	15,000.00	15,000.00	0.00
C6 Borrow Pit Design	12,000.00	58.3333	7,000.00	7,000.00	0.00
CA1 Final Cert & Const.Observ.-Hrly	17,000.00	82.8603	14,086.25	13,726.25	380.00
ZCONS G1 Geotech Exploration & Ph 1	6,670.00	100.00	6,670.00	6,670.00	0.00
ZCONS G2 Geotech Exploration & Analysis	9,315.00	100.00	9,315.00	9,315.00	0.00
ZCONS G3 Add.Geotech Exploration	5,060.00	100.00	5,060.00	5,060.00	0.00
ZCONS ENV1 Tortoise Survey & FWC Permitt	4,025.00	0.00	0.00	0.00	0.00
ZCONS ENV2 Gopher Tortoise Relocation	3,737.50	0.00	0.00	0.00	0.00
ZCONS ENV3 Exclusion Fence Coordination	460.00	0.00	0.00	0.00	0.00
ZCONS Subconsultant Expense	828.00	100.00	828.00	828.00	0.00
ZREIM Reimbursable Expense	4,500.00	48.4176	2,178.79	2,178.79	0.00
Total Fee	130,595.50		112,138.04	111,778.04	380.00
Total this Invoice					\$380.00

	Current	Prior	Total	Received	Due
Billed to Date	360.00	111,778.04	112,138.04	111,778.04	360.00

Authorized by:

Justin Williams, Project Manager

Backup Report

Connelly & Wicker Inc.

As of 12/25/2020

Billing	Date	Employee/	Description	Units	Rate	Amount
Project Number: 19-01-0014 E-Town Amenity						
Phase Number: CA1 CA1 Final Certs & Const.Observ-Hrly						

Labor:

12/2/2020	Williams, Justin	1.50	240.00	360.00
Site Inspection and Pay App Cert				

Total	1.50	360.00
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**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2019**

Series 2019 Acquisition and Construction Parcel E7A

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain First Supplemental Trust Indenture dated as of February 1, 2019 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: **38**

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

(C) Amount Payable: **\$1,375.50**

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Professional Consulting Services related to ETown Amenity – Invoice 8286**

(E) Amount, if any, that is to be used for a Deferred Cost:

(F) Fund or Account from which disbursement to be made:
Series 2019 Acquisition and Construction Parcel E7A Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, o=US,
ou=ENGLAND THIMS AND MILLER INC,
ou=A01410D0000017489088D6A0000788E,
email=weeberb@etm-inc.com
Date: 2021.01.19 16:35:11 -0500

Consulting Engineer



BASHAM & LUCAS

DESIGN GROUP, INC.
PLANNING • ARCHITECTURE • LANDSCAPE

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

www.bashamlucas.com

Invoice

DATE	INVOICE #
12/17/2020	8286

BILL TO

Cypress Bluff CDD
Mikey White
4310 Pablo Oaks Court
Jacksonville, FL 32224

PROJECT	E Town Amenity 19-02			
CONTRACT SERVICES	CONTRACT	TO DATE	Total %	AMOUNT DUE
Part 1: Amenity Area Architectural Concept	14,200.00	14,200.00	100.00%	0.00
Part 2: Amenity Area Design Development	26,200.00	26,200.00	100.00%	0.00
Part 3: Architectural Construction Documents of the Clubhouse and Pool Equipment Building	49,500.00	47,025.00	95.00%	0.00
Part 4: Interior Design Construction Documents	9,800.00	9,800.00	100.00%	0.00
Part 5: Amenity Area Hardscape Construction Documents	17,400.00	17,400.00	100.00%	0.00
Part 6: Amenity Area Site Electrical Engineering	4,800.00	4,800.00	100.00%	0.00
Part 7: Landscape Architectural and Irrigation Design	14,600.00	14,600.00	100.00%	0.00
Part 8: Swimming Pool and Splash Park Engineering Documents (max 7,500 sf pool area)	19,800.00	19,800.00	100.00%	0.00
Part 9: Fine Grading Design of the Pool	4,800.00	4,800.00	100.00%	0.00
Part 10: Exterior Color/Material Selection for Amenity Improvements	6,200.00	620.00	10.00%	0.00
Part 11: Amenity Area Signage	3,600.00	3,600.00	100.00%	0.00
Part 12: Color Digital Renderings (Perspective View of the Amenity Area)	3,200.00	3,200.00	100.00%	0.00
Part 12 (b) Color rendering of the Amenity Site Plan	1,800.00	1,800.00	100.00%	0.00
Part 13: Contractor Pre qualification and Bid Process for CDD	2,200.00	2,200.00	100.00%	0.00
Part 14: Hourly at \$100 per hr (not to exceed \$2,500)	2,500.00		0.00%	0.00
Part 15: Shop Drawing Review for the Amenity Area	15,500.00	15,500.00	100.00%	0.00
Part 16: Hourly @ \$100/hr (nte \$15,000)	15,000.00	13,624.50	100.00%	1,375.50
We appreciate your business, thank you.		TOTAL		\$1,375.50

3.

**FORM OF REQUISITION
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2020**

The undersigned, a Responsible Officer of the Cypress Bluff Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the Issuer and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), dated as of February 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of April 1, 2020 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **1**
- (B) Name of Payee: **E-Town Development, Inc.**
- (C) Amount Payable: **\$3,164,628.45**
- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

**Series 2020 Bonds Acquisition and Construction Parcel E7C
Balance of acquisition of work product with detailed provided for in
Requisition #2.**

- (E) Amount, if any, that is to be used for a Deferred Cost:
- (F) Fund or Account from which disbursement to be made:

Series 2020 Acquisition and Construction - Parcel E7C – Sold Parcels

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the Issuer;
- 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;
- 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;
- 4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

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

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

**Bradley L
Weeber**

Digitally signed by Bradley L. Weeber
DN: cn=Bradley L. Weeber, c=US,
o=ENGLAND THIMS AND MILLER INC.,
ou=A01410D0000017489088D6A0000788E,
email=weeberb@etm-inc.com
Date: 2021.01.19 16:35:30 -05'00'

Consulting Engineer

Shelley Blair

From: David Ray <david@nocatee.com>
Sent: Tuesday, January 19, 2021 2:46 PM
To: Shelley Blair
Subject: RE: eTown Cost Reimbursement - Important

Looks good.

Just make sure we have the right name on the account.

I got it from the Balance Sheet.

But the Trustee may have it different.

Series 2020

Reserve	--	\$247,312	--	
Revenue	--	\$494,601	--	
Acquisition & Construction- Parcel E7C	--	--	\$3,164,771	\$3
Acquisition & Construction- Sold Parcels	--	--	\$11	
Cost of Issuance	--	--	\$4,832	

From: Shelley Blair [mailto:BlairS@etminc.com]
Sent: Tuesday, January 19, 2021 2:33 PM
To: David Ray
Subject: RE: eTown Cost Reimbursement - Important

David,

Please review.

Thanks,

Shelley Blair

Executive Administrative Assistant

England-Thims & Miller, Inc.

d: 904.265.3177

From: David Ray <david@nocatee.com>
Sent: Tuesday, January 19, 2021 2:32 PM
To: Shelley Blair <BlairS@etminc.com>
Subject: RE: eTown Cost Reimbursement - Important

Shelley,

Take it from the account **Series 2020 Acquisition & Construction Parcel E7c**.

There is exactly that \$3,164,628.45 amount in there.

David Ray

From: Shelley Blair [<mailto:BlairS@etminc.com>]
Sent: Tuesday, January 19, 2021 1:42 PM
To: David Ray
Subject: FW: eTown Cost Reimbursement - Important

David,

Can you assist with this? Where should the requisition be issued from?

Thanks,

Shelley Blair
Executive Administrative Assistant
England-Thims & Miller, Inc.
d: 904.265.3177

From: Jim Perry <jperry@gmsnf.com>
Sent: Tuesday, January 19, 2021 1:30 PM
To: Shelley Blair <BlairS@etminc.com>
Cc: Courtney Hogge <chogge@gmsnf.com>
Subject: Re: eTown Cost Reimbursement - Important

A requisition is needed for the additional \$3,164m.

James Perry, CPA
Managing Director
Governmental Management Services, LLC
475 West Town Place, Suite 114
World Golf Village
St Augustine, Florida 32092
904 940 5850 x 409 386 453 8299 cell
jperry@gmsnf.com

PLEASE NOTE NEW EMAIL ADDRESS

On Jan 19, 2021, at 1:10 PM, Shelley Blair <BlairS@etminc.com> wrote:

Jim,

Are you aware of this? Do we need to create a requisition for this? This is the only thing holding up my requisition summary for this month.

Thanks,

Shelley Blair
Executive Administrative Assistant

England-Thims & Miller, Inc.

d: 904.265.3177

From: Bradley Weeber <WeeberB@etminc.com>

Sent: Monday, January 18, 2021 4:23 PM

To: David Ray <david@nocatee.com>; Mikey White <Mwhite@parcgroup.net>; Joe Muhl <joemuhl@parcgroup.net>; Jim Perry <jperry@gmsnf.com>

Cc: Katie Buchanan <KatieB@hgsllaw.com>; Katie Ibarra <Klbarra@hgsllaw.com>; Shelley Blair <BlairS@etminc.com>

Subject: RE: eTown Cost Reimbursement - Important

All,

The Cypress Bluff 2020 bond series was for \$7,133,599.57 (project funds) split into \$3,968,971.12 which was immediately payable and was through Requisition 2 (see attached) and \$3,164,628.45 which was escrowed until the sale of additional parcels. In April of last year the CDD acquired over 10 million dollars of improvements (see attached acquisition) which more than covered the entire \$7,133,599.57 bond funds. Parcel E-7C was sold (see attached certificate of land sale)(though the buyer was actually David Weekley not Pulte).

Since the CDD has already acquired the improvements, is there anything else needed to release the funds from escrow other than the attached certificate of land sale and a requisition?

Bradley Weeber, P.E., LEED AP BD+C

Vice President / Shareholder

England-Thims & Miller, Inc.

d: 904.265.3192

m: 904.497.3600

From: David Ray <david@nocatee.com>

Sent: Monday, January 18, 2021 2:43 PM

To: Bradley Weeber <WeeberB@etminc.com>

Subject: FW: eTown Cost Reimbursement - Important

Importance: High

Brad,

See email below.

Just waiting on Mikey now.

David

From: Joe Muhl [mailto:joemuhl@parcgroup.net]

Sent: Monday, January 18, 2021 11:42 AM

To: David Ray; Mikey White

Subject: RE: eTown Cost Reimbursement - Important

Importance: High

David,

The amount escrowed for E-7C and for which we are now asking for to be used to buy work product from E-Town Development, Inc. is **\$3,164,628.45**.
I have attached support for this number above (Page 1 – top).

Mikey – Can you please get with Brad and focus him on what needs to be presented to the board to get these funds authorized to purchase the work product?

Thanks,
Joe

<image002.jpg>**Joe Muhl**
Senior VP Finance & Administration
o. 904-992-9750
[parcgroup.net](mailto:jmuhl@parcgroup.net)

<FIN_2020(2020) Cypress Bluff CDD_Special Assessment Revenue Bonds, Series 2020_FINAL Pricing Numbers_4.2.2020.pdf><Aquisition of Phase I and II improvements.pdf><2020 Bond Series Cypress_Bluff_CDD_-_Requisition 2.pdf><Cypress Bluff- Certificate of Sale Parcel E7.pdf>

Shelley Blair

From: Clint Thomas <Clint@carltonconstruction.net>

Sent: Monday, January 04, 2021 10:21 AM

To: mwhite@parcgroup.net

Cc: Austin Ray <ARay@cwieng.com>; Justin Williams <jwilliams@cwieng.com>; 'David Ray' <david@nocatee.com>; Phyllis Groover <pgroover@carltonconstruction.net>

Subject: eTown Recharge Amenity - Application for Payment #13 & CO#5



Carlton Pay App CO#5 Final Changes
2020_12-Signed.pdf & Budget Updates.PC

[EXTERNAL EMAIL]

Mikey,

As discussed please find Application for Payment #13 and final Budget Changes. Please review and if you have any questions, please let me know.

Thanks,



CLINT THOMAS

Vice President

O: 904.284.8321 | D: 904.236.5862

carltonconstruction.net

CGC1508883



4.

CARLTON CONSTRUCTION

License: CGC 1508883
4615 U.S. Highway 17
Suite 1
Fleming Island FL 32003
904-284-8321

Change Order

Change Order#: 5

Change Order Date: 12/28/2020

Project: eTown Swim & Fitness(Recharge)
10571 Cypress eTown Parkway
Jacksonville FL 32256

Client: Cypress Bluff CDD
475 West Town Place, Suite 114
St. Augustine FL 32092

The contractor agrees to perform and the owner agrees to
pay for the following changes to this contract.

Plans Attached ☐

Specifications Attached ☐

Subcontractor quote attached ☐

Ordered By: 14 Clinton Thomas

Description of change: Closeout Budget Update

Description of Work	Amount
Credit Misc. Sitework Savings	-2,343.47
Re-Work Pavers at Gates ADA & Rail Conflicts	1,600.00
Credit Site Furnishing Savings	-899.53
Expediting Handrails	7,888.22
Additional T&G Materials	2,120.99
Additional Framing Requirements not Detailed	11,150.00
Additional Framing Budget	7.33
Additional Blocking Budget	12.00
Additional Cabinetry Budget	1,614.00
Credit Traffic Coating Savings	-3,015.00
Credit Expansion Joint Savings	-2,074.00
Credit Sealants Savings	-325.86
Credit Door Hardware Savings	-1,354.00
Credit Turnstile Savings	-257.50
Credit Floor Protection Savings	-330.52
Additional Metal Framing @ Bar	836.00
Credit Site Painting Savings	-10.00
Change Fire Marshall Cross per Fire Marshal	13.65
Credit FE Savings	-0.89
Add Knox Box	604.55
Add Mailbox	126.33

Negative changes will lower the overall contract
price requiring no additional payment by owner.

Requested Amount of Change

20,565.44

The original Contract Sum was	4,959,822.28
Net change by previous Change Orders	82,672.38
The Contract Sum prior to this Change Order	5,042,494.66
The Contract Sum will be changed by this Change Order	20,565.44
The new Contract Sum including this Change Order will be	5,063,060.10
The Contract Time will be changed by	0 Days

Owner:

Date:

Contractor:

Date: 12-30-20

Change Order

Continued...

Order: 5

Date: 01/04/2021

Description of Work	Amount
Electrical and Lighting Changes	13,215.00
Add Security Cameras	319.95
Debit Contingency	-9,867.51
P&P Bond	190.30
CM Fee (7%)	1,345.40

Notes

Change order list for Recharge Amenity Center

Second temp. power service	\$ 900.00
Slab add (4) conduits for Data , 3/4" conduit for Phones & increase Phone service conduits	\$ 1,700.00
Add (4) card readers conduit & power	\$ 1,000.00
Upgrade ceiling fans from VE	\$ -
Added lights :	
L11 (4) second floor	\$ 690.00
SL (3) outside ramp	\$ 1,035.00
SM (2) outside on building	\$ -
A1 (1) inside the building entry	\$ -
Solar Power conduit,breaker,disconnect & wire.	\$ 3,200.00
1" conduit for pool deck WIFI 250'	\$ 525.00
1" conduit for play ground 200'	\$ 465.00
1" conduit for dog park 300'	\$ 590.00
light pole replacement	\$ 1,270.00
added building sign power	\$ 850.00
Relocated turn style power to ground mount sign	\$ -
add festoon lighting on 2nd floor	\$ 2,850.00
2nd floor ceiling fan credit	\$ (1,860.00)
	\$ 13,215.00



Antique & Modern Cabinets, Inc.

"Custom Cabinetry Since 1951"

2384 Vans Avenue, Jacksonville FL 32207

Project Change Request

Date: November 17, 2020

Project Name/Location:
E-Town Swim & Fitness

TO:

Carlton Construction

Clint Thomas

Additional Work per Owner Request

Job Description:

Provide the following adds per Owner request:

- Add 3/4" thick Starboard face frame to (3) sink wall base cabinets
- Add Starboard panel below sink to cover plumbing
- Add 1/2" Starboard back panels to cover FRP

Estimated Job Cost: \$1,184.00

Estimated By: Andy Stewart

This estimate is for completing the job as described above. It is based on our evaluation and does not include material price in-creases or additional labor and materials which maybe required should unforeseen problems or adverse weather conditions arise after the work has started.

D.



