

*Cypress Bluff
Community Development District*

November 15, 2022

AGENDA

**Cypress Bluff
Community Development District**

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

November 8, 2022

Board of Supervisors
Cypress Bluff Community Development District
Staff Call In #: 1-877-304-9269 Code 1655232

Dear Board Members:

The Cypress Bluff Community Development District Board of Supervisors Meeting is scheduled for **Tuesday, November 15, 2022 at 1:30 p.m. at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida 32256.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Public Comment (limited to three minutes)
- III. Approval of Minutes of the September 27, 2022 Meeting
- IV. Consideration of Resolution 2023-01, Amending the District's Record Retention Policy
- V. Staff Reports
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
 - D. General Manager
 1. Report
 2. Consideration of Proposals for Golf Cart Path Repairs
- VI. Financial Reports
 - A. Balance Sheet and Income Statement
 - B. Check Register
- VII. Other Business

VIII. Supervisor's Requests and Audience Comments

IX. Next Scheduled Meetings – Landowner's Election on November 22, 2022 and Regular Board of Supervisors meeting on December 20, 2022 at 1:30 p.m. at the eTown Welcome Center

X. Adjournment

MINUTES

MINUTES OF MEETING
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors meeting of the Cypress Bluff Community Development District was held Tuesday, September 27, 2022 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
Will Cellar	Supervisor
John Hewins	Supervisor
Chris Price	Supervisor

Also present were:

Jim Perry	District Manager
Katie Buchanan	District Counsel (by phone)
Bradley Weeber	District Engineer (by phone)
Marcy Pollicino	Vesta Property Services
Dana Harden	Vesta Property Services

The following is a summary of the discussions and actions taken at the September 27, 2022 meeting.

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

Approval of Minutes of the July 26, 2022 Meeting

There were no comments on the minutes.

On MOTION by Mr. Holmes seconded by Mr. Hewins with all in favor the minutes of the July 26, 2022 meeting were approved as presented.

FOURTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

There being nothing to report, the next item followed.

B. District Engineer

There being nothing to report, the next item followed.

C. District Manager

Mr. Perry stated there may be a need to adjust the meeting schedule in the future to reduce the number of meetings. No action was taken at this time.

D. General Manager

1. Monthly Operations Report

2. Incident Reports

Ms. Pollicino gave the Board an overview of her report and the incidents that took place between meetings.

3. Consideration of Request from Skyhawks Sports Academy

Ms. Pollicino asked the Board for approval for Skyhawks Sports Academy to provide a golf program geared towards children in the area in front of the right-hand side Recharge entrance. Ten percent of the profits received would be given to the CDD.

There were no objections from the Board.

FIFTH ORDER OF BUSINESS

Financial Reports

A. Balance Sheet and Income Statement

Mr. Perry provided a brief overview of the financial statements noting the assessments are fully collected, and there is about \$100,000 favorable variance in expenditures. Any funds carried over to the next year will be used to increase capital reserves.

B. Check Register

Mr. Perry noted the check register totals \$39,933.86.

On MOTION by Mr. Ray seconded by Mr. Holmes with all in favor the check register was approved.
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SIXTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

There were no supervisor requests. Mr. Ray provided an update on development status.

EIGHTH ORDER OF BUSINESS

**Next Scheduled Meeting – October 25, 2022
at 1:30 p.m. at the eTown Welcome Center**

The Board made the following motion to move the November meeting up to November 15, 2022.

On MOTION by Mr. Price seconded by Mr. Cellar with all in favor moving the November meeting date to November 15, 2022 was approved.

NINTH ORDER OF BUSINESS

Adjournment

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

Chairman/Vice Chairman

FOURTH ORDER OF BUSINESS

MEMORANDUM

TO: Cypress Bluff Community Development District

FROM: Katie S. Buchanan

DATE: November 15, 2022

RE: Retention Requirements for Transitory Messages and Electronic Records Updates

On July 11, 2018, the District approved Resolution 2018-11, adopting a policy relating to the retention and disposition of its public records. The District's Record Retention Policy currently remains in full force and effect. In order to ensure the District's record retention practices remain economically feasible and technologically practical, we are offering some clarification regarding the retention period for records of short-term value. Additionally, we propose modifications to designate the electronic record as the official record of the district and allow for disposal of paper duplicate copies unless prohibited by any law, rule or ordinance.

According to the *General Records Schedule for State and Local Government Agencies* ("GS1-SL")¹ with which all community development districts must comply, records retention requirements "apply to records regardless of the format in which they reside."² This means that electronic communications, which include emails, instant messages, text messages, multimedia messages, chat messages, social networking, voicemail/ voice messaging, or other communications via electronic messaging technology or device, must be retained in accordance with the applicable section of the GS1-SL. Retention periods for electronic communications "are determined by the content, nature, and purpose of records, and are set based on their legal, fiscal, administrative, and historical values, regardless of the format in which they reside or the method by which they are transmitted."³

Electronic communications "created primarily to communicate information of short-term value" may fall under the Transitory Messages schedule set forth in GS1-SL.⁴ Transitory Messages do not "formalize or perpetuate knowledge and do not set policy, establish guidelines or

¹ Incorporated by reference in Rule 1B-24.003(1)(a), F.A.C.

² *General Records Schedule for State and Local Government Agencies*, Section V, Electronic Records.

³ *Id.* at Records Retention Schedules, Electronic Communications.

⁴ *Id.* at Records Retention Schedules, Transitory Messages, Item #146.

procedures, certify a transaction, or become a receipt.” Examples of Transitory Messages include, but are not limited to:

- reminder messages (“don’t forget the upcoming meeting”);
- email messages with short-lived or no administrative value (“thank you”)
- telephone messages lacking content (“Ms. Smith called – please return her call”);
- recipient copies of announcements of District sponsored events (“daily events email”); and,
- news releases received by the District strictly for informational purposes and unrelated to District programs or activities.

The retention requirement for Transitory Messages is “[r]etain until obsolete, superseded or administrative value is lost.”⁵ For example, an email message notifying employees of an upcoming meeting would only have value until the meeting has been attended or the employee receiving the message has marked the date and time in the calendar, at which time the message could be disposed of. In other words, an electronic communication intended for short-term value does not need to be retained once it is no longer needed. Unlike most other public records, the District may dispose of a transitory message once it is obsolete, superseded, or has lost its administrative value without having to document the disposition of the record, unless the record has been microfilmed or scanned and will serve as the record copy.⁶

⁵ *Id.*

⁶ *See* Rule 1B-24.003(9)(d), F.A.C.

RESOLUTION 2023-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTRICT ADOPTING CERTAIN AMENDMENTS TO THE DISTRICT'S RECORD RETENTION POLICY; ADDRESSING CONFLICTS AND SEVERABILITY; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, Chapter 190, Florida Statutes, authorizes the Cypress Bluff Community Development District ("**District**") to adopt rules to govern the administration of the District and to adopt resolutions as may be necessary for the conduct of district business; and

WHEREAS, on July 11, 2018, the Board of Supervisors of the Cypress Bluff Community Development District ("**Board**"), adopted Resolution 2018-11 providing for the adoption of the District's Record Retention Policy ("**Policy**"); and

WHEREAS, the Policy requires the District "retain all public records relating to District business until the Board of Supervisors amends the Records Retention Policy to address the disposition of the same"; and

WHEREAS, the Board finds that it is in the best interest of the District to amend the Record Retention Policy as described in more detail in paragraph 2 below; and

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

1. CONFLICTS. This Resolution is intended to amend, in part, Resolution 2018-11, which remains in full force and effect except as otherwise provided herein. All terms of Resolution 2018-11 that are not amended by this Resolution apply as if those terms were fully set forth herein. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

2. AMENDMENT. The Records Retention Policy is hereby amended by inserting the language indicated in single underlined text (indicated textually in the same manner as the following example: underlined text) and by deleting the language indicated by strikethrough text (indicated textually in the same manner as the following example: ~~stricken text~~) as set forth herein:

The District hereby adopts as its Records Retention Policy the applicable provisions of Section 257.36(5), Florida Statutes, the rules adopted by the Division of Library and Information Services of the Department of State ("**Division**") pursuant to Section 257.36, Florida Statutes, and the General Records Schedules established by the Division. However, the District hereby extends the minimum retention

guidelines contained in the General Records Schedules so that the District will retain all public records relating to District business until the Board of Supervisors amends the Records Retention Policy to address the disposition of the same. Notwithstanding the foregoing, the District shall retain Transitory Messages until the Transitory Message is obsolete, superseded or administrative value is lost in accordance with the General Records Schedule for State and Local Government Agencies, Item #146, as incorporated by reference in Rule 1B-24.003(1)(a), Florida Administrative Code. The District hereby determines the electronic record shall be considered the official record of all public records relating to District business and any paper originals are designated as duplicates which may be disposed of unless prohibited by any law, rule or ordinance. To the extent the above statute, rules, or schedules are amended or supplemented in the future, the District's Records Retention Policy shall automatically incorporate such amendment or supplement provided that such automatic amendment does not permit the disposition of District records without further action of the Board. The Records Retention Policy shall remain in full force and effect until such time as the Board amends the Policy.

3. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

4. EFFECTIVE DATE. This Resolution shall take effect as of November 15, 2022.

Introduced, considered favorably, and adopted this 15th day of November 2022.

ATTEST:

**CYPRESS BLUFF COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chairperson, Board of Supervisors

FIFTH ORDER OF BUSINESS

D.

1.



COMMUNITY MANAGER REPORT 11/15/22
SUBMITTED BY MARCY POLLICINO

RECHARGE UPDATE:

Recharge amenity was secured in prep for Hurricane Ian on 9/28. Facilities were closed at Noon on 9/28 and on 9/29. The fitness center, yoga lawn and rooftop patio reopened on 9/30. The pool, dog park and playground reopened on 10/1 after storm clean up.



POOL DECK CLEARED.



CHAIRS LAID FLAT ALONG
FENCE LINE.



CHAIRS & UMBRELLAS
REMOVED FROM TABLES.

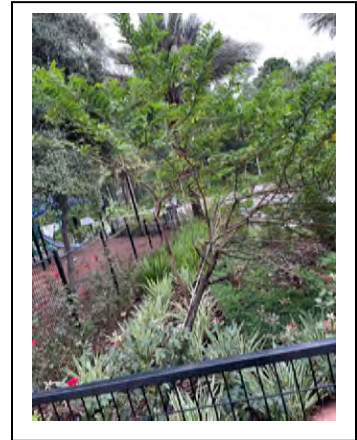


ROOFTOP PATIO CLEARED.

The Recharge Amenity Center did not have damage from Hurricane Ian. Storm cleanup took care of any debris.



DOWN TREES AT RECHARGE.
TREES WERE RESTAKED.



DOG PARK DEBRIS.



RECHARGE PARKING LOT.

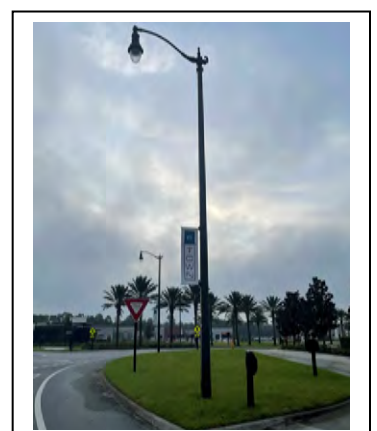
The only damage from Hurricane Ian was on eTown Parkway. Two eTown flags were damaged. The flags have since been replaced. Cost: \$771.69



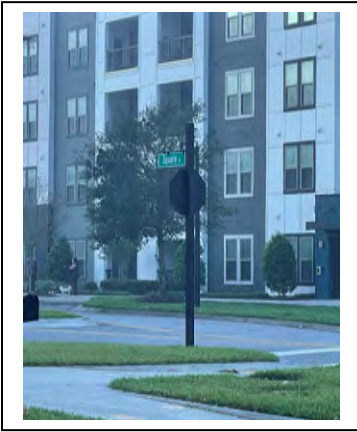
DAMAGED/REPAIRED FLAG ON APEX.



DAMAGED/REPAIRED FLAG ON NETWORK.



Bold City Street blade was missing and replaced. Replacement cost: \$250



Missing street blade.



Replacement street blade.

Recharge received a spot clean power wash including curbs, main entrance, rooftop, stairs, and patio. Cost: \$2,069

September Amenity Use:

Gym door was opened 1,656 times.
Rear gym door was opened 25 times.
Main entry gate was opened 1,696 times.
Main pool gate was opened 553 times.
Side pool gate was opened 142 times.

