Síx Míle Creek Community Development District

September 21, 2020

Six Mile Creek

Community Development District

475 West Town Place, Suite 114, St. Augustine, Florida 32092 Phone: 904-940-5850 - Fax: 904-940-5899

October 16, 2020

Board of Supervisors Six Mile Creek Community Development District

Dear Board Members:

The Board of Supervisors Meeting of the Six Mile Creek Community Development District will be held Wednesday, October 21, 2020 at 2:00 p.m. via Zoom. Following is the advance agenda for the meeting:

- I. Roll Call
- II. Audience Comments
- III. Approval of Minutes of the August 19, 2020 Meeting and September 16, 2020 Special meeting
- IV. Consideration of Resolution 2021-01, Declaring Assessments
- V. Consideration of Resolution 2021-02, Setting a Public Hearing
- VI. Consideration of Resolution 2021-03, Bond Delegation Resolution
- VII. Ratification of Construction Agreement with Avid Trails, LLC
- VIII. Consideration of Avid Trails Change Order
 - IX. Consideration of Construction Related Matters
 - A. Notice of Request for Proposals for Construction Services (TrailMark Phases 9A, 9B & 9C)
 - B. Evaluation Criteria
 - X. Consideration of Audit Engagement Letter with Berger, Toombs, Elam, Gaines & Frank
- XI. Other Business
- XII. Staff Reports
 - A. Attorney
 - B. Engineer
 - 1. Ratification of Work Authorization No. 45 (Ph 9B Construction Documents-Collector Road & Pump Station)
 - 2. Ratification of Work Authorization No. 46 (Proposal Documents and RFP Process for Trailmark Phases 9A, 9B and 9C)
 - 3. Consideration of Work Authorization No. 47 (Phase 10 Construction Documents)
 - 4. Ratification of Work Authorization No. 48 (Phase 11 Construction Documents)

- 5. Consideration of Work Authorization No. 49 (Phase 12 Construction Documents)
- 6. Ratification of Requisitions 27-29 (2020 Bond Series)
- 7. Consideration of Requisitions 30-43 (2020 Bond Series)
- 8. Consideration of Requisition 25-26 (2017 NW Parcel Subaccount (Phase 6)
- 9. Consideration of Requisitions 4-5 (Phase 9 Bond Series-Developer Funded)
- 10. Ratification of Change Order No. 4 Trailmark Phase 1
- C. Manager
- D. Operations / Amenity Manager Report
- XIII. Supervisor's Requests and Audience Comments
- XIV. Financial Reports
 - A. Balance Sheet as of September 30, 2020 and Statement of Revenues and Expenses for the Period Ending September 30, 2020
 - B. Assessment Receipt Schedule
 - C. Check Register
 - D. Funding Request
 - 1. No. 8 FY 2020
 - 2. No. 9 FY 2020
 - 3. No. 10 FY 2021
 - 4. No. 1 FY 2021
- XV. Next Scheduled Meeting November 23, 2020 @ 2:00 p.m.
- XVI. Adjournment

Enclosed for your review is a copy of the minutes from the August 19, 2020 meeting and the September 16, 2020 special meeting.

The fourth order of business is consideration of Resolution 2021-01, which is enclosed for your review.

The fifth order of business is consideration of Resolution 2021-02, which is enclosed for your review.

The sixth order of business is consideration of Resolution 2021-03, which is enclosed for your review.

The seventh order of business is ratification of construction agreement with Avid Trails, LLC, which is enclosed for your review.

The eighth order of business is consideration of Avid Trails change order, which is enclosed for your review.

The ninth order of business is consideration of construction related matters. Enclosed is a copy of the items as outlined above.

The tenth order of business is consideration of audit engagement letter, which is enclosed for your review.

Enclosed under the Engineer's report are the items as outlined above.

Enclosed is a copy of the Operations & Amenities report.

Enclosed is a copy of the financial reports as outlined above.

The balance of the agenda is routine in nature, and any additional support material will be presented and discussed at the meeting. I look forward to seeing you at the meeting and in the meantime if you have any questions, please contact me.

Sincerely,

James Oliver James Oliver District Manager

cc: Wes Haber Scott Wild



Six Mile Creek Community Development District

Wednesday October 21, 2020 2:00 p.m.

www.SixMileCreekCDD.com

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- XV. Next Scheduled Meeting November 23, 2020 @ 2:00 p.m.
- XVI. Adjournment



MINUTES OF MEETING SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Six Mile Creek Community Development District was held on Wednesday, September 16, 2020 at 3:00 p.m. via Zoom.

Present and constituting a quorum were:

Gregg Kern	Chairman
Blake Weatherly	Supervisor
Mike Veazey	Supervisor
Rose Bock	Supervisor

Also present were:

Jim Oliver	District Manager
Wes Haber	District Counsel
Lynzi Chambers	Evergreen

Zach Brecht District Engineer

David FreemanEvergreenAlex BoyerEvergreenTodd MoseleyEvergreenKatie WybleEvergreen

FIRST ORDER OF BUSINESS Roll Call

Mr. Oliver called the meeting to order at 3:00 p.m.

SECOND ORDER OF BUSINESS Audience Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS Affidavit of Publication

Mr. Oliver noted that there was a public hearing today to consider the FY21 budget, and as required by statute they provided notice of that in the St. Augustine Record on July 22nd and July 29th. They also sent mailed notices to property owners.

FOURTH ORDER OF BUSINESS Approval of the Minutes of the June 18, 2020 Meeting

The Board had no changes or corrections to the June 18, 2020 meeting minutes.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Minutes of the June 18, 2020 Meeting were approved.

FIFTH ORDER OF BUSINESS

Ratification of Actions Related to Issuance of Series 2020 Bonds, Resolution 2020-18

Mr. Haber noted that the Board had issued the Series 2020 bonds. The resolution formally ratifies the execution of the documents and the issuance of the bonds.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Resolution 2020-18 Ratifying the Actions Related to Issuance of Series 2020 Bonds was approved.

SIXTH ORDER OF BUSINESS Acceptance of Fiscal Year 2019 Audit Report

Mr. Oliver noted that the FY19 audit was completed by Berger, Toombs, Elam, Gaines & Frank. Mr. Oliver reviewed the audit for the Board which was an exhibit in the agenda package. The auditor did not identify any deficiencies in internal control that they consider to be material weaknesses. The Board had no questions on the audit report.

On MOTION by Ms. Bock seconded by Mr. Kern with all in favor the Fiscal Year 2019 Audit Report was accepted.

SEVENTH ORDER OF BUSINESS

Public Hearing Adopting the Budget for Fiscal Year 2021

A. Consideration of Resolution 2020-19 Relating to the Annual Appropriations and Adopting the Budget for Fiscal Year 2021

Mr. Oliver reviewed the budget for Fiscal Year 2021. He noted that the total revenues to fund the budget they will go from \$998,000 to \$996,000 so they budget for FY21 was essentially the same as the previous budget. Mr. Oliver noted that the unit count for FY21 increased from 692 to 788 lots, and the debt assessment goes from a net of \$790 to \$900 and a gross of \$840 to \$957.

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On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Opening the Public Hearing was approved.

Mr. Oliver asked for public comments on the budget. Hearing none, he asked for a motion to close the public hearing.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Closing the Public Hearing was approved.

Mr. Haber stated that the sent notices advertising the budget hearing and the assessment hearing. He reviewed Resolution 2020-19 for the Board and noted that the resolution formally adopts the budgets and appropriates the funds for the budgets. He noted that the resolution in the Board's agenda package would need to be updated to identify the debt service fund for the Series 2020 bonds. The Board had no questions on the resolution.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Resolution 2020-19 Relating to the Annual Appropriations and Adopting the Budget for Fiscal Year 2021 subject to adding the Series 2020 Debt Service Fund was approved.

B. Consideration of Resolution 2020-20, Imposing Special Assessments and Certifying an Assessment Roll for Fiscal Year 2021

Mr. Oliver asked for a motion to open the public hearing regarding O&M assessments.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Opening the Public Hearing was approved.

Mr. Oliver asked for public comments regarding O&M assessments. A resident asked if there were more houses in the area, if the O&M would eventually stay the same or go down potentially. Mr. Oliver noted that after this year, they will create a build out module that will allow them to forecast what the future O&M costs will be and compare that to the assessments that will be allocated among the platted lots. Mr. Oliver stated that they believed the price would peak and then eventually decrease because there will be so many platted lots. Hearing no more comments, Mr. Oliver asked for a motion to close the public hearing.

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor Closing the Public Hearing was approved.

Mr. Haber noted that the resolution formally levies the assessments that will secure the budget and it certifies the collection of debt assessments.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Resolution 2020-20, Imposing Special Assessments and Certifying an Assessment Roll for Fiscal Year 2021 was approved.

C. Consideration of Funding Agreement for Fiscal Year 2020/2021

Mr. Haber noted that this Agreement is for a contribution that the developer makes because of the difference between the total amount of assessments and the amount of the budget that is necessary to be funded.

On MOTION by Ms. Bock seconded by Mr. Kern with all in favor the Funding Agreement for Fiscal Year 2020/2021 was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Agreement Regarding Mitigation Credits

Mr. Brecht reviewed the agreement. It has been executed and the Board was being asked to ratify the agreement.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Agreement Regarding Mitigation Credits was ratified.

NINTH ORDER OF BUSINESS

Ratification of Contract with Carlton Construction for Construction Manager at Risk Services

Mr. Haber noted that the Board had previously approved the process for the award of a contract for the construction of a new amenity facility in the East Parcel. Mr. Haber negotiated a contract with the top ranked proposer, Carlton Construction. The contract had two phases, a design phase and a construction phase. The contract being ratified by the Board was the design phase.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Contract with Carlton Construction for Construction Manager at Risk Services was ratified.

TENTH ORDER OF BUSINESS

Ratification of Work Authorization with Basham and Lucas for Entry and Phase 1 Common Area

Mr. Haber noted that this was for design services for the amenity center and common areas in the East Parcel.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Work Authorization with Basham and Lucas for Entry and Phase 1 Common Area was ratified.

ELEVENTH ORDER OF BUSINESS Consideration of Proposal from Clary & Associates for Phase 9

Mr. Brecht noted that this was for the work to be completed by Clary to do sketch and legals for seven conservation easements on buffers and wetlands that are within the limits of the Phase 9 portion of the project that is currently being permitted.

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor the Proposal from Clary & Associates for Phase 9 was approved.

TWELTH ORDER OF BUSINESS Consideration of Proposal for Future Kayak Launch

Mr. Oliver presented the proposal from Dock Medics of Florida, LLC. Mr. Brecht reviewed the proposal for the Board and noted that the total for the expansion was \$11,950. The Board had no questions on the proposal.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Proposal for Future Kayak Launch was approved.

THIRTEENTH ORDER OF BUSINESS Consideration of Proposal from Sterling Specialties, Inc for Dog Park Fence

Mr. Brecht reviewed the proposal for the dog park fence from Sterling Specialties. The dog park is planned to be located north of the current amenity facility. The proposal totaled

\$49,500. Mr. Brecht clarified that this is being proposed as a Capital Improvement Project under the Master Infrastructure Improvements contemplated in the Series 2020 bond issuance.

On MOTION by Mr. Kern seconded by Mr. Veazey with all in favor the Proposal from Sterling Specialties, Inc. for Dog Park Fence was approved.

FOURTEENTH ORDER OF BUSINESS Other Business

There being none, the next item followed.

FIFTEENTH ORDER OF BUSINESS Staff Reports

A. Attorney

Mr. Haber had nothing further to report to the Board.

B. Engineer

- i. Ratification of Requisition 263-264 (2016 A/B Bond Account)
- ii. Consideration of Requisition 265-266 (2016 A/B Bond Account)
- iii. Ratification of Requisition 23 (2017 NW Parcel Subaccount Phase 6 Only)
- iv. Consideration of Requisition 24 (2017 NW Parcel Subaccount Phase 6 Only)
- v. Ratification of Requisition 15-17 (2020 Bond Series)
- vi. Consideration of Requisitions 18-26 (2020 Bond Series)
- vii. Consideration of Developer Funded Requisitions Phase 9 Bond Account
- viii. Consideration of Change Orders 1-3 (TrailMark Phase 1)

Mr. Brecht reviewed the above requisitions for the Board. Mr. Brecht noted that on TrailMark East Parcel on Application 4 and 5 Vallencourt was listed twice, and they were already signed and approved. Those were taken off the approved line, and Requisitions #20 and #21 were removed from the "To Be Approved" line. Mr. Oliver noted that the Board was ratifying requisitions that had previously been processed, they were approving requisitions that had not been processed.

Mr. Brecht noted that the total to be approved for the 2020 Bond Series after taking out requisitions was \$20,948.78. The total summary of everything being ratified and approved was \$2,869,431.99.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Requisitions previously processed subject to changes noted on the record were ratified.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Requisitions not previously processed subject to changes noted on the record were approved.

Mr. Brecht review three change orders for the Board.

 Change Order 1 – Vallencourt Construction for Phase 1 East Parcel totaling \$13,777.63

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Change Order 1 was approved.

• Change Order 2 - Vallencourt Construction for Phase 1 East Parcel totaling \$131,674.74 (credit)

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor Change Order 2 was approved.

 Change Order 3 - Vallencourt Construction for Phase 1 East Parcel totaling \$120,133.20

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor Change Order 3 was approved.

C. Manager – Discussion of Proposed Meeting Schedule for Fiscal Year 2021

Mr. Oliver noted that the Board would continue to meet on a bimonthly schedule with meetings in October, December, February, April, June and August.

On MOTION by Ms. Bock seconded by Mr. Weatherly with all in favor the Proposed Meeting Schedule for Fiscal Year 2021 was approved.

D. Operations & Amenities

1. Report

Mr. Gilbert reviewed completed facility items that were assessed and completed since the previous Board meeting. Alex Boyer was introduced as the new facility manager at Six Mile Creek. Mr. Boyer reviewed items that he had noticed since joining as the facility manager. He would have a detailed report for the next Board meeting. Mr. Boyer noted that the fitness lease expires November 2020 and he will bring more details about that to the October Board meeting.

On MOTION by Mr. Kern seconded by Mr. Weatherly with all in favor the Authorization of Repair of Fitness Equipment and for Chairman to Work with Alex to review costs of repair versus replacement was approved.

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor the Authorization of Not to Exceed of \$5,000 for Replacement of Pool Furniture as Needed and Chairman to Work with Lynzi for Purchase Decisions was approved.

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor Authorization of Water Fitness Classes and Counsel to Review Agreement was approved.

SIXTEENTH ORDER OF BUSINESS Supervisors' Requests and Audience Comments

There were no Supervisor requests. Audience comments included when the dog park would be open. Mr. Brecht noted that the dog park proposal was approved during the meeting and they were likely a few weeks out from starting and then completing that install, it would be completed before the end of the year.

SEVENTEENTH ORDER OF BUSINESS Financial Reports

- A. Balance Sheet as of July 31, 2020 and Statement of Revenues and Expenses for the Period Ending July 31, 2020
- **B.** Assessment Receipt Schedule
- C. Approval of Check Register

Mr. Oliver presented the balance sheet and income statement, the assessment receipt schedule and the check register.

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor the Check Register was approved.

EIGHTEENTH ORDER OF BUSINESS Next Scheduled Meeting – 10/21/2020 at 2:00 p.m.

The next meeting is October 21st, 2020 at 3:00 p.m. at the World Golf Village Renaissance Resort, which is subject to change based on COVID-related restrictions.

NINETEENTH ORDER OF BUSINESS Adjournment

On MOTION by Ms. Bock favor the Meeting was adjo	x seconded by Mr. Weatherly with all in burned.
ecretary/Assistant Secretary	Chairman/Vice Chairman

MINUTES OF MEETING SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Six Mile Creek Community Development District was held on Wednesday, September 16, 2020 at 3:00 p.m. via Zoom.

Present and constituting a quorum were:

Gregg Kern Chairman
Mike Taylor Vice Chairman
Mike Veazey Supervisor
Rose Bock Supervisor

Also present were:

Jim OliverDistrict ManagerWes HaberDistrict CounselLynzi ChambersEvergreen

Zach Brecht District Engineer

David Freeman Evergreen

Alex Boyen

FIRST ORDER OF BUSINESS

Roll Call

Mr. Oliver called the meeting to order at 3:00 p.m.

SECOND ORDER OF BUSINESS

Audience Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Consideration of Resolution 2020-21 Directing the Chairman and District Staff to File a Petition to Amend the District's Boundaries

Mr. Oliver noted that the discussion for the meeting would be about bringing a parcel within the District boundaries into the CDD. Mr. Haber reviewed Resolution 2020-21 and the Boundary Amendment Funding Agreement that the Board would be asked to approve. He noted that the parcel of property was approximately 6 acres that is entirely located in the CDD's boundaries, but is presently excluded from the CDD boundary. Since that property is not in the CDD's boundary, they are not able to assess that property.

September 16, 2020 Six Mile Creek CDD

Mr. Haber noted that upon the Board's adoption of the resolution, his office will work with the Chairman and District staff to put together a petition. That petition will be filed with the Florida Land and Water Judicatory Commission, a public hearing will be held by the Board of Supervisors, and a determination will be made as to whether the boundary can be amended to add the 6 acre parcel for purposes of further development.

Mr. Oliver asked for any comments or questions from residents. A resident asked how many homes were planned for the 6 acres, and Mr. Brecht answered that it allows for an extra 21 or 31 lots to be planned for that area.

Mr. Haber also noted that the resolution specifies that Chairman and District are authorized to proceed with the preparation and filing of a petition to amend the District's boundary. It authorizes both the Chairman and Mr. Haber's firm to serve as agents for the District with respect to the Boundary Amendment.

On MOTION by Mr. Taylor seconded by Mr. Kern with all in favor Resolution 2020-21 Directing the Chairman and District Staff to File a Petition to Amend the District's Boundaries was approved.

FOURTH ORDER OF BUSINESS

Consideration of Boundary Amendment Funding Agreement with Six Mile Investment Group, LLC

Mr. Haber noted that because adding the property is the Developer's request, the agreement specifically provides that all costs associated with the Boundary Amendment will be covered by the developer and will not be paid out of the CDD's general fund.

On MOTION by Mr. Kern seconded by Ms. Bock with all in favor the Boundary Amendment Funding Agreement with Six Mile Investment Group, LLC was approved.

FIFTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

September 16, 2020 Six Mile Creek CDD

SIXTH ORDER OF BUSINESS Supervisors' Requests and Audience Comments

Audience comments included the planned use of amenity facilities and existing facilities by residents of Reverie. Mr. Haber noted that the way the methodology and assessments are applied, states that the residents of Reverie are going to pay the equal proportion of their O&M so they will have access to all of the amenities and facilities. He noted that they do plan to build their own amenity facility, which they would likely use more often.

A resident asked about the maintenance of alleyways and fixing the potholes on CDD property and the locations of the incoming parcel, which Mr. Haber and Mr. Brecht would look into.

SEVENTH ORDER OF BUSINESS Next Scheduled Meeting – 10/21/2020 at 2:00 p.m.

The next meeting is October 21st, 2020 at 3:00 p.m. at the World Golf Village Renaissance Resort, which is subject to change based on COVID-related restrictions.

EIGHTH ORDER OF BUSINESS Adjournment

On MOTION by Ms. Bock the Meeting was adjourned	seconded by Mr. Kern with all in favor	
the Meeting was adjourned		
Secretary/Assistant Secretary	Chairman/Vice Chairman	



RESOLUTION 2021-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS TO SECURE ITS 2020 AREA 3, PHASE 1 BONDS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE: PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; AND PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Six Mile Creek Community Development District ("District") was established by Rule 42GGG-1 of the Florida Land and Water Adjudicatory Commission, pursuant to the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the "Act"), and is validly existing under the constitution and laws of the State of Florida; and

WHEREAS, the Act authorizes the District to issue bonds for the purpose, among others, of planning, financing, acquiring, constructing, installing, operating, and/or maintaining certain infrastructure, including roadways, stormwater management systems, water and sewer systems, landscape and hardscape improvements, recreation improvements and other infrastructure within or without the boundaries of the District; and

WHEREAS, in July 2007, the District issued its \$47,820,000 in aggregate principal amount of Six Mile Creek Community Development District (St. Johns County, Florida) Capital Improvement Revenue Bonds, Series 2007 (the "Original Bonds"), to finance the design, construction, and/or acquisition of the 2007 Project (as hereinafter defined) necessitated by development within the District; and

WHEREAS, the infrastructure improvements and facilities financed, in part, by the Original Bonds are more specifically described and identified in the District's *Improvement Plan for the Purpose of Special Assessment Bonds* dated December 1, 2006 (the "Master Project Report"), as supplemented by the District's *Supplemental Engineers Report for Series 2007 Capital Improvements* dated May 25, 2007 (the "2007 Project Report"), adopted and confirmed by the District; and

WHEREAS, pursuant to Resolutions 2007-12, 2007-13, 2007-18, and 2007-24 (collectively the "Original Assessment Resolutions"), the District imposed special assessments (the "Original Assessments") on developable real property within the boundaries of the District that specially

benefits from the improvements more particularly described in the Master Project Report and the 2007 Project Report as described in the Series 2007 Assessment Resolutions and as set forth in the District's *Special Assessment Master Methodology Report* dated March 30, 2007 (the "Master Assessment Report"), as supplemented by the District's *Supplemental Special Assessment Methodology Report*, *Final Numbers* dated June 28, 2007 (the "First Supplemental Assessment Report"); and

WHEREAS, the adoption of the Original Assessment Resolutions resulted in the imposition of a master lien against all the property benefitting from the improvements described in the Master Project Report, as amended (the "Master Assessment Lien") within the District's boundaries; and

WHEREAS, on October 15, 2014, the District adopted Resolution 2015-03, which authorized the bifurcation of the Original Bonds (the "Bifurcation Resolution"); and

WHEREAS, pursuant to the Bifurcation Resolution, (i) a portion of the Original Bonds in the principal amount of \$3,140,000 were exchanged for \$3,140,000 in principal amount of the District's Series 2014A Capital Improvement Revenue Bonds (the "Series 2014A Bonds"); and (ii) a portion of the Original Bonds in the principal amount of \$42,700,000 were exchanged for \$42,700,000 in principal amount of the District's Series 2007 Capital Improvement Revenue Bonds (the "Series 2007 Bonds" and, together with the Series 2014A Bonds, the "Bifurcated Bonds"); and

WHEREAS, in connection with the Bifurcation, on October 15, 2014 the District also adopted Resolution 2015-04 (the "Bifurcation Assessment Resolution"), adopting the *Second Supplemental Special Assessment Methodology Report for the Capital Improvement Bonds Series 2014A and Series 2007* dated October 15, 2014 (the "Bifurcation Assessment Report"), which created two separate assessment areas, the Series 2014A Assessment Area and the Series 2007 Assessment Area, for the purpose of securing the Series 2014A Bonds and the Series 2007 Bonds respectively (the "Bifurcation Assessments"); and

WHEREAS, Six Mile Creek Investment Group, LLC, the primary owner of lands within the District (the "Landowner") and the Owners of the Bifurcated Bonds determined that it was in their best interest to refund the Series 2014A Bonds with the issuance of the \$3,165,000 Six Mile Creek Community Development District Capital Improvement Revenue Refunding Bonds, Series 2015 (the "2015 Refunding Bonds"), and, in connection with the issuance of the 2015 Refunding Bonds, to restructure the Bifurcation Assessments in order to secure debt service for both the 2015 Refunding Bonds and the Series 2007 Bonds; and

WHEREAS, in connection with the issuance of the 2015 Refunding Bonds and the restructure of the Bifurcation Assessments, the Board of Supervisors of the District ("Board") adopted Resolutions 2015-13 and 2015-19, which levied the assessments restructuring the Bifurcated Assessments (the "Restructured Assessments") and ratified and approved the completed and ongoing undertaking, installation, planning, establishing, construction, enlarging or extending, equipping, acquiring, operating, and/or maintaining the public improvements described in the Master Project Report, the 2007 Project Report and the Six Mile Creek Community Development District Supplemental Engineer's Report for Series 2014 Capital Improvements dated November 12, 2014 (the "2015 Project Report");

WHEREAS, in connection with the levy of the Restructured Assessments and the issuance of the 2015 Refunding Bonds, the District approved its *Final Special Assessment Methodology Report for the 2015 Refunding Bonds and the Remaining 2007 Bonds* dated November 14, 2014 (the "Refunding Report"); and

WHEREAS, the District, the Landowner and the Owners of the Series 2007 Bonds determined that it was in their best interests for the District issue its \$7,315,000 Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2016A and its \$6,720,000 Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2016B to finance the acquisition and construction of an additional portion of the Improvements (collectively the "2016 Bonds"), and accordingly confirmed the levy of the Master Assessment Lien and levied and allocated assessments to secure the 2016 Bonds (the "2016 Assessments"); and

WHEREAS, in connection with the issuance of the 2016 Bonds, the Board adopted Resolution 2016-07, which levied the 2016 Assessments and ratified and approved the completed and on-going undertaking, installation, planning, establishing, construction, enlarging or extending, equipping, acquiring, operating, and/or maintaining the public improvements described in the Master Project Report, the 2007 Project Report, the 2015 Project Report and the Six Mile Creek Community Development District Supplemental Engineer's Report for Series 2016 Capital Improvements dated April 12, 2016 (the "2016 Project Report");

WHEREAS, in connection with the levy of the 2016 Assessments and the issuance of the 2016 Bonds, the District approved its *Final Numbers Special Assessment Methodology Report for the Series 2016A and 2016B Capital Improvement Bonds* dated April 22, 2016 (the "2016 Assessment Report"); and

WHEREAS, the District, the Landowner and the Owners of the Series 2007 Bonds determined that it was in their best interests for the District issue its \$10,620,000 Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2017A (Assessment Area 2, Phase 2) and its \$3,980,000 Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2017B (Assessment Area 2, Phase 2) to refund certain portions of the Series 2016 Bonds and finance the acquisition and construction of an additional portion of the Improvements (collectively the "2017 Bonds"), and accordingly confirmed the levy of the Master Assessment Lien and levied and allocated assessments to secure the 2017 Bonds (the "2017 Assessments"); and

WHEREAS, in connection with the issuance of the 2017 Bonds, the Board adopted Resolution 2017-16, which levied the 2017 Assessments and ratified and approved the completed and on-going undertaking, installation, planning, establishing, construction, enlarging or extending, equipping, acquiring, operating, and/or maintaining the public improvements described in the Master Project Report, the 2007 Project Report, the 2015 Project Report, the 2016 Project Report and the Six Mile Creek Community Development District Supplemental Engineer's Report for Series 2017 Capital Improvements dated October 27, 2017 (the "2017 Project Report");

WHEREAS, in connection with the levy of the 2017 Assessments and the issuance of the 2017 Bonds, the District approved its *Supplemental Special Assessment Methodology Report for the Series*

2017A and 2017B Capital Improvement Bonds Assessment Area 2 (Phase 2) dated November 14, 2017 (the "2017 Assessment Report"); and

WHEREAS, the District, the Landowner and the Owners of the Series 2007 Bonds determined that it was in their best interests for the District issue its \$7,020,000 Six Mile Creek Community Development District Capital Improvement Revenue and Refunding Bonds, Series 2020 (Assessment Area 2, Phase 3A) to refund certain portions of the Series 2016B Bonds and finance the acquisition and construction of an additional portion of the Improvements (the "2020 Area 2, Phase 3A Bonds"), and accordingly confirmed the levy of the Master Assessment Lien and levied and allocated assessments to secure the 2020 Area 2, Phase 3A Bonds (the "2020 Area 2, Phase 3A Assessments"); and

WHEREAS, in connection with the issuance of the 2020 Area 2, Phase 3A Bonds, the Board adopted Resolution 2020-09, which levied the 2020 Area 2, Phase 3A Assessments and ratified and approved the completed and on-going undertaking, installation, planning, establishing, construction, enlarging or extending, equipping, acquiring, operating, and/or maintaining the public improvements described in the Master Project Report, the 2007 Project Report, the 2015 Project Report, the 2016 Project Report and the Six Mile Creek Community Development District Supplemental Engineer's Report for Series 2020 Capital Improvements dated June 2, 2020 (the "2020 Area 2, Phase 3A Project Report");

WHEREAS, in connection with the levy of the 2020 Area 2, Phase 3A Assessments and the issuance of the 2020 Area 2, Phase 3A Bonds, the District approved its Six Mile Creek Community Development District Supplemental Special Assessment Methodology Report for the Capital Improvement Revenue and Refunding Bonds, Series 2020 (Assessment Area 2, Phase 3A) dated June 12, 2020 (the "2020 Area 2, Phase 3A Assessment Report"); and

WHEREAS, at the time that the District issued its 2020 Area 2, Phase 3A Bonds, it was contemplating the simultaneous issuance of bonds to be secured by assessments levied against Assessment Area 3, Phase 1 and, as a result, some of the assessment resolutions related to the 2020 Area 2, Phase 3A Bonds, namely Resolutions 2020-06, 2020-07 and 2020-09 (the "Initial 2020 Assessment Resolutions") make reference to assessments levied over <u>both</u> Assessment Area 2, Phase 3A and Assessment Area 3, Phase 1; and

WHEREAS, the 2020 Area 2, Phase 3A Bonds are secured by assessments levied against only Assessment Area 2, Phase 3A lands; and

WHEREAS, the District desires to rescind, repeal, and replace all portions of the Initial 2020 Assessment Resolutions as they relate to Assessment Area 3, Phase 1 with the terms of this Resolution, the resolution setting the public hearing, and the resolution equalizing and levying the assessments securing the 2020 Assessment Area 3, Phase 1 Bonds, and any supplements thereto; and

WHEREAS, all other portions of the Initial 2020 Assessment Resolutions shall remain in full force and effect and shall not be impacted by this Resolution; and

WHEREAS, the 2020 Area 2, Phase 3A Project Report has been updated and revised as

reflected in the Six Mile Creek Community Development District Supplemental Engineers Report for Series 2020 Capital Improvements dated October 8, 2020 (the "2020 Area 3, Phase 1 Project Report" and together with the Master Project Report, the 2007 Project Report, the 2015 Project Report, the 2016 Project Report, the 2017 Project Report, and the 2020 Area 2, Phase 3A Project Report, the "Improvements"), all of which are attached hereto as **Composite Exhibit A** and incorporated herein by reference, which Improvements, are the same type of Improvements on which the Restructured Assessments were based, and which Improvements, and the nature and specificity thereof, are more particularly described in the Engineer's Reports attached hereto as **Composite Exhibit A**; and

WHEREAS, District and the Landowner have determined that it is in their best interests for the District issue a new series of bonds to finance the acquisition and construction of an additional portion of the Improvements as described in more detail in the 2020 Area 3, Phase 1 Project Report (the "2020 Area 3, Phase 1 Bonds") and accordingly to confirm the levy of the Master Assessment Lien and levy and allocate assessments to secure the 2020 Area 3, Phase 1 Bonds; and

WHEREAS, the proceeds of the 2020 Area 3, Phase 1 Bonds will be used in part to finance, acquire or construct improvements for Assessment Area 3, Phase 1 of the development;

WHEREAS, the 2020 Area 3, Phase 1 Bonds will be secured by the "2020 Area 3, Phase 1 Assessments";

WHEREAS, the 2020 Area 3, Phase 1 Assessments make up a portion of the Master Assessment Lien; however, in light of the bifurcation and refunding and subsequent bond issuances described herein, the District has chosen to adopt resolutions declaring assessments and to hold public hearings in connection with the levy and allocation of assessments securing the 2020 Area 3, Phase 1 Bonds; and

WHEREAS, the District desires to ratify and approve the completed and on-going undertaking, installation, planning, establishing, construction, enlarging or extending, equipping, acquiring, operating, and/or maintaining the Improvements described in Composite Exhibit A; and

WHEREAS, it is in the best interests of the District to pay the cost of the Improvements through the levy of special assessments pursuant to Chapters 170, 190, and 197, Florida Statutes; and

WHEREAS, the levy and allocation of the 2020 Area 3, Phase 1 Assessments and the issuance of the 2020 Area 3, Phase 1 Bonds shall not impact the validity or enforceability of the Restructured Assessments securing the 2015 Refunding Bonds, the 2016 Assessments securing the 2016 Bonds, the 2017 Assessments securing the 2017 Bonds or the 2020 Area 2, Phase 3A Assessments securing the 2020 Area 2, Phase 3A Bonds, except to the extent that the 2020 Area 3, Phase 1 Assessments are repealed from the Initial 2020 Assessment Resolutions; and

WHEREAS, the District is empowered by Chapters 170, 190, and 197, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the 2020 Area 3, Phase 1 Assessments; and

WHEREAS, the District hereby determines that benefits have accrued and will continue to accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the District's Master Assessment Report, First Supplemental Assessment Report, Bifurcation Assessment Report, Refunding Report, 2016 Assessment Report, 2017 Assessment Report, 2020 Area 2, Phase 3A Report and *Preliminary Special Assessment Methodology Report for the Series 2020 Capital Improvement Revenue Bonds Assessment Area 3 (Phase 1)* dated October 6, 2020 (the "2020 Area 3, Phase 1 Assessment Report"), all of which are attached hereto as Composite Exhibit B and incorporated herein by reference, and on file at Governmental Management Services, 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092 ("District Records Office"); and

WHEREAS, this Resolution shall serve as the "resolution required to declare special assessments" contemplated by section 170.03, Florida Statutes, for the assessment lien levied on all benefitting property within the District that comprises the 2020 Area 3, Phase 1 Assessments; and

WHEREAS, the District hereby determines that the 2020 Area 3, Phase 1 Assessments to be levied will not exceed the benefits to the property improved.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT:

- **Section 1.** The recitals as stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.
- **Section 2.** The 2020 Area 3, Phase 1 Assessments shall be levied to defray the cost of a portion of the Improvements described in the 2020 Area 3, Phase 1 Project Report.
- **Section 3.** The nature and general location of, and plans and specifications for, the Improvements are described in **Composite Exhibit A**, and are on file at the District Records Office. **Composite Exhibit B** is also on file and available for public inspection at the same location during normal business hours.
- **Section 4.** The total estimated cost of the Improvements is \$156,326,750, a portion of which includes \$10,636,998 for the infrastructure described in the 2020 Area 3, Phase 1 Project Report (hereinafter, referred to as the "Estimated Cost").
- **Section 5.** The 2020 Area 3, Phase 1 Assessments will collectively defray approximately \$14,495,000 which includes the Estimated Cost described in the 2020 Area 3, Phase 1 Project Report, plus financing-related costs, capitalized interest, debt service reserve and contingency The lien for the 2020 Area 3, Phase 1 Assessments will be allocated to the property identified in the 2020 Area 3, Phase 1 Assessment Report. Notwithstanding the levy of the Master Assessment Lien, should the District issue additional bonds for the purpose of funding additional portions of the Improvements, and seek to levy and allocate assessments to secure such bonds, the District shall adopt additional resolutions declaring assessments as contemplated by section 170.03, Florida Statutes and conduct a public hearing on such assessments.

- **Section 6.** The manner in which the 2020 Area 3, Phase 1 Assessments shall be apportioned and paid is set forth in **Composite Exhibit B**.
- **Section 7.** The 2020 Area 3, Phase 1 Assessments shall be levied within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon such improvements or specially benefitted thereby and further designated by the 2020 Area 3, Phase 1 Assessment Report.
- **Section 8.** There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public during normal business hours.
- **Section 9.** Commencing with the years in which the 2020 Area 3, Phase 1 Assessments are certified for collection, the 2020 Area 3, Phase 1 Assessments shall be paid in not more than thirty (30) annual installments or the maximum period of time permitted by law then in effect. The 2020 Area 3, Phase 1 Assessments may be payable at the same time and in the same manner as are ad-valorem taxes and collected pursuant to Chapter 197, Florida Statutes; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the 2020 Area 3, Phase 1 Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the 2020 Area 3, Phase 1 Assessments may be collected as is otherwise permitted by law. The decision to collect special assessments by any particular method e.g., by direct bill or on the tax roll does not mean that such a method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.
- **Section 10.** The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in **Composite Exhibit B** hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which is hereby adopted and approved as the District's preliminary assessment roll.
- **Section 11.** The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefor, or the amount thereof to be assessed against each property as improved.
- **Section 12.** The District Manager is hereby directed to cause this resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within St. Johns County, Florida, and to provide such other notice as may be required by law or desired in the best interests of the District.
 - **Section 13.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 21st day of October, 2020.

Attest:	SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT
Secretary/Assistant Secretary	Chairman, Board of Supervisors
Composite Exhibit A: Composite Exhibit B:	Engineer's Reports Assessment Reports

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT SUPPLEMENTAL ENGINEERS REPORT For SERIES 2020 CAPITAL IMPROVEMENTS

Prepared for

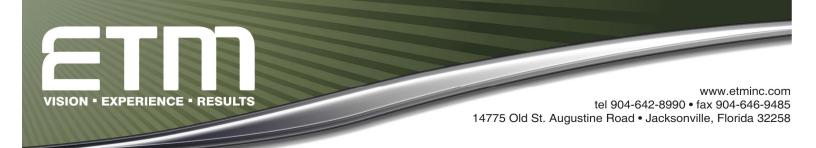
Board of Supervisors Six Mile Creek Community Development District

Prepared by



14775 Old St. Augustine Road Jacksonville, Florida 32258 904-642-8990

E 19-215 October 8, 2020



October 8, 2020

Mr. Gregg Kern Chairman, Board of Supervisors Six Mile Community Development District 475 West Town Place, Suite 114 St. Augustine, Florida 32092

Reference: Supplemental Addendum to the Improvement Plan dated December 1, 2006

Dear Mr. Kern:

Pursuant to your request, England, Thims & Miller, Inc. has prepared the enclosed report in an effort to provide information regarding the anticipated capital improvements to be funded in the year 2020. This report is a supplement to the adopted Six Mile Creek CDD Improvement Plan dated December 1, 2006, and the Supplemental Engineer's Reports dated May 25, 2007, November 12, 2014, April 12, 2016, June 5, 2017, October 27, 2017 and June 3, 2020.

Please don't hesitate to contact me if you have any questions or comments regarding this report.

Sincerely,

ENGLAND, THIMS & MILLER, INC.

Scott A. Wild, P.E. Executive Vice President/Shareholder

SAW/shb

Enclosures

EXECUTIVE SUMMARY

The Six Mile Creek Community Development District (The "Six Mile Creek CDD" or the "District") is a $1,282 \pm acre$ community development district located in St. Johns County, Florida. (Refer to *Plate 1*, location map). The land within the District consists of a parcel within the Saint Johns DRI, referred to herein as the "South Tract". The authorized land uses within the District include residential development as well as substantial open space and recreational amenities. The full development within the Six Mile Creek CDD boundaries is anticipated to include approximately:

ТҮРЕ	Acreage Acres	Residential Units
Residential	773±	2278
Amenity Village	7±	
Community Park	30±	
Neighborhood Parks System	17±	
Wetlands	357±	
Upland Buffer	98±	
TOTALS	1282±	2278

(Refer to *Plate 2* for the map of the District boundaries and *Plate 3* for legal description of the District.)

In anticipation of development within its boundaries, on March 30, 2007 the District adopted its Improvement Plan dated December 1, 2006, describing master and neighborhood infrastructure improvements the District intended to finance (or advance finance), construct, install and/or acquire within and adjacent to the boundaries of the District. Subsequently, the District adopted the Supplemental Engineer's Reports dated May 25, 2007, November 12, 2014, April 12, 2016, June 5, 2017, October 27, 2017 and June 3, 2020. The purpose of this report is to supplement the existing Improvement Plan and Supplemental Engineer's Reports in an effort to identify infrastructure improvements that will be funded in whole or part with proceeds from the issuance of the Six Mile Creek Community Development District (St. Johns County, Florida) Capital Improvement Revenue Bonds, Series 2020 related to the next phase of development within the District. The anticipated costs to construct and/or install the Series 2020 Project are set forth in Tables 1A, 1B and 1C.

The unit distributions for previous assessment areas are as follows:

Assessment A	rea 1	Assessment Area 2 (Phase 1)		Assessment Area 2 (Phase 2)	
43' lots	27	43' lots	160	43' lots	69
53'lots	25	53' lots	63	53' lots	216
63'lots	81	70' lots	21	63' lots	34
70' lots	19	80' lots	61	70' lots	8
Total Lots	152	Total Lots	305	80' lots	74
				Total Lots	401

 43' Lots
 57

 53' Lots
 62

 63' Lots
 62

 Total Lots
 181

1011

¹ The District anticipates that it will issue additional series of bonds in the future to fund the construction, acquisition and installation of portions of the Improvement Plan not funded by the Series 2007, Series 2016, Series 2017 and Series 2020 Bonds.

The anticipated unit distribution for the Series 2020 Bonds is as follows:

Proposed Unit Mix for Series 2020 Bonds Assessment Area 3 (Phase 1) 2020 Bonds (Series 2020 Project)		
Lot Size (Feet)	Number	
43	76	
53	74	
63	45	
TOTAL	195	

The unit distribution for the remaining district lands has not yet been determined.

In comparison with the Improvement Plan and Supplemental Engineer's Reports, the Master and Neighborhood Infrastructure costs have been updated to present the estimated cost for the Series 2020 Project.

Plate 4 depicts the limits and area for Assessment Area 3 (Phase 1). It also depicts the currently anticipated lot mix and total unit count for and Assessment Area 3 (Phase 1). Plate 5 provides the legal description for Assessment Area 3 (Phase 1).

The limits of Assessment Area 2 (Phases 1, 2 and 3) are also depicted on Plate 4, together with the existing lot mix and total unit count within Assessment Area 2 (Phases 1, 2 and 3).

Page 2

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² Proposed unit mix includes proposed lots within lands being added to the District under a proposed boundary amendment being completed at this time.

MASTER INFRASTRUCTURE IMPROVEMENTS

The following sections of this report describe those Master Infrastructure Improvements that benefit Assessment Area 2, Phases 1 through 3A and Assessment Area 3 (Phase 1) Project areas. These include transportation and miscellaneous other improvements, such as common area landscape/hardscape and a master lift station.

TRANSPORTATION IMPROVEMENTS

The Six Mile Creek CDD presently intends to finance, design and construct certain master transportation facilities necessary for development within the District boundaries. These improvements have been designed and will be constructed to St. Johns County standards. Landscaping and irrigation of completed roadways will be operated and maintained by the District, although the roadways themselves will be owned and maintained by St. Johns County.

This total proposed improvement includes approximately 14,200 linear feet of two-lane urban section roadway, with appropriate turn lanes ("Loop Road"). The portion of Loop Road included in the Series 2020 Project is approximately 1,750 linear feet of two-lane urban section roadway within Assessment Area 3 (Phase 1). The Loop Road improvements are depicted on Plate 8.

MISCELLANEOUS IMPROVEMENTS

Utility Improvements

The Six Mile Creek CDD financed, designed and constructed certain water utility infrastructure necessary for development within the District boundaries. These improvements were designed and constructed to St. Johns County standards, and are owned and maintained by St. Johns County. It is anticipated that the cost of construction for these improvements will be partially reimbursed to the District through the utility agreement described below.

In accordance with the Six Mile Creek Water and Sewer Connection Fee Reimbursement Agreement adopted January 29, 1999 ("Agreement"), St. Johns County will reimburse the cost of construction of the transmission components of the water and sewer facilities located within and adjacent to the Six Mile Creek CDD. This reimbursement will be paid from one-third of the connection fees collected by St. Johns County at the time connection fees are paid. The reimbursement for a completed portion of the infrastructure must be completed within a 12-year period following the construction of the improvement. It is anticipated that \$4,311,421 (of which \$558,905 has been received to date) of the master utility infrastructure cost will be reimbursed to the District through this Agreement and that the District will use the funds to construct additional portions of the improvements described in the Improvement Plan.

Common Area Landscape/Hardscape

The Six Mile Creek CDD presently intends to finance, design and construct certain common area landscape and hardscape improvements to benefit the development within the District boundaries. These improvements will be designed and constructed to St. Johns County standards, and will be owned and maintained by the District. Landscaping will be installed continuously along the length of the Loop Road and within other areas of the District. These improvements also include soft costs for all common area improvements.

<u>BASIS OF COST ESTIMATE FOR</u> INFRASTRUCTURE IMPROVEMENTS

The following is the basis for the infrastructure cost estimates:

- ➤ Water and Sewer Facilities have been designed in accordance with SJCUD and FDEP standards.
- > The stormwater management system has been designed per SJRWMD and SJC standards.
- > The engineering, permitting, construction inspection and other soft cost fees have been included in the estimated cost.
- Cost estimates contained in this report are based upon year 2019 dollars.
- ➤ Costs have been included for street lighting and electrical conduit on all roadways in accordance with FPL standards for the Series 2020 Project.

NEIGHBORHOOD INFRASTRUCTURE IMPROVEMENTS

The Series 2020 Project includes the cost of the neighborhood infrastructure improvements for 195 single family units in Assessment Area 3 (Phase 1), as depicted on Plate 4.

The Six Mile Creek CDD presently intends to finance certain infrastructure improvements for each neighborhood within the District boundaries. The improvements include complete construction of the basic infrastructure for each neighborhood, including but not limited to: clearing and grubbing, earthwork, water and sewer underground utility construction, drainage, stormwater management, grassing, sodding, underground electrical conduit and neighborhood street lighting.

The cost estimate for the roadways included in the neighborhood infrastructure improvements is based upon curb and gutter section roadways with variable pavement widths, within variable width rights-of-way. The clearing, grubbing and earthwork estimates include all work necessary for the complete right-of-way area, and include utility easements for underground electrical conduit for roadway street lighting. Disturbed areas within the rights-of-way, which are outside of the paved areas, will be sodded and/or seeded and grassed in order to provide erosion and sediment control in accordance with St. Johns County standards.

Stormwater management cost estimates included in the neighborhood infrastructure improvements provide for the attenuation and treatment of stormwater runoff from the project roadways in accordance with St. Johns River Water Management District and St. Johns County standards. Costs include detention pond construction, outfall control structures, and any site fill required to provide a complete stormwater management system.

Water and sewer cost estimates included in the neighborhood infrastructure improvements consist of the underground water transmission system, wastewater (sewer) collection system, and lift station serving the development. Costs include piping, manholes, valves, services, and all appurtenances required in order to construct the system in accordance with St. Johns County Utility Department, and Florida Department of Environmental Protection standards.

The neighborhood infrastructure improvements have been designed and will be constructed to St. Johns County, St. Johns County Utility Department, Florida Department of Environmental Protection, and St. Johns River Water Management District standards. Roadways shall be owned and maintained by St. Johns County in Assessment Area 3 (Phase 1). Water and sewer facilities shall be owned and maintained by St. Johns County Utility Department. The neighborhood street lighting shall be owned and operated by the District, and the electrical cost to operate it is presently expected to be paid by the District. The District shall maintain stormwater management improvements.

TABLE 1A NEIGHBORHOOD INFRASTRUCTURE SUMMARY OF COSTS FOR ASSESSMENT AREA 3 (PHASE 1) SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

Improvement Description	Estimated Costs
MASTER INFRASTRUCTURE	
Loop Road	\$1,054,272
Common Area Landscape/Hardscape	\$1,205,000
Traffic Signal	\$350,000
NEIGHBORHOOD INFRASTRUCTURE	
Sanitary Sewer, Lift Stations and Force Mains	\$1,297,494
Stormwater Management	\$902,494
Neighborhood Roadways	\$4,327,494
Street Lighting	\$197,750
Water Distribution System	\$652,494
Common Area Landscape/Hardscape	\$650,000
MASTER & NEIGHBORHOOD INFRASTRUCTURE TOTAL	\$10,636,998

INFRASTRUCTURE IMPROVEMENTS PERMIT STATUS

Regulatory permits necessary for construction of infrastructure improvements within Assessment Area 3 (Phase 1) have either been applied for or received. The current status of the regulatory permits is reflected in Exhibit A. It is our opinion that there are no technical reasons that would prohibit the implementation of the plans presented herein and that all permits/approvals not already issued but are necessary for the Series 2020 Project should be obtained in the ordinary course of development.