COMMUNITY MANAGER REPORT 1/26/21
SUBMITTED BY MARCY POLLICINO

ReCHARGE UPDATE:

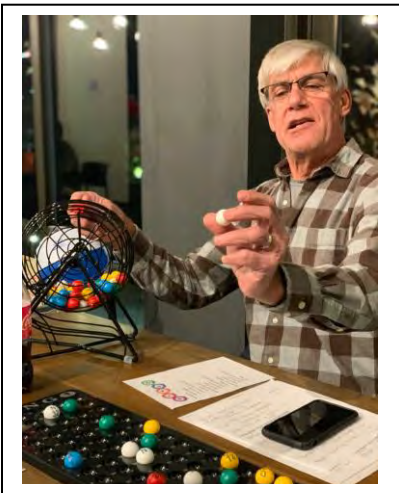
4 treadmills and 2 elliptical machines are installed. Currently waiting on mirrors, bikes, free weights, and the octagon multi-use training system to be delivered (as of 1/11/21).

Residents have been using the treadmills and elliptical machines.

EVENTS UPDATE:

Family Bingo

This event was held at the HUB. 20 residents participated. Snacks and drinks were provided. Plus, prizes were won! David Bishop called the numbers. Everyone who attended had a fantastic time!



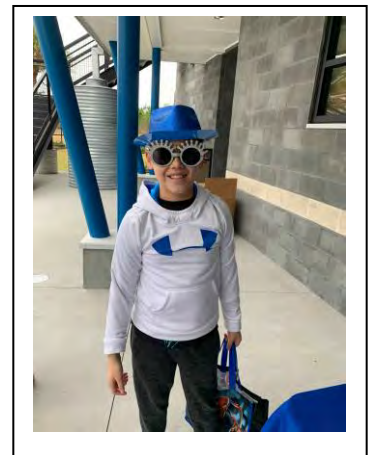
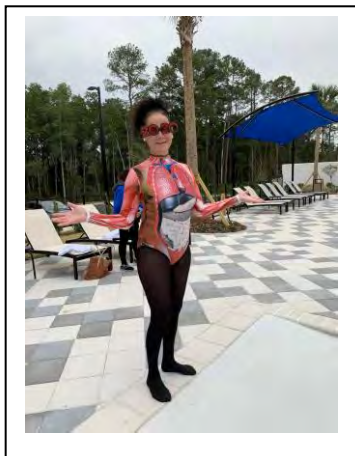
ReCHARGE Grand Opening

A multitude of fun activities were planned for eTown residents to celebrate the opening of ReCHARGE! The event calendar ran from 9am-9pm which included: yoga classes, doggie party, amenity tours with VIZpin training, music by the Metro Band, food trucks, kids party in the playground with a balloon artist, happy hour with free drinks and live music plus, a holiday movie night on the lawn complete with popcorn and hot chocolate.



Polar Plunge

40 residents participated in our first annual Polar Plunge! Both adults and kids alike came ready to take the plunge! A DJ got the crowd warmed up and a few brave souls even swam the length of the pool! Hot chocolate and towels provided by David Weekley were given out to attendees. A costume contest was held for best dressed adult and child.





January Events: Food Truck Friday

February Events: Wine Down Wednesday, Food Truck Friday, Trivia

ACTION ITEMS:

No action items at this time.

LANDSCAPE REPORT:

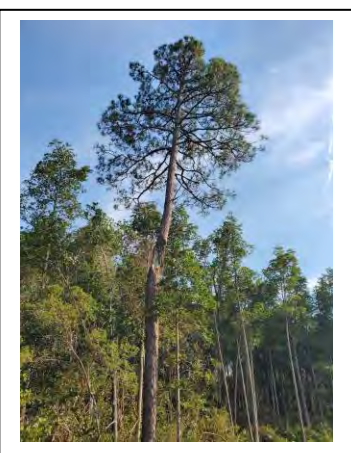
1. Pinebrook mulch is being distributed to all beds. The Welcome Center will be first to receive.
2. The roundabouts still appear green after the freeze because rye grass was put down.
3. There is freeze damage on the grass due to the cold temps. However, this must be left in place as it serves as a blanket in case another freeze happens.
4. Palm trees are having the falling fronds trimmed.
5. The large dog park is sloped and there is a section in the middle that seems to maintain water. We are keeping an eye on this to see if any flooding occurs in this area.
6. Winter annuals will be planted in the flower boxes at ReCHARGE.
7. Trees are being removed at ReCHARGE:



Dead Pine in ReCHARGE parking lot.



Pine leaning over fence at dog park.



Pine tree with split in middle in ReCHARGE parking lot.



Tree down in dog park.

TENTH ORDER OF BUSINESS

NINTH ORDER OF BUSINESS

A.

Cypress Bluff

Community Development District

Unaudited Financial Reporting
December 31, 2020



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7	<u>Capital Projects Income Statement</u>
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11	<u>Assessment Receipt Schedule</u>

Cypress Bluff
Community Development District
Combined Balance Sheet
December 31, 2020

	<u>Governmental Fund Types</u>			Totals (Memorandum Only)
	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>2021</u>
<u>Assets:</u>				
Cash	\$1,394,068	---	---	\$1,394,068
Due from Developer	\$19,090	---	---	\$19,090
Investments:				
<i>Series 2019</i>				
Reserve	---	\$365,840	---	\$365,840
Revenue	---	\$23,371	---	\$23,371
Prepayment	---	\$22,605	---	\$22,605
Acquisition & Construction- Parcel E3A	---	---	\$201,976	\$201,976
Acquisition & Construction- Parcel E5	---	---	\$609	\$609
Acquisition & Construction- Parcel E7A	---	---	\$592,048	\$592,048
Acquisition & Construction- Sold Parcels	---	---	\$25,777	\$25,777
Acquisition & Construction	---	---	\$4,001	\$4,001
Due from General Fund	---	\$510,380	---	\$510,380
<i>Series 2020</i>				
Reserve	---	\$247,316	---	\$247,316
Revenue	---	\$3	---	\$3
Acquisition & Construction- Parcel E7C	---	---	\$3,164,824	\$3,164,824
Acquisition & Construction- Sold Parcels	---	---	\$11	\$11
Cost of Issuance	---	---	\$4,832	\$4,832
Due from General Fund	---	\$249,288	---	\$249,288
<i>Series 2020A</i>				
Reserve	---	\$212,444	---	\$212,444
Acquisition & Construction	---	---	\$3,879,444	\$3,879,444
Cost of Issuance	---	---	\$9,423	\$9,423
Due from General Fund	---	\$165,359	---	\$165,359
Due from Debt Service	\$14,543	---	---	\$14,543
Due from Other	\$48	---	---	\$48
Assessment Receivable	\$1	---	---	\$1
Investment-SBA	\$350,246	---	---	\$350,246
Prepaid Expenses	\$342	---	---	\$342
Total Assets	\$1,778,338	\$1,796,607	\$7,882,944	\$11,457,889
<u>Liabilities:</u>				
Accounts Payable	\$2,633	---	---	\$2,633
Due to Debt Service SE 2019	\$510,380	---	---	\$510,380
Due to Debt Service SE 2020	\$249,288	---	---	\$249,288
Due to Debt Service SE 2020A	\$165,359	---	---	\$165,359
Due to General Fund	---	\$14,543	---	\$14,543
Due to GMS/Assmt Billing Fee	\$9,755	---	---	\$9,755
Due to Other	\$7,897	---	---	\$7,897
<u>Fund Balances:</u>				
Restricted for Debt Service	---	\$1,782,063	---	\$1,782,063
Unassigned	\$833,025	---	\$7,882,944	\$8,715,970
Total Liabilities and Fund Equity	\$1,778,338	\$1,796,607	\$7,882,944	\$11,457,889

Cypress Bluff
Community Development District
Statement of Revenues & Expenditures
For The Period Ending December 31, 2020

Description	ADOPTED BUDGET	PRORATED	ACTUAL THRU 12/31/20	VARIANCE
		BUDGET THRU 12/31/20		

Revenues:

Assessments - Direct	\$538,956	\$306,228	\$306,228	\$0
Assessments - Tax Collector	\$244,550	\$176,100	\$176,100	\$0
Interest-SBA	\$0	\$0	\$205	\$205
Other Revenues	\$0	\$0	\$0	\$0

Total Revenues	\$783,506	\$482,328	\$482,533	\$205
-----------------------	------------------	------------------	------------------	--------------

Expenditures

Administrative

Supervisor Fees	\$12,000	\$3,000	\$1,800	\$1,200
FICA Expense	\$918	\$230	\$77	\$153
Engineering	\$3,000	\$750	\$744	\$6
Arbitrage	\$800	\$200	\$0	\$200
Dissemination Agent	\$4,000	\$1,000	\$1,000	\$0
Attorney	\$30,000	\$7,500	\$2,253	\$5,248
Annual Audit	\$8,000	\$2,000	\$0	\$2,000
Assessment Roll	\$5,000	\$5,000	\$5,000	\$0
Trustee Fees	\$15,000	\$3,750	\$0	\$3,750
Management Fees	\$45,000	\$11,250	\$11,250	\$0
Information Technology	\$2,000	\$500	\$750	(\$250)
Telephone	\$5,000	\$1,250	\$7	\$1,243
Postage	\$500	\$125	\$444	(\$319)
Printing & Binding	\$6,000	\$1,500	\$736	\$764
Insurance	\$5,000	\$5,000	\$5,381	(\$381)
Legal Advertising	\$5,000	\$1,250	\$1,325	(\$75)
Other Current Charges	\$5,250	\$1,313	\$302	\$1,011
Office Supplies	\$600	\$150	\$65	\$85
Dues, Licenses & Subscriptions	\$325	\$81	\$0	\$81
Website design/compliance	\$1,000	\$250	\$0	\$250

Total Administrative	\$154,393	\$46,098	\$31,132	\$14,966
-----------------------------	------------------	-----------------	-----------------	-----------------

Grounds Maintenance

Pond Maintenance (Water Quality)	\$15,000	\$3,750	\$0	\$3,750
Landscape Maintenance	\$315,000	\$78,750	\$60,711	\$18,039
Landscape Contingency	\$20,000	\$5,000	\$0	\$5,000
Pump Maintenance	\$3,550	\$888	\$0	\$888
Reclaimed Water	\$20,000	\$5,000	\$6,593	(\$1,593)
Irrigation Repairs	\$4,000	\$1,000	\$0	\$1,000
Landscape Reserves	\$10,000	\$2,500	\$0	\$2,500
Other Repairs and Maintenance	\$6,000	\$1,500	\$0	\$1,500

Total Grounds Maintenance	\$393,550	\$98,388	\$67,304	\$31,083
----------------------------------	------------------	-----------------	-----------------	-----------------

Cypress Bluff
Community Development District
Statement of Revenues & Expenditures
For The Period Ending December 31, 2020

Description	ADOPTED BUDGET	PRORATED		VARIANCE
		BUDGET THRU 12/31/20	ACTUAL THRU 12/31/20	
<u>Amenity</u>				
Insurance	\$12,500	\$3,125	\$0	\$3,125
Field Service Operations	\$35,000	\$8,750	\$8,030	\$720
Lifestyle Operations	\$40,000	\$10,000	\$5,111	\$4,889
Pool Maintenance	\$20,000	\$5,000	\$865	\$4,135
Pool Chemicals	\$12,000	\$3,000	\$0	\$3,000
Interim Facility Staffing	\$30,000	\$7,500	\$741	\$6,759
Janitorial Services	\$28,000	\$7,000	\$1,245	\$5,755
Refuse	\$4,200	\$1,050	\$190	\$860
Security and Gate Maintenance	\$4,500	\$1,125	\$0	\$1,125
Facility Maintenance	\$8,000	\$2,000	\$741	\$1,259
Elevator Maintenance	\$6,000	\$1,500	\$0	\$1,500
Cable and Utilities	\$5,500	\$1,375	\$0	\$1,375
Licenses and Permits	\$1,475	\$369	\$0	\$369
Repairs & Maintenance	\$5,000	\$1,250	\$146	\$1,104
Special Events	\$3,000	\$750	\$3,310	(\$2,560)
Holiday Decorations	\$1,500	\$375	\$0	\$375
Fitness Center R&M	\$5,000	\$1,250	\$2,438	(\$1,188)
Reserve for Amenities	\$10,000	\$2,500	\$0	\$2,500
Other Current Charges	\$3,000	\$750	\$0	\$750
Total Amenity	\$234,675	\$58,669	\$22,818	\$35,851
Total Expenditures	\$782,618	\$203,155	\$121,254	\$81,900
Excess Revenues/Expenses	\$888		\$361,279	
Fund Balance - Beginning	\$0		\$471,746	
Fund Balance - Ending	\$888		\$833,025	

Cypress Bluff
Community Development District
2019 Debt Service Fund
Statement of Revenues & Expenditures
For The Period Ending December 31, 2020

Description	ADOPTED	PRORATED	ACTUAL	VARIANCE
	BUDGET	BUDGET		
	THRU 12/31/20	THRU 12/31/20	THRU 12/31/20	
<u>Revenues</u>				
Special Assessments- Direct	\$383,150	\$248,522	\$248,522	\$0
Special Assessments- Tax Collector	\$346,205	\$261,859	\$261,859	\$0
Interest Income	\$2,000	\$500	\$14	(\$486)
Total Revenues	\$731,355	\$510,880	\$510,395	(\$486)
<u>Expenditures</u>				
<u>Series 2019</u>				
Interest-11/1	\$265,917	\$265,917	\$265,917	\$0
Special Call 11/1	\$0	\$0	\$15,000	(\$15,000)
Principal-5/1	\$195,000	\$0	\$0	\$0
Interest-5/1	\$265,917	\$0	\$0	\$0
Total Expenditures	\$726,834	\$265,917	\$280,917	(\$15,000)
Excess Revenues (Expenditures)	\$4,521		\$229,478	
Fund Balance - Beginning	\$274,991		\$678,176	
Fund Balance - Ending	\$279,512		\$907,654	

Cypress Bluff
Community Development District
2020 Debt Service Fund (Del Webb)
Statement of Revenues & Expenditures
For The Period Ending December 31, 2020

Description	ADOPTED BUDGET	PRORATED	ACTUAL THRU 12/31/20	VARIANCE
		BUDGET THRU 12/31/20		

Revenues

Special Assessments- Direct	\$489,176	\$244,588	\$244,588	\$0
Special Assessments- Tax Collector	\$5,425	\$4,700	\$4,700	\$0
Interest Income	\$600	\$100	\$9	(\$91)
Total Revenues	\$495,201	\$249,388	\$249,297	(\$91)

Expenditures

Series 2020

Interest-11/1	\$204,601	\$204,601	\$204,601	\$0
Principal 11/1	\$290,000	\$290,000	\$290,000	\$0
Interest-5/1	\$182,244	\$0	\$0	\$0
Total Expenditures	\$676,845	\$494,601	\$494,601	\$0

Excess Revenues (Expenditures)	(\$181,644)	(\$245,303)
---------------------------------------	--------------------	--------------------

Fund Balance - Beginning	\$0	\$741,911
---------------------------------	------------	------------------

Fund Balance - Ending	(\$181,644)	\$496,607
------------------------------	--------------------	------------------

Cypress Bluff
Community Development District
2020A Debt Service Fund (Del Webb)
Statement of Revenues & Expenditures
For The Period Ending December 31, 2020

Description	ADOPTED BUDGET	PRORATED	ACTUAL THRU 12/31/20	VARIANCE
		BUDGET THRU 12/31/20		

Revenues

Special Assessments- Direct	\$272,097	\$136,049	\$136,049	\$0
Special Assessments- Tax Collector	\$152,783	\$29,310	\$29,310	\$0
Interest Income	\$0	\$0	\$4	\$4
Total Revenues	\$424,880	\$165,359	\$165,363	\$4

Expenditures

Series 2020A

Interest-11/1	\$0	\$0	\$37,823	(\$37,823)
Principal-5/1	\$150,000	\$0	\$0	\$0
Interest-5/1	\$136,164	\$0	\$0	\$0
Total Expenditures	\$286,164	\$0	\$37,823	(\$37,823)

Excess Revenues (Expenditures)	\$138,716	\$127,539
---------------------------------------	------------------	------------------

Fund Balance - Beginning	\$0	\$250,263
---------------------------------	------------	------------------

Fund Balance - Ending	\$138,716	\$377,803
------------------------------	------------------	------------------

Cypress Bluff
Community Development District
Capital Projects Fund
Statement of Revenues & Expenditures
For The Period Ending December 31, 2020

	Series 2019	Series 2020	Series 2020A
Revenues:			
Interest	\$ 46	\$ 79	\$ 82
Total Revenues	\$ 46	\$ 79	\$ 82
Expenditures			
Capital Outlay	\$ 1,032,080	\$ -	\$ 1,407,453
Cost of Issuance	\$ -	\$ -	\$ -
Underwriters Discount	\$ -	\$ -	\$ -
Total Expenditures	\$ 1,032,080	\$ -	\$ 1,407,453
Total Other	\$0	\$0	\$0
Excess Revenues (Expenditures)	\$ (1,032,034)	\$ 79	(\$1,407,371)
Fund Balance - Beginning	\$ 1,856,445	\$ 3,169,588	\$ 5,296,238
Fund Balance - Ending	\$ 824,411	\$ 3,169,667	\$ 3,888,867