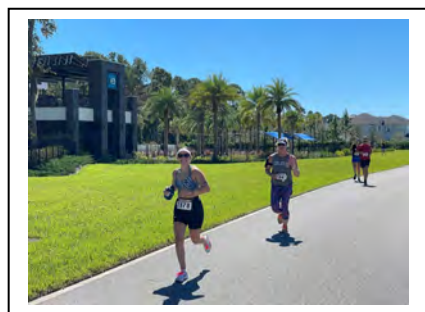
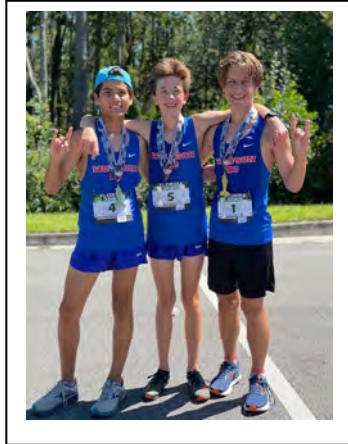
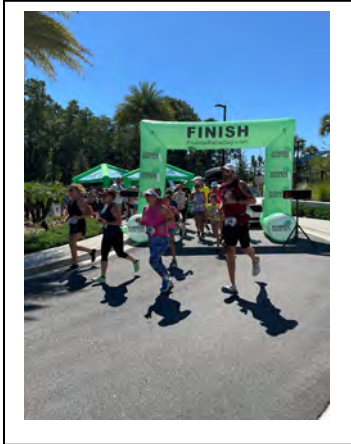
October Amenity Use:

Gym door was opened 1,833 times.
Rear gym door was opened 37 times.
Main entry gate was opened 1,640 times.
Main pool gate was opened 374 times.
Side pool gate was opened 60 times.

EVENTS UPDATE:

Ice Cream 5K

165 participants ran in our second annual Ice Cream 5K. Runners were able to choose between a 10K, 5K or 1 Mile Fun Run. Each participant received Oreo cookies and an ice cream cone from Mister Softee upon completion. This event was held in partnership with Florida Race Day. The CDD profited \$190.



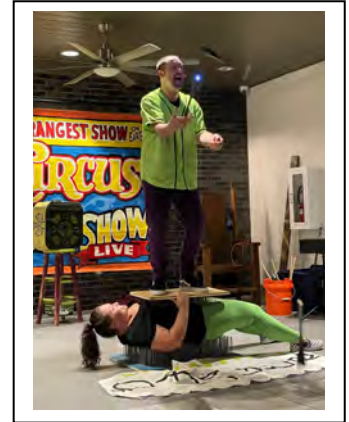
WIND DOWN WEDNESDAY

Erik Lundgren performed on the rooftop patio for our adults only. Abstrakt food truck was on site for dinner. 20 +/- attended this event.



ATYPICAL SIDESHOW

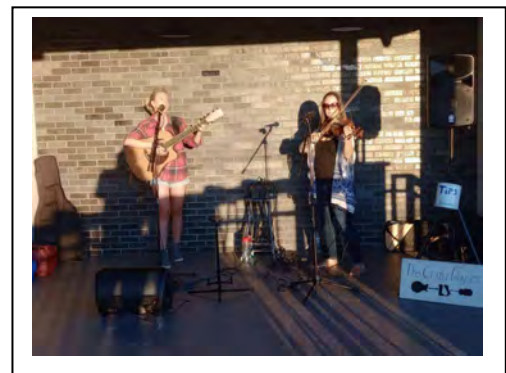
This adult only circus sideshow performed on the rooftop patio for 38 residents. The show included juggling, magic, and danger acts! Show received great feedback from all attendees! Residents paid \$10 pp to attend the show. Show took in \$380 costing the CDD \$120 for the performance.



FOOD TRUCK FRIDAY

Country duo The Crazy Daysies performed on the rooftop patio for a gathering of 20. The weather was chilly for an October evening. More residents grabbed from the food truck than attended the performance.

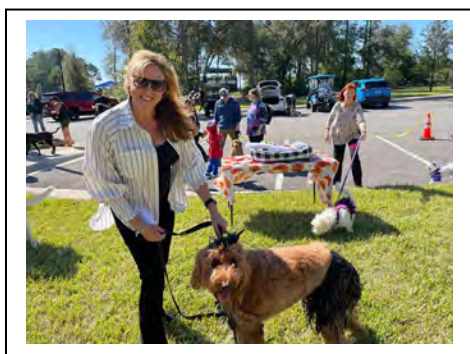
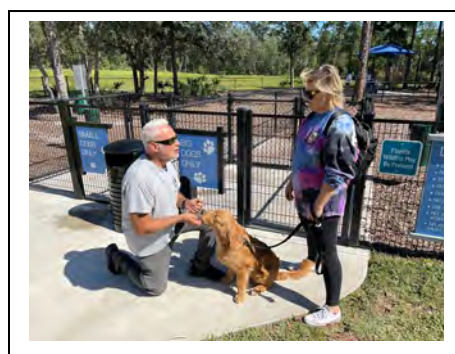
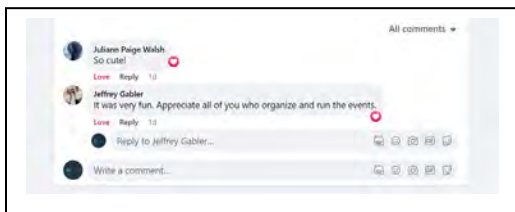
Reaction on social:



Howl-O-Ween Pawty

It was boos and barks for eTown dogs! David Weekley assisted in sponsoring this event. Dogs participated in a costume contest; doggie goody bags were given out and a free hot dog lunch was offered (while supplies lasted). Got Your Back K9 Life offered a free dog training demo. 100+/- attended.

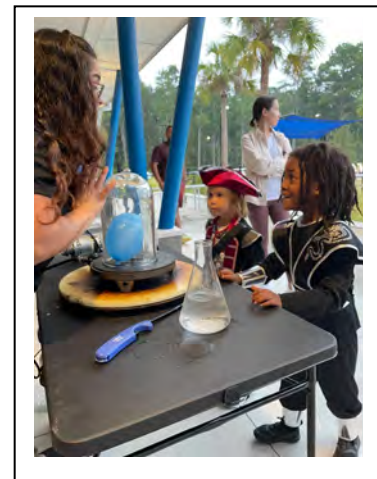
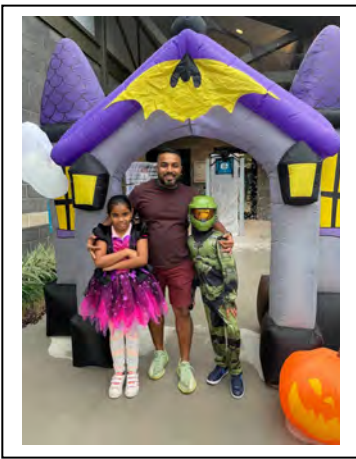
Reaction on social:

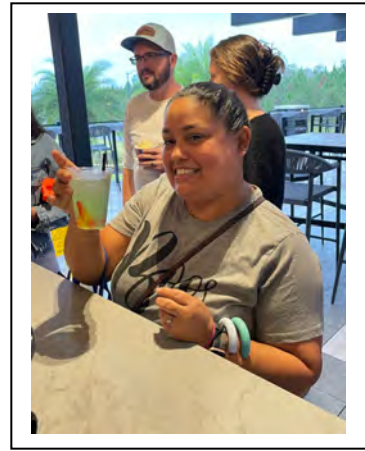
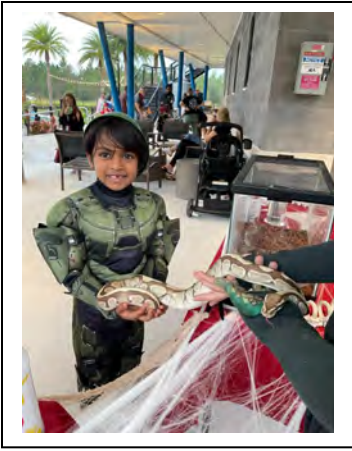


Mad Science Halloween Party

Residents faced their fear and entered our mad science lab for Halloween. Residents were able to assess experiments with the Museum of Science and History (MOSH), touch creepy critters with Wild Wonders, be amazed with our magician, and play in millions of bubbles! The rooftop bar also served a Spooky Fog drink with both a child (non-alcoholic) and adult (alcoholic) version. 125 +/- attended.

Reaction on social:





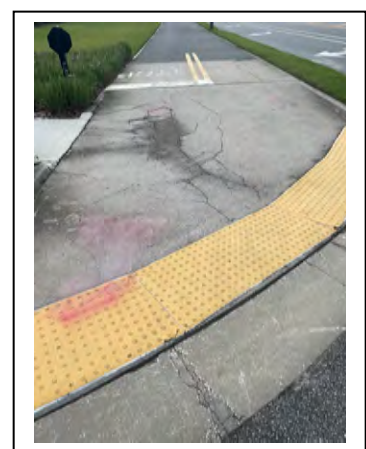
NOVEMBER EVENTS: Wine Tasting (Wind Down Wednesday) and Food Truck Friday/Holiday Vendor Showcase

DECEMBER EVENTS: Grinchmas Party, Christmas Mixology Class, The Grinch Movie, Donuts with Mrs. Claus, Christmas Cookie Painting, and a discount ticket offering for The Florida Ballet Nutcracker

ACTION ITEMS:

GOLF CART PATH

The golf cart path at the front of the Recharge amenity center needs to be repaired. This concrete section will also require traffic lines to be repainted.



DAMAGED GOLF CART PATH

Three quotes were received for this work. Work includes concrete replacement as well as traffic line repaint. Each quote is attached for review and includes the same scope of work:

1. Cut and remove up to 480 sq ft of concrete sidewalk
2. Form and pour new concrete with a broom finish
3. Pour 3 linear ft of broken concrete curbing and re-stripe the white /yellow lines plus the word STOP in existing location
4. Haul away debris

Quotes received include the following:

1. Premier American Construction @ \$8,920
2. All Weather Contractors @ \$10,930
3. Capital Concrete and Masonry Solutions @ \$19,075

LANDSCAPE REPORT

1. Storm cleanup at Recharge (see photos at the top of this report).
2. Landscape trees were re-staked from storm displacement.
3. Trees and bushes have been trimmed at Recharge.
4. The mulch project has begun in the dog park. The mulch is in lieu of the drainage system to help combat the water issue in the large dog park. The water issue in the large dog park was magnified due to Hurricane Ian. Additional mulch will be needed. The plan is to chip dead trees into mulch and then determine how many additional yards to order.



NEW MULCH IN LARGE DOG PARK.



NEW MULCH IN LARGE
DOG PARK.

5. Bushes were replaced that had perished by the Recharge parking lot adjacent to the pump room.



THREE BUSHES REPLACED.

6. There is dead sod at Recharge that will be replaced. The sod company was under water due to Hurricane Ian. This is on the “to-do” list.
7. Rye grass has been laid in the roundabouts.

2.



CBC1260724 - CUC1225348 - FPC21-000104

CHRIS@PACBUILDERSINC.COM

Physical Address: 4613 U.S. Hwy 17
Fleming Island, FL. 32003

Mailing Address: P.O. Box 8668
Fleming Island, FL. 32006

Submitted To:

Cypress Bluff CDD

Address

City, State Zip Code

Project Location:

Plan Date:

Recharge at eTown

10571 E-Town Pkwy

Jacksonville, FL

Proposal Date:

10/19/2022

SCOPE OF WORK

Description	Unit	Qty.	Unit Price	Total Price
General Conditions				
Mobilization	LS	1.0	\$500.00	\$500.00
Demo existing concrete	SF	510.0	\$2.25	\$1,147.50
Demo existing transition curb	LF	20.0	\$7.50	\$150.00
Install new concrete flat work - 6" with reinforcement	SF	510.0	\$8.75	\$4,462.50
Install new transition curb	LF	20.0	\$34.75	\$695.00
				\$0.00
				\$0.00
			Subtotal	\$6,955.00
			Grand Total	\$6,955.00

Bid Alternates

Description	Unit	Qty.	Unit Price	Total Price
ADA Mats	EA	5.0	\$385.00	\$1,925.00
				\$0.00

* Unless otherwise specified herein, all prices shown shall only be valid for 14 Business days from the date of the proposal. Premier American Construction retains the right to adjust all quoted prices in the event of shortages, environmental impacts, material price increases, fuel increases, and/or impacts due to governmental regulations. Changes made to plans, specifications or scope of work by any party after the date of this proposal constitute a material change and shall require an amendment to the proposal. Any party confirming acceptance of this quotation verbally, in writing, or by inclusion as an exhibit or artifact in any contract hereby agrees to be bound by these terms and acknowledges that these terms supersede all other agreements. *



1702 Lindsey Rd
Jacksonville, Fl. 32221
Ph (904) 781-7060 Fax (904) 619-5011

CGC1523954 CMC1250093 CFC1428601 CCC1329086

E Town/Cypress Bluff CDD

Attn: Marcy Pollicino

Re: concrete -10571 E Town Parkway 32256

10 24 22

All Weather Contractors is proposing the following services for the below mentioned prices. Any item not specifically mentioned is subject to a written change order.