EXHIBIT "A" <u>PERMIT</u> STATUS

Assessment Area 3 (Phase 1)

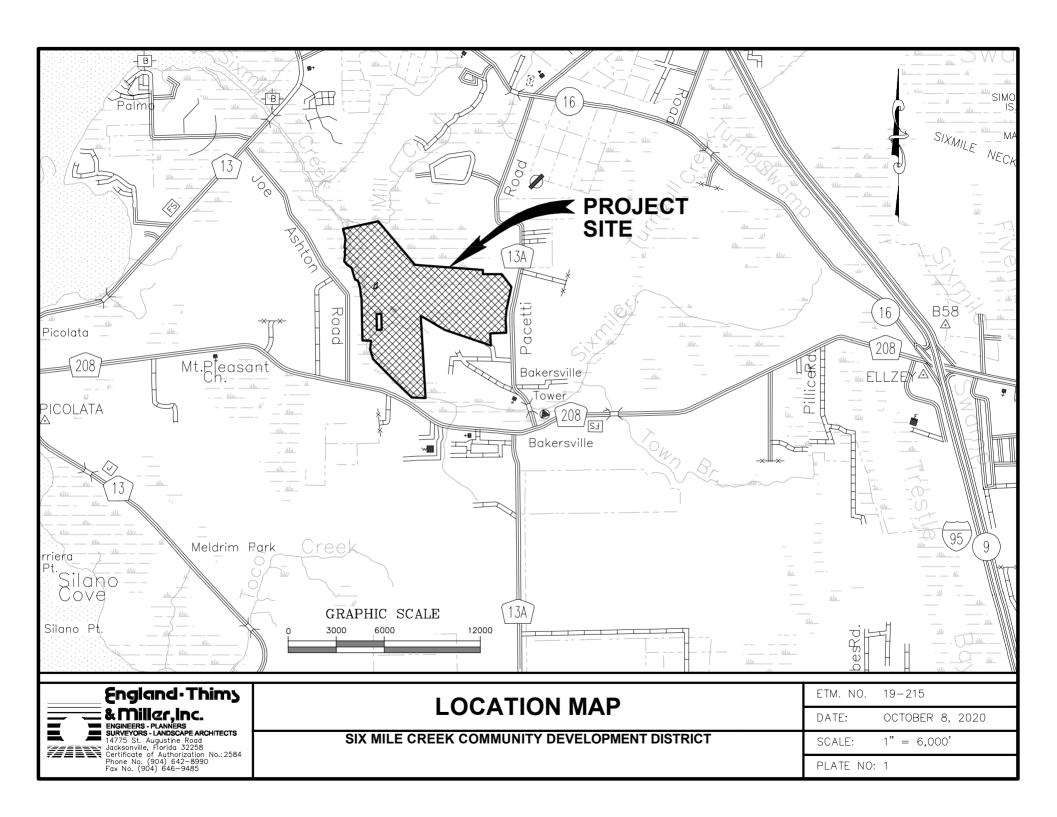
10/8/2020

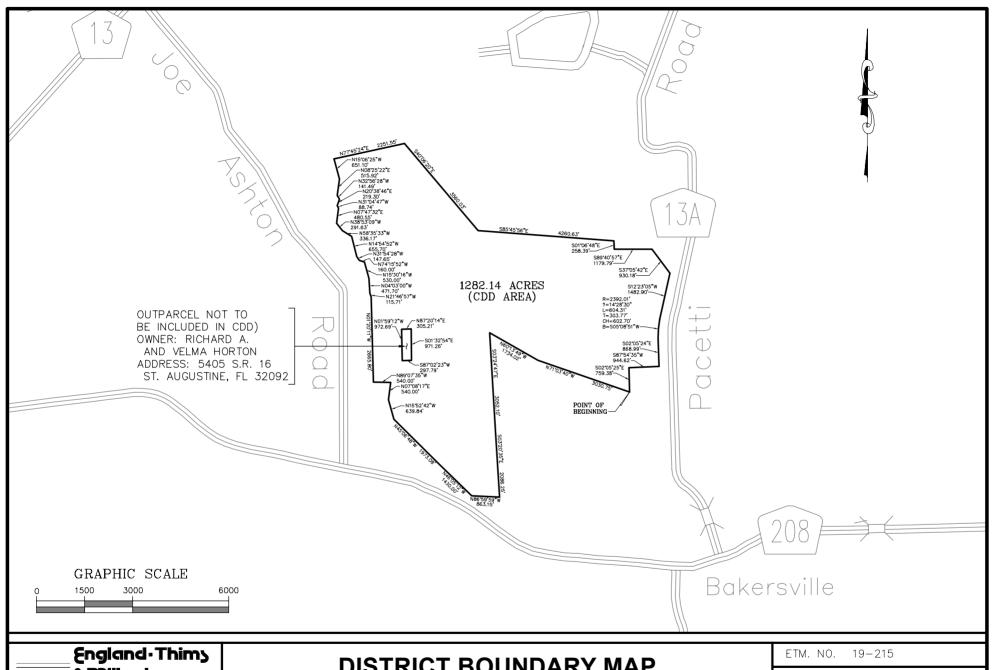
Item #	Permit Agency	File Number / Permit Number	Description	Grantor	Grantee	Issue Date	Expiration Date
1	ACOE	N/A	N/A	N/A	N/A	N/A	
2	SJRWMD	In Progress	Individual Permit	SJRWMD	Six Mile Creek Investment Group, LLC	Pending	
3	SJRWMD	In Progress	Consumptive Use Permit	SJRWMD	Six Mile Creek Investment Group, LLC	Pending	
4	St. Johns County	In Progress	Construction Plan Approval	St. Johns County	Six Mile Creek CDD	Pending	
5	FDEP	In Progress	Water Distribution System Permit	FDEP	Six Mile Creek Investment Group, LLC	Pending	
6	FDEP	In Progress	Sanitary Sewer Collection System Permit	FDEP	Six Mile Creek Investment Group, LLC	Pending	

APPENDIX Description

Plate No.

1	Location Map	
2	District Boundary Map	
3	Legal Description – District Boundary	
4	Master Site Plan	
5-5A	Legal Description – Assessment Area 3 (Phase 1)	
6	Transportation Improvement – Loop Road (Series 2020 Project)	
7	Typical Cross-Section – Loop Road (2-Lane)	
8	Sanitary Sewer Lift Stations and Forcemains	
8A	Sanitary Sewer Forcemains (Series 2020 Project)	
9	Stormwater Management Plan	
9A	Stormwater Management Plan (Series 2020 Project)	
10	Neighborhood Roadways	
10A	Neighborhood Roadways (Series 2020 Project)	
11	Street Lighting	
11A	Street Lighting (Series 2020 Project)	
12	Water Distribution System	
12A	Water Distribution System (Series 2020 Project)	
13	Sanitary Sewer Collection System	
13A	Sanitary Sewer Collection System (Series 2020 Project)	







DISTRICT BOUNDARY MAP

DATE: OCTOBER 8, 2020

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

1" = 3,000 SCALE:

PLATE NO: 2

Six Mile Creek Community Development District

A part of Sections 31 and 38, Township 6 South, Range 28 East, together with a part of Sections 6, 38 and 41. Township 7 South, Range 28 East, St. Johns County, Florida, being more particularly described as follows: for a Point of Reference, commence at the intersection of the Southerly line of said section 41, Township 7 South, Range 28 East, with the Westerly right-of-way line of County road no. 13a (a 100.00 foot right-of-way as now established): thence North 71°03'40" West, along the said South line of section 41, a distance of 1065.59 feet to the Point of Beginning; thence continue North 71°03'40" West, along the Southerly line of said section 41, a distance of 3030,75 feet; thence North 60°13'49" West, continuing along said section line, a distance of 1734.02 feet to the common corner to Sections 41, 5 and 6; thence South 03°24'47" East, along the Easterly line of said section 6, a distance of 3052.10 feet; thence South 03°20'35" East, along the Easterly line of said section 38, a distance of 2086.25 feet; thence North 86°59'59" West, a distance of 863.15 feet to the waters of Six Mile Creek; thence North 46°05'12' West, along the waters of said Six Mile Creek, a distance of 1430.00 feet; thence North 45°06'48" West, along the waters of Six Mile Creek, a distance of 1973.08 feet: thence North 15°52'42" West, along the waters of said Six Mile Creek, a distance of 639.84 feet: thence North 07°08'17" East, a distance of 540.00 feet to a point in the division line between section 6 and 38; thence North 89°07'35" West, along said division line, a distance of 540.00 feet; thence North 01°20'11" West, along the Westerly line of the North 28 acres of the Northeast one quarter and Northwest one quarter of said section Six, a distance of 2665.80 feet to a point in said Six Mile Creek; thence with the waters of said Six Mile Creek, the following fourteen (14) courses: course no. 1) North 21°46'57" West, a distance of 115.71 feet; course no. 2) North 04°03'00" West, a distance of 471.70 feet; course no. 3) North 15°30'16" West, a distance of 530.00 feet; course no. 4) North 74°15'52" West, a distance of 160.00 feet; course no. 5) North 31°54'28" West, a distance of 147.65 feet; course no. 6) North 14°54'52" West, a distance of 655.70 feet; course no. 7) North 58°35'33" West, a distance of 336.17 feet; course no. 8) North 38°53'09" West, a distance of 291.63 feet; course no. 9) North 07°47'32" East, a distance of 480.55 feet; course no. 10) North 31°04'47" West, a distance of 88.74 feet; course no. 11) North 20°38'46" East, a distance of 219.13 feet; course no. 12) North 32°56'28" West, a distance of 141.49 feet; course no. 13) North 08°25'22" East, a distance of 515.92 feet; course no. 14) North 15°06'25" West, a distance of 651.10 feet; thence North 77°45'24" East, leaving the waters of Six Mile Creek, a distance of 2251.55 feet; thence South 40°06'20" East, a distance of 3560.03 feet; thence South 85°45'56" East, a distance of 4260.63 feet to a point in the division line between said section 38 and section 37; thence South 01°06'48" East, along said Westerly line of section 37, a distance of 258.39 feet to the Southwest corner of said section 37; thence South 89°40'57" East, along the South line of said section 37, a distance of 1179.79 feet to the Northwest corner of a 30.00 foot wide drainage easement, as recorded in deed book 182, page 133; thence South 37°05'42" East, a distance of 930.18 feet; thence South 12°23'05" West, along a line parallel with and lying 50.00 foot Westerly of when measured at right angles to the Westerly right-of-way line of state road no. 13a (a 100.00 foot right-of-way as now established), a distance of 1482.90 feet to the point of curve, concave Easterly, having a radius of 2392.01 feet; thence Southwesterly, continuing along said parallel line and along the arc of said curve, an

arc distance of 604.31 feet, said arc being subtended by a chord bearing of South 05°08'51" West and a chord distance of 602.70 feet to the point of tangency of said curve; thence South 02°05'24" East, continuing along said parallel line, a distance of 868.99 feet; thence South 87°54'35" West, leaving said parallel line, a distance of 944.62 feet; thence South 02°05'25" East, a distance of 759.38 feet to the Point of Beginning.

Containing 1288.95 acres more or less.

Less and except those lands as described in Official Records Book 250, page 693 of the Public Records of said County, being more particularly described as follows: beginning at the Southeast corner of the Northeast quarter (NE1/4) of the Northwest quarter (NW1/4) of sec. 6, Township 7 South, Range 28 East; thence run North 420 feet to a stake, thence run West 330 feet to a stake, thence run South 420 feet to a stake, thence run East 330 feet to Point of Beginning; containing three (3) acres more or less and being a part of the property conveyed by Gordon Ferreira and wife to john y. Smith by deed dated October 25, 1899, and recorded in deed record n3, page 133, St. Johns County Records.

Beginning at the Southeast corner of the Northeast quarter (NE1/4) of the Northwest quarter (NW1/4) of section 6, Township 7 South, Range 28 East; thence run West 330 feet to a stake, thence run South 10 chains to a stake, thence run East 330 feet to a stake, thence run North 10 chains to a Point of Beginning; containing four (4) acres more or less, and being part of the property conveyed by r. I. Knowles to john y. Smith by deed dated April 16, 1888, and recorded in deed record "Il", page 675, St. Johns County Records. (6.80 acres more or less or 296,208 square feet more or less).

Total area = 1288.95 - 6.80 = 1282.15 acres



LEGAL DESCRIPTION - DISTRICT BOUNDARY

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

DATE: OCTOBER 8, 2020

SCALE: N/A

PLATE NO: 3

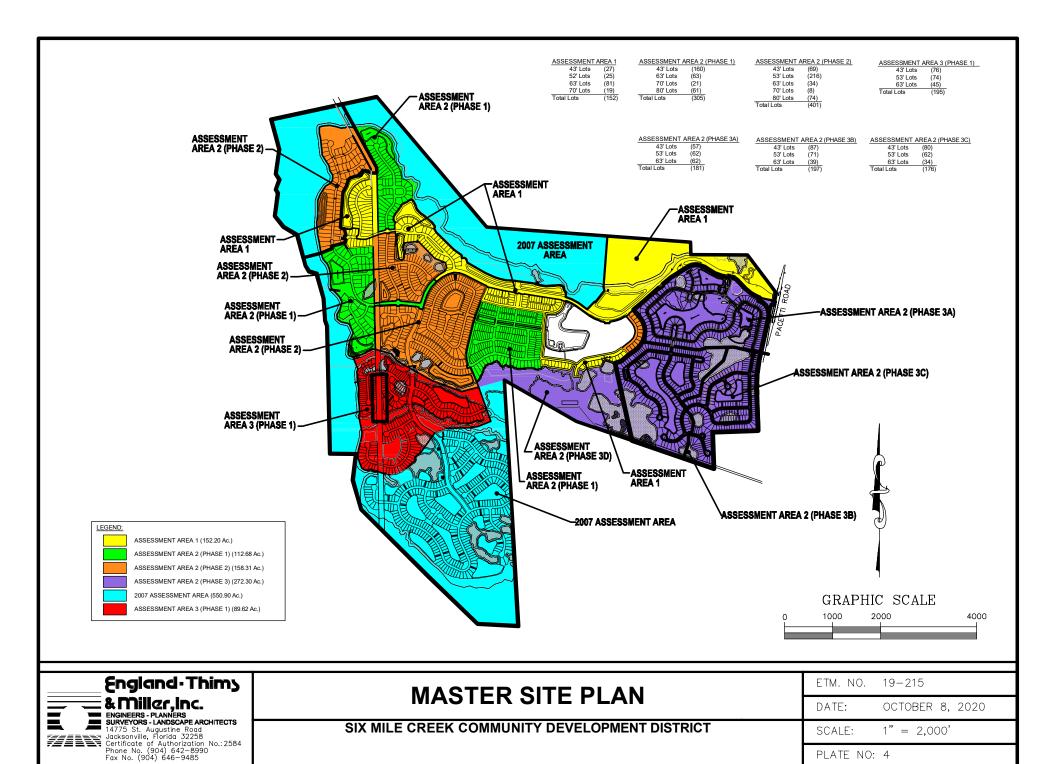


PLATE NO: 4

A portion of Section 6, and Section 38, Jose Papy Grant, all lying in Township 7 South, Range 28 East, St. Johns County, Florida, also being portion of the plat of whisper creek phase 4, unit d as recorded in map book 83, pages 59 through 69 (inclusive) of the Public Records of St. Johns County, Florida and also being a portion of the plat of whisper creek phase 5 unit b as recorded in map book 93, pages 1 through 8 (inclusive) of said Public Records and being more particularly described as follows:

For a Point of Reference, commence at the Southeast corner of the plat of Whisper Creek Phase 4 Unit D, as recorded in map book 83, pages 59 through 69 (inclusive), also being the Southwest corner of the plat of whisper creek phase 5 unit b, as recorded in map book 93, pages 1 through 8 (inclusive) all of the Public Records of St. Johns County, Florida; thence South 67°55'56" West, along the Southeast line thereof, a distance of 460.78 feet to the Point of Beginning. Thence North 21°55'30" West, a distance of 113.51 feet to a point on the South line of tract no. 7, as shown on the said plat of Whisper Creek Phase 4 Unit D; thence Northeasterly along said South line, the following 11 Courses and distances: Course 1) thence North 73°55'15" East, a distance of 64.55 feet; Course 2) thence North 78°01'17" East, a distance of 34.06 feet; Course 3) thence North 74°24'30" East, a distance of 43.00 feet; Course 4) thence North 71°03'31" East, a distance of 53.57 feet; Course 5) thence North 63°19'13" East, a distance of 38.92 feet; Course 6) thence North 72°00'55" East, a distance of 38.74 feet; Course 7) thence North 45°03'38" East, a distance of 38.98 feet; Course 8) thence North 83°06'21" East, a distance of 21.59 feet; Course 9) thence North 62°51'26" East, a distance of 65.80 feet; Course 10) thence North 60°41'54" East, a distance of 39.90 feet; Course 11) thence South 86°01'16" East, a distance of 66.32 feet to a point on the East line of the said plat of Whisper Creek Phase 4 Unit D, also being the West line of said plat of whisper creek phase 5 unit b; thence South 74°07'15" East, a distance of 345.04 feet; thence South 37°22'51" East, a distance of 185.81 feet; thence South 60°53'56" East, a distance of 666.95 feet; thence South 78°58'59" East, a distance of 1147.41 feet; thence South 19°29'28" East, a distance of 757.57 feet; thence South 68°02'59" West, a distance of 287.92 feet; thence South 81°26'35" West, a distance of 166.70 feet; thence South 88°47'16" West, a distance of 532.60 feet to the beginning of a non-tangent curve concave Northwesterly and having a radius of 45.00 feet; thence Southwesterly along the arc of said curve, a distance of 65.49 feet, said curve being subtended by a chord bearing and distance of South 40°58'13" West, 59.86 feet to the point of reverse curvature of a curve concave Southerly and having a radius of 355.00 feet; thence Westerly along the arc of said curve, a distance of 115.03 feet, said curve being subtended by a chord bearing and distance of South 73°22'56" West, 114.53 feet to the point of reverse curvature of a curve concave Northerly and having a radius of 40.00 feet; thence Westerly along the arc of said curve, a distance of 43.90 feet, said curve being subtended by a chord bearing and distance of North 84°27'30" West, 41.73 feet to the end of said curve; thence South 35°22'29" West, a distance of 553.04 feet; thence South 67°16'16" West, a distance of 46.97 feet to the point of curvature of a curve concave Southeasterly and having a radius of 25.00 feet; thence Southwesterly along the arc of said curve, a distance of 6.82 feet, said curve being subtended by a chord bearing and distance of South 59°27'15" West, 6.80 feet to the point of tangency; thence South 51°38'14" West, a distance of 37.18 feet to the point of curvature of a curve concave Southeasterly and having a radius of 25.00 feet; thence Southwesterly along the arc of said curve, a distance of 5.01 feet, said curve being subtended by a chord bearing and distance of South 45°53'56" West, 5.00 feet to the point of tangency; thence South 40°09'39" West, a distance of 38.61 feet to the point of curvature of a curve concave Easterly and having a radius of 25.00 feet; thence Southerly along the arc of said curve, a distance of 27.52 feet, said curve being subtended by a chord bearing and distance of South 08°37'24" West, 26.15 feet to the point of tangency; thence South 22°54'52" East, a distance of 25.55 feet; thence South 17°33'58" West, a distance of 36.53 feet; thence South 47°45'02" West, a distance of 27.29 feet; thence South 63°42'55" West, a distance of 34.54 feet; thence South 46°22'23" West, a distance of 38.45 feet; thence South 62°04'45" West, a distance of 26.87 feet to the point of curvature of a curve concave Southeasterly and having a radius of 25.00 feet; thence Southwesterly along the arc of said curve, a distance of 18.34 feet, said curve being subtended by a chord bearing and distance of South 41°03'40" West, 17.93 feet to the point of tangency; thence South 20°02'35" West, a distance of 18.19 feet; thence South 50°35'22" West, a distance of 87.92 feet to the point of curvature of a curve concave Northerly and having a radius of 429.37 feet; thence Westerly along the arc of said curve, a distance of 330.13 feet, said curve being subtended by a chord bearing and distance of South 69°27'13" West, 322.06 feet to the point of tangency: thence North 88°31'13" West, a distance of 119.10 feet; thence North 75°59'31" West, a distance of 47.23 feet; thence North 69°09'18" West, a distance of 118.71 feet to the beginning of a non-tangent curve concave Southerly and having a radius of 25.00 feet; thence Westerly along the arc of said curve, a distance of 19.80 feet, said curve being subtended by a chord bearing and distance of North 74°55'52" West, 19.29 feet to the point of tangency; thence South 82°22'47" West, a distance of 40.15 feet; thence North 72°54'11" West, a distance of 30.00 feet; thence North 72°31'12" West, a distance of 18.42 feet; thence North 43°39'23" West, a distance of 23.45 feet to the point of curvature of a curve concave Southerly and having a radius of 25.00 feet; thence Westerly along the arc of said curve, a distance of 25.83 feet, said curve being subtended by a chord bearing and distance of North 73°15'23" West, 24.70 feet to the point of tangency; thence South 77°08'36" West, a distance of 24.40 feet; thence South 78°02'58" West, a distance of 38.04 feet; thence South 60°59'52" West, a distance of 6.82 feet; thence North 77°15'19" West, a distance of 75.98 feet; thence North 55°18'57" West, a distance of 48.47 feet; thence North 52°51'17" West, a distance of 18.62 feet; thence North 25°26'04" West, a distance of 24.38 feet; thence North 19°17'11" West, a distance of 84.11 feet; thence North 20°46'21" West, a distance of 92.03 feet; thence North 04°36'29" West, a distance of 2.38 feet; thence North 04°06'34" West, a distance of 73.63 feet; thence North 03°24'02" East, a distance of 105.31 feet; thence North 15°07'18" East, a distance of 141.79 feet; thence North 13°56'34" East, a distance of 105.27 feet; thence North 07°47'33" East, a distance of 102.70 feet; thence North 03°50'15" West, a distance of 39.70 feet: thence North 38°38'37" East, a distance of 24.79 feet; thence North 44°39'11" East, a distance of 23.86 feet; thence North 74°29'59" East, a distance of 26.81 feet; thence North 71°44'17" East, a distance of 32.21 feet; thence North 87°02'40" East, a distance of 21.27 feet; thence South 67°54'57" East, a distance of 31.61 feet to the point of curvature of a curve concave Northerly and having a radius of 50.00 feet; thence Easterly along the arc of said curve, a distance of 61.64 feet, said curve being subtended by a chord bearing and distance of North 76°45'52" East, 57.81 feet to the point of tangency; thence



LEGAL DESCRIPTION - ASSESSMENT AREA 3 (PHASE 1)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO. 19-215

DATE: OCTOBER 8, 2020

SCALE: N/A

PLATE NO: 5

North 41°26'40" East, a distance of 16.30 feet; thence North 82°15'05" East, a distance of 14.27 feet to the point of curvature of a curve concave Northwesterly and having a radius of 50.00 feet; thence Northeasterly along the arc of said curve, a distance of 29.05 feet, said curve being subtended by a chord bearing and distance of North 65°36'23" East, 28.64 feet to the point of tangency; thence North 48°57'42" East, a distance of 25.84 feet; thence North 65°59'43" East, a distance of 28.26 feet; thence North 59°00'04" East, a distance of 28.42 feet; thence North 63°51'02" East, a distance of 121.28 feet; thence South 87°12'07" East, a distance of 50.99 feet to the point of curvature of a curve concave Northerly and having a radius of 25.00 feet; thence Easterly along the arc of said curve, a distance of 13.96 feet, said curve being subtended by a chord bearing and distance of North 76°47'55" East, 13.78 feet to the point of tangency; thence North 60°47'57" East, a distance of 28.47 feet; thence North 79°16'50" East, a distance of 18.38 feet; thence North 10°43'10" West, a distance of 20.69 feet to a point on the South line of those lands as described in Official Records Book 4666, page 1496 of said Public Records of St. Johns County; thence North 88°46'23" East, along the South line thereof, a distance of 31.91 feet to the Southeast corner thereof; thence North 01°13'37" West, along the East line thereof, a distance of 1080.00 feet to the Northeast corner thereof; thence South 88°46'23" West, along the North line thereof, a distance of 330.00 feet to the Northwest corner thereof; thence South 01°13'37" East, along the West line thereof, a distance of 920.47 feet; thence North 84°12'55" West, departing last said West line, a distance of 32.10 feet to the point of curvature of a curve concave Southerly and having a radius of 50.00 feet; thence Westerly along the arc of said curve, a distance of 31.57 feet, said curve being subtended by a chord bearing and distance of South 77°41'56" West, 31.04 feet to the point of tangency; thence South 59°36'48" West, a distance of 41.54 feet to the point of curvature of a curve concave Southeasterly and having a radius of 50.00 feet; thence Southwesterly along the arc of said curve, a distance of 19.11 feet, said curve being subtended by a chord bearing and distance of South 48°39'57" West, 18.99 feet to the point of tangency; thence South 37°43'06" West, a distance of 16.86 feet; thence North 89°16'00" West, a distance of 25.95 feet to the point of curvature of a curve concave Southerly and having a radius of 50.00 feet; thence Westerly along the arc of said curve, a distance of 16.36 feet, said curve being subtended by a chord bearing and distance of South 81°21'27" West, 16.29 feet to the point of tangency; thence South 71°58'54" West, a distance of 31.29 feet; thence North 81°44'44" West, a distance of 19.38 feet; thence North 80°27'42" West, a distance of 52.47 feet; thence North 62°23'06" West, a distance of 31.72 feet; thence North 33°58'28" West, a distance of 7.85 feet; thence North 29°43'10" East, a distance of 38.19 feet to the point of curvature of a curve concave Westerly and having a radius of 50.00 feet; thence Northerly along the arc of said curve, a distance of 29.52 feet, said curve being subtended by a chord bearing and distance of North 12°48'24" East, 29.09 feet to the point of tangency; thence North 04°06'22" West, a distance of 106.98 feet; thence North 05°54'55" West, a distance of 131.86 feet; thence North 03°36'23" West, a distance of 136.60 feet; thence North 05°56'34" East, a distance of 130.37 feet to the point of curvature of a curve concave Westerly and having a radius of 50.00 feet; thence Northerly along the arc of said curve, a distance of 15.73 feet, said curve being subtended by a chord bearing and distance of North 03°04'05" West, 15.66 feet to the point of tangency; thence North 12°04'45" West, a distance of 121.83 feet; thence North 05°02'28" West, a distance of 147.80 feet; thence North 01°41'11" West, a distance of 63.95 feet; thence North 20°24'01" East, a distance of 43.65 feet; thence North 11°38'18" East, a

distance of 19.58 feet; thence North 21°55'30" West, a distance of 155.38 feet to a point on the aforementioned Southeasterly line of Whisper Creek Phase 4 Unit D and the Point of Beginning.

The above described lands contain 89.62 acres, more or less.

Less and except any portion of those lands as described in Official Records Book 4666, page 1496 of the Public Records of St. Johns County.

 England · Thim
& Miller, Inc. ENGINEERS - PLANNERS
SURVEYORS - LANDSCAPE ARCHITECTS 14775 St. Augustine Road
Jacksonville, Florida 32258 Certificate of Authorization No.: 2584 Phone No. (904) 642–8990 Fax No. (904) 646–9485

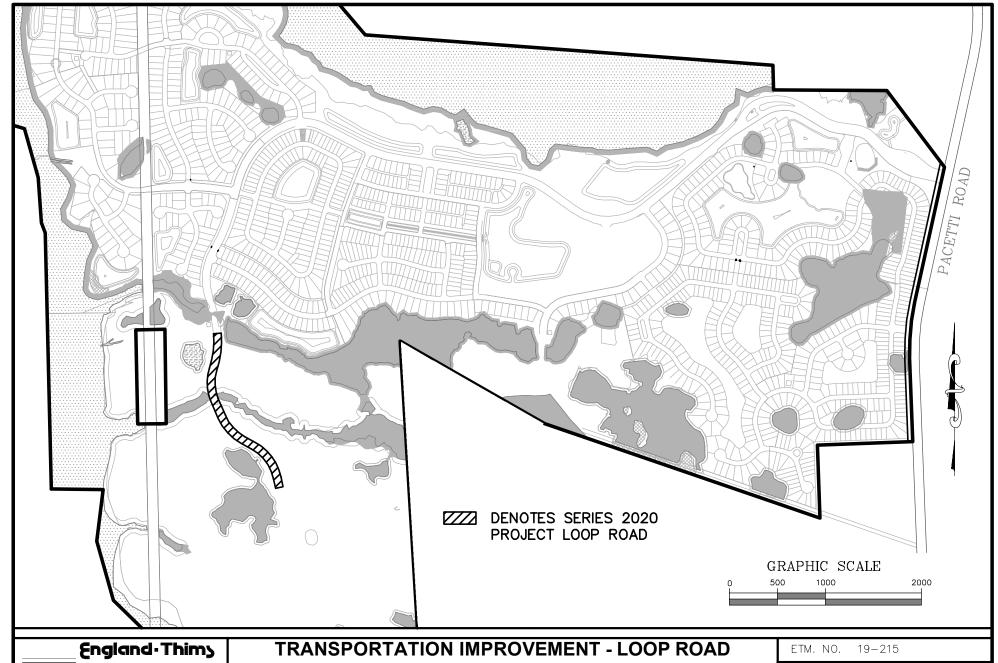
LEGAL DESCRIPTION - ASSESSMENT AREA 3 (PHASE 1)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

DATE: OCTOBER 8, 2020

SCALE: N/A

PLATE NO: 5A





& Miller, Inc.

ENGINEERS - PLANNERS
SURVEYORS - LANDSCAPE ARCHITECTS
14775 St. Augustine Road
Jacksonville, Florida 32258
Certificate of Authorization No.: 2584
Phone No. (904) 642–8990
Fax No. (904) 646–9485

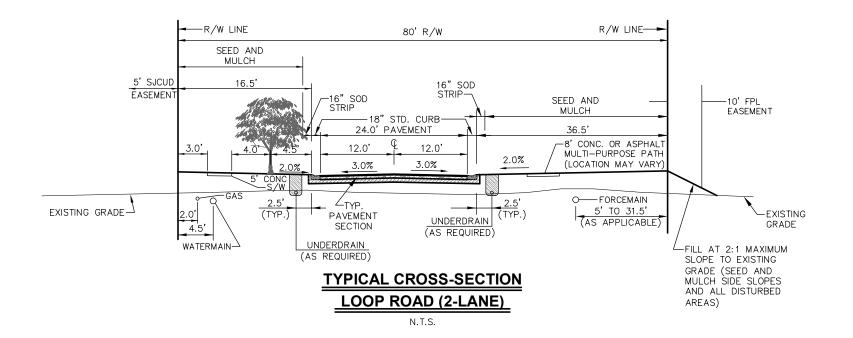
(SERIES 2020 PROJECT)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

OCTOBER 8, 2020 DATE:

SCALE: 1" = 1,000'

PLATE NO: 6

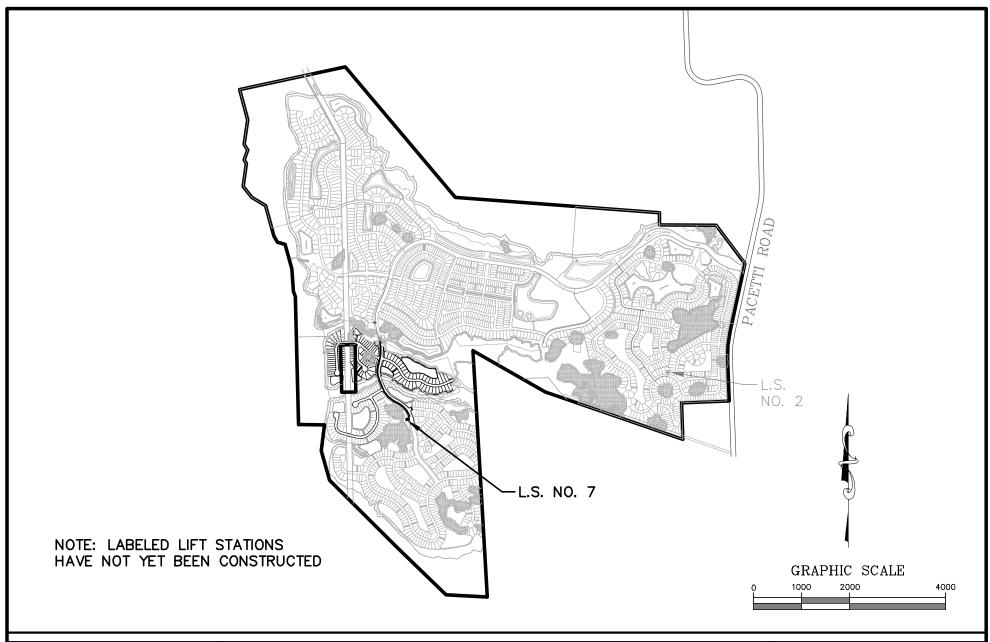




TYPICAL CROSS-SECTION - LOOP ROAD (2-LANE)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

	ETM. NO.	19-215
/	DATE:	OCTOBER 8, 2020
	SCALE:	NTS
	PLATE NO:	7



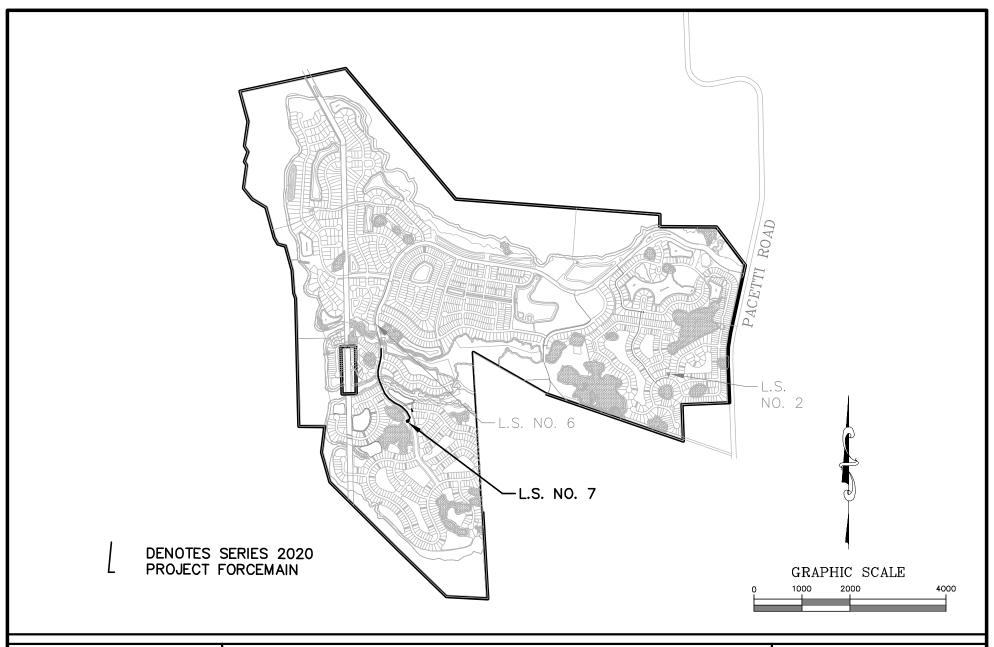


OLY MILE ORESIC COMMUNITY REVEL ORMENT DIOTRIC

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000'
PLATE NO:	8

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SANITARY SEWER LIFT STATIONS AND FORCEMAINS

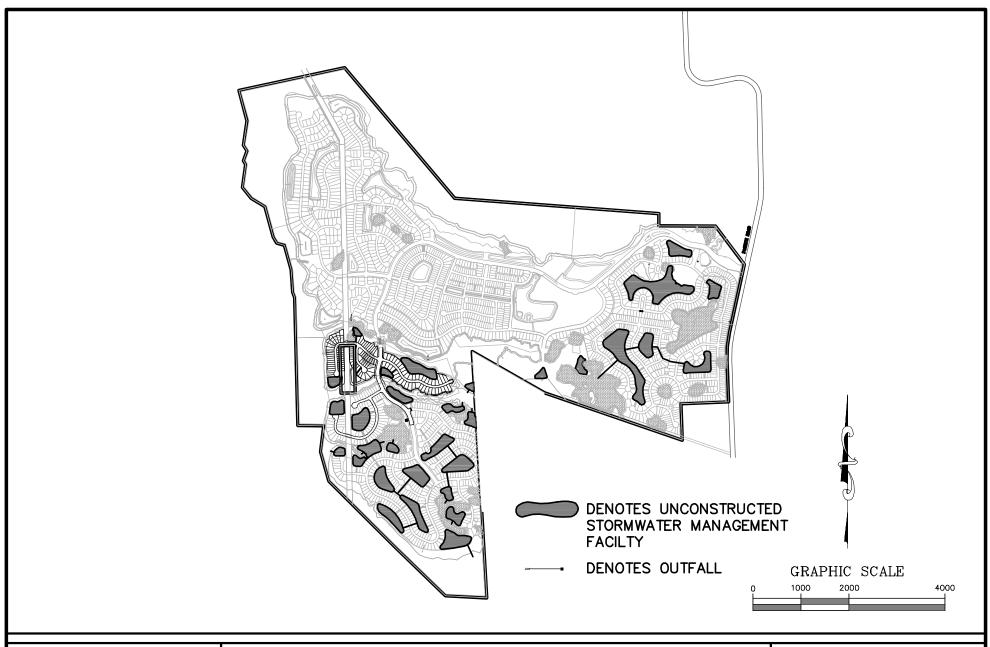




SANITARY SEWER FORCEMAINS (SERIES 2020 PROJECT)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

	ETM. NO.	19-215
	DATE:	OCTOBER 8, 2020
100	SCALE:	1" = 2,000'
1	PLATE NO:	8A



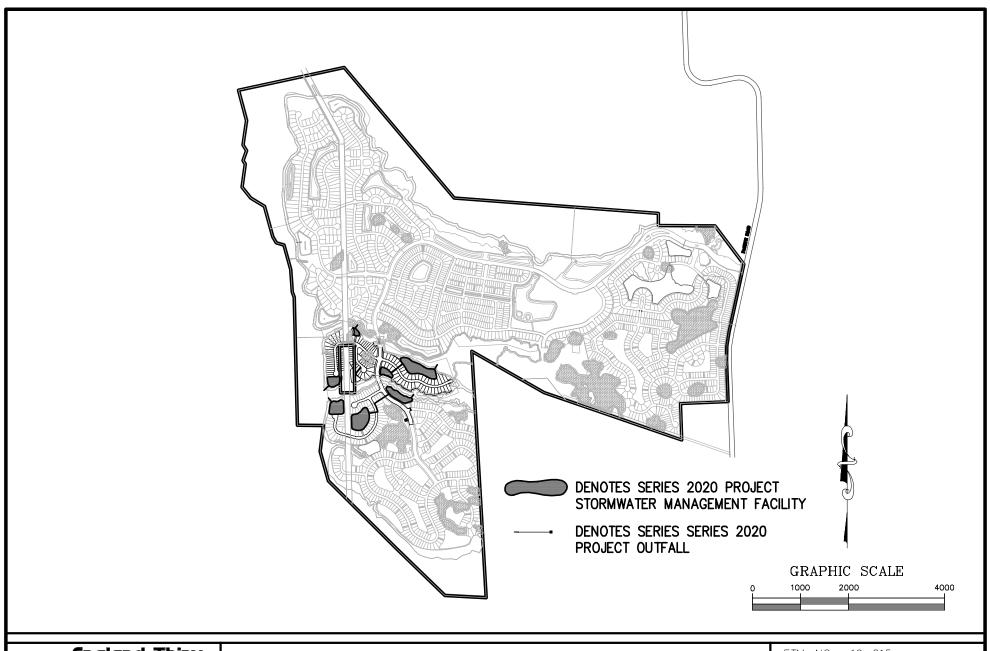


STORMWATER MANAGEMENT PLAN

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000'

PLATE NO: 9





England-Thims & Miller, Inc. ENGINEERS - PLANNERS SURVEYORS - LANDSCAPE ARCHITECTS 14775 St. Audistine Pond

14775 St. Augustine Road Jacksonville, Florida 32258 Certificate of Authorization No.: 2584 Phone No. (904) 642–8990 Fax No. (904) 646–9485

STORMWATER MANAGEMENT PLAN (SERIES 2020 PROJECT)

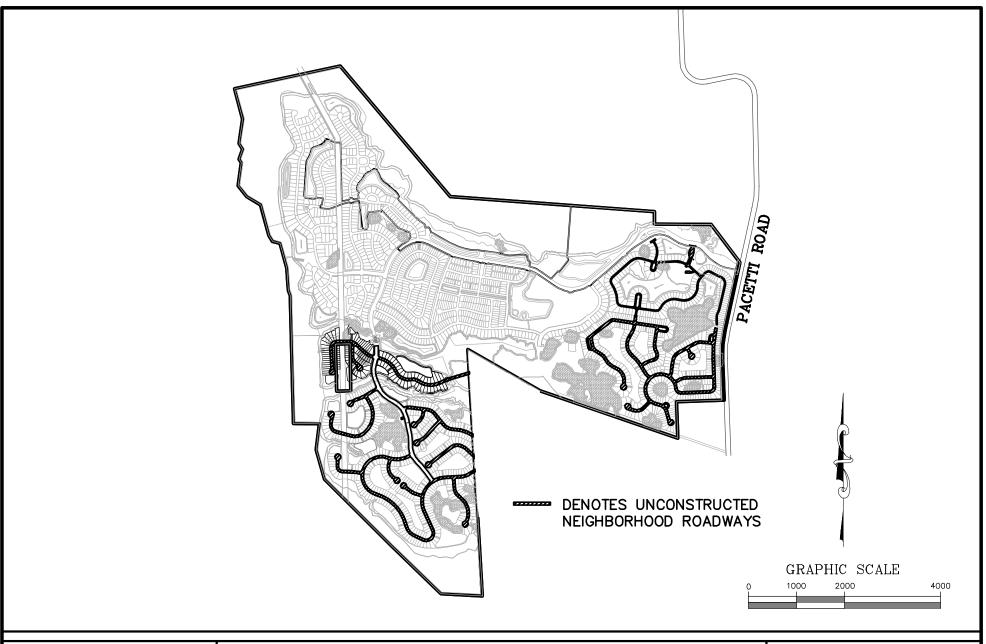
SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM.	NO.	19-215
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DATE: OCTOBER 8, 2020

SCALE: 1" = 2,000'

PLATE NO: 9A





NEIGHBORHOOD ROADWAYS

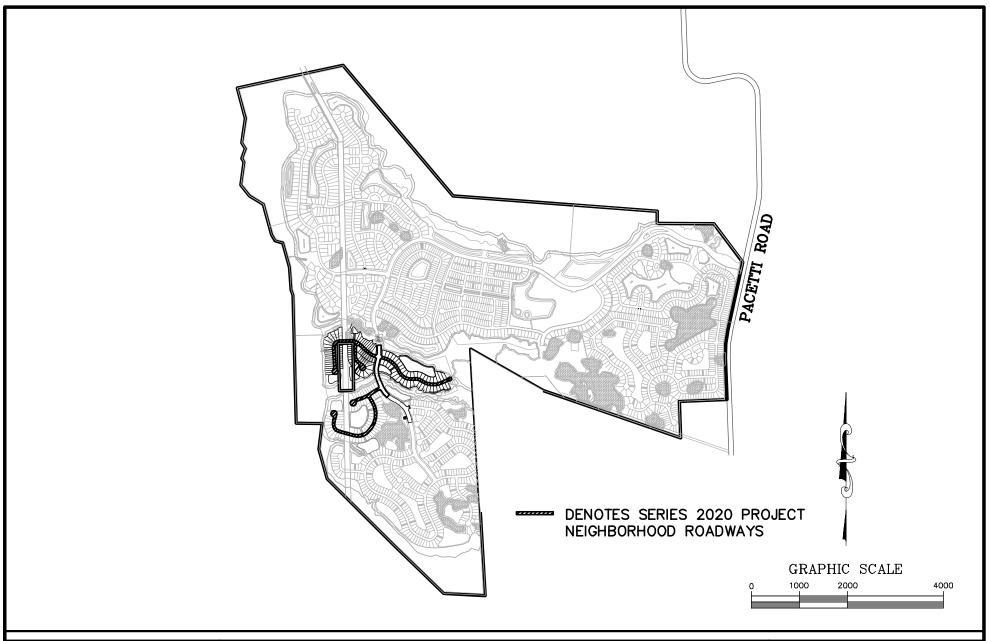
SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO. 19-215	
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OCTOBER 8, 2020 DATE:

1" = 2,000'SCALE:

PLATE NO: 10

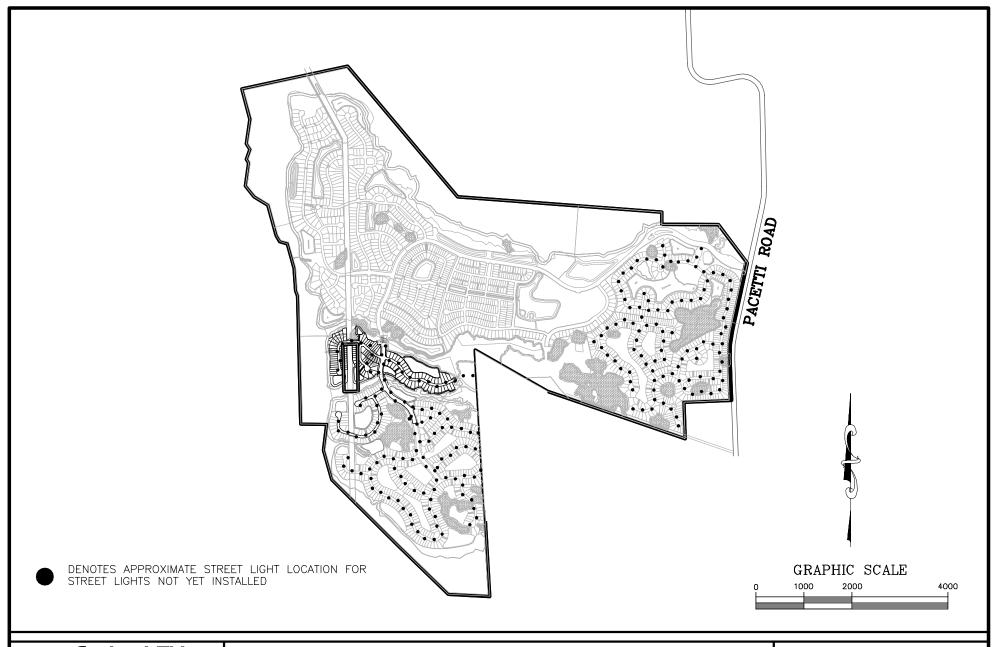




NEIGHBORHOOD ROADWAYS (SERIES 2020 PROJECT)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000'
PLATE NO:	10A





STREET LIGHTING

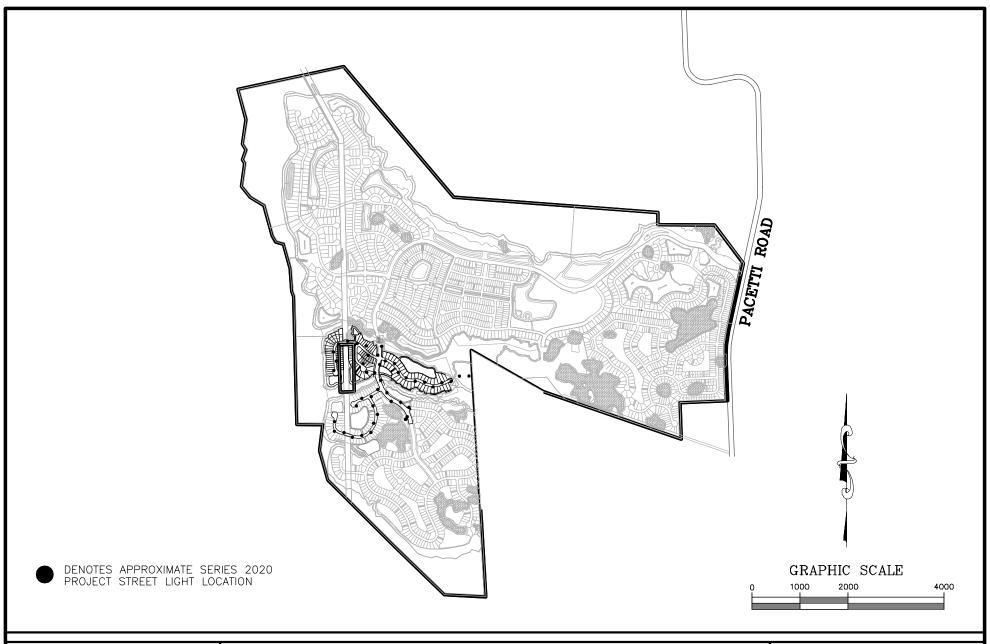
SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO. 19-215

DATE: OCTOBER 8, 2020

SCALE: 1" = 2,000'

PLATE NO: 11



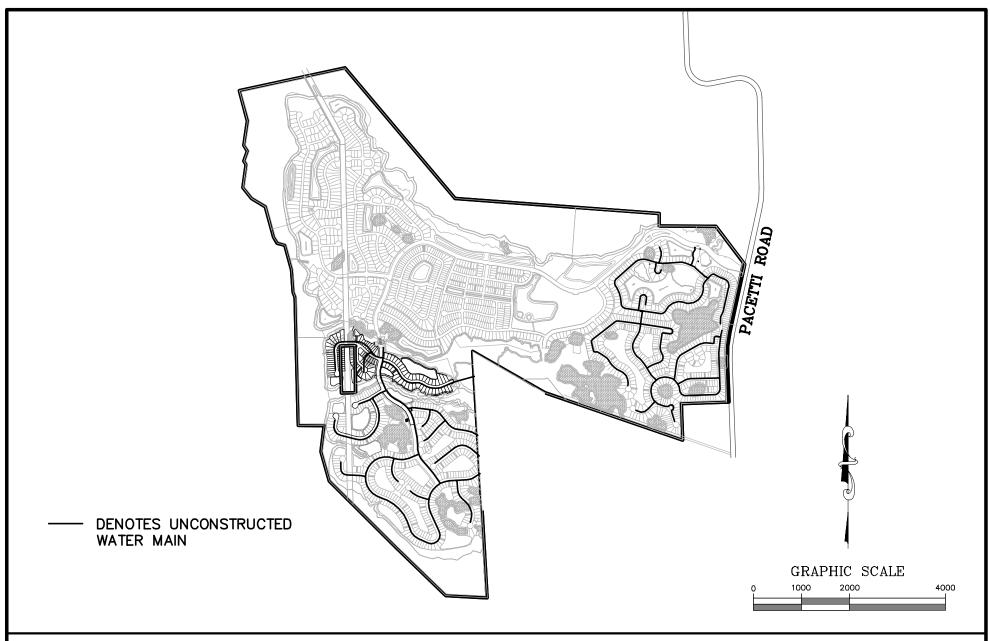


STREET LIGHTING (SERIES 2020 PROJECT)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000'

PLATE NO: 11A

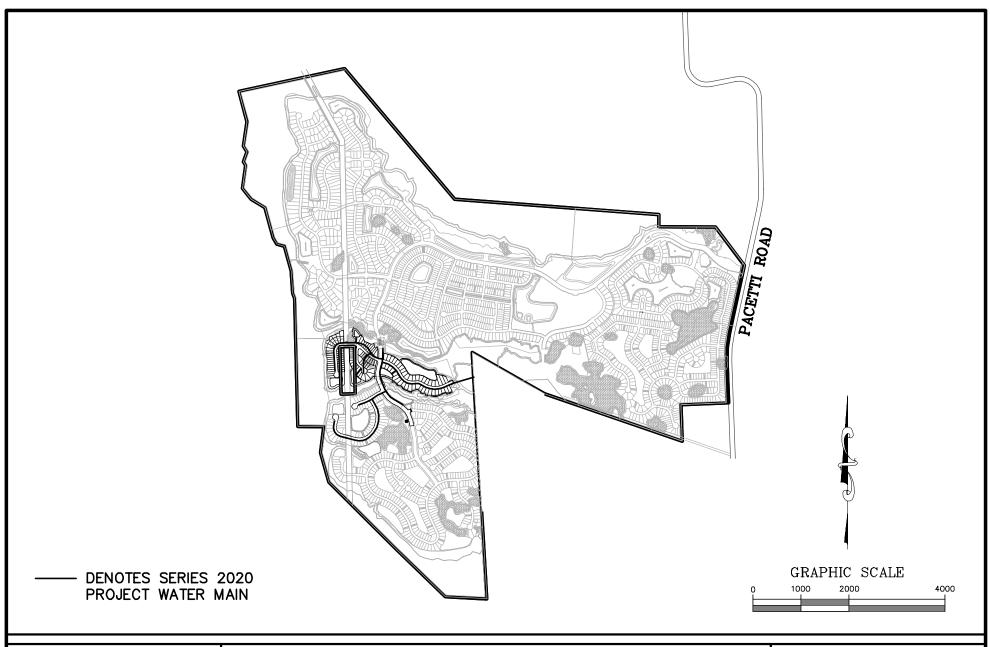




WATER DISTRIBUTION SYSTEM

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000
PLATE NO:	12

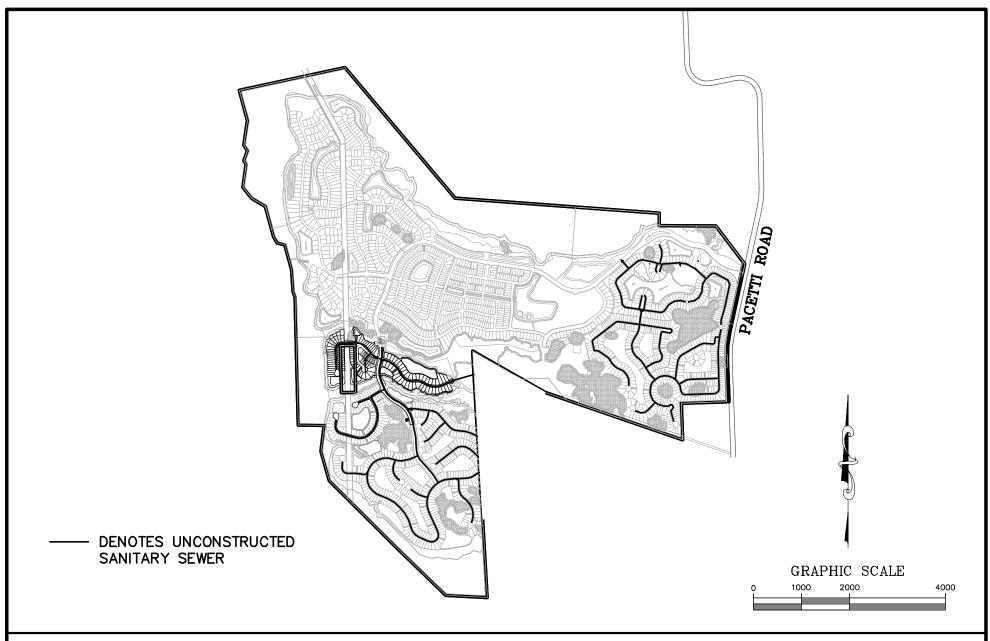




WATER DISTRIBUTION SYSTEM (SERIES 2020 PROJECT)

011/ 1411 = 05==1/	001111111111111111111111111111111111111		<u> </u>	
SIX MILE CREEK	COMMUNITY	DEVEL	OPMENT	DISTRICT

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000'
PLATE NO:	12A

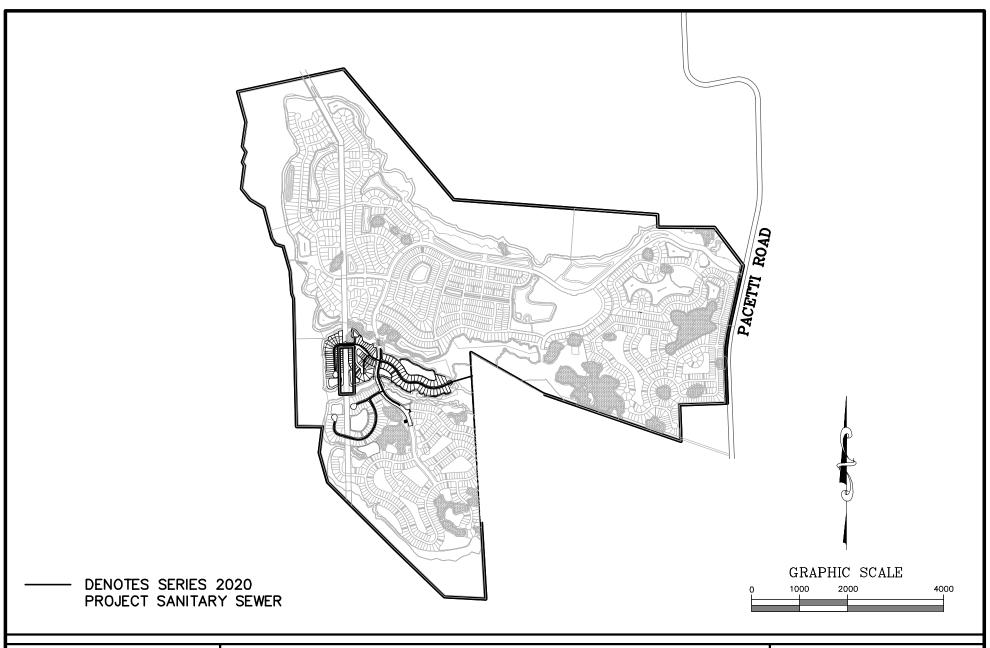




SANITARY SEWER COLLECTION SYSTEM

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO.	19-215
DATE:	OCTOBER 8, 2020
SCALE:	1" = 2,000'
PLATE NO:	13





SANITARY SEWER COLLECTION SYSTEM (SERIES 2020 PROJECT)

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

ETM. NO. 19-215

DATE: OCTOBER 8, 2020

SCALE: 1" = 2,000'

PLATE NO: 13A

Six Mile Creek Community Development District

Preliminary Special Assessment Methodology Report for the Series 2020 Capital Improvement Revenue Bonds Assessment Area 3 (Phase 1)

October 6, 2020

Prepared by

Governmental Management Services, LLC

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Attachment Assessment Area 3 - Legal description Phase

1.0 Introduction

1.1 Executive Summary

1.1.1 The District

Six Mile Creek Community Development District (the "District"), a local unit of special-purpose government, was established by rule number 42GGG-1 adopted by the Florida Land and Water Adjudicatory Commission on March 7, 2007. The District encompasses approximately 1,282.15 acres of land located within the unincorporated area of St. Johns County, Florida, and was established for the purpose of, among other things, financing and managing the acquisition, construction, maintenance and operation of major infrastructure necessary for development to occur within the District.