Cypress Bluff
Community Development District
General Fund
Month By Month Income Statement

	October	November	December	January	February	March	April	May	June	July	August	September	Total
--	---------	----------	----------	---------	----------	-------	-------	-----	------	------	--------	-----------	-------

Revenues:

Operations & Maintenance Assessments	\$6,750	\$208,800	\$266,778	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$482,328
Interest-SBA	\$88	\$64	\$53	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$205
Other Revenues	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Total Revenues

	\$6,838	\$208,864	\$266,831	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$482,534
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Expenditures:

Administrative

Supervisor Fees	\$0	\$800	\$1,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,800
FICA Expense	\$0	\$31	\$46	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$77
Engineering	\$275	\$469	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$744
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dissemination Agent	\$333	\$333	\$333	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,000
Attorney	\$2,253	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,253
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Assessment Roll	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Trustee Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management Fees	\$3,750	\$3,750	\$3,750	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$11,250
Information Technology	\$250	\$250	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$750
Telephone	\$0	\$0	\$7	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7
Postage	\$75	\$33	\$336	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$444
Printing & Binding	\$200	\$286	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$736
Insurance	\$5,381	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,381
Legal Advertising	\$759	\$0	\$566	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,325
Other Current Charges	\$18	\$237	\$47	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$302
Office Supplies	\$28	\$19	\$18	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$65
Dues, Licenses & Subscriptions	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Website design/compliance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Total Administrative

	\$18,321	\$6,208	\$6,603	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$31,132
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Grounds Maintenance

Pond Maintenance (Water Quality)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Landscape Maintenance	\$20,237	\$14,210	\$26,264	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$60,711
Landscape Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pump Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Reclaimed Water	\$470	\$861	\$5,262	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,593
Irrigation Repairs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Cypress Bluff
Community Development District
General Fund
Month By Month Income Statement

	October	November	December	January	February	March	April	May	June	July	August	September	Total
Landscape Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Other Repairs and Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Grounds Maintenance	\$20,707	\$15,071	\$31,526	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$67,304
<u>Amenity</u>													
Insurance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Field Service Operations	\$0	\$0	\$8,030	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,030
Lifestyle Operations	\$878	\$1,502	\$2,732	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,111
Pool Maintenance	\$0	\$0	\$865	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$865
Pool Chemicals	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Interim Facility Staffing	\$0	\$0	\$741	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$741
Janitorial Services	\$0	\$190	\$1,055	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,245
Refuse	\$0	\$0	\$190	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$190
Security and Gate Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Facility Maintenance	\$0	\$0	\$741	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$741
Elevator Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Cable and Utilities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Licenses and Permits	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Repairs & Maintenance	\$0	\$0	\$146	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$146
Special Events	\$425	\$988	\$1,897	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,310
Holiday Decorations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Fitness Center R&M	\$2,438	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,438
Reserve for Amenities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Amenity	\$3,741	\$2,680	\$16,397	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$22,818
Total Expenditures	\$42,769	\$23,959	\$54,526	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$121,254
Excess Revenues (Expenditures)	(\$35,931)	\$184,905	\$212,305	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$361,279

Cypress Bluff
Community Development District
Long Term Debt Report

Series 2019 Special Assessments Revenue Bonds	
Interest Rate:	3.75-5.1%
Maturity Date:	5/1/2048
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$365,840.00
Reserve Fund Balance:	\$365,840.00
Bonds outstanding - 9/30/2018	\$11,565,000
Mandatory Principal- 5/1/2019	(\$330,000)
Mandatory Principal- 5/1/2020	(\$195,000)
Special Call-11/1/2020	(\$15,000)
Current Bonds Outstanding	\$11,025,000

Series 2020 Special Assessments Revenue Bonds (Del Webb)	
Interest Rate:	3.9-5.2%
Maturity Date:	11/1/2049
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$247,300.43
Reserve Fund Balance:	\$247,315.88
Bonds outstanding - 4/15/2020	\$7,705,000
Mandatory Principal- 11/1/2020	(\$290,000)
Current Bonds Outstanding	\$7,415,000

Series 2020A Special Assessments Revenue Bonds (Del Webb)	
Interest Rate:	2.7-3.8%
Maturity Date:	5/1/2050
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$212,440.00
Reserve Fund Balance:	\$212,443.52
Bonds outstanding - 9/11/2020	\$7,618,709
Current Bonds Outstanding	\$7,618,709

CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2021 Assessment Receipts

ASSESSED TO	ASSESSED					
	# UNITS ASSESSED	SERIES 2019 DEBT NET	SERIES 2020 DEBT NET	SERIES 2020A DEBT NET	O&M NET	TOTAL NET ASMTS
EASTLAND TIMBER LLC	260		201,491.10		79,156.13	280,647.23
DRP CND ICI LLC	75	58,108.69			37,500.00	95,608.69
TOLL SOUTHEAST LP COMPANY INC.	358	110,793.90	166,617.63		179,000.00	456,411.53
PULTE HOME CORPORATION	324	56,966.56	64,495.00	272,097.00	105,300.00	498,858.56
ES-HOLDINGS ICI	70	54,234.77			35,000.00	89,234.77
PROVIDENCE CONSTRUCTION COMPANY	206	103,046.07	56,572.51		103,000.00	262,618.58
NET ASSESSMENTS BULK LANDS	1,293	383,149.99	489,176.24	272,097.00	538,956.13	1,683,379.36
DAVID WEEKLEY HOMES	191	143,334.30	4,649.79	-	95,500.00	243,484.09
PULTE HOME CORPORATION	143	53,593.86	-	112,955.68	46,474.82	213,024.36
TOLL SOUTHEAST LP COMPANY INC.	104	80,577.12	-	-	52,000.00	132,577.12
RESIDENTS	119	68,699.81	774.97	39,827.34	50,574.94	159,877.05
NET ASSESSMENTS PLATTED	557	346,205.10	5,424.76	152,783.02	244,549.76	748,962.63
TOTAL DISTRICT	1,850	729,355.09	494,601.00	424,880.02	783,505.88	2,432,341.98

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

Platted lots are due 11/30/20 with 4% early payment discount or full amount by 3/31/21

ASSESSED TO	RECEIPTS					
	BALANCE DUE (DISCOUNTS NOT TAKEN)	SERIES 2019 DEBT PAID	SERIES 2020 DEBT PAID	SERIES 2020 DEBT PAID	O&M PAID	TOTAL ASMTS PAID
EASTLAND TIMBER LLC	140,323.62	-	100,745.55		39,578.06	140,323.61
DRP CND ICI LLC	-	58,108.69			37,500.00	95,608.69
TOLL SOUTHEAST LP COMPANY INC.	226,930.98	56,171.73	83,308.82		90,000.00	229,480.55
PULTE HOME CORPORATION	249,429.28	28,483.28	32,247.50	136,048.50	52,650.00	249,429.28
ES-HOLDINGS ICI	-	54,234.77			35,000.00	89,234.77
PROVIDENCE CONSTRUCTION COMPANY	131,309.29	51,523.03	28,286.26		51,500.00	131,309.29
NET ASSESSMENTS BULK LANDS	747,993.17	248,521.50	244,588.13	136,048.50	306,228.06	935,386.19
DAVID WEEKLEY HOMES	(2,632.26)	144,883.86	4,700.06		96,532.43	246,116.35
PULTE HOME CORPORATION	213,024.36					-
TOLL SOUTHEAST LP COMPANY INC.	-	80,577.12	-		52,000.00	132,577.12
RESIDENTS	66,600.97	36,397.90	-	29,310.20	27,567.98	93,276.08
NET ASSESSMENTS PLATTED	276,993.07	261,858.88	4,700.06	29,310.20	176,100.41	471,969.55
TOTAL DISTRICT	1,024,986.24	510,380.38	249,288.19	165,358.70	482,328.47	1,407,355.74

DIRECT BILL % COLLECTED	65%	63%	344%	57%	56%
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B.

Cypress Bluff

Community Development District

Check Run Summary December 31, 2020

Fund	Date	Check No.	Amount
Payroll			
	11/3/20	50110-50113	\$ 769.40
	12/9/20	50114-50118	\$ 954.10
		Subtotal	<u>\$ 1,723.50</u>
General Fund			
	11/9/20	187-191	\$ 26,085.52
	11/9/20	187-V	\$ (300.00)
	11/13/20	192-199	\$ 4,802.28
	11/30/20	200-201	\$ 900.00
	12/2/20	202	\$ 190.00
	12/9/20	203-219	\$ 38,795.86
	12/21/20	220-225	\$ 33,518.38
	12/28/20	226-228	\$ 16,586.39
		Subtotal	<u>\$ 120,578.43</u>
Total			\$ 122,301.93

Attendance Sheet

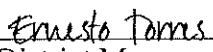
District Name: Cypress Bluff CDD

Board Meeting Date: October 27, 2020 Meeting

	Name	In Attendance	Fee
1	Richard Ray <i>Chairperson</i>	<input checked="" type="checkbox"/>	YES-\$200
2	John Hewins <i>Assistant Secretary</i>	<input type="checkbox"/>	YES - \$200
3	John Holmes <i>Vice Chairman</i>	<input checked="" type="checkbox"/>	YES - \$200
4	Steve Grossman <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	YES - \$200
5	Chris Price <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	YES - \$200

The Supervisors present at the above-referenced meeting should be compensated accordingly.

Approved for Payment:

DocuSigned by:

 District Manager Signature

10/27/2020

Date

PLEASE RETURN COMPLETED FORM TO OKSANA

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50114	3	CHRIS PRICE	184.70	12/09/2020
50115	5	JOHN L HOLMES III	200.00	12/09/2020
50116	2	JOHN S HEWINS JR	184.70	12/09/2020
50117	1	RICHARD T RAY	184.70	12/09/2020
50118	4	STEVE GROSSMAN	200.00	12/09/2020

TOTAL FOR REGISTER 954.10

CYBL -CYPRESS BLUF' DLAUGHLIN

Attendance Sheet

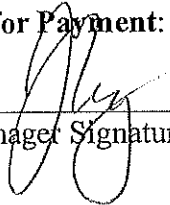
District Name: Cypress Bluff CDD

Board Meeting Date: November 17, 2020 Meeting

	Name	In Attendance	Fee
1	Richard Ray <i>Chairperson</i>	<input checked="" type="checkbox"/>	YES-\$200
2	John Hewins <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	YES - \$200
3	John Holmes <i>Vice Chairman</i>	<input checked="" type="checkbox"/>	YES - \$200
4	Steve Grossman <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	YES - \$200
5	Chris Price <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	YES - \$200

The Supervisors present at the above-referenced meeting should be compensated accordingly.

Approved for Payment:


District Manager Signature

11/17/20
Date

PLEASE RETURN COMPLETED FORM TO OKSANA

AP300R	YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER										RUN	1/13/21	PAGE	1
*** CHECK DATES 11/01/2020 - 12/31/2020 ***														
CYPRESS BLUFF-GENERAL FUND														
BANK A CYPRESS BLUFF CDD														

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
11/09/20	00025	10/26/20	INV-1709 202010 320-57200-49400 SPECIAL EVENT 10/29/20		*	300.00	
							300.00 000187
ENTERTAINMENT STRATEGIES							
11/29/20	00025	10/26/20	INV-1709 202010 320-57200-49400 SPECIAL EVENT 10/29/20		V	300.00-	
							300.00-000187
ENTERTAINMENT STRATEGIES							
11/09/20	00005	11/01/20	39 202011 310-51300-34000 NOV MANAGEMENT FEES		*	3,750.00	
		11/01/20	39 202011 310-51300-35200 NOV INFORM TECHNOLOGY		*	250.00	
		11/01/20	39 202011 310-51300-31300 NOV DISSEMINATION SERVICE		*	333.33	
		11/01/20	39 202011 310-51300-51000 OFFICE SUPPLIES		*	18.73	
		11/01/20	39 202011 310-51300-42000 POSTAGE		*	26.25	
		11/01/20	39 202011 310-51300-42500 COPIES		*	286.05	
		11/01/20	39 202011 310-51300-42000 CMS NF DISTRICT POSTAGE		*	6.66	
							4,671.02 000188
GOVERNMENTAL MANAGEMENT SERVICES							
11/09/20	00015	11/03/20	5 202010 320-57200-34000 OCT LIFESTYLE COORDINATOR		*	877.50	
							877.50 000189
MARY GRACE BISHOP							
11/09/20	00012	10/01/20	1020014 202010 320-57200-46100 OCT LANDSCAPE MAINTENANCE		*	6,027.00	
							6,027.00 000190
SUN STATE NURSERY							
11/09/20	00012	10/01/20	1020015 202010 320-57200-46100 OCT LANDSCAPE MAINTENANCE		*	14,210.00	
							14,210.00 000191
SUN STATE NURSERY							
11/13/20	00004	10/01/20	83604 202011 310-51300-49000 FY21 SPECIAL DISTRICT FEE		*	175.00	
							175.00 000192
DEPARTMENT OF ECONOMIC OPPORTUNITY							
11/13/20	00006	11/03/20	196072 202010 310-51300-31100 OCT PROFESSIONAL SERVICES		*	275.00	
							275.00 000193
ENGLAND, THIMS & MILLER, INC.							
11/13/20	00006	10/12/20	195730 202009 310-51300-31100 SEP PROFESSIONAL SERVICES		*	1,229.00	
							1,229.00 000194
ENGLAND, THIMS & MILLER, INC.							

CYBL -CYPRESS BLUF' OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
11/13/20	00021	11/10/20 11102020	202011 320-57200-49400	WINE DOWN SPECIAL EVENT	*	125.00	
				EXECUTIVE FOOD SERVICES, INC DBA			125.00 000195
11/13/20	00026	11/10/20 1145	202011 320-57200-46200	POST EVENT CLEANING WC#1	*	70.00	
		11/10/20 1145	202011 320-57200-46200	POST EVENT CLEANING WC#2	*	120.00	
				SERVICEMASTER JANITORIAL			190.00 000196
11/13/20	00007	10/31/20 118269	202009 310-51300-31500	SEP GENERAL COUNSEL	*	2,394.28	
				HOPPING GREEN & SAMS			2,394.28 000197
11/13/20	00002	11/09/20 20-06628	202010 310-51300-48000	NOTICE MEETING 11/17/20	*	164.00	
				JACKSONVILLE DAILY RECORD			164.00 000198
11/13/20	00027	11/13/20 1918	202011 320-57200-49400	METRO CAFE DUO WEDNESDAY	*	250.00	
				METRO BAND PRODUCTION LLC			250.00 000199
11/30/20	00015	10/26/20 10262020	202010 320-57200-49400	SPECIAL EVENT REIMBURS	*	300.00	
				MARY GRACE BISHOP			300.00 000200
11/30/20	00027	11/13/20 1915	202011 300-15500-10000	OPEN HOUSE EVENT 12/12/20	*	600.00	
				METRO BAND PRODUCTION LLC			600.00 000201
12/02/20	00028	12/02/20 12022020	202012 320-57200-46300	CONTAINER/DELIVERY/1ST MN	*	190.00	
				WASTE PRO			190.00 000202
12/09/20	00034	12/01/20 12012020	202012 320-57200-49400	SPECIAL EVENT HELPER	*	90.00	
				AMY MOLZER			90.00 000203
12/09/20	00035	12/01/20 12012020	202012 320-57200-49400	SP EVENT ENTERTAINMENT	*	250.00	
				ANDREW SAPIN			250.00 000204
12/09/20	00036	11/24/20 11242020	202012 320-57200-49400	OUTDOOR MOVIE NIGHT	*	350.00	
				BOUNCERS, SLIDES, AND MORE INC.			350.00 000205