- >saw cut and remove up to 480 sq ft of concrete sidewalk at the amenities center recharge
- >remove any tree roots where the concrete is removed
- >form and pour a new 3000 psi concrete with a broom finish in same location
- >saw cut joints and needs and strip forms
- >includes pouring 3 lin ft of broken concrete curbing and re-stripping the white /yellow lines and the word STOP in existing location in the same area
- >clean up job and haul away debris

Total Price \$10,930.00

Signed by_____ **Printed Name**_____

Thank you for your consideration
Scott Haines
C 904.402.6561



Submitted To: eTown HOA	Attention: Marcy Pollicino Phone: 904.527.1081 Fax: Email	eTown Golf Cart Path 10571 E-Town Parkway Jacksonville, FL County:
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PROPOSAL CONCRETE AND CMU ITEMS LISTED BELOW

Capital Concrete & Masonry Solutions proposes to furnish labor and material for the following listed below			\$ 19,075.00
Description	Plan qty	Unit measure	Total line item cost
Duval County ROW permit.	1 EA	\$	450.00
Labor and equipment to demo concrete curb and sidewalk at entry. In 2 mobilizations to keep sidewalk open.	525 SF	\$	5,250.00
Labor and material to form and pour new concrete curb and sidewalk. Includes 6" thick concrete and light broom finish.	525 SF	\$	7,875.00
Labor and material to install ADA Mats.	4 EA	\$	1,800.00
Allowance - Labor and material to restrip stop sign.	1 LS	\$	1,200.00
		\$	16,575.00
Labor and equipment for MOT equipment to shutdown sidewalk for 10 days.	1 LS	\$	2,500.00

Terms:

Net 30 days from invoice date. All terms and conditions apply on past due monies. **CAPITAL CONCRETE & MASONRY SOLUTIONS** reserves the right to send out "notice to owner" and file liens on past due monies and use any legal means available to force collection, if such action becomes necessary. Buyer agrees to pay all costs and expenses incurred by in the collection of indebtedness evidenced by this agreement or any and all other indebtedness to **CAPITAL CONCRETE & MASONRY SOLUTIONS**, including court costs and reasonable attorney's fees incurred in connection or indebtedness, whether said cost or fees are incurred prior to filing of a law suit, after the filing of a law suit, on appeal, or otherwise and to pay a finance charge of 1 1/2% monthly or an annual rate of 18% until paid. Please sign and return the quote upon acceptance. *******This quote is valid for 30 days from proposal date.******* **Must have Notice of Commencement and Building Permit prior to starting job.**

Accepted By:

Title

Date

Accepted By:

Date

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS OR SERVICES AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS, THOSE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE ALREADY PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED, YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. TO PROTECT YOURSELF, YOU SHOULD STIPULATE IN THIS CONTRACT THAT BEFORE ANY PAYMENT IS MADE, YOUR CONTRACTOR IS REQUIRED TO PROVIDE YOU WITH WRITTEN RELEASE OF LIEN FROM ANY PERSON OR COMPANY THAT HAS PROVIDED TO YOU A " NOTICE TO OWNER" FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT IS RECOMMENDED THAT YOU CONSULT AN ATTORNEY

**FLORIDA HOMEOWNERS CONSTRUCTION RECOVERY FUND
PAYMENT UP TO A LIMITED AMOUNT MAY BE AVAILABLE FROM THE FLORIDA HOMEOWNERS CONSTRUCTION RECOVERY FUND IF YOU LOSE MONEY ON A PROJECT PERFORMED UNDER CONTRACT. WHERE THE LOSE RESULTS FROM SPECIFIED VIOLATIONS OF FLORIDA LAW BY A LICENSED CONTRACTOR FOR INFORMATION ABOUT THE RECOVERY FUND AND FILING A CLAIM CONTACT THE FLORIDA CONSTRUCTION INDUSTRY LICENSING BOARD AT THE FOLLOWING TELEPHONE NUMBER AND ADDRESS:
The Shores 2637 S. Atlantic Ave., Daytona Beach, FL. 32118 (386) 767-7350**

Accepted By:

Printed Name

Title / Date

SIXTH ORDER OF BUSINESS

A.

Cypress Bluff

Community Development District

Unaudited Financial Reporting
October 31, 2022



Cypress Bluff
Community Development District
Combined Balance Sheet
October 31, 2022

Governmental Fund Types

	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>Totals (Memorandum Only)</u>
<u>Assets:</u>				
Cash	\$64,963	---	---	\$64,963
Investments:				
<i>Series 2019</i>				
Reserve	---	\$364,081	---	\$364,081
Principal	---	\$2	---	\$2
Revenue	---	\$273,858	---	\$273,858
Interest	---	\$3	---	\$3
Prepayment	---	\$5,288	---	\$5,288
Acquisition & Construction- Parcel E3A	---	---	\$4	\$4
Acquisition & Construction- Parcel E7A	---	---	\$1	\$1
Acquisition & Construction- Sold Parcels	---	---	\$5,819	\$5,819
Acquisition & Construction	---	---	\$4,026	\$4,026
<i>Series 2020</i>				
Reserve	---	\$248,674	---	\$248,674
Revenue	---	\$316,810	---	\$316,810
Acquisition & Construction- Parcel E7C	---	---	\$332	\$332
Acquisition & Construction- Sold Parcels	---	---	\$196	\$196
<i>Series 2020A</i>				
Reserve	---	\$213,813	---	\$213,813
Revenue	---	\$144,141	---	\$144,141
Principal	---	\$2	---	\$2
Interest	---	\$2	---	\$2
Prepayment	---	\$12,399	---	\$12,399
Acquisition & Construction	---	---	\$258	\$258
Cost of Issuance	---	---	\$9,484	\$9,484
<i>Series 2021</i>				
Reserve	---	\$57,625	---	\$57,625
Revenue	---	\$39,519	---	\$39,519
Acquisition & Construction	---	---	\$5,363	\$5,363
Due from Other	\$747	---	---	\$747
Investment-SBA	\$303,791	---	---	\$303,791
Prepaid Expenses	\$332	---	---	\$332
Total Assets	<u>\$369,833</u>	<u>\$1,676,218</u>	<u>\$25,484</u>	<u>\$2,071,535</u>
<u>Liabilities:</u>				
Accrued Expenses	\$175	---	---	\$175
Due to Other	\$7,897	---	---	\$7,897
<u>Fund Balances:</u>				
Restricted for Debt Service	---	\$1,676,218	---	\$1,676,218
Unassigned	\$361,761	---	\$25,484	\$387,245
Total Liabilities and Fund Equity	<u>\$369,833</u>	<u>\$1,676,218</u>	<u>\$25,484</u>	<u>\$2,071,535</u>

Cypress Bluff
Community Development District
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

Description	PRORATED			
	ADOPTED BUDGET	BUDGET THRU 10/31/22	ACTUAL THRU 10/31/22	VARIANCE
Revenues:				
Special Assessments	\$907,175	\$0	\$0	\$0
Interest-SBA	\$1,000	\$83	\$909	\$826
Other Revenues	\$20,000	\$1,667	\$1,352	(\$315)
Carry Forward Surplus	\$30,715	\$0	\$0	\$0
Total Revenues	\$958,890	\$1,750	\$2,261	\$511
Expenditures				
<u>Administrative</u>				
Supervisor Fees	\$12,000	\$1,000	\$1,000	\$0
FICA Expense	\$918	\$77	\$61	\$15
Engineering	\$5,000	\$417	\$244	\$173
Arbitrage	\$2,400	\$200	\$0	\$200
Dissemination Agent	\$6,000	\$500	\$500	\$0
Attorney	\$15,000	\$1,250	\$0	\$1,250
Annual Audit	\$8,000	\$667	\$0	\$667
Assessment Roll	\$10,000	\$10,000	\$10,000	\$0
Trustee Fees	\$19,000	\$1,583	\$8,660	(\$7,076)
Management Fees	\$49,140	\$4,095	\$4,095	\$0
Information Technology	\$2,500	\$208	\$208	\$0
Website Maintenance	\$1,250	\$104	\$104	(\$0)
Telephone	\$500	\$42	\$0	\$42
Postage	\$1,500	\$125	\$33	\$92
Printing & Binding	\$2,500	\$208	\$95	\$113
Insurance	\$6,684	\$6,684	\$5,988	\$696
Legal Advertising	\$2,500	\$208	\$0	\$208
Other Current Charges	\$1,000	\$83	\$0	\$83
Office Supplies	\$600	\$50	\$18	\$33
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Total Administrative	\$146,667	\$27,676	\$31,182	(\$3,505)
<u>Grounds Maintenance</u>				
Pond Maintenance (Water Quality)	\$2,000	\$167	\$90	\$77
Landscape Maintenance	\$332,604	\$27,717	\$27,717	\$0
Landscape Contingency	\$7,000	\$583	\$1,650	(\$1,067)
Pump Maintenance	\$3,550	\$296	\$0	\$296
Water & Sewer	\$45,000	\$3,750	\$2,359	\$1,391
Irrigation Repairs	\$3,000	\$250	\$662	(\$412)
Landscape Reserves	\$7,500	\$625	\$0	\$625
Pest Control	\$2,400	\$200	\$120	\$80
Other Repairs and Maintenance	\$3,000	\$250	\$0	\$250
Total Grounds Maintenance	\$406,054	\$33,838	\$32,599	\$1,239

Cypress Bluff
Community Development District
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

Description	PRORATED			
	ADOPTED BUDGET	BUDGET THRU 10/31/22	ACTUAL THRU 10/31/22	VARIANCE
Amenity				
Insurance	\$38,654	\$38,654	\$35,529	\$3,125
Amenity Manager	\$109,505	\$9,125	\$9,125	\$0
Pool Maintenance	\$9,875	\$823	\$1,979	(\$1,156)
Pool Chemicals	\$13,875	\$1,156	\$0	\$1,156
Facility Attendant	\$72,352	\$6,029	\$6,029	(\$0)
Janitorial Services	\$10,828	\$902	\$902	\$0
Refuse	\$1,547	\$129	\$133	(\$4)
Security and Gate Maintenance	\$4,000	\$333	\$900	(\$567)
Facility Maintenance	\$20,765	\$1,730	\$1,730	(\$0)
Elevator Maintenance	\$3,000	\$250	\$0	\$250
Electric	\$20,400	\$1,700	\$3,055	(\$1,355)
Cable and Internet	\$10,500	\$875	\$875	(\$0)
Licenses and Permits	\$1,000	\$83	\$0	\$83
Repairs & Maintenance	\$20,000	\$1,667	\$1,007	\$659
Special Events	\$15,000	\$1,250	\$3,325	(\$2,075)
Holiday Decorations	\$1,500	\$125	\$0	\$125
Fitness Center R&M	\$10,000	\$833	\$1,054	(\$221)
Fitness Equipment Rentals	\$25,368	\$2,114	\$2,114	\$0
Reserve for Amenities	\$15,000	\$1,250	\$0	\$1,250
Other Current Charges	\$3,000	\$250	\$750	(\$500)
Total Amenity	\$406,169	\$69,280	\$68,509	\$772
Total Expenditures	\$958,890	\$130,794	\$132,289	(\$1,494)
Excess Revenues/Expenses	\$0		(\$130,027)	
Net Change in Fund Balance	\$0		(\$130,027)	
Fund Balance - Beginning	\$0		\$491,789	
Fund Balance - Ending	\$0		\$361,761	

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

[illegible]

Expenditures:

Administrative

[illegible]

Grounds Maintenance

[illegible]

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

[illegible]

Cypress Bluff
Community Development District
2019 Debt Service Fund
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

Description	ADOPTED BUDGET	PRORATED BUDGET THRU 10/31/22	ACTUAL THRU 10/31/22	VARIANCE
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Revenues

Special Assessments	\$731,682	\$0	\$0	\$0
Interest Income	\$700	\$700	\$1,161	\$461
Carry Forward Surplus	\$270,060	\$0	\$0	\$0

Total Revenues	\$1,002,443	\$700	\$1,161	\$461
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Expenditures

Series 2019

Interest Expense - 11/1	\$256,102	\$0	\$0	\$0
Principal Expense - 5/1	\$215,000	\$0	\$0	\$0
Interest Expense - 5/1	\$256,102	\$0	\$0	\$0

Total Expenditures	\$727,204	\$0	\$0	\$0
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Excess Revenues (Expenditures)	\$275,239		\$1,161	
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Fund Balance - Beginning	\$274,991		\$642,072	
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Fund Balance - Ending	\$550,230		\$643,233	
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Reserve	\$364,081
Revenue	\$273,858
Prepayment	\$5,288
	<u>\$643,233</u>

Cypress Bluff
Community Development District
2020 Debt Service Fund
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

Description	ADOPTED BUDGET	PRORATED BUDGET THRU 10/31/22	ACTUAL THRU 10/31/22	VARIANCE

Revenues

Special Assessments	\$494,600	\$0	\$0	\$0
Interest Income	\$500	\$500	\$959	\$459
Carry Forward Surplus	\$315,480	\$0	\$0	\$0
Total Revenues	\$810,580	\$500	\$959	\$459

Expenditures

Series 2020

Interest Expense - 11/1	\$179,709	\$0	\$0	\$0
Principal Expense - 11/1	\$135,000	\$0	\$0	\$0
Interest expense - 5/1	\$177,076	\$0	\$0	\$0
Total Expenditures	\$491,785	\$0	\$0	\$0

Excess Revenues (Expenditures)	\$318,795	\$959
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Fund Balance - Beginning	\$0	\$564,526
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Fund Balance - Ending	\$318,795	\$565,485
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Reserve	\$248,674
Revenue	\$316,810
	<u>\$565,485</u>