The TrailMark development located within the District is a master planned, amenitized, residential community. The planned development will include approximately 2,278 residential units composed of single-family, patio and townhomes along with multi-family housing.

1.1.2 Assessment Areas

The District has created three (3) separate Assessment Areas to carry out its financing program. Additional Areas may be created over time.

Assessment Area 1, consists of approximately 153 acres and has been developed into 152 residential lots, all of which have been platted.

Assessment Area 2 consists of approximately 545 acres and is planned for 1,185 residential lots. Assessment Area 2 is being developed in 3 Phases: 305 lots in Phase 1, 401 lots in Phase 2 and 503 lots in Phase 3.

Assessment Area 3 (also referred to as the 2007 Assessment Area) consists of approximately 550 acres and Phase 1 is planned for 170 single family units on approximately 89.62 acres. Other areas lands within Assessment Areas 3 will be developed in the future.

The District is in the process of annexing approximately 6.80 acres into the District that is planned for 24 single family units. These annexed lands would be included in Assessment Area 3 and as such this report would be supplemented when upon such annexation to include such lands.

1.1.3 The 2007, 2016, 2017 and 2020 Bonds

The District's Board of Supervisors (the "Board") adopted the Improvement Plan for the Purpose of Special Assessment Bonds dated December 1, 2006 (the "CIP"), as supplemented by the District's Supplemental Engineers Report for Series 2007 Capital Improvements dated May 25, 2007, the Supplemental Engineers Report for 2014 Capital Improvements dated November 12, 2014, the Supplemental Engineers Report for the Series 2016 Capital Improvements ("2016 Engineers Report") dated March 16, 2016 and the supplemental Engineers Report for the Series 2017 Capital Improvements dated June 5, 2017 (collectively, the Engineer's Report"), which describe the public infrastructure improvements financed in part by the District's issuance of Bonds secured by special assessments levied on the lands within the District (the "CIP").

The District has previously issued its Capital Improvement Revenue Bonds, Series 2007 (the "2007 Bonds"), its Capital Improvement Revenue Bonds, Series 2016A (the "2016A Bonds"), its Capital Improvement Revenue Bonds Series 2017A (Assessment Area 2, Phase 2) (the "2017A Bonds") and its Capital Improvement Revenue Bonds, Series 2017B (Assessment area 2, Phase 2) (the "2017B Bonds") to finance portions of the CIP. For the Series 2020 Bonds an additional Supplemental Engineer's Report dated September 22, 2020 for the Series 2020 Capital Improvements ("2020 Engineer's Report") describes the project, which will be partially funded by the 2020 Bonds which 2020 Bonds are secured by the District Lands within Assessment Area 3 Phase 1 ("2020 Project").

The Board has previously adopted Resolutions 2007-12, 2007-13 and 2007-18 (collectively the "Master Assessment Resolutions") and approved its Special Assessment Master Methodology Report dated March 30, 2007 (the "Master Assessment Report"). Together, the Master Assessment Resolutions and the

Master Assessment Report levied a master assessment lien across all developable property within the District based on the benefit derived from the CIP (the "Master Assessment Lien").

In connection with the issuance of the 2007 Bonds, the Board adopted Resolution 2007-24 (the "2007 Assessment Resolution") and approved its Supplemental Special Assessment Methodology Report Final Numbers dated June 28, 2007 (the "2007 Assessment Report"). The Series 2007 Assessment Resolution and the Series 2007 Supplemental Assessment Report provided for the manner in which a portion of the Master Assessment Lien would be allocated to secure the 2007 Bond.

A detailed estimated Sources and Uses of funds for the Phase 1 Bonds is contained in **Table 2**.

1.2 Special Benefits and General Benefits

Improvements undertaken by the District as described in the CIP create special and peculiar benefits, different in kind and degree than general benefits, for properties within its borders as well as general benefits to the public at large.

As contained in the Master Assessment Report the benefit from the CIP was based upon \$131,449,000 of construction costs for the system of improvements. The 2014 Engineer's Report estimates construction costs of \$156,326,750 for the CIP, in part because it describes additional improvements. Because the CIP is a system of improvements, the additional improvements increase the overall benefit to all developable lands within the District. Notwithstanding the additional improvements described in the 2014 Engineer's Report, the benefit findings and methodology contained in the Master Methodology report still apply and are incorporated herein by reference.

1.3 Requirements of a Valid Assessment Methodology

Special Assessments under Florida law, to be valid, must meet two requirements. The first requirement is that the properties assessed must receive a special benefit from the improvements paid for by the assessments. The second requirement is that the assessments must be fairly and reasonably allocated to the properties being assessed.

Florida law provides for a wide application of special assessments that meet these two characteristics of special assessments.

2.0 The Series 2020 Special Assessment Bonds

2.1 Development Plan - Overview

The Developer of the property within the District has defined the land uses for the property. The land uses are described in in Table 1 (Appendix) ("Development Plan") associated with the Phase 1 Bonds. The Development Plan may change dependent upon future market conditions. The lands securing the 2020 Bonds are referred to as Phase 1 planned for 170 lots. If the planned annexation of 6.80 acres and 24 single family units takes place, then the District will spread the lien of the special Assessments securing the 2020 bonds upon such lands in accordance with this Report and the Master Report.

2.2 Bond Description

The 2020 Bonds are anticipated to be issued with a thirty-year term and an anticipated interest rate of 5.00%. Interest is capitalized for 36 months and the Debt Service Reserve Fund ("DSRF") is equal to the annual Maximum Annual Debt Service ("MADS") of \$942,942 net of discount and collection costs.

The 2020 Bonds are anticipated to be issued at a par amount of \$14,495,000. See estimated bond terms on **Table 2**.

3.0 Assessment Allocation

3.1 Structure

The debt required to finance the CIP is allocated to the benefited lands within the District consistent with the Master Assessment Report. As noted above, the 2014 Engineer's

Report estimates construction costs of \$156,326,750 for the CIP increasing the overall benefit to all developable lands within the District. The Assessment Area 3 Phase 1 Project costs are estimated at \$10,636,998. The Series 2020 Bonds will provide for construction funds in the approximate amount of \$10,636,998 for the Assessment Area 3 Phase 1 Project.

3.2 Assessment Allocation

Based upon the CIP, the District's assessment consultant and underwriter determined the amount of bonds required to fund the infrastructure costs.

The CIP consists of roadway improvements, potable water, wastewater, landscaping, monumentation, signage and community recreation improvements that benefit all lands within the District. The CIP consists of a system of improvements that benefits all developable property equally. The 2007 Bonds were issued to finance a portion of the acquisition and construction of the 2007 Improvement Plan, which comprises a portion of the CIP. The 2020 Bonds are being issued to fund a portion of the 2020 Project, which makes up an additional portion of the CIP. As with the 2020 Bonds, it is anticipated that future bond issues will occur to finance future projects associated with the remaining CIP.

Assessments securing the 2020 Bonds are levied on the 89.62 gross undeveloped acres in Phase 1. As land is developed and platted, the 2020 Assessments will be allocated on a first platted basis to developed and platted lots with an identifiable folio number. The 2020 Bonds are expected to be allocated to and fully absorbed by the 170 lots in Phase 1 as contained on **Table 3**.

The District is contemplating the annexing of 6.80 acres that are planned for 24 single family units into the District. If the annexation takes place, then this report will be supplemented to include such lands and the planned 24 single family units. If the annexation does not occur, then it is anticipated that the Developer will prepay a portion of the debt on each of the 170 lots. Alternatively, the developer may not make such prepayments and the assessment amounts per lot remain

unchanged. Such prepayment amounts have not been established at this time.

4.0 True – Up Mechanism

In order to assure that the District's debt will not build up on unsold acres, and to assure that the requirements that the non-ad valorem assessments will be constitutionally lienable on the property will continue to be met, the District shall determine the following.

To assure that there will always be sufficient development potential in the undivided property to assure payment of debt service after a plat or site plan approval, the following test will be applied. The test is that the par debt per acre remaining on the unplatted land within Assessment Area 3 Phase 1 is never allowed to increase above its maximum per acre level.

The 2020 Bonds are anticipated to be issued at par for \$14,495,000. Phase1, planned for 170 units as contained on Table 1, is 89.62 acres. The maximum debt per acre is \$161,738 for the 2020 Bonds. Therefore, at the time of platting, if only a portion of the parcel is platted, then the remaining unplatted developable acres within the parcel cannot exceed a per acre debt of \$161,738. If the remaining developable acres have debt in excess of \$161,738 per acre, a true-up payment will be due upon platting or site plan approval. If the entire parcel is platted and the assignment of debt to the platted lots is not sufficient to absorb the total debt a true-up payment will be due upon platting or site plan approval.

5.0 Final Assessment Rolls

Final assessment rolls reflecting the allocation of special assessments securing repayment of the 2020 Bonds are attached hereto as the lands to be developed into the 170 lots in Phase 1. The lands remaining in the 029010-0000 folio after the adjustment for the 170 lots will secure the 2007 Bonds and the remaining 2016B Bonds. The Series 2007 debt will remain

solely on the lands within Assessment Area 3, which are the lands outside of Assessment Areas 1 and 2 other than Phase 1 of Assessment Area 3. As previously noted, If the planned annexation of 6.80 acres and 24 single family units takes place, then the District will spread the lien of the special Assessments securing the 2020 bonds to such lands in accordance with this Report and the Master Report. **Table 4** provides for the Par Debt and Debt Service Assessments Series 2020 which includes the annexed lands and additional 24 development units.

Table 1

Six Mile Creek Community Development District

Development Program Capital Improvement Renue Bonds Series 2020

(Assessment Area 3, Phase 1)

	2020 Units
43' lot	52
53' lot	73
63' lot	45
Cub Total	
Sub rotar	170
	43' lot 53' lot

Table 2

Six Mile Creek Community Development District Capital Improvement Revenue Bonds Series 2020 (Assessment Area 3, Phase 1) - Sources and Uses of Funds

Sources:	<u> 2020</u>
Bond Proceeds - Par Amount Original Issue Discount	\$14,495,000
Total Sources of Funds	\$14,495,000
Uses:	
Construction Funds Debt Service Reserve Fund MADS (1) Interest Reserve Cost of Issuance	\$10,636,998 \$942,942 \$2,174,250 \$740,810
Total Uses of Funds	\$14,495,000
Average Coupon Interest Rate	5.00%
Term	30 years
CAPI period	36 months

(1) Net of maximum early payment discount and collection costs.

Table 3
Six Mile Creek Community Development District
Par Debt and Debt Service Allocations - Series 2020
Capital Improvement Revenue Bonds

Land Use		D	Takal	2020 Bond	2020 Bond	2020 Bond
Single Family Residential:	No. of Units	Par Debt per Unit _2020 Bond	Total Par Debt <u>2020 Bond</u>	Net per Unit Annual Debt Service	Total Annual Net <u>Debt Service</u>	Gross per Unit Annual Debt Service (1)
43' lot	52	\$69,206	\$3,598,712	\$4,502	\$234,104	\$4,789
53' lot	73	\$85,272	\$6,224,863	\$5,547	\$404,931	\$5,901
63' lot	45	\$103,809	\$4,671,425	\$6,753	\$303,907	\$7,184
Total	170		\$14,495,000		\$942,942	

⁽¹⁾ Include 4% provision for early payment discount and 2% collection costs for St Johns County.

Table 4
Six Mile Creek Community Development District
Par Debt and Debt Service Allocations - Series 2020
Capital Improvement Revenue Bonds
Including Annexed Lands

Land Use		Par	Total	2020 Bond Net per Unit	2020 Bond Total	2020 Bond
Single Family Residential:	No. of Units	Debt per Unit 2020 Bond	Par Debt 2020 Bond	Annual <u>Debt Service</u>	Annual Net <u>Debt Service</u>	Gross per Unit Annual <u>Debt Service (1)</u>
43' lot	76	\$62,092	\$4,718,982	\$4,039	\$306,984	\$4,297
53' lot	73	\$76,505	\$5,584,833	\$4,977	\$363,310	\$5,294
63' lot	45	\$93,137	\$4,191,184	\$6,059	\$272,649	\$6,445
Total	194		\$14,495,000		\$942,942	

⁽¹⁾ Include 4% provision for early payment discount and 2% collection costs for St Johns County.

Table 5 Six Mile Creek Community Development District Assessment Roll Series 2020 Capital Improvement Revenue Bonds

				Annual Assessments					
Account #	<u>Owner</u>	<u>Lot Type</u>	<u>Asmnt Units</u>	2020 Gross Asmnt <u>Per Unit (2)</u>	2020 Net Asmnt <u>Per Unit</u>	2020 Total Net <u>Assessments</u>	2020 Bond Debt <u>Per Unit</u>	Total 2020 Bond Debt	
029010-0000	(1)	43'	52	\$4,789	\$4,502	\$234,104	\$69,206	\$3,598,712	
029010-0000	(1)	53'	73	\$5,901	\$5,547	\$404,931	\$85,272	\$6,224,863	
029010-0000	(1)	63'	45	\$7,184	\$6,753	\$303,907	\$103,809	\$4,671,425	
		Phase 3	170			\$942,942		\$14,495,000	

⁽¹⁾ Owner is

⁽²⁾ Gross assessment per unit includes 4% for early payment discount and 2% for St Johns County collection costs.

A PORTION OF SECTION 6, AND SECTION 38, JOSE PAPY GRANT, ALL LYING IN TOWNSHIP 7 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, ALSO BEING PORTION OF THE PLAT OF WHISPER CREEK PHASE 4, UNIT D AS RECORDED IN MAP BOOK 83, PAGES 59 THROUGH 69 (INCLUSIVE) OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA AND ALSO BEING A PORTION OF THE PLAT OF WHISPER CREEK PHASE 5 UNIT B AS RECORDED IN MAP BOOK 93, PAGES 1 THROUGH 8 (INCLUSIVE) OF SAID PUBLIC RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A **POINT OF REFERENCE**, COMMENCE AT THE SOUTHEAST CORNER OF THE PLAT OF WHISPER CREEK PHASE 4 UNIT D, AS RECORDED IN MAP BOOK 83, PAGES 59 THROUGH 69 (INCLUSIVE), ALSO BEING THE SOUTHWEST CORNER OF THE PLAT OF WHISPER CREEK PHASE 5 UNIT B, AS RECORDED IN MAP BOOK 93, PAGES 1 THROUGH 8 (INCLUSIVE) ALL OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA; THENCE SOUTH 67°55'56" WEST, ALONG THE SOUTHEAST LINE THEREOF, A DISTANCE OF 460.78 FEET TO THE POINT OF BEGINNING. THENCE NORTH 21°55'30" WEST, A DISTANCE OF 113.51 FEET TO A POINT ON THE SOUTH LINE OF TRACT NO. 7, AS SHOWN ON THE SAID PLAT OF WHISPER CREEK PHASE 4 UNIT D; THENCE NORTHEASTERLY ALONG SAID SOUTH LINE, THE FOLLOWING 11 COURSES AND DISTANCES: COURSE 1) THENCE NORTH 73°55'15" EAST, A DISTANCE OF 64.55 FEET; COURSE 2) THENCE NORTH 78°01'17" EAST, A DISTANCE OF 34.06 FEET; COURSE 3) THENCE NORTH 74°24'30" EAST, A DISTANCE OF 43.00 FEET; COURSE 4) THENCE NORTH 71°03'31" EAST, A DISTANCE OF 53.57 FEET; COURSE 5) THENCE NORTH 63°19'13" EAST, A DISTANCE OF 38.92 FEET; COURSE 6) THENCE NORTH 72°00'55" EAST, A DISTANCE OF 38.74 FEET; COURSE 7) THENCE NORTH 45°03'38" EAST, A DISTANCE OF 38.98 FEET; COURSE 8) THENCE NORTH 83°06'21" EAST, A DISTANCE OF 21.59 FEET; COURSE 9) THENCE NORTH 62°51'26" EAST, A DISTANCE OF 65.80 FEET; COURSE 10) THENCE NORTH 60°41'54" EAST, A DISTANCE OF 39.90 FEET; COURSE 11) THENCE SOUTH 86°01'16" EAST, A DISTANCE OF 66.32 FEET TO A POINT ON THE EAST LINE OF THE SAID PLAT OF WHISPER CREEK PHASE 4 UNIT D, ALSO BEING THE WEST LINE OF SAID PLAT OF WHISPER CREEK PHASE 5 UNIT B; THENCE SOUTH 74°07'15" EAST, A DISTANCE OF 345.04 FEET; THENCE SOUTH 37°22'51" EAST, A DISTANCE OF 185.81 FEET; THENCE SOUTH 60°53'56" EAST, A DISTANCE OF 666.95 FEET; THENCE SOUTH 78°58'59" EAST, A DISTANCE OF 1147.41 FEET; THENCE SOUTH 19°29'28" EAST, A DISTANCE OF 757.57 FEET; THENCE SOUTH 68°02'59" WEST, A DISTANCE OF 287.92 FEET; THENCE SOUTH 81°26'35" WEST, A DISTANCE OF 166.70 FEET; THENCE SOUTH 88°47'16" WEST, A DISTANCE OF 532.60 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 45.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 65.49 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 40°58'13" WEST, 59.86 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 355.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 115.03 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 73°22'56" WEST, 114.53 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 40.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 43.90 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 84°27'30" WEST, 41.73 FEET TO THE END OF SAID CURVE; THENCE SOUTH 35°22'29" WEST, A DISTANCE OF 553.04 FEET; THENCE SOUTH

67°16'16" WEST, A DISTANCE OF 46.97 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.82 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 59°27'15" WEST, 6.80 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 51°38'14" WEST, A DISTANCE OF 37.18 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 5.01 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 45°53'56" WEST, 5.00 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 40°09'39" WEST, A DISTANCE OF 38.61 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 27.52 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 08°37'24" WEST, 26.15 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 22°54'52" EAST, A DISTANCE OF 25.55 FEET; THENCE SOUTH 17°33'58" WEST, A DISTANCE OF 36.53 FEET; THENCE SOUTH 47°45'02" WEST, A DISTANCE OF 27.29 FEET; THENCE SOUTH 63°42'55" WEST, A DISTANCE OF 34.54 FEET; THENCE SOUTH 46°22'23" WEST, A DISTANCE OF 38.45 FEET; THENCE SOUTH 62°04'45" WEST, A DISTANCE OF 26.87 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 18.34 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 41°03'40" WEST, 17.93 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 20°02'35" WEST, A DISTANCE OF 18.19 FEET; THENCE SOUTH 50°35'22" WEST, A DISTANCE OF 87.92 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 429.37 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 330.13 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 69°27'13" WEST, 322.06 FEET TO THE POINT OF TANGENCY; THENCE NORTH 88°31'13" WEST, A DISTANCE OF 119.10 FEET; THENCE NORTH 75°59'31" WEST, A DISTANCE OF 47.23 FEET; THENCE NORTH 69°09'18" WEST, A DISTANCE OF 118.71 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 19.80 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 74°55'52" WEST, 19.29 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 82°22'47" WEST, A DISTANCE OF 40.15 FEET; THENCE NORTH 72°54'11" WEST, A DISTANCE OF 30.00 FEET; THENCE NORTH 72°31'12" WEST, A DISTANCE OF 18.42 FEET; THENCE NORTH 43°39'23" WEST, A DISTANCE OF 23.45 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 25.83 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 73°15'23" WEST, 24.70 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 77°08'36" WEST, A DISTANCE OF 24.40 FEET; THENCE SOUTH 78°02'58" WEST, A DISTANCE OF 38.04 FEET; THENCE SOUTH 60°59'52" WEST, A DISTANCE OF 6.82 FEET; THENCE NORTH 77°15'19" WEST, A DISTANCE OF 75.98 FEET; THENCE NORTH 55°18'57" WEST, A DISTANCE OF 48.47 FEET; THENCE NORTH 52°51'17" WEST, A DISTANCE OF 18.62 FEET; THENCE NORTH 25°26'04" WEST, A DISTANCE OF 24.38 FEET; THENCE NORTH 19°17'11" WEST, A DISTANCE OF 84.11 FEET; THENCE NORTH 20°46'21" WEST, A DISTANCE OF 92.03 FEET; THENCE NORTH 04°36'29" WEST, A DISTANCE OF 2.38 FEET; THENCE NORTH 04°06'34" WEST, A DISTANCE OF

73.63 FEET; THENCE NORTH 03°24'02" EAST, A DISTANCE OF 105.31 FEET; THENCE NORTH 15°07'18" EAST, A DISTANCE OF 141.79 FEET; THENCE NORTH 13°56'34" EAST, A DISTANCE OF 105.27 FEET; THENCE NORTH 07°47'33" EAST, A DISTANCE OF 102.70 FEET; THENCE NORTH 03°50'15" WEST, A DISTANCE OF 39.70 FEET; THENCE NORTH 38°38'37" EAST, A DISTANCE OF 24.79 FEET; THENCE NORTH 44°39'11" EAST, A DISTANCE OF 23.86 FEET; THENCE NORTH 74°29'59" EAST, A DISTANCE OF 26.81 FEET; THENCE NORTH 71°44'17" EAST, A DISTANCE OF 32.21 FEET; THENCE NORTH 87°02'40" EAST, A DISTANCE OF 21.27 FEET; THENCE SOUTH 67°54'57" EAST, A DISTANCE OF 31.61 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 61.64 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 76°45'52" EAST, 57.81 FEET TO THE POINT OF TANGENCY; THENCE NORTH 41°26'40" EAST, A DISTANCE OF 16.30 FEET; THENCE NORTH 82°15'05" EAST, A DISTANCE OF 14.27 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 29.05 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 65°36'23" EAST, 28.64 FEET TO THE POINT OF TANGENCY; THENCE NORTH 48°57'42" EAST, A DISTANCE OF 25.84 FEET; THENCE NORTH 65°59'43" EAST, A DISTANCE OF 28.26 FEET; THENCE NORTH 59°00'04" EAST, A DISTANCE OF 28.42 FEET; THENCE NORTH 63°51'02" EAST, A DISTANCE OF 121.28 FEET; THENCE SOUTH 87°12'07" EAST, A DISTANCE OF 50.99 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 13.96 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 76°47'55" EAST, 13.78 FEET TO THE POINT OF TANGENCY; THENCE NORTH 60°47'57" EAST, A DISTANCE OF 28.47 FEET; THENCE NORTH 79°16'50" EAST, A DISTANCE OF 18.38 FEET; THENCE NORTH 10°43'10" WEST, A DISTANCE OF 20.69 FEET TO A POINT ON THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4666, PAGE 1496 OF SAID PUBLIC RECORDS OF ST. JOHNS COUNTY; THENCE NORTH 88°46'23" EAST, ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 31.91 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 01°13'37" WEST, ALONG THE EAST LINE THEREOF, A DISTANCE OF 1080.00 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 88°46'23" WEST, ALONG THE NORTH LINE THEREOF, A DISTANCE OF 330.00 FEET TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH 01°13'37" EAST, ALONG THE WEST LINE THEREOF, A DISTANCE OF 920.47 FEET; THENCE NORTH 84°12'55" WEST, DEPARTING LAST SAID WEST LINE, A DISTANCE OF 32.10 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 31.57 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 77°41'56" WEST, 31.04 FEET TO THE POINT OF TANGENCY; THENCE THENCE SOUTH 59°36'48" WEST, A DISTANCE OF 41.54 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 19.11 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 48°39'57" WEST, 18.99 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 37°43'06" WEST, A DISTANCE OF 16.86 FEET; THENCE NORTH 89°16'00" WEST, A DISTANCE OF 25.95 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF

16.36 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 81°21'27" WEST, 16.29 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 71°58'54" WEST, A DISTANCE OF 31.29 FEET; THENCE NORTH 81°44'44" WEST, A DISTANCE OF 19.38 FEET; THENCE NORTH 80°27'42" WEST, A DISTANCE OF 52.47 FEET; THENCE NORTH 62°23'06" WEST, A DISTANCE OF 31.72 FEET; THENCE NORTH 33°58'28" WEST, A DISTANCE OF 7.85 FEET; THENCE NORTH 29°43'10" EAST, A DISTANCE OF 38.19 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 29.52 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 12°48'24" EAST, 29.09 FEET TO THE POINT OF TANGENCY; THENCE NORTH 04°06'22" WEST, A DISTANCE OF 106.98 FEET; THENCE NORTH 05°54'55" WEST, A DISTANCE OF 131.86 FEET; THENCE NORTH 03°36'23" WEST, A DISTANCE OF 136.60 FEET; THENCE NORTH 05°56'34" EAST, A DISTANCE OF 130.37 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 15.73 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 03°04'05" WEST, 15.66 FEET TO THE POINT OF TANGENCY; THENCE NORTH 12°04'45" WEST, A DISTANCE OF 121.83 FEET; THENCE NORTH 05°02'28" WEST, A DISTANCE OF 147.80 FEET; THENCE NORTH 01°41'11" WEST, A DISTANCE OF 63.95 FEET; THENCE NORTH 20°24'01" EAST, A DISTANCE OF 43.65 FEET; THENCE NORTH 11°38'18" EAST, A DISTANCE OF 19.58 FEET; THENCE NORTH 21°55'30" WEST, A DISTANCE OF 155.38 FEET TO A POINT ON THE AFOREMENTIONED SOUTHEASTERLY LINE OF WHISPER CREEK PHASE 4 UNIT D AND THE **POINT OF BEGINNING**.

THE ABOVE DESCRIBED LANDS CONTAIN 89.62 ACRES, MORE OR LESS.

LESS AND EXCEPT ANY PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 4666, PAGE 1496 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY.



RESOLUTION 2021-02

RESOLUTION **OF** THE **BOARD** OF **SUPERVISORS OF** THE SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT SETTING A PUBLIC HEARING TO BE HELD ON 2020, AT .M., AT **GOVERNMENTAL** MANAGEMENT SERVICES, LOCATED AT 475 WEST TOWN PLACE, SUITE 114, WORLD GOLF VILLAGE, ST. AUGUSTINE, FLORIDA 32092, FOR THE PURPOSE OF HEARING PUBLIC COMMENT ON IMPOSING SPECIAL ASSESSMENTS ON CERTAIN PROPERTY WITHIN THE DISTRICT GENERALLY DESCRIBED AS THE SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT IN ACCORDANCE WITH CHAPTERS 170, 190, AND 197, FLORIDA STATUTES.

WHEREAS, the Board of Supervisors of the Six Mile Creek Community Development District ("Board") previously adopted Resolution 2021-01, entitled

RESOLUTION THE **OF BOARD OF SUPERVISORS** OF THE SIX MILE CREEK **COMMUNITY DEVELOPMENT** DISTRICT **DECLARING SPECIAL ASSESSMENTS** TO SECURE ITS 2020 BONDS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE **ASSESSMENTS: PROVIDING SPECIAL** THE **MANNER** IN WHICH SUCH **SPECIAL** ASSESSMENTS SHALL BE MADE: PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID: DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; **PROVIDING FOR** \mathbf{AN} **ASSESSMENT** PLAT; **ADOPTING** A **PRELIMINARY ASSESSMENT** ROLL: AND PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, in accordance with Resolution 2021-01, a preliminary assessment roll has been prepared and all other conditions precedent set forth in Chapters 170 and 190, Florida Statutes, to the holding of the aforementioned public hearing have been satisfied, and the roll and related documents are available for public inspection at Governmental

Management Services, 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092 ("District Records Office").

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT:

m., on, 2020, Place, Suite 114, World Golf V hearing comment and objection community improvements as its which is on file. Affected parties writing prior to the meeting	at Governmental Management Services, 475 West Town illage, St. Augustine, Florida 32092, for the purpose of the proposed special assessment program for lentified in the preliminary assessment roll, a copy of s may appear at that hearing or submit their comments in the to the office of the District Manager, Governmenta est Town Place, Suite 114, World Golf Village, St.
Chapters 170, 190, and 197, authorized and directed to place St. Johns County (by two public one week prior to the date of the file a publisher's affidavit with the District Manager is further notice by mail of the time and passessed and include in such not owner, a description of the areas all assessments may be ascertain	Florida Statutes, and the District Manager is hereby said notice in a newspaper of general circulation within cations one week apart with the last publication at least hearing established herein). The District Manager shall the District Secretary verifying such publication of notice authorized and directed to give thirty (30) days written place of this hearing to the owners of all property to be inceet the amount of the assessment for each such property is to be improved and notice that information concerning and at the District Records Office. The District Managery affidavit with the District Secretary.
SECTION 3. This Reso	lution shall become effective upon its passage.
PASSED AND ADOPTED th	is 21st day of October, 2020.
Attest:	SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT
Secretary	Chairman, Board of Supervisors



RESOLUTION 2021-03

A RESOLUTION OF SIX MILE CREEK COMMUNITY DEVELOPMENT **SUPPLEMENTING** ITS RESOLUTION AUTHORIZING THE **ISSUANCE** OF ITS SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT CAPITAL IMPROVEMENT REVENUE BONDS, SERIES 2020 (ASSESSMENT AREA 3, PHASE 1) IN AN AGGREGATE PRINCIPAL AMOUNT NOT EXCEEDING \$6,500,000 **PURPOSE OF** ACQUIRING AND CONSTRUCTING ASSESSABLE IMPROVEMENTS; DELEGATING TO THE CHAIRMAN OR VICE CHAIRMAN OF THE BOARD OF SUPERVISORS OF THE DISTRICT, SUBJECT TO COMPLIANCE WITH THE APPLICABLE PROVISIONS HEREOF, THE AUTHORITY TO AWARD THE SALE OF FMSBONDS, INC. **BONDS** TO \mathbf{BY} **EXECUTING** DELIVERING TO SUCH UNDERWRITER A BOND PURCHASE CONTRACT AND APPROVING THE FORM THEREOF; APPROVING THE FORM OF AND AUTHORIZING THE EXECUTION OF AN EIGHTH SUPPLEMENTAL TRUST INDENTURE; APPROVING U.S. BANK NATIONAL ASSOCIATION AS THE TRUSTEE, BOND REGISTRAR AND PAYING AGENT FOR SUCH BONDS; MAKING CERTAIN FINDINGS: APPROVING THE FORM OF SUCH BONDS: APPROVING **FORM** OF THE **PRELIMINARY LIMITED OFFERING MEMORANDUM** AND AUTHORIZING THE USE BY UNDERWRITER OF THE PRELIMINARY LIMITED OFFERING MEMORANDUM AND THE LIMITED OFFERING MEMORANDUM THE **EXECUTION OF** THE LIMITED **OFFERING** MEMORANDUM; APPROVING THE FORM OF THE CONTINUING DISCLOSURE AGREEMENT; AUTHORIZING CERTAIN OFFICIALS OF THE DISTRICT AND OTHERS TO TAKE ALL ACTIONS REQUIRED IN CONNECTION WITH THE ISSUANCE, SALE AND DELIVERY OF SAID BONDS; PROVIDING CERTAIN OTHER DETAILS WITH RESPECT TO SAID BONDS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Six Mile Creek Community Development District (the "District") is authorized by Florida Statutes, Chapter 190 (the "Act") to issue its bonds for the purpose of acquiring and constructing assessable improvements all as provided in the Act; and

WHEREAS, the District is authorized by the Act to make payments of principal, interest, and premium, if any, with respect to its bonds by levying and collecting special assessments on property located within the District and specially benefited by the assessable improvements to be financed with certain proceeds of its bonds; and

WHEREAS, the District pursuant to its Resolution 2007-14 (the "Bond Resolution") authorized the issuance of its not exceeding \$171,000,000 principal amount of its special assessment revenue bonds (the "Bonds") in separate series for the purposes set forth in said Bond Resolution and approved the form of the Master Indenture (hereinafter defined) in substantially the form attached to the Bond Resolution; and

WHEREAS, pursuant to Resolution No 2007-21, adopted by the Governing Body of the District on May 17, 2007, the District has previously issued and sold \$47,820,000 of its Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2007 (the "Original 2007 Bonds") as an issue of Bonds under the Master Indenture and a First Supplemental Indenture, dated as of July 1, 2007 (the "Original First Supplemental Indenture"), from the District to the Trustee, in order to secure the issuance of the Original 2007 Bonds and to set forth the terms of the Original 2007 Bonds; and

WHEREAS, pursuant to the Master Indenture and an Amended and Restated First Supplemental Trust Indenture, dated as of November 20, 2014 (the "Amended and Restated First Supplemental Indenture"), the District bifurcated the Original 2007 Bonds into two series of Bonds, consisting of its Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2014A (the "2014A Bonds") and the balance of the Original 2007 Bonds; and

WHEREAS, pursuant to Resolution No. 2015-11 adopted by the Governing Body of the District on November 19, 2014 (the "2014 Authorizing Resolution") and the Master Indenture, as supplemented by a Second Supplemental Trust Indenture, dated as of April 1, 2015, the District issued its \$3,165,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Refunding Bonds, Series 2015 (Assessment Area 1) (the "2015 Bonds") as an issue of Bonds under the Master Indenture for the purpose of refunding the 2014A Bonds; and

WHEREAS, pursuant to Resolution No. 2016-06 adopted by the Governing Body of the District on April 5, 2016 (the "2016 Authorizing Resolution") and the Master Indenture, as supplemented by a Third Supplemental Trust Indenture, dated as of April 1, 2016, the District issued its \$7,315,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2016A (Assessment Area 2) (the "2016A Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan; and

WHEREAS, pursuant to the 2016 Authorizing Resolution and the Master Indenture, as supplemented by a Fourth Supplemental Trust Indenture, dated as of April 1, 2016, the District also issued its \$6,720,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2016B (Assessment Area 2) (the "2016B Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan; and

WHEREAS, pursuant to Resolution No. 2017-12 adopted by the Governing Body of the District on July 19, 2017 (the "2017 Authorizing Resolution") and the Master Indenture, as supplemented by a Fifth Supplemental Trust Indenture, dated as of December 1, 2017, the District issued its \$10,620,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2017A (Assessment Area 2, Phase 2) (the "2017A Bonds") as an issue of Bonds under the Master Indenture, for the purpose of financing a portion of the Capital Improvement Plan; and

WHEREAS, pursuant to the 2017 Authorizing Resolution and the Master Indenture, as supplemented by a Sixth Supplemental Trust Indenture, dated as of December 1, 2017, the District also issued its \$3,980,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2017B (Assessment Area 2, Phase 2) (the "2017B Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan and refunding a portion of the 2016B Bonds; and

WHEREAS, pursuant to Resolution No. 2020-08 adopted by the Governing Body of the District on January 15, 2020 and the Master Indenture, as supplemented by a Seventh Supplemental Indenture, dated as of June 1, 2020, the District issued its \$7,020,000 principal amount of Six Mile Creek Community Development District Capital Improvement and Refunding Revenue Bonds, Series 2020 (Assessment Area 2, Phase 3A) (the "Phase 3A Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan and refunding a portion of the 2016B Bonds; and

WHEREAS, the District now desires to supplement the Bond Resolution, to authorize the issuance of and award the sale of its Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds") in an aggregate principal amount not exceeding \$6,500,000, to approve the Supplemental Indenture (hereinafter defined) and to provide for various other matters relating to the issuance of the Phase 1 Bonds; and

WHEREAS, the Board of Supervisors of the District (the "Board") has received from FMSbonds, Inc. (the "Underwriter") a proposal in the form of a Bond Purchase Contract (the "Contract") for the purchase of the Phase 1 Bonds and the Board has determined that acceptance of such proposal and the sale of the Phase 1 Bonds to the Underwriter is in the best interest of the District for the reasons hereafter indicated;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT, as follows:

SECTION 1. Definitions. All words and phrases used herein in capitalized form, unless otherwise defined herein, shall have the meaning ascribed to them in the Indenture (hereinafter defined).

SECTION 2. Authorization. There is hereby authorized to be issued the Phase 1 Bonds in an aggregate principal amount not exceeding \$6,500,000. The Phase 1 Bonds shall be issued under, and secured by the Master Indenture as supplemented by that Eighth Supplemental Trust Indenture (the "Supplemental Indenture") by and between the District and U.S. Bank National Association, as trustee (the "Trustee") (the Master Indenture and the Supplemental Indenture are referred to collectively as the "Indenture"). The proceeds of the Phase 1 Bonds shall be used for the purposes set forth in the Supplemental Indenture and the Limited Offering Memorandum (hereinafter defined).

SECTION 3. Approval of Supplemental Indentures. The Supplemental Indenture is hereby approved in substantially the form set forth as part of **Exhibit A** hereto and the Chairman or the Vice Chairman of the Board are hereby authorized and directed to execute and deliver the Supplemental Indenture on behalf of and in the name of the District and the Secretary or any

Assistant Secretary of the Board is hereby authorized to attest such execution, with such additions and deletions therein as may be made and approved by the Chairman or the Vice Chairman executing the same, such execution to be conclusive evidence of such approval. The Trustee is hereby approved to serve as Trustee, Bond Registrar and Paying Agent under the Supplemental Indenture.

SECTION 4. Negotiated Sale. The Board hereby determines that a negotiated sale of the Phase 1 Bonds to the Underwriter is in the best interest of the District because of prevailing market conditions, because delays caused by soliciting competitive bids could adversely affect the District's ability to issue and deliver the Phase 1 Bonds at presently favorable interest rates, and because the nature of the security for the Phase 1 Bonds and the sources of payment of debt service on the Phase 1 Bonds require the participation of an underwriter in structuring the bond issue.

SECTION 5. Contract Approved. The Board hereby approves the Contract submitted by the Underwriter in substantially the form attached as **Exhibit B** hereto. The Chairman or Vice Chairman of the Board is hereby authorized to execute the Contract and to deliver the Contract to the Underwriter with such changes, amendments, modifications, omissions and additions as may be approved by the executing Chairman or Vice Chairman; provided that (i) the aggregate principal amount of the Phase 1 Bonds shall not exceed \$6,500,000; (ii) the arbitrage yield on the Phase 1 Bonds will not exceed four and one-half percent (4.50%) per annum; (iii) the Underwriter's discount shall not exceed two percent (2%) of the principal amount of the Phase 1 Bonds; and (iv) the final maturity of the Phase 1 Bonds shall be no later than the maximum term permitted by the Act. If the Phase 1 Bonds are subject to optional redemption, the first optional call date and the redemption price shall be determined by the Chairman or Vice Chairman on or before the Bond Purchase Contract is executed by the District.

SECTION 6. Preliminary Limited Offering Memorandum and Limited Offering Memorandum. The District hereby approves the Preliminary Limited Offering Memorandum in substantially the form attached hereto as Exhibit C (the "Preliminary Limited Offering Memorandum") and authorizes its distribution and use by the Underwriter in connection with the offering for the sale of the Phase 1 Bonds. If between the date hereof and the mailing of the Preliminary Limited Offering Memorandum it is necessary to make insertions, modifications and changes to the Preliminary Limited Offering Memorandum, the Chairman or Vice Chairman is hereby authorized to approve such insertions, changes and modifications, and, the Chairman or Vice Chairman is hereby authorized to deem the Preliminary Limited Offering Memorandum "final" within the meaning of Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") under the Securities Exchange Act of 1934, in the form as mailed and in furtherance thereof to execute a certificate evidencing same. The preparation of a final Limited Offering Memorandum is hereby approved and the Chairman or Vice Chairman is hereby authorized to execute such final Limited Offering Memorandum to be dated the date of the award of the Phase 1 Bonds and, upon such award, to deliver the same to the Underwriter for use by it in connection with the sale and distribution of the Phase 1 Bonds. The Limited Offering Memorandum shall be substantially in the form of the final Preliminary Limited Offering Memorandum, with such changes as shall be approved by the Chairman or Vice Chairman as necessary to conform to the details of the Phase 1 Bonds and such other insertions, modifications and changes as may be approved by the Chairman or Vice Chairman. The execution and delivery of the Limited Offering Memorandum by the Chairman shall constitute evidence of the approval thereof. The District hereby authorizes the use of the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum and the information contained therein in connection with the offering and sale of the Phase 1 Bonds.

SECTION 7. Form of Phase 1 Bonds. The Phase 1 Bonds shall be in substantially the form as set forth in the exhibit to the Eighth Supplemental Indenture, with such additions, deletions and other changes thereto as the officials of the Board executing the Phase 1 Bonds shall approve, such approval to be conclusively evidenced by the execution of the Phase 1 Bonds (by manual or facsimile signature) by such officials. The Board hereby authorizes and approves the use of a facsimile of the District seal on the Phase 1 Bonds.

SECTION 8. Continuing Disclosure Agreement. The Continuing Disclosure Agreement (the "Disclosure Document") relating to the Phase 1 Bonds in substantially the form attached hereto as **Exhibit D** is hereby approved. Government Management Services, LLC, is hereby approved as the Dissemination Agent under the Disclosure Document. The Chairman or Vice Chairman and the Secretary or any Assistant Secretary are hereby authorized to execute on behalf of the District the Disclosure Document in substantially the form attached hereto, with such additions, deletions, and other changes as may be necessitated by applicable law, this Resolution and the Contract as such officers may approve (such approval to be conclusively evidenced by their execution of the Disclosure Document).

SECTION 9. Application of Phase 1 Bonds Proceeds. Proceeds of the Phase 1 Bonds, shall be applied as provided in the Supplemental Indenture.

SECTION 10. Open Meetings. It is hereby found and determined that all official acts of this Board concerning and relating to the issuance, sale, and delivery of the Phase 1 Bonds, including but not limited to adoption of this Resolution, were taken in open meetings of the members of the Board and all deliberations of the members of the Board that resulted in such official acts were in meetings open to the public, in compliance with all legal requirements including, but not limited to, the requirement of Florida Statutes, Section 286.011.

SECTION 11. Other Actions. The Chairman, the Vice Chairman, the Secretary, any Assistant Secretary and the District Manager of the District, and any authorized designee thereof (collectively, the "District Officers"), Akerman LLP, as Bond Counsel, Hopping Green & Sams, the District's Counsel, and any other consultant or experts retained by the District, are hereby authorized and directed to take all actions necessary or desirable in connection with the issuance and delivery of the Phase 1 Bonds and the consummation of all transactions in connection therewith. The District Officers are hereby authorized and directed to execute all necessary or desirable certificates, documents, papers, and agreements necessary to the undertaking and fulfillment of all transactions referred to in or contemplated by the Indenture, the Preliminary Limited Offering Memorandum, the Limited Offering Memorandum, this Resolution, the Disclosure Document and the Contract.

SECTION 12. Other Agreements. The District hereby authorizes and approves the execution and delivery by the District Officers of such completion agreements, acquisition agreements, assessment true-up agreements, collateral assignments of contract rights and other agreements and instruments, between the District and the owners of lands within the District as

shall be necessary or desirable in connection with the issuance and delivery of the Phase 1 Bonds and the consummation of all transactions in connection therewith. Such agreements shall be in substantially the form presented to this meeting or on file with the Secretary, or subsequently prepared and approved by District Counsel, with such changes therein as shall be approved by the District Officers executing or accepting delivery of the same, with such execution or acceptance to constitute conclusive evidence of such officer's approval and the District's approval of any changes therein.

SECTION 13. Approval of Prior Actions. All actions taken to date by the members of the Board and the officers, agents, and employees of the District in furtherance of the issuance of the Phase 1 Bonds are hereby approved, confirmed and ratified.

SECTION 14. Inconsistent Resolutions and Motions. All prior resolutions of the Board inconsistent with the provisions of this Resolution are hereby modified, supplemented and amended to conform with the provisions herein contained and, except as so modified, supplemented and amended hereby, shall remain in full force and effect.

SECTION 15. Severability. If any section, paragraph, clause or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.

SECTION 16. Effective Date. This Resolution shall become effective immediately upon its adoption.

ADOPTED this 21st day of October, 2020.