CYBL -CYPRESS BLUF' OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
12/09/20	00005	12/02/20 12022020	202010 300-20700-10100 OCT 20 ASSMT COLLECT FEE		*	893.69	
				GOVERNMENTAL MANAGEMENT SERVICES			893.69 000206
12/09/20	00005	12/02/20 12022020	202011 300-20700-10100 NOV 20 ASSMT COLLECT FEE		*	7,151.83	
				GOVERNMENTAL MANAGEMENT SERVICES			7,151.83 000207
12/09/20	00005	12/01/20 40	202012 310-51300-34000 DEC MANAGEMENT FEES		*	3,750.00	
		12/01/20 40	202012 310-51300-35200 DEC INFORM TECHNOLOGY		*	250.00	
		12/01/20 40	202012 310-51300-31300 DEC DISSEMINATION SERVICE		*	333.33	
		12/01/20 40	202012 310-51300-51000 OFFICE SUPPLIES		*	18.16	
		12/01/20 40	202012 310-51300-42000 POSTAGE		*	335.60	
		12/01/20 40	202012 310-51300-42500 COPIES		*	250.05	
		12/01/20 40	202012 310-51300-41000 TELEPHONE		*	6.83	
				GOVERNMENTAL MANAGEMENT SERVICES			4,943.97 000208
12/09/20	00007	11/30/20 118831	202010 310-51300-31500 OCT GENERAL COUNSEL		*	2,252.50	
				HOPPING GREEN & SAMS			2,252.50 000209
12/09/20	00002	12/07/20 20-07177	202012 310-51300-48000 NOTICE MEETING 12/15/20		*	167.38	
				JACKSONVILLE DAILY RECORD			167.38 000210
12/09/20	00029	12/02/20 12022020	202012 300-20700-10200 ASSESSMENT EXCESS REFUND		*	55.13	
				KOSLOWSKI GERALD			55.13 000211
12/09/20	00015	12/02/20 12022020	202011 320-57200-34000 NOV LIFESTYLE COORDINATOR		*	1,501.88	
				MARY GRACE BISHOP			1,501.88 000212
12/09/20	00015	12/02/20 12022020	202011 320-57200-49400 PYLONS/POSTS/POWER STRIPS		*	140.96	
		12/02/20 12022020	202011 320-57200-49400 DOG TREATS/FRISBEES		*	100.92	
		12/02/20 12022020	202011 320-57200-49400 DOG TREATS		*	17.63	

CYBL -CYPRESS BLUF' OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
		12/02/20	12022020 202011 320-57200-49400		*	213.45	
			KIDS GOODIE BAGS/SNACKS				
		12/02/20	12022020 202011 320-57200-49400		*	44.44	
			HOT CHOCOLATE				
		12/02/20	12022020 202011 320-57200-49400		*	50.00	
			ADVANCE FOR BALLOON ARTIS				
		12/02/20	12022020 202011 320-57200-49400		*	8.56	
			GIVIAWAYS				
		12/02/20	12022020 202011 320-57200-49400		*	37.05	
			DRINKS/LEFT OVERS G OPENI				
				MARY GRACE BISHOP			613.01 000213
12/09/20 00033		12/01/20	12012020 202012 320-57200-49400		*	120.00	
			YOGA INSTRUCTOR				
				PRISCILA BYERLEY			120.00 000214
12/09/20 00032		12/02/20	12022020 202012 300-20700-10200		*	59.21	
			ASSESSMENT EXCESS REFUND				
				SPAULDING DANA ALAN			59.21 000215
12/09/20 00012		11/01/20	1120014 202011 320-57200-46100		*	11,120.00	
			NOV LANDSCAPE MAINTENANCE				
		11/01/20	1120014 202011 320-57200-46100		*	3,090.00	
			BAHIA ROADSIDE SERVICE				
				SUN STATE NURSERY			14,210.00 000216
12/09/20 00012		11/01/20	1120013 202012 320-57200-46100		*	6,027.00	
			NOV LANDSCAPE MAINTENANCE				
				SUN STATE NURSERY			6,027.00 000217
12/09/20 00031		12/02/20	12022020 202012 300-20700-10200		*	55.13	
			ASSESSMENT EXCESS REFUND				
				VICTORINO GILBERT D			55.13 000218
12/09/20 00030		12/02/20	12022020 202012 300-20700-10200		*	55.13	
			ASSESSMENT EXCESS REFUND				
				ONEILL LIAM WALKER DUNAWAY			55.13 000219
12/21/20 00038		12/17/20	12172020 202012 300-15500-10000		*	250.00	
			DJ ROSS 1/9/20				
				LIVE ENTERTAINMENT SOLUTIONS			250.00 000220
12/21/20 00015		12/21/20	12212020 202012 320-57200-49400		*	27.27	
			BINGO PRIZES				
		12/21/20	12212020 202012 320-57200-49400		*	70.41	
			DRINKS FOR GRAND OPENING				

CYBL -CYPRESS BLUF' OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
		12/21/20	12212020 202012 320-57200-49400		*	97.81	
			DRINKS FOR GRAND OPENING				
		12/21/20	12212020 202012 320-57200-49400		*	15.87	
			ICE FOR GRAND OPENING				
		12/21/20	12212020 202012 320-57200-49400		*	25.44	
			POPCORN FOR GRAND OPENING				
		12/21/20	12212020 202012 320-57200-49400		*	250.00	
			FINAL PMT BALLOON ARTIST				
				MARY GRACE BISHOP			486.80 000221
12/21/20 00026		12/03/20	1152 202012 320-57200-46200		*	190.00	
			POST EVENT CLEANING				
				SERVICEMASTER JANITORIAL			190.00 000222
12/21/20 00012		12/01/20	1220012 202012 320-57200-46100		*	6,027.00	
			DEC LANDSCAPE MIANTENANCE				
				SUN STATE NURSERY			6,027.00 000223
12/21/20 00012		12/01/20	1220013 202012 320-57200-46100		*	11,120.00	
			DEC LANDSCAPE MAINTENANCE				
		12/01/20	1220013 202012 320-57200-46100		*	3,090.00	
			BAHIA ROADSIDE SERVICE				
				SUN STATE NURSERY			14,210.00 000224
12/21/20 00037		12/02/20	376904 202012 320-57200-45000		*	8,030.42	
			DEC AMENITY MANAGER				
		12/02/20	376904 202012 320-57200-45100		*	741.27	
			DEC FACILITY ATTENDANT				
		12/02/20	376904 202012 320-57200-46800		*	864.81	
			DEC POOL MAINTENANCE				
		12/02/20	376904 202012 320-57200-46200		*	864.81	
			DEC JANITORIAL				
		12/02/20	376904 202012 320-57200-34000		*	1,112.00	
			DEC LIFESTYLE				
		12/02/20	376904 202012 320-57200-46600		*	741.27	
			DEC MAINTENANCE				
				VESTA PROPERTY SERVICES, INC.			12,354.58 000225
12/28/20 00040		11/24/20	31012 202011 300-13100-10000		*	5,563.34	
			CABLING/WIFI GYM/OFFICE				
				ACI COMMUNICATIONS			5,563.34 000226
12/28/20 00039		11/23/20	77193 202011 300-13100-10000		*	9,885.90	
			NETWORK EQUIPMENT/INSTALL				
				NETTECH CONSULTANTS, INC.			9,885.90 000227
				CYBL -CYPRESS BLUF' OKUZMUK			

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
12/28/20	00039	11/30/20 77217	202011 300-13100-10000	NETTECH CONSULTANTS, INC.	*	1,137.15	
		NETWORK EQUIPMENT					
							1,137.15 000228
TOTAL FOR BANK A						120,578.43	
TOTAL FOR REGISTER						120,578.43	

Entertainment Strategies
362 Osceola Ave
Jacksonville Beach, FL 32250
9043727150

Invoice # INV-170951
Invoice Date 10/26/20
Amount Due: \$0.00

Bill To:

ETown
238 Garden Wood Dr
Ponte Vedra, FL 32081
UNITED STATES

Ship To:

238 Garden Wood Dr
Ponte Vedra, FL 32081
UNITED STATES

Due Date	P.O. Number
10/26/20	Thu 10-29 Show

Item	Description	Quantity	Price	Amount
Private	Private Event	1	\$300.00	\$300.00

RECEIVED

NOV 03 2020

Subtotal: \$300.00
Sales Tax: \$0.00
Total: \$300.00
Payments: \$300.00
Amount Due: \$0.00

To pay online, go to <https://app.bill.com/p/entertainmentstrategies>

1,320,570,494
25 (A)

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 39

Invoice Date: 11/1/20

Due Date: 11/1/20

Case:

P.O. Number:

Bill To:

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

RECEIVED

NOV 03 2020

Description	Hours/Qty	Rate	Amount
Management Fees - November 2020 1,310.573.340		3,750.00	3,750.00
Information Technology - November 2020 352		250.00	250.00
Dissemination Agent Services - October 2020 313		333.33	333.33
Office Supplies 570		18.73	18.73
Postage 420		26.25	26.25
Copies 425		286.05	286.05
GMS NF District postage to Auditor General 420		6.66	6.66
500			
Total			\$4,671.02
Payments/Credits			\$0.00
Balance Due			\$4,671.02

1,320.578, 340
16(A)

Invoice To: Cypress Bluff CDD
Invoice: 005
Date: October 2020

Services by: Mary Grace Bishop
E-Town Lifestyle Coordinator
Period of Services: October 1-31, 2020

10/1/20	3:00pm-4:00pm	1	Phone meeting with Larry EFS Catering; create Eventbrite; create Mailchimp; processes for Eventbrite & Mailchimp
10/2/20	9:00am - 11:45am	2.75	Meeting with Kelly, Mikey at eTown to review Recharge and Resident Grand Opening Event
10/3/20	2:00pm - 4:30pm	2.5	Zoom meeting with Lauren, update Social Media Procedures; review emails
10/4/20	8:30am - 9:30am	1	maintain FB invites
	10:30am - 1:30pm	3	You've been booed tags, emails, shopping for Booed bags
	9:30pm-10:00pm	0.5	putting together bags
10/5/20	2:15pm - 3:00pm	0.75	Take booed bags to builders to distribute
10/6/20	8:30am - 11:30am	3	Trivia Event - Create Eventbrite, schedule mailchimp (2 emails), FB posts (3 posts), work through project list
10/8/20	1:15pm - 2:15pm	1	emails, line up food trucks
10/15/20	various	1	checking emails, slack while on honeymoon
10/25/20	2:45pm - 3:00pm	0.25	emails, checklist for trivia night, slack, FB authorizations
10/25/20	5:15pm - 8:00pm	2.75	emails, checklist for trivia night, slack, FB authorizations
10/26/20	8:00am - 8:30am	0.5	looking for a new Trivia Host for Thursday
	2:45pm - 6:00pm	3.25	eTown FB live, emails, meeting with Kelly, pick up Gift, Cert from Marcos, organizing closet
	6:30pm-6:45pm	0.25	emails
10/27/20	2:30pm - 6:30pm	4	Pup up food truck event 11/3/20, Food truck event 11/8/20, grand opening 12/12/20; emails, FB requests
10/28/20	8:00am - 9:00am	1	emails, schedule food trucks,
10/29/20	7:45am - 9:45am	2	emails, upcoming events
10/29/20	4:30pm - 9:00pm	4.5	Trivia Night - eTown Hub
	7:45am - 10:45am	3	summary of Trivia night, call with David, emails, FB requests, research emails not getting events,
	9:00am - 10:00am	1	research new musician for Dec 18, organize files for events
		39	Total Hours
		\$22.50	Hourly Rate
		\$877.50	Total Due

Please submit payment to: Mary Grace Bishop
238 Garden Wood Dr.
Ponte Vedra, FL 32081

RECEIVED

NOV 03 2020

Sun State Nursery & Landscaping, Inc.

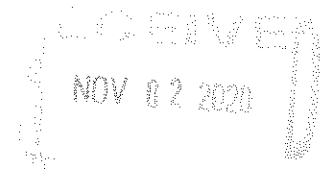
INVOICE

9362 Phillips Highway
Jacksonville, FL 32256
Phone (904) 260-0822 Fax (904) 260-0833

INVOICE # 1020014
DATE: October 1, 2020

Bill To:
GMS
475 West Town Place, Suite 114
St. Augustine, FL. 32092

For:
E - Town Phase 1



DESCRIPTION	AMOUNT
Landscape Management for the month of October. 12 ① 1,320.572, 461	\$ 6,027.00
TOTAL	\$ 6,027.00

Make all checks payable to Sun State Nursery & Landscaping, Inc.
If you have any questions concerning this invoice, contact Andrea Tinsley (904) 260-0822

THANK YOU FOR YOUR BUSINESS!

Sun State Nursery & Landscaping, Inc.

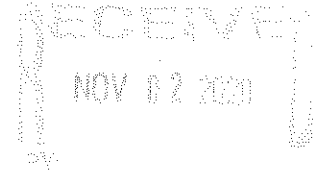
INVOICE

9362 Phillips Highway
Jacksonville, FL 32256
Phone (904) 260-0822 Fax (904) 260-0833

INVOICE # 1020015
DATE: October 1, 2020

Bill To:
GMS
475 West Town Place, Suite 114
St. Augustine, FL. 32092

For:
E - Town Phase 2



DESCRIPTION	AMOUNT
Landscape Management for the month of October.	\$11,120.00
Bahia Roadside Services	\$3,090.00
<i>12 (A)</i> <i>1,320, 512, 461</i>	
TOTAL	\$14,210.00

Make all checks payable to Sun State Nursery & Landscaping, Inc.
If you have any questions concerning this invoice, contact Andrea Tinsley (904) 260-0822

THANK YOU FOR YOUR BUSINESS!

Florida Department of Economic Opportunity, Special District Accountability Program
FY 2020/2021 Special District Fee Invoice and Update Form
Required by Sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Invoice No.: 83604			Date Invoiced: 10/01/2020
Annual Fee: \$175.00	Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/02/2020: \$175.00

STEP 1: Review the following information, make changes directly on the form, and sign and date:

1. Special District's Name, Registered Agent's Name, and Registered Office Address:

Cypress Bluff Community Development District
Ms. Katie Buchanan
Hopping Green and Sams, P.A.
119 South Monroe Street, Suite 300
Tallahassee, FL 32301



RECEIVED

NOV 12 2020

2. Telephone: (850) 222-7500
3. Fax: (850) 224-8551
4. Email: katieb@hgsllaw.com
5. Status: Independent
6. Governing Body: Elected
7. Website Address: cypressbluffcdd.com
8. County(ies): Duval
9. Function(s): Community Development
10. Boundary Map on File: 07/16/2018
11. Creation Document on File: 07/16/2018
12. Date Established: 06/29/2018
13. Creation Method: Local Ordinance
14. Local Governing Authority: City of Jacksonville
15. Creation Document(s): City Ordinance 2018-335-E ; 2019-434-E (Special Ordinance); 2019-599-E (Amending)
16. Statutory Authority: Chapter 190, Florida Statutes
17. Authority to Issue Bonds: Yes
18. Revenue Source(s): Assessments
19. Most Recent Update: 10/09/2019

4 (A)
1,210,513.490

I do hereby certify that the information above (changes noted if necessary) is accurate and complete as of this date.

Registered Agent's Signature: Katie Buchanan Date: 11/12/20

STEP 2: Pay the annual fee or certify eligibility for the zero fee:

a. **Pay the Annual Fee:** Pay the annual fee online by following the instructions at www.FloridaJobs.org/SpecialDistrictFee or by check payable to the Department of Economic Opportunity.

b. **Or, Certify Eligibility for the Zero Fee:** By initialing each of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **ALL** of the following statements contained herein and on any attachments hereto are true, correct, complete, and made in good faith as of this date. I understand that any information I give may be verified.

1. This special district and its Certified Public Accountant determined the special district is not a component unit of a local general-purpose government.
2. This special district is in compliance with the reporting requirements of the Department of Financial Services.
3. This special district reported \$3,000 or less in annual revenues to the Department of Financial Services on its Fiscal Year 2018/2019 Annual Financial Report (if created since then, attach an income statement verifying \$3,000 or less in revenues).

Department Use Only: Approved: _____ Denied: _____ Reason: _____

STEP 3: Make a copy of this form for your records.

STEP 4: Mail this form and payment (if paying by check) to the Department of Economic Opportunity, Bureau of Budget Management, 107 E. Madison Street, MSC 120, Tallahassee, FL 32399-4124. Direct any questions to (850) 717-8430.



Jim Perry
Cypress Bluff Community Development District c/o
Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

October 12, 2020
Project No: 13102.26002
Invoice No: 0195730

Project 13102.26002 Cypress Bluff CDD-District Engineer (WA#3)
Services this month include:

1. Meeting attendance
2. Preparing requisitions
3. Review and Sign Documents
4. Administrative Support

RECEIVED

NOV 09 2020

-Brad W.

Professional Services rendered through September 30, 2020

Professional Personnel

		Hours	Rate	Amount
Senior Engineer				
Weeber, Bradley	9/5/2020	2.00	194.00	388.00
Weeber, Bradley	9/19/2020	1.50	194.00	291.00
Weeber, Bradley	9/26/2020	2.00	194.00	388.00
Administrative Support				
Blair, Shelley	8/29/2020	1.00	81.00	81.00
Blair, Shelley	9/19/2020	1.00	81.00	81.00
Totals		7.50		1,229.00
Total Labor				1,229.00

Invoice Total this Period **\$1,229.00**

6 (A)
1,810,573.311

England-Thims & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
14775 Old St. Augustine Road • Jacksonville, Florida 32228 • tel 904-642-8990 • fax 904-646-9485
CA 00002584 LC 00003716



Jim Perry
Cypress Bluff Community Development District c/o
Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

November 3, 2020
Project No: 13102.26002
Invoice No: 0196072

Project 13102.26002 Cypress Bluff CDD-District Engineer (WA#3)
Services this month include:

1. Meeting attendance
2. Preparing requisitions
3. Review and Sign Documents
4. Administrative Support

-Brad W.