Cypress Bluff
Community Development District
2020A Debt Service Fund (Del Webb)
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

Description	ADOPTED BUDGET	PRORATED BUDGET THRU 10/31/22	ACTUAL THRU 10/31/22	VARIANCE

Revenues

Special Assessments	\$424,769	\$0	\$0	\$0
Interest Income	\$500	\$500	\$669	\$169
Carry Forward Surplus	\$144,693	\$0	\$0	\$0

Total Revenues	\$569,963	\$500	\$669	\$169
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Expenditures

Series 2020A

Interest Expense -11/1	\$131,884	\$0	\$0	\$0
Principal Expense -5/1	\$160,000	\$0	\$0	\$0
Interest Expense -5/1	\$131,884	\$0	\$0	\$0

Total Expenditures	\$423,769	\$0	\$0	\$0
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Excess Revenues (Expenditures)	\$146,194	\$669
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Fund Balance - Beginning	\$0	\$369,687
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Fund Balance - Ending	\$146,194	\$370,356
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Reserve	\$213,813
Revenue	\$144,141
Interest	\$2
Principal	\$2
Prepayment	\$12,399
	<u>\$370,356</u>

Cypress Bluff
Community Development District
2021 Debt Service Fund
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

Description	ADOPTED BUDGET	PRORATED BUDGET THRU 10/31/22	ACTUAL THRU 10/31/22	VARIANCE

Revenues

Special Assessments	\$115,250	\$0	\$0	\$0
Interest Income	\$100	\$0	\$0	\$0
Carry Forward Surplus	\$39,519	\$0	\$0	\$0

Total Revenues	\$154,869	\$0	\$0	\$0
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Expenditures

Series 2021

Interest Expense -11/1	\$34,878	\$0	\$0	\$0
Principal Expense -5/1	\$45,000	\$0	\$0	\$0
Interest Expense -5/1	\$34,878	\$0	\$0	\$0

Total Expenditures	\$114,756	\$0	\$0	\$0
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Excess Revenues (Expenditures)	\$40,113	\$0		
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Fund Balance - Beginning	\$0	\$97,144		
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Fund Balance - Ending	\$40,113	\$97,144		
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Reserve	\$57,625
Revenue	\$39,519
	<u>\$97,144</u>

Cypress Bluff
Community Development District
Capital Projects Fund
Statement of Revenues & Expenditures
For The Period Ending October 31, 2022

	Series 2019	Series 2020	Series 2020A	Series 2021
<u>Revenues:</u>				
Interest	\$18	\$1	\$18	\$0
Total Revenues	\$18	\$1	\$18	\$0
<u>Expenditures</u>				
Capital Outlay	\$0	\$0	\$0	\$0
Total Expenditures	\$0	\$0	\$0	\$0
Other Sources/(Uses)				
Transfer In/(Out)	\$0	\$0	\$0	\$0
Total Other	\$0	\$0	\$0	\$0
Excess Revenues (Expenditures)	\$18	\$1	\$18	\$0
Fund Balance - Beginning	\$9,833	\$527	\$9,725	\$5,363
Fund Balance - Ending	\$9,851	\$528	\$9,742	\$5,363

Cypress Bluff

Community Development District

Long Term Debt Report

Series 2019 Special Assessment Bonds

Interest Rate:	3.75-5.1%
Maturity Date:	5/1/2048
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$363,759.38
Reserve Fund Balance:	\$364,081.25
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)
Special Call-2/1/2021	(\$20,000)
Mandatory Principal- 5/1/2021	(\$200,000)
Special Call-5/1/2021	(\$15,000)
Special Call-8/1/2021	(\$10,000)
Special Call-11/1/2021	(\$15,000)
Special Call-2/1/2022	(\$5,000)
Mandatory Principal- 5/1/2022	(\$210,000)
Special Call-5/1/2022	(\$35,000)
Current Bonds Outstanding	\$10,515,000

Series 2020 Special Assessment Bonds

Interest Rate:	3.9-5.2%
Maturity Date:	11/1/2049
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$247,220.00
Reserve Fund Balance:	\$248,674.49
Bonds outstanding - 4/15/2020	\$7,705,000
Mandatory Principal- 11/1/2020	(\$290,000)
Mandatory Principal- 11/1/2021	(\$130,000)
Current Bonds Outstanding	\$7,285,000

Cypress Bluff
Community Development District
Long Term Debt Report

Series 2020A Special Assessment Bonds (Del Webb)

Interest Rate:	2.7-3.8%
Maturity Date:	5/1/2050
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$212,345.00
Reserve Fund Balance:	\$213,813.13
Bonds outstanding - 9/11/2020	\$7,675,000
Mandatory Principal- 5/1/2021	(\$150,000)
Special Call-2/1/2022	(\$10,000)
Mandatory Principal- 5/1/2022	(\$155,000)
Current Bonds Outstanding	\$7,360,000

Series 2021 Special Assessment Bonds

Interest Rate:	3.719951%
Maturity Date:	5/1/2051
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$57,625.00
Reserve Fund Balance:	\$57,625.00
Bonds outstanding - 11/1/2021	\$2,045,000
Mandatory Principal- 5/1/2022	(\$40,000)
Current Bonds Outstanding	\$2,005,000

B.

Cypress Bluff

Community Development District

Check Run Summary October 31, 2022

Fund	Date	Check No.	Amount
Payroll	10/11/22	50176-50180	\$ 938.80
		Subtotal	<u>\$ 938.80</u>
General Fund			
	10/10/22	692-707	\$ 68,577.69
	10/14/22	708-713	\$ 9,687.01
	10/18/22	714-716	\$ 7,057.43
	10/25/22	717-725	\$ 43,879.02
		Subtotal	<u>\$ 129,201.15</u>
Total			\$ 130,139.95

PR300R

PAYROLL CHECK REGISTER

RUN 10/11/22 PAGE 1

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50176	3	CHRIS PRICE	184.70	10/11/2022
50177	5	JOHN L HOLMES III	200.00	10/11/2022
50178	2	JOHN S HEWINS JR	184.70	10/11/2022
50179	1	RICHARD T RAY	184.70	10/11/2022
50180	6	WILLIAM J CELLAR	184.70	10/11/2022
TOTAL FOR REGISTER			938.80	

CYBL CYPRESS BLUFF DLAUGHLIN

Attendance Sheet

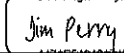
District Name: Cypress Bluff CDD

Board Meeting Date: September 27, 2022 Meeting

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

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

Approved for Payment:

DocuSigned by:

1471E8434217403

District Manager Signature

10/11/2022

Date

PLEASE RETURN COMPLETED FORM TO DANIEL LAUGHLIN

AP300R
*** CHECK NOS. 000691-000725

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
CYPRESS BLUFF-GENERAL FUND
BANK A CYPRESS BLUFF CDD

RUN 11/02/22

PAGE 1

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
10/10/22	00081	10/05/22 126931	202210 320-57200-47200	OCT LAKE MGT-POND 1	*	90.00	
				CLEAR WATERS, INC			90.00 000692
10/10/22	00074	10/03/22 738644	202210 300-15500-10000	12/03/22 HOLIDAY PARTY	*	300.00	
				EDWIN DAVID DBA TIER 2			300.00 000693
10/10/22	00041	10/05/22 10052022	202210 320-57200-49400	10/5/22 GUITAR BY ERIK	*	200.00	
				ERIK LUNDGREN			200.00 000694
10/10/22	00005	9/15/22 66	202210 310-51300-31700	FY23 ASSESSMENT ROLL CERT	*	10,000.00	
				GOVERNMENTAL MANAGEMENT SERVICES			10,000.00 000695
10/10/22	00010	7/29/22 22997	202207 310-51300-31400	ARBIT SE2020 FYE 3/31/22	*	600.00	
				GRAU AND ASSOCIATES			600.00 000696
10/10/22	00098	9/30/22 4669	202209 320-57200-46000	RPRD ELECTRIC-AMENITY CTR	*	925.00	
				KAD ELECTRIC COMPANY			925.00 000697
10/10/22	00095	9/22/22 3110616	202208 310-51300-31500	AUG GENERAL COUNSEL	*	525.84	
				KUTAK ROCK LLP			525.84 000698
10/10/22	00116	4/19/22 0002	202210 320-57200-49400	MAGIC SHOW 10/28/22	*	300.00	
				MICHAEL CHROSNIAK			300.00 000699
10/10/22	00070	7/27/22 09252022	202209 320-57200-49400	9/25/22 EVENT	*	150.00	
		10/13/22 102122-1	202210 320-57200-49400	10/21/22 MUSIC EVENT	*	300.00	
				REBECCA DAY MUSIC			450.00 000700
10/10/22	00094	9/13/22 37768B	202209 320-57200-46000	INSTL ONE WAY ARROW SIGN	*	1,950.00	
				ROGERS PAVEMENT MAINTENANCE, INC			1,950.00 000701
10/10/22	00088	10/01/22 22-45180	202210 320-57200-46700	RNWL ANNL VIZPIN-5DEVICES	*	900.00	
				SECURITY ENGINEERING & DESIGNS, INC			900.00 000702

CYBL CYPRESS BLUFF OKUZMUK

AP300R
*** CHECK NOS. 000691-000725

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
CYPRESS BLUFF-GENERAL FUND
BANK A CYPRESS BLUFF CDD

RUN 11/02/22

PAGE 2

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
10/10/22	00012	9/20/22 7820	202209 320-57200-46400	IRRIGATION REPAIRS	*	353.71	
		10/01/22 7940	202210 320-57200-46100	OCT LANDSCAPE MAINT- PH1	*	6,027.00	
		10/01/22 7941	202210 320-57200-46100	OCT LANDSCAPE MAINT-PH 2	*	14,210.00	
		10/01/22 7946	202210 320-57200-46100	OCT LNDSCP MAINT-INTCHG E	*	4,160.00	
		10/01/22 7970	202210 320-57200-46100	OCT LNDSCP MAINT-RCHG CTR	*	3,320.00	
		10/04/22 8015	202210 320-57200-46400	SPRINKLER RPR IN PLANT BD	*	170.81	
				SUN STATE NURSERY			28,241.52 000703
10/10/22	00011	9/26/22 252-2499	202209 310-51300-31200	FY22 TRUSTEE FEE 2020A	*	333.33	
		9/26/22 252-2499	202209 300-15500-10000	FY23 TRUSTEE FEE 2020A	*	3,666.67	
				THE BANK OF NEW YORK MELLON			4,000.00 000704
10/10/22	00104	9/20/22 600118	202209 320-57200-46000	RPLC POOL CHEM PUMP TUBE	*	267.23	
				VAK PAK, INC			267.23 000705
10/10/22	00037	10/01/22 402856	202210 320-57200-45000	OCT AMENITY MANAGER	*	9,125.40	
		10/01/22 402856	202210 320-57200-45100	OCT FACILITY MANAGER	*	6,029.36	
		10/01/22 402856	202210 320-57200-46800	OCT POOL MAINTENANCE	*	822.95	
		10/01/22 402856	202210 320-57200-46200	OCT JANITORIAL	*	902.33	
		10/01/22 402856	202210 320-57200-46600	OCT MAINTENANCE	*	1,730.45	
		10/01/22 402856	202210 320-57200-46800	OCT POOL CHEMICALS	*	1,156.25	
				VESTA PROPERTY SERVICES, INC.			19,766.74 000706
10/10/22	00062	9/20/22 23283421	202209 330-57200-46500	252/ CARTON OF CLOTHS X60	*	61.36	
				W.B. MASON CO., INC.			61.36 000707
10/14/22	00054	10/15/22 223A	202210 320-57200-49400	10/14/22 ADULT TALENT SHO	*	500.00	
				ANDREW B. RATLIFF			500.00 000708
				CYBL CYPRESS BLUFF OKUZMUK			