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

	By:
	Chairman
[SEAL] Attest:	
By: Secretary	

Exhibits

A-Supplemental Indenture
B-Bond Purchase Contract
C-Preliminary Limited Offering Memorandum
D-Disclosure Document

EIGHTH SUPPLEMENTAL TRUST INDENTURE BETWEEN SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT AND U.S. BANK NATIONAL ASSOCIATION As Trustee Dated as of December 1, 2020

Authorizing and Securing

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT CAPITAL IMPROVEMENT REVENUE BONDS SERIES 2020 (ASSESSMENT AREA 3, PHASE 1)

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THIS EIGHTH SUPPLEMENTAL TRUST INDENTURE (the "Eighth Supplemental Indenture"), dated as of December 1, 2020, between Six Mile Creek Community Development District (the "Issuer" or the "District"), a local unit of special-purpose government organized and existing under the laws of the State of Florida, and U.S. Bank National Association, a national banking association duly organized and existing under the laws of the United States of America, as successor trustee to Regions Bank (said banking association and any bank or trust company becoming successor trustee under this Eighth Supplemental Indenture being hereinafter referred to as the "Trustee");

$\underline{W} \underline{I} \underline{T} \underline{N} \underline{E} \underline{S} \underline{S} \underline{E} \underline{T} \underline{H}$:

WHEREAS, the District is a local unit of special-purpose government duly organized and existing under the provisions of the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the "Act"), for the purpose, among other things, of financing and managing the acquisition and construction, maintenance, and operation of the major infrastructure within and without the boundaries of the premises to be governed by the District; and

WHEREAS, the District has entered into a Master Trust Indenture, dated as of July 1, 2007 (the "Master Indenture") with the Trustee to secure the issuance of its Six Mile Creek Community Development District Capital Improvement Revenue Bonds, issuable in one or more series from time to time; and

WHEREAS, pursuant to Resolution 2007-14, adopted by the Board of Supervisors of the District (the "Governing Body") on March 30, 2007 (as supplemented by the Award Resolution hereinafter defined, the "Bond Resolution"), the District authorized the issuance, sale and delivery of not to exceed \$171,000,000 of its Six Mile Creek Community Development District Capital Improvement Revenue Bonds (the "Bonds"), to be issued in one or more Series of Bonds from time to time as authorized under the Master Indenture, which Bonds were validated by final judgment of the Circuit Court of St. Johns County, Florida on May 16, 2007; and

WHEREAS, the Governing Body of the District duly adopted Resolution No. 2007-12, on March 30, 2007, providing for the acquisition, construction and installation of assessable capital improvements (the "Capital Improvement Program"), providing estimated Costs of the Capital Improvement Program, defining assessable property to be benefited by the Capital Improvement Program, defining the portion of the Costs of the Capital Improvement Program with respect to which Assessments will be imposed and the manner in which such Assessments shall be levied against such benefited property within the District, directing the preparation of an assessment roll, and, stating the intent of the District to issue Bonds of the District secured by such Assessments to finance the costs of the acquisition, construction and installation of the Capital Improvement Program (the "Preliminary Assessment Resolution") and the Governing Body of the District duly adopted Resolution No. 2007-18, on June 21, 2007, following a public hearing conducted in accordance with the Act, to fix and establish the Assessments on the benefited property (collectively, the "Assessment Resolution"); and

WHEREAS, pursuant to Resolution No 2007-21, adopted by the Governing Body of the District on May 17, 2007 (the "2007 Award Resolution"), the District authorized the issuance, sale

and delivery of \$52,000,000 of its Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2007 (the "Original 2007 Bonds") as an issue of Bonds under the Master Indenture and authorized a First Supplemental Indenture, dated as of July 1, 2007 (the "Original First Supplemental Indenture"), from the District to the Trustee, in order to secure the issuance of the Original 2007 Bonds and to set forth the terms of the Original 2007 Bonds; and

WHEREAS, pursuant to the Master Indenture and an Amended and Restated First Supplemental Trust Indenture, dated as of November 20, 2014 (the "Amended and Restated First Supplemental Indenture") the District bifurcated the Original 2007 Bonds into two series of Bonds, consisting of its Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2014A (the "2014A Bonds") in the aggregate principal amount of \$3,140,000 and the balance of the Original 2007 Bonds in the aggregate principal amount of \$42,700,000;

WHEREAS, pursuant to Resolution No. 2015-11 adopted by the Governing Body of the District on November 19, 2014 (the "2014 Authorizing Resolution") and the Master Indenture, as supplemented by a Second Supplemental Trust Indenture, dated as of April 1, 2015, the District issued its \$3,165,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Refunding Bonds, Series 2015 (Assessment Area 1) (the "2015 Bonds") as an issue of Bonds under the Master Indenture for the purpose of refunding the 2014A Bonds; and

WHEREAS, pursuant to Resolution No. 2016-06 adopted by the Governing Body of the District on April 5, 2016 (the "2016 Authorizing Resolution") and the Master Indenture, as supplemented by a Third Supplemental Trust Indenture, dated as of April 1, 2016, the District issued its \$7,315,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2016A (Assessment Area 2) (the "2016A Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan; and

WHEREAS, pursuant to the 2016 Authorizing Resolution and the Master Indenture, as supplemented by a Fourth Supplemental Trust Indenture, dated as of April 1, 2016, the District also issued its \$6,720,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2016B (Assessment Area 2) (the "2016B Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan; and

WHEREAS, pursuant to Resolution No. 2017-12 adopted by the Governing Body of the District on July 19, 2017 (the "2017 Authorizing Resolution") and the Master Indenture, as supplemented by a Fifth Supplemental Trust Indenture, dated as of December 1, 2017, the District issued its \$10,620,000 initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2017A (Assessment Area 2, Phase 2) (the "2017A Bonds") as an issue of Bonds under the Master Indenture, for the purpose of financing a portion of the Capital Improvement Plan; and

WHEREAS, pursuant to the 2017 Authorizing Resolution and the Master Indenture, as supplemented by a Sixth Supplemental Trust Indenture, dated as of December 1, 2017, the District also issued its \$3,980,000 initial principal amount of Six Mile Creek Community Development

District Capital Improvement Revenue Bonds, Series 2017B (Assessment Area 2, Phase 2) (the "2017B Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan and refunding a portion of the 2016B Bonds; and

WHEREAS, pursuant to Resolution No. 2020-08 adopted by the Governing Body of the District on January 15, 2020 and the Master Indenture, as supplemented by a Seventh Supplemental Indenture, dated as of June 1, 2020, the District issued its \$7,020,000 principal amount of Six Mile Creek Community Development District Capital Improvement and Refunding Revenue Bonds, Series 2020 (Assessment Area 2, Phase 3A) (the "Phase 3A Bonds") as an issue of Bonds under the Master Indenture for the purpose of financing a portion of the Capital Improvement Plan and refunding a portion of the 2016B Bonds; and

WHEREAS, pursuant to Resolution No. 2020— adopted by the Governing Body of the District on October ___, 2020 (the "2020 Authorizing Resolution") and the Master Indenture, as supplemented by this Eighth Supplemental Trust Indenture, the District also authorized the issuance of \$_____ initial principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds") as an issue of Bonds under the Master Indenture, and has authorized the execution and delivery of this Eighth Supplemental Trust Indenture to secure the issuance of the Phase 1 Bonds and to set forth the terms of the Phase 1 Bonds; and

WHEREAS, the District will apply the proceeds of the Phase 1 Bonds to: (i) finance a portion of the Cost of acquisition, construction, installation and equipping of a portion of the Capital Improvement Program (hereinafter the "Phase 1 Project"); (ii) pay interest on the Phase 1 Bonds through November 1, 20_; (iii) pay certain costs associated with the issuance of the Phase 1 Bonds; and (iv) fund the Phase 1 Reserve Account as herein provided; and

WHEREAS, the execution and delivery of the Phase 1 Bonds and of this Eighth Supplemental Indenture have been duly authorized by the Governing Body of the District and all things necessary to make the Phase 1 Bonds, when executed by the District and authenticated by the Trustee, valid and binding legal obligations of the District and to make this Eighth Supplemental Indenture a valid and binding agreement and, together with the Master Indenture, a valid and binding lien on the Phase 1 Trust Estate (as defined below, which is a "Series Trust Estate" for purposes of the Master Indenture) have been done;

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THIS EIGHTH SUPPLEMENTAL TRUST INDENTURE WITNESSETH:

That the District, in consideration of the premises, the acceptance by the Trustee of the trusts hereby created, the mutual covenants herein contained, the purchase and acceptance of the Phase 1 Bonds by the purchaser or purchasers thereof, and other good and valuable consideration, receipt of which is hereby acknowledged, and in order to further secure the payment of the principal and Redemption Price of, and interest on, all Phase 1 Bonds Outstanding from time to time, according to their tenor and effect, and such other payments required to be made under the Master Indenture or hereunder, and to further secure the observance and performance by the District of all the covenants, expressed or implied in the Master Indenture, in this Eighth Supplemental Indenture and in the Phase 1 Bonds: (a) has executed and delivered this Eighth

Supplemental Indenture and (b) does hereby, in confirmation of the Master Indenture, grant, bargain, sell, convey, transfer, assign and pledge unto the Trustee, and unto its successors in the trusts under the Master Indenture, and to them and their successors and assigns forever, all right, title and interest of the District, in, to and under, subject to the terms and conditions of the Master Indenture, as amended hereby, and the provisions of the Master Indenture pertaining to the application thereof for or to the purposes and on the terms set forth in the Master Indenture as amended hereby the revenues derived by the District from the Phase 1 Assessments pledged to the Phase 1 Bonds (the "Phase 1 Pledged Revenues") and the Funds and Accounts established for the Phase 1 Bonds, including, without limitation, the Phase 1 Reserve Account (except for the Phase 1 Rebate Account) established by the Master Indenture as amended hereby (the "Phase 1 Pledged Funds and Accounts") (collectively, the "Phase 1 Trust Estate");

TO HAVE AND TO HOLD all the same by the Indenture granted, bargained, sold, conveyed, transferred, assigned and pledged, or agreed or intended so to be, to the Trustee and its successors in said trust and to it and its assigns forever;

IN TRUST NEVERTHELESS, except as in each such case may otherwise be provided in the Indenture, in the case of the Phase 1 Bonds upon the terms and trusts in the Indenture set forth for the equal and proportionate benefit, security and protection of all and singular the present and future Owners of the Phase 1 Bonds issued or to be issued under and secured by the Phase 1 Trust Estate under this Eighth Supplemental Indenture, without preference, priority or distinction as to lien or otherwise, of any one Phase 1 Bond over any other Phase 1 Bond by reason of priority in their issue, sale or execution;

PROVIDED FURTHER HOWEVER, that if the District, its successors or assigns, shall well and truly pay, or cause to be paid, or make due provision for the payment of the principal and Redemption Price of the Phase 1 Bonds or any Phase 1 Bond of a particular maturity issued, secured and Outstanding under this Eighth Supplemental Indenture and the interest due or to become due thereon, at the times and in the manner mentioned in the Phase 1 Bonds and this Eighth Supplemental Indenture, according to the true intent and meaning thereof, and shall well and truly keep, perform and observe all the covenants and conditions pursuant to the terms of the Indenture to be kept, performed and observed by it, and shall pay or cause to be paid to the Trustee all sums of money due or to become due to it in accordance with the terms and provisions of the Indenture, then upon such final payments, this Eighth Supplemental Indenture and the rights hereby granted shall cease and terminate, with respect to all Phase 1 Bonds or any Phase 1 Bond of a particular maturity, otherwise this Eighth Supplemental Indenture shall remain in full force and effect;

THIS EIGHTH SUPPLEMENTAL TRUST INDENTURE FURTHER WITNESSETH, and it is expressly declared, that all Phase 1 Bonds issued and secured hereunder are to be issued, authenticated and delivered and all of the rights and property pledged to the payment thereof are to be dealt with and disposed of under, upon and subject to the terms, conditions, stipulations, covenants, agreements, trusts, uses and purposes as in the Indenture expressed, and the District has agreed and covenanted, and does hereby agree and covenant, with the Trustee and with the respective Owners, from time to time, of the Phase 1 Bonds, as follows:

ARTICLE I

DEFINITIONS

SECTION 1.01 Definitions. All terms used herein that are defined in the recitals hereto are used with the same meaning herein unless the context clearly requires otherwise. All terms used herein that are defined in the Master Indenture are used with the same meaning herein (including the use of such terms in the recitals hereto and the granting clauses hereof) unless (i) expressly given a different meaning herein or (ii) the context clearly requires otherwise. In addition, unless the context clearly requires otherwise, the following terms used herein shall have the following meanings:

"Authorized Denomination" shall mean, with respect to the Phase 1 Bonds, on the date of issuance, in the denominations of \$5,000 and any integral multiple thereof, provided, however, if any initial beneficial owner of Phase 1 Bonds does not purchase at least \$100,000 of the Phase 1 Bonds at the time of initial delivery of the Phase 1 Bonds, such beneficial owner must execute and deliver to the District and the Underwriter on the date of delivery of the Phase 1 Bonds the investor letter in the form attached hereto as Exhibit C or otherwise establish to the satisfaction of the Underwriter that such beneficial owner is an "accredited investor," as described in Rule 501(a) under Regulation D of the Securities Act of 1933, as amended.

"Bond Depository" shall mean the securities depository from time to time under Section 2.01 hereof, which may be the District.

"Bond Participants" shall mean those broker-dealers, banks and other financial institutions from time to time for which the Bond Depository holds Phase 1 Bonds as securities depository.

"Capital Improvement Program" shall mean the program of assessable capital improvements established by the District in the Assessment Proceedings described in the Master Indenture, as amended from time to time, a portion of which comprises the Phase 1 Project.

"Capitalized Interest" shall mean interest due or to become due on the Phase 1 Bonds, which will be paid, from the proceeds of the Phase 1 Bonds.

"Collateral Assignment" shall mean that certain Collateral Assignment and Assumption of Development Rights Relating to the Phase 1 Project and dated as of December ___, 2020 between the District and the Landowner, as amended from time to time.

"Completion Agreement" shall mean the Agreement Between the Six Mile Creek Community Development District and Six Mile Creek Investment Group, LLC Regarding the Completion of Certain Improvements, dated April 29, 2016, as such agreement may be supplemented with respect to the Phase 1 Project and modified from time to time.

"Connection Fees" shall mean amounts received by the District from St. Johns County, Florida (the "County") as the result of repayment of connection fees or impact fees received by the County in respect of transmission components of water and sewer facilities financed by the District as a part of the Capital Improvement Program.

"Continuing Disclosure Agreement" shall mean the continuing disclosure agreement for the benefit of the owners of the Phase 1 Bonds, to be entered into among the District, the Landowner and Government Management Services, Inc., as dissemination agent, and for limited purposes, agreed to and acknowledged by the Trustee, dated December ___, 2020 in connection with the issuance of the Phase 1 Bonds.

"DTC" shall mean The Depository Trust Company, New York, New York, and its successors and assigns.

"Government Obligations" shall mean direct obligations of, or obligations the payment of principal of and interest on which are unconditionally guaranteed by, the United States of America.

"Indenture" shall mean the Master Indenture, as amended and supplemented by this Eighth Supplemental Indenture.

"Interest Payment Date" shall mean each May 1 and November 1, commencing May 1, 2021.

"Landowner" shall mean Six Mile Creek Investment Group, LLC.

"Master Indenture" shall mean the Master Trust Indenture, dated as of July 1, 2007 from the District to the Trustee, as previously amended and supplemented.

"Nominee" shall mean the nominee of the Bond Depository, which may be the Bond Depository, as determined from time to time pursuant to this Eighth Supplemental Indenture.

"Phase 1 Assessment Area" shall mean the properties described on Exhibit A hereto.

"Phase 1 Assessments" shall mean the Assessments on the tax parcels identified on the tax roll attached as Exhibit A and corresponding to the Phase 1 Bonds.

"Phase 1 Assessment Principal" shall mean the principal portion of the Phase 1 Assessments.

"Phase 1 Assessment Proceedings" shall mean the proceedings of the District with respect to the establishment, levy and collection of the Phase 1 Assessments, including, but not limited to Resolutions No. 2020-__, 2020-__ and 2020-__, adopted by the Governing Body of the District, and any supplemental proceedings undertaken by the District with respect to the Phase 1 Assessments.

"Phase 1 Bonds" shall mean \$_____ Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1).

"Phase 1 Investment Obligations" shall mean the investments described on Exhibit E hereto.

"Phase 1 Pledged Revenues" shall mean all revenues received by the District from the Phase 1 Assessments, including, without limitation, amounts received from any foreclosure proceeding for the enforcement of collection of such Phase 1 Assessments or from the issuance and sale of tax certificates with respect to such Phase 1 Assessments; provided, however, that Phase 1 Pledged Revenues shall not include (A) any moneys transferred to the Phase 1 Rebate Fund, or investment earnings thereon and (B) "special assessments" levied and collected by the District under Section 190.022 of the Act for maintenance purposes or "maintenance special assessments" levied and collected by the District under Section 190.021(3) of the Act (it being expressly understood that the lien and pledge of the Indenture shall not apply to any of the moneys described in the foregoing clauses (A) and (B) of this proviso).

"Phase 1 Prepayment Principal" shall mean the excess amount of Phase 1 Assessment Principal received by the District over the Phase 1 Assessment Principal included in an Phase 1 Assessment appearing on any outstanding and unpaid tax bill, whether or not mandated to be prepaid in accordance with the Phase 1 Assessment Proceedings. Anything herein or in the Indenture to the contrary notwithstanding, the term Phase 1 Prepayment Principal shall not mean the proceeds of any Refunding Bonds or other borrowing of the District.

"Phase 1 Project" shall mean the planning, financing, acquisition, construction, reconstruction, equipping and installation of certain infrastructure improvements consisting of roadway improvements, stormwater management facilities, entry and landscape improvements, community recreation facilities, water and sewer facilities, wetland mitigation and off-site improvements pursuant to the Act for the special benefit of the District Lands, which comprise a portion of the Capital Improvement Program, as described in the Six Mile Creek CDD Supplemental Engineer's Report for Series 2020 Capital Improvements, prepared by England Timms & Miller, Inc., as District Engineer, and adopted by the District on _______, 2020, as such improvements may be modified from time to time by the District Engineer in an Engineer's Report approved by the District.

"Phase 1 Reserve Account Requirement" shall mean (i) initially, an amount equal to the maximum annual Debt Service Requirement for the Phase 1 Bonds and (ii) upon satisfaction of the Reserve Account Release Conditions, an amount equal to fifty percent (50%) of the maximum annual Debt Service Requirement for the Phase 1 Bonds. Such maximum annual Debt Service Requirement shall be re-determined by the Trustee upon any optional prepayment by the owner of a lot or parcel of land of a Phase 1 Special Assessment against such lot or parcel as provided in Section 4.03(a). Any excess in the Phase 1 Debt Service Reserve Account as a result of satisfaction of the Reserve Account Release Conditions shall be deposited into the Phase 1 Acquisition and Construction Account. The District or the District Manager, on behalf of the District, shall provide written notice to the Trustee when the Reserve Account Release Conditions have been satisfied, upon which notice the Trustee may conclusively rely. The Phase 1 Reserve Account Requirement is initially \$________.

"Phase 3A Bonds" shall mean \$_____ Six Mile Creek Community Development District Capital Improvement Revenue and Refunding Bonds, Series 2020 (Assessment Area 2, Phase 3A), to be issued as fully registered bonds in accordance with the provisions of the Master Indenture and a Seventh Supplemental Trust Indenture, dated as of June 1, 2020, between the District and the Trustee, which Phase 3A Bonds are separate and apart from the Phase 1 Bonds and are not issued under or secured by this Eighth Supplemental Indenture.

"Quarterly Redemption Date" shall mean each February 1, May 1, August 1 and November 1.

"Redemption Date" shall mean, in the event that the Phase 1 Bonds are to be redeemed in part, each Quarterly Redemption Date, or, in the event that the Phase 1 Bonds are to be redeemed in full, any date.

"Reserve Account Release Conditions" shall mean (i) all of the single-family residential lots planned for the Phase 1 Assessment Area are developed and platted as certified in writing by the Consulting Engineer; (ii) all of the platted single-family residential lots within the Phase 1 Assessment Area have closed with homebuilders; and (iii) no Event of Default has occurred and is continuing with respect to any outstanding Phase 1 Bonds.

"Substantially Absorbed" shall mean the date on which a principal amount of the Phase 1 Special Assessments equaling seventy five percent (75%) of the then-Outstanding principal amount of the Series 2020 Bonds are levied on tax parcels within the Issuer with respect to which a certificate of occupancy has been issued for a structure thereon.

The words "hereof", "herein", "hereto", "hereby", and "hereunder" (except in the forms of Phase 1 Bonds), refer to the entire Indenture.

Every "request", "requisition", "order", "demand", "application", "notice", "statement", "certificate", "consent", or similar action hereunder by the District shall, unless the form or execution thereof is otherwise specifically provided, be in writing signed by a Responsible Officer of the District.

All words and terms importing the singular number shall, where the context requires, import the plural number and vice versa.

[End of Article I]

ARTICLE II

AUTHORIZATION, ISSUANCE AND PROVISIONS OF PHASE 1 BONDS

SECTION 2.01 Authorization of Phase 1 Bonds; Book-Entry Only Form. The Phase 1 Bonds are hereby authorized to be issued in the aggregate principal amount of \$______ for the purposes enumerated in the recitals hereto to be designated "Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1)". The Phase 1 Bonds shall be substantially in the form set forth as Exhibit B to this Eighth Supplemental Indenture. Each Phase 1 Bond shall bear the designation "2020-R" and shall be numbered consecutively from 1 upwards.

- (a) The Phase 1 Bonds shall be a separate Series for all purposes under the Master Indenture, including but not limited to, determining requisite percentages for consent or control by Owners and consents to amendments and the occurrence of defaults and Events of Default. The Phase 1 Bonds shall be secured by the Phase 1 Trust Estate. The Phase 1 Bonds are not cross defaulted with any other Series of Bonds issued under the Master Trust Indenture.
- (b) The Phase 1 Bonds shall be initially issued in the form of a separate single certificated fully registered Bond for each Series and maturity thereof. Upon initial issuance, the ownership of each such Phase 1 Bonds shall be registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC, the initial Bond Depository. Except as provided in this Section 2.01, all of the Outstanding Phase 1 Bonds shall be registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC.
- (c) With respect to Phase 1 Bonds registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC, the District, the Trustee, the Bond Registrar and the Paying Agent shall have no responsibility or obligation to any such Bond Participant or to any indirect Bond Participant. Without limiting the immediately preceding sentence, the District, the Trustee, the Bond Registrar and the Paying Agent shall have no responsibility or obligation with respect to (i) the accuracy of the records of DTC, Cede & Co. or any Bond Participant with respect to any ownership interest in the Phase 1 Bonds, (ii) the delivery to any Bond Participant or any other person other than an Owner, as shown in the registration books kept by the Bond Registrar, of any notice with respect to the Phase 1 Bonds, including any notice of redemption, or (iii) the payment to any Bond Participant or any other person, other than an Owner, as shown in the registration books kept by the Bond Registrar, of any amount with respect to principal of, premium, if any, or interest on the Phase 1 Bonds. The District, the Trustee, the Bond Registrar and the Paying Agent may treat and consider the person in whose name each Phase 1 Bond is registered in the registration books kept by the Bond Registrar as the absolute owner of such Phase 1 Bond for the purpose of payment of principal, premium and interest with respect to such Phase 1 Bond, for the purpose of giving notices of redemption and other matters with respect to such Phase 1 Bond, for the purpose of registering transfers with respect to such Phase 1 Bond, and for all other purposes whatsoever. The Paying Agent shall pay all principal of, premium, if any, and interest on the Phase 1 Bonds only to or upon the order of the respective Owners, as shown in the registration books kept by the Bond Registrar, or their respective attorneys duly authorized in writing, as provided herein and all such payments shall be valid and effective

to fully satisfy and discharge the District's obligations with respect to payment of principal of, premium, if any, and interest on the Phase 1 Bonds to the extent of the sum or sums so paid. No person other than an Owner, as shown in the registration books kept by the Bond Registrar, shall receive a certificated Phase 1 Bond evidencing the obligation of the District to make payments of principal, premium, if any, and interest pursuant to the provisions hereof. Upon delivery by DTC to the District of written notice to the effect that DTC has determined to substitute a new Nominee in place of Cede & Co., and subject to the provisions herein with respect to Record Dates, the words "Cede & Co." in this Eighth Supplemental Indenture shall refer to such new Nominee of DTC; and upon receipt of such a notice the District shall promptly deliver a copy of the same to the Trustee, Bond Registrar and the Paying Agent.

Upon receipt by the Trustee or the District of written notice from DTC: (i) confirming that DTC has received written notice from the District to the effect that a continuation of the requirement that all of the Outstanding Phase 1 Bonds be registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC, is not in the best interest of the Beneficial Owners of the Phase 1 Bonds or (ii) to the effect that DTC is unable or unwilling to discharge its responsibilities and no substitute Bond Depository willing to undertake the functions of DTC hereunder can be found which is willing and able to undertake such functions upon reasonable and customary terms, the Phase 1 Bonds shall no longer be restricted to being registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC, but may be registered in whatever name or names Owners transferring or exchanging the Phase 1 Bonds shall designate, in accordance with the provisions hereof.

SECTION 2.02 <u>Terms</u>. The Phase 1 Bonds shall be issued as Term Bonds, shall bear interest at the fixed interest rates per annum and shall mature in the amounts and on the dates set forth below

Principal Amount	Interest Rate	Maturity Date	CUSIP

SECTION 2.03 Dating; Interest Accrual. Each Phase 1 Bond shall be dated the date of delivery thereof. Each Phase 1 Bond also shall bear its date of authentication. Each Phase 1 Bond shall bear interest from the Interest Payment Date to which interest has been paid next preceding the date of its authentication, unless the date of its authentication: (i) is an Interest Payment Date to which interest on such Phase 1 Bond has been paid, in which event such Phase 1 Bond shall bear interest from its date of authentication; or (ii) is prior to the first Interest Payment Date for the Phase 1 Bonds, in which event, such Phase 1 Bond shall bear interest from its date. Interest on the Phase 1 Bonds shall be due and payable on each May 1 and November 1, commencing May 1, 2021, and shall be computed on the basis of a 360-day year of twelve 30-day months.

SECTION 2.04 <u>Denominations</u>. The Phase 1 Bonds shall be issued in Authorized Denominations.

SECTION 2.05 <u>Paying Agent</u>. The District appoints the Trustee as Paying Agent for the Phase 1 Bonds.

SECTION 2.06 Bond Registrar. The District appoints the Trustee as Bond Registrar for the Phase 1 Bonds.

SECTION 2.07 <u>Conditions Precedent to Issuance of Phase 1 Bonds</u>. The Phase 1 Bonds shall be executed by the District for delivery to the Trustee and thereupon shall be authenticated by the Trustee and delivered to the District or upon its order, but only upon the further receipt by the Trustee of:

- (i) Certified copies of the Phase 1 Assessment Proceedings.
- (ii) Executed copies of the Master Indenture and this Eighth Supplemental Indenture.
- (iii) A Bond Counsel opinion to the effect that: (A) the District has the right and power under the Act as amended to the date of such opinion to authorize, execute and deliver this Eighth Supplemental Indenture, that it has been duly and lawfully authorized, executed and delivered by the District, is in full force and effect and is valid and binding upon the District and enforceable in accordance with its terms; (B) the Master Indenture, as amended and supplemented by this Eighth Supplemental Indenture, creates the valid pledge which it purports to create of the Phase 1 Trust Estate to secure the Phase 1 Bonds, all in the manner and to the extent provided in the Master Indenture and this Eighth Supplemental Indenture; (C) the Phase 1 Bonds are valid, binding, special obligations of the District, enforceable in accordance with their terms and the terms of the Indenture and this Eighth Supplemental Indenture, subject to bankruptcy, insolvency or other laws affecting the rights of creditors generally and entitled to the benefits of the Act as amended to the date of such opinion, and the Phase 1 Bonds have been duly and validly authorized and issued in accordance with law and the Master Indenture and this Eighth Supplemental Indenture; and (D) interest on the Phase 1 Bonds is excludible from gross income for federal income tax purposes.
- (iv) The District Counsel opinion required by Section 207 of the Master Indenture.
- (v) A certificate of an Authorized Officer to the effect that, upon the authentication and delivery of the Phase 1 Bonds, the District will not be in default in the performance of the terms and provisions of the Master Indenture or this Eighth Supplemental Indenture with respect to the Phase 1 Bonds.
- (vi) An Engineers' Certificate or Engineers' Certificates certifying as to the accuracy of the information set forth in the District Engineer's Report regarding the Phase 1 Project.

- (vii) A copy of the final judgment of validation together with a certificate of no appeal.
- (viii) Such other documents, instruments, certificates and opinions as Bond Counsel shall reasonably require in order to render its opinion under (iii) above or as the Trustee may require to effect the delivery of the Phase 1 Bonds. The delivery by Bond Counsel of its opinion under (iii) above shall be conclusive evidence of the satisfaction of the foregoing condition.

Payment to the Trustee of the net proceeds from the issuance of the Phase 1 Bonds shall be conclusive evidence that the purchasers of the Phase 1 Bonds are satisfied that the foregoing conditions have been met.

[End of Article II]

ARTICLE III

REDEMPTION OF PHASE 1 BONDS

SECTION 3.01 <u>Bonds Subject to Redemption</u>. The Phase 1 Bonds are subject to redemption prior to maturity as provided in the form thereof set forth as Exhibit B to this Eighth Supplemental Indenture. Interest on Phase 1 Bonds which are called for redemption shall be paid on the Redemption Date from the Phase 1 Interest Account or from the Phase 1 Revenue Account to the extent monies in the Phase 1 Interest Account are insufficient for such purpose.

SECTION 3.02 Notice of Redemption. When required to redeem Phase 1 Bonds under any provision of this Eighth Supplemental Indenture or directed to redeem Phase 1 Bonds by the District, the Trustee shall give or cause to be given to Owners of the Phase 1 Bonds to be redeemed notice of the redemption, as set forth in Section 302 of the Master Indenture, provided that if at the time of mailing of notice of an optional redemption or purchase, the District shall not have deposited with the Trustee or Paying Agent moneys sufficient to redeem or purchase all the Phase 1 Bonds called for redemption or purchase, such notice shall state that the redemption is conditional and is subject to the deposit of the redemption or purchase moneys with the Trustee or Paying Agent, as the case may be, not later than the opening of business on the redemption or purchase date, and such notice shall be of no effect unless such moneys are so deposited.

SECTION 3.03 Prepayment By Cancellation of Bonds Permitted. Any landowner or any Person, on behalf of such landowner, may deliver to the District or the Trustee Phase 1 Bonds purchased or otherwise acquired in the open market for cancellation, or may arrange for the purchase of Phase 1 Bonds by the Trustee at a purchase price at or below the par amount thereof, with funds provided by the landowner in an a mount equal to such purchase price, whereupon the Trustee shall cancel the Phase 1 Bonds so delivered or purchased and such cancellation of Phase 1 Bonds shall be treated as an optional prepayment of the Phase 1 Assessments, in an amount equal to the principal amount and accrued interest of Phase 1 Bonds so surrendered or purchased and cancelled. The lien of the Phase 1 Assessments shall be reduced to reflect such prepayment. The landowner may designate the specific lots or parcels owned by such landowner to which such prepayment shall apply and the amount prepaid with respect to each lot or parcel. The Amortization Installments with respect to Phase 1 Bonds remaining Outstanding shall be adjusted as provided in Section 4.05 hereof.

[End of Article III]

ARTICLE IV

CONFIRMATION OF ESTABLISHMENT AND MAINTENANCE OF ACCOUNTS AND OPERATION THEREOF

SECTION 4.01 Establishment of Accounts.

- (a) There are hereby established in the Debt Service Fund held by the Trustee (i) Phase 1 Debt Service Account and therein a Phase 1 Principal Account, a Phase 1 Sinking Fund Account, a Phase 1 Interest Account and a Phase 1 Capitalized Interest Account; and (ii) a Phase 1 Redemption Account and therein a Phase 1 Prepayment Subaccount and a Phase 1 Optional Redemption Subaccount;
- (b) There is hereby established within the Reserve Fund held by the Trustee a Phase 1 Reserve Account, which shall be held for the benefit of all of the Phase 1 Bonds, without distinction and without privilege or priority of one Phase 1 Bond over another;
- (c) There is hereby established within the Revenue Fund held by the Trustee a Phase 1 Revenue Account;
- (d) There is hereby established within the Rebate Fund held by the Trustee a Phase 1 Rebate Account; and.
- (e) There is hereby established within the Acquisition and Construction Fund held by the Trustee a Phase 1 Acquisition and Construction Account and a Phase 1 Cost of Issuance Account.

SECTI	ON 4.02	<u>Use of Phase 1 Bond Proceeds</u> . Following the Trustee's receipt of
the items set for	orth in Section 2	207 of the Master Indenture and Section 2.07 hereof, the net proceeds
of sale of the I	Phase 1 Bonds,	\$ (par amount of the Phase 1 Bonds less an original issue
		an underwriter's discount of \$), shall be delivered to the
Trustee by the	District and be	applied as follows:
		representing Capitalized Interest shall be deposited in the Phase 1
Capitalized In	terest Subaccou	ant of the Phase 1 Interest Account of the Debt Service Fund,
(b)	\$	(which is an amount equal to the initial Phase 1 Reserve Account
Requirement i of the Reserve	*	Phase 1 Bonds) shall be deposited in the Phase 1 Reserve Account
		shall be deposited in the Phase 1 Costs of Issuance Account of the
_	nd Construction	Fund to be applied to costs of issuance as directed in writing by the
District, and		
(d)	\$	constituting all remaining proceeds of the Phase 1 Bonds, shall be
deposited in	the Phase 1	Acquisition and Construction Account of the Acquisition and
Construction I	Fund.	

- SECTION 4.03 <u>Phase 1 Acquisition and Construction Account.</u> (a) Amounts deposited to the Phase 1 Acquisition and Construction Account shall be applied to Costs of the Phase 1 Project in accordance with Article IV of the Master Indenture.
- (b) [No amounts shall be disbursed from the Phase 1 Acquisition and Construction Account until the Consulting Engineer has certified in writing to the District and the Trustee that the following permits have been obtained with respect to the Phase 1 Project: (i) from the St. Johns River Water Management District, the environmental resource permit, and (ii) from St. Johns County, Florida, construction plan approval. If the Consulting Engineer has not provided such certification by December 1, 2021, the Phase I Project shall be deemed to not be able to be completed in a sound and economical manner within a reasonable period of time, December 2, 2021 shall be the Date of Completion (as provided in clause (ii) of the definition of such term in the Master Indenture), and the funds in the Phase 1 Acquisition and Construction Account shall be transferred to the Phase 1 Redemption Account for application to the extraordinary mandatory redemption of the Phase 1 Bonds on April 1, 2021 pursuant to clause (c) of the mandatory redemption provision set forth in the form of Bond attached hereto.]
- (c) [Except as provided in the preceding Subsection 4.03(b),] the District shall not declare that the Date of Completion of the Phase 1 Project has occurred until after the Reserve Account Release Conditions have been satisfied, and all moneys transferred from the Phase 1 Debt Service Reserve Account to the Phase 1 Acquisition and Construction Account have been expended or the Consulting Engineer has certified in writing to the District and the Trustee that such amount is in excess of what is needed to complete the Phase 1 Project. The Trustee shall have no obligation to inquire if Reserve Account Release Conditions have occurred and, in the absence of notice from the District, the Trustee may assume that the Reserve Account Release Conditions have not occurred.
- SECTION 4.04 Phase 1 Reserve Account. (a) Except as otherwise provided in this Section 4.04 or in the Master Indenture, amounts on deposit in the Phase 1 Reserve Account shall be used only for the purpose of making payments into the Phase 1 Interest Account, the Phase 1 Principal Account and the Phase 1 Sinking Fund Account to pay Debt Service on the Phase 1 Bonds, when due, without privilege or priority of one Phase 1 Bond over another, to the extent the moneys on deposit in such Accounts and available therefor are insufficient and for no other purpose. Such Account shall consist only of cash and Phase 1 Investment Obligations. The Phase 1 Reserve Account is held solely for the benefit of, and as security for, the Phase 1 Bonds and amounts therein shall not be available or be used for the purpose of making any payments with respect to any other Bonds.
- (b) On each December 15, March 15, June 15 and September 15 (or, if such date is not a Business Day, on the Business Day preceding such day), the Trustee shall determine the amount on deposit in the Phase 1 Reserve Account and transfer any excess therein above the Phase 1 Reserve Account Requirement (other than as a result of optional prepayment of a Phase 1 Assessment which shall be applied as provided in the succeeding paragraph or as a result of investment earnings which shall be deposited into the Phase 1 Revenue Account as required by Section 510 of the Master Indenture), to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account for the extraordinary mandatory redemption of Phase 1 Bonds.

- (c) On each December 15, March 15, June 15 and September 15 (or, if such date is not a Business Day, on the Business Day preceding such day), in the event that the amount of proceeds of the Phase 1 Bonds on deposit in the Phase 1 Reserve Account exceeds the Phase 1 Reserve Account Requirement due to a decrease in the amount of Phase 1 Bonds that will be outstanding as a result of an optional prepayment by the owner of a lot or parcel of land of a Phase 1 Assessment against such lot or parcel, such excess shall be transferred to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account, (and the District shall include such excess as a credit against the Phase 1 Prepayment Principal otherwise required to be made by the owner of such lot or parcel) to be used for the extraordinary mandatory redemption of Phase 1 Bonds.
- (d) On the date of prepayment of a Phase 1 Assessment by cancellation of Phase 1 Bonds pursuant to Section 3.03 hereof, in the event that the amount on deposit in the Phase 1 Reserve Account exceeds the Phase 1 Reserve Account Requirement due to a decrease in the amount of Phase 1 Bonds that will be outstanding as a result of such prepayment by such Phase 1 Assessment, such excess shall be transferred to the Phase 1 Prepayment Account of the Phase 1 Redemption Account, (and the District shall include such excess as a credit against the Phase 1 Prepayment Principal otherwise required to be made by the owner of such lot or parcel) to be used for the extraordinary mandatory redemption of Phase 1 Bonds.
- (e) Anything herein or in the Master Indenture to the contrary notwithstanding, on the earliest date on which there is on deposit in the Phase 1 Reserve Account sufficient monies, taking into account other monies available therefor, to pay and redeem all of the Outstanding Phase 1 Bonds, together with accrued interest and redemption premium, if any, on such Phase 1 Bonds to the earliest date of redemption permitted therein and herein, then the Trustee shall transfer the amount on deposit in the Phase 1 Reserve Account into the Phase 1 Prepayment Subaccount in the Phase 1 Redemption Account to pay and redeem all of the Outstanding Phase 1 Bonds on the earliest date permitted for redemption therein and herein.
- (f) The District shall give the Trustee notice when the Reserve Account Release Conditions have been satisfied. The Trustee shall have no obligation to inquire if Reserve Account Release Conditions have occurred and, in the absence of notice from the District, the Trustee may assume that the Reserve Account Release Conditions have not occurred.

SECTION 4.05 <u>Amortization Installments</u>.

- (a) The Amortization Installments established for the Phase 1 Bonds shall be as set forth in the forms of Bonds attached hereto.
- (b) Upon any redemption of Phase 1 Bonds (other than Phase 1 Bonds redeemed in accordance with scheduled Amortization Installments) and upon any cancellation of Phase 1 Bonds upon surrender to the Trustee (including any surrender pursuant to Section 3.03 hereof), the District shall cause to be recalculated and delivered to the Trustee revised Amortization Installments recalculated so as to amortize the Outstanding Phase 1 Bonds in substantially equal annual installments of principal and interest (subject to rounding to Authorized Denominations of principal) over the remaining term of the Phase 1 Bonds.

SECTION 4.06 <u>Tax Covenants and Rebate Accounts</u>. The District shall comply with the agreements, covenants and instructions set forth in the Tax Certificate executed by the District simultaneously herewith, a copy of which is attached as Exhibit C hereto, as amended and supplemented from time to time in accordance with their respective terms.

SECTION 4.07 <u>Phase 1 Revenue Account in Revenue Fund; Application of Revenues and Investment Earnings.</u>

- (a) The District shall deposit into Phase 1 Revenue Account the amounts required to be deposited therein in accordance with the provisions of this Eighth Supplemental Indenture; provided, however, that Connection Fees may be deposited at the written direction of the District to the Phase 1 Acquisition and Construction Account, the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account, the Phase 1 Principal Account or the Phase 1 Interest Account, in such amounts as shall be directed by the District and applied by the Trustee for the purposes of such Account or Subaccount. The Phase 1 Revenue Account shall be held by the Trustee separate and apart from all other Funds and Accounts held under the Indenture and from all other moneys of the Trustee and for the sole benefit of the Phase 1 Bonds.
- (b) The District shall deposit all revenues received by the District from the Phase 1 Assessments with the Trustee immediately upon receipt together with a written accounting setting forth the amounts of such Phase 1 Assessments which are in the following categories which shall be deposited by the Trustee into the Funds and Accounts established hereunder as follows:
 - (i) Phase 1 Prepayment Principal, which shall be deposited into the Phase 1 Prepayment Subaccount in the Redemption Account; and
 - (ii) all other revenues from the Phase 1 Assessment, which shall be deposited into the Phase 1 Revenue Account.

Moneys other than Phase 1 Assessments received by the Trustee in respect of the Phase 1 Assessments or Phase 1 Bonds shall, at the written direction of the District, be deposited into the Phase 1 Optional Redemption Subaccount of the Phase 1 Redemption Account and used to pay the principal of and premium, if any, on Phase 1 Bonds called or to be called for optional redemption at the written direction of the District in accordance with the provisions for optional redemption of Phase 1 Bonds as set forth in the form of Phase 1 Bonds attached hereto.

(c) On the forty-fifth (45th) day preceding each Quarterly Redemption Date (or if such date is not a Business Day, on the Business Day next preceding such date), the Trustee shall determine the amount on deposit in the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account, and, if the balance therein is greater than zero, shall transfer (but only after transferring sufficient amounts as directed in writing by the Issuer to make the transfers required by Section 4.07(e) below and confirming that such transfer will not result in a deficiency in any of the transfers required by Section 4.07(d) FIRST through FOURTH below) from the Phase 1 Revenue Account for deposit into the Phase 1 Prepayment Subaccount, an amount sufficient to increase the amount on deposit therein to an integral multiple of \$5,000, and, shall thereupon give notice and cause the extraordinary mandatory redemption of the Phase 1 Bonds on the next succeeding Quarterly Redemption Date in the maximum aggregate principal amount for which moneys are then on

deposit in the Phase 1 Prepayment Subaccount in accordance with the provisions for extraordinary redemption of such Series of Phase 1 Bonds set forth in the form of Phase 1 Bond attached hereto, Section 3.01 hereof, and Article III of the Master Indenture. The Trustee is hereby authorized and directed to withdraw from the corresponding Interest Account, the amount of interest accrued or to accrue on Phase 1 Bonds to be redeemed to the Quarterly Redemption Date therefor.

(d) On each May 1 or November 1 (or if such May 1 or November 1 is not a Business Day, on, the Business Day preceding such May 1 or November 1), commencing May 1, 2021 the Trustee shall then transfer amounts on deposit in the Phase 1 Revenue Account to the Funds and Accounts designated below in the following amounts and in the following order of priority:

FIRST, to the Phase 1 Interest Account of the Debt Service Fund, an amount equal to the amount of interest payable on all Phase 1 Bonds then Outstanding on such May 1 or November 1, less any other amount already on deposit in the Phase 1 Interest Account not previously credited (including amounts transferred from the Phase 1 Capitalized Interest Account pursuant to Section 505 of the Master Indenture);

SECOND, to the Phase 1 Principal Account, the amount, if any, equal to the difference between the principal all Phase 1 Bonds due on such May 1 or November 1 and the amount already on deposit in the Phase 1 Principal Account not previously credited;

THIRD, to the Phase 1 Sinking Fund Account, the amount, if any, equal to the difference between the Amortization Installments of all Phase 1 Bonds subject to mandatory sinking fund redemption on such May 1 or November 1, and the amount already on deposit in the Phase 1 Sinking Fund Account not previously credited; and

FOURTH, to the Phase 1 Reserve Account, the maximum amount which will not cause the balance therein to exceed the Phase 1 Reserve Account Requirement.

In addition, at any time the Phase 1 Bonds are subject to redemption on a date which is not a May 1 or November 1 Interest Payment Date, the Trustee shall be authorized to transfer to the Phase 1 Interest Account, the amount necessary to pay interest on the Phase 1 Bonds subject to redemption on such date.

Anything herein to the contrary notwithstanding, it shall not, a fortiori, constitute an Event of Default hereunder if the full amount of the foregoing deposits are not made due to an insufficiency of funds therefor.

- (e) On any date required by the Tax Certificate, the District shall give the Trustee written direction, and the Trustee shall, transfer from the Phase 1 Revenue Account to the Rebate Account established for the Phase 1 Bonds in the Rebate Fund in accordance with the Master Indenture, the amount due and owing to the United States, which amount shall be paid, to the United States, when due, in accordance with such Tax Certificate.
- (f) After making the transfers described above, the Trustee shall retain any excess in the Phase 1 Revenue Account or, at the written direction of the District, shall transfer to the District the balance on deposit in the Phase 1 Revenue Account on November 2 of any year to be used for any lawful District purpose; provided, however, that on the date of such proposed transfer the

amount on deposit in the Phase 1 Reserve Account shall be equal to the Phase 1 Reserve Account Requirement, and, provided further, that the Trustee shall not have actual knowledge of an Event of Default under the Master Indenture or hereunder relating to any of the Phase 1 Bonds, including the payment of Trustee's fees and expenses then due.

(g) Anything herein or in the Master Indenture to the contrary notwithstanding, amounts in all of the Funds and Accounts held as security for the Phase 1 Bonds shall be invested only in Phase 1 Investment Obligations, and all earnings thereon shall be deposited, as realized, to the Phase 1 Revenue Account and applied for the purposes of such Account.

[End of Article IV]

ARTICLE V

ASSESSMENT COVENANTS AND PROVISIONS

SECTION 5.01 <u>Additional Covenant Regarding Phase 1 Assessments</u>. In addition, and not in limitation of, the covenants contained elsewhere in this Eighth Supplemental Indenture and in the Master Indenture, the District covenants to comply with the terms of the proceedings heretofore adopted with respect to the Phase 1 Assessments, including the assessment methodology reports, prepared by Government Management Services, Inc. (collectively, the "Assessment Methodology Reports"), and to levy the Phase 1 Assessments and any required true up payments as set forth in the Assessment Methodology Reports, in such manner as will generate funds sufficient to pay the principal of and interest on the Phase 1 Bonds, when due.

SECTION 5.02 <u>Collection of Assessments</u>. Pursuant to Section 9.04 of the Master Trust Indenture and subject to the District entering into a Property Appraiser and Tax Collector Agreement, Phase 1 Assessments levied on platted lots and pledged hereunder to secure the Phase 1 Bonds will be collected pursuant to the uniform method for the levy, collection and enforcement of special assessments afforded by Sections 197.3631, 197.3632 and 197.3635, Florida Statutes, as amended, provided, however, that notwithstanding Section 9.04 or Section 9.05 of the Master Indenture, the District may, and shall at the written direction of the Majority Owners, collect Phase 1 Assessments on any lands as to which there are delinquent Phase 1 Assessments by foreclosure pursuant to the provisions of Section 170.10, Florida Statutes, in the same method now or hereafter provided by law for the foreclosure of mortgages on real estate, or pursuant to the provisions of Chapter 173, Florida Statutes, and Sections 190.026 and 170.10, Florida Statutes, or otherwise as provided by law.

SECTION 5.03 Additional Matters Relating to Delinquent Assessments.

Notwithstanding anything herein or in the Master Indenture to the contrary, the following provisions shall apply with respect to the Phase 1 Assessments and Phase 1 Bonds: If any property shall be offered for sale at a foreclosure sale for the nonpayment of any Phase 1 Assessments, and no person or persons shall purchase such property for an amount equal to the full amount due on the Phase 1 Assessments (principal, interest, penalties and costs, plus attorneys' fees, if any), the District, after receiving the written consent of the Trustee, acting at the direction of the Majority Owners of the Phase 1 Bonds Outstanding, specifying whether the District is to take title to the property in its corporate name or in the name of a special purpose entity, may purchase the property for an amount less than or equal to the balance due on the Phase 1 Assessments (principal, interest, penalties and costs, plus attorneys' fees, if any), from any legally available funds of the District or by credit bidding any final foreclosure judgment and the District shall receive in its corporate name or in the name of a special-purpose entity title to the property for the benefit of the Owners of the Phase 1 Bonds and the District, in its proportionate share, to the extent that operation and maintenance assessments were also subject to the foreclosure resulting in such foreclosure sale. The District, either through its own actions, or actions caused to be taken by the District through the Trustee (acting at the written direction of the Majority Owners of the Phase 1 Bonds Outstanding and being indemnified to its satisfaction), shall have the power to and shall lease or sell such property, and deposit all of the net proceeds of any such lease or sale into the Phase 1 Revenue Account (less the proportionate amount the District may be

due from the foreclosure of any operation and maintenance assessments). The District, either through its own actions, or actions caused to be taken by the District through the Trustee (acting at the written direction of the Majority Owners of the Phase 1 Bonds Outstanding and being indemnified to its satisfaction), agrees that it shall, after being provided assurances satisfactory to it of payment of its fees, costs and expenses for doing so, be required to take the measures provided by law for listing for sale of property acquired by it as trustee for the Owners of the Phase 1 Bonds within sixty (60) days after the receipt of the request therefor signed by the Trustee, acting at the written direction of the Majority Owners of the Phase 1 Bonds Outstanding. The District may pay costs associated with any actions taken by the District or the Trustee pursuant to this paragraph from any moneys legally available for such purpose held under the Indenture, provided such action does not adversely impact the tax-exempt status of the interest on the Phase 1 Bonds.

- (b) Notwithstanding anything to the contrary herein or in the Master Indenture, the District acknowledges and agrees that (i) upon failure of any property owner to pay when due any installment of Phase 1 Assessments that are billed directly by the District, that the entire Phase 1 Assessments levied on the property for which such installment of Phase 1 Assessments is due and unpaid, with interest and penalties thereon, shall immediately become due and payable as provided by applicable law and, with the written consent of the Trustee, acting at the direction of the Majority Owners of the Phase 1 Bonds Outstanding, the District shall promptly, but in any event within one hundred twenty (120) days of the receipt of such consent, cause to be brought the necessary legal proceedings for the foreclosure of liens of the delinquent Phase 1 Assessments, including interest and penalties and (ii) unless some alternative resolution to such proceedings is agreed to with the Trustee and Majority Owners' consent, the foreclosure proceedings shall be prosecuted to a sale and conveyance of the property involved in said proceedings as now provided by law in suits to foreclose mortgages.
- (c) For the avoidance of doubt and notwithstanding anything to the contrary herein, the Trustee shall only be required to act under this Section 5.03 to the extent it receives timely written directions upon which it may conclusively rely from the Majority Owners and has been indemnified to its satisfaction.

Assessment Proceedings. The District covenants and agrees that upon the occurrence and continuance of an Event of Default with respect to the Phase 1 Bonds, it will take such actions to enforce the remedial provisions of the Indenture, the provisions for the collection of delinquent Phase 1 Assessments that are directly billed and collected by the District, and the provisions for the foreclosure of liens of delinquent Phase 1 Assessments that are directly billed and collected by the District, all in a manner consistent with the Master Indenture and this Eighth Supplemental Indenture, unless otherwise directed by the Majority Owners. All Phase 1 Assessments that are billed and collected directly by the District shall be due and payable by the applicable landowner no later than thirty (30) days prior to each Interest Payment Date and shall become delinquent thereafter.

SECTION 5.05 <u>Provisions relating to Bankruptcy or Insolvency of Taxpayer.</u>

(a) The provisions of this Section 5.05 shall be applicable both before and after the commencement, whether voluntary or involuntary, of any case, proceeding or other action by or

against any owner of any tax parcel subject to at least eight percent (8%) of the Phase 1 Assessments pledged to the Phase 1 Bonds Outstanding (an "Insolvent Taxpayer") under any existing or future law of any jurisdiction relating to bankruptcy, insolvency, reorganization, assignment for the benefit of creditors, or relief of debtors (a "Proceeding").