Professional Services rendered through October 31, 2020

Professional Personnel

		Hours	Rate	Amount
Senior Engineer				
Weeber, Bradley	10/24/2020	1.00	194.00	194.00
Administrative Support				
Blair, Shelley	10/24/2020	1.00	81.00	81.00
Totals		2.00		275.00
Total Labor				275.00

Invoice Total this Period **\$275.00**

Outstanding Invoices

Number	Date	Balance
0195730	10/12/2020	1,229.00
Total		1,229.00

Total Now Due **\$1,504.00**

England-Thims & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
14775 Old St. Augustine Road • Jacksonville, Florida 32268 • tel 904-642-8990 • fax 904-645-9485
CA-00002584 LC-0000316

From: MaryGrace LaMendola marygrace@etownjax.com
Subject: Checks Needed for Wednesday, November 18
Date: November 10, 2020 at 7:47 AM
To: Oksana Kuzmuk okuzmuk@gmsnf.com, dlaughlin@gmsnf.com

Good morning Oksana and Daniel-

Could you please cut the following checks for me for next Wednesday's Wine Down Wednesday event in eTown. I have attached the W-9 forms.

Ronald Marshall (Metro Band) - \$250.00

EFS Catering - \$125.00

I may need to come pick these up from you depending on when they will be ready. Can you let me know and I will see if UPSP will get them here in time?

Thanks so much!

Mary Grace Bishop
eTown Lifestyle Director
MaryGrace@etownjax.com

RECEIVED

NOV 10 2020

Cypress Bluff Community Development District



etownjax.com
904-503-0964



Pick up
let Mary
know

Form W-9 (Rev. October 2018) Department of the Treasury Internal Revenue Service		Request for Taxpayer Identification Number and Certification		Give Form to the requester. Do not send to the IRS.
▶ Go to www.irs.gov/FormW9 for instructions and the latest information.				
1 Name (as shown on your income tax return). Name is required on this line, do not leave this line blank. Ronald W. Marshall				
2 Business name/disregarded entity name, if different from above Metro Band Productions, LLC				
3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.				
<input checked="" type="checkbox"/> Individual sole proprietor or single-member LLC				
<input type="checkbox"/> C Corporation				
<input type="checkbox"/> S Corporation				
<input type="checkbox"/> Partnership				
<input type="checkbox"/> Trust/estate				
<input type="checkbox"/> Limited liability company. Enter the tax classification (C-Corporation, S-Corporation, Partnership) ▶				
Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.				
<input type="checkbox"/> Other (see instructions) ▶				
4 Exemption codes apply only to certain entities; not individuals; see instructions on page 3. Exempt payer code (if any): _____ Exemption from FATCA reporting code (if any): _____ Applies to non-U.S. Free-Trade-Agreement (FTA) countries				

INVOICE

TOTAL DUE
\$190.00

BILL TO

**Cypress Bluff Community Development
District**Mary Grace Bishop
475 West Town Place, Suite 114
St. Augustine, Florida 32092
United States

904-503-0964

MaryGrace@etownjax.com

RECEIVED

NOV 11 2020

Invoice Number: 1145

Invoice Date: November 10, 2020

Payment Due: November 25, 2020

DESCRIPTION	QUANTITY	UNIT PRICE	TOTAL PRICE
eTown Welcome Center 1 Post Event Cleaning Services (coinciding with a Regular Cleaning) September 30/2020	1	\$70.00	\$70.00
eTown Welcome Center 2 Post Event Cleaning Services (non-coinciding with a Regular Cleaning) October 30/2020	1	\$120.00	\$120.00
Total:			\$190.00

Amount Due (USD): \$190.00

26 (A)

001. 320.572.462

Hopping Green & Sams

Attorneys and Counselors

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

===== STATEMENT =====

Cypress Bluff CDD
Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

October 31, 2020

RECEIVED

Bill Number 118269
Billed through 09/30/2020

NOV 10 2020

7 ①
1,810.513.815

General Counsel

CBCDD 00001 KSB

FOR PROFESSIONAL SERVICES RENDERED

09/02/20	KSB	Review agenda and confer with Warren; review equipment lease; confer with engineer.	1.40 hrs
09/02/20	SSW	Prepare for and attend board meeting; conduct meeting follow-up.	1.70 hrs
09/08/20	KSB	Research status of landscape maintenance agreements.	0.40 hrs
09/10/20	KSB	Confer with White regarding landscape maintenance.	0.40 hrs
09/10/20	KEM	Review outstanding district items.	0.20 hrs
09/14/20	KSB	Confer with district manager regarding agenda package; prepare cost share agreement; confer with Dudley; prepare updated disclosure of public financing.	1.70 hrs
09/14/20	KEM	Prepare resolution ratifying sale of bonds, second amended disclosure of public financing and cost share agreement.	1.30 hrs
09/15/20	KSB	Confer with district manager regarding insurance coverage.	0.30 hrs
09/15/20	KEM	Prepare landscape maintenance agreements and second amended disclosure of public financing.	0.50 hrs
09/22/20	KSB	Prepare for and attend board meeting; perform meeting follow up.	1.70 hrs
09/26/20	KEM	Prepare amendment to project services agreement.	0.40 hrs
09/30/20	ACW	Review Executive Order 20-246 and prepare summary of meeting requirements.	0.10 hrs

Total fees for this matter \$2,372.50

DISBURSEMENTS

United Parcel Service 21.78

Total disbursements for this matter \$21.78

MATTER SUMMARY

Willson, Alyssa C.	0.10 hrs	250 /hr	\$25.00
Ibarra, Katherine E. - Paralegal	2.40 hrs	125 /hr	\$300.00
Buchanan, Katie S.	5.90 hrs	275 /hr	\$1,622.50
Warren, Sarah S.	1.70 hrs	250 /hr	\$425.00

TOTAL FEES	\$2,372.50
TOTAL DISBURSEMENTS	\$21.78

TOTAL CHARGES FOR THIS MATTER	\$2,394.28
--------------------------------------	-------------------

BILLING SUMMARY

Willson, Alyssa C.	0.10 hrs	250 /hr	\$25.00
Ibarra, Katherine E. - Paralegal	2.40 hrs	125 /hr	\$300.00
Buchanan, Katie S.	5.90 hrs	275 /hr	\$1,622.50
Warren, Sarah S.	1.70 hrs	250 /hr	\$425.00

TOTAL FEES	\$2,372.50
TOTAL DISBURSEMENTS	\$21.78

TOTAL CHARGES FOR THIS BILL	\$2,394.28
------------------------------------	-------------------

Please include the bill number with your payment.

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 1769
Jacksonville, FL 32201
(904) 356-2466

INVOICE

November 9, 2020

Date

Attn: Courtney Hogge
GMS, LLC
475 WEST TOWN PLACE, STE 114
SAINT AUGUSTINE FL 32092



Payment Due Upon Receipt

Serial # 20-06628D PO/File # _____ \$164.00

Amount Due

Notice of Regular Meeting of the Board of Supervisors

Amount Paid

Cypress Bluff Community Development District

\$164.00

Payment Due

Case Number _____

Publication Dates 11/9

County Duval

2 (A)
1,810.53.48

*Payment is due before the
Proof of Publication is released.*

*For your convenience, you
may remit payment at
jaxdailyrecord.com/send-payment.*

Your notice can be found at www.jaxdailyrecord.com

TERMS: Net 30 days. Past due amounts will be charged a finance charge of 1.5% per month.

Preliminary Proof Of Legal Notice
(This is not a proof of publication.)

Please read copy of this advertisement and advise us of any necessary corrections before further publications.

**NOTICE OF REGULAR
MEETING OF THE
BOARD OF SUPERVISORS
CYPRESS BLUFF
COMMUNITY
DEVELOPMENT DISTRICT**

Notice is hereby given that the Cypress Bluff Community Development District ("District") will hold a regular meeting ("Meeting") of the Board of Supervisors ("Board") on Tuesday, November 17, 2020 at 1:30 p.m. at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida 32256, where the Board may consider any business that may properly come before it. Alternatively, the Meeting may be conducted remotely using video or teleconference pursuant to Executive Orders 20-52, 20-69 and 20-246 issued by Governor DeSantis, including any extensions or supplements thereof, and pursuant to Section 120.54(5)(b)2., *Florida Statutes* if such Executive Orders are still in effect.

While it may be necessary to hold the above referenced meeting of the District's Board of Supervisors during the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. Toward that end, anyone wishing to listen and participate in the meeting and obtain information about how the meeting will occur should refer to the District's website, www.CypressBluffCDD.com or contact the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 or jerry@gmsnf.com to obtain access information. Additionally, participants are **strongly encouraged** to submit questions and comments to the District Manager at least 24 hours in advance of the meeting at (904) 940-5850 or jerry@gmsnf.com to facilitate the Board's consideration of such questions and comments during the meeting. The Meeting is open to the public and

will be conducted in accordance with the provisions of Florida law for community development districts. The Meeting may be continued to a date, time, and place to be specified on the record at such Meeting.

An electronic copy of the agenda may be obtained by contacting the office of the District Manager, c/o Governmental Management Services, LLC, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, (904) 940-5850, jperry@gmsnf.com ("District Manager's Office") during normal business hours, and is also expected to be available on the District's website, www.CypressBluffCDD.com at least seven days prior to the meeting.

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

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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 the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

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

Jim Perry
District Manager

Nov. 9 00(20-06628D)



Metro Band Productions, LLC

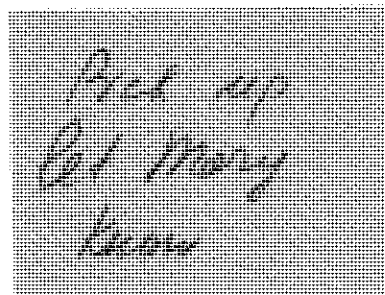
144 Yellow Bill Lane
Ponte Vedra Beach, FL 32082

Invoice

Date	Invoice #
11/13/2020	1918

Bill To

Cypress Bluff Community Development
Mary Grace Bishop
eTown Lifestyle Director
11003 E-Town Pkwy
Jacksonville, FL 32256



Quantity	Description	Rate	Amount
	METRO Cafe Duo Wednesday November 18	250.00	250.00

Total

\$250.00

MAKE ALL CHECKS PAYABLE TO METRO BAND

EIN: 83-2589847

FROM:

Cypress Bluff Community Development
Mary Grace Bishop
eTown Lifestyle Director
11003 E-Town Pkwy
Jacksonville, FL 32256

Remit to:
Ronald Marshall, The Metro Band
144 Yellow Bill Lane
Ponte Vedra Beach, FL 32082-6541

Ronald Marshall, Manager
908-358-6452
Booking@theMETROBand.com

www.theMETROband.com

Invoice: 1918
Amount: \$250.00

MaryGrace LaMendola

Fwd: Cypress Bluff CDD Invoice October 2020
November 27, 2020 at 8:45 AM
Oksana Kuzmuk

Good morning Oksana - I hope you had a fabulous Thanksgiving weekend. I am forwarding my original email with the copy of the invoice as well as details within email about reimbursement to me.

Since they have not received the check yet could you please put a stop pay on it and reissue to me? I know it was just an oversight but I had to pay this out and I am afraid I will forget this with all that I have going on. To have it finalized and off my plate would be amazing.

Thanks so much!

MG

----- Forwarded message -----

From: **MaryGrace LaMendola** <marygrace@etownjax.com>
Date: Tue, Nov 3, 2020 at 4:04 PM
Subject: Cypress Bluff CDD Invoice October 2020
To: Oksana Kuzmuk <okuzmuk@gmsnf.com>, <dlaughlin@gmsnf.com>
Cc: David Ray <david@nocatee.com>

RECEIVED

NOV 28 2020

Good afternoon Daniel and Oksana!

Attached you will find my invoice to Cypress Bluff CDD for October 2020 services. Please make note of two things:

1. My last name has now changed to Bishop.
2. There is attached a \$300 invoice that I had to pay in advance. I requested a check for our trivia host but he had to cancel at the last minute so I secured a new host the morning of the event. That is my only expense this month.

Please let me know if you have any questions.

Mary Grace Bishop
eTown Lifestyle Director
MaryGrace@etownjax.com

Cypress Bluff Community Development District



etownjax.com
904-503-0964



Mary Grace Bishop
eTown Lifestyle Director
MaryGrace@etownjax.com

Cypress Bluff Community Development District



etownjax.com
904-503-0964



Entertainment Strategies
362 Osceola Ave
Jacksonville Beach, FL 32250
9043727150



Invoice # INV-170951

Invoice Date 10/26/20

Amount Due: 50.00

Ship To:

238 Garden Wood Dr
Ponte Vedra, FL 32081
UNITED STATES

Bill To:

eTown
238 Garden Wood Dr
Ponte Vedra, FL 32081
UNITED STATES

Due Date	P.O. Number
10/26/20	Thu 10-29 Show

Item	Description	Quantity	Price	Amount
Private	Private Event	1	\$500.00	\$500.00

Subtotal: \$500.00

Sales Tax: \$0.00

Total: \$500.00

Payments: \$300.00

Amount Due: \$0.00

To pay online, go to <https://app.bill.com/p/entertainmentstrategies>

Entertainment Strategies
362 Osceola Ave
Jacksonville Beach, FL 32250
9043727150

DUPLICATE COPY

Invoice # INV-170951

Invoice Date 10/26/20

Amount Due: \$0.00

Bill To:

ETown
238 Garden Wood Dr
Ponte Vedra, FL 32081
UNITED STATES

Ship To:

238 Garden Wood Dr
Ponte Vedra, FL 32081
UNITED STATES

Due Date	P.O. Number
10/26/20	Thu 10-29 Show

Item	Description	Quantity	Price	Amount
Private	Private Event	1	\$300.00	\$300.00

Subtotal: \$300.00

Sales Tax: \$0.00

Total: \$300.00

Payments: \$300.00

Amount Due: \$0.00

To pay online, go to <https://app.bill.com/p/entertainmentstrategies>

Reimburse to Mary

15 (A)

1,320,572.494



Metro Band Productions, LLC
144 Yellow Bill Lane
Ponte Vedra Beach, FL 32082

Invoice

Date	Invoice #
11/13/2020	1915

Bill To

Cypress Bluff Community Development
Mary Grace Bishop
eTown Lifestyle Director
11003 E-Town Pkwy
Jacksonville, FL 32256

RECEIVED

NOV 13 2020

Quantity	Description	Rate	Amount
	The METRO Band for Open House Event, Saturday December 12 <i>24 (A) 1. 300.156.100</i>	600.00	600.00

Total

\$600.00

MAKE ALL CHECKS PAYABLE TO METRO BAND

EIN: 83-2589847

FROM:

Remit to:
Ronald Marshall, The Metro Band
144 Yellow Bill Lane
Ponte Vedra Beach, FL 32082-6541

Cypress Bluff Community Development
Mary Grace Bishop
eTown Lifestyle Director
11003 E-Town Pkwy
Jacksonville, FL 32256

Ronald Marshall, Manager
908-358-6452
Booking@theMETROBand.com

www.theMETROband.com

Invoice: 1915
Amount: \$600.00

From: Michael Alfieri <malfieri@wasteprousa.com>
Subject: RE: Cypress Bluff (E-Town) dumpster
Date: December 2, 2020 at 1:01 PM
To: Oksana Kuzmuk <okuzmuk@gmsnf.com>



Hi Oksana,

I got wrapped up from the start this morning and forgot to send you the attached, so sorry!

The \$190 is due for container fee, delivery, and first month's service rate. Can our office call you for the check over phone?

Thanks again Oksana,
Mike

Mike Alfieri
Commercial Territory Manager

2940 Strickland St.
Jacksonville, FL 32254
Phone: (904) 476-6424
Website: <http://wasteprousa.com>
E-mail: malfieri@wasteprousa.com

28(A)



RECEIVED

DEC 02 2020

From: Oksana Kuzmuk <okuzmuk@gmsnf.com>
Sent: Wednesday, December 2, 2020 12:52 PM
To: Michael Alfieri <malfieri@wasteprousa.com>
Subject: Cypress Bluff (E-Town) dumpster

Hello,

Michael,

Let me know if you still need a prepay for E-Town dumpster.

Sincerely,

Oksana Kuzmuk
Governmental Management Services, LLC (GMS)
475 West Town Place, Suite 114
St. Augustine, Florida 32092
World Golf Village
Office: (904) 940-5850 ext. 404
Cell: (386) 237-8444

MaryGrace LaMendola

Checks for December 2020

December 1, 2020 at 3:23 PM

Oksana Kuzmuk

Hi Oksana and Daniell

I wanted to get these out to you early so that they can be mailed to my home for our event coming up on December 12th.
Please send these to my attention at 238 Garden Wood Dr., Ponte Vedra, FL 32081.

You will find all W-9's and invoices attached. These are people that we are hiring for our ReCharge Grand Opening Event.