AP300R
*** CHECK NOS. 000691-000725

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
CYPRESS BLUFF-GENERAL FUND
BANK A CYPRESS BLUFF CDD

RUN 11/02/22

PAGE 3

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
10/14/22	00018	10/10/22 299-8138	202210 320-57200-46000	FENCE SIGN	*	186.68	
		10/10/22 299-8152	202210 320-57200-46000	BOULEVARD BANNERS	*	771.69	
				FAST SIGNS #171701			958.37 000709
10/14/22	00005	10/01/22 67	202210 310-51300-34000	OCT MANAGEMENT FEES	*	4,095.00	
		10/01/22 67	202210 310-51300-52100	OCT WEBSITE ADMIN	*	104.17	
		10/01/22 67	202210 310-51300-35200	OCT INFORMATION TECH	*	208.33	
		10/01/22 67	202210 310-51300-31300	OCT DISSEM AGENT SERVICES	*	500.00	
		10/01/22 67	202210 310-51300-51000	OFFICE SUPPLIES	*	17.50	
		10/01/22 67	202210 310-51300-42000	POSTAGE	*	33.24	
		10/01/22 67	202210 310-51300-42500	COPIES	*	95.40	
		10/01/22 67	202210 320-57200-47300	PEOPLEVINE	*	750.00	
				GOVERNMENTAL MANAGEMENT SERVICES			5,803.64 000710
10/14/22	00117	3/25/22 10008424	202210 320-57200-49400	10/28 SCIENCE ON THE GO!	*	525.00	
				MUSEUM OF SCIENCE & HISTORY			525.00 000711
10/14/22	00065	11/09/20 14586A	202210 330-57200-46500	INSTL FITNESS EQUIPMENT	*	250.00	
				SOUTHEAST FITNESS REPAIR			250.00 000712
10/14/22	00012	10/11/22 8078	202210 320-57200-46110	INSTALL MULCH @ DOG PARK	*	1,650.00	
				SUN STATE NURSERY			1,650.00 000713
10/18/22	00013	9/14/22 09142022	202210 300-20700-10000	FY22 DEBT ASSMNT SE 2019	*	4,776.06	
				THE BANK OF NEW YORK MELLON			4,776.06 000714
10/18/22	00013	9/14/22 09142022	202210 300-20700-10010	FY22 DEBT ASSMNT SE 2020	*	66.11	
				THE BANK OF NEW YORK MELLON			66.11 000715
10/18/22	00013	9/14/22 09142022	202210 300-20700-10020	FY22 DEBT ASSMT SE 2020A	*	2,215.26	
				THE BANK OF NEW YORK MELLON			2,215.26 000716
				CYBL CYPRESS BLUFF OKUZMUK			

AP300R
*** CHECK NOS. 000691-000725

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
CYPRESS BLUFF-GENERAL FUND
BANK A CYPRESS BLUFF CDD

RUN 11/02/22

PAGE 4

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
10/25/22	00097	8/20/22 0325	202210 320-57200-49400		*	300.00	
		EVENT 11/18/22		ACE WINN			300.00 000717
10/25/22	00001	9/02/22 16616	202210 310-51300-45000		*	41,517.00	
		FY23 INSURANCE RENEWAL		EGIS INSURANCE ADVISORS LLC			41,517.00 000718
10/25/22	00006	10/10/22 0205099	202210 310-51300-31100		*	244.00	
		OCT PROFESSIONAL SERVICES		ENGLAND, THIMS & MILLER, INC.			244.00 000719
10/25/22	00095	10/14/22 3124404	202209 310-51300-31500		*	301.50	
		SEP GENERAL COUNSEL		KUTAK ROCK LLP			301.50 000720
10/25/22	00084	10/24/22 10242022	202210 320-57200-49400		*	300.00	
		10/28 DINOSAURS AMONG US		MICHAEL ROSSI DBA WILD WONDERS			300.00 000721
10/25/22	00118	10/11/22 94	202210 320-57200-49400		*	300.00	
		SOLO SAX EVENT 11/9/22		PIERRE MAURICE KENDRICK DBA			300.00 000722
10/25/22	00065	10/14/22 100603	202210 330-57200-46500		*	370.00	
		QTRLY PREVENT MAINTENANCE		SOUTHEAST FITNESS REPAIR			370.00 000723
10/25/22	00055	10/07/22 19375076	202210 320-57200-47000		*	120.00	
		OCT FIRE ANT PEST CONTROL		TURNER PEST CONTROL LLC			120.00 000724
10/25/22	00062	10/05/22 23324075	202210 330-57200-46500		*	17.58	
		JANITORIAL SUPPLIES					
		10/18/22 23355680	202210 330-57200-46500		*	408.94	
		JANITORIAL SUPPLIES		W.B. MASON CO., INC.			426.52 000725
TOTAL FOR BANK A						129,201.15	
TOTAL FOR REGISTER						129,201.15	

CYBL CYPRESS BLUFF OKUZMUK

Invoice

BILL TO

e-Town
10571 eTown Parkway
Jacksonville, FL 32256
Attn: Marcy Pollicino

1.320.572.472
81A

[illegible]

Invoice

738644

SOLD TO		E-TOWN		SHIP TO	
ADDRESS		10571 E-TOWN PKWY		ADDRESS	
CITY, STATE, ZIP		JACKSONVILLE, FL 32256		CITY, STATE, ZIP	
CUSTOMER CREDIT		SOLD BY		DATE	
ORDERED	SHIPPED	DESCRIPTION	PRICE	UNIT	AMOUNT
		TIER 2 to play music and			300.00
		sing for E-Town on 12/3/32			
		from 6-8 P.M. for 300.00			
		PLEASE make check payable to:			
		Ed Dawyl			
		1550 Majestic View Lane			
		Fleming Island, FL 32003			
		Thank you!			
					300.00

74A
1.300.15500.10000

GUITAR BY ERIK

INVOICE

904-537-6182
erikleif@comcast.net

971 Amberjack Lane
Atlantic Beach, FL 32233

Attention: Marcy Pollicino
eTown Community Manager
Cypress Bluff Community Development District

Wind Down Wednesday
Entertainment -Guitar by Erik
Invoice Number: 10052022
Terms: upon receipt of invoice

Description	Quantity	Unit Price	Cost
Entertainment on October 5, 2022	2.0	\$100.00	\$200.00
5:30 PM -7:30 PM			
		Subtotal	\$200.00
		Total	\$200.00

1,320,572.494

4/A

Thank you for your b
Your next order will s

Sincerely yours,

Erik Lundgren

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

Invoice

Invoice #: 66
Invoice Date: 9/15/22
Due Date: 9/15/22
Case:
P.O. Number:

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

Description	Hours/Qty	Rate	Amount
Assessment Roll Certification - FY 2023 1. 348.503 317.317 SA 1. 310.573.317		10,000.00	10,000.00
Total			\$10,000.00
Payments/Credits			\$0.00
Balance Due			\$10,000.00

Grau and Associates

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

Phone: 561-994-9299

Fax: 561-994-5823

Cypress Bluff Community Development District
1001 Bradford Way
Kingston, TN 37763

Invoice No. 22997
Date 07/29/2022

10A

SERVICE

1.310.573.314

AMOUNT

Project: Arbitrage - Series 2020 FYE 3/31/22

Arbitrage Services

Arbitrage

Arbitrage

\$ 600.00

Subtotal: 600.00

Total 600.00

Current Amount Due \$ 600.00

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
600.00	0.00	0.00	0.00	0.00	600.00

Payment due upon receipt.



ELECTRIC COMPANY
EC0001925

KAD ELECTRIC COMPANY
P.O. BOX 8567
FLEMING ISLAND FL 32006-0014

Invoice

DATE	INVOICE #
9/30/2022	4669

BILL TO
Vesta Property Services eTown Recharge 10571 eTown Parkway Jacksonville FL 32256

9/30 Completed work. Approved for payment

P.O. NO.	TERMS	JOB
	Net 15	22-951

ITEM	QUANTITY	DESCRIPTION	RATE	AMOUNT
		E-TOWN- RECHARGE AMENITY CENTER ATTN: MARCY		
Elec. Labor	1	Tightened walkway bollards	890.00	890.00
		Replaced outlet weatherproof cover		
		Reprogrammed gym ceiling fans for correct rotation		
Elec. Matrl	1	Trouble shot pool lights.	35.00	35.00

98A
1.320.572.460

Thank you for your business. We appreciate it very much.

Total	\$925.00
Payments/Credits	\$0.00
Balance Due	\$925.00

Phone #	Fax #	E-mail
904-541-1000	904-215-3475	LDEASE@AOL.COM

KUTAK ROCK LLP
TALLAHASSEE, FLORIDA
Telephone 404-222-4600
Facsimile 404-222-4654

Federal ID 47-0597598

September 22, 2022

Check Remit To:
Kutak Rock LLP
PO Box 30057
Omaha, NE 68103-1157

Wire Transfer Remit To:
ABA #104000016
First National Bank of Omaha
Kutak Rock LLP
A/C # 24690470
Reference: Invoice No. 3110616
Client Matter No. 4123-1

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

9.22.22 #
95A
1.310.51300.31500

Invoice No. 3110616
4123-1

Re: General Counsel

For Professional Legal Services Rendered

08/01/22	K. Buchanan	0.70	234.50	Research ADA requirement of reasonable accommodation relating to autism
08/01/22	K. Buchanan	0.40	134.00	Perform meeting follow up
08/09/22	K. Buchanan	0.20	67.00	Review tentative agenda and confer with district manager
TOTAL HOURS		1.30		

KUTAK ROCK LLP

Cypress Bluff CDD
September 22, 2022
Client Matter No. 4123-1
Invoice No. 3110616
Page 2

TOTAL FOR SERVICES RENDERED \$435.50

DISBURSEMENTS

Travel Expenses 90.34

TOTAL DISBURSEMENTS 90.34

TOTAL CURRENT AMOUNT DUE \$525.84

INVOICE

Michael Chrosniak

Michael Chrosniak

936 granville rd, Jacksonville, FL 32205

machros68@gmail.com

Invoice No#: 0002

Invoice Date: Apr 19, 2022

Due Date: Oct 28, 2022



\$300.00

AMOUNT DUE

BILL TO

Cypress Bluff CDD

Cypress Bluff CDD

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

UNITED STATES

mpollicino@vestapropertyservices.com

Phone: +1 904-527-1081

SHIP TO

Cypress Bluff CDD

Cypress Bluff CDD

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

UNITED STATES

#	ITEMS & DESCRIPTION	QTY/HRS	PRICE	AMOUNT(\$)
1	2 Hours of Close Up Magic This is a Halloween event that I will be performing as the Mad Scientist Professor Wonder. Professor Wonder performs "Magical Experiments" at his Table of Science. The location is at the address provided.	1	\$300.00	\$300.00
Subtotal				\$300.00
Shipping				\$0.00
TOTAL				\$300.00 USD

NOTES TO CUSTOMER

Invoice is not due until work is performed. If you wish to pay in full, that is up to you.

116A
1.320.572.494

PERFORMANCE AGREEMENT

This Agreement is made and entered into this 20 day of April, 2021²², between Cypress Bluff Community Development District, 475 West Town Place, Suite 114, St. Augustine, Florida 32092 ("Purchaser") and Michael Chrasniak ("Performer"), (collectively known as "Parties"). The Parties agree as follows:

LOCATION OF PERFORMANCE: Listed above

DATE OF PERFORMANCE: 10-28-2022

TIME OF PERFORMANCE: 5:30 - 7:30 PM

PAYMENT: Performer agrees to accept the total sum of \$ 300.00 for this engagement.

DEPOSIT: Purchaser agrees to pay the sum of \$ N/A as a deposit for this engagement.

BALANCE DUE AT TIME OF PERFORMANCE: \$ 300.00

CHECKS PAYABLE TO: Michael Chrasniak

CANCELLATION:

Purchaser: In the event Purchaser would need to reschedule the performance due to inclement weather or due to something outside of their immediate control, the Vendor and Purchaser shall agree to reschedule the performance at a mutually convenient date and time within 90 days. In the event that this cannot occur within 90 days, the Purchaser and Vendor shall mutually agree to cancel the performance without penalty or cancellation fees charged to either party. In the event that the Purchaser cancels the performance three days or less, prior to the scheduled date, Purchaser will pay Performer 50% of the performance fee. Upon payment of the cancellation fee, Purchaser will have no further obligation to the Performer.

Performer: In the event Performer cancels the performance less than one week prior to the scheduled date due to sickness, accidents, acts of God, and other reasons beyond Performer's control, Performer agrees to refund the deposit, if any, to Purchaser. Performer hereby agrees, confirms and acknowledges it has all requisite rights, title and interest in the material, songs, show, or other collection of works to be performed by Performer and will identify and hold the District harmless for any claims against the District arising from Performer's performance.

Any and all amendments to this Performance Agreement shall be in writing and executed by the Parties.

In any action or proceeding involving a dispute between the Purchaser and the Performer arising out of this Performance Agreement, the prevailing party will be entitled to receive from the losing party reasonable attorney's fees.

Performer understands and agrees that Chapter 119, *Florida Statutes*, may be applicable to documents prepared in connection with the services provided to the District and agrees to cooperate with any public record requests made thereunder. Performer agrees that it shall allow access to all documents, papers, letters, or other materials subject to the provisions of Chapter 119, *Florida Statutes*, and the District's Record Retention Policy.

PURCHASER

Cypress Bluff CDD

By: _____

Printed Name: _____

PERFORMER

By: Michael Chrasniak

Printed Name: Michael Chrasniak

Invoice # 092522-1

July 27th, 2022

Rebecca Day
DBA
Rebecca Day Music
11483 Lumberjack Circle East
Jacksonville, FL 32223

904-710-0991
rebeccadaymusic@gmail.com

Attn: Marcy Pollicino
eTOWN Jax
Cypress Bluff
Community Development District
475 West Town Place, Suite 114
St. Augustine, Florida 32092

September 25th, 2022 Invoice for Records

11:00am-1:00pm

Price includes equipment setup, equipment teardown, travel, and performance

Due upon services rendered:

SOLO performance 11:00am-1:00pm	\$150.00
---------------------------------	----------

Total:	\$150.00
---------------	-----------------

1.320.57200.49400

70A

Thank you for partnering with Rebecca Day Music!