- (b) The District acknowledges and agrees that, although the Phase 1 Bonds were issued by the District, the Owners of the Phase 1 Bonds are categorically the party with the ultimate financial stake in the transaction and, consequently, the party with a vested and pecuniary interest in a Proceeding. In the event of any Proceeding involving an Insolvent Taxpayer:
 - (i) the District hereby agrees that it shall seek to secure the written consent of the Trustee, acting at the direction of the Majority Owners of the Phase 1 Bonds Outstanding, prior to making any election, giving any consent, commencing any action or filing any motion, claim, obligation, notice or application or in taking any other action or position in any Proceedings or in any action related to a Proceeding that affects, either directly or indirectly, the Phase 1 Assessments relating to the Phase 1 Bonds Outstanding, the Outstanding Phase 1 Bonds or any rights of the Trustee under the Indenture (provided, however, Trustee shall be deemed to have consented, on behalf of the Majority Owners of the Phase 1 Bonds Outstanding, to the proposed action if the District does not receive a written response from the Trustee within thirty (30) days following receipt by the Trustee of the written request for consent);
 - (ii) the District hereby agrees that it shall not make any election, give any consent, commence any action or file any motion, claim, obligation, notice or application or take any other action or position in any Proceeding or in any action related to a Proceeding that affects, either directly or indirectly, the Phase 1 Assessments relating to the Phase 1 Bonds Outstanding, the Phase 1 Bonds Outstanding or any rights of the Trustee under the Indenture that are inconsistent with any written consent received (or deemed received) from the Trustee;
 - (iii) the District hereby agrees that it shall seek the written consent of the Trustee prior to filing and voting in any such Proceeding (provided, however, Trustee shall be deemed to have consented, on behalf of the Majority Owners of the Phase 1 Bonds Outstanding, to the proposed action if the District does not receive a written response from the Trustee within thirty (30) days following receipt by the Trustee of the written request for consent);
 - (iv) the Trustee shall have the right, by interpleader or otherwise, to seek or oppose any relief in any such Proceeding that the District, as claimant with respect to the Phase 1 Assessments relating to the Phase 1 Bonds Outstanding would have the right to pursue, and, if the Trustee chooses to exercise any such rights, the District shall not oppose the Trustee in seeking to exercise any and all rights and taking any and all actions available to the District in connection with any Proceeding of any Insolvent Taxpayer, including without limitation, the right to file and/or prosecute and/or defend any claims and proofs of claims, to vote to accept or reject a plan, to seek dismissal of the Proceeding, to seek stay relief to commence or continue foreclosure or pursue any other available remedies as to the Phase 1 Assessments relating the Phase 1 Bonds

Outstanding, to seek substantive consolidation, to seek to shorten the Insolvent Taxpayer's exclusivity periods or to oppose any motion to extend such exclusivity periods, to oppose any motion for use of cash collateral or for authority to obtain financing, to oppose any sale procedures motion or any sale motion, to propose a competing plan of reorganization or liquidation, or to make any election under Section 1111(b) of the Bankruptcy Code; and

- (v) The District shall not challenge the validity or amount of any claim submitted in good faith in such Proceeding by the Trustee or any valuations of the lands owned by any Insolvent Taxpayer submitted in good faith by the Trustee in such Proceedings or take any other action in such Proceedings, which is adverse to Trustee's enforcement or the District's claim and rights with respect to the Phase 1 Assessments relating to the Phase 1 Bonds Outstanding or receipt of adequate protection (as that term is defined in the Bankruptcy Code). Without limiting the generality of the foregoing, the District agrees that the Trustee shall have the right (i) to file a proof of claim with respect to the Phase 1 Assessments pledged to the Phase 1 Bonds Outstanding, (ii) to deliver to the District a copy thereof, together with evidence of the filing with the appropriate court or other authority, and (iii) to defend any objection filed to said proof of claim.
- (c) Notwithstanding the provisions of the immediately preceding paragraphs, nothing in this Section shall preclude the District from becoming a party to a Proceeding in order to enforce a claim for operation and maintenance Assessments, and the District shall be free to pursue such claim in such manner as it shall deem appropriate in its sole and absolute discretion. Any actions taken by the District in pursuance of its claim for operation and maintenance Assessments in any Proceeding shall not be considered an action adverse or inconsistent with the Trustee's rights or consents with respect to the Phase 1 Assessments relating to the Phase 1 Bonds Outstanding whether such claim is pursued by the District or the Trustee; provided, however, that the District shall not oppose any relief sought by the Trustee under the authority granted to the Trustee in clause (b)(iv) above.
- (d) Notwithstanding anything herein to the contrary, the Trustee shall only act in connection with a Proceeding upon timely written direction of the Majority Owners, upon which the Trustee may conclusively rely, together with indemnity satisfactory to the Trustee sufficient to cover any fees, costs and expenses (including attorney's fees, costs and expenses) of the Trustee or that may be incurred by the Trustee in connections with such Proceeding. The Trustee shall have no liability for any failure to act with respect to any Proceeding if it does not receive such written direction and indemnity in a sufficiently timely manner in order for the Trustee to meet any deadline, applicable to such Proceeding and the Trustee shall be entitled to all of the rights and protections granted to it under Article XI of the Master Indenture regardless of whether there exists an Event of Default. The District shall notify a Responsible Officer of the Trustee in writing (the "Bankruptcy Notice") within 10 business days from the day it obtains knowledge of any Proceeding. In addition to giving notice of the Proceeding in reasonable detail, the Bankruptcy Notice shall also specifically reference this Section 5.05(d). In the event that the Trustee receives any moneys as the result of a Proceeding, the Trustee shall first reimburse any of its outstanding fees and/or the fees, costs and expenses incurred in connection with the Proceedings (including

attorney's fees, costs and expenses) prior to otherwise distributing such moneys. from the Majority Owners and has been indemnified to its satisfaction.

[End of Article V]

ARTICLE VI

LIMITATION ON ADDITIONAL BONDS

SECTION 6.01 <u>Limitation on Additional Bonds</u>. (a) Other than Bonds issued to refund a portion of Outstanding Phase 1 Bonds, the issuance of which as determined by the District results in present value debt service savings, the District shall not issue or incur any debt payable in whole or in part from the Phase 1 Pledged Revenues other than the Phase 1 Bonds.

- (b) So long as there are any Phase 1 Bonds Outstanding, the District shall not issue any Bonds or other debt obligations (the "Additional Bonds"), secured by Assessments on the Phase 1 Assessment Area without the written consent of the Majority Owners until the Phase 1 Special Assessments have been Substantially Absorbed.
- (c) The provisions of the preceding Subsection (b) shall not apply to any Bonds or other debt obligations secured by Assessments on properties other than the Phase 1 Assessment Area. Further, notwithstanding such restriction, the District may issue Bonds secured by Assessments on Phase 1 Assessment Area for the health, safety, welfare or repairs for Phase 1 Assessment Area.
- (d) Prior to the delivery of any such Additional Bonds or other debt obligations, the District will deliver a written certificate from the District Manager to the Trustee on which it may conclusively rely that all of the applicable conditions set forth above have been met.

[End of Article VI]

ARTICLE VII

CONCERNING THE TRUSTEE

SECTION 7.01 <u>Acceptance by Trustee</u>. The Trustee accepts the trusts declared and provided in this Eighth Supplemental Indenture and agrees to perform such trusts upon the terms and conditions set forth in the Indenture.

SECTION 7.02 <u>Limitation of Trustee's Responsibility</u>. The Trustee shall not be responsible in any manner for the due execution of this Eighth Supplemental Indenture by the District or for the recitals contained herein, all of which are made solely by the District.

SECTION 7.03 <u>Trustee's Duties</u>. Nothing contained herein shall limit the rights, benefits, privileges, protection and entitlements inuring to the Trustee under the Master Indenture, including, particularly, Article VI thereof.

SECTION 7.04 <u>Brokerage Confirmations</u>. The District acknowledges that to the extent regulations of the Comptroller of the Currency or other applicable regulatory entity grant the District the right to receive individual confirmations of security transactions at no additional cost, as they occur, the District specifically waives receipt of such confirmations to the extent permitted by law. The Trustee will furnish the District periodic cash transaction statements that include detail for all investment transactions made by the Trustee hereunder.

SECTION 7.05 Patriot Act of Requirements of Trustee. To help the government fight the funding of terrorism and money laundering activities, Federal law requires all financial institutions to obtain, verify, and record information that identified each person who opens an account. For a non-individual person such as business entity, a charity, a trust, or other legal entity, the Trustee will ask for documentation to verify such non-individual person's formation and existence as a legal entity. The Trustee may also ask to see financial statements, licenses, identification and authorization documents from individuals claiming authority to represent the entity or other relevant documentation.

[End of Article V]

ARTICLE VIII

MISCELLANEOUS PROVISIONS

SECTION 8.01 Amendment of Master Indenture. Anything herein or in the Master Indenture to contrary notwithstanding, the District agrees that Chapter 170.10, Florida Statutes provides that in the event an installment of a directly collected Phase 1 Assessment is not paid when due, the balance of the installments of such Phase 1 Assessment shall immediately become due and payable and the District shall commence foreclosure proceedings against the property subject to the lien of such delinquent Phase 1 Assessment. The District covenants and agrees to enforce the provision of Chapter 170.10, Florida Statutes, against the owner or owners of any tax parcel subject to a delinquent directly collected Phase 1 Assessment if so directed in writing by the Owners of more than fifty percent (50%) (the "Majority Owners") of the Outstanding Phase 1 Bonds.

Subject to this Section 8.01, the provisions of Sections 903 through 906 of the Master Indenture shall apply to the enforcement of any such remedial actions with respect to a delinquent Phase 1 Assessment, including the ability of the Majority Owners of the Phase 1 Bonds to direct proceedings and to direct application of the proceeds of any foreclosure of the Phase 1 Assessments notwithstanding that the existence of such delinquent Phase 1 Assessment may not constitute a default or an Event of Default in accordance with the provisions of Section 1002 of the Master Indenture.

SECTION 8.02 <u>Additional Matters Relating to Events of Default</u>. In addition to the events set forth in Section 901 of the Master Indenture, each of the following events shall be an Event of Default with respect to the Phase 1 Bonds, notwithstanding anything to the contrary in the Master Indenture, and references in the Master Indenture and herein to an Event of Default with respect to the Phase 1 Bonds shall include the following events:

- (a) Any portion of the Phase 1 Assessments pledged to the Phase 1 Bonds shall have become delinquent and, as the result thereof, the Indenture authorizes the Trustee to withdraw funds in an amount greater than twenty-five percent (25%) of the amount on deposit in Phase 1 Reserve Account to pay the Debt Service Requirements on the Phase 1 Bonds (regardless of whether the Trustee does or does not actually withdraw such funds from the Phase 1 Reserve Account to pay the Debt Service Requirements on the Phase 1 Bonds) (the foregoing being referred to as a "Reserve Account Event") unless within sixty (60) days from the Reserve Account Event the District has either (i) replenished the amounts, if any, withdrawn from the Phase 1 Reserve Account or (ii) the portion of the delinquent Phase 1 Assessments giving rise to the Reserve Account Event are paid and are no longer delinquent Phase 1 Assessments; and
- (b) More than fifteen percent (15%) of the operation and maintenance assessments that are directly billed by the District and levied by the District on tax parcels subject to the Phase 1 Assessments are not paid by the date such are due and payable and such default continues for sixty (60) days after the date when due. The District shall give written notice to the Trustee of the occurrence of the events set forth in this paragraph (b) not later than 10 days after the end of the

sixty day period referred to in the preceding sentence. The Trustee shall not be deemed to have knowledge of the occurrence of such an Event of Default absent notice thereof from the District.

Further, notwithstanding anything to the contrary in the Master Indenture, references in the Master Indenture to "the Owners of not less than 51% of the aggregate principal amount of Bonds the Outstanding" shall mean, with respect to the Phase 1 Bonds, the Owners of not less than a majority in aggregate principal amount of the Phase 1 Bonds then Outstanding.

SECTION 8.03 <u>Confirmation of Master Indenture</u>. As supplemented and amended by this Eighth Supplemental Indenture, the Indenture is in all respects ratified and confirmed, and this Eighth Supplemental Indenture shall be read, taken and construed as a part of the Master Indenture so that all of the rights, remedies, terms, conditions, covenants and agreements of the Master Indenture, except insofar as modified herein, shall apply and remain in full force and effect with respect to this Eighth Supplemental Indenture and to the Phase 1 Bonds issued hereunder.

SECTION 8.04 <u>Assignment of Collateral Assignment</u>. The District may assign its rights under the Collateral Assignment to the Trustee for the benefit of the Owners, from time to time, of the Phase 1 Bonds. Such assignment shall not be considered an assumption by the Trustee of any obligations thereunder.

SECTION 8.05 Continuing Disclosure Agreement. Contemporaneously with the original execution and delivery of Phase 1 Bonds, the District will execute and deliver a Continuing Disclosure Agreement in order to comply with the requirements of Rule 15c2-12 promulgated under the Securities and Exchange Act of 1934. The District covenants and agrees to comply with the provisions of such Continuing Disclosure Agreement; however, as set forth therein, failure to so comply shall not constitute an Event of Default hereunder; but, instead shall be enforceable by mandamus, injunction or any other means of specific performance.

SECTION 8.06 <u>Amendments</u>. Any amendments to this Eighth Supplemental Indenture shall be made pursuant to the provisions for amendment contained in the Master Indenture.

SECTION 8.07 <u>Counterparts</u>. This Eighth Supplemental Indenture may be executed in any number of counterparts, each of which when so executed and delivered shall be an original; but such counterparts shall together constitute but one and the same instrument.

SECTION 8.08 <u>Appendices and Exhibits</u>. Any and all schedules, appendices or exhibits referred to in and attached to this Eighth Supplemental Indenture are hereby incorporated herein and made a part of this Eighth Supplemental Indenture for all purposes.

SECTION 8.09 <u>No Rights Conferred on Others</u>. Nothing herein contained shall confer any right upon any Person other than the parties hereto and the Owners of the Phase 1 Bonds.

[End of Article VII]

IN WITNESS WHEREOF, Six Mile Creek Community Development District has caused this Eighth Supplemental Trust Indenture to be executed by the Chairman of its Board of Supervisors and its corporate seal to be hereunto affixed and attested by the Secretary of its Board of Supervisors and U.S. Bank National Association has caused this Eighth Supplemental Trust Indenture to be executed by one of its Vice Presidents all as of the day and year first above written.

	SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT
[SEAL]	
Attest:	By: Gregg Kern Chairman, Board of Supervisors
James Perry Secretary, Board of Supervisors	
	U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, PAYING AGENT AND REGISTRAR
	By:Stacey Johnson Vice President

EXHIBIT A

Phase 1 Assessment Area

The tax parcels listed on Table 5 of the Six Mile Creek Community Development District Final Numbers Special Assessment Methodology Report dated October ___, 2020 prepared by Government Management Services, Inc., a copy of which is included in the transcript of proceedings relating to the Phase 1 Bonds, but only those parcels so listed and shown as subject to the Phase 1 Assessments.

EXHIBIT B-1

[FORM OF BOND]

RA-1 UNITED STATES OF AMERICA

\$____

STATE OF FLORIDA

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT CAPITAL IMPROVEMENT REVENUE BOND, SERIES 2020 (ASSESSMENT AREA 3, PHASE 1)

Interest Rate	Maturity <u>Date</u>	Dated Date	CUSIF
%	November 1, 20	December, 2020	

REGISTERED OWNER: CEDE & CO.

PRINCIPAL AMOUNT:

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT, a community development district duly established and existing pursuant to Chapter 190, Florida Statutes (the "District"), for value received, hereby promises to pay (but only out of the sources hereinafter mentioned) to the registered Owner set forth above, or registered assigns, on the maturity date shown hereon, unless this Bond shall have been called for redemption in whole or in part and payment of the Redemption Price (as defined in the Indenture mentioned hereinafter) shall have been duly made or provided for, the principal amount shown above and to pay (but only out of the sources hereinafter mentioned) interest on the outstanding principal amount hereof from the most recent Interest Payment Date to which interest has been paid or provided for, or, if no interest has been paid, from the Dated Date shown above on May 1 and November 1 of each year (each, an "Interest Payment Date"), commencing on May 1, 2021, until payment of said principal sum has been made or provided for, at the rate per annum set forth above. Notwithstanding the foregoing, if any Interest Payment Date is not a Business Day (as defined in the Indenture hereinafter mentioned), then all amounts due on such Interest Payment Date shall be payable on the first Business Day succeeding such Interest Payment Date, but shall be deemed paid on such Interest Payment Date. The interest so payable, and punctually paid or duly provided for, on any Interest Payment Date will, as provided in the Indenture (as hereinafter defined), be paid to the registered Owner hereof at the close of business on the regular record date for such interest, which shall be the fifteenth (15th) day of the calendar month next preceding such Interest Payment Date, or, if such day is not a Business Day on the Business Day immediately preceding such day; provided, however, that on or after the occurrence and continuance of an Event of Default under clause (a) of Section 902 of the Master Indenture (hereinafter defined), the payment of interest and principal or Redemption Price or Amortization Installments shall be made by the Paying Agent (hereinafter defined) to such person, who, on a special record date which is fixed by the Trustee, which shall be not more than fifteen (15) and not less than ten (10) days prior to the date of such proposed payment, appears on the registration books of the Bond Registrar as the registered Owner of this

Bond. Except as required by the rules of DTC, any payment of principal, Maturity Amount or Redemption Price shall be made only upon presentation hereof at the designated corporate trust office of designated corporate trust office of U.S. Bank National Association located in Orlando, Florida as paying agent, or any alternate or successor paying agent (collectively, the "Paying Agent"). Payment of interest shall be made by check or draft (or by wire transfer to the registered Owner set forth above if such Owner requests such method of payment in writing on or prior to the regular record date for the respective interest payment to such account as shall be specified in such request, but only if the registered Owner set forth above owns not less than \$1,000,000 in aggregate principal amount of the Phase 1 Bonds, as defined below). Interest on this Bond will be computed on the basis of a 360-day year of twelve 30-day months.

NEITHER THIS BOND NOR THE INTEREST AND PREMIUM, IF ANY, PAYABLE GENERAL OBLIGATION OR GENERAL SHALL CONSTITUTE A INDEBTEDNESS OF THE DISTRICT WITHIN THE MEANING OF THE CONSTITUTION AND LAWS OF FLORIDA. THIS BOND AND THE SERIES OF WHICH IT IS A PART AND THE INTEREST AND PREMIUM, IF ANY, PAYABLE HEREON AND THEREON DO NOT CONSTITUTE EITHER A PLEDGE OF THE FULL FAITH AND CREDIT OF THE DISTRICT OR A LIEN UPON ANY PROPERTY OF THE DISTRICT OTHER THAN AS PROVIDED IN THE MASTER INDENTURE OR IN THE SUPPLEMENTAL INDENTURE AUTHORIZING THE ISSUANCE OF THE PHASE 1 BONDS. NO OWNER OR ANY OTHER PERSON SHALL EVER HAVE THE RIGHT TO COMPEL THE EXERCISE OF ANY AD VALOREM TAXING THE DISTRICT OR ANY OTHER PUBLIC AUTHORITY GOVERNMENTAL BODY TO PAY DEBT SERVICE OR TO PAY ANY OTHER AMOUNTS REQUIRED TO BE PAID PURSUANT TO THE MASTER INDENTURE, THE SUPPLEMENTAL INDENTURE, OR THE PHASE 1 BONDS. RATHER, DEBT SERVICE AND ANY OTHER AMOUNTS REQUIRED TO BE PAID PURSUANT TO THE MASTER INDENTURE, THE SUPPLEMENTAL INDENTURE, OR THE PHASE 1 BONDS, SHALL BE PAYABLE SOLELY FROM, AND SHALL BE SECURED SOLELY BY, THE PHASE 1 PLEDGED REVENUES AND THE PHASE 1 PLEDGED FUNDS AND ACCOUNTS PLEDGED TO THE PHASE 1 BONDS, ALL AS PROVIDED HEREIN, IN THE MASTER INDENTURE AND IN THE EIGHTH SUPPLEMENTAL INDENTURE.

This Bond is one of an authorized series of Bonds of Six Mile Creek Community Development District (the "District"), a community development district duly created, organized and existing under Chapter 190, Florida Statutes (the Uniform Community Development District Act of 1980), as amended (the "Act") designated as "Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1)" (the "Phase 1 Bonds"), in the aggregate principal amount of \$______ of like date, tenor and effect, except as to maturity date, interest rate and number, issued by the District to (i) finance a portion of the Cost of acquisition, construction, installation and equipping of a portion of the District's Capital Improvement Program; (ii) refund certain outstanding debt of the District; (iii) pay interest on the Phase 1 Bonds through November 1, 20__, (iv) pay certain costs associated with the issuance of the Phase 1 Bonds; and (v) fund a Phase 1 Reserve Account for the Phase 1 Bonds.

The Phase 1 Bonds are issued under authority of the laws and Constitution of the State of Florida, including particularly the Act, and are issued under, and are secured and governed by, a Master Trust Indenture dated as of July 1, 2007 (the "Master Indenture"), by and between the

District and the Trustee and an Eighth Supplemental Trust Indenture dated as of December 1, 2020 (the "Eighth Supplemental Indenture"), each by and between the District and the Trustee (the Master Indenture and the Eighth Supplemental Indenture together are referred to herein as the "Indenture"). Reference is hereby made to the Indenture for the provisions, among others, with respect to the custody and application of the proceeds of the Phase 1 Bonds, the collection and disposition of revenues and the funds charged with and pledged to the payment of the principal, Maturity Amount and Redemption Price of, and the interest on, the Phase 1 Bonds, the nature and extent of the security thereby created, the covenants of the District with respect to the levy and collection of Assessments (as defined in the Indenture), the terms and conditions under which the Phase 1 Bonds are or may be issued, the rights, duties, obligations and immunities of the District and the Trustee under the Indenture and the rights of the Owners of the Phase 1 Bonds, and, by the acceptance of this Phase 1 Bond, the Owner hereof assents to all of the provisions of the Indenture. The Phase 1 Bonds are equally and ratably secured by the Phase 1 Trust Estate, without preference or priority of one Phase 1 Bond over another. The Indenture does not authorize the issuance of any additional Bonds ranking on a parity with the Phase 1 Bonds as to the lien and pledge of the Phase 1 Trust Estate, other than certain refunding Bonds.

It is expressly agreed by the owner of this Bond that such owner shall never have the right to require or compel the exercise of the ad valorem taxing power of the District, St. Johns County, Florida (the "County"), the State, or any other political subdivision thereof, or taxation in any form of any real or personal property of the District, the County, the State or any other political subdivision thereof, for the payment of the principal of, premium, if any, and interest on this Bond or the making of any other sinking fund and other payments provided for in the Indenture, except for Phase 1 Assessments to be assessed and levied by the District as set forth in the Indenture.

The Phase 1 Bonds are issuable only as registered bonds without coupons in current interest form in denominations of \$5,000 or any integral multiple thereof (an "Authorized Denomination"); provided, however, if any initial beneficial owner of Phase 1 Bonds does not purchase at least \$100,000 of the Phase 1 Bonds at the time of initial delivery of the Phase 1 Bonds, such beneficial owner must execute and deliver to the District and the Underwriter on the date of delivery of the Phase 1 Bonds the investor letter in the form attached to the Eighth Supplemental Indenture as Exhibit C or otherwise establish to the satisfaction of the Underwriter that such beneficial owner is an "accredited investor," as described in Rule 501(a) under Regulation D of the Securities Act of 1933, as amended. This Bond is transferable by the registered Owner hereof or his duly authorized attorney at the designated corporate trust office of the Trustee in Orlando, Florida, as Bond Registrar (the "Bond Registrar"), upon surrender of this Bond, accompanied by a duly executed instrument of transfer in form and with guaranty of signature reasonably satisfactory to the Bond Registrar, subject to such reasonable regulations as the District or the Bond Registrar may prescribe, and upon payment of any taxes or other governmental charges incident to such transfer. Upon any such transfer a new Phase 1 Bond or Bonds, in the same aggregate principal amount as the Phase 1 Bond or Bonds transferred, will be issued to the transferee. At the corporate trust office of the Bond Registrar in Orlando, Florida, in the manner and subject to the limitations and conditions provided in the Master Indenture and without cost, except for any tax or other governmental charge, Phase 1 Bonds may be exchanged for an equal aggregate principal amount of Phase 1 Bonds of the same maturity, of Authorized Denominations and bearing interest at the same rate or rates.

The Phase 1 Bonds are subject to redemption prior to maturity at the option of the District in whole or in part on any date on or after November 1, 20__ (less than all Phase 1 Bonds to be selected by lot) at the Redemption Price of equal to the par amount thereof, together with accrued interest to the date of redemption.

The Phase 1 Bonds maturing on November 1, 20__ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Supplemental Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year	Principal
(November 1)	<u>Amount</u>
	\$

*

The Phase 1 Bonds maturing on November 1, 20__ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Supplemental Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year	Principal
(November 1)	<u>Amount</u>
	\$

The Phase 1 Bonds maturing on November 1, 20__ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Supplemental Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

^{*} Maturity.

^{*} Maturity.

Year	Principal
(November 1)	Amount
	\$

*

The Phase 1 Bonds maturing on November 1, 20__ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Supplemental Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year	Principal
(November 1)	Amount
	<u> </u>

*

Upon any redemption of Phase 1 Bonds (other than Phase 1 Bonds redeemed in accordance with scheduled Amortization Installments) and upon any cancellation of Phase 1 Bonds upon surrender to the Trustee (including any surrender pursuant to the Indenture), the District shall cause to be recalculated and delivered to the Trustee revised Amortization Installments recalculated so as to amortize the Outstanding Phase 1 Bonds in substantially equal annual installments of principal and interest (subject to rounding to Authorized Denominations of principal) over the remaining term of the Phase 1 Bonds.

The Phase 1 Bonds are subject to extraordinary mandatory redemption prior to maturity, in whole on any date or in part on any February 1, May 1, August 1 or November 1, in the manner determined by the Bond Registrar, at the Redemption Price of 100% of the principal amount thereof, without premium, together with accrued interest to the date of redemption, if and to the extent that any one or more of the following shall have occurred:

- (a) from Phase 1 Prepayment Principal (as defined in the Indenture) and Connection Fees (as defined in the Indenture) deposited into the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account;
- (b) on or after the Completion Date of the Phase 1 Project, by application of moneys remaining in the Phase 1 Acquisition and Construction Account of the Acquisition

^{*} Maturity.

^{*} Maturity.

and Construction Fund not reserved by the Issuer for the payment of any remaining part of the Cost of the Phase 1 Project, all of which shall be transferred to the Phase 1 Redemption Account of the Debt Service Fund and credited toward extinguishment of the Phase 1 Assessments and applied toward the redemption of the Phase 1 Bonds, in accordance with the manner it has credited such excess moneys toward extinguishment of Phase 1 Assessments, which the Issuer shall describe to the Trustee in writing; or

(c) from amounts transferred to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account resulting from a reduction in the Phase 1 Reserve Account Requirement as provided for in the Indenture, and, on the date on which the amount on deposit in the Phase 1 Reserve Account, together with other moneys available therefor, are sufficient to pay and redeem all of the Phase 1 Bonds then Outstanding, including accrued interest thereon.

If less than all of the Phase 1 Bonds shall be called for redemption, the particular Phase 1 Bonds or portions of Phase 1 Bonds to be redeemed shall be selected by lot by the Registrar as provided in the Indenture.

Notice of each redemption of Phase 1 Bonds is required to be mailed by the Bond Registrar, postage prepaid, not less than thirty (30) nor more than forty-five (45) days prior to the redemption date to each registered Owner of Phase 1 Bonds to be redeemed at the address of such registered Owner recorded on the bond register maintained by the Bond Registrar. On the date designated for redemption, notice having been given and money for the payment of the Redemption Price being held by the Paying Agent, all as provided in the Indenture, the Phase 1 Bonds or such portions thereof so called for redemption shall become and be due and payable at the Redemption Price provided for the redemption of such Phase 1 Bonds or such portions thereof on such date, interest on such Phase 1 Bonds or such portions thereof so called for redemption shall cease to accrue, such Phase 1 Bonds or such portions thereof so called for redemption shall cease to be entitled to any benefit or security under the Indenture and the Owners thereof shall have no rights in respect of such Phase 1 Bonds or such portions thereof so called for redemption except to receive payments of the Redemption Price thereof so held by the Paying Agent. Further notice of redemption shall be given by the Bond Registrar to certain registered securities depositories and information services as set forth in the Indenture, but no defect in said further notice nor any failure to give all or any portion of such further notice shall in any manner defeat the effectiveness of a call for redemption if notice thereof is given as above prescribed.

This Bond shall be issued initially pursuant to a book-entry-only system administered by The Depository Trust Company, New York, New York ("DTC"), which shall act as securities depository for the Phase 1 Bonds, with no physical distribution of Phase 1 Bonds to be made. Any provisions of the Indenture or this Bond requiring physical delivery of Phase 1 Bonds shall, under the book-entry-only system, be deemed to be satisfied by a notation on the records maintained by DTC of ownership interests of its participants ("DTC Participants") and other institutions that clear through or maintain a custodial relationship with a DTC Participant, either directly or indirectly ("Indirect Participants"). DTC Participants and Indirect Participants will be responsible for maintaining records with respect to the beneficial ownership interests of individual purchasers of the Phase 1 Bonds ("Beneficial Owners").

This Phase 1 Bond shall initially be issued in the name of Cede & Co. as nominee for DTC, and so long as this Bond is held in book-entry-only form Cede & Co. shall be considered the registered owner for all purposes hereof, including the payment of the principal of and interest on this Bond. Payment to DTC Participants shall be the responsibility of DTC. Payments by DTC Participants to Indirect Participants, and by DTC Participants and Indirect Participants to individual Beneficial Owners shall be the responsibility of DTC Participants and Indirect Participants and not of DTC, the District or the Trustee.

The District shall keep books for the registration of the Phase 1 Bonds at the designated corporate trust office of the Registrar in Orlando, Florida. Except when registration of the Phase 1 Bonds is being maintained pursuant to a book-entry-only system, the Phase 1 Bonds may be transferred or exchanged by the registered owner thereof in person or by his attorney duly authorized in writing only upon the books of the District kept by the Registrar and only upon surrender thereof together with a written instrument of transfer satisfactory to the Registrar duly executed by the registered owner or his duly authorized attorney. In all cases in which the privilege of transferring or exchanging Phase 1 Bonds is exercised, the District shall execute and the Trustee or such other authenticating agent as may be appointed by the Trustee under the Indenture shall authenticate and deliver a new Phase 1 Bond or Phase 1 Bonds in authorized form and in like aggregate principal amount in accordance with the provisions of the Indenture. There shall be no charge for any such exchange or transfer of Phase 1 Bonds, but the District may require payment of a sum sufficient to pay any tax, fee or other governmental charge imposed. Neither the District nor the Registrar shall be required (a) to transfer or exchange Phase 1 Bonds for a period of 15 days next preceding any selection of Phase 1 Bonds to be redeemed or thereafter until after the mailing of any notice of redemption; or (b) to transfer or exchange any Phase 1 Bond called for redemption in whole or in part.

The District, the Trustee, the Paying Agent and the Registrar may deem and treat the person in whose name any Phase 1 Bond shall be registered upon the books kept by the Registrar as the absolute owner thereof (whether or not such Phase 1 Bond shall be overdue and notwithstanding any notation of ownership or other writing thereon made by anyone other than the District, the Trustee, the Paying Agent or the Registrar) for the purpose of receiving payment of or on account of the principal of, premium, if any, and interest on such Phase 1 Bond as the same becomes due, and for all other purposes. All such payments so made to any such registered owner or upon his order shall be valid and effectual to satisfy and discharge the liability upon such Phase 1 Bond to the extent of the sum or sums so paid, and neither the District, the Trustee, the Paying Agent, nor the Registrar shall be affected by any notice to the contrary.

The owner of this Bond shall have no right to enforce the provisions of the Indenture or to institute action to enforce the covenants therein, or to take any action with respect to any event of default under the Indenture or to institute, appear in or defend any suit or other proceeding with respect thereto, except as provided in the Indenture.

In certain events, on the conditions, in the manner and with the effect set forth in the Indenture, the principal of all the Phase 1 Bonds then Outstanding under the Indenture may become and may be declared due and payable before the stated maturities thereof, with the interest accrued thereon.

Modifications or alterations of the Master Indenture or of any indenture supplemental thereto may be made only to the extent and in the circumstances permitted by the Master Indenture.

Any moneys held by the Trustee or any Paying Agent in trust for the payment and discharge of any Phase 1 Bond which remain unclaimed for six (6) years after the date when such Phase 1 Bond has become due and payable, either at its stated maturity dates or by call for earlier redemption, if such moneys were held by the Trustee or any Paying Agent at such date, or for six (6) years after the date of deposit of such moneys if deposited with the Trustee or Paying Agent after the date when such Phase 1 Bond became due and payable, shall be paid to the District, and thereupon and thereafter no claimant shall have any rights against the Paying Agent to or in respect of such moneys.

If the District deposits or causes to be deposited with the Trustee cash or Federal Securities (as defined in the Indenture) sufficient to pay the principal or redemption price of any Phase 1 Bonds becoming due at maturity or by call for redemption in the manner set forth in the Indenture, together with the interest accrued to the due date, the lien of the Phase 1 Bonds as to the Phase 1 Trust Estate shall be discharged, except for the rights of the Owners thereof with respect to the funds so deposited as provided in the Indenture.

This Bond shall have all the qualities and incidents, including negotiability, of investment securities within the meaning and for all the purposes of the Uniform Commercial Code of the State of Florida.

This Bond is issued with the intent that the laws of the State of Florida shall govern its construction.

It is hereby certified and recited that all acts, conditions and things required to exist, to happen, and to be performed, precedent to and in the issuance of this Bond exist, have happened and have been performed in regular and due form and time as required by the laws and Constitution of the State of Florida applicable thereto, including particularly the Act, and that the issuance of this Bond, and of the issue of the Phase 1 Bonds of which this Bond is one, is in full compliance with all constitutional and statutory limitations or provisions. This Bond shall not be valid or become obligatory for any purpose or be entitled to any benefit or security under the Indenture until it shall have been authenticated by execution of the Trustee, or such other authenticating agent as may be appointed by the Trustee under the Indenture, of the certificate of authentication endorsed hereon.

IN WITNESS WHEREOF, SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT has caused this Bond to be signed by the manual signature of the Chairman of its Board of Supervisors and a facsimile of its seal to be imprinted hereon, and attested by the manual signature of the Secretary of its Board of Supervisors, all as of the date hereof.

	Six Mile Creek Community Development District
	By:
(SEAL)	Chairman, Board of Supervisors
Attest:	
By:Secretary	<u> </u>
Board of Supervisors	

CERTIFICATE OF AUTHENTICATION

This Bond is one of the Phase 1 Bo	onds delivered pursuant to the within mentioned
Indenture.	
Date of Authentication:	
	U.S. Bank National Association, as Trustee
	By:
	Authorized Officer

STATEMENT OF VALIDATION

This Bond is one of a series of Bonds which were validated by judgment of the Circuit Court of the Fourth Judicial Circuit of Florida, in and for St. Johns County, Florida, rendered on the 16^{th} day of May, 2007.

DEVELOPMEN	EK COMMUNIT NT DISTRICT
Chairman	

ABBREVIATIONS

The following abbreviations, when used in the inscription on the face of the within Bond, shall be construed as though they were written out in full according to applicable laws or regulations.

TEN COM TEN ENT			ag.				
JT TEN		as tenants by the entireties as joint tenants with the right of survivorship and not as tenants in common					
UNIFORM	GIFT MIN AC						
		`	ust)		(Minor)		
unde	er Uniform Gif (State)	ts to Minors	Act				
Additional	abbreviations n	•	ed though not ******				
			ASSIGNME	NT			
For value	e received,				assigns and l all rights there		unto reby
	constitutes and on the book	appoints			, a bstitution in the	ttorney to tran	
Dated:							
	urity Number or dentification Transferee:						
Signature g	uaranteed:						
NOTICE:		the face of the			st correspond warticular withou		

EXHIBIT C

[TAX CERTIFICATE AND TAX COVENANTS]

EXHIBIT D FORM OF INVESTOR LETTER

[Date]

Six Mile Creek Community Development District c/o Government Management Services, LLC St. Augustine, Florida

FMSbonds, Inc.

North Miami Beach, Florida

	Re:	•	Siv Mi	le Creek	Community	, Deve	lonment	District	Canital
	RC.	Improvement			•				Сарпат
Ladies	and Ge	entlemen:							
	The un	ndersigned is a	uthorized	to sign th	is letter [on 1	ehalf o	f Name o	of Non-In	dividual
Investo	<u>or</u>], as 1	the beneficial of	owner (the	e "Investo	r") of \$	of th	e above-	reference	d Bonds
maturi	ng on N	November 1,	, b	earing into	erest at the ra	te of	_% per a	nnum and	l CUSIP
#	(h	erein the "Inve	stor Bond	s")			•		

The undersigned acknowledges that the Bonds were issued by the Six Mile Creek Community Development District Capital (the "District") for the purpose of providing a portion of the funds necessary to re-finance the acquisition and construction of certain public infrastructure described in the Offering Document referred to below and to pay for costs of issuance. The undersigned further acknowledges that the Bonds, which include the Investor Bonds, are secured under that certain Master Trust Indenture, dated as of July 1, 2007 (the "Master Indenture") and an Eighth Supplemental Trust Indenture dated as of December 1, 2020 ("Seventh Supplement Indenture" and, collectively with the Master Indenture, the "Indenture"), between the District and U.S. Bank National Association, as trustee (the "Trustee"), which creates a security interest in the trust estate described therein (the "Security") for the benefit of the Owners of the Bonds.

In connection with the purchase of the Investor Bonds by the Investor, the Investor hereby makes the following representations upon which you may rely:

- 1. The Investor has authority to purchase the Investor Bonds and to execute this letter, any other instruments and documents required to be executed by the Investor in connection with the purchase of the Investor Bonds.
- 2. The Investor meets the criteria of an "accredited investor" as described in one or more of the categories derived from Rule 501(a) under Regulation D of the Securities Act of 1933, as amended (the "Securities Act") summarized below, and therefore, has sufficient knowledge and experience in financial and business matters, including purchase and ownership of municipal and other tax-exempt obligations including those which are not rated or credit-enhanced, to be able to

	w to indicate the type of accredited investor:
☐ development	a bank, insurance company, registered investment company, business company, or small business investment company;
	an employee benefit plan, within the meaning of the Employee Retirement ity Act, if a bank, insurance company, or registered investment adviser makes at decisions, or if the plan has total assets in excess of \$5 million;
\$5 million;	a charitable organization, corporation, or partnership with assets exceeding
	a business in which all the equity owners are "accredited investors";
of the primary	a natural person who has individual net worth, or joint net worth with the use, that exceeds \$1 million at the time of the purchase, excluding the value of residence of such person, except that mortgage indebtedness on the primary ll not be included as a liability;
•	a natural person with income exceeding \$200,000 in each of the two most or joint income with a spouse exceeding \$300,000 for those years and a pectation of the same income level in the current year; or
purpose of ac person.	a trust with total assets in excess of \$5,000,000, not formed for the specified equiring the Investor Bonds whose purchase is directed by a sophisticated

- 3. The Investor Bonds are being acquired by the Investor for investment and not with a present view to, or for resale in connection with, any distribution of the Bonds.
- 4. The Investor has been supplied with an (electronic) copy of the Limited Offering Memorandum dated November ___, 2020 of the District and relating to the Bonds (the "Offering Document") and has reviewed the Offering Document and represents that such Offering Document has provided full and meaningful disclosure in order for the Investor to make an informed decision to invest in the Investor Bonds.

Ca	pitalized terms	used herein and i	not otherwise	defined hav	ve the mean	ings gi	ven to s	such
terms in th	e Indenture.							

Very truly yours,							
[Name], [Type of Entity]							
By: Name: Title: Date:							
Or							
[Name], an Individual							

EXHIBIT E Phase 1 Investment Obligations

"Phase 1 Investment Obligations" shall mean and include any of the following securities with respect to the investment of moneys under the Eighth Supplemental Indenture, if and to the extent that such securities are legal investments for funds of the District:

(i) Government Obligations;

- (ii) obligations of any of the following agencies: Government National Mortgage Association (including participation certificates issued by such association); Fannie Mae (including participation certificates issued by such entity); Federal Home Loan Banks; Federal Farm Credit Banks; Tennessee Valley Authority; Farmers Home Administration; Student Loan Marketing Association; Federal Home Loan Mortgage Corporation or other similar governmental sponsored entities;
- (iii) Money market deposit accounts, time deposits, and certificates of deposits issued by commercial banks, savings and loan associations or mutual savings banks whose short-term obligations are rated, at the time of purchase, in one of the two highest rating categories, without regard to gradation, by Moody's and S & P;
- (iv) commercial paper rated in the top two rating category by both Moody's and S&P at the time of purchase;
- (v) municipal securities issued by any state or commonwealth of the United States or political subdivision thereof or constituted authority thereof including, but not limited to, municipal corporations, school districts and other special districts and rated A- or higher by Moody's, Fitch or S&P at the time of purchase;
- (vi) both (A) shares of a diversified open-end management investment company (as defined in the Investment Company Act of 1940) or a regulated investment company (as defined in Section 851(a) of the Code) that is a money market fund that is rated in the highest rating category for money market funds by both Moody's and S&P, including those shares offered or sponsored by the Trustee Bank, and (B) shares of money market mutual funds, including those funds offered or sponsored by the Trustee Bank, that invest only in Government Obligations and obligations of any of the following agencies: Government National Mortgage Association (including participation certificates issued by such association); Fannie Mae (including participation certificates issued by such entity); Federal Home Loan Banks; Federal Farm Credit Banks; Tennessee Valley Authority; Farmers Home Administration; Student Loan Marketing Association; Federal Home Loan Mortgage Corporation and repurchase agreements secured by such obligations, which funds are rated in the highest categories for such funds by both Moody's and S&P;
- (vii) repurchase agreements, which will be collateralized at the onset of the repurchase agreement of at least 103% marked to market weekly by the repurchase agreement provider with collateral with a domestic or foreign bank or corporation (other than life or property casualty

insurance company) the long-term debt of which, or, in the case of a financial guaranty insurance company, claims paying ability, of the guarantor is rated at least "AA" by S&P and "Aa" by Moody's provided that the repurchase agreement shall provide that if during its term the provider's rating by either S&P or Moody's falls below "AA-" or "Aa3," respectively, the provider shall immediately notify the Trustee and the provider shall at its option, within ten (10) calendar days of receipt of publication of such downgrade, either (A) maintain collateral at levels, sufficient to maintain an "AA" rated investment from S&P and an "Aa" rated investment from Moody's, or (B) repurchase all collateral and terminate the repurchase agreement. Further, if the provider's rating by either S&P or Moody's falls below "A-" or "A3," respectively, the provider must at the direction by the District to the Trustee, within ten (10) calendar days, either (1) maintain collateral at levels sufficient to maintain an "AA" rated investment from S&P and an "Aa" rated investment from Moody's, or (2) repurchase all Collateral and terminate the repurchase agreement without penalty. In the event the repurchase agreement provider has not satisfied the above conditions within ten (10) calendar days of the date such conditions apply, then the repurchase agreement shall provide that the Trustee shall be entitled to, and upon becoming aware of such event, the Trustee shall withdraw the entire amount invested plus accrued interest within two (2) Business Days. Any repurchase agreement entered into pursuant to this Eighth Supplemental Indenture shall contain the following additional provisions:

- 1) Failure to maintain the requisite collateral percentage will require the District or the Trustee to liquidate the collateral as provided above;
- 2) The Holder of the Collateral, as hereinafter defined, shall have possession of the collateral or the collateral shall have been transferred to the Holder of the Collateral, in accordance with applicable state and federal laws (other than by means of entries on the transferor's books);
- 3) The repurchase agreement shall state and an opinion of Counsel in form and in substance satisfactory to the Trustee shall be rendered that the Holder of the Collateral has a perfected first priority security interest in the collateral, any substituted collateral and all proceeds thereof (in the case of bearer securities, this means the Holder of the Collateral is in possession);
- 4) The repurchase agreement shall be a "repurchase agreement" as defined in the United States Bankruptcy Code and, if the provider is a domestic bank, a "qualified financial contract" as defined in the Financial Institutions Reform, Recovery and Enforcement Act of 1989 ("FIRREA") and such bank is subject to FIRREA;
- 5) The repurchase transaction shall be in the form of a written agreement, and such agreement shall require the provider to give written notice to the Trustee of any change in its long-term debt rating;
- 6) The District or its designee shall represent that it has no knowledge of any fraud involved in the repurchase transaction;
- 7) The District and the Trustee shall receive the opinion of Counsel (which opinion shall be addressed to the District and the Trustee and shall be in form and substance

satisfactory to the Trustee) that such repurchase agreement complies with the terms of this section and is legal, valid, binding and enforceable upon the provider in accordance with its terms:

- 8) The term of the repurchase agreement shall be no longer than ten years;
- 9) The interest with respect to the repurchase transaction shall be payable at the times and in the amounts necessary in order to make funds available when required under this Eighth Supplemental Indenture.
- 10) The repurchase agreement shall provide that the Trustee may withdraw funds without penalty at any time, or from time to time, for any purpose permitted or required under this Eighth Supplemental Indenture;
- Any repurchase agreement shall provide that a perfected security interest in such investments is created for the benefit of the beneficial owners under the Uniform Commercial Code of Florida, or book-entry procedures prescribed at 31 C.F.R. 306.1 et seq. or 31 C.F.R. 350.0 et seq. are created for the benefit of the beneficial owners; and
- 12) The collateral delivered or transferred to the District, the Trustee, or a third-party acceptable to, and acting solely as agent for, the Trustee (the "Holder of the Collateral") shall be delivered and transferred in compliance with applicable state and federal laws (other than by means of entries on provider's books) free and clear of any third-party liens or claims pursuant to a custodial agreement subject to the prior written approval of the majority of the Holders and the Trustee. The custodial agreement shall provide that the Trustee must have disposition or control over the collateral of the repurchase agreement, irrespective of an event of default by the provider of such repurchase agreement.

If such investments are held by a third-party, they shall be held as agent for the benefit of the Trustee as fiduciary for the beneficial owners and not as agent for the bank serving as Trustee in its commercial capacity or any other party and shall be segregated from securities owned generally by such third party or bank;

- (viii) investment agreements with a bank, insurance company or other financial institution, or the subsidiary of a bank, insurance company or other financial institution if the parent guarantees the investment agreement, which bank, insurance company, financial institution or parent has an unsecured, uninsured and unguaranteed obligation (or claims-paying ability) rated in the highest short-term rating category by Moody's or S&P (if the term of such agreement does not exceed 365 calendar days), or has an unsecured, uninsured and unguaranteed obligation (or claims paying ability) rated by Aa2 or better by Moody's and AA or better by S&P or Fitch, respectively (if the term of such agreement is more than 365 calendar days) or is the lead bank of a parent bank holding company with an uninsured, unsecured and unguaranteed obligation of the aforesaid ratings, provided:
 - 1) interest is paid on any date interest is due on the Phase 1 Bonds (not more frequently than quarterly) at a fixed rate (subject to adjustments for yield restrictions required by the Code) during the entire term of the agreement;

- 2) moneys invested thereunder may be withdrawn without penalty, premium, or charge upon not more than two Business Days' notice unless otherwise specified in a Supplemental Indenture;
- 3) the same guaranteed interest rate will be paid on any future deposits made to restore the account to its required amount; and
- 4) the Trustee receives an opinion of counsel that such agreement is an enforceable obligation of such insurance company, bank, financial institution or parent;
- 5) in the event of a suspension, withdrawal, or downgrade below Aa3, AA- or AA- by Moody's, S&P or Fitch, respectively, the provider shall notify the Trustee within five (5) calendar days of such downgrade event and the provider shall at its option, within ten (10) Business Days after notice is given to the Trustee take any one of the following actions:
- 6) collateralize the agreement at levels, sufficient to maintain an "AA" rated investment from S&P or Fitch and an "Aa2" from Moody's with a market to market approach, or
- 7) assign the agreement to another provider, as long as the minimum rating criteria of "AA" rated investment from S&P or Fitch and an "Aa2" from Moody's with a market to market approach; or
- 8) have the agreement guaranteed by a provider which results in a minimum rating criteria of an "AA" rated investment from S&P or Fitch and an "Aa2" from Moody's with a market to market approach; or
 - 9) repay all amounts due and owing under the agreement.
- 10) In the event the provider has not satisfied any one of the above conditions within three (3) Business Days of the date such conditions apply, then the agreement shall provide that the Trustee shall be entitled to withdraw the entire amount invested plus accrued interest without penalty or premium.
- (ix) bonds, notes and other debt obligations of any corporation organized under the laws of the United States, any state or organized territory of the United States or the District of Columbia, if such obligations are, at the time of purchase, rated A- or better by at least two (2) of the following rating agencies: Moody's, S&P or Fitch or AA- or better by either S&P, Moody's or Fitch:
- (x) the Local Government Surplus Funds Trust Fund as described in Florida Statutes, Section 218.405 or the corresponding provisions of subsequent laws provided that such fund, at the time of purchase, is rated at least "AA" by S&P (without regard to gradation) or at least "Aa" by Moody's (without regard to gradation); and
 - (xi) other investments permitted by Florida law and directed by the District.

A certificate of an Authorized Officer directing any investment enumerated above shall constitute a representation by the District (upon which the Trustee may conclusively rely) that such investment is permitted under this Eighth Supplemental Indenture.

DRAFT-1 GrayRobinson, P.A. October 16, 2020

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT (ST. JOHNS COUNTY, FLORIDA)

CAPITAL IMPROVEMENT REVENUE BONDS, SERIES 2020 (ASSESSMENT AREA 3, PHASE 1)

BOND PURCHASE CONTRACT

_____, 2020

Board of Supervisors Six Mile Creek Community Development District St. Johns County, Florida

Ladies and Gentlemen:

FMSbonds, Inc. (the "Underwriter") offers to enter into this Bond Purchase Contract (the "Purchase Contract") with the Six Mile Creek Community Development District (the "District"). The District is located entirely within unincorporated St. Johns County, Florida (the "County"). This offer of the Underwriter shall, unless accepted by the District, acting through its Board of Supervisors (the "Board"), expire at [4:00] P.M. prevailing time within the jurisdiction of the District on the date hereof, unless previously withdrawn or extended in writing by the Underwriter. This Purchase Contract shall be binding upon the District and the Underwriter upon execution and delivery. Any capitalized word not defined herein shall have the meaning ascribed thereto in the Preliminary Limited Offering Memorandum (as hereinafter defined). In conformance with Section 218.385, Florida Statutes, as amended, the Underwriter hereby delivers to the District the Disclosure and Truth-In-Bonding Statements attached hereto as Exhibit A.