Priscila Byerley - \$120.00 Yoga Instructor W-9 Attached

Amy Moizer - \$90.00 Event Helper W-9 Attached

Metro Band - \$600.00 Entertainment - W-9 & Invoice Attached

Andrew Sapin - \$250.00 Entertainment - W-9 Attached

Bouncers, Slides & More - Movie - W-9 & Invoice Attached

Please let me know if you have any questions.

--

Mary Grace Bishop

eTown Lifestyle Director

MaryGrace@etownjax.com

Cypress Bluff Community Development District



etownjax.com

904-503-0964



RECEIVED

DEC 01 2020

Pick up

W-9
Form 999, October 2018
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

1. Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.
Priscila Byerley

2. Business name (disregarded entity name, if different from 1.)

3. Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.

<input checked="" type="checkbox"/> Individual proprietor or single member LLC	<input type="checkbox"/> Corporation	<input type="checkbox"/> Corporation	<input type="checkbox"/> Partnership	<input type="checkbox"/> Trust/estate
<input type="checkbox"/> Limited liability company. Enter the tax classification (LLC classification) and the company's EIN on line 3a.				

4. Exemptions. Check only one of the following three boxes. See instructions on page 3b.
☐ Exempt payee code (if any) _____

From: MaryGrace LaMendola
Subject: Checks for December 2020
Date: December 1, 2020 at 3:23 PM
To: Oksana Kuzmuk

RECEIVED

DEC 01 2020

Hi Oksana and Daniell

I wanted to get these out to you early so that they can be mailed to my home for our event coming up on December 12th.
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Andrew Sapin - \$250.00 Entertainment - W-9 Attached

Bouncers, Slides & More - Movie - W-9 & Invoice Attached

85 (A)

1, 322 572 494

Please let me know if you have any questions.

Mary Grace Bishop
eTown Lifestyle Director
MaryGrace@etownjax.com

Cypress Bluff Community Development District



etownjax.com
904-503-0964



Pick up

W-9
Form 990-October 2018
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to www.irs.gov/FormW9 for instructions and the latest information.

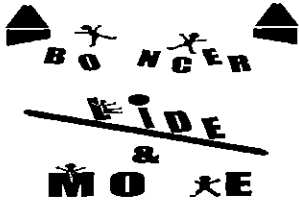
Give Form to the requester. Do not send to the IRS.

1. Name (see instructions on your federal tax return). Name is required on this line; do not leave this line blank.
Priscila Byerley

2. Business name (if registered entity name, if different from above)

3. Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following boxes.
☒ Individual (sole proprietor or single-member LLC)
☐ Corporation
☐ S Corporation
☐ Partnership
☐ Trust/estate
☐ Limited liability company. Enter the tax classification (LLC, S corporation, etc.) in the space below.

4. Exemption codes apply only to certain entities; see instructions on page 30.
Exempt payee code (if any)

		Bouncers, Slides, and More Inc. 1915 Bluebonnet Way Fleming Island, FL 32003		Invoice Date: 24 November, 2020 Invoice No.: 11242020.02		
<u>Name / Address</u> Attn: Mary Grace Cypress Bluff Community		<u>Additional Details:</u> <div style="display: flex; justify-content: space-between; align-items: center;"> <div> RECEIVED DEC 01 2020 </div> <div> #36 (A) 1,320.577,494 </div> </div>				
	<u>Description</u>	<u>Quantity</u>	<u>Rate</u>	<u>Discount</u>	<u>Subtotal</u>	<u>Extended</u>
1	Outdoor Movie Night	1	\$450.00	%	\$350.00	\$350.00
2						
3						
4						
5						
6						
7						
8						
9						
10						
11						
12						
13						
14						
15						
16						
17						
18						
19						
20						
<u>Comments:</u>		<u>Subtotal</u>				\$350.00
		<u>Sales Tax (0.0%)</u>				
		Total				\$350.00

Pick Up

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

RECEIVED

DEC 02 2020

General Fund

Check Request

Date	Amount	Authorized By
December 2, 2020	\$893.69	Oksana Kuzmuk

Payable to:

Governmental Management Services, LLC	#5
---------------------------------------	----

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10100	A
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Intended Use of Funds Requested:

Oct 2020 Assmt Collection Fee
(Attach supporting documentation for request.)

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

RECEIVED

General Fund

DEC 02 2020

Check Request

Date	Amount	Authorized By
December 2, 2020	\$7,151.83	Oksana Kuzmuk

Payable to:

Governmental Management Services, LLC	#5
---------------------------------------	----

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10100 (A)
------	-------------------------

Intended Use of Funds Requested:

Nov 2020 Assmt Collection Fee
(Attach supporting documentation for request.)

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

DEC 03 2020

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

Invoice #: 40

Invoice Date: 12/1/20

Due Date: 12/1/20

Case:

P.O. Number:

Description	Hours/Qty	Rate	Amount
Management Fees - December 2020 1,810.513.340		3,750.00	3,750.00
Information Technology - December 2020 852		250.00	250.00
Dissemination Agent Services - December 2020 313		333.33	333.33
Office Supplies 570		18.16	18.16
Postage 1120		335.60	335.60
Copies 1128		250.05	250.05
Telephone 1110		6.83	6.83

(A) 5

Total \$4,943.97**Payments/Credits** \$0.00**Balance Due** \$4,943.97

Hopping Green & Sams

Attorneys and Counselors

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

7 (A)
1.810 573. 815

STATEMENT

Cypress Bluff CDD
Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

November 30, 2020

RECEIVED

Bill Number 118831
Billed through 10/31/2020

DEC 02 2020

General Counsel

CBCDD 00001 KSB

FOR PROFESSIONAL SERVICES RENDERED

10/01/20	KSB	Review final form of lease agreement; confer with Perry.	0.40 hrs
10/07/20	KSB	Review meeting minutes; perform meeting follow up.	0.50 hrs
10/14/20	KSB	Confer with Vesta regarding request for proposals for amenity management; confer with RMS regarding same.	0.80 hrs
10/19/20	KSB	Prepare request for proposals for amenity management services.	2.40 hrs
10/20/20	KSB	Continue to prepare request for proposals; confer with D. Ray.	1.20 hrs
10/21/20	KSB	Confer with vendor regarding RFP; confer with D. Ray.	0.80 hrs
10/21/20	KEM	Confer with district manager regarding status of second amended disclosure.	0.10 hrs
10/26/20	KSB	Confer with Ray regarding amenity management contract.	0.50 hrs
10/27/20	KSB	Prepare for and attend board meeting; confer with D. Ray.	1.50 hrs
10/30/20	KEM	Confer with White regarding executing deed.	0.10 hrs
Total fees for this matter			\$2,252.50

MATTER SUMMARY

Ibarra, Katherine E. - Paralegal	0.20 hrs	125 /hr	\$25.00
Buchanan, Katie S.	8.10 hrs	275 /hr	\$2,227.50
TOTAL FEES			\$2,252.50

TOTAL CHARGES FOR THIS MATTER

\$2,252.50

BILLING SUMMARY

Ibarra, Katherine E. - Paralegal	0.20 hrs	125 /hr	\$25.00
----------------------------------	----------	---------	---------

=====

8.10 hrs

275 /hr

\$2,227.50

TOTAL FEES

\$2,252.50

TOTAL CHARGES FOR THIS BILL**\$2,252.50****Please include the bill number with your payment.**

Jacksonville Daily Record

A Division of

DAILY RECORD & OBSERVER, LLC

P.O. Box 1769
Jacksonville, FL 32201
(904) 356-2466

INVOICE

RECEIVED

December 7, 2020

Date

DEC 07 2020

Attn: Courtney Hogge
GMS, LLC
475 WEST TOWN PLACE, STE 114
SAINT AUGUSTINE FL 32092

Payment Due Upon Receipt

Serial # 20-07177D PO/File # _____ \$167.38

Amount Due

Notice of Regular Meeting of the Board of Supervisors

Amount Paid

Cypress Bluff Community Development District

\$167.38

Payment Due

Case Number _____

Publication Dates 12/7

County Duval

*Payment is due before the
Proof of Publication is released.*

*For your convenience, you
may remit payment at
jaxdailyrecord.com/send-payment.*

2 (A)
1,810,573.480

Your notice can be found at www.jaxdailyrecord.com

TERMS: Net 30 days. Past due amounts will be charged a finance charge of 1.5% per month.

Preliminary Proof Of Legal Notice
(This is not a proof of publication.)

Please read copy of this advertisement and advise us of any necessary corrections before further publications.

**NOTICE OF REGULAR
MEETING OF THE BOARD
OF SUPERVISORS
CYPRESS BLUFF
COMMUNITY
DEVELOPMENT DISTRICT**

Notice is hereby given that the Cypress Bluff Community Development District ("District") will hold a regular meeting ("Meeting") of the Board of Supervisors ("Board") on Tuesday, December 15, 2020 at 1:30 p.m. at the eTown Welcome Center, 11003 K-Town Parkway, Jacksonville, Florida 32256, where the Board may consider any business that may properly come before it. Alternatively, the Meeting may be conducted remotely using video or teleconference pursuant to Executive Orders 20-52 and 20-69 issued by Governor DeSantis, including any extensions or supplements thereof, and pursuant to Section 120.54(5)(b)2., *Florida Statutes* if such Executive Orders are still in effect.

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Jim Perry
District Manager
Dec. 7 00(20-07177D)

RECEIVED

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

RECEIVED

DEC 02 2020

General Fund

DEC 02 2020

Check Request

Date	Amount	Authorized By
December 2, 2020	\$55.13	Oksana Kuzmuk

Payable to:

KOSLOWSKI GERALD #29

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10200	(A)
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Intended Use of Funds Requested:

Assessment excess refund
(Attach supporting documentation for request.)

Services by: Mary Grace Bishop E-Town Lifestyle Coordinator Period of Services: November 1-30, 2020			
11/2/20	3:30pm-4:00pm	0.5	Phone call with Kelly, emails
11/3/20	3:30pm-6:15pm	2.75	emails, Food Truck in eTown set up, FB requests
11/4/20	8:00am-11:45am	3.75	emails, eventbrite/email/FB event for Wine Down on 11/18/20, meeting with Marketing regarding grand opening of Recharge
11/5/20	7:30am-8:00am	0.5	emails to vendors, Hannah
	3:15pm-3:45pm	0.5	talked to caterer regarding realtor event; recalculated prices
11/6/20	7:15am-11:15am	4	emails, upcoming events, order from Amazon, meeting with Kelly/Lauren regarding realtor event
11/9/20	6:45am-11:30am	4.75	contracts and requests sent to vendors for upcoming events, emails, FB requests
11/10/20	7:00am-9:00am	2	post event on FB, FB requests, emails, work on upcoming events
11/11/20	7:00am-10:00am	3	post event on FB, FB requests, emails, work on upcoming events
11/12/20	6:45am-7:45am	1	emails, work on upcoming events
11/13/20	8:30am-noon	3.5	meeting at Recharge with Lauren to review layouts, emails, FB posts, calls to David regarding new hire, calls looking for a new vendor.
	2:00pm-3:00	1	Realtor meeting with Kelly/marketing
11/16/20	7:00am-10:45am	3.75	emails, FB requests, sponsorships for Recharge opening; Polar Plunge sponsorship
11/17/20	7:15am-9:00am	1.75	emails, sponsorship ideas/flier,
	12:30-2:45pm	2.25	Instagram live with Carling, review set up for tomorrow event and work on lighting problem, meet with Hannah/Kylie at Recharge for tour/suggestions.
11/18/20	7:00am-9:00am	2	emails, FB requests, eTown Resident directory
	3:00pm-8:30pm	5	pick up checks at Government Mgmt; Wine Down Wednesday set up/event/clean up
11/19/20	7:15am-9:15am	2	Event recap, order Yappy Hour items for RGO, emails, research popcorn machines and pricing.
11/20/20	7:15am-9:00am	1.75	Look for yoga instructor / work on details of Grand Opening
	9:30am-10:15am	0.75	Meeting with Kelly learning Peoplevine events
	11:15am-12:30pm	1.25	Create PeopleVine for Family Bingo - Post on FB Event - more work finding a yoga instructor/ search Amazon for gift bag ideas for kids grand opening.
11/22/20	2:15pm-4:30pm	2.25	Peoplevine (set up social media for grand opening), order from Amazon Yappy Hour and Kidz fun items
11/23/20	7:00am-12:15pm	5.25	Confirm all vendors for Grand Opening, Send W-9's to GMS, update with Kelly on GO, update FB requests; clean up some emails; update People Vine GO event
11/24/20	7:00am-11:00am	4	Thanksgiving FB post; Bingo FB Posts; schedule Bingo emails; look for new food truck vendor for GO.
1/25/20	7:00am-10:30am	3	2021 Event Planning, still looking for food truck for GO event, FB requests, Peoplevine set up two more events
11/28/20	8:30am-9:30am	1	set up speaker systems, emails,
11/30/20	7:00am-9:00am	2	emails, event summary sheet update for Marcy, 2021 events
	1:15pm-1:45pm	0.5	phone call with Kelly
	8:00pm-9:00pm	1	photos for Bingo attendees, Bingo game schedule, review prizes
		66.75	Total Hours
		\$22.50	Hourly Rate
		\$1,501.88	Total Due

RECEIVED

DEC 02 2020

④ 15
1.820.572.340

Pick up

Printed on: 12/01/2020 10:00 AM
2010 Nelsonville, OH
Dan W. Kuzmuk, Jr.

Send invoice to: Daniel Laughlin
Oksana Kuzmuk

dlaughlin@gmsnf.com
okuzmuk@gmsnf.com

120220-1211mb

REIMBURSEMENT FOR EXPENSES

DATE	INVOICE #	PAYABLE TO:	AMOUNT	ACTIVITY	ITEM
11/6/20	111-2721332-1259461	Amazon	SE \$140.96	General	pylons, posts, power strip, outdoor lights
11/19/20	111-657445-4493808	Amazon	SE \$100.92	Yappy Hour	dog treats, frisbees, tennis balls, goodie bags
11/19/20	111-2507002-9308207	Amazon	SE \$17.63	Yappy Hour	dog treats
11/22/20	111-7733248-7279455	Amazon	SE \$213.45	Bingo/Grand Opening	kidz goodie bags, Bingo snacks, popcorn bags/ cups
11/22/20	111-1121158-6563414	Amazon	SE \$44.44	Grand Opening/ Polar Plunge	hot chocolate
11/23/20		ArtZ	SE \$50.00	GO Kidz	down payment for Grand Opening Balloon Artist
11/27/20		Dollar Tree	SE \$8.56	BINGO	give aways
11/30/20		Publix	SE \$37.05	BINGO	Drinks / left overs for Grand Opening
				TOTAL	\$613.01

RECEIVED

DEC 02 2020

15 (4)
1,220,572,494

Pick up

amazon.com

Details for Order #111-2721332-1259461Print this page for your records.**Order Placed:** November 6, 2020**Amazon.com order number:** 111-2721332-1259461**Order Total:** \$140.96**Shipped on November 6, 2020****Items Ordered**1 of: *Fi-Shock P-30G Green Garden Post for Fence (25 Pack), 30"*

Sold by: Amazon.com Services LLC

Condition: New

Price

\$39.99

Shipping Address:Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States**Shipping Speed:**

FREE Shipping

Shipping now**Items Ordered**1 of: *12 Inch Orange Traffic Training Cones, Plastic Safety Parking Cones, Agility Field Marker Cones for Soccer Basketball Football Drills Training, Outdoor Sport Activity & Festive Events - 12 Pack*Sold by: Fragmaim ([seller profile](#))

Condition: New

1 of: *BESTTEN Outdoor Power Strip with Covers and Overload Protection Switch, Double Sided 6-Outlet Yard Power Stake with 9-Foot Long Extension Cord, ETL Certified, Green*Sold by: Bestten ([seller profile](#))

Condition: New

Price

\$23.99

\$19.99

Shipping Address:Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States**Shipping Speed:**

FREE Shipping

Shipping now**Items Ordered**1 of: *ZHMA 3 Pack 60W LED Flood Light With Plug(Warm White),6000lm Super Bright Security Lights(300W halogen lights equivalent) IP66 Waterproof Outdoor Landscape***Price**

\$56.99

Floodlight for Back Yard, Garden, PlaygroundSold by: ZHMA ([seller profile](#))

Condition: New

Shipping Address:

Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

Shipping Speed:

FREE Shipping

Payment information**Payment Method:**

MasterCard | Last digits: 5617

Item(s) Subtotal: \$140.96

Shipping & Handling: \$16.02

Free Shipping: -\$16.02

Total before tax: \$140.96

Estimated tax to be collected: \$0.00

Grand Total: \$140.96**Billing address**

Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

To view the status of your order, return to [Order Summary](#).[Conditions of Use](#) | [Privacy Notice](#) © 1996-2020, Amazon.com, Inc. or its affiliates

amazon.com

Yappy Hour

Details for Order #111-6574445-4493808Print this page for your records.**Order Placed:** November 19, 2020**Amazon.com order number:** 111-6574445-4493808**Order Total:** \$100.92**Not Yet Shipped****Items Ordered****Price**YH ✓ 1 of: *Purina Alpo Tbonz Filet Mignon Flavor Dog Treats - 40 Oz. Canister*