Invoice # 102122-1

October 13th, 2021

Rebecca Day
DBA
Rebecca Day Music
11483 Lumberjack Circle East
Jacksonville, FL 32223

904-710-0991
rebeccadaymusic@gmail.com

Attn: Marcy Pollicino
eTOWN Jax
Cypress Bluff
Community Development District
475 West Town Place, Suite 114
St. Augustine, Florida 32092

October 21st, 2022 Invoice for Records

6:00-8:00pm

Price includes equipment setup, equipment teardown, travel, and performance

Due upon services rendered:

SOLO performance 5:30-7:30pm	\$300.00
------------------------------	----------

Total:	\$300.00
--------	----------

1.320.572.494

70A

Thank you for partnering with Rebecca Day and The Crazy Daysies!

Rogers Pavement Maintenance Inc.

PO Box 65909
Orange Park, FL 32065

Invoice

Date	Invoice #
9/13/2022	37768b

Bill To	
eTown Jax 10571 eTown Parkway Jacksonville, FL 32256	
ATTN:	

Job		
Bold City Street E-Town Parkway		
Job Completed	Terms	P.O. #
9/13/2022	Net 30	Marcy

Description	Qty	U/M	Amount
BOLD CITY STREET: Reattach existing sign to existing arm.	1	LS	250.00
E-TOWN PARKWAY: Supply and <u>Install One Way Arrow Sign</u> on 4" x 4" Decorative Post with black matte backing.	1	EA	850.00
IN FRONT OF WELCOME CENTER: Supply and install 18" Stop Sign with Black Matte Backing On 4" x 4" Decorative Black Post	1	EA	850.00
94A 1.320.572.460			

	Balance Due \$1,950.00
--	-------------------------------

Invoice

Invoice Number
22-45180

Invoice Date
10/1/22

Page
1

Security Engineering And Designs, Inc.
3139 Waller Street
Jacksonville, FL 32254

Voice: 904-371-4931

Fax:

Sold To:

E-TOWN RECHARGE
10571 CYPRESS E-TOWN PKWY.
JACKSONVILLE, FL 32256

Site Address:

CYPRESS BLUFF CDD
10571 E-TOWN PKWY.
JACKSONVILLE, FL 32256

10/3 Approved

Customer ID: E-TOWN RECHARGE

Customer PO	Payment Terms	Sales Rep ID	Due Date
	Net 10 Days		10/11/22

Description	Amount
VIZPIN ANNUAL RENEWAL (5) DEVICES @ \$180.00 EACH <i>1.310.513.540</i> <i>88A</i>	900.00

Service Department: 371-4931
Monitoring Center: 800-318-9486
Installation: 371-4931

Please include invoice number on payment

22-45180

Subtotal	900.00
Sales Tax	
Total Invoice Amount	900.00
Payment Received	0.00
TOTAL	900.00



Maintenance Invoice

Invoice#: 7820

Date: 09/20/2022

Billed To: Cypress Bluff CDD/E-Town Recharge Center
11003 E-Town Parkway
Jacksonville FL 32256

For: E-Town Recharge Center
110003 E-Town Parkway
Jacksonville FL 32256

12A
1.320.572.464

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
Irrigation Repairs				
Rainbird Pop ups w/Nozzles - Recharge Center	1.00	231.59	231.59	N
Valve Box Cover - Round-About Truck Damage	1.00	122.12	122.12	N

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

Amount Due

353.71

If you have any questions concerning this invoice,
please contact Sheri Horne @ accounting@sunstatenursery.com

THANK YOU FOR YOUR BUSINESS!!



Maintenance Invoice

Invoice#: 7940

Date: 10/01/2022

10/3 Approved

Billed To: Cypress Bluff CDD 2
GMS
475 West Town Place Ste 114
St. Augustine FL 32092

For: E-Town Phase 1

121A
1.320.572.46

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
October Landscape Maintenance	1.00	6,027.00	6,027.00	N

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

If you have any questions concerning this invoice,
please contact Sheri Home @ accounting@sunstatenursery.com

Amount Due	6,027.00
-------------------	-----------------

THANK YOU FOR YOUR BUSINESS!!



Maintenance Invoice

Invoice#: 7941

Date: 10/01/2022

Approved 10/3

Billed To: Cypress Bluff CDD 2
GMS
475 West Town Place Ste 114
St. Augustine FL 32092

For: E-Town Phase 2

1,320,572.46/
12A

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
October Landscape Maintenance	1.00	14,210.00	14,210.00	N

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

If you have any questions concerning this invoice,
please contact Sheri Horne @ accounting@sunstatenursery.com

Amount Due	14,210.00
------------	-----------

THANK YOU FOR YOUR BUSINESS!!



Maintenance Invoice

Invoice#: 7946

Date: 10/01/2022

10/3 Approved

Billed To: Cypress Bluff CDD 2
GMS
475 West Town Place Ste 114
St. Augustine FL 32092

For: E-Town Interchange East

12A
1.320.572.461

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
October Landscape Maintenance	1.00	4,160.00	4,160.00	N

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

If you have any questions concerning this invoice,
please contact Sheri Horne @ accounting@sunstatenursery.com

Amount Due	4,160.00
-------------------	-----------------

THANK YOU FOR YOUR BUSINESS!!



Maintenance Invoice

Invoice#: 7970

Date: 10/01/2022

10/3 Approved

Billed To: Cypress Bluff CDD/E-Town Recharge Center
11003 E-Town Parkway
Jacksonville FL 32256

For: E-Town Recharge Center
110003 E-Town Parkway
Jacksonville FL 32256

12A
1,320.572,461

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
October Landscape Maintenance	1.00	3,320.00	3,320.00	N

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

If you have any questions concerning this invoice,
please contact Sheri Horne @ accounting@sunstatenursery.com

Amount Due	3,320.00
-------------------	-----------------

THANK YOU FOR YOUR BUSINESS!!



Maintenance Invoice

Invoice#: 8015

Date: 10/04/2022

10/5 Approved

Billed To: Cypress Bluff CDD 2
GMS
475 West Town Place Ste 114
St. Augustine FL 32092

For: E-Town Interchange East -

12A
1,320.57200.464

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
Sprinkler Repair in Plant Bed				
6" Hunter Pros	2.00	17.75	35.49	N
15H Nozzles	2.00	2.66	5.32	N
Service Call	1.00	65.00	65.00	N
Labor	1.00	65.00	65.00	N

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

Amount Due

170.81

If you have any questions concerning this invoice,
please contact Sheri Horne @ accounting@sunstatenursery.com

THANK YOU FOR YOUR BUSINESS!!



BNY MELLON

The Bank of New York Mellon
Trust Company, N.A.

INVOICE

000033 XBFRSDD1 000000

Government Management Services, LLC.
ATTN: Jim Perry
475 West Town Place
Suite 114
World Golf Village
St. Augustine, FL 32092

Invoice Number: 252-2499188
 Account Number: CYPBLF20ADWP
 Invoice Date: 26-Sep-22
 Cycle Date: 01-Sep-22
 Administrator: Thomas Radicioni
 Phone Number: (904) 645-1985
 Currency: USD

Cypress Bluff Community Development District (City of Jacksonville, Florida) \$7,350,000 Special Assessment Bonds, Series 2020A (Del Webb Project)

	Quantity	Rate	Proration	Subtotal	Total
<u>Flat</u>					
Trustee Fee					4,000.00
For the period: September 01, 2022 to August 31, 2023					
<u>One Time Charges</u>					
Redemption Notice Fee	1	310.513.31200			0.00
FY22 = \$337.33 FY23 w/1.2 = \$3,666.67 1.300.155.10000					
Invoice Total:				4,000.00	
Satisfied To Date:				0.00	
Balance Due:				4,000.00	

Terms: Payable upon receipt. Please reference the invoice and account number with your remittance.
 Our Tax ID Number is 95-3571558. Please fax Taxpayer Certification requests to (732) 667-9576.
 The Bank of New York Mellon Trust Company, N.A. is located at 400 South Hope Street - Suite 400,
 Los Angeles, CA 90071

Check Payment Instructions:
 The Bank of New York Mellon
 Corporate Trust Department
 P.O. Box 392013
 Pittsburgh, PA 15251-9013
 Please enclose billing stub.

Wire and ACH Payment Instructions:
 The Bank of New York Mellon
 ABA Number: 021000018
 Account Number: 8901245259
 Account Name: BNY Mellon - Fee Billing Wire Fees
 Please reference Invoice Number: 252-2499188

Billing Stub

Cypress Bluff Community Development District (City of Jacksonville, Florida) \$7,350,000 Special Assessment Bonds, Series 2020A (Del Webb Project)

Invoice Number: 252-2499188
 Account Number: CYPBLF20ADWP
 Invoice Date: 26-Sep-22
 Cycle Date: 01-Sep-22
 Administrator: Thomas Radicioni
 Phone Number: (904) 645-1985
 Amount: 4,000.00 USD

0000006662802520249918800000000000004000002



1824 Phoenix Avenue
Jacksonville, FL 32206

Please remit check payments to:
P.O. Box 3264
Jacksonville, FL 32206

Invoice

Date	Invoice #
9/20/2022	600118

Bill To	Ship To
CYPRESS BLUFF COMMUNITY DEVELOPMENT DISTR 475 WEST TOWN PLACE, SUITE 114 SAINT AUGUSTINE, FL 32092	RECHARGE AT E TOWN

P.O. Number	Terms	Rep	Via	Project		
090122-2	Due on receipt	JW				
Quantity	Item Code	Description		U/M	Price Each	Amount
1	Labor	JW - REPLACED 1/8" TUBING FROM CHEMICAL TANKS TO CHEMICAL PUMPS DATE OF SERVICE: 9/13/22			252.23	252.23
1	Parts Service	rplc tube on pool chemical pump. 				

PLEASE NOTE:
DEPOSITS ARE NON-REFUNDABLE ONCE CONSTRUCTION HAS STARTED.
CREDIT CARD PAYMENTS ARE SUBJECT TO A 2.5% PROCESSING FEE.



Invoice

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

Invoice # 402856
Date 10/1/2022

Terms
Due Date 10/1/2022
Memo Monthly Fees

Bill To

James Perry, CPA
Cypress Bluff CDD
c/o GMS LLC
475 West Town Place, Suite 114
St. Augustine FL 32092

37A

DESCRIPTION	Quantity	Rate	Amount
Amenity Manager 1.320.57200.45000	1	9,125.40	9,125.40
Facility Attendant 1.320.57200.45100	1	6,029.36	6,029.36
Pool Maintenance 1.320.57200.46800	1	822.95	822.95
Janitorial 1.320.57200.46200	1	902.33	902.33
Maintenance 1.320.57200.46600	1	1,730.45	1,730.45
Pool Chemicals 1.320.57200.46800	1	1,156.25	1,156.25

Total \$19,766.74

PM

WHO BUY
W.B. MASON

W.B. MASON CO., INC.
59 Centre St
Brockton, MA 02301

Address Service Requested
888-WB-MASON www.wbmason.com

Invoice Number	232834210
Customer Number	C2943565
Invoice Date	09/20/2022
Due Date	10/20/2022
Order Date	08/09/2022
Order Number	S127012001
Order Method	WEB

7780 1 MB 0.515 E0229X 10348 D9689092691 S2 P8264237 0001:0001



CYPRESS BLUFF CFF
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

62A
1.330.572.465
Delivery Address
Recharge Amenity Center eTown
Attn.: Marcy Pollicino
10571 eTown Parkway
Jacksonville FL 32256

W.B. Mason Federal ID #: 04-2455641

Important Messages

Sign up for Paperless Invoicing at wbmason.com/paperless. Your Registration Code: 5638632242

Looking for an easier way to see and pay bills?

Visit WWW.WBMASON.COM/ACCOUNTSTATEMENT.aspx to access your account, go paperless, review invoices and account statements, and link your checking account or credit card to make fast secure payments.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
KCC64015	X80 CLOTHS, 16.8" X 12 1/2", 252/CARTON	2	CT	30.68	61.36
WBMUPSFREIGHT	UPS FREIGHT	1	EA	0.00	0.00

SUBTOTAL: 61.36
TAX & BOTTLE DEPOSITS TOTAL: 0.00
ORDER TOTAL: 61.36
Total Due: 61.36

To ensure proper credit, please detach and return below portion with your payment

WHO BUY
W.B. MASON

W.B. MASON CO., INC.
PO BOX 981101
BOSTON, MA 02298-1101

CYPRESS BLUFF CFF
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Remittance Section

Customer Number	C2943565
Invoice Number	232834210
Invoice Date	09/20/2022
Terms	Net 30
Total Due	61.36

PLEASE REFERENCE INVOICE NUMBER WHEN
MAKING PAYMENT. PAY ON OUR WEBSITE OR
SEND PAYMENT TO:

W.B. MASON CO., INC.
PO BOX 981101
BOSTON, MA 02298-1101

0001:0001

C294356523283421023283421000000000061.368

Andrew Ratliff
904.923.7194
2778 Taylor Hill Drive
Jacksonville, FL 32221
AndrewRatliff17@yahoo.com

October 15, 2021

Invoice No. 223 A

INVOICE

Prepared for
Cypress Bluff
Community Development District
475 WEST TOWN PLACE SUITE 114,
ST. AUGUSTINE, FL 32092

511A 1.320.572.494

DESCRIPTION OF WORK	QTY/HR	UNIT PRICE	SUB TOTAL
Friday, October 14th, 2022 Adult Talent Show 7:00	-	\$500	\$500

Location of Performance:

10571 eTown Parkway

Jacksonville, FL 32256

GRAND TOTAL \$500

PAYMENT TERMS

To be made payable to Andrew Ratliff. Payment can be made by cash, credit card or business check.