1. Purchase and Sale. Upon the terms and conditions and upon the basis of the representations, warranties and agreements set forth herein, the Underwriter hereby agrees to purchase from the District, and the District hereby agrees to sell and deliver to the Underwriter, all (but not less than all) of the District's \$______ Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds"). The Phase 1 Bonds shall be dated their date of delivery and shall mature on the dates, shall bear interest at the rates, and shall be subject to redemption prior to maturity, all as provided in Exhibit B attached hereto.

The purchase price for the Phase 1 Bonds shall be \$_____ (representing the \$____ aggregate principal amount of the Phase 1 Bonds, [plus/less net original issue premium/discount of \$____ and] and less an underwriter's discount of \$______). Payment of the purchase price and delivery of the Phase 1 Bonds and the other actions contemplated hereby to take place at the time of such payment and delivery are hereinafter referred to as the "Closing."

2. The Phase 1 Bonds. The Phase 1 Bonds are to be issued by the District, a local unit of special-purpose government of the State of Florida (the "State") created pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended, any successor statute thereto, the Florida Constitution, and other applicable provisions of law (collectively, the "Act"), and by Rule 42GGG-1, Florida Administrative Code (the "Establishment Rule"). The Phase 1 Bonds are being issued pursuant to the Act and secured pursuant to the provisions of a Master Trust Indenture dated

- as of July 1, 2007 (the "Master Indenture") and a Eighth Supplemental Trust Indenture dated as of _______ 1, 2020 (the "Eighth Supplemental Indenture" and, together with the Master Indenture, the "Indenture"), each by and between the District and U.S. Bank National Association, as trustee (the "Trustee"), and by Resolution No. 2007-14 and Resolution No. 2021-____ adopted by the Board on March 30, 2007, and October 21, 2020, respectively (collectively, the "Bond Resolution"). Prior to and as a condition of the delivery of the Phase 1 Bonds, the Phase 1 Assessments constituting the Pledged Revenues for the Phase 1 Bonds, will be levied by the District on those lands within the District specially benefited by the Phase 1 Project (as such terms are defined in the Indenture).
- 3. <u>Limited Offering; Establishment of Issue Price</u>. It shall be a condition to the District's obligation to sell and to deliver the Phase 1 Bonds to the Underwriter, and to the Underwriter's obligation to purchase, accept delivery of and pay for the Phase 1 Bonds, that the entire principal amount of the Phase 1 Bonds be issued, sold and delivered by the District and purchased, accepted and paid for by the Underwriter at the Closing and that the District and the Underwriter receive the opinions, documents and certificates described in Section 8(c) hereof.
 - (a) The Underwriter agrees to assist the District in establishing the issue price of the Phase 1 Bonds and shall execute and deliver to the District at Closing an "issue price" or similar certificate, together with the supporting pricing wires or equivalent communications, in the form reasonably satisfactory to Bond Counsel, with such modifications as may be appropriate or necessary, in the reasonable judgment of the Underwriter, the District and Bond Counsel, to accurately reflect, as applicable, the sales price or prices or the initial offering price or prices to the public of the Phase 1 Bonds.
 - (b) Except as otherwise set forth in Exhibit B attached hereto, the District will treat the first price at which 10% of each maturity of the Phase 1 Bonds (the "10% test") is sold to the public as the issue price of that maturity (if different interest rates apply within a maturity, each separate CUSIP number within that maturity will be subject to the 10% test). At or promptly after the execution of this Purchase Contract, the Underwriter shall report to the District the price or prices at which it has sold to the public each maturity of the Phase 1 Bonds. If at that time the 10% test has not been satisfied as to any maturity of the Phase 1 Bonds, the Underwriter agrees to promptly report to the District the prices at which it sells the unsold Phase 1 Bonds of that maturity to the public. That reporting obligation shall continue, whether or not the Closing Date (as defined below) has occurred, until the 10% test has been satisfied as to the Phase 1 Bonds of that maturity or until all Phase 1 Bonds of that maturity have been sold to the public.
 - (c) The Underwriter confirms that it has offered the Phase 1 Bonds to the public on or before the date of this Purchase Contract at the offering price or prices (the "initial offering price"), or at the corresponding yield or yields, set forth in Exhibit B attached hereto, except as otherwise set forth therein. Exhibit B also sets forth, as of the date of this Purchase Contract, the maturities, if any, of the Phase 1 Bonds for which the 10% test has not been satisfied and for which the District and the Underwriter agree that the restrictions set forth in the next sentence shall apply, which will allow the District to treat the initial offering price to the public of each such maturity as of the sale date as the issue price of that maturity (the "hold-the-offering-price rule"). So long as the hold-the-offering-price rule remains applicable to any maturity of the Phase 1 Bonds, the Underwriter will neither offer nor sell unsold Phase 1 Bonds of that maturity to any person at a price that is higher than the initial offering price to the public during the period starting on the sale date and ending on the earlier of the following:
 - (1) the close of the fifth (5^{th}) business day after the sale date; or

(2) the date on which the Underwriter has sold at least 10% of that maturity of Phase 1 Bonds to the public at a price that is no higher than the initial offering price to the public.

The Underwriter shall promptly advise the District when it has sold 10% of that maturity of the Phase 1 Bonds to the public at a price that is no higher than the initial offering price to the public, if that occurs prior to the close of the fifth (5th) business day after the sale date.

- (d) The Underwriter acknowledges that sales of any Phase 1 Bonds to any person that is a related party to the Underwriter shall not constitute sales to the public for purposes of this Section. Further, for purposes of this Section:
 - (1) "public" means any person other than an underwriter or a related party, and
 - (2) a purchaser of any of the Phase 1 Bonds is a "related party" to an underwriter if the underwriter and the purchaser are subject, directly or indirectly, to (i) at least 50% common ownership of the voting power or the total value of their stock, if both entities are corporations (including direct ownership by one corporation of another), (ii) more than 50% common ownership of their capital interests or profits interests, if both entities are partnerships (including direct ownership by one partnership of another), or (iii) more than 50% common ownership of the value of the outstanding stock of the corporation or the capital interests or profit interests of the partnership, as applicable, if one entity is a corporation and the other entity is a partnership (including direct ownership of the applicable stock or interests by one entity of the other), and
 - (3) "sale date" means the date of execution of this Purchase Contract is executed by all parties.
- Use of Documents. Prior to the date hereof, the District has caused to be prepared and has provided to the Underwriter a Preliminary Limited Offering Memorandum dated Preliminary Limited Offering Memorandum, including the cover pages and all appendices thereto, and any amendments and supplements thereto that may be authorized by the District for use with respect to the Phase 1 Bonds, being herein collectively called the "Preliminary Limited Offering Memorandum") of the District related to the Phase 1 Bonds that the District has deemed final as of its date, except for certain permitted omissions (the "Permitted Omissions"), as contemplated by Rule 15c2-12 of the Securities and Exchange Commission ("Rule 15c2-12" or the "Rule") in connection with the limited offering of the Phase 1 Bonds. The Underwriter has reviewed the Preliminary Limited Offering Memorandum prior to the execution of this Purchase Contract. The District has, prior to the date hereof, authorized the Preliminary Limited Offering Memorandum to be circulated and used by the Underwriter in connection with the limited offering of the Phase 1 Bonds. The District shall deliver or cause to be delivered, at its expense, to the Underwriter within seven (7) business days after the date hereof but not later than three (3) days prior to the Closing Date (as defined below) and in sufficient time to allow the Underwriter to comply with all requirements of the Rule and all applicable securities laws and the rules of the Municipal Securities Rulemaking Board (the "MSRB"), a final Limited Offering Memorandum dated , 2020 (such Limited Offering Memorandum, including the cover pages and all appendices thereto, and any amendments and supplements thereto that may be authorized by the District for use with respect to the Phase 1 Bonds being herein collectively called the "Limited Offering Memorandum" and, together with the Preliminary Limited Offering Memorandum, the "Limited Offering Memoranda"). The District hereby ratifies and approves the circulation and use of the Limited Offering Memoranda by the Underwriter.

- 5. <u>Definitions</u>. For purposes hereof, (a) this Purchase Contract, the Indenture, the Phase 1 Bonds, the Continuing Disclosure Agreement to be dated as of the Closing Date, by and among the District, Six Mile Creek Investment Group, LLC, a Delaware limited liability company (the "Developer"), and Governmental Management Services, LLC, as dissemination agent (the "Dissemination Agent"), in substantially the form attached to the Limited Offering Memorandum as APPENDIX F thereto (the "Disclosure Agreement") and the DTC Blanket Issuer Letter of Representations entered into by the District, are referred to herein collectively as the "Financing Documents," and (b) the Completion Agreement by and between the District and the Developer dated as of the Closing Date (the "Completion Agreement"), the Acquisition Agreement (Phase 1 Bonds) by and between the District and the Developer dated as of the Closing Date (the "Acquisition Agreement"), the Collateral Assignment and Assumption of Development and Contract Rights Relating to the Phase 1 Project in recordable form by and between the District and the Developer dated as of the Closing Date (the "Collateral Assignment"), the True-Up Agreement (Phase 1 Bonds) in recordable form by and between the District and the Developer dated as of the Closing Date (the "True-Up Agreement") and the Declaration of Consent in recordable form by the Developer dated as of the Closing Date (the "Declaration"), are collectively referred to herein as the "Ancillary Agreements."
- **6.** Representations, Warranties and Agreements. The District hereby represents, warrants and agrees as follows:
 - (a) The Board is the governing body of the District and the District is and will be on the Closing Date duly organized and validly existing as a unit of special-purpose government created pursuant to the Constitution and laws of the State, including, without limitation, the Act;
 - (b) The District has full legal right, power and authority to: (i) adopt the Bond Resolution and the Assessment Resolutions; (ii) enter into the Financing Documents and Ancillary Agreements to which it is a party; (iii) sell, issue and deliver the Phase 1 Bonds to the Underwriter as provided herein; (iv) apply the proceeds of the sale of the Phase 1 Bonds for the purposes described in the Limited Offering Memorandum; (v) acknowledge and authorize the use of the Preliminary Limited Offering Memorandum and acknowledge and authorize the use and execution of the Limited Offering Memorandum; and (vi) carry out and consummate the transactions contemplated by the Bond Resolution, the Assessment Resolutions, the Financing Documents, the Ancillary Agreements and the Limited Offering Memoranda, including but not limited to entering into the Collection Agreement to provide for the collection of the Phase 1 Assessments using the Uniform Method of collection in accordance with the Indenture. The District has complied, and on the Closing Date will be in compliance in all material respects, with the terms of the Act and with the obligations on its part contained in the Bond Resolution, the Assessment Resolutions, the Financing Documents, the Ancillary Agreements to which it is a party and the Phase 1 Bonds;
 - (c) At meetings of the Board that were or will be duly called and noticed and at which a quorum was or will be present and acting throughout, the Board has duly adopted the Bond Resolution and will, prior to the delivery of the Phase 1 Bonds, have adopted all of the Assessment Resolutions, and the same are and will be in full force and effect and have not been and will not be supplemented, amended, modified or repealed, except as set forth therein. By all necessary official Board action, the District has duly authorized and approved the use and delivery of the Preliminary Limited Offering Memorandum and the execution and delivery of the Financing Documents, the Ancillary Agreements, the Phase 1 Bonds and the Limited Offering Memorandum, has duly authorized and approved the performance by the District of the obligations on its part contained in the Financing Documents, the Ancillary Agreements and the Phase 1 Bonds and the consummation by it of all other transactions contemplated by this Purchase Contract and the Preliminary Limited Offering Memorandum in connection with the issuance of the Phase 1 Bonds. Upon execution and delivery by the District and the Trustee (and assuming the due authorization, execution and delivery

of the Indenture by the Trustee), the Indenture will constitute a legal, valid and binding obligation of the District, enforceable in accordance with its terms, subject only to applicable bankruptcy, insolvency, and similar laws affecting creditors' rights and subject, as to enforceability, to general principles of equity (regardless of whether enforcement is sought in a proceeding in equity or at law). Upon execution by the District and the other parties thereto (and assuming the due authorization, execution and delivery of such agreements by the other parties thereto), the Financing Documents and the Ancillary Agreements will constitute the legal, valid and binding obligations of the District, enforceable in accordance with their respective terms, subject only to applicable bankruptcy, insolvency and similar laws affecting creditors' rights and subject, as to enforceability, to general principles of equity (regardless of whether enforcement is sought in a proceeding in equity or at law);

- The District is not in material breach of or material default under any applicable provision of the Act or any applicable constitutional provision or statute or, to the best of its knowledge, administrative regulation of the State or the United States of America or any applicable judgment or decree, or any loan agreement, indenture, bond, note, resolution, agreement, or other material instrument to which the District is a party or to which the District or any of its property or assets is otherwise subject, and to the best of its knowledge, no event has occurred and is continuing which with the passage of time or the giving of notice, or both, would constitute a material default or material event of default under any such instrument; and the execution and delivery of the Phase 1 Bonds, the Financing Documents, the Ancillary Agreements and the Limited Offering Memorandum, the delivery of the Preliminary Limited Offering Memorandum and the adoption of the Bond Resolution and the Assessment Resolutions (once all of the Assessment Resolutions are adopted), and compliance with the provisions on the District's part contained therein, will not conflict with or constitute a material breach of or material default under any applicable constitutional provision, or law, or, to the best of its knowledge, any administrative regulation, judgment, decree, loan agreement, indenture, bond, note, resolution, agreement, or other instrument to which the District is a party or to which the District or any of its property or assets is otherwise subject, nor will any such execution, delivery, adoption, or compliance result in the creation or imposition of any lien, charge, or other security interest or encumbrance of any nature whatsoever upon any of the property or assets of the District or under the terms of any such law, regulation or instrument, except as provided by the Assessment Resolutions, the Phase 1 Bonds and the Indenture. To the best of its knowledge, no event has occurred which, with the lapse of time or the giving of notice, or both, would constitute an event of default (as therein defined) under the Phase 1 Bonds, the Ancillary Agreements or the Financing Documents;
- (e) All authorizations, approvals, licenses, permits, consents and orders of any governmental authority, legislative body, board, agency or commission having jurisdiction of the matters which are required for the due authorization by, or which would constitute a condition precedent to, or the absence of which would materially adversely affect, the due performance by the District of its obligations, to issue the Phase 1 Bonds, or under the Phase 1 Bonds, the Bond Resolution, the Assessment Resolutions, the Financing Documents or the Ancillary Agreements have been duly obtained, except for such approvals, consents and orders as may be required under the Blue Sky or securities laws of any state in connection with the offering and sale of the Phase 1 Bonds;
- (f) The descriptions of the Phase 1 Bonds, the Financing Documents, the Ancillary Agreements and the Phase 1 Project, to the extent referred to in the Limited Offering Memoranda, conform in all material respects to the Phase 1 Bonds, the Financing Documents, the Ancillary Agreements and the Phase 1 Project, respectively;

- (g) The Phase 1 Bonds, when issued, executed and delivered in accordance with the Indenture and when delivered to and paid for by the Underwriter at the Closing in accordance with the provisions of this Purchase Contract, will be validly issued and outstanding obligations of the District, entitled to the benefits of the Indenture and upon such issuance, execution and delivery of the Phase 1 Bonds, the Indenture will provide, for the benefit of the holders from time to time of the Phase 1 Bonds, a legally valid and binding pledge of and first lien on the Phase 1 Pledged Revenues. On the Closing Date, all conditions precedent to the issuance of the Phase 1 Bonds set forth in the Indenture will have been complied with or fulfilled;
- There is no claim, action, suit, proceeding, inquiry or investigation, at law or in (h) equity, before or by any court, government agency, public board or body, pending or, to its best knowledge, threatened against the District: (i) contesting the corporate existence or powers of the Board or the titles of the respective officers of the Board to their respective offices; (ii) affecting or seeking to prohibit, restrain or enjoin the sale, issuance or delivery of the Phase 1 Bonds or the application of the proceeds of the sale thereof for the purposes described in the Limited Offering Memorandum, or the collection of Phase 1 Assessments, or the pledge of and lien on the Phase 1 Pledged Revenues pursuant to the Indenture; (iii) contesting or affecting specifically as to the District the validity or enforceability of the Act or any action of the District in any respect relating to the authorization for the issuance of the Phase 1 Bonds, or the authorization of the Phase 1 Project, the Bond Resolution, the Assessment Resolutions, the Financing Documents and the Ancillary Agreements to which the District is a party, or the application of the proceeds of the Phase 1 Bonds for the purposes set forth in the Preliminary Limited Offering Memorandum; (iv) contesting the federal tax status of the Phase 1 Bonds; or (v) contesting the completeness or accuracy of the Limited Offering Memoranda or any supplement or amendment thereto;
- (i) To the extent applicable, the District will furnish such information, execute such instruments and take such other action in cooperation with the Underwriter as the Underwriter may reasonably request in order to: (i) qualify the Phase 1 Bonds for offer and sale under the Blue Sky or other securities laws and regulations of such states and other jurisdictions of the United States as the Underwriter may designate; and (ii) determine the eligibility of the Phase 1 Bonds for investment under the laws of such states and other jurisdictions, and the District will use its best efforts to continue such qualifications in effect so long as required for the initial limited offering and distribution of the Phase 1 Bonds; provided, however, that the District shall not be required to execute a general or special consent to service of process or to qualify to do business in connection with any such qualification or determination in any jurisdiction or register as a broker/dealer;
- (j) As of its date (unless an event occurs of the nature described in paragraph (1) of this Section 6) and at all times subsequent thereto, up to and including the Closing Date, the statements and information contained in the Preliminary Limited Offering Memorandum (other than Permitted Omissions) and in the Limited Offering Memorandum are and will be accurate in all material respects for the purposes for which their use is authorized and do not and will not contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements made therein, in the light of the circumstances under which they were made, not misleading; provided, however, that no representation is made concerning information contained in the Limited Offering Memoranda under the captions "DESCRIPTION OF THE PHASE 1 BONDS Book-Entry Only System," "THE DEVELOPMENT," "THE DEVELOPER," "TAX MATTERS," "SUITABILITY FOR INVESTMENT," "LITIGATION The Developer" and "UNDERWRITING";
- (k) If the Limited Offering Memorandum is supplemented or amended pursuant to subsection (1) of this Section 6, at the time of each supplement or amendment thereto and (unless

subsequently again supplemented or amended pursuant to such paragraph) at all times subsequent thereto up to and including the Closing Date, the Limited Offering Memorandum as so supplemented or amended will not contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements therein, in the light of the circumstances under which they were made, not misleading; provided, however, that no representation is made concerning information contained in the Limited Offering Memoranda Memorandum under the captions "DESCRIPTION OF THE PHASE 1 BONDS – Book-Entry Only System," "THE DEVELOPMENT," "THE DEVELOPER," "TAX MATTERS," "SUITABILITY FOR INVESTMENT," "LITIGATION – The Developer" and "UNDERWRITING";

- (1) If, between the date of this Purchase Contract and the earlier of (i) date that is ninety (90) days from the end of the "Underwriting Period" as defined in Rule 15c2-12 or (ii) the time when the Limited Offering Memorandum is available to any person from the Municipal Securities Rulemaking Board's Electronic Municipal Market Access System (but in no event less than twenty-five (25) days following the end of the Underwriting Period), any event shall occur, of which the District has actual knowledge, which might or would cause the Limited Offering Memorandum, as then supplemented or amended, to contain any untrue statement of a material fact or to omit to state a material fact necessary to make the statements therein, in the light of the circumstances under which they were made, not misleading, the District shall notify the Underwriter thereof, and, if in the opinion of the Underwriter such event requires the preparation and publication of a supplement or amendment to the Limited Offering Memorandum, the District will at its expense supplement or amend the Limited Offering Memorandum in a form and in a manner approved by the Underwriter. The end of the Underwriting Period shall be the next business day after the Closing Date;
- (m) Since its inception, there has been no material adverse change in the properties, businesses, results of operations, prospects, management or financial or other condition of the District, except as disclosed in the Limited Offering Memoranda, and the District has not incurred liabilities that would materially adversely affect its ability to discharge its obligations under the Bond Resolution, the Assessment Resolutions, the Phase 1 Bonds, the Financing Documents or the Ancillary Agreements, direct or contingent, other than as set forth in or contemplated by the Limited Offering Memoranda;
- (n) Except as disclosed in the Limited Offering Memoranda, the District is not now in default and has not been in default at any time after December 31, 1975 in the payment of the principal of or the interest on any governmental security issued or guaranteed by it which would require the disclosure pursuant to Section 517.051, Florida Statutes or Rule 69W-400.003 of the Florida Department of Financial Services;
- (o) Except as disclosed in the Limited Offering Memoranda, the District has never failed to comply in any material respect with any continuing disclosure obligations previously undertaken by the District in accordance with the continuing disclosure requirements of the Rule;
- (p) Any certificate signed by any official of the District and delivered to the Underwriter will be deemed to be a representation by the District to the Underwriter as to the statements made therein; and
- (q) From the date of this Purchase Contract through the Closing Date, the District will not issue any bonds (other than the Phase 1 Bonds), notes or other obligations payable from the Phase 1 Pledged Revenues.

- 8. <u>Closing Conditions</u>. The Underwriter has entered into this Purchase Contract in reliance upon the representations, warranties and agreements of the District contained herein, and in reliance upon the representations, warranties and agreements to be contained in the documents and instruments to be delivered on the Closing Date and upon the performance by the District of its obligations hereunder, both as of the date hereof and as of the Closing Date. Accordingly, the Underwriter's obligations under this Purchase Contract are conditioned upon the performance by the District of its obligations to be performed hereunder and under such documents and instruments at or prior to the Closing Date, and are also subject to the following additional conditions:
 - (a) The representations and warranties of the District contained herein shall be true, complete and correct, on the date hereof and on and as of the Closing Date, as if made on the Closing Date;
 - (b) At the time of the Closing, the Bond Resolution, the Assessment Resolutions, the Phase 1 Bonds, the Ancillary Agreements and the Financing Documents shall each be in full force and effect in accordance with their respective terms and the Bond Resolution, the Assessment Resolutions, the Indenture and the Limited Offering Memoranda shall not have been supplemented, amended, modified or repealed, except in any such case as may have been agreed to by the Underwriter:
 - (c) At or prior to the Closing Date, the Underwriter and the District shall have received each of the following:
 - (1) The Limited Offering Memorandum and each supplement or amendment, if any, thereto, executed on behalf of the District by the Chairperson of the Board or such other authorized member of the Board;
 - (2) A copy of each of the Bond Resolution and the Assessment Resolutions certified by the Secretary or an Assistant Secretary of the Board under seal as having been duly adopted by the Board of the District and as being in full force and effect;
 - (3) An executed copy of each of the Financing Documents and the Ancillary Agreements in form acceptable to the Underwriter and its counsel;
 - (4) The opinion, dated as of the Closing Date and addressed to the District, of Akerman LLP, Bond Counsel, in the form included in the Preliminary Limited Offering Memorandum as APPENDIX B, together with letters of such counsel, dated as of the

Closing Date and addressed to the Underwriter and Trustee, to the effect that the foregoing opinion addressed to the District may be relied upon by the Underwriter and Trustee to the same extent as if such opinion were addressed to them;

- (5) The supplemental opinion, dated as of the Closing Date and addressed to the District and the Underwriter, of Akerman LLP, Bond Counsel, in the form annexed as Exhibit C hereto;
- (6) The opinion, dated as of the Closing Date and addressed to the District, the Underwriter and the Trustee of Hopping Green & Sams, P.A., counsel to the District, in the form annexed as <u>Exhibit D</u> hereto or in form and substance otherwise acceptable to the Underwriter and its counsel:
- (7) The opinion, dated as of the Closing Date and addressed to the District, the Trustee and the Underwriter of Feldman & Mahoney, P.A., counsel to the Developer, in form and substance acceptable to the Underwriter and its counsel;
- (8) An opinion, dated as of the Closing Date and addressed to the Underwriter, Underwriter's Counsel, the District and Bond Counsel, of counsel to the Trustee, in form and substance acceptable to Bond Counsel, Underwriter, Underwriter's Counsel, and the District;
- (9) A customary authorization and incumbency certificate, dated as of the Closing Date, signed by authorized officers of the Trustee;
- (10) Certificate of Developer dated as of the Closing Date, in the form annexed as $\underline{\text{Exhibit E}}$ hereto, or otherwise in form and substance satisfactory to Bond Counsel, the Underwriter, Underwriter's counsel and counsel to the District.
 - (11) A copy of the Establishment Rule;
- A certificate, dated as of the Closing Date, signed by the Chairperson or (12)Vice-Chairperson and the Secretary or an Assistant Secretary of the Board, setting forth that: (i) each of the representations of the District contained herein was true and accurate in all material respects on the date when made, has been true and accurate in all material respects at all times since, and continues to be true and accurate in all material respects on the Closing Date as if made on such date; (ii) the District has performed all obligations to be performed hereunder as of the Closing Date; (iii) except as disclosed in the Limited Offering Memoranda, the District has never been in default as to principal or interest with respect to any obligation issued or guaranteed by the District; (iv) the District agrees to take all reasonable action necessary to use the Uniform Method as the means of collecting the Phase 1 Assessments, as described in the Indenture; and (v) the Limited Offering Memorandum (other than the information under the captions "DESCRIPTION OF THE PHASE 1 BONDS - Book-Entry Only System," "THE DEVELOPMENT," "THE DEVELOPER," "TAX MATTERS," "SUITABILITY FOR INVESTMENT," "LITIGATION - The Developer" and "UNDERWRITING," as to which no view need be expressed) as of its date, and as of the date hereof, does not contain any untrue statement of a material fact or omits to state a material fact which should be included therein for the purposes for which the Limited Offering Memoranda is to be used, or which is necessary in order to make the statements contained therein, in the light of the circumstances under which they were made, not misleading;

- (13) A customary signature and no litigation certificate, dated as of the Closing Date, signed on behalf of the District by the Chairperson or Vice Chairperson and Secretary or an Assistant Secretary of the Board in form and substance acceptable to the Underwriter and Underwriter's Counsel;
- (14) Evidence of compliance by the District with the requirements of Section 189.051, Florida Statutes;
- (15) Executed copies of the District's certification as to arbitrage and other matters relative to the tax status of the Phase 1 Bonds under Section 148 of the Internal Revenue Code of 1986, as amended, and a copy of the District's Post Issuance Policies and Procedures:
- (16) Executed copy of Internal Revenue Service Form 8038-G relating to the Phase 1 Bonds;
- (17) A certificate of the District's consulting engineer, dated as of the Closing Date, in the form annexed as <u>Exhibit F</u> hereto or otherwise in form and substance acceptable to Underwriter and Underwriter's Counsel;
- (18) A certificate of the District Manager and Methodology Consultant in the form annexed as <u>Exhibit G</u> hereto or otherwise in form and substance acceptable to Underwriter and Underwriter's Counsel:
- (19) Such additional documents as may be required by the Indenture to be delivered as a condition precedent to the issuance of the Phase 1 Bonds;
- (20) Evidence of compliance by the District with the requirements of Section 215.84, Florida Statutes;
- (21) A certified copy of the final judgment of the Circuit Court in and for St. Johns County, Florida, validating the issuance of Bonds pursuant to the Master Indenture and the certificate of no-appeal;
- (22) Certified copies of the "Six Mile Creek CDD Improvement Plan" dated December 1, 2006, the "Supplemental Engineer's Report for the 2007 Capital Improvements" adopted on May 25, 2007, the "Supplemental Engineer's Report for the 2015 Capital Improvements" adopted on November 19, 2014, the "Supplemental Engineer's Report for Series 2016 Capital Improvements" adopted on March 16, 2016, the "Supplemental Engineer's Report for the 2017 Capital Improvements" adopted on October 27, 2017, as supplemented by that certain "Supplemental Engineer's Report for the Series 2020 Capital Improvements" dated June 2, 2020, "Supplemental Engineer's Report for the 2020 Capital Improvements" dated October 8, 2020, "prepared by England Thims & Miller (the "District Engineer");
- (23) A certificate of the District whereby the District has deemed the Preliminary Limited Offering Memorandum final as of its date, except for Permitted Omissions, as contemplated by Rule 15c2-12 in connection with the limited offering of the Phase 1 Bonds;

- (24) A copy of the Supplemental Special Assessment Methodology Report for the Series 2020 Capital Improvement Revenue Bonds Assessment Area 3 (Phase 1) dated , 2020 and prepared by Governmental Management Services, LLC;
- (25) Acknowledgments in recordable form by all mortgage holder(s) on lands within Phase 1, if any, as to the superior lien of the Phase 1 Assessments, in form and substance acceptable to Underwriter and Underwriter's Counsel;
- (26) A Declaration of Consent to Jurisdiction of Six Mile Creek Community Development District and to Imposition of Special Assessments executed and delivered by the Developer and any other entity owning any land in Phase 1 as of the Closing Date with respect to all real property owned by such entity(ies) within the District which is subject to the Phase 1 Assessments in recordable form and otherwise in form and substance acceptable to the Underwriter and Underwriter's Counsel and counsel to the District;
- (27) A certificate of the Dissemination Agent (i) acknowledging its agreement to serve as the initial Dissemination Agent for the District with respect to the Phase 1 Bonds and undertake the obligations of the Dissemination Agent as set forth in the Continuing Disclosure Agreement and (ii) representing that the Dissemination Agent is aware of the continuing disclosure requirements set forth in the Continuing Disclosure Agreement and Rule 15c2-12, (iii) that it has policies and procedures in place to ensure its compliance with its obligations under the Continuing Disclosure Agreement, and (iv) covenanting to comply with the District's continuing disclosure undertakings entered into pursuant to Rule 15c2-12 at all times in the future; and
- (28) Such additional legal opinions, certificates, instruments and other documents as the Underwriter, Underwriter's Counsel, Bond Counsel or counsel to the District may reasonably request to evidence the truth and accuracy, as of the date hereof and as of the Closing Date, of the District's representations and warranties contained herein and of the statements and information contained in the Limited Offering Memoranda and the due performance or satisfaction by the District and the Developer on or prior to the Closing of all the agreements then to be performed and conditions then to be satisfied by each.

If the District shall be unable to satisfy the conditions to the obligations of the Underwriter to purchase, to accept delivery of and to pay for the Phase 1 Bonds contained in this Purchase Contract (unless waived by the Underwriter in its sole discretion), or if the obligations of the Underwriter to purchase, to accept delivery of and to pay for the Phase 1 Bonds shall be terminated for any reason permitted by this Purchase Contract, this Purchase Contract shall terminate and neither the Underwriter nor the District shall be under any further obligation hereunder, except that the respective obligations of the District and the Underwriter set forth in Section 10 hereof shall continue in full force and effect.

9. <u>Termination</u>. The Underwriter shall have the right to terminate its obligations under this Purchase Contract to purchase, to accept delivery of and to pay for the Phase 1 Bonds by notifying the District of its election to do so if, after the execution hereof and prior to the Closing: (i) legislation shall have been introduced in or enacted by the Congress of the United States or enacted by the State, or legislation pending in the Congress of the United States shall have been amended, or legislation shall have been recommended to the Congress of the United States or otherwise endorsed for passage (by press release, other form of notice or otherwise) by the President of the United States, the Treasury Department of the United States, the Internal Revenue Service or the Chairperson or ranking minority member of the Committee on Finance of the United States Senate or the Committee on Ways and Means of the United

States House of Representatives, or legislation shall have been proposed for consideration by either such committee, by any member thereof, or legislation shall have been favorably reported for passage to either House of Congress of the United States by a committee of such House to which such legislation has been referred for consideration, or a decision shall have been rendered by a court of the United States or the State, including the Tax Court of the United States, or a ruling shall have been made or a regulation shall have been proposed or made or a press release or other form of notice shall have been issued by the Treasury Department of the United States, or the Internal Revenue Service or other federal or State authority, with respect to federal or State taxation upon revenues or other income of the general character to be derived by the District or by any similar body, or upon interest on obligations of the general character of the Phase 1 Bonds, which may have the purpose or effect, directly or indirectly, of materially and adversely affecting the tax status of the District, its property or income, its securities (including the Phase 1 Bonds) or the interest thereon, or any tax exemption granted or authorized by the State or, which in the reasonable opinion of the Underwriter, affects materially and adversely the market for the Phase 1 Bonds, or the market price generally of obligations of the general character of the Phase 1 Bonds; (ii) the District or the Developer has, without the prior written consent of the Underwriter, offered or issued any bonds, notes or other obligations for borrowed money, or incurred any material liabilities, direct or contingent, or there has been an adverse change of a material nature in the financial position, results of operations or condition, financial or otherwise, of the District, the Developer or any Builder, other than in the ordinary course of its business; (iii) any event shall have occurred or shall exist which, in the reasonable opinion of the Underwriter, would or might cause the information contained in the Limited Offering Memorandum, as then supplemented or amended, to contain any untrue statement of a material fact or omit to state a material fact required to be stated therein or necessary to make the statements therein, in the light of the circumstances under which they were made, not misleading; or (iv) the District fails to adopt the Assessment Resolutions or fails to perform any action to be performed by it in connection with the levy of the Phase 1 Assessments.

10. Expenses.

- (a) The District agrees to pay, and the Underwriter shall not be obligated to pay, any expenses incident to the performance of the District's obligations hereunder, including, but not limited to: (i) the cost of the preparation and distribution of the Indenture; (ii) the cost of the preparation and printing, if applicable, of the Limited Offering Memoranda and any supplements thereto, together with a reasonable number of copies which the Underwriter may request; (iii) the cost of registering the Phase 1 Bonds in the name of Cede & Co., as nominee of DTC, which will act as securities depository for such Bonds; (iv) the fees and disbursements of counsel to the District, the District Manager, the Dissemination Agent, Bond Counsel, Underwriter's Counsel, the District's methodology consultant, the District Engineer, the Trustee, Trustee's Counsel and any other experts or consultants retained by the District; and (v) the cost of recording in the Official Records of the County any Financing Documents, Ancillary Agreements or other documents or certificates that are required to be recorded pursuant to the terms of this Purchase Contract. It is anticipated that such expenses shall be paid from the proceeds of the Phase 1 Bonds. The District shall record all documents required to be provided in recordable form hereunder within five business days after the Closing Date, which obligation shall survive the Closing.
- (b) The Underwriter agrees to pay all advertising expenses in connection with the Phase 1 Bonds, if any.
- 11. No Advisory or Fiduciary Role. The District acknowledges and agrees that (i) the purchase and sale of the Phase 1 Bonds pursuant to this Agreement is an arm's-length commercial transaction between the District and the Underwriter, (ii) in connection with such transaction and with the discussions, undertakings and procedures leading up to such transaction, the Underwriter is and has been acting solely as a principal and not as an advisor (including, without limitation, a Municipal Advisor (as

such term is defined in Section 975(e) of the Dodd Frank Wall Street Reform and Consumer Protection Act)), agent or fiduciary of the District, (iii) the Underwriter has not assumed an advisory or fiduciary responsibility in favor of the District with respect to the limited offering of the Phase 1 Bonds or the discussions, undertakings and procedures leading thereto (whether or not the Underwriter, or any affiliate of the Underwriter, has provided any services or is currently providing other services to the District on other matters) or any other obligation to the District, and the Underwriter has no obligation to the District with respect to the limited offering contemplated hereby except the obligations expressly set forth in this Agreement, (iv) the Underwriter has financial and other interests that differ from those of the District, (v) the District has consulted with its own legal and financial advisors to the extent it deemed appropriate in connection with the offering of the Bonds, and (vi) the Underwriter has provided to the District prior disclosures under Rule G-17 of the MSRB, which have been received by the District.

- 12. <u>Notices</u>. Any notice or other communication to be given to the District under this Purchase Contract may be given by delivering the same in writing to Governmental Management Services, LLC, 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092, and any notice or other communication to be given to the Underwriter under this Purchase Contract may be given by delivering the same in writing to FMSbonds, Inc., 20660 W. Dixie Highway, North Miami Beach, Florida 33180, Attention: Jon Kessler.
- 13. Parties in Interest; Survival of Representations. This Purchase Contract is made solely for the benefit of the District and the Underwriter (including the successors or assigns of the Underwriter) and no other person shall acquire or have any right hereunder or by virtue hereof. All of the District's representations, warranties and agreements contained in this Purchase Contract shall remain operative and in full force and effect and survive the closing on the Phase 1 Bonds, regardless of: (i) any investigations made by or on behalf of the Underwriter and (ii) delivery of and payment for the Phase 1 Bonds pursuant to this Purchase Contract.
- 14. <u>Effectiveness</u>. This Purchase Contract shall become effective upon the execution by the appropriate officials of the District and shall be valid and enforceable at the time of such acceptance. To the extent of any conflict between the provisions of this Purchase Contract and any prior contract between the parties hereto, the provisions of this Purchase Contract shall govern.
- **15.** <u>Headings</u>. The headings of the sections of this Purchase Contract are inserted for convenience only and shall not be deemed to be a part hereof.
- **16.** <u>Amendment</u>. No modification, alteration or amendment to this Purchase Contract shall be binding upon any party until such modification, alteration or amendment is reduced to writing and executed by all parties hereto.
- 17. Governing Law. This Purchase Contract shall be governed and construed in accordance with the laws of the State.

18. <u>Counterparts; Facsimile</u>. This Purchase Contract may be signed in any number of counterparts with the same effect as if the signatures thereto and hereto were signatures upon the same instrument. Facsimile and pdf signatures shall be deemed originals.

[Signature page follows]

	Very truly yours, FMSBONDS, INC.
	By: Theodore A. Swinarski, Senior Vice President - Trading
Accepted and agreed to this, 202	0. SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT
	By: Gregg F. Kern, Chairperson, Board of Supervisors

EXHIBIT A

DISCLOSURE AND TRUTH-IN-BONDING STATEMENT

	, 2020
Board of Supe Six Mile Cree St. Johns Cour	k Community Development District
	Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds")
Dear Ladies as	nd Gentlemen:
Bonds, FMSbe (the "Bond Pu District (the "	ant to Chapter 218.385, Florida Statutes, and with respect to the issuance of the Phase 1 onds, Inc. (the "Underwriter"), pursuant to a Bond Purchase Contract dated, 2020 orchase Contract"), between the Underwriter and Six Mile Creek Community Development District"), furnishes the following disclosures to the District (all capitalized terms used and defined herein shall have the meanings assigned to them in the Bond Purchase Contract):
1.	The total underwriting discount paid to the Underwriter pursuant to the Bond Purchase Contract for the Phase 1 Bonds is approximately \$ per \$1,000.00 or \$
2.	The names, addresses and estimated amounts of compensation of any person who is not regularly employed by, or not a partner or officer of, the Underwriter, bank, banker, or financial consultant or advisor and who enters into an understanding with either the District or the Underwriter, or both, for any paid or promised compensation or valuable consideration directly, expressly or impliedly, to act solely as an intermediary between the District and the Underwriter for the purposes of influencing any transaction in the purchase of the Phase 1 Bonds are: None.
3.	The nature and estimated amounts of expenses to be incurred by the Underwriter in connection with the issuance of the Phase 1 Bonds are set forth in Schedule I attached hereto.
4.	The management fee charged by the Underwriter is: \$0/\$1,000 or \$0.
5.	Any other fee, bonus or other compensation estimated to be paid by the Underwriter in connection with the Phase 1 Bonds to any person not regularly employed or retained by the Underwriter in connection with the Phase 1 Bonds is as follows: None. GrayRobinson, P.A. has been retained as counsel to the Underwriter and will be compensated by the District from the proceeds of the Phase 1 Bonds.
7.	The name and address of the Underwriter is:
	FMSbonds, Inc. 20660 W. Dixie Highway North Miami Beach, Florida 33180

The District is proposing to issue \$	aggregate amount of the Phase 1 Bonds to: (i) finance
a portion of the Cost of acquisition, construction,	installation and equipping of a portion of the Phase 1
Project; (ii) pay interest on the Phase 1 Bonds through	gh November 1, 20, (iii) pay certain costs associated
with the issuance of the Phase 1 Bonds; and (iv)	fund the Phase 1 Reserve Account as provided in the
Indenture.	
The debt evidenced by the Phase 1 Bonds is	s expected to be repaid over a period of approximately
) months. At the net interest cost of %, total
interest paid over the life of the Phase 1 Bonds will	
The sources of repayment for the Phase 1 E	Bonds are the revenues received by the District from the
Phase 1 Assessments imposed and collected by the	District. Based solely upon the assumptions set forth in
the paragraphs above, the issuance of the Phase 1 Bo	onds will result in \$ (representing the average
annual debt service payments due on the Phase 1	Bonds) of the Phase 1 Assessment revenues not being
available to the District on an annual basis to finance	ce other services of the District; provided however, that
in the event that the Phase 1 Bonds were not issued,	the District would not be entitled to impose and collect
the Phase 1 Assessments in the amount of the princ	ipal of and interest to be paid on the Phase 1 Bonds.

[Remainder of page intentionally left blank.]

[Signature page to	Disclosure and	d Truth in B	onding Statement]

Sincerely,
FMSBONDS, INC.
By: Theodore A. Swinarski, Senior Vice President - Trading

SCHEDULE I

Expenses for the Phase 1 Bonds:

<u>Expense</u> <u>Amount</u>

DALCOMP

Clearance

CUSIP

DTC

FINRA/SIPC

MSRB

Electronic Orders

TOTAL:

EXHIBIT B

TERMS OF BONDS

1.	principal amo	ce for the Phase ount of the Pha nd] less an under	se 1 Bonds, [p	olus/less	net orig			aggregate scount of		
2.	Principal Am	ounts, Maturiti	es, Interest Rat	es and P	rices:					
	Phase 1 Bonds									
		Amount	Maturity Dat	<u>te</u>	Rate	<u>Price</u>				
1 Bond	ct at the initial o	ter has offered th ffering prices set at a price that is 1	t forth herein and	d has sold	l at least 1	0% of each	n maturity of	the Phase		
3.	Redemption I	Provisions:								
	Optional Red	emption								
	art on any date of demption Price	onds are subject on or after Nove equal to the pa	mber 1, 20(1	less than	all Phase	1 Bonds to	be selected	l by lot) at		
	Mandatory Si	inking Fund Re	demption							
establis Master	District by lot p shed under the l Indenture) at th	Bonds maturing or orior to their sche Indenture in satistice Redemption Produced date of redemption	eduled maturity to sfaction of appli- rice of the princip	from moi icable Ar pal amou	neys in the nortization ant thereon	e Phase 1 S on Installmont, without p	Sinking Fundents (as definents) remium, tog	d Account ned in the ether with		
		<u>Year</u>		Principa	al Amou	<u>nt</u>				
		*								
*Matur	rity									

The Phase 1 Bonds maturing on November 1, 20___ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year Principal Amount
\$

*Maturity

The Phase 1 Bonds maturing on November 1, 20___ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year Principal Amount
\$

*Maturity

The Phase 1 Bonds maturing on November 1, 20___ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

*

*Maturity

Upon any redemption of Phase 1 Bonds (other than Phase 1 Bonds redeemed in accordance with scheduled Amortization Installments) and upon any cancellation of Phase 1 Bonds upon surrender to the Trustee (including any surrender pursuant to the Indenture), the District shall cause to be recalculated and delivered to the Trustee revised Amortization Installments recalculated so as to amortize the Outstanding Phase 1 Bonds in substantially equal annual installments of principal and interest (subject to rounding to Authorized Denominations of principal) over the remaining term of the Phase 1 Bonds.

Extraordinary Mandatory Redemption

The Phase 1 Bonds are subject to extraordinary mandatory redemption prior to maturity, in whole on any date or in part on any Quarterly Redemption Date (defined in the Indenture as each February 1, May 1, August 1 and November 1), in the manner determined by the Bond Registrar at the Redemption Price of 100% of the principal amount thereof, without premium, together with accrued interest to the date of redemption, if and to the extent that any one or more of the following shall have occurred:

- (a) from Phase 1 Prepayment Principal (as defined in the Indenture) and Connection Fees (as defined in the Indenture) deposited into the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account;
- (b) on or after the Completion Date of the Phase 1 Project, by application of moneys remaining in the Phase 1 Acquisition and Construction Account of the Acquisition and Construction Fund not reserved by the District for the payment of any remaining part of the Cost of the Phase 1 Project, all of which shall be transferred to the Phase 1 Redemption Account of the Debt Service Fund and credited toward extinguishment of the Phase 1 Assessments and applied toward the redemption of the Phase 1 Bonds, in accordance with the manner it has credited such excess moneys toward extinguishment of Phase 1 Assessments, which the District shall describe to the Trustee in writing; or
- (c) from amounts transferred to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account resulting from a reduction in the Phase 1 Reserve Account Requirement as provided for in the Indenture, and, on the date on which the amount on deposit in the Phase 1 Reserve Account, together with other moneys available therefor, are sufficient to pay and redeem all of the Phase 1 Bonds then Outstanding, including accrued interest thereon.

If less than all of the Phase 1 Bonds shall be called for redemption, the particular Phase 1 Bonds or portions of Phase 1 Bonds to be redeemed shall be selected by lot by the Registrar as provided in the Indenture.

EXHIBIT C

BOND COUNSEL'S SUPPLEMENTAL OPINION

, 2020
Six Mile Creek Community Development District St. Johns County, Florida
FMSbonds, Inc. North Miami Beach, Florida
Re: \$ Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1)
Ladies and Gentlemen:
We have acted as Bond Counsel to the Six Mile Creek Community Development District (the "District"), a community development district established and existing pursuant to Chapter 190 of the Florida Statutes, as amended (the "Act"), in connection with the issuance by the District of its \$
In connection with the rendering of the Opinion, we have reviewed records of the acts taken by the District in connection with the authorization, sale and issuance of the Phase 1 Bonds, were present at various meetings and participated in various discussions in connection therewith and have reviewed such other documents, records and other instruments as we deem necessary to deliver this opinion.
The District has entered into a Bond Purchase Contract dated, 2020 (the "Purchase Contract"), for the purchase of the Phase 1 Bonds. Capitalized words used, but not defined, herein shall have the meanings ascribed thereto in the Purchase Contract.
Based upon the forgoing, we are of the opinion that:
1. The sale of the Phase 1 Bonds by the District is not subject to the registration requirements of the Securities Act of 1933, as amended (the "Securities Act"), pursuant to the exemption provided in Section 3(a)(2) of the Securities Act.
2. The Indenture is exempt from qualification pursuant to the Trust Indenture Act of 1939, as amended.

"INTRODUCTION," "DESCRIPTION OF THE PHASE 1 BONDS," "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS," "and "APPENDIX A: COPY OF MASTER INDENTURE AND PROPOSED FORM OF SUPPLEMENTAL INDENTURE," insofar as such statements constitute

The information in the Limited Offering Memoranda under the captions

descriptions of the Phase 1 Bonds and the Indenture, are accurate as to the matters set forth or documents described therein, and the information under the captions "TAX MATTERS" and "AGREEMENT BY THE STATE," insofar as such information purports to describe or summarize certain provisions of the laws of the State of Florida (the "State") and the provisions of the Internal Revenue Code of 1986, as amended (the "Code"), is accurate as to the matters set forth therein.

This letter is furnished by us as Bond Counsel. No attorney-client relationship has existed or exists between our firm and FMSbonds, Inc. (the "Underwriter") in connection with the Phase 1 Bonds or by virtue of this letter. This letter is delivered to the Underwriter solely for its benefit as Underwriter and may not be used, circulated, quoted or otherwise referred to or relied upon by the Underwriter for any other purpose or by any other person other than the addressee hereto. This letter is not intended to, and may not be, relied upon by holders of the Phase 1 Bonds.

Very truly yours,

EXHIBIT D

ISSUER'S COUNSEL'S OPINION

	, 2020
Six Mile Creek Community Development District	
St. Johns County, Florida	

FMSbonds, Inc. North Miami Beach, Florida

U.S. Bank National Association, as Trustee Orlando, Florida (solely for reliance upon Sections C.1., C.2. and C.3)

Re: \$_____ Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1)

Ladies and Gentlemen:

We serve as counsel to the Six Mile Creek Community Development District ("**District**"), a local unit of special-purpose government established pursuant to the laws of the State of Florida, in connection with the sale by the District of its \$______ Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "**Bonds**"). This letter is delivered to you pursuant to Section 207(iii) of the Master Indenture (defined below), Section 2.07 of the Supplemental Trust Indenture (defined below), and Section 8(c)(6) of the Bond Purchase Contract (referenced below), and is effective as of the date first written above. Each capitalized term not otherwise defined herein has the meaning given it to it in the Indenture (defined herein).