\$8.98

Sold by: Amazon.com Services LLC

Condition: New

YH ✓ 1 of: *Zqyy 7 Pack Dog Toy Frisbee Training Silicone Frisbee, High Flying Aerodynamic* \$14.99*Disc - Lightweight, Floatable Dog Frisbees for Fetch, Tug of War, Catch, Play - Doubles as Food/Water Bowl*Sold by: Zqyy ([seller profile](#))

Condition: New

YH ✓ 4 of: *The Dog's Balls, Dog Tennis Balls, 12-Pack Blue Dog Toy, Premium Strong Dog & Puppy Ball for Training, Play, Exercise & Fetch* \$16.99Sold by: The Dog's Balls ([seller profile](#)) | Product question? [Ask Seller](#)

Condition: New

YH ✓ 1 of: *150 Pieces Clear Treat Bags Paw Print Cellophane Bags Pet Gift Bags with 150 Pieces Twist Ties for Party Supplies (Style 1)* \$8.99Sold by: BoaoNetwork ([seller profile](#)) | Product question? [Ask Seller](#)

Condition: New

Shipping Address:

Cypress Bluff Community Development District

238 GARDEN WOOD DR

PONTE VEDRA, FL 32081-5084

United States

Shipping Speed:

FREE Shipping

Payment information**Payment Method:**

MasterCard | Last digits: 5617

Item(s) Subtotal: \$100.92

Shipping & Handling: \$11.82

Free Shipping: -\$11.82

Billing address

Cypress Bluff Community Development District

238 GARDEN WOOD DR

PONTE VEDRA, FL 32081-5084

United States

Total before tax: \$100.92

Estimated tax to be collected: \$0.00

Grand Total: \$100.92To view the status of your order, return to [Order Summary](#).[Conditions of Use](#) | [Privacy Notice](#) © 1996-2020, Amazon.com, Inc. or its affiliates

amazon.com

Details for Order #111-2507002-9308207Print this page for your records.**Order Placed:** November 19, 2020**Amazon.com order number:** 111-2507002-9308207**Order Total:** \$17.63**Not Yet Shipped****Items Ordered****Price**1 of: *Milk-Bone Flavor Snacks Dog Treats for Dogs, Small Treats, 7 Pounds*

\$11.64

Sold by: Amazon Pantry ([seller profile](#))

Condition: New

Shipping Address:

Cypress Bluff Community Development District

238 GARDEN WOOD DR

PONTE VEDRA, FL 32081-5084

United States

Shipping Speed:

Pantry Delivery

Payment Information**Payment Method:**

MasterCard | Last digits: 5617

Item(s) Subtotal: \$11.64

Pantry delivery: \$5.99

Billing address

Cypress Bluff Community Development District

238 GARDEN WOOD DR

PONTE VEDRA, FL 32081-5084

United States

Total before tax: \$17.63

Estimated tax to be collected: \$0.00

Grand Total: \$17.63To view the status of your order, return to [Order Summary](#).[Conditions of Use](#) | [Privacy Notice](#) © 1996-2020, Amazon.com, Inc. or its affiliates

amazon.com

Details for Order #111-7733248-7279455Print this page for your records.**Order Placed:** November 22, 2020**Amazon.com order number:** 111-7733248-7279455**Order Total:** \$213.45**Shipping now**

Bingo 49.62
 Go movie 36.96
 Go Kidz 101.90
 Polar Plunge 24.97

Items Ordered**Price**1 of: *Pringles, Potato Crisps Chips, Variety Pack, 12.9oz Box (18 Count)*

\$7.29

Sold by: Amazon.com Services LLC

Condition: New

2 of: *Millet by R-100 Sets 12 Oz Premium Disposable Coffee Cups with Lids & Stirring Straws-For Hot Cold Beverages Good For Home, Office, Party- Insulated To Go Paper Coffee Cups with Fitted Lids*

\$24.97

Sold by: ROCKETGO ([seller profile](#)) | Product question? [Ask Seller](#)

Condition: New

1 of: *AmazonBasics Washable Crayons - 24 Assorted Colors, 2-Pack*

\$6.99

Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Cypress Bluff Community Development District
 238 GARDEN WOOD DR
 PONTE VEDRA, FL 32081-5084
 United States

Shipping Speed:

FREE Shipping

Preparing for Shipment**Items Ordered****Price**1 of: *PartySticks Glow Sticks Party Supplies 100pk - 8 Inch Bulk Glow Light Up Sticks Party Favors, Glow in the Dark Party Decorations, Neon Party Glow Necklaces and Glow Bracelets with Connectors*

\$10.95

Sold by: USA Toyz ([seller profile](#))

Condition: New

1 of: *ANYI16 Self Adhesive Treat Bag Cellophane Cookie Bag Sealing Treat Bag White Polka Dot Party Favor Gift Bag with 60 Thank You Labels for Bakery, Candle, Soap, Cookie (3.9 x 3.9 inches, 100 Pcs)*

\$5.39

Sold by: ANYI16 ([seller profile](#))

Condition: New

Shipping Address:

Cypress Bluff Community Development District
 238 GARDEN WOOD DR
 PONTE VEDRA, FL 32081-5084
 United States

Shipping Speed:
FREE Shipping

Shipped on November 22, 2020

Items Ordered

Price

Kidz 2 of: 36 Pieces Neon Punch Balloons for Classroom Activity Prize Reward, Birthday Party Favor, Carnival Game \$9.99
Sold by: Kiddokids ([seller profile](#))

Condition: New

Kidz 3 of: 32-Piece 8 Colors Mini Bubble Wands Assortment Party Favors Toys for Kids Child, Christmas Celebration, Thanksgiving New Year, Themed Birthday, Wedding, Bath Time, Summer Outdoor Gifts for Girls Boys \$9.95
Sold by: JASNKKONT ([seller profile](#))

Condition: New

Kidz 4 of: Ring Pop Individually Wrapped Bulk Lollipop Variety Party Pack - 20 Count Lollipop Suckers w/ Assorted Flavors - Fun Candy for Birthdays and Celebrations \$6.98
Sold by: Amazon.com Services LLC

Condition: New

Movie 1 of: Perfectware 1oz Popcorn Bag - Pack of 250ct, 1 oz Popcorn Bags for The 250ct Popcorn Bags. \$11.99
Sold by: Amazon.com Services LLC

Condition: New

Kidz 1 of: 100 Pack 9" x 12" with 1.25 mil Thick White Merchandise Plastic Glossy Retail Bags \$13.20
| Die Cut Handles | Perfect for Shopping, Party Favors, Birthdays, Children Parties | Color White | 100% Recyclable
Sold by: Conintech ([seller profile](#))

Condition: New

Shipping Address:

Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

Shipping Speed:

FREE Shipping

Shipping now

Items Ordered

Price

Bring 1 of: Holiday Snack Box Variety Pack (50 Count) Christmas Candy Gift Basket - College Student Care Package, Thanksgiving, Xmas Food Arrangement Chips, Cookies, Bars - Birthday Treats for Adults, Kids, Teens \$29.95
Sold by: Nut Cravings® ([seller profile](#)) | Product question? [Ask Seller](#)

Condition: New

Shipping Address:

Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

Shipping Speed:
FREE Shipping

Payment information

Payment Method:
MasterCard | Last digits: 5617

Billing address
Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

Item(s) Subtotal: \$213.45
Shipping & Handling: \$17.83
Free Shipping: -\$17.83

Total before tax: \$213.45
Estimated tax to be collected: \$0.00

Grand Total: \$213.45

To view the status of your order, return to [Order Summary](#).

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amazon.com

Details for Order #111-1121158-6563414

Print this page for your records.

Order Placed: November 22, 2020

Amazon.com order number: 111-1121158-6563414

Seller's order number: 5992040280333

Order Total: \$47.33

movie 22.22
pp 22.22

Preparing for Shipment

Items Ordered

1 of: Nestle Hot Cocoa Mix, Rich Milk Chocolate (39 Servings), 27.7-Ounce Canisters
(Pack of 3), Set of 2

Sold by: Perfect-store (seller profile)

Condition: New

Price

\$44.44

Shipping Address:

Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

Shipping Speed:

Standard Shipping

Payment information

Payment Method:

MasterCard | Last digits: 5617

Item(s) Subtotal: \$44.44

Shipping & Handling: \$0.00

Billing address

Cypress Bluff Community Development District
238 GARDEN WOOD DR
PONTE VEDRA, FL 32081-5084
United States

Total before tax: \$44.44

Estimated tax to be collected: ~~\$2.89~~Grand Total: ~~\$47.33~~

44.44

To view the status of your order, return to Order Summary.Conditions of Use | Privacy Notice © 1996-2020, Amazon.com, Inc. or its affiliates

Art-Z-Faces

You created a PayPal account and
paid **\$50.00 USD**

to Art-Z-Faces
Details

Get PayPal Notifications in Messenger

Paid with

American Express x-1000

\$50.00 USD

This transaction will appear on your statement as PAYPAL *ART Z FACES

Purchase details

Receipt number: 2235863559163393

We'll send confirmation to:

marygrace@etownjax.com

Merchant details

Art-Z-Faces

Return to Merchant

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[English](#)

Publix

Nocatee Town Center
120 Marketside Ave
Ponte Vedra, FL 32081
Store Manager: Kristi King
904-825-0263

ZEPHYR SPRNG WATER	5.49	F
ICE 20 LB	3.89	T F
FANTA ORANGE	4.99	T F
M/MAID LEMONADE	4.99	T F
COCA-COLA ZERO	4.99	T F
COCA-COLA CLASSIC	4.99	T F
Promotion	-4.99	T F
Promotion	-4.99	T F
SPRITE	4.99	T F
COCA-COLA CLASSIC	4.99	T F
M/MAID LEMONADE	4.99	T F
COCA-COLA CLASSIC	4.99	T F
Promotion	-4.99	T F
Promotion	-4.99	T F
CAPRI FRUIT 10PK	2.89	T F
CAPRI FRUIT 10PK	2.89	T F

Order Total	35.12	
Sales Tax	1.93	
Grand Total	37.05	
Credit	Payment	37.05
Change	0.00	

Savings Summary

Special Price Savings	19.96

* Your Savings at Publix *	
* 19.96 *	

PRESTO!

Trace #: 109838

Reference #: 0067608803

Acct #: XXXXXXXXXX1000

Purchase American Express

Amount: \$37.05

Auth #: 825429

CREDIT CARD	PURCHASE
A000000025010801	AMERICAN EXPRESS
Entry Method:	Chip Read
Mode:	Issuer

Your cashier was Debra

11/30/2020 17:39 S1243 R110 B257 C0149

Together, we'll get through this.
Get the latest updates at
publix.com/coronavirus.

Publix Super Markets, Inc.

DOLLAR TREE

Store# 3993
11824-3 Atlantic Blvd
Jacksonville FL 32225-2918

(904) 330-6169

DESCRIPTION	QTY	PRICE	TOTAL
3D STICKER EVERYDAY THEME	1	1.00	1.00
RING TOSS	1	1.00	1.00
COLORFORM STICKER	1	1.00	1.00
LIC BAG OF TATTOOS ASTD C/S	1	1.00	1.00
LIC BAG OF TATTOOS ASTD C/S	1	1.00	1.00
GIANT SWIRL LOLLIPOP	1	1.00	1.00
LIC COLORFORM STICKER	1	1.00	1.00
BOWLS 2PK 44Z	1	1.00	1.00

Sub Total	\$3.00
SALES TAX	\$0.56
Total	\$3.56
AMERICAN EXPRESS	\$3.56
*****1000	Approved
Purchase	Chip
Auth/Trace Number:	881906/031639
Chip Card AID:	A000000025010801
Mode:	Issue

NOW SHOP ON-LINE AT DOLLARTREE.COM

* We will gladly exchange any unopened item *
* with original receipt. We do not offer refunds. *

5874 03993 03 021 26775128 11/27/20 14:56
Sales Associate:jalen

From: MaryGrace LaMendola
Subject: Checks for December 2020
Date: December 1, 2020 at 3:23 PM
To: Oksana Kuzmuk

Hi Oksana and Daniell

I wanted to get these out to you early so that they can be mailed to my home for our event coming up on December 12th.
Please send these to my attention at 238 Garden Wood Dr., Ponte Vedra, FL 32081.

You will find all W-9's and invoices attached. These are people that we are hiring for our ReCharge Grand Opening Event.

Priscila Byerley - \$120.00 Yoga Instructor W-9 Attached

Amy Molzer - \$90.00 Event Helper W-9 Attached

Metro Band - \$600.00 Entertainment - W-9 & Invoice Attached

Andrew Sapin - \$250.00 Entertainment - W-9 Attached

Bouncers, Slides & More - Movie - W-9 & Invoice Attached

Please let me know if you have any questions.

--

Mary Grace Bishop
eTown Lifestyle Director
MaryGrace@etownjax.com

Cypress Bluff Community Development District



etownjax.com
904-503-0964



RECEIVED

DEC 01 2020

Pack up

Form W-9
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to www.irs.gov/FormW9 for instructions and the latest information.

Give Form to the requester. Do not send to the IRS.

1. Name (as shown on your income tax return). Name is required on this form; do not leave this line blank.
Priscila Byerley

2. Business name (if applicable) and/or other name. If different from above.

3. Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following boxes.

☒ Individual sole proprietor or single-member LLC
☐ Partnership
☐ Limited liability company (LLC)
☐ Corporation
☐ Trust

4. Exemptions. Check the appropriate box(es) if the filer is exempt from backup withholding. See instructions on page 3.
Exempt payee code (if any)

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

RECEIVED

General Fund

DEC 02 2020

Check Request

Date	Amount	Authorized By
December 2, 2020	\$59.21	Oksana Kuzmuk

Payable to:

SPAULDING DANA ALAN #32

Date Check Needed:

Budget Category:

ASAP	.001.300.20700.10200	(A)
------	----------------------	-----

Intended Use of Funds Requested:

Assessment excess refund
(Attach supporting documentation for request.)

Sun State Nursery & Landscaping, Inc.

INVOICE

9362 Phillips Highway
Jacksonville, FL 32256
Phone (904) 260-0822 Fax (904) 260-0833

INVOICE # 1120013
DATE: November 1, 2020

Bill To:
GMS
475 West Town Place, Suite 114
St. Augustine, FL. 32092

For:
E - Town Phase 1

DESCRIPTION	AMOUNT
Landscape Management for the month of November. <div>12 Ⓟ 1,320,572,461</div> <div>RECEIVED NOV 21 2020 BY: _____</div>	\$ 6,027.00
TOTAL	\$ 6,027.00

Make all checks payable to Sun State Nursery & Landscaping, Inc.
If you have any questions concerning this invoice, contact Andrea Tinsley (904) 260-0822

THANK YOU FOR YOUR BUSINESS!

Sun State Nursery & Landscaping, Inc.

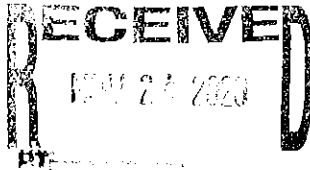
INVOICE

9362 Philips Highway
Jacksonville, FL 32256
Phone (904) 260-0822 Fax (904) 260-0833

INVOICE # 1120014
DATE: November 1, 2020

Bill To:
GMS
475 West Town Place, Suite 114
St. Augustine, FL. 32092

For:
E - Town Phase 2

DESCRIPTION	AMOUNT
Landscape Management for the month of November.	\$11,120.00
Bahia Roadside Services	\$3,090.00
<i>12 @</i> <i>1,320, 572, 461</i> 	
TOTAL	\$14,210.00

Make all checks payable to Sun State Nursery & Landscaping, Inc.
If you have any questions concerning this invoice, contact Andrea Tinsley (904) 260-0822

THANK YOU FOR YOUR BUSINESS!

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

RECEIVED

DEC 02 2020

General Fund

Check Request

Date	Amount	Authorized By
December 2, 2020	\$55.13	Oksana Kuzmuk

Payable to:

VICTORINO GILBERT D	#81
---------------------	-----

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10200	A
------	---------------------	---

Intended Use of Funds Requested:

Assessment excess refund
(Attach supporting documentation for request.)

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

General Fund

RECEIVED

DEC 02 2020

Check Request

Date	Amount	Authorized By
December 2, 2020	\$55.13	Oksana Kuzmuk

Payable to:

ONEILL LIAM WALKER DUNAWAY	#80
----------------------------	-----

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10200	(A)
------	---------------------	-----

Intended Use of Funds Requested:

Assessment excess refund
(Attach supporting documentation for request.)