APPROVED BY

NAME _____

FOR _____

DATE _____

Thank you for your business!



8535 Baymeadows Rd
Ste 7
Jacksonville, FL 32256
(904) 443-7446

INVOICE

299-81386

fastsigns.com/299

Completed Date: 10/10/2022

Payment Terms: Net 30

Payment Due Date: 11/9/2022

10/10 approved

Created Date: 9/28/2022

DESCRIPTION: Pool Sign

Bill To: Cypress Bluff Community Development
475 W. Town Place
Suite 114
St. Augustine, FL 32092
US

Pickup At: FASTSIGNS of Jacksonville - Baymeadows
8535 Baymeadows Rd
Ste 7
Jacksonville, FL 32256
US

Ordered By: Marcy Pollicino
Email: recharge@etownjax.com
Work Phone: (904) 527-1081
Tax ID: 85-8017634330C-2

Salesperson: Leslie Coffield
Entered By: Leslie Coffield

NO.	Product Summary	QTY	UNIT PRICE	TAXABLE	AMOUNT
1	Fence Sign	1	\$186.68	\$0.00	\$186.68
1.1	HQ OUTPUT TO RIGID MATERIAL - Printed Vinyl with Dry Erase Laminate mounted to 080 Aluminum Part Qty: 1 Width: 12.00" Height: 12.00" Sides: 1				

Does not include installation.

Subtotal:	\$186.68
Taxable Amount:	\$0.00
Taxes:	\$0.00
Grand Total:	\$186.68
Amount Paid:	\$0.00
BALANCE DUE:	\$186.68

Thank you for your business.
This FASTSIGNS location is independently owned and operated.

18A
1.320.572.460



8535 Baymeadows Rd
Ste 7
Jacksonville, FL 32256
(904) 443-7446

INVOICE

299-81524

fastsigns.com/299

Completed Date: 10/10/2022

Payment Terms: Net 30

Payment Due Date: 11/9/2022

10/11 Approved by Marcy

Created Date: 10/3/2022

DESCRIPTION: Boulevard Banners

Bill To: Cypress Bluff Community Development
475 W. Town Place
Suite 114
St. Augustine, FL 32092
US

Installed: Cypress Bluff Community Development
Marcy Pollicino
475 W. Town Place
Suite 114
St. Augustine, FL 32092
US

Ordered By: Marcy Pollicino
Email: recharge@etownjax.com
Work Phone: (904) 527-1081
Tax ID: 85-8017634330C-2

Salesperson: Kim Brown
Entered By: Kim Brown

NO.	Product Summary	QTY	UNIT PRICE	TAXABLE	AMOUNT
1	Boulevard Banners	2	\$235.845	\$0.00	\$471.69
1.1	Premum Banner - Nylon Reinforced Banner - Sew 4 Sides With Pole Pockets Top and Bottom (BOULEVARD BANNERS) Part Qty: 1 Width: 18.00" Height: 60.00" Sides: 2				
2	Install in eTown	1	\$300.00	\$0.00	\$300.00
2.1	IN HOUSE INSTALLATION - Existing Hardware Part Qty: 1				
Subtotal:					\$771.69
Taxable Amount:					\$0.00
Taxes:					\$0.00
Grand Total:					\$771.69
Amount Paid:					\$0.00
BALANCE DUE:					\$771.69

Thank you for your business.
This FASTSIGNS location is independently owned and operated.

187A
1.320.572.460

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

Invoice

Invoice #: 67
Invoice Date: 10/1/22
Due Date: 10/1/22
Case:
P.O. Number:

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

Description	Hours/Qty	Rate	Amount
Management Fees - October 2022	1.310.87.340	4,095.00	4,095.00
Website Administration - October 2022	521	104.17	104.17
Information Technology - October 2022	352	208.33	208.33
Dissemination Agent Services - October 2022	313	500.00	500.00
Office Supplies	510	17.50	17.50
Postage	420	33.24	33.24
Copies	425	95.40	95.40
Peoplevine	473	750.00	750.00
RECEIVED OCT 04 2022			
Total			\$5,803.64
Payments/Credits			\$0.00
Balance Due			\$5,803.64

Marcy Pollicino

From: MOSH <info@themosh.org>
Sent: Friday, March 25, 2022 12:02 PM
To: Marcy Pollicino
Subject: Order summary for Museum of Science & History of Jacksonville



Order Date
Fri, Mar 25, 2022 12:01 PM
EDT

Order Number
#100084246

Hello Marcy,

Thank you for your order from Museum of Science & History of Jacksonville!

Tickets

Museum of
Science &
History of
Jacksonville

OUTREACH: Recharge Amenity
Center - Science on the Go!

\$525.00

Title I Student	3 at \$25.00 each
Student	75 at \$0.00 each
Outreach - First Hour	1 at \$300.00 each
Outreach - Additional Hour	1 at \$150.00 each

Fri, Oct 28, 2022 05:30 PM EDT

Total

1 Item

\$525.00

4/11/22
Alec J.
2022

Balance Due: \$525.00

Your tickets will be ready for you at will-call.
Please bring this confirmation email with you when you pick up your tickets.

On behalf of MOSH, thank you for your generous support.



If you have any questions, please call 904.396.MOSH (6674) to speak with a Guest Relations Representative.

1025 Museum Circle | Jacksonville, FL 32207 | 904.396.MOSH (6674) | www.themosh.org



AHM: Atec J. Warren

SoutheastFitness REPAIR

Equipment Repair & Maintenance

65A
1.330.57200.46500

14476 Duval Place West, Suite 208 • Jacksonville, FL 32218

Office: 904.683.1439 • Fax: 904.683.1624

southeastfitnessrepair@comcast.net

www.southeastfitnessrepair.com

Invoice # 14586A

Facility Name:	CYPRESS BLUFF
Facility Address:	10571 ETOWN PARKWAY JACKSONVILLE, Florida 32256
Billing Address:	10571 ETOWN PARKWAY JACKSONVILLE, Florida 32256
Contact & Phone:	
Reason for call:	INSTALL DATE 11/9 FACILITY WAS UNFINISHED AND FITNESS EQUIPMENT UNABLE TO BE INSTALLED

Date: 09-Nov-2020
Payment is due within 30 days of
invoice date.

Description	Part #	Part Cost	QTY	Total
INSTALL - FLAT RATE		250.00	1.00	250.00
Comments:			Parts Total	250.00
			Tax	0.00
			Balance	250.00

Technician: ASHTON LEWANDOWSKI

Thank you for your business.

From: Marcy Pollicino mpollicino@vestapropertyservices.com
Subject: RE: Southeast Fitness Repair - Cypress Bluff/ e-town
Date: October 6, 2022 at 1:33 PM
To: Margaret Bronson mbronson@gmsnf.com
Cc: okuzmuk@gmsnf.com, Alison Mossing amossing@gmstnn.com

Hi Margaret,

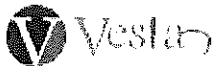
The invoice in question is not for maintenance. It goes back to the equipment install before we officially opened the Recharge amenity center. I was not onboard at this time. I did reach out to Southeast Fitness and here is what they said:

We were request to install the equipment on the date of the invoice but the site was not completed and we were unable to install the equipment. These charges are for the labor and travel it took to load up the equipment and then have to bring it back to the shop. We had stated to the previous manager that these charges would occur if the facility was not completed at time of install.

Let me know if you need anything else.

Thank you,

Marcy Pollicino
General Manager



10571 eTown Parkway
Jacksonville, FL 32256
P: 904.527.1081
www.VestaPropertyServices.com

CONFIDENTIALITY NOTICE: This email, and any attachment(s) to it, is intended only for the use of the individual/entity addressed herein and may contain information that is privileged, confidential, and exempt from disclosure under applicable law. Be advised that any dissemination, distribution, or copying of this information (including any attachments) is strictly prohibited (without prior consent). If you have received this e-mail in error, please immediately return it to the sender and delete it from your system.

From: Margaret Bronson <mbronson@gmsnf.com>
Sent: Thursday, October 6, 2022 12:13 PM
To: Marcy Pollicino <mpollicino@vestapropertyservices.com>
Cc: okuzmuk@gmsnf.com; Alison Mossing <amossing@gmstnn.com>
Subject: Re: Southeast Fitness Repair - Cypress Bluff/ e-town

Hello Marcy,

Oksana pointed out the invoice date of 11/09/20 for invoice #14586A. See invoice attachment below for reference.

In the vendor maintenance system, the first invoice for Southeast Fitness Repair is February 03, 2021 the description is an equipment move: 2 techs, invoice 15134A.



Maintenance Invoice

Invoice#: 8078

Date: 10/11/2022

Billed To: Cypress Bluff CDD/E-Town Recharge Center
11003 E-Town Parkway
Jacksonville FL 32256

For: E-Town Recharge Center
110003 E-Town Parkway
Jacksonville FL 32256

10/11 Approved by Marcy

For requests and inquiries please contact service@sunstatenursery.com

Description	Quantity	Price	Ext Price	Sales Tax
Installation of Mulch at Dog Park	1.00	1,650.00	1,650.00	N

1,320.572.46110
12A

Mail all checks payable to Sun State Nursery, Inc.:

9362 Phillips Highway
Jacksonville FL 32256
(904) 260-0811

If you have any questions concerning this invoice,
please contact Sheri Horne @ accounting@sunstatenursery.com

Amount Due	1,650.00
-------------------	-----------------

THANK YOU FOR YOUR BUSINESS!!

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
September 14, 2022	\$4,776.06	Oksana Kuzmuk

Payable to:

The Bank of New York Mellon #13

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10000
------	---------------------

Intended Use of Funds Requested:

FY22 Debt Assessment SE 2019
<i>(Attach supporting documentation for request.)</i>

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
September 14, 2022	\$66.11	Oksana Kuzmuk

Payable to:

The Bank of New York Mellon #13

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10010
------	---------------------

Intended Use of Funds Requested:

FY22 Debt Assessment SE 2020
<i>(Attach supporting documentation for request.)</i>

Cypress Bluff
COMMUNITY DEVELOPMENT DISTRICT

General Fund

Check Request

Date	Amount	Authorized By
September 14, 2022	\$2,215.26	Oksana Kuzmuk

Payable to:

The Bank of New York Mellon #13

Date Check Needed:

Budget Category:

ASAP	001.300.20700.10020
------	---------------------

Intended Use of Funds Requested:

FY22 Debt Assessment SE 2020A
<i>(Attach supporting documentation for request.)</i>



INVOICE

Ace Winn

7920 Merrill, 1109, Jacksonville, FL 32277, UNITED STATES
arkangel71@yahoo.com

Invoice No#: 0325
Invoice Date: Aug 20, 2022
Due Date: Aug 20, 2022



\$300.00
AMOUNT DUE

BILL TO

Vesta
Marcy Pollicino
mpollicino@vestapropertyservices.com
Phone: +1 904-679-5523

9719
1. 300.155.100

#	ITEMS & DESCRIPTION	QTY/HRS	PRICE	AMOUNT(\$)
1	Ace Winn One performance By Singer/Songwriter Ace Winn Address: Recharge Amenity Center 10571 town Parkway Jacksonville, F: 32256 DATE OF PERFORMANCE: 11/18/2022 TIME OF PERFORMANCE: 5-8PM PAYMENT: Performer agrees to accept the total sum of \$300.00 for this engagement. DEPOSIT: Purchaser agrees to pay the sum of \$ 150.00 as a deposit for this engagement. BALANCE DUE AT TIME OF PERFORMANCE: \$150.00___ CHECKS PAYABLE TO: Ace Winn	1	\$300.00	\$300.00

Subtotal \$300.00

TOTAL \$300.00 USD

Minimum amount due \$150.00

NOTES TO CUSTOMER

Please make all checks payable to
(((((((Ace Winn)))))))) unless Paying via Paypal.
Thank you for your Patronage,
Ace Winn.



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

INVOICE

Customer	Cypress Bluff Community Development District
Acct #	835
Date	09/02/2022
Customer Service	Kristina Rudez
Page	1 of 1

Payment Information	
Invoice Summary	\$ 41,517.00
Payment Amount	
Payment for:	Invoice#16616
100122353	

Thank You

Please detach and return with payment

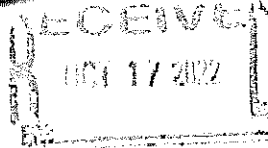


Customer: Cypress Bluff Community Development District

Invoice	Effective	Transaction	Description	Amount
16616	10/01/2022	Renew policy	Policy #100122353 10/01/2022-10/01/2023 Florida Insurance Alliance Package - Renew policy Due Date: 9/2/2022 <i>1. 310,573.450</i> <i>1A</i>	41,517.00
				Total
				\$ 41,517.00
FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349				

Thank You

Remit Payment To: Egis Insurance Advisors	(321)233-9939	Date
P.O. Box 748555		09/02/2022
Atlanta, GA 30374-8555	sclimer@egisadvisors.com	



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

October 10, 2022
Project No: 13102.26002
Invoice No: 0205099

Project 13102.26002 Cypress Bluff CDD-District Engineer (WA#3)
Services this month include:
1. Meeting prep and attendance.
-Brad W.