A. DOCUMENTS EXAMINED

In rendering the opinions set forth below, we have examined and/or relied upon the following documents and have made such examination of law as we have deemed necessary or appropriate:

- 1. Rule 42GGG-1, of the Florida Administrative Code adopted by the Florida Land and Water Adjudicatory Commission effective March 7, 2007 ("Establishment Rule");
- 2. the *Master Trust Indenture*, dated as of July 1, 2007 ("**Master Indenture**"), as supplemented with respect to the Phase 1 Bonds by the *Eighth Supplemental Trust Indenture*, dated as of _______1, 2020 ("**Eighth Supplemental Trust Indenture**"), and the Eighth Supplemental Trust Indenture together with the Master Indenture, "**Indentures**"), each by and between the District and U.S. Bank National Association, as trustee ("**Trustee**");
- 3. Resolutions Nos. 2007-14 and 2021-___ adopted by the District on March 30, 2007, and October 21, 2020, respectively (collectively, "**Bond Resolution**");
- 4. the "Six Mile Creek CDD Improvement Plan" dated December 1, 2006, the "Supplemental Engineer's Report for the 2007 Capital Improvements" adopted on May 25, 2007, the "Supplemental Engineer's Report for the 2015 Capital Improvements" adopted on

November 19, 2014, "Supplemental Engineer's Report for the 2016 Capital Improvements" adopted on March 16, 2016, the "Supplemental Engineer's Report for the 2017 Capital Improvements" adopted on October 27, 2017, as supplemented by that certain "Supplemental Engineer's Report for the Series 2020 Capital Improvements" dated June 2, 2020, as supplemented by that certain "Supplemental Engineer's Report for the Series 2020 Capital Improvements" dated October 8, 2020 (collectively, "Engineer's Report"), which describes among other things, the "Phase 1 Project";

	Capital Improvements" dated October 8, 2020 (collectively, "Engineer's Report"), which describes among other things, the "Phase 1 Project";
5.	Supplemental Special Assessment Methodology Report for the Series 2020 Capital Improvement Revenue Bonds Assessment Area 3 (Phase 1) dated, 2020 (collectively, "Assessment Methodology");
6.	Resolution Nos. 2017-06, 2018-02 and 2020 (collectively, "Assessment Resolution"), establishing the debt service special assessments ("Debt Assessments") securing the Bonds;
7.	the <i>Final Judgment</i> issued on May 16, 2007 by the Circuit Court for the Seventh Judicial Circuit in and for Flagler, Putnam, St. Johns and Volusia Counties, Florida, in Case No. CA07-0435, and Certificate of No Appeal issued on June 18, 2007;
8.	the Preliminary Limited Offering Memorandum dated, 2020 ("PLOM") and Limited Offering Memorandum dated, 2020 ("LOM");
9.	certain certifications by FMSbonds, Inc. ("Underwriter"), as underwriter to the sale of the Bonds;
10.	certain certifications of England Thims & Miller, Inc., as District Engineer;
11.	certain certifications of Governmental Management Services, LLC, as District Manager and Assessment Consultant;
12.	general and closing certificate of the District;
13.	an opinion of Akerman LLP ("Bond Counsel") issued to the District in connection with the sale and issuance of the Bonds;
14.	an opinion of Holland & Knight LLP ("Trustee Counsel") issued to the District and Underwriter in connection with the sale and issuance of the Bonds;
15.	an opinion of Feldman & Mahoney, P.A., counsel to the Developer (defined herein), issued to the District and the Underwriter in connection with the sale and issuance of the Bonds;
16.	the following agreements ("Bond Agreements"):
	(a) the Continuing Disclosure Agreement dated, 2020, by and among the District, Six Mile Creek Investment Group, LLC (" Developer ") and Governmental Management Services, LLC;
	(b) the Bond Purchase Contract between Underwriter and the District and dated, 2020 ("BPA");
	(c) the Acquisition Agreement (Phase 1 Bonds) between the District and the Developer and dated , 2020;

Payment of Phase 1 Assessments dated , 2020; and

2020;

(d) the Completion Agreement between the District and the Developer dated ,

(e) the Agreement between the District and the Developer regarding the True-Up and

- (f) the Collateral Assignment and Assumption Agreement (Phase 1 Bonds) between the District and the Developer and dated , 2020; and
- 17. such other documents as we have deemed necessary or appropriate in rendering the opinions set forth below.

We have also attended various meetings of the District and have participated in conferences from time to time with representatives of the District, the District Engineer, the District Manager and Assessment Consultant, the Underwriter, Bond Counsel, counsel to the Underwriter, the Developer, counsel to the Developer, and others relative to the Limited Offering Memorandum and the related documents described herein.

B. RELIANCE

This opinion is solely for the benefit of the (i) District; (ii) the Underwriter; and (iii) the Trustee; however, the Trustee may only rely on this opinion for the limited purposes of the opinions stated in Sections C.1, C.2 and C.3. This opinion may not be relied on by any other party or for any other purpose without our prior written consent.

C. OPINIONS

Based on the foregoing, and subject to the qualifications and assumptions set forth herein, we are of the opinion that:

- 1. Authority Under the Florida Constitution and laws of the State, the District has been duly established and validly exists as a local unit of special purpose government and a community development district under Chapter 190, Florida Statutes (the "Act"), with such powers as set forth in the Act, and with good, right and lawful authority: (a) to enter into and to consummate the transactions contemplated by the Bond Resolution, the Assessment Resolution, the Indentures, the Bonds and the Bond Agreements; (b) to issue the Bonds for the purposes for which they are issued; (c) to impose, levy, collect and enforce the Debt Assessments and pledge the Pledged Revenues to secure the Bonds as provided in the Indentures; (d) to adopt the Bond Resolution and the Assessment Resolution; and (e) to perform its obligations under the terms and conditions of the Bond Resolution, the Assessment Resolution, the Bond Agreements, the Bonds and the Indentures
- 2. Assessments The proceedings by the District with respect to the Debt Assessments have been in accordance with Florida law. The District has taken all action necessary to levy and impose the Debt Assessments as set forth in the Assessment Resolution, Assessment Methodology, and/or other applicable documents. The Debt Assessments constitute legal, valid, binding and enforceable first liens upon the property against which such Debt Assessments are assessed, co-equal with the lien of all state, county, district and municipal taxes and assessments, and superior in dignity to all other liens, titles and claims, until paid.
- 3. Agreements The (a) Bond Resolution, (b) Assessment Resolution, (c) Bonds, (d) Indentures, and (d) Bond Agreements (assuming due authorization, execution and delivery of documents (c) (d) listed herein by any other parties thereto) have been duly and validly authorized, executed and delivered by the District, have been duly approved and adopted and/or issued by the District, are in full force and effect, constitute legal, valid and binding obligations of the District, and are enforceable against the District in accordance with their respective terms. All conditions prescribed in the Indentures as precedent to the issuance of the Bonds have been fulfilled.

- 4. *Validation* The Bonds have been validated by a final judgment of the Circuit Court in and for Flagler, Putnam, St. Johns and Volusia Counties, Florida, of which no timely appeal was filed.
- 5. **Governmental Approvals** All necessary consents, approvals, waivers or other actions by or filings with any governmental authority or other entity that are required for: (a) the adoption of the Bond Resolution and the Assessment Resolution; (b) the issuance, sale, execution and delivery of the Bonds upon the terms set forth in the BPA, PLOM, and LOM; (c) the execution and delivery of the Indentures and Bond Agreements; and (d) the performance by the District of the transactions required hereby, have been duly obtained or made and are in full force and effect.
- **PLOM and LOM** The District has duly authorized the execution, delivery and distribution by the Underwriter of the PLOM and LOM. To our knowledge, and based upon our review of the PLOM and LOM and without having undertaken to determine independently the accuracy, completeness or fairness of the statements contained in the PLOM and LOM, and as of the date of their respective issuances, and the date hereof, nothing has come to our attention which would lead us to believe that the PLOM and LOM contain an untrue statement of a material fact or omit to state a material fact necessary to make the statements contained therein, in light of the circumstances under which they were made, not misleading, provided however that the opinions stated herein extend only to the following provisions of the PLOM and LOM: "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS - Prepayment of Phase 1 Assessments," "ENFORCEMENT OF ASSESSMENT COLLECTIONS," "THE DISTRICT" (excluding the subcaption "The District Manager and Other Consultants"), "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS," "THE DEVELOPMENT – Developer Agreements" (solely as it relates to a description of such agreements), "AGREEMENT BY THE STATE," "LEGALITY FOR INVESTMENT," "LITIGATION – The District," "CONTINUING DISCLOSURE" (excluding information related to the Developer), "VALIDATION," and "AUTHORIZATION AND APPROVAL," and further provided however that the opinions stated herein do not extend to any statements that constitute descriptions of the Bonds or the Indentures. No information or opinion is offered as to any remaining provisions of the PLOM or LOM.
- Agent for service of process and the fact that we have not been served with notice, there is no litigation pending or threatened against the District: (a) seeking to restrain or enjoin the issuance or delivery of the Bonds or the application of the proceeds thereof, or the imposition, levy or collection of the Debt Assessments or the Pledged Revenues pledged for the payment of the debt service on the Bonds; (b) contesting or affecting the authority for the authority for the Debt Assessments, the authority for the issuance of the Bonds or the validity or enforceability of the Bonds, the Indenture, the Bond Agreements or the transactions contemplated thereunder; (c) contesting or affecting the establishment or existence of the District or any of its Supervisors, officers or employees, its assets, property or condition, financial or otherwise, or contesting or affecting any of the powers of the District, including its power to enter into the Indenture or the Bond Agreements, or its power to determine, assess, levy, collect and pledge the Debt Assessments for the payment of the debt service on the Bonds; or (d) specifically contesting the exclusion from federal gross income of interest on the Bonds.
- 8. **Compliance with Laws** To the best of our knowledge, the District is not, in any manner material to the issuance of the Bonds or the Debt Assessments, in breach of or default under any applicable provision of the Act or constitutional provision, statute, or administrative regulation of the State or the United States, or to the best of our knowledge, any applicable judgment or decree, any loan agreement, indenture, bond, note, resolution, agreement (including the Bond Agreements and Indentures), or any other material instrument to which the District is a party or to which the District or any of its property or assets is otherwise subject, and to the best of our knowledge, no event has occurred and is continuing which with the passage of time or the giving of notice, or both, would constitute a material default or event of default

by the District under any such instrument; provided, however, that no opinion is expressed as to compliance with any state or federal tax or securities laws.

9. **Authority to Undertake the Phase 1 Project** - The District has good right and lawful authority under the Act to undertake, finance, acquire, construct, own, and operate the Phase 1 Project, subject to obtaining such licenses, orders or other authorizations as are, at the date of such opinion, required to be obtained from any agency or regulatory body.

D. CERTAIN ASSUMPTIONS

In rendering the foregoing opinions, we have assumed the following: (1) that all public records, certifications, agreements and other documents examined by us that have been executed or certified by public officials acting within the scope of their official capacities are authentic, truthful and accurate; (2) that copies of such public records, certifications, agreements, and other documents furnished to us are authentic and conform to the originals; (3) that all signatures on executed public records, certifications, agreements and other documents are genuine; and (4) that all public records, certifications, agreements and other documents have been properly authorized and are binding on each of the other parties thereto.

E. CERTAIN QUALIFICATIONS

The foregoing opinions are subject to the following qualifications:

- 1. The opinions or statements expressed above are based solely on the existing laws of Florida and the United States of America in effective at the time of issuance of the Bonds. Accordingly, we express no opinion nor make any statement regarding the effect or application of the laws of the federal government, or any other state or other jurisdiction.
- 2. Our opinion as to enforceability of any document is subject to limitations imposed by bankruptcy, insolvency, reorganization, moratorium, liquidation, readjustment of debt, or similar laws, including any changes in the Internal Revenue Code ("Code"), relating to or affecting creditors' rights generally and general principles of equity (regardless of whether such enforceability is considered in a proceeding in equity or at law), and to the exercise of judicial discretion in appropriate cases, including the fact that specific performance and other equitable remedies are granted only in the discretion of a court.
- 3. Nothing herein shall be construed as an opinion regarding the possible applicability of state securities or "blue sky" laws or federal securities laws, as to which no opinion is expressed.
- 4. We further express no opinion as to the necessity for an interest rate waiver under Florida law, or the applicability of any provision or section of the Code.
- 5. We express no opinion and make no representations with regard to financial information or statistical data. We express no opinion as to compliance with any state or federal tax laws.
- 6. We have not reviewed, and therefore express no opinion, regarding any land use, real property or other related items, including but not limited to whether the Developer is able to convey good and marketable title to any particular real property or interest therein and related to the Phase 1 Project.
- 7. With respect to any of the opinions set forth in this letter which are based on or qualified by the phrase "to our knowledge," the words "to our knowledge" signify that, in the course of our representation of the District, no facts have come to our attention that would give us actual knowledge that any such opinions or other matters are not accurate. Except to the extent expressly set forth herein, we have

not undertaken any independent investigation to determine the existence or absence of any such facts, and no inference as to our knowledge of the existence of such facts should be drawn from the fact of our representation of District.

8. The opinions set forth herein are based on factual representations made to us as of the date hereof. We assume no duty to update or supplement our opinions to reflect any facts or circumstances that may thereafter come to our attention, or to reflect any changes in law that may thereafter occur or become effective. Moreover, our opinions are not a guarantee of a particular result, and are not binding on the courts or any other entity; rather, our opinions represent our professional judgment based on our review of existing law, and in reliance on the representations and covenants that we deem relevant to such opinions.

Very truly yours,
HOPPING GREEN & SAMS P.A.
For the Firm

EXHIBIT E

CERTIFICATE OF DEVELOPER

Six Mile Creek Investment Group, LLC, a Delaware limited liability company (the "Developer"), DOES HEREBY CERTIFY, that:

- 1. This Certificate of the Developer is furnished pursuant to Section 8(c)(10) of the Bond Purchase Contract dated _______, 2020 (the "Purchase Contract") between Six Mile Creek Community Development District (the "District") and FMSbonds, Inc. (the "Underwriter") relating to the sale by the District of its \$______ original aggregate principal amount of Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Bonds"). Capitalized terms used, but not defined, herein shall have the meaning assigned thereto in the Purchase Contract.
- 2. The Developer is a limited liability company organized and existing under the laws of the State of Delaware and qualified to transact business in the State of Florida.
- 3. Representatives of the Developer have provided information to the District to be used in connection with the offering by the District of its Bonds, pursuant to a Preliminary Limited Offering Memorandum dated _______, 2020 and the Limited Offering Memorandum, dated ________, 2020, including the appendices attached thereto (collectively, the "Limited Offering Memoranda").
- 4. The Declaration of Consent dated ______, 2020 executed by the Developer and to be recorded in the public records of St. Johns County, Florida (the "Declaration of Consent"), constitutes a valid and binding obligation of the Developer, enforceable against the Developer in accordance with its terms.
- 5. The Developer has reviewed and approved the information contained in the Limited Offering Memoranda under the captions "THE CAPITAL IMPROVEMENT PLAN AND THE PHASE 1 PROJECT," "THE DEVELOPMENT," "THE DEVELOPER," "BONDOWNERS' RISKS" (as it relates to the Developer and the Development), "LITIGATION The Developer" and "CONTINUING DISCLOSURE" (as it relates to the Developer) and warrants and represents that such information did not as of their respective dates, and does not as of the date hereof, contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements therein, in the light of the circumstances under which they were made, not misleading. In addition, the Developer is not aware of any other information in the Limited Offering Memoranda that contains an untrue statement of a material fact or omits to state a material fact necessary to make the statements therein, in light of the circumstances under which they were made, not misleading.
- 6. The Developer represents and warrants that it has complied with and will continue to comply with Chapter 190.048, Florida Statutes, as amended.
- 7. As of the date hereof, there has been no material adverse change in the business, properties, assets or financial condition of the Developer which has not been disclosed in the Limited Offering Memoranda.
- 8. The Developer hereby represents that it owns all of the land in the District that will be subject to the Phase 1 Assessments, and hereby consents to the levy of the Phase 1 Assessments on the

lands in the District owned by the Developer. The levy of the Phase 1 Assessments on the lands in the District will not conflict with or constitute a breach of or default under any agreement, mortgage, lien or other instrument to which the Developer is a party or to which its property or assets are subject.

- 9. The Developer has not made an assignment for the benefit of creditors, filed a petition in bankruptcy, petitioned or applied to any tribunal for the appointment of a custodian, receiver or any trustee or commenced any proceeding under any bankruptcy, reorganization, arrangement, readjustment of debt, dissolution or liquidation law or statute of any jurisdiction. The Developer has not indicated its consent to, or approval of, or failed to object timely to, any petition in bankruptcy, application or proceeding or order for relief or the appointment of a custodian, receiver or any trustee.
- 10. The Developer acknowledges that the Phase 1 Bonds have the debt service requirements set forth in the Limited Offering Memorandum and that the Phase 1 Assessments will be levied by the District at times, and in amounts sufficient, to enable the District to pay debt service on the Phase 1 Bonds when due.
- 11. To the best of the Developer's knowledge, the Developer is not in default under any other resolution, ordinance, agreement or indenture, mortgage, lease, deed of trust, note or other instrument to which the Developer is subject or by which the Developer or its properties are or may be bound, which would have a material adverse effect on the consummation of the transactions contemplated by the Financing Documents, Ancillary Documents or on the Development and is not delinquent in the payment of all ad valorem, federal and state taxes associated with the Development.
- 12. There is no action, suit or proceedings at law or in equity by or before any court or public board or body pending or, solely to the best of the Developer's knowledge, threatened against the Developer (or any basis therefor) (a) seeking to restrain or enjoin the execution or delivery of Financing Documents, Declaration of Consent and/or Ancillary Documents to which the Developer is a party, (b) contesting or affecting the validity or enforceability of the Financing Documents, Declaration of Consent and/or Ancillary Documents, or any and all such other agreements or documents as may be required to be executed, or the transactions contemplated thereunder, (c) contesting or affecting the establishment or existence, of the Developer, or of the Developer's business, assets, property or conditions, financial or otherwise, or contesting or affecting any of the powers of the Developer, or (d) that would have a material and adverse effect upon the ability of the Developer to (i) complete the development of the Phase 1 Assessment Area within the District as described in the Limited Offering Memoranda, (ii) pay the Phase 1 Assessments, or (iii) perform its various obligations as described in the Limited Offering Memoranda.
- 13. To the best of the Developer's knowledge after due inquiry, the Developer is in compliance in all material respects with all provisions of applicable law in all material matters relating to the Phase 1 Assessment Area and the Phase 1 Project as described in the Limited Offering Memoranda, including applying for all necessary permits. Except as otherwise described in the Limited Offering Memoranda, (a) the Phase 1 Assessment Area are zoned and properly designated for their intended use; (b) all government permits other than certain permits, which permits are expected to be received as needed, have been received; (c) the Developer is not aware of any default of any zoning condition, permit or development agreement which would adversely affect the Developer's ability to complete or cause the completion of development of the Phase 1 Assessment Area as described in the Limited Offering Memoranda and all appendices thereto; and (d) there is no reason to believe that any permits, consents and licenses required to complete the development of the Phase 1 Assessment Area and the Phase 1 Project as described in the Offering Memoranda will not be obtained as required.
- 14. The Developer acknowledges that it will have no rights under Chapter 170, <u>Florida Statutes</u>, as amended, to prepay, without interest, the Phase 1 Assessments imposed on lands in the District

owned by the Developer w	ithin thirty (30) day	s following comp	oletion of the Phase	1 Project and accep	otance
thereof by the District.					

Except as disclosed in the Limited Offering Memoranda, the Developer has never failed in

15.

the last five years to comply with its continuing disclosure obligations entered in connection with SEC Rule 15c2-12.

16. The Developer is not in default of any obligations to pay special assessments and the Developer is not insolvent.

Dated: _______, 2020.

SIX MILE CREEK INVESTMENT GROUP, LLC, a Delaware limited liability company

EXHIBIT F

CERTIFICATE OF ENGINEER

ENGLAND THIMS & MILLER, INC. (the "Engineers"), DOES HEREBY CERTIFY, that:

	1.	This certi	ficate	is furnishe	ed pursuant	to Sect	ion	8(c)(17)	of th	e Bono	d Purch	ase Contract
dated			(the	"Purchase	Contract"), by a	nd	between	Six	Mile	Creek	Community
Develo	pment I	District (the	: "Dist	rict") and l	MSbonds,	Inc. wit	h re	espect to	the \$_		Six	k Mile Creek
Comm	unity De	evelopment	Distri	ct Capital	[mproveme	ent Reve	nue	Bonds, S	Series	2020 (Assessi	ment Area 3,
Phase	1) (the "	Bonds"). C	Capital	ized terms	used, but	not defir	ned,	, herein s	shall b	ave th	e mean	ing assigned
thereto	in the P	urchase Co	ntract	or the Prel	iminary Lir	nited Of	feri	ng Memo	orandı	ım dat	ed	, 2020
and the	Limited	l Offering N	Memoi	randum, da	ted	, 202	20, i	including	the a	ppendi	ces atta	ched thereto,
relating	g to the l	Bonds (coll	ective	ly, the "Lii	nited Offer	ring Men	nor	anda"), a	s appl	icable.		

- 2. The Engineers have been retained by the District as consulting engineers.
- 3. The plans and specifications for the Phase 1 Project (as described in the Limited Offering Memoranda) improvements were approved by all regulatory bodies required to approve them. All environmental and other regulatory permits or approvals required in connection with the construction of the Phase 1 Project have been obtained and all environmental and other regulatory permits or approvals required in connection with the development of the Phase 1 Assessment Area have either been obtained or are reasonably expected to be obtained in the ordinary course.
- 4. The Engineers prepared the reports entitled "Six Mile Creek CDD Improvement Plan" dated December 1, 2006, and the "Supplemental Engineer's Report for the 2015 Capital Improvements" adopted on November 19, 2014, as supplemented by the "Supplemental Engineer's Report for the Series 2020 Capital Improvements," dated June 2, 2020, as supplemented by the "Supplemental Engineer's Report for the Series 2020 Capital Improvements," dated October 8, 2020 (collectively referred to herein as the "Engineer's Report"). The Report was prepared in accordance with generally accepted engineering principles. The Supplemental Engineer's Report for the Series 2020 Capital Improvements is included as "APPENDIX C: ENGINEER'S REPORT" to the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum and a description of the Report and certain other information relating to the Phase 1 Project and the development of Phase 1 and are included in the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum under the captions "THE CAPITAL IMPROVEMENT PLAN AND THE PHASE 1 PROJECT" and "THE DEVELOPMENT." The Report and said information are true and complete in all material respects, contain no untrue statement of a material fact, and do not omit to state a material fact necessary to make the statements made therein, in light of the circumstances under which they were made, not misleading.
- 5. The Engineers hereby consent to the inclusion of the Report as "APPENDIX C: ENGINEER'S REPORT" to the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum and to the references to the Engineers in the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum.
- 6. The price expected to be paid by the District, based on current construction cost estimates, to the Developer for any future acquisition of the improvements included within the Phase 1 Project does not exceed the lesser of the cost of the Phase 1 Project or the fair market value of the assets acquired by the District.

7. To the best of our knowledge, after due inquiry, the Developer is in compliance in all
material respects with all provisions of applicable law in all material matters relating to the Developer and
the Development as described in the Limited Offering Memoranda. Except as otherwise described in the
Limited Offering Memoranda, (a) all government permits required in connection with the construction of
the Phase 1 Project and the development of Phase 1 as described in the Limited Offering Memoranda have
been received, or are reasonably expected to be obtained; (b) we are not aware of the any default of any
zoning condition, land use permit or development agreement which would adversely affect the ability to
complete development of the Phase 1 Project, the Phase 1 Assessment Area as described in the Limited
Offering Memoranda and all appendices thereto; and (c) we have no actual knowledge and are not otherwise
aware of any reason to believe that any permits, consents and licenses required to complete the Phase 1
Project or the development of Phase 1 as described in the Limited Offering Memoranda will not be obtained
in due course as required by the Developer, or any other person or entity, necessary for the development of
the Phase 1 Project and the Phase 1 Assessment Area as described in the Limited Offering Memoranda and
all appendices thereto.

	8.	There is adequate water and sewer service capacity to serve the Phase 1 Assessment Area.		
Date: _		_, 2020		
		ENGLAND THIMS & MILLER, INC.		
		By: Print Name: Title:		

EXHIBIT G

CERTIFICATE OF DISTRICT MANAGER AND METHODOLOGY CONSULTANT

GOVERNMENTAL MANAGEMENT SERVICES, LLC ("Governmental Management Services"), DOES HEREBY CERTIFY:

- 1. This certificate is furnished pursuant to Section 8(c)(18) of the Bond Purchase Contract dated ______, 2020 (the "Purchase Contract"), by and between Six Mile Creek Community Development District (the "District") and FMSbonds, Inc. with respect to the \$_____ Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds"). Capitalized terms used, but not defined, herein shall have the meaning assigned thereto in the Purchase Contract or the Limited Offering Memoranda relating to the Phase 1 Bonds, as applicable.
- 2. Governmental Management Services has acted as district manager and methodology consultant to the District in connection with the sale and issuance by the District of its Phase 1 Bonds and has participated in the preparation of the Preliminary Limited Offering Memorandum dated _________, 2020 and the Limited Offering Memorandum, dated __________, 2020, including the appendices attached thereto (collectively, the "Limited Offering Memoranda").
- 3. In connection with the issuance of the Phase 1 Bonds, we have been retained by the District to prepare the Supplemental Special Assessment Methodology Report for the Series 2020 Capital Improvement Revenue Bonds Assessment Area 3 (Phase 1) (the "Assessment Methodology"), which Assessment Methodology has been included as an appendix to the Limited Offering Memoranda. We hereby consent to the use of such Assessment Methodology in the Limited Offering Memoranda and consent to the references to us therein.
- 4. As District Manager, nothing has come to our attention that would lead us to believe that the statements in the Limited Offering Memoranda, as they relate to the District, the Phase 1 Project, or any information provided by us, and the Assessment Methodology, as of their respective dates and as of this date, contained or contains any untrue statement of a material fact or omitted or omits to state a material fact necessary to be stated therein in order to make the statements made therein, in light of the circumstances under which they were made, not misleading.
- 5. The information set forth in the Limited Offering Memoranda under the subcaptions "THE DISTRICT," "THE CAPITAL IMPROVEMENT PLAN AND THE PHASE 1 PROJECT," "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS," "LITIGATION The District," "CONTINGENT FEES," "EXPERTS," "FINANCIAL INFORMATION," "DISCLOSURE REQUIRED BY FLORIDA BLUE SKY REGULATIONS," "CONTINUING DISCLOSURE," and in "APPENDIX D: ASSESSMENT METHODOLOGY" and "APPENDIX E: DISTRICT'S FINANCIAL STATEMENTS" did not as of the respective dates of the Limited Offering Memoranda and does not as of the date hereof contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements therein, in the light of the circumstances under which they were made, not misleading.
- 6. To the best of our knowledge, there has been no change which would materially adversely affect the assumptions made or the conclusions reached in the Assessment Methodology and the considerations and assumptions used in compiling the Assessment Methodology are reasonable. The

Assessment Methodology and the assessment methodology set forth therein were prepared in accordance with all applicable provisions of Florida law.

- 7. As District Manager for the District, we are not aware of any litigation pending or, to the best of our knowledge, threatened against the District restraining or enjoining the issuance, sale, execution or delivery of the Phase 1 Bonds, or in any way contesting or affecting the validity of the Phase 1 Bonds or any proceedings of the District taken with respect to the issuance or sale thereof, or the pledge or application of any moneys or security provided for the payment of the Phase 1 Bonds, or the existence or powers of the District.
- 8. The benefit from the Phase 1 Project equals or exceeds the Phase 1 Assessments (the, "Assessments"), and such Assessments are fairly and reasonably allocated across all lands subject to such Assessments. Moreover, the assessments, as initially levied, and as may be reallocated from time to time as permitted by resolutions adopted by the District with respect to the Phase 1 Assessments, are sufficient to enable the District to pay the debt service on the Phase 1 Bonds, through the final maturity thereof.

	ed by the District with respect to the Phase 1 Assessments, are sufficient ebt service on the Phase 1 Bonds, through the final maturity thereof.
Dated:, 2020.	
	GOVERNMENTAL MANAGEMENT SERVICES, LLC, a Florida limited liability company
	By:
	Name:
	Title:

DRAFT-1

GrayRobinson, P.A. October 16, 2020

, 2020

PRELIMINARY LIMITED OFFERING MEMORANDUM DATED

NEW ISSUES - BOOK-ENTRY ONLY LIMITED OFFERING

NOT RATED

In the opinion of Akerman LLP, Bond Counsel, under existing statutes, regulations, published rulings and court decisions, and assuming compliance by the District with the tax covenants described herein and the accuracy of certain representations included in the closing transcript for the Phase 1 Bonds (as hereinafter defined), interest on the Phase 1 Bonds is, under Section 103 of the Code (as hereinafter defined), excludable from gross income for federal income tax purposes, and is not an item of tax preference for purposes of the federal alternative minimum tax imposed on individuals. See "TAX MATTERS" herein. Bond Counsel is further of the opinion that the Phase 1 Bonds and interest thereon are not subject to taxation under the laws of the State of Florida except as to estate taxes and taxes imposed by Chapter 220, Florida Statutes, on interest, income or profits on debt obligations owned by corporations as defined in Chapter 220.

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT (ST. JOHNS COUNTY, FLORIDA)

\$5,540,000*
Capital Improvement Revenue Bonds,
Series 2020 (Assessment Area 3, Phase 1)

Dated: Date of Delivery Due: As shown below

The Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds") are being issued by the Six Mile Creek Community Development District (the "District" or "Issuer") only in fully registered form, without coupons, in denominations of \$5,000 and any integral multiple thereof.

The District is a local unit of special purpose government of the State of Florida, created pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "Act"), and by Rule 42GGG-1, Florida Administrative Code adopted by the Florida Land and Water Adjudicatory Commission (the "Commission") effective March 7, 2007, and is located within unincorporated St. Johns County, Florida (the "County"). The District was created for the purpose of delivering certain community development services and facilities for the benefit of District Lands (as hereinafter defined), and has previously determined to undertake in one or more stages, the acquisition and/or construction of public improvements and community facilities as set forth in the Act for the special benefit of certain District Lands

The Phase 1 Bonds will bear interest at the fixed rates set forth below, calculated on the basis of a 360-day year comprised of twelve 30-day months, payable semi-annually on each May 1 and November 1, commencing May 1, 2021. The Phase 1 Bonds, when issued, will be registered in the name of Cede & Co., as registered owner and nominee for The Depository Trust Company ("DTC") of New York, New York. Purchases of beneficial interests in the Phase 1 Bonds will be made only in book-entry form. Accordingly, principal of and interest on the Phase 1 Bonds will be paid from sources described below by U.S. Bank National Association, as trustee (the "Trustee") directly to DTC as the registered owner thereof. Disbursements of such payments to the DTC Participants (as hereinafter defined) is the responsibility of DTC, and disbursements of such payments to the beneficial owners is the responsibility of the DTC Participants and the Indirect Participants (as hereinafter defined), as more fully described herein. Any purchaser of a beneficial interest in a Phase 1 Bond must maintain an account with a broker or dealer who is, or acts through, a DTC Participant to receive payment of the principal of and interest on such Phase 1 Bond. See "DESCRIPTION OF THE Phase 1 Bonds - Book-Entry Only System" herein.

Proceeds of the Phase 1 Bonds will be used for the purposes of providing funds to: (i) finance a portion of the Cost of acquisition, construction, installation and equipping of a portion of the Phase 1 Project (as defined herein); (ii) pay interest on the Phase 1 Bonds through November 1, 20___, (iii) pay certain costs associated with the issuance of the Phase 1 Bonds; and (iv) fund the Phase 1 Reserve Account as provided in the Indenture. See "CAPITAL IMPROVEMENT PLAN AND THE PHASE 1 PROJECT" and "ESTIMATED SOURCES AND USES OF FUNDS" herein.

The Phase 1 Bonds will be secured by a pledge of the Phase 1 Pledged Revenues and the Phase 1 Pledged Funds and Accounts. "Phase 1 Pledged Revenues" shall mean all revenues received by the District from the Phase 1 Assessments, including, without limitation, amounts received from any foreclosure proceeding for the enforcement of collection of such Phase 1 Assessments or from the issuance and sale of tax certificates with respect to such Phase 1 Assessments; provided, however, that Phase 1 Pledged Revenues shall not include (A) any moneys transferred to the Phase 1 Rebate Fund, or investment earnings thereon and (B) "special assessments" levied and collected by the District under Section 190.022 of the Act for maintenance purposes or "maintenance special assessments" levied and collected by the District under Section 190.021(3) of the Act (it being expressly understood that the lien and pledge of the Indenture shall not apply to any of the moneys described in the foregoing clauses (A)

and (B) of this proviso). "Phase 1 Pledged Funds and Accounts" shall mean the Funds and Accounts established for the Phase 1 Bonds, including without limitation the Phase 1 Reserve Account (except for the Phase 1 Rebate Account) pursuant to the Indenture. See "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS" herein.

The Phase 1 Bonds are subject to optional, mandatory sinking fund and extraordinary mandatory redemption at the times, in the amounts and at the redemption prices as more fully described herein. See "DESCRIPTION OF THE PHASE 1 BONDS – Redemption Provisions" herein.

NEITHER THE PHASE 1 BONDS, NOR THE INTEREST AND PREMIUM, IF ANY, PAYABLE THEREON SHALL CONSTITUTE A GENERAL OBLIGATION OR GENERAL INDEBTEDNESS OF THE DISTRICT WITHIN THE MEANING OF THE CONSTITUTION AND LAWS OF FLORIDA. THE PHASE 1 BONDS AND THE SERIES OF WHICH THEY ARE A PART, AND THE INTEREST AND PREMIUM, IF ANY, PAYABLE THEREON DO NOT CONSTITUTE EITHER A PLEDGE OF THE FULL FAITH AND CREDIT OF THE DISTRICT OR A LIEN UPON ANY PROPERTY OF THE DISTRICT OTHER THAN AS PROVIDED IN THE INDENTURE AUTHORIZING THE ISSUANCE OF THE PHASE 1 BONDS. NO OWNER OR ANY OTHER PERSON SHALL EVER HAVE THE RIGHT TO COMPEL THE EXERCISE OF ANY AD VALOREM TAXING POWER OF THE DISTRICT OR ANY OTHER PUBLIC AUTHORITY OR GOVERNMENTAL BODY TO PAY DEBT SERVICE OR TO PAY ANY OTHER AMOUNTS REQUIRED TO BE PAID PURSUANT TO THE INDENTURE OR THE PHASE 1 BONDS. RATHER, DEBT SERVICE AND ANY OTHER AMOUNTS REQUIRED TO BE PAID PURSUANT TO THE INDENTURE OR THE PHASE 1 BONDS SHALL BE PAYABLE SOLELY FROM, AND SHALL BE SECURED SOLELY BY, THE PHASE 1 PLEDGED REVENUES AND THE PHASE 1 PLEDGED FUNDS AND ACCOUNTS PLEDGED TO THE PHASE 1 BONDS, ALL AS PROVIDED IN THE PHASE 1 BONDS AND THE INDENTURE.

The Phase 1 Bonds involve a degree of risk (see "BONDOWNERS' RISKS" herein) and are not suitable for all investors (see "SUITABILITY FOR INVESTMENT" herein). The Underwriter named below is limiting this offering to "accredited investors" within the meaning of Chapter 517, Florida Statutes, and the rules of the Florida Department of Financial Services promulgated thereunder. The limitation of the initial offering to accredited investors does not denote restrictions on transfer in any secondary market for the Phase 1 Bonds. The Phase 1 Bonds are not credit enhanced or rated and no application has been made for a rating with respect to the Phase 1 Bonds.

This cover page contains information for quick reference only. It is not a summary of the Phase 1 Bonds. Investors must read the entire Limited Offering Memorandum to obtain information essential to the making of an informed investment decision.

MATURITY SCHEDULE

\$ _	% Phase 1 Term Bond due	1, 20 , Yield	%, Price	CUSIP #	**
\$ 	% Phase 1 Term Bond due	1, 20 , Yield	%, Price	CUSIP#	**
\$ 	% Phase 1 Term Bond due	1, 20 , Yield	%, Price	CUSIP#	**
\$ 	% Phase 1 Term Bond due	1, 20 , Yield	%, Price	CUSIP#	**

The initial sale of the Phase 1 Bonds is subject to certain conditions precedent, including, without limitation, receipt of the opinion of Akerman LLP, Jacksonville, Florida, Bond Counsel, as to the validity of the Phase 1 Bonds and the excludability of interest thereon from gross income for federal income tax purposes. Certain legal matters will be passed upon for the District by its counsel, Hopping Green & Sams, P.A., Tallahassee, Florida, for the Developer (as hereinafter defined) by its counsel, Feldman & Mahoney, P.A., Clearwater, Florida, and for the Underwriter by its counsel, GrayRobinson, P.A., Tampa, Florida. It is expected that the Phase 1 Bonds will be delivered in book-entry form through the facilities of DTC on or about _______, 2020.

FMSbonds, Inc.

Dated:	, 2020
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^{*} Preliminary, subject to change.

^{**}The District is not responsible for the CUSIP numbers, nor is any representation made as to their correctness. The CUSIP numbers are included solely for the convenience of the readers of this Limited Offering Memorandum.

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS

Gregg F. Kern, Chairman*
Michael Taylor, Vice Chair*
Rose Bock, Assistant Secretary
Mike Veazey, Assistant Secretary
Blake Weatherly, Assistant Secretary*

DISTRICT MANAGER/METHODOLOGY CONSULTANT

Governmental Management Services, LLC St. Augustine, Florida

DISTRICT COUNSEL

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

BOND COUNSEL

Akerman LLP Jacksonville, Florida

DISTRICT ENGINEER

England Thims & Miller Jacksonville, Florida

^{*} Employee of an affiliate of the Developer

NO DEALER, BROKER, SALESPERSON OR OTHER PERSON HAS BEEN AUTHORIZED BY THE DISTRICT TO GIVE ANY INFORMATION OR TO MAKE ANY REPRESENTATIONS, OTHER THAN THOSE CONTAINED IN THIS LIMITED OFFERING MEMORANDUM, AND IF GIVEN OR MADE, SUCH OTHER INFORMATION OR REPRESENTATIONS MUST NOT BE RELIED UPON AS HAVING BEEN AUTHORIZED BY THE DISTRICT. THIS LIMITED OFFERING MEMORANDUM DOES NOT CONSTITUTE AN OFFER TO SELL OR THE SOLICITATION OF AN OFFER TO BUY ANY OF THE PHASE 1 BONDS AND THERE SHALL BE NO OFFER, SOLICITATION, OR SALE OF THE PHASE 1 BONDS BY ANY PERSON IN ANY JURISDICTION IN WHICH IT IS UNLAWFUL FOR SUCH PERSON TO MAKE SUCH OFFER, SOLICITATION OR SALE.

THE INFORMATION SET FORTH HEREIN HAS BEEN OBTAINED FROM THE DEVELOPER (AS HEREINAFTER DEFINED), THE DISTRICT, PUBLIC DOCUMENTS, RECORDS AND OTHER SOURCES, WHICH SOURCES ARE BELIEVED TO BE RELIABLE BUT WHICH INFORMATION IS NOT GUARANTEED AS TO ACCURACY OR COMPLETENESS BY, AND IS NOT TO BE CONSTRUED AS A REPRESENTATION OF, THE UNDERWRITER NAMED ON THE COVER PAGE OF THIS LIMITED OFFERING MEMORANDUM. THE UNDERWRITER HAS REVIEWED THE INFORMATION IN THIS LIMITED OFFERING MEMORANDUM IN ACCORDANCE WITH, AND AS PART OF, ITS RESPONSIBILITIES TO INVESTORS UNDER THE FEDERAL SECURITIES LAWS AS APPLIED TO THE FACTS AND CIRCUMSTANCES OF THIS TRANSACTION, BUT THE UNDERWRITER DOES NOT GUARANTEE THE ACCURACY OR COMPLETENESS OF SUCH INFORMATION. THE INFORMATION AND EXPRESSIONS OF OPINION HEREIN CONTAINED ARE SUBJECT TO CHANGE WITHOUT NOTICE AND NEITHER THE DELIVERY OF THIS LIMITED OFFERING MEMORANDUM, NOR ANY SALE MADE HEREUNDER, SHALL, UNDER ANY CIRCUMSTANCES, CREATE ANY IMPLICATION THAT THERE HAS BEEN NO CHANGE IN THE AFFAIRS OF THE DISTRICT OR THE DEVELOPER OR IN THE STATUS OF THE DEVELOPMENT OR THE PHASE 1 PROJECT (AS SUCH TERMS ARE HEREINAFTER DEFINED) SINCE THE DATE HEREOF.

THE PHASE 1 BONDS HAVE NOT BEEN REGISTERED WITH THE SECURITIES AND EXCHANGE COMMISSION UNDER THE SECURITIES ACT OF 1933, AS AMENDED, NOR HAS THE INDENTURE BEEN QUALIFIED UNDER THE TRUST INDENTURE ACT OF 1939, AS AMENDED, IN RELIANCE UPON CERTAIN EXEMPTIONS SET FORTH IN SUCH ACTS. THE REGISTRATION, QUALIFICATION OR EXEMPTION OF THE PHASE 1 BONDS IN ACCORDANCE WITH THE APPLICABLE SECURITIES LAW PROVISIONS OF ANY JURISDICTIONS WHEREIN THESE SECURITIES HAVE BEEN OR WILL BE REGISTERED, QUALIFIED OR EXEMPTED SHOULD NOT BE REGARDED AS A RECOMMENDATION THEREOF. NEITHER THE DISTRICT, THE COUNTY, THE STATE, NOR ANY OTHER POLITICAL SUBDIVISIONS THEREOF HAVE GUARANTEED OR PASSED UPON THE MERITS OF THE PHASE 1 BONDS, UPON THE PROBABILITY OF ANY EARNINGS THEREON OR UPON THE ACCURACY OR ADEQUACY OF THIS LIMITED OFFERING MEMORANDUM.

"FORWARD-LOOKING STATEMENTS" ARE USED IN THIS DOCUMENT BY USING FORWARD LOOKING WORDS SUCH AS "MAY," "WILL," "SHOULD," "INTENDS," "EXPECTS," "BELIEVES," "ANTICIPATES," "ESTIMATES," OR OTHERS. THE READER IS CAUTIONED THAT FORWARD-LOOKING STATEMENTS ARE

SUBJECT TO A VARIETY OF UNCERTAINTIES THAT COULD CAUSE ACTUAL RESULTS TO DIFFER FROM THE PROJECTED RESULTS. THOSE RISKS AND UNCERTAINTIES INCLUDE GENERAL ECONOMIC AND BUSINESS CONDITIONS, CONDITIONS IN THE FINANCIAL MARKETS AND REAL ESTATE MARKET, THE DISTRICT'S COLLECTION OF ASSESSMENTS, AND VARIOUS OTHER FACTORS WHICH MAY BE BEYOND THE DISTRICT'S AND THE DEVELOPER'S CONTROL. BECAUSE THE DISTRICT AND THE DEVELOPER CANNOT PREDICT ALL FACTORS THAT MAY AFFECT FUTURE DECISIONS, ACTIONS, EVENTS, OR FINANCIAL CIRCUMSTANCES, WHAT ACTUALLY HAPPENS MAY BE DIFFERENT FROM WHAT IS INCLUDED IN FORWARD-LOOKING STATEMENTS.

THE ACHIEVEMENT OF CERTAIN RESULTS OR OTHER EXPECTATIONS CONTAINED IN SUCH FORWARD-LOOKING STATEMENTS INVOLVE KNOWN AND UNKNOWN RISKS, UNCERTAINTIES AND OTHER FACTORS WHICH MAY CAUSE ACTUAL RESULTS, PERFORMANCE OR ACHIEVEMENTS DESCRIBED TO BE MATERIALLY DIFFERENT FROM ANY FUTURE RESULTS, PERFORMANCE OR ACHIEVEMENTS EXPRESSED OR IMPLIED BY SUCH FORWARD-LOOKING STATEMENTS. THE DISTRICT AND THE DEVELOPER DO NOT PLAN TO ISSUE ANY UPDATES OR REVISIONS TO THOSE FORWARD-LOOKING STATEMENTS IF OR WHEN ANY OF ITS EXPECTATIONS OR EVENTS, CONDITIONS OR CIRCUMSTANCES ON WHICH SUCH STATEMENTS ARE BASED OCCUR, OTHER THAN AS DESCRIBED UNDER "CONTINUING DISCLOSURE" HEREIN.

THIS LIMITED OFFERING MEMORANDUM IS BEING PROVIDED TO PROSPECTIVE PURCHASERS IN ELECTRONIC FORMAT ON THE FOLLOWING WEBSITES: WWW.MUNIOS.COM AND WWW.EMMA.MSRB.ORG. THIS LIMITED OFFERING MEMORANDUM MAY BE RELIED UPON ONLY IF IT IS PRINTED IN ITS ENTIRETY DIRECTLY FROM EITHER OF SUCH WEBSITES.

THIS PRELIMINARY LIMITED OFFERING MEMORANDUM IS IN A FORM DEEMED FINAL BY THE DISTRICT FOR PURPOSES OF RULE 15C2-12 UNDER THE SECURITIES EXCHANGE ACT OF 1934, AS AMENDED, EXCEPT FOR CERTAIN INFORMATION PERMITTED TO BE OMITTED PURSUANT TO RULE 15C2-12(B)(1).

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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT (ST. JOHNS COUNTY, FLORIDA)

\$5,540,000* Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1)

INTRODUCTION

The purpose of this Limited Offering Memorandum is to set forth certain information in connection with the offering for sale by the Six Mile Creek Community Development District (the "District" or "Issuer") of its \$5,540,000* Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Phase 1 Bonds").

THE PHASE 1 BONDS ARE NOT A SUITABLE INVESTMENT FOR ALL INVESTORS. PURSUANT TO APPLICABLE STATE LAW, THE UNDERWRITER IS LIMITING THIS INITIAL OFFERING OF THE PHASE 1 BONDS TO ONLY ACCREDITED INVESTORS WITHIN THE MEANING OF THE RULES OF THE FLORIDA DEPARTMENT OF FINANCIAL SERVICES. THE LIMITATION OF THE INITIAL OFFERING TO ACCREDITED INVESTORS DOES NOT DENOTE RESTRICTIONS ON TRANSFER IN ANY SECONDARY MARKET FOR THE PHASE 1 BONDS. POTENTIAL INVESTORS ARE SOLELY RESPONSIBLE FOR EVALUATING THE MERITS AND RISKS OF AN INVESTMENT IN THE PHASE 1 BONDS. SEE "BONDOWNERS' RISKS" AND "SUITABILITY FOR INVESTMENT" HEREIN.

The District was created pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "Act"), and Rule 42GGG-1, Florida Administrative Code, adopted by the Florida Land and Water Adjudicatory Commission (the "Commission") effective March 7, 2007. The District is located within unincorporated St. Johns County, Florida (the "County") and was created for the purpose of delivering certain community development services and facilities for the benefit of District Lands (as hereinafter defined). The District has previously determined to undertake, in one or more stages, the acquisition and/or construction of public improvements and community facilities as set forth in the Act for the special benefit of certain District Lands. The Act authorizes the District to issue bonds for the purpose of, among others, financing, funding, planning, establishing, acquiring, constructing or reconstructing, enlarging or extending, equipping water management, water supply, sewer and wastewater management, bridges or culverts, public roads, street lights and other basic infrastructure projects within or without the boundaries of the District as provided in the Act.

The boundaries of the District include approximately 1,282 gross acres of land (the "District Lands") located in an unincorporated portion of the County. The District Lands are being developed as part of the 1,356-acre master planned residential community known as "TrailMark" (the "Development"). The Development is currently planned for approximately [1,724] single-family units and 554 active adult/age-restricted units, together with associated recreational amenities and parks. See "THE DEVELOPMENT" herein for a summary of the current development status of the Development.

The District has been divided into three separate Assessment Areas. Assessment Area 1 has been developed and platted and contains 152 residential lots. Assessment Area 2 consists of approximately 543 acres and is planned for a total of 1,260 residential lots. Assessment Area 3 is being developed in three phases: Phase 1, which consists of 305 developed and platted residential lots, Phase 2, which is under

^{*} Preliminary, subject to change.

development and planned for 401 lots (of which 331 have been developed and platted, as of October 2020), and Phase 3, which is being developed in sub-phases. Phases 3A, 3B and 3C are being developed as an active adult community containing 554 total units, with 181 lots planned for Phase 3A and Phases 3B, 3C and 3D of Assessment Area 2 to be developed at a future time. Assessment Area 3 [(also referred to as the 2007 Assessment Area),] which consists of the District Lands outside of Assessment Areas 1 and 2, contains approximately [550] acres and will be developed in phases: Phase 1, which is planned for 171 lots, and the remaining lands, which are planned for development at a future time. See "THE DEVELOPMENT" herein for more information.

The District previously issued its Original 2007 Bonds, its 2014A Bonds, its 2015 Bonds, its 2016A Bonds, its 2016B Bonds, its 2017A Bonds, its 2017B Bonds and its Phase 3A Bonds (each as defined herein) to finance and refinance portions of its Capital Improvement Plan (as defined herein). See "THE DISTRICT – Prior and Existing Bond Defaults" and "THE CAPITAL IMPROVEMENT PLAN AND THE PHASE 1 PROJECT" herein for more information regarding the District's Prior Bonds and the Capital Improvement Plan.

Six Mile Creek Investment Group, LLC, a Delaware limited liability company (the "Developer"), is the sole owner of the Phase 1 Lands. See "THE DEVELOPER" herein for more information regarding the Developer. The Developer has entered into contracts with [_____]. See "THE DEVELOPMENT – Builder Contract" herein for more information.

The Phase 1 Bonds are payable from and secured by the Phase 1 Pledged Revenues, which consist primarily of the revenues received by the District from the non-ad valorem special assessments (the "Phase 1 Assessments"). The Phase 1 Assessments will be levied on all of the lands within Phase 1 of Assessment Area 3 (the "Phase 1 Assessment Area"). Initially, the Phase 1 Assessment Area consists of approximately 89.62 acres planned for 171 single-family lots. In addition, the District has filed a petition to amend the District boundaries to include an approximately 6.8-acre parcel located adjacent to the District ("Additional Parcel"), which is planned to contain 24 single-family lots. Once the Additional Parcel is annexed into the District, it is expected that the District would amend the Assessment Proceedings to include the Additional Parcel within the Phase 1 Assessment Area and allocate a portion Phase 1 Assessments to the Additional Parcel, which would result in a decrease in the Phase 1 Assessment levels assigned to the land currently within the Phase 1 Assessment Area. Upon platting of the Phase 1 Assessment Area, the Phase 1 Assessments will be allocated to the platted lots therein. See "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS" and "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS" herein for more information.

The Phase 1 Bonds are being issued by the District pursuant to the Act, Resolution Nos. 2007-14 and 2021-____, adopted by the Board of Supervisors of the District (the "Board") on March 30, 2007, and October 21, 2020, respectively (collectively, the "Bond Resolution"), and a Master Trust Indenture dated as of July 1, 2007 (the "Master Indenture"), by and between the District and U.S. Bank National Association (the "Trustee"), as successor to Regions Bank, as amended and supplemented with respect to the Phase 1 Bonds by a Eighth Supplemental Trust Indenture dated as of ______ 1, 2020 (the "Eighth Supplemental Indenture" and, together with the Master Indenture, the "Indenture"), each by and between the District and the Trustee. Capitalized terms not defined herein shall have the meanings assigned to them in the Indenture. See "APPENDIX A: COPY OF MASTER INDENTURE AND PROPOSED FORM OF SUPPLEMENTAL INDENTURE" attached hereto.

Proceeds of the Phase 1 Bonds will be used for the purposes of providing funds to: (i) finance a portion of the Cost of acquisition, construction, installation and equipping of a portion of the Phase 1 Project; (ii) pay interest on the Phase 1 Bonds through November 1, 20_; (iii) pay certain costs associated

with the issuance of the Phase 1 Bonds; and (iv) fund the Phase 1 Reserve Account as provided in the Phase 1 Indenture. See "ESTIMATED SOURCES AND USES OF FUNDS" herein.