RECEIVED

DEC 17 2020

INVOICE

Attention: Cypress Bluff Community Development District
Address: 10571 E-Town Pkwy, Jacksonville, FL 32256
Invoice Number: 928

11925 Alden Trace Blvd N
Jacksonville FL 32246

Description	Date	Time	Price
DJ Ross for Polar Plunge	1/9/2021	8am - 10am	\$ 250.00

Final Balance Due on 1/9/2021

\$ 250.00

38 (A)

1.300.155-102

Send check
to Mary Groer

REIMBURSEMENT FOR EXPENSES

DECEMBER 2020

DATE	PAYABLE TO:	AMOUNT	DESCRIPTION
12/1/2020	Marco's Pizza	\$27.27	Bingo Prizes SE
12/9/2020	Publix	\$70.41	Drinks for Grand Opening SE
12/11/2020	Publix	\$97.81	Drinks for Grand Opening SE
12/12/2020	Publix	\$15.87	Ice for Grand Opening SE
12/12/2020	Publix	\$25.44	Popcorn for Grand Opening SE
12/14/2020	Art Z Faces	\$250.00	Final Pmt Balloon Artists Grand Opening SE
		\$486.80	TOTAL

Please submit payment to: Mary Grace Bishop
238 Garden Wood Dr.
Ponte Vedra, FL 32081

15 A
1,320.572.494

RECEIVED

DEC 21 2020

Publix Publix

Nocatee Town Center
120 Marketside Ave
Ponte Vedra, FL 32081

Store Manager: Kristi King
904-825-0263

Nocatee Town Center
120 Marketside Ave
Ponte Vedra, FL 32081

Store Manager: Kristi King
904-825-0263

4-BOTTLE WINE BAG 0.00 T
4-BOTTLE WINE BAG 0.00 T
DARK HOUSE PINOT 7.99 T
DARKHOUSE CHARDNAY 7.99 T
BERINGER FE CAB 6.49 T
You Saved 2.00
DARK HOUSE PINOT 7.99 T
DARK HOUSE PINOT 7.99 T
Wine Promotion -1.60 T
BERINGER FE CAB 6.49 T
You Saved 2.00
DARKHOUSE CHARDNAY 7.99 T
Wine Promotion -0.40 T
DARKHOUSE CHARDNAY 7.99 T
Wine Promotion -0.40 T
DARKHOUSE CHARDNAY 7.99 T
Wine Promotion -0.40 T

Order Total 66.11
Sales Tax 4.30
Grand Total 70.41
Credit Payment 70.41
Change 0.00

Savings Summary

Wine Promotion 2.80
Special Price Savings 4.00

* Your Savings at Publix *
* 6.80 *

PRESTO!

Trace #: 094492
Reference #: 0078447753
Acct #: XXXXXXXXXXXX1000
Purchase American Express
Amount: \$70.41
Auth #: 865548

CREDIT CARD
0000000000010801

Entry Method:
Mode:

PURCHASE
AMERICAN EXPRESS
Chip Read
Issuer

Cashier Confirmed - Age Over 21

Your cashier was Jeannie

12/09/2020 10:38 S1243 R109 6864 C0261

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Get the latest updates at
publix.com/coronavirus

BUD LIGHT 24 CANS 19.99 T
You Saved 3.00
COORS LIGHT 24 PK 19.99 T
You Saved 3.00
COORS LIGHT 24 PK 19.99 T
You Saved 3.00
Voided Item
COORS LIGHT 24 PK -19.99 T
You Saved -3.00
CORONA EXTRA 18PK 23.39 T
BUD LIGHT 24 CANS 19.99 T
You Saved 3.00
SOLO CUP CLEAR 3.49 T
SOLO CUP CLEAR 3.49 T
PUBLIX ED TOWEL
1 @ 2 FOR 3.00 1.50 T

Order Total 91.84
Sales Tax 5.97
Grand Total 97.81
Credit Payment 97.81
Change 0.00

Savings Summary

Special Price Savings 9.00

* Your Savings at Publix *
* 9.00 *

PRESTO!

Trace #: 043136
Reference #: 0081775739
Acct #: XXXXXXXXXXXX1000
Purchase American Express
Amount: \$97.81
Auth #: 825575

CREDIT CARD
A000000025010801
Entry Method:
Mode:

PURCHASE
AMERICAN EXPRESS
Chip Read
Issuer

Cashier Confirmed - Age Over 21

Your cashier was Andrianna

12/11/2020 16:47 S1243 R104 3018 C0260

Together, we'll get through this.
Get the latest updates at
publix.com/coronavirus

Date: 12/1/20
Marco's Pizza #8454

Time: 10:23 am
904-575-4099

Walk In

#776

Customer Name:
2 Lg. Cheese
Pepperoni

Mary Grace
\$25.48

Subtotal \$25.48
Tax \$1.79
Total \$27.27

Amex #1000 \$27.27

Balance Due \$0.00

Sign up today for Marcos Loyalty Rewards!

Name _____

Email _____

Cell Phone# _____

2 Pizza

Order Online and Join our Email Club at
www.marcos.com

Publix

Nocatee Town Center
120 Marketside Ave
Ponte Vedra, FL 32081
Store Manager: Kristi King
904-825-0263

POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F
POPCORN 7 OZ	1.99	T F

Order Total	23.88	
Sales Tax	1.56	
Grand Total	25.44	
Debit	Payment	25.44
Change	0.00	

PRESTO!

Trace #: 104100

Reference #: 0082983045

Acct #: XXXXXXXXXXXX3822

Debit Purchase FROM CHECKING

Amount: \$25.44

DEBIT CARD	PURCHASE
A0000000980840	US DEBIT
Entry Method:	Chip Read
Mode:	Issuer-PIN Verified

Your cashier was Rachel D.

12/12/2020 15:02 S1243 R110 2482 C0217

Together, we'll get through this.
Get the latest updates at
publix.com/coronavirus.

Publix Super Markets, Inc.

Publix

Nocatee Town Center
120 Marketside Ave
Ponte Vedra, FL 32081
Store Manager: Kristi King
904-825-0263

PUB DRINKING WATER	
4 @ 0.86	3.44 F
ICE 20 LB	
3 @ 3.89	11.67 T F

Order Total	15.11	
Sales Tax	0.76	
Grand Total	15.87	
Credit	Payment	15.87
Change	0.00	

PRESTO!

Trace #: 063199

Reference #: 0082253003

Acct #: XXXXXXXXXXXX1000

Purchase American Express

Amount: \$15.87

Auth #: 848686

CREDIT CARD	PURCHASE
A000000025010801	AMERICAN EXPRESS
Entry Method:	Chip Read
Mode:	Issuer

Your cashier was AJ

12/12/2020 7:35 S1243 R106 8476 C0280

Together, we'll get through this.
Get the latest updates at
publix.com/coronavirus.

Publix Super Markets, Inc.

Art-Z-Faces

You paid **\$250.00 USD**

to Art-Z-Faces
[Details](#)

Get PayPal Notifications in Messenger

[View all transactions](#)



Mary Grace Bishop [Not you?](#)

Paid with

American Express x-1000

\$250.00 USD

This transaction will appear on your statement as PAYPAL *ART Z FACES

Purchase details

Receipt number: 00L16619YH376281B

We'll send confirmation to:

marygrace@etownjax.com

Merchant details

Art-Z-Faces

[Return to Merchant](#)

[Policies](#) [Terms](#) [Privacy](#) © 1999 - 2020

SERVICEMASTER BY FIRST LIGHT

Amount Due (USD)

\$190.00

BILL TO

**Cypress Bluff Community Development
District**

Mary Grace Bishop
475 West Town Place, Suite 114
St. Augustine, Florida 32092
United States

904-503-0964

MaryGrace@etownjax.com

Invoice Number: 1152

Invoice Date: December 3, 2020

Payment Due: December 18, 2020

RECEIVED

DEC 15 2020

ITEMS	QUANTITY	PRICE	AMOUNT
Post Event Cleaning - Café, Kitchen, Bathrooms November 19/2020	1	\$120.00	\$120.00
Post Event Cleaning - Café, Kitchen, Bathrooms (concurrent with Regular Service) December 2/2020	1	\$70.00	\$70.00
Total:			\$190.00

Amount Due (USD):

\$190.00

Notes / Terms

Make all checks payable to ServiceMaster Janitorial by First Light

If you have any questions concerning this invoice, contact Juan Succar, 904.316.9160, contact@smjbyfirstlight.com

26 (A)
1. 320.572.462

THANK YOU FOR YOUR BUSINESS!

ServiceMaster by First Light

9838 Old Baymeadows Rd. Unit 357
Jacksonville, Florida 32256
United States

Contact Information

904.316.9160

Sun State Nursery & Landscaping, Inc.

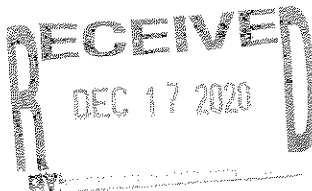
INVOICE

9362 Philips Highway
Jacksonville, FL 32256
Phone (904) 260-0822 Fax (904) 260-0833

INVOICE # 1220012
DATE: December 1, 2020

Bill To:
GMS
475 West Town Place, Suite 114
St. Augustine, FL. 32092

For:
E - Town Phase 1

DESCRIPTION	AMOUNT
Landscape Management for the month of December. 12 (A) 1,322.572.461 	\$ 6,027.00
TOTAL	\$ 6,027.00

Make all checks payable to Sun State Nursery & Landscaping, Inc.
If you have any questions concerning this invoice, contact Andrea Tinsley (904) 260-0822.
To better serve your Maintenance Services needs, we have established
service@sunstatenursery.com. Please use this email address for all inquiries,
requests and concerns. Thank you!

THANK YOU FOR YOUR BUSINESS!

Sun State Nursery & Landscaping, Inc.

INVOICE

9362 Philips Highway
Jacksonville, FL 32256
Phone (904) 260-0822 Fax (904) 260-0833

INVOICE # 1220013
DATE: December 1, 2020

Bill To:
GMS
475 West Town Place, Suite 114
St. Augustine, FL 32092

For:
E - Town Phase 2

DESCRIPTION	AMOUNT
Landscape Management for the month of December:	\$11,120.00
Bahia Roadside Services	\$3,090.00
<div>12 @ 1,320.572 461</div> <div>RECEIVED DEC 17 2020</div>	
TOTAL	\$14,210.00

Make all checks payable to Sun State Nursery & Landscaping, Inc.

If you have any questions concerning this invoice, contact Andrea Tinsley (904) 260-0822.

To better serve your Maintenance Services needs, we have established
service@sunstatenursery.com. Please use this email address for all inquiries,
requests and concerns. Thank you!

THANK YOU FOR YOUR BUSINESS!



Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice #

376904

Date

12/2/2020

Terms

Due Date

Memo

December Fees

RECEIVED

Bill To

James Perry, CPA
Cypress Bluff CDD
c/o GMS LLC
475 West Town Place, Suite 114
St. Augustine FL 32092

DEC 14 2020

376A

Description	Quantity	Rate	Amount
Amenity Manager 1,320.572.450	1	8,030.42	8,030.42
Facility Attendant 1,320.572.451	1	741.27	741.27
Pool Maintenance 1,320.572.468	1	864.81	864.81
Janitorial 1,320.572.462	1	864.81	864.81
Lifestyle 1,320.572.340	1	1,112.00	1,112.00
Maintenance 1,320.572.466	1	741.27	741.27

Total

\$12,354.58

ACI Communications

Phone: 904-737-5210
 Fax: 904-737-1864
 9016 Phillips Highway
 Jacksonville, FL 32256

InvoiceNumber: **31012**Date: **11/24/2020**Source: **SO No. 38034****Bill-To**

Attn: Mikey White
Parc Group-eTown
Jacksonville, FL U.S.A.

Ship-To

Attn: Mikey White
 Parc Group-eTown
 Jacksonville, FL U.S.A.

Acct. No.	A/R Cust. No.	Acct. ID	Customer PO	Reference	Sales Rep	Ship Via	Terms
2578	2578	2578			Jennifer E. Schramm		Due Upon Receipt

John completed work per quote

SCOPE OF WORK FOR E-TOWN STRUCTURAL CABLING AND WIFI

Install 14 Dual CAT 6 cables throughout 1st floor gym area and office.

Install 3 Dual CAT 6 cables upstairs at bar area.

Install 3 single CAT 6 OSP with shield to light poles in dog park, pool and playground areas (LIGHTNING PROTECTORS on these cables).

(Total cables 37 CAT 6 cables)

Install/mount 6 Ubiquity WAP's (wireless access points) to be provided by NetTechs.

Test and label all cables with machine printed labels.

MATERIALS

4,000' CAT 6 Riser Rated cable WHITE
 1,000' CAT 6 OSP Cable with shield and water displacement gel.
 48 Port blank shielded patch panel
 1 2RU hinged wall bracket for panel
 3 CAT 6 jacks shielded
 68 CAT 6 jacks WHITE
 17 Dual port plates WHITE
 3 RJ-45 Lightning Protectors
 3 RJ-45 crimp ends
 3 Ubiquity mounts for AP's to light poles

Labor

Total Price \$5,563.34 plus tax

Qty.	Item ID	Description	UOM	Ea. Price	Total
1.00	0002-0000-01	quote	HR	\$5,563.34	\$5,563.34 *
				Item Total:	\$5,563.34
				Sales Tax at 7.000%:	\$389.43
				Total Amount Due:	\$5,952.77

(* denotes repair item)

Invoice.rpt

Printed: 11/25/2020 8:37:15AM

Page 1

ACI Communications

Phone: 904-737-5210
Fax: 904-737-1864
9016 Philips Highway
Jacksonville, FL 32256

Invoice

Number: **31012**

Date: **11/24/2020**

Source: **SO No. 38034**

Acct. No.	A/R Cust. No.	Acct. ID	Customer PO	Reference	Sales Rep	Ship Via	Terms
2578	2578	2578			Jennifer E. Schramm		Due Upon Receipt

Invoice is due upon receipt.
Please send service requests to service@acicom.net.

(* denotes repair item)

invoice.rpt

Printed: 11/25/2020 8:37:15AM

Page 2



NetTech Consultants, Inc.
13400 Sutton Park Dr. South Suite 901
Jacksonville, FL 32224
(904) 992-6970 Office
www.nettechconsultants.com

Invoice
Invoice Number: 77193

Invoice Date:
Nov 23, 2020

Page:
1

RECEIVED

Sold To:

The PARC Group
4314 Pablo Oaks Ct.
Jacksonville, FL 32224

DEC 22 2020

due from developer

Customer ID: PARC GROUP

3910

1,300.131.1050

Customer PO	Payment Terms	Credit Limit	System Engineer
	Net 15 Days		

Qty/Hours	Item	Description	Unit/Price USD	Extension/USD
4.00	UAP-AC-HD-US	Ubiquiti Unifi UAP-AC-HD - Wireless AP	374.05	1,496.20
2.00	UAP-IW-HD-US	Ubiquiti Unifi UAP-IW-HD - Wireless AP	209.31	418.62
1.00	USW-PRO-48-POE	Ubiquiti Layer 3 Switch - 48 Ports	1,362.79	1,362.79
1.00	TD11952481	Meraki Adv Security Subscription 3 Yr License	3,211.20	3,211.20
1.00	TD11953281	Meraki MX84 Cloud Managed Appliance	1,601.59	1,601.59
1.00	TD12775497	APC Smart-UPS 750VA LCD RM - UPS (rack-mountable) with APC SmartConnect	495.36	495.36
1.00	FREIGHT-SMB	Freight	100.14	100.14
8.00	TSS-HOURLY	Network Equipment Install & Configuration	150.00	1,200.00

Check No:

Sub-Total	9,885.90
Sales Tax	685.00
Total Amount	10,570.90
Payment Received	
Freight	
TOTAL (USD)	10,570.90



NetTech Consultants, Inc.
13400 Sutton Park Dr. South Suite 901
Jacksonville, FL 32224
(904) 992-6970 Office
www.nettechconsultants.com

Invoice

Invoice Number:

77217

Invoice Date:

Nov 30, 2020

Page:

1

Sold To:

The PARC Group
4314 Pablo Oaks Ct.
Jacksonville, FL 32224

Customer ID: PARC GROUP

*pay thru
GF*

1,300.131.1000

SG A

Customer PO		Payment Terms	Credit Limit	System Engineer
		Net 15 Days		
Qty/Hours	Item	Description	Unit/Price USD	Extension/USD
3.00	UAP-AC-HD-US	Ubiquiti Unifi UAP-AC-HD -	374.05	1,122.15
1.00	FREIGHT-SMB	Wireless AP Freight	15.00	15.00

Check No:

Sub-Total	1,137.15
Sales Tax	78.55
Total Amount	1,215.70
Payment Received	
Freight	
TOTAL (USD)	1,215.70