619
1.310.573.311

Professional Services rendered through October 1, 2022

Professional Personnel

		Hours	Rate	Amount
Principal - Vice President				
Weeber, Bradley	10/1/2022	1.00	244.00	244.00
Totals		1.00		244.00
Total Labor				244.00

Invoice Total this Period \$244.00

England-Thim & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
11775 Old St. Augustine Road • Jacksonville, Florida 32256 • Tel 904-642-4991 • Fax 904-642-9435
OS-00002641 LC-00003119

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

October 14, 2022

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3124404

Client Matter No. 4123-1

10/15 Approved by O.K.

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

95A
1,310.513.315

Invoice No. 3124404

4123-1

Re: General Counsel

For Professional Legal Services Rendered

09/27/22	K. Buchanan	0.90	301.50	Prepare for and attend board meeting
----------	-------------	------	--------	--------------------------------------

TOTAL HOURS	0.90
-------------	------

TOTAL FOR SERVICES RENDERED	\$301.50
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TOTAL CURRENT AMOUNT DUE	\$301.50
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UNPAID INVOICES:

September 22, 2022	Invoice No. 3110616	525.84
--------------------	---------------------	--------

TOTAL DUE	<u>\$827.34</u>
-----------	-----------------

WILD WONDERS ANIMAL SHOW

"Animals and Kids...What's cooler than that?!"

Michael Rossi
PO Box 614
Middleburg, FL 32050
October 24, 2022

1. 320.57200.49400
84A

BILL TO
Cypress Bluff CDD
10571 eTown Parkway
Jacksonville, FL 32256

Confirmation and Invoice

Program Description:

Wild Wonders is proud to present "Dinosaurs Among Us", an interactive program that is both educational and entertaining for all ages. This program includes local and exotic reptiles that goes into their interesting habits and backgrounds. Children and adults may walk up to the table to see and hold select animals. Of course, we will also have a few warm fuzzies in the program. Come join the Mad Scientist and his ghoulish friends at the reptile table!

Date: 10- 28, 2022
Place:

Time: 5:30 pm
Cost: \$300

Total Cost: \$300/\$312 if credit

Notes: We will need to be inside during the winter months. If temperatures drop below 50 degrees some animals will be removed. Others will remain to complete the activity. We take about 10' of space and will need a place to plug into. A table provided would be helpful. Expect arrival 30 minutes before program start to unload. **Payment must be made before or on the day of the program.** We bring 17 self-contained animals. We are licensed and insured.

Office Use Only:

Check: _____ Credit: _____ (Add \$4.00 for each \$100)
Date paid: _____ Amount: _____

Show runner notes:



Invoice #0000094

Issue Date: Oct 11, 2022

Due Date: Nov 9, 2022

Pierre & Co
1600 Saddlebrook Lane
Jacksonville, Florida 32221-5600
United States
bookings@pmkendrick.com
Phone: (904) 878-1303

Bill to:

mpollicino@vestapropertyservices.com
Cypress Bluff CDD
475 West Town Place
St Augustine FL, Florida 32902
United States

Additional Customer Info:

mpollicino@vestapropertyservices.com

118A

1.300.15500.10000
1.320.572.494

Product or Service	Price	Quantity	Line Total
Service Solo Sax with Backing Tracks	\$300.00	1	\$300.00

Subtotal \$300.00

Invoice Total \$300.00

Amount Paid \$0.00

Balance Due \$300.00

SoutheastFITNESS

REPAIR

Equipment Repair & Maintenance

Southeast Fitness Repair
14476 Duval Place West #208
Jacksonville, FL 32218

Invoice #100603
Invoice Date: 10/14/2022

Account #100411
Cypress Bluff Etown Amenity Center

Invoice

10/17 Approved by Marcy

Billing Location Information

Billing Address	10571 Etown Pkwy, Jacksonville, FL 32256	Billing Contact	Marcy Pollicino
		Main Number	(904) 422-5294
		Mobile Number	(904) 527-1081
		Email	Recharge@Etownjax.Com

Service Information

Services	Qty	Rate	Price
10571 E Town Pkwy, Jacksonville, FL 32256			
10/14/2022 PM: Quarterly	1.00 Ea	\$0.00 / 1 Ea	\$0.00
Quarterly scheduled preventative maintenance			
— Product: PM: Elliptical, Cross-trainer, ARC, AMT	2.00 Ea	\$30.00 / Ea	\$60.00
— Product: PM: Multi-Station	1.00 Ea	\$15.00 / Ea	\$15.00
— Product: PM: Single-Station	1.00 Ea	\$5.00 / Ea	\$5.00
— Product: PM: Spin Bike, Rowing Machine	4.00 Ea	\$20.00 / Ea	\$80.00
— Product: PM: Treadmill	4.00 Ea	\$30.00 / Ea	\$120.00
— Product: Travel <60 miles w/t	1.00 Ea	\$90.00 / Ea	\$90.00
Subtotal:			\$370.00
Tax:			\$0.00
Total:			\$370.00
Amount Paid:			\$0.00
Balance Due:			\$370.00

65A
1.330.572.465

Payment is due within 30 days of invoice date.
Thank you for your business!

Billing Receipt - Please Return With Payment Remittance

Bill To:	Marcy Pollicino 10571 Etown Pkwy, Jacksonville, FL 32256	Account	[100411] Cypress Bluff Etown Amenity Center
		Invoice #	100603
		Date	Friday, October 14, 2022
Remit To:	Southeast Fitness Repair 14476 Duval Place West #208 Jacksonville, FL 32218	Amount Paid	_____
		Check Number	_____

Payment is due within 30 days of Invoice date.
Thank you for your payment!



PAYMENT ADDRESS:
Turner Pest Control LLC • P.O. Box 952503 • Atlanta, Georgia 31192-2503
904-358-5370 • Fax: 904-353-1499 • Toll Free: 800-225-5005 • turnerpest.com

Service Slip/Invoice

INVOICE: 19375076
DATE: 10/7/2022
ORDER: 19375076

10/14/22 Approved by M.P.

Bill To: [415357]

Work Location: [415357] 904-710-9348

Cypress Bluff CDD
475 W Towne Place
Suite 114
St. Augustine, FL 32092

Recharge at E-Town Amenity Center
10571 E-Town Pkwy
Jacksonville, FL 32256-5841

Work Date	Time	Target Pest	Technician	Time In
10/7/2022	01:41 PM	FIRE ANT		01:41 PM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	10/7/2022		02:07 PM

Service	Description	Price
LANDOFA	TURNERGREEN - GUARANTEED FIRE ANT CONTROL	\$120.00
<div>1.320.572.470 55A</div>		SUBTOTAL \$120.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$120.00
		AMOUNT DUE \$120.00

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

Turner Pest Control LLC is not responsible for any damage to property or personal injury caused by the use of its services or products.

PLEASE PAY FROM THIS INVOICE

PM

WHO BUY
W.B.MASON

W.B.MASON CO., INC.
59 Centre St
Brockton, MA 02301

Address Service Requested
888-WB-MASON www.wbmason.com

Invoice Number	233240757
Customer Number	C2943565
Invoice Date	10/05/2022
Due Date	11/04/2022
Order Date	08/09/2022
Order Number	S127012001
Order Method	WEB

6270 1 AB 0.491 E0062X 10076 D9760555167 S2 P9298249 0001:0001



CYPRESS BLUFF CFF
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Delivery Address
Recharge Amenity Center eTown
Attn.: Marcy Pollicino
10571 eTown Parkway
Jacksonville FL 32256

W.B. Mason Federal ID #: 04-2455641

Important Messages

Sign up for Paperless Invoicing at wbmason.com/paperless. Your Registration Code: 5638632242

Looking for an easier way to see and pay bills?

Visit WWW.WBMASON.COM/ACCOUNTSTATEMENT.aspx to access your account, go paperless, review invoices and account statements, and link your checking account or credit card to make fast secure payments.

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
NWLLGPPFGXL	LATEX EXAM POWDER FREE GLOVES XL	2	BX	8.79	17.58
WBMUPSFREIGHT	UPS FREIGHT	1	EA	0.00	0.00

1-330-572-465

62A

Sanitorial Supplies

SUBTOTAL: 17.58
TAX & BOTTLE DEPOSITS TOTAL: 0.00
ORDER TOTAL: 17.58
Total Due: 17.58

To ensure proper credit, please detach and return below portion with your payment

WHO BUY
W.B.MASON

W.B. MASON CO., INC.
PO BOX 981101
BOSTON, MA 02298-1101

CYPRESS BLUFF CFF
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Remittance Section	
Customer Number	C2943565
Invoice Number	233240757
Invoice Date	10/05/2022
Terms	Net 30
Total Due	17.58

PLEASE REFERENCE INVOICE NUMBER WHEN
MAKING PAYMENT. PAY ON OUR WEBSITE OR
SEND PAYMENT TO:

W.B. MASON CO., INC.
PO BOX 981101
BOSTON, MA 02298-1101



W.B. MASON CO., INC.
59 Centre St
Brockton, MA 02301

Address Service Requested
888-WB-MASON www.wbmason.com

Invoice Number	233556809
Customer Number	C2943565
Invoice Date	10/18/2022
Due Date	11/17/2022
Order Date	10/17/2022
Order Number	S128895567
Order Method	WEB

CYPRESS BLUFF CFF
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Delivery Address
Recharge Amenity Center eTown
Attn.: Marcy Pollicino
10571 eTown Parkway
Jacksonville FL 32256

W.B. Mason Federal ID #: 04-2455641

Important Messages

Sign up for Paperless Invoicing at wbmason.com/paperless. Your Registration Code: 5638632242

Looking for an easier way to see and pay bills?

Visit WWW.WBMASON.COM/ACCOUNTSTATEMENT.aspx to access your account, go paperless, review invoices and account statements, and link your checking account or credit card to make fast secure payments.

1.330.57200.465
62A

Sanitized Supplies

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
KCC54015	X60 CLOTHS, 16.8" X 12 1/2", 252/CARTON	2	CT	33.14	66.28
WB1DK200	LINER, DRAWSTRNG, KTCHN13GL	1	BX	55.16	55.16
PGC77810	WETJET REFILL 1.25 L	1	CT	34.19	34.19
HERX8046QK	LINER, REPRO, 40X46, 45GL, 2ML, BK, 100/CT	1	CT	66.08	66.08
CLO35417	CLOROX CLEAN-UP CLOROX PRO DISINFECTANT SPRAY 9/32FO	1	CT	51.56	51.56
CPC053122	MULTI-USE CLEANER, LAVENDER SCENT, 169 OZ BOTTLE, 3 PER CT	1	EA	17.59	17.59
ATSP591010	GLASS CLEANER - AMMONIA FREE - QTY: 1	2	EA	6.29	12.58
PGC02599	SOAP, LQD, SAFEGRD, ANTIMIC, 1GAL, 2/CT	1	CT	69.48	69.48
RAC04675	DISINFECTANT SPRAY, AEROSOL, LYSOL, 19OZ, FRESH SCENT, 12EA/CT	2	EA	8.24	16.48
BWK502BLEA	MOP, HEAD, SUPRLP, MED, BE	1	EA	11.13	11.13
WMN108	CLEANER, STNLSL, 22OZ, SPRY	1	EA	8.41	8.41

- Please See Next Page for Continuation -

To ensure proper credit, please detach and return below portion with your payment



W.B. MASON CO., INC.
PO BOX 981101
BOSTON, MA 02298-1101

CYPRESS BLUFF CFF
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Remittance Section	
Customer Number	C2943565
Invoice Number	233556809
Invoice Date	10/18/2022
Terms	Net 30
Total Due	408.94

PLEASE REFERENCE INVOICE NUMBER WHEN
MAKING PAYMENT. PAY ON OUR WEBSITE OR
SEND PAYMENT TO:

W.B. MASON CO., INC.
PO BOX 981101
BOSTON, MA 02298-1101

C29435652335568092335568090000000408947



W.B.MASON CO., INC.
59 Centre St
Brockton, MA 02301

Address Service Requested
888-WB-MASON www.wbmason.com

Customer Number	C2943565
Invoice Number	233556809
Invoice Date	10/18/2022

ITEM NUMBER	DESCRIPTION	QTY	U/M	UNIT PRICE	EXT PRICE
- Continued On From Previous Page -					
WBMUPSFREIGHT	UPS FREIGHT	1	EA	0.00	0.00

SUBTOTAL: 408.94
TAX & BOTTLE DEPOSITS TOTAL: 0.00
ORDER TOTAL: 408.94
Total Due: 408.94