There follows in this Limited Offering Memorandum a brief description of the District, the Developer, the Development, the Phase 1 Assessment Area, the Phase 1 Project and summaries of the terms of the Phase 1 Bonds, the Indenture and certain provisions of the Act. All references herein to the Indenture, the Act or any other Florida Statute are qualified in their entirety by reference to such documents and statute, and all references to the Phase 1 Bonds are qualified by reference to the definitive form thereof and the information with respect thereto contained in the Indenture. A copy of the Master Indenture and the proposed form of the Eighth Supplemental Indenture appear in APPENDIX A attached hereto.

This Limited Offering Memorandum speaks only as of its date and the information contained herein is subject to change.

DESCRIPTION OF THE PHASE 1 BONDS

General Description

The Phase 1 Bonds are issuable only as fully registered bonds, without coupons, in the denominations of \$5,000 and any integral multiple thereof. The Phase 1 Bonds will mature, subject to the redemption provisions set forth herein, on the dates and in the amounts set forth on the cover page hereof.

The Phase 1 Bonds shall be dated the date of delivery. Interest on the Phase 1 Bonds shall be payable on each Interest Payment Date to maturity or prior redemption. "Interest Payment Date" means May 1 and November 1 of each year, commencing May 1, 2021. Each Phase 1 Bond shall bear interest from the Interest Payment Date to which interest has been paid next preceding the date of its authentication, unless the date of its authentication: (i) is an Interest Payment Date to which interest on such Phase 1 Bond has been paid, in which event such Phase 1 Bond shall bear interest from its date of authentication; or (ii) is prior to the first Interest Payment Date for the Phase 1 Bonds, in which event, such Phase 1 Bond shall bear interest from its date. Interest and shall be computed on the basis of a 360-day year of twelve 30-day months.

Upon initial issuance, the ownership of the Phase 1 Bonds will be registered in the name of Cede & Co., as nominee for The Depository Trust Company, New York, New York ("DTC"), and purchases of beneficial interests in the Phase 1 Bonds will be made in book-entry only form. With respect to Phase 1 Bonds registered in the registration books kept by the Bond Registrar in the name of Cede & Co., the District, the Trustee, the Bond Registrar and the Paying Agent shall have no responsibility or obligation to any such Bond Participant or to any indirect Bond Participant. Without limiting the immediately preceding sentence, the District, the Trustee, the Bond Registrar and the Paying Agent shall have no responsibility or obligation with respect to (i) the accuracy of the records of DTC, Cede & Co. or any Bond Participant with respect to any ownership interest in the Phase 1 Bonds, (ii) the delivery to any Bond Participant or any other person other than an Owner, as shown in the registration books kept by the Bond Registrar, of any notice with respect to the Phase 1 Bonds, including any notice of redemption, or (iii) the payment to any Bond Participant or any other person, other than an Owner, as shown in the registration books kept by the Bond Registrar, of any amount with respect to principal of, premium, if any, or interest on the Phase 1 Bonds. The District, the Trustee, the Bond Registrar and the Paying Agent may treat and consider the person in whose name each Phase 1 Bond is registered in the registration books kept by the Bond Registrar as the absolute owner of such Phase 1 Bond for the purpose of payment of principal, premium and interest with respect to such Phase 1 Bond, for the purpose of giving notices of redemption and other matters with respect to such Phase 1 Bond, for the purpose of registering transfers with respect to such Phase 1 Bond, and for all other purposes whatsoever. The Paying Agent shall pay all principal of, premium, if any, and interest on the Phase 1 Bonds only to or upon the order of the respective Owners, as shown in the registration books kept by the Bond Registrar, or their respective attorneys duly authorized in writing, as provided herein and all such payments shall be valid and effective to fully satisfy and discharge the District's obligations with respect to payment of principal of, premium, if any, and interest on the Phase 1 Bonds to the extent of the sum or sums so paid. No person other than an Owner, as shown in the registration books kept by the Bond Registrar, shall receive a certificated Phase 1 Bond evidencing the obligation of the District to make payments of principal, premium, if any, and interest pursuant to the provisions hereof. Upon receipt by the Trustee or the District of written notice from DTC: (i) confirming that DTC has received written notice from the District to the effect that a continuation of the requirement that all of the Outstanding Phase 1 Bonds be registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC, is not in the best interest of the Beneficial Owners of the Phase 1 Bonds or (ii) to the effect that DTC is unable or unwilling to discharge its responsibilities and no substitute Bond Depository willing to undertake the functions of DTC hereunder can be found which is willing and able to undertake such functions upon reasonable and customary terms, the Phase 1 Bonds shall no longer be restricted to being registered in the registration books kept by the Bond Registrar in the name of Cede & Co., as Nominee of DTC, but may be registered in whatever name or names Owners transferring or exchanging the Phase 1 Bonds shall designate, in accordance with the provisions hereof. See "DESCRIPTION OF THE PHASE 1 BONDS - Book-Entry Only System" below.

The Phase 1 Bonds will initially be sold only to "accredited investors" within the meaning under Chapter 517, Florida Statutes, as amended, and the rules of the Florida Department of Financial Services promulgated thereunder, although there is no limitation on resales of the Phase 1 Bonds. See "SUITABILITY FOR INVESTMENT" below.

U.S. Bank National Association is initially serving as the Trustee, Registrar and Paying Agent for the Phase 1 Bonds.

Redemption Provisions

Optional Redemption

The Phase 1 Bonds are subject to redemption prior to maturity at the option of the District in whole or in part on any date on or after November 1, 20__ (less than all Phase 1 Bonds to be selected by lot) at the Redemption Price equal to the par amount thereof, together with accrued interest to the date of redemption.

Mandatory Sinking Fund Redemption

The Phase 1 Bonds maturing on November 1, 20_ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year Principal Amount

*

*Maturity

The Phase 1 Bonds maturing on November 1, 20__ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year Principal Amount

*

*Maturity

The Phase 1 Bonds maturing on November 1, 20__ are subject to mandatory redemption in part by the District by lot prior to their scheduled maturity from moneys in the Phase 1 Sinking Fund Account established under the Indenture in satisfaction of applicable Amortization Installments (as defined in the Master Indenture) at the Redemption Price of the principal amount thereof, without premium, together with accrued interest to the date of redemption on November 1 of the years and in the principal amounts set forth below:

Year Principal Amount

*

*Maturity

Upon any redemption of Phase 1 Bonds (other than Phase 1 Bonds redeemed in accordance with scheduled Amortization Installments) and upon any cancellation of Phase 1 Bonds upon surrender to the Trustee (including any surrender pursuant to the Indenture), the District shall cause to be recalculated and delivered to the Trustee revised Amortization Installments recalculated so as to amortize the Outstanding Phase 1 Bonds in substantially equal annual installments of principal and interest (subject to rounding to Authorized Denominations of principal) over the remaining term of the Phase 1 Bonds.

Extraordinary Mandatory Redemption

The Phase 1 Bonds are subject to extraordinary mandatory redemption prior to maturity, in whole on any date or in part on any Quarterly Redemption Date (defined in the Indenture as each February 1, May

1, August 1 and November 1), in the manner determined by the Bond Registrar at the Redemption Price of 100% of the principal amount thereof, without premium, together with accrued interest to the date of redemption, if and to the extent that any one or more of the following shall have occurred:

- (a) from Phase 1 Prepayment Principal (as defined in the Indenture) and Connection Fees (as defined in the Indenture) deposited into the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account;
- (b) on or after the Completion Date of the Phase 1 Project, by application of moneys remaining in the Phase 1 Acquisition and Construction Account of the Acquisition and Construction Fund not reserved by the District for the payment of any remaining part of the Cost of the Phase 1 Project, all of which shall be transferred to the Phase 1 Redemption Account of the Debt Service Fund and credited toward extinguishment of the Phase 1 Assessments and applied toward the redemption of the Phase 1 Bonds, in accordance with the manner it has credited such excess moneys toward extinguishment of Phase 1 Assessments, which the District shall describe to the Trustee in writing; or
- (c) from amounts transferred to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account resulting from a reduction in the Phase 1 Reserve Account Requirement as provided for in the Indenture, and, on the date on which the amount on deposit in the Phase 1 Reserve Account, together with other moneys available therefor, are sufficient to pay and redeem all of the Phase 1 Bonds then Outstanding, including accrued interest thereon.

If less than all of the Phase 1 Bonds shall be called for redemption, the particular Phase 1 Bonds or portions of Phase 1 Bonds to be redeemed shall be selected by lot by the Registrar as provided in the Indenture.

Notice of Redemption and of Purchase

Notice of each redemption of Phase 1 Bonds is required to be mailed by the Bond Registrar, postage prepaid, not less than thirty (30) nor more than forty-five (45) days prior to the redemption date to each registered Owner of Phase 1 Bonds to be redeemed at the address of such registered Owner recorded on the bond register maintained by the Bond Registrar. On the date designated for redemption, notice having been given and money for the payment of the Redemption Price being held by the Paying Agent, all as provided in the Indenture, the Phase 1 Bonds or such portions thereof so called for redemption shall become and be due and payable at the Redemption Price provided for the redemption of such Phase 1 Bonds or such portions thereof on such date, interest on such Phase 1 Bonds or such portions thereof so called for redemption shall cease to accrue, such Phase 1 Bonds or such portions thereof so called for redemption shall cease to be entitled to any benefit or security under the Indenture and the Owners thereof shall have no rights in respect of such Phase 1 Bonds or such portions thereof so called for redemption except to receive payments of the Redemption Price thereof so held by the Paying Agent. Further notice of redemption shall be given by the Bond Registrar to certain registered securities depositories and information services as set forth in the Indenture, but no defect in said further notice nor any failure to give all or any portion of such further notice shall in any manner defeat the effectiveness of a call for redemption if notice thereof is given as above prescribed.

Book-Entry Only System

The information in this caption concerning DTC and DTC's book-entry system has been obtained from DTC and neither the District nor the Underwriter make any representation or warranty or take any responsibility for the accuracy or completeness of such information.

The Depository Trust Company ("DTC"), New York, NY, will act as securities depository for the Phase 1 Bonds. The Phase 1 Bonds will be issued as fully-registered securities registered in the name of Cede & Co. (DTC's partnership nominee) or such other name as may be requested by an authorized representative of DTC. One fully-registered Phase 1 Bond certificate will be issued for each maturity of the Phase 1 Bonds, each in the aggregate principal amount of such maturity, and will be deposited with DTC.

DTC, the world's largest securities depository, is a limited-purpose trust company organized under the New York Banking Law, a "banking organization" within the meaning of the New York Banking Law, a member of the Federal Reserve System, a "clearing corporation" within the meaning of the New York Uniform Commercial Code, and a "clearing agency" registered pursuant to the provisions of Section 17A of the Securities Exchange Act of 1934. DTC holds and provides asset servicing for over 3.5 million issues of U.S. and non-U.S. equity issues, corporate and municipal debt issues, and money market instruments (from over 100 countries) that DTC's participants ("Direct Participants") deposit with DTC. DTC also facilitates the post-trade settlement among Direct Participants of sales and other securities transactions in deposited securities, through electronic computerized book-entry transfers and pledges between Direct Participants' accounts. This eliminates the need for physical movement of securities certificates. Direct Participants include both U.S. and non-U.S. securities brokers and dealers, banks, trust companies, clearing corporations, and certain other organizations. DTC is a wholly-owned subsidiary of The Depository Trust & Clearing Corporation ("DTCC"). DTCC is the holding company for DTC, National Securities Clearing Corporation and Fixed Income Clearing Corporation, all of which are registered clearing agencies. DTCC is owned by the users of its regulated subsidiaries. Access to the DTC system is also available to others such as both U.S. and non-U.S. securities brokers and dealers, banks, trust companies, and clearing corporations that clear through or maintain a custodial relationship with a Direct Participant, either directly or indirectly ("Indirect Participants"). DTC has a Standard & Poor's rating of AA+. The DTC Rules applicable to its Participants are on file with the Securities and Exchange Commission. More information about DTC can be found at www.dtcc.com.

Purchases of Phase 1 Bonds under the DTC system must be made by or through Direct Participants, which will receive a credit for the Phase 1 Bonds on DTC's records. The ownership interest of each actual purchaser of each Phase 1 Bond ("Beneficial Owner") is in turn to be recorded on the Direct and Indirect Participants' records. Beneficial Owners will not receive written confirmation from DTC of their purchase. Beneficial Owners are, however, expected to receive written confirmations providing details of the transaction, as well as periodic statements of their holdings, from the Direct or Indirect Participant through which the Beneficial Owner entered into the transaction. Transfers of ownership interests in the Phase 1 Bonds are to be accomplished by entries made on the books of Direct and Indirect Participants acting on behalf of Beneficial Owners. Beneficial Owners will not receive certificates representing their ownership interests in the Phase 1 Bonds, except in the event that use of the book-entry system for the Phase 1 Bonds is discontinued.

To facilitate subsequent transfers, all Phase 1 Bonds deposited by Direct Participants with DTC are registered in the name of DTC's partnership nominee, Cede & Co., or such other name as may be requested by an authorized representative of DTC. The deposit of the Phase 1 Bonds with DTC and their registration in the name of Cede & Co. or such other DTC nominee do not effect any change in beneficial ownership. DTC has no knowledge of the actual Beneficial Owners of the Phase 1 Bonds; DTC's records reflect only the identity of the Direct Participants to whose accounts such Phase 1 Bonds are credited, which may or may not be the Beneficial Owners. The Direct and Indirect Participants will remain responsible for keeping account of their holdings on behalf of their customers.

Conveyance of notices and other communications by DTC to Direct Participants, by Direct Participants to Indirect Participants, and by Direct Participants and Indirect Participants to Beneficial Owners will be governed by arrangements among them, subject to any statutory or regulatory requirements

as may be in effect from time to time. Beneficial Owners of Phase 1 Bonds may wish to take certain steps to augment the transmission to them of notices of significant events with respect to the Phase 1 Bonds, such as redemptions, tenders, defaults, and proposed amendments to the Phase 1 Bond documents. For example, Beneficial Owners of Phase 1 Bonds may wish to ascertain that the nominee holding the Phase 1 Bonds for their benefit has agreed to obtain and transmit notices to Beneficial Owners. In the alternative, Beneficial Owners may wish to provide their names and addresses to the registrar and request that copies of notices be provided directly to them.

Redemption notices shall be sent to DTC. If less than all of the Phase 1 Bonds are being redeemed, DTC's practice is to determine by lot the amount of the interest of each Direct Participant in such Phase 1 Bonds to be redeemed.

Neither DTC nor Cede & Co. (nor any other DTC nominee) will consent or vote with respect to the Phase 1 Bonds unless authorized by a Direct Participant in accordance with DTC's MMI procedures. Under its usual procedures, DTC mails an Omnibus Proxy to the District as soon as possible after the record date. The Omnibus Proxy assigns Cede & Co.'s consenting or voting rights to those Direct Participants to whose accounts the Phase 1 Bonds are credited on the record date (identified in a listing attached to the Omnibus Proxy).

Redemption proceeds, distributions, and interest payments on the Phase 1 Bonds will be made to Cede & Co., or such other nominee as may be requested by an authorized representative of DTC. DTC's practice is to credit Direct Participants' accounts upon DTC's receipt of funds and corresponding detail information from the District or the Paying Agent on payable date in accordance with their respective holdings shown on DTC's records. Payments by Participants to Beneficial Owners will be governed by standing instructions and customary practices, as is the case with securities held for the accounts of customers in bearer form or registered in "street name," and will be the responsibility of such Participant and not of DTC nor its nominee, the Trustee, or the District, subject to any statutory or regulatory requirements as may be in effect from time to time. Payment of redemption proceeds, distributions, and interest payments to Cede & Co. (or such other nominee as may be requested by an authorized representative of DTC) is the responsibility of the District and/or the Paying Agent, disbursement of such payments to Direct Participants will be the responsibility of DTC, and disbursement of such payments to the Beneficial Owners will be the responsibility of Direct and Indirect Participants.

DTC may discontinue providing its services as depository with respect to the Phase 1 Bonds at any time by giving reasonable notice to the District or the Trustee. Under such circumstances, in the event that a successor depository is not obtained, Phase 1 Bond certificates are required to be printed and delivered.

The District may decide to discontinue use of the system of book-entry only transfers through DTC (or a successor securities depository). In that event, Phase 1 Bond certificates will be printed and delivered to DTC.

SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS

General

NEITHER THE PHASE 1 BONDS, NOR THE INTEREST AND PREMIUM, IF ANY, PAYABLE THEREON SHALL CONSTITUTE A GENERAL OBLIGATION OR GENERAL INDEBTEDNESS OF THE DISTRICT WITHIN THE MEANING OF THE CONSTITUTION AND LAWS OF FLORIDA. THE PHASE 1 BONDS AND THE SERIES OF WHICH THEY ARE A PART, AND THE INTEREST AND PREMIUM, IF ANY, PAYABLE THEREON DO NOT CONSTITUTE EITHER A PLEDGE OF THE FULL FAITH AND CREDIT OF THE DISTRICT OR A LIEN UPON

ANY PROPERTY OF THE DISTRICT OTHER THAN AS PROVIDED IN THE INDENTURE AUTHORIZING THE ISSUANCE OF THE PHASE 1 BONDS. NO OWNER OR ANY OTHER PERSON SHALL EVER HAVE THE RIGHT TO COMPEL THE EXERCISE OF ANY AD VALOREM TAXING POWER OF THE DISTRICT OR ANY OTHER PUBLIC AUTHORITY OR GOVERNMENTAL BODY TO PAY DEBT SERVICE OR TO PAY ANY OTHER AMOUNTS REQUIRED TO BE PAID PURSUANT TO THE INDENTURE OR THE PHASE 1 BONDS. RATHER, DEBT SERVICE AND ANY OTHER AMOUNTS REQUIRED TO BE PAID PURSUANT TO THE INDENTURE OR THE PHASE 1 BONDS SHALL BE PAYABLE SOLELY FROM, AND SHALL BE SECURED SOLELY BY, THE PHASE 1 PLEDGED REVENUES AND THE PHASE 1 PLEDGED FUNDS AND ACCOUNTS PLEDGED TO THE PHASE 1 BONDS, ALL AS PROVIDED IN THE PHASE 1 BONDS AND THE INDENTURE.

The Phase 1 Bonds will be secured by a pledge of the Phase 1 Pledged Revenues. "Phase 1 Pledged Revenues" shall mean all revenues received by the District from the Phase 1 Assessments, including, without limitation, amounts received from any foreclosure proceeding for the enforcement of collection of such Phase 1 Assessments or from the issuance and sale of tax certificates with respect to such Phase 1 Assessments; provided, however, that Phase 1 Pledged Revenues shall not include (A) any moneys transferred to the Phase 1 Rebate Fund, or investment earnings thereon and (B) "special assessments" levied and collected by the District under Section 190.022 of the Act for maintenance purposes or "maintenance special assessments" levied and collected by the District under Section 190.021(3) of the Act (it being expressly understood that the lien and pledge of the Indenture shall not apply to any of the moneys described in the foregoing clauses (A) and (B) of this proviso).

"Phase 1 Assessments" shall mean the Assessments on the tax parcels identified in the Eighth Supplemental Indenture and corresponding to the Phase 1 Bonds. "Assessments" shall mean all assessments levied and collected by or on behalf of the District pursuant to Section 190.022 of the Act as amended from time to time, together with the interest specified in the resolution adopted by the District, the interest specified in Chapter 170, Florida Statutes, as amended, if any such interest is collected by or on behalf of the District, and any applicable penalties collected by or on behalf of the District, together with any and all amounts received by the District from the sale of tax certificates or otherwise form the collection of Delinquent Assessments (as defined in the Indenture) and which are pledged to the Phase 1 Bonds pursuant to the Eighth Supplemental Indenture. Non-ad valorem assessments are not based on millage and are not taxes, but can become a lien against the homestead as permitted in Section 4, Article X of the Florida State Constitution. The Phase 1 Assessments will constitute liens against the Phase 1 Lands against which the Phase 1 Assessments are imposed. See "ENFORCEMENT OF ASSESSMENT COLLECTIONS" herein.

The Phase 1 Assessments are levied in an amount corresponding to the debt service on the Phase 1 Bonds on the basis of benefit received as a result of the District's Capital Improvement Plan (as defined herein), including the Phase 1 Project. The Assessment Methodology (as hereinafter defined), which describes the methodology for allocating the Phase 1 Assessments to the assessable lands within the Phase 1 Assessment Area is included as APPENDIX D attached hereto.

Covenant to Levy the Phase 1 Assessments

The District has covenanted to levy the Phase 1 Assessments at the times and in the amount sufficient to pay principal of and interest on the Phase 1 Bonds. If any Phase 1 Assessment shall be either in whole or in part annulled, vacated or set aside by the judgment of any court, or if the District shall be satisfied that any such Phase 1 Assessment is so irregular or defective that the same cannot be enforced or collected, or if the District shall have omitted to make such Phase 1 Assessment when it might have done so, the District has additionally covenanted to either (i) take all necessary steps to cause a new Phase 1 Assessment to be made for the whole or any part of such improvement or against any property benefited

by such improvement, or (ii) in its sole discretion, make up the amount of such Phase 1 Assessment from legally available moneys, which moneys shall be deposited into the Phase 1 Revenue Account. In case such second Phase 1 Assessment shall be annulled, the District shall obtain and make other Phase 1 Assessments until a valid Phase 1 Assessment shall be made.

Prepayment of Phase 1 Assessments

Pursuant to the Assessment Proceedings, an owner of property subject to the Phase 1 Assessments may prepay the entire remaining balance of such Phase 1 Assessments, or a portion thereof, at any time if there is also paid, in addition to the prepaid principal balance of such Phase 1 Assessments, an amount equal to the interest that would otherwise be due on such prepaid amount on the next succeeding Quarterly Redemption Date for the Phase 1 Bonds, or, if prepaid during the forty-five (45) day period preceding such Quarterly Redemption Date, to the interest payment date following such next succeeding interest payment date.

Pursuant to the Act, an owner of property subject to the levy of Phase 1 Assessments may pay the entire balance of the such Phase 1 Assessments remaining due, without interest, within thirty (30) days after the Phase 1 Project has been completed or acquired by the District, and the Board has adopted a resolution accepting the Phase 1 Project pursuant to Chapter 170.09, Florida Statutes. The Developer, as the sole owner of the property within Phase 1, will covenant to waive this right on behalf of itself and its successors and assigns in connection with the issuance of the Phase 1 Bonds. See "BONDOWNERS' RISKS – Prepayment and Redemption Risk" herein.

The Phase 1 Bonds are subject to extraordinary redemption as indicated under "DESCRIPTION OF THE PHASE 1 BONDS – Redemption Provisions – Extraordinary Mandatory Redemption" from optional or required prepayments of Phase 1 Assessments by property owners.

Additional Obligations

In the Indenture, the District will covenant that, other than Bonds issued to refund a portion of Outstanding Phase 1 Bonds, the issuance of which as determined by the District results in present value debt service savings, the District shall not issue or incur any debt payable in whole or in part from the Phase 1 Pledged Revenues, other than the Phase 1 Bonds.

So long as there are any Phase 1 Bonds Outstanding, the District shall not issue any Bonds or other debt obligations (the "Additional Bonds"), secured by Assessments on the Phase 1 Assessment Area without the written consent of the Majority Owners until the Phase 1 Assessments have been Substantially Absorbed. "Substantially Absorbed" shall mean the date on which a principal amount of the Phase 1 Assessments equaling seventy-five percent (75%) of the then-Outstanding principal amount of the Series 2020 Bonds are levied on tax parcels within the District with respect to which a certificate of occupancy has been issued for a structure thereon

The provisions of the preceding paragraph shall not apply to any Bonds or other debt obligations secured by Assessments on properties other than the Phase 1 Assessment Area. Further, notwithstanding such restriction, the District may issue Bonds secured by Assessments on the Phase 1 Assessment Area for the health, safety, welfare or repairs for Phase 1 Assessment Area.

Prior to the delivery of any such Additional Bonds or other debt obligations, the District will deliver a written certificate from the District Manager to the Trustee on which it may conclusively rely that all of the applicable conditions set forth above have been met.

Subject to the limitations on Additional Bonds described above, the District and/or other public entities may impose taxes or other special assessments on the same properties encumbered by the Phase 1 Assessments without the consent of the Owners of the Phase 1 Bonds. The District expects to impose certain non-ad valorem special assessments called maintenance assessments, which are of equal dignity with the Phase 1 Assessments, on the same lands upon which the Phase 1 Assessments are imposed, to fund the maintenance and operation of the District. See "THE DEVELOPMENT – Taxes, Assessments and Fees" and "BONDOWNERS' RISKS – Other Taxes and Assessments" herein for more information.

Covenant Against Sale or Encumbrance

In the Master Indenture, the District covenanted that, except as otherwise permitted in the Indenture, it will not sell, lease or otherwise dispose of or encumber the Phase 1 Project or any part thereof. See "APPENDIX A: COPY OF MASTER INDENTURE AND PROPOSED FORM OF SUPPLEMENTAL INDENTURE" attached hereto for more information.

Acquisition and Construction Account

The Eighth Supplemental Indenture establishes a separate account within the Acquisition and Construction Fund designated as the "Phase 1 Acquisition and Construction Account." Proceeds of the Phase 1 Bonds shall be deposited into the Phase 1 Acquisition and Construction Account in the amount set forth in the Eighth Supplemental Indenture.

[No amounts shall be disbursed from the Phase 1 Acquisition and Construction Account until the Consulting Engineer has certified in writing to the District and the Trustee that the following permits have been obtained with respect to the Phase 1 Project: (i) from the St. Johns River Water Management District, the environmental resource permit, and (ii) from St. Johns County, Florida, construction plan approval. If the Consulting Engineer has not provided such certification by December 1, 2021, the Phase I Project shall be deemed to not be able to be completed in a sound and economical manner within a reasonable period of time, December 2, 2021 shall be the Date of Completion (as provided in clause (ii) of the definition of such term in the Master Indenture), and the funds in the Phase 1 Acquisition and Construction Account shall be transferred to the Phase 1 Redemption Account for application to the extraordinary mandatory redemption of the Phase 1 Bonds on April 1, 2021 pursuant to clause (c) of the mandatory redemption provision set forth herein and in the form of Bond attached to the Eighth Supplemental Indenture.]

(c) [Except as provided in the preceding paragraph,] the District shall not declare that the Date of Completion of the Phase 1 Project has occurred until after the Reserve Account Release Conditions (as defined herein) have been satisfied, and all moneys transferred from the Phase 1 Debt Service Reserve Account to the Phase 1 Acquisition and Construction Account have been expended or the Consulting Engineer has certified in writing to the District and the Trustee that such amount is in excess of what is needed to complete the Phase 1 Project. The Trustee shall have no obligation to inquire if Reserve Account Release Conditions have occurred and, in the absence of notice from the District, the Trustee may assume that the Reserve Account Release Conditions have not occurred.

Reserve Account

The Eighth Supplemental Indenture establishes a Phase 1 Reserve Account within the Reserve Fund for the Phase 1 Bonds. The Phase 1 Reserve Account will, at the time of delivery of the Phase 1 Bonds, be funded from a portion of the net proceeds of the Phase 1 Bonds in the amount of the Phase 1 Reserve Account Requirement. The "Phase 1 Reserve Account Requirement" shall mean (i) initially, an amount equal to the maximum annual Debt Service Requirement for the Phase 1 Bonds and (ii) upon satisfaction of the Reserve Account Release Conditions, an amount equal to fifty percent (50%) of the maximum annual

Debt Service Requirement for the Phase 1 Bonds. Such maximum annual Debt Service Requirement shall be re-determined by the Trustee upon any optional prepayment by the owner of a lot or parcel of land of a Phase 1 Assessment against such lot or parcel as provided in the Eighth Supplemental Indenture. Any excess in the Phase 1 Debt Service Reserve Account as a result of satisfaction of the Reserve Account Release Conditions shall be deposited into the Phase 1 Acquisition and Construction Account. The District or the District Manager, on behalf of the District, shall provide written notice to the Trustee when the Reserve Account Release Conditions have been satisfied, upon which notice the Trustee may conclusively rely. The Phase 1 Reserve Account Requirement is initially \$

"Reserve Account Release Conditions" shall mean (i) all of the single-family residential lots planned for the Phase 1 Assessment Area are developed and platted as certified in writing by the Consulting Engineer; (ii) all of the platted single-family residential lots within the Phase 1 Assessment Area have closed with homebuilders; and (iii) no Event of Default has occurred and is continuing with respect to any outstanding Phase 1 Bonds.

Except as otherwise provided in the Indenture, amounts on deposit in the Phase 1 Reserve Account shall be used only for the purpose of making payments into the Phase 1 Interest Account, the Phase 1 Principal Account and the Phase 1 Sinking Fund Account to pay Debt Service on the Phase 1 Bonds when due, without privilege or priority of one Phase 1 Bond over another, to the extent the moneys on deposit in such Accounts and available therefor are insufficient and for no other purpose. Such Account shall consist only of cash and Phase 1 Investment Obligations. The Phase 1 Reserve Account is held solely for the benefit of, and as security for, the Phase 1 Bonds and amount therein shall not be available or be used for the purpose of making any payments with respect to any other Bonds.

On each December 15, March 15, June 15 and September 15 (or, if such date is not a Business Day, on the Business Day next preceding such day), the Trustee shall determine the amount on deposit in the Phase 1 Reserve Account and transfer any excess therein above the Phase 1 Reserve Account Requirement (other than as a result of optional prepayment of a Phase 1 Assessment which shall be applied as provided in the succeeding paragraph or as a result of investment earnings which shall be deposited into the Phase 1 Revenue Account as required by the Indenture), to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account for the extraordinary mandatory redemption of Phase 1 Bonds in accordance with the Eighth Supplemental Indenture.

On each December 15, March 15, June 15 and September 15 (or, if such date is not a Business Day, on the Business Day preceding such day), in the event that the amount of proceeds of the Phase 1 Bonds on deposit in the Phase 1 Reserve Account exceeds the Phase 1 Reserve Account Requirement due to a decrease in the amount of Phase 1 Bonds that will be outstanding as a result of an optional prepayment by the owner of a lot or parcel of land of a Phase 1 Assessment against such lot or parcel, such excess shall be transferred to the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account (and the District shall include such excess as a credit against the Phase 1 Prepayment Principal otherwise required to be made by the owner of such lot or parcel) to be used for the extraordinary mandatory redemption of Phase 1 Bonds.

On the date of prepayment of a Phase 1 Assessment by cancellation of Phase 1 Bonds pursuant to the Indenture, in the event that the amount on deposit in the Phase 1 Reserve Account exceeds the Phase 1 Reserve Account Requirement due to a decrease in the amount of Phase 1 Bonds that will be outstanding as a result of such prepayment by such Phase 1 Assessment, such excess shall be transferred to the Phase 1 Prepayment Account of the Phase 1 Redemption Account (and the District shall include such excess as a credit against the Phase 1 Prepayment Principal otherwise required to be made by the owner of such lot or parcel) to be used for the extraordinary mandatory redemption of Phase 1 Bonds.

Anything in the Indenture to the contrary notwithstanding, on the earliest date on which there is on deposit in the Phase 1 Reserve Account sufficient monies, taking into account other monies available therefor, to pay and redeem all of the Outstanding Phase 1 Bonds, together with accrued interest and redemption premium, if any, on such Phase 1 Bonds to the earliest date of redemption permitted therein and in the Indenture, then the Trustee shall transfer the amount on deposit in the Phase 1 Reserve Account into the Phase 1 Prepayment Subaccount in the Phase 1 Redemption Account to pay and redeem all of the Outstanding Phase 1 Bonds on the earliest date permitted for redemption in the Indenture.

The District shall give the Trustee notice when the Reserve Account Release Conditions have been satisfied. The Trustee shall have no obligation to inquire if the Reserve Account Release Conditions have occurred and, in the absence of notice from the District, the Trustee may assume that the Reserve Account Release Conditions have not occurred

Application of the Pledged Revenues

The Indenture establishes a "Phase 1 Revenue Account" within the Revenue Fund for the Phase 1 Bonds. Pursuant to the Indenture, the District shall deposit into Phase 1 Revenue Account the amounts required to be deposited therein in accordance with the provisions of the Indenture; provided, however, that Connection Fees may be deposited at the written direction of the District to the Phase 1 Acquisition and Construction Account, the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account, the Phase 1 Principal Account or the Phase 1 Interest Account, in such amounts as shall be directed by the District and applied by the Trustee for the purposes of such Account or Subaccount. The Phase 1 Revenue Account shall be held by the Trustee separate and apart from all other Funds and Accounts held under the Indenture and from all other moneys of the Trustee and for the sole benefit of the Phase 1 Bonds.

The District shall deposit all revenues received by the District from the Phase 1 Assessments with the Trustee immediately upon receipt together with a written accounting setting forth the amounts of such Phase 1 Assessments which are in the following categories which shall be deposited by the Trustee into the Funds and Accounts established hereunder as follows:

- (i) Phase 1 Prepayment Principal, which shall be deposited into the Phase 1 Prepayment Subaccount in the Redemption Account; and
- (ii) all other revenues from the Phase 1 Assessment, which shall be deposited into the Phase 1 Revenue Account.

Moneys other than Phase 1 Assessments received by the Trustee in respect of the Phase 1 Assessments or Phase 1 Bonds shall, at the written direction of the District, be deposited into the Phase 1 Optional Redemption Subaccount of the Phase 1 Redemption Account and used to pay the principal of and premium, if any, on Phase 1 Bonds called or to be called for optional redemption at the written direction of the District in accordance with the provisions for optional redemption of Phase 1 Bonds as set forth in the form of Phase 1 Bonds attached to the Eighth Supplemental Indenture.

On the forty-fifth (45th) day preceding each Quarterly Redemption Date (or if such date is not a Business Day, on the Business Day next preceding such date), the Trustee shall determine the amount on deposit in the Phase 1 Prepayment Subaccount of the Phase 1 Redemption Account, and, if the balance therein is greater than zero, shall transfer (but only after transferring sufficient amounts as directed in writing by the District to make the transfers required by the Eighth Supplemental Indenture and confirming that such transfer will not result in a deficiency in any of the transfers required by the sections below labeled the FIRST through FOURTH below) from the Phase 1 Revenue Account for deposit into the Phase 1 Prepayment Subaccount, an amount sufficient to increase the amount on deposit therein to an integral

multiple of \$5,000, and, shall thereupon give notice and cause the extraordinary mandatory redemption of the Phase 1 Bonds on the next succeeding Quarterly Redemption Date in the maximum aggregate principal amount for which moneys are then on deposit in the Phase 1 Prepayment Subaccount in accordance with the provisions for extraordinary redemption of the Phase 1 Bonds set forth in the Indenture. The Indenture authorizes and directs the Trustee to withdraw from the Phase 1 Interest Account, the amount of interest accrued or to accrue on Phase 1 Bonds to be redeemed to the Quarterly Redemption Date therefor.

On each May 1 or November 1 (or if such May 1 or November 1 is not a Business Day, on, the Business Day preceding such May 1 or November 1), commencing May 1, 2021, the Trustee shall then transfer amounts on deposit in the Phase 1 Revenue Account to the Funds and Accounts designated below in the following amounts and in the following order of priority:

FIRST, to the Phase 1 Interest Account of the Debt Service Fund, an amount equal to the amount of interest payable on all Phase 1 Bonds then Outstanding on such May 1 or November 1, less any other amount already on deposit in the Phase 1 Interest Account not previously credited (including amounts transferred from the Phase 1 Capitalized Interest Account pursuant to the Indenture);

SECOND, to the Phase 1 Principal Account, the amount, if any, equal to the difference between the principal all Phase 1 Bonds due on such May 1 or November 1 and the amount already on deposit in the Phase 1 Principal Account not previously credited;

THIRD, to the Phase 1 Sinking Fund Account, the amount, if any, equal to the difference between the Amortization Installments of all Phase 1 Bonds subject to mandatory sinking fund redemption on such May 1 or November 1, and the amount already on deposit in the Phase 1 Sinking Fund Account not previously credited; and

FOURTH, to the Phase 1 Reserve Account, the maximum amount which will not cause the balance therein to exceed the Phase 1 Reserve Account Requirement.

In addition, at any time the Phase 1 Bonds are subject to redemption on a date which is not a May 1 or November 1 Interest Payment Date, the Trustee shall be authorized to transfer to the Phase 1 Interest Account, the amount necessary to pay interest on the Phase 1 Bonds subject to redemption on such date.

Anything in the Indenture to the contrary notwithstanding, it shall not, <u>a fortiori</u>, constitute an Event of Default under the Indenture if the full amount of the foregoing deposits are not made due to an insufficiency of funds therefor.

On any date required by the Tax Certificate (as defined in the Indenture), the District shall give the Trustee written direction, and the Trustee shall transfer from the Phase 1 Revenue Account to the Rebate Account established for the Phase 1 Bonds in the Rebate Fund in accordance with the Master Indenture, the amount due and owing to the United States, which amount shall be paid, to the United States, when due, in accordance with such Tax Certificate.

After making the transfers described above, the Trustee shall retain any excess in the Phase 1 Revenue Account or, at the written direction of the District, shall transfer to the District the balance on deposit in the Phase 1 Revenue Account on November 2 of any year to be used for any lawful District purpose; provided, however, that on the date of such proposed transfer the amount on deposit in the Phase 1 Reserve Account shall be equal to the Phase 1 Reserve Account Requirement, and, provided further, that the Trustee shall not have actual knowledge of an Event of Default under the Indenture relating to any of the Phase 1 Bonds, including the payment of Trustee's fees and expenses then due.

Investments

Amounts in all of the Funds and Accounts held as security for the Phase 1 Bonds shall be invested only in Phase 1 Investment Obligations, and all earnings thereon shall be deposited, as realized, to the Phase 1 Revenue Account, and applied for the purposes of such Account. The Trustee shall not be liable or responsible for any loss resulting from any investment or for failure to make an investment (except failure to make an investment in accordance with the written direction of an Authorized Officer) or for failure to achieve the maximum possible earnings in investments. The Trustee shall have no obligation to invest funds without written direction from an Authorized Officer. See "APPENDIX A: COPY OF MASTER INDENTURE AND PROPOSED FORM OF SUPPLEMENTAL INDENTURE" attached hereto.

Indenture Provisions Relating to Bankruptcy of Landowners

The Indenture contains the following provisions which, pursuant to the Indenture, shall be applicable both before and after the commencement, whether voluntary or involuntary, of any case, proceeding or other action by or against any owner of any tax parcel subject to at least eight percent (8%) of the Phase 1 Assessments pledged to the Outstanding Phase 1 Bonds (an "Insolvent Taxpayer") under any existing or future law of any jurisdiction relating to bankruptcy, insolvency, reorganization, assignment for the benefit of creditors, or relief of debtors (a "Proceeding").

The District will acknowledge and agree that, although the Phase 1 Bonds were issued by the District, the Owners of the Phase 1 Bonds are categorically the party with the ultimate financial stake in the transaction and, consequently, the party with a vested and pecuniary interest in a Proceeding. In the event of any Proceeding involving an Insolvent Taxpayer, the District will agree in the Indenture that:

- (i) the District shall seek to secure the written consent of the Trustee, acting at the direction of the Majority Owners of the Phase 1 Bonds Outstanding, prior to making any election, giving any consent, commencing any action or filing any motion, claim, obligation, notice or application or in taking any other action or position in any Proceedings or in any action related to a Proceeding that affects, either directly or indirectly, the Phase 1 Assessments relating to the Outstanding Phase 1 Bonds, the Outstanding Phase 1 Bonds, or any rights of the Trustee under the Indenture (provided, however, Trustee shall be deemed to have consented, on behalf of the Majority Owners of the Outstanding Phase 1 Bonds, to the proposed action if the District does not receive a written response from the Trustee within thirty (30) days following receipt by the Trustee of the written request for consent);
- (ii) the District shall not make any election, give any consent, commence any action or file any motion, claim, obligation, notice or application or take any other action or position in any Proceeding or in any action related to a Proceeding that affects, either directly or indirectly, the Phase 1 Assessments relating to the Outstanding Phase 1 Bonds, the Outstanding Phase 1 Bonds, or any rights of the Trustee under the Indenture that are inconsistent with any written consent received (or deemed received) from the Trustee;
- (iii) the District shall seek the written consent of the Trustee prior to filing and voting in any such Proceeding (provided, however, Trustee shall be deemed to have consented, on behalf of the Majority Owners of the Outstanding Phase 1 Bonds, to the proposed action if the District does not receive a written response from the Trustee within thirty (30) days following receipt by the Trustee of the written request for consent);
- (iv) the Trustee shall have the right, by interpleader or otherwise, to seek or oppose any relief in any such Proceeding that the District, as claimant with respect to the Phase 1 Assessments

relating to the Outstanding Phase 1 Bonds, would have the right to pursue, and, if the Trustee chooses to exercise any such rights, the District shall not oppose the Trustee in seeking to exercise any and all rights and taking any and all actions available to the District in connection with any Proceeding of any Insolvent Taxpayer, including without limitation, the right to file and/or prosecute and/or defend any claims and proofs of claims, to vote to accept or reject a plan, to seek dismissal of the Proceeding, to seek stay relief to commence or continue foreclosure or pursue any other available remedies as to the Phase 1 Assessments relating the Outstanding Phase 1 Bonds, to seek substantive consolidation, to seek to shorten the Insolvent Taxpayer's exclusivity periods or to oppose any motion to extend such exclusivity periods, to oppose any motion for use of cash collateral or for authority to obtain financing, to oppose any sale procedures motion or any sale motion, to propose a competing plan of reorganization or liquidation, or to make any election under Section 1111(b) of the Bankruptcy Code; and

(v) The District shall not challenge the validity or amount of any claim submitted in good faith in such Proceeding by the Trustee or any valuations of the lands owned by any Insolvent Taxpayer submitted in good faith by the Trustee in such Proceedings or take any other action in such Proceedings, which is adverse to Trustee's enforcement or the District's claim and rights with respect to the Phase 1 Assessments relating to the Outstanding Phase 1 Bonds, or receipt of adequate protection (as that term is defined in the Bankruptcy Code). Without limiting the generality of the foregoing, the District will agree that the Trustee shall have the right (i) to file a proof of claim with respect to the Phase 1 Assessments relating to the Outstanding Phase 1 Bonds, (ii) to deliver to the District a copy thereof, together with evidence of the filing with the appropriate court or other authority, and (iii) to defend any objection filed to said proof of claim.

Notwithstanding the provisions of the immediately preceding paragraphs, nothing in the Indenture shall preclude the District from becoming a party to a Proceeding in order to enforce a claim for operation and maintenance Assessments, and the District shall be free to pursue such claim in such manner as it shall deem appropriate in its sole and absolute discretion. Any actions taken by the District in pursuance of its claim for operation and maintenance Assessments in any Proceeding shall not be considered an action adverse or inconsistent with the Trustee's rights or consents with respect to the Phase 1 Assessments relating to the Outstanding Phase 1 Bonds, whether such claim is pursued by the District or the Trustee; provided, however, that the District shall not oppose any relief sought by the Trustee under the authority granted to the Trustee in clause (iv) above. See "BONDOWNERS' RISKS — Bankruptcy Risks" herein and "APPENDIX A: COPY OF MASTER INDENTURE AND FORM OF SUPPLEMENTAL INDENTURE" for more information.

Events of Default and Remedies

Each of the following shall be an "Event of Default" under the Indenture, with respect to the Phase 1 Bonds:

- (a) Any payment of Debt Service on the Phase 1 Bonds is not made when due;
- (b) The District shall for any reason be rendered incapable of fulfilling its obligations under the Indenture;
- (c) The District admits in writing its inability to pay debts generally as they become due, or files a petition in bankruptcy or makes an assignment for the benefit of creditors or consents to the appointment of a receiver or trustee for itself or for the whole or any part of the Phase 1 Project;

- (d) The District is adjudged insolvent by a court of competent jurisdiction, or is adjudged a bankrupt on a petition in bankruptcy filed against the District, or an order, judgment or decree be entered by any court of competent jurisdiction appointing, without the consent of the District, a receiver or trustee of the District or of the whole or any part of its property and if the aforesaid adjudications, orders, judgments or decrees shall not be vacated or set aside or stayed within ninety (90) days from the date of entry thereof;
- (e) The District shall file a petition or answer seeking reorganization or any arrangement under the Federal bankruptcy laws or any other applicable law or statute so the United States of America or any state thereof:
- (f) Under the provisions of any other law for the relief or aid of debtors, any court of competent jurisdiction shall assume custody or control of the District's assets or any part thereof, and such custody or control shall not be terminated within ninety (90) days from the date of assumption of such custody or control;
- (g) The District shall default in the due and punctual performance of any of the material covenants, conditions, agreements and provisions in the Phase 1 Bonds or in the Indenture on the part of the District to be performed (other than a default in the payment of Debt Service on the Phase 1 Bonds when due, which is an Event of Default under subsection (a) above) and such default shall continue for thirty (30) days after written notice specifying such default and requiring the same to be remedied shall be given to the District by the Trustee or, if the Trustee is unwilling or unable to act, by Owners of not less than ten percent (10%) in aggregate principal amount of the Phase 1 Bonds then Outstanding and affected by such default;
- (h) Any portion of the Phase 1 Assessments pledged to the Phase 1 Bonds shall have become delinquent and, as the result thereof, the Indenture authorizes the Trustee to withdraw funds in an amount greater than twenty-five percent (25%) of the amount on deposit in the Phase 1 Reserve Account to pay the Debt Service Requirements on the Phase 1 Bonds (regardless of whether the Trustee does or does not actually withdraw such funds from the Phase 1 Reserve Account to pay the Debt Service Requirements on the Phase 1 Bonds) (the foregoing being referred to as a "Reserve Account Event") unless within sixty (60) days from the Reserve Account Event the District has either (i) replenished the amounts, if any, withdrawn from the Phase 1 Reserve Account or (ii) the portion of the delinquent Phase 1 Assessments giving rise to the Reserve Account Event are paid and are no longer delinquent Phase 1 Assessments; or
- (i) More than fifteen percent (15%) of the operation and maintenance assessments that are directly billed by the District and levied by the District on tax parcels subject to the Phase 1 Assessments are not paid by the date such are due and payable and such default continues for sixty (60) days after the date when due.

Upon the occurrence and continuance of an Event of Default with respect to the Phase 1 Bonds, the Trustee shall, upon written direction of the Owners of not less than a majority in aggregate principal amount of the Phase 1 Bonds then Outstanding, by a notice in writing to the District, declare the aggregate principal amount of all Phase 1 Bonds then Outstanding (if not then due and payable) to be due and payable immediately and, upon such declaration, the same shall become and be immediately due and payable, anything in the Phase 1 Bonds or in the Indenture to the contrary notwithstanding; provided, however, that no such declaration of acceleration shall occur as a result of an Event of Default specified in clause (a) above in the case of Phase 1 Bonds secured by Phase 1 Assessments, except to the extent that the Phase 1 Assessments have been accelerated and are currently due and payable in accordance with applicable law; and provided further, however that if at any time after the aggregate principal amount of the Phase 1 Bonds then Outstanding shall have been so declared to be due and payable, and before the entry of final judgment or decree in any suit, action or proceeding instituted on account of such default, or before the completion

of the enforcement of any other remedy under the Indenture, moneys shall have accumulated in the Phase 1 Revenue Account sufficient to pay the principal of all matured Phase 1 Bonds and all arrears of interest, if any, upon all Phase 1 Bonds then Outstanding (except the aggregate principal amount of any Phase 1 Bonds then Outstanding that is only due because of a declaration under this paragraph, and except for the interest accrued on Phase 1 Bonds since the last Interest Payment Date), and all amounts then payable by the District under the Indenture shall have been paid or a sum sufficient to pay the same shall have been deposited with the Paying Agent, and every other default (other than a default in the payment of the aggregate principal amount of the Phase 1 Bonds then Outstanding that is due only because of a declaration under this paragraph) shall have been remedied, then the Trustee or, if the Trustee is unable or unwilling to act, the Owners of not less than a majority in aggregate principal amount of the Phase 1 Bonds then Outstanding not then due except by virtue of a declaration under this section, may, by written notice to the District, rescind and annual such declaration and its consequences, but no such rescission or annulment shall extend to or affect any subsequent default or impair any right consequent thereon.

The Owners of not less than a majority in aggregate principal amount of Phase 1 Bonds Outstanding shall, subject to the requirements of the Master Indenture, have the right, by an instrument in writing executed and delivered to the Trustee, to direct the method and place of conducting all remedial proceedings by the Trustee under the Master Indenture, subject to certain limitations set forth therein.

ENFORCEMENT OF ASSESSMENT COLLECTIONS

General

The primary source of payment for the Phase 1 Bonds is the collection of Phase 1 Assessments, imposed on certain lands in the District specially benefited by the Phase 1 Project, pursuant to the Assessment Proceedings. See "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS" herein and "APPENDIX D: ASSESSMENT METHODOLOGY."

The imposition, levy, and collection of Phase 1 Assessments must be done in compliance with the provisions of Florida law. Failure by the District, the St. Johns County Tax Collector ("Tax Collector") or the St. Johns County Property Appraiser ("Property Appraiser") to comply with such requirements could result in delay in the collection of, or the complete inability to collect, Phase 1 Assessments during any year. Such delays in the collection of Phase 1 Assessments, or complete inability to collect any Phase 1 Assessments, would have a material adverse effect on the ability of the District to make full or punctual payment of the debt service requirements on the Phase 1 Bonds. See "BONDOWNERS' RISKS." To the extent that landowners fail to pay the Phase 1 Assessments, delay payments, or are unable to pay the same, the successful pursuance of collection procedures available to the District is essential to continued payment of principal of and interest on the Phase 1 Bonds.

For the Phase 1 Assessments to be valid, the Phase 1 Assessments must meet two requirements: (1) the benefit from the Phase 1 Project to the lands subject to such Phase 1 Assessments must exceed or equal the amount of such Phase 1 Assessments, and (2) the Phase 1 Assessments must be fairly and reasonably allocated across all such benefitted properties. The Methodology Consultant will certify that these requirements have been met with respect to the Phase 1 Assessments. In the event that the Phase 1 Assessments are levied based on the assumptions that future contributions will be made, or that future assessments may be levied to secure future bond issuances, the Phase 1 Assessments may need to be reallocated in the event such contributions are not made and/or future assessments and bonds are not levied and issued.

Pursuant to the Act and the Assessment Proceedings, the District may collect the Phase 1 Assessments through a variety of methods. Initially, the District will directly collect the Phase 1

Assessments levied in lieu of the Uniform Method (as defined herein) with respect to any unplatted lots. See "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS" herein and "APPENDIX D: ASSESSMENT METHODOLOGY." As the lots securing the Phase 1 Assessments are platted, the Phase 1 Assessments will be added to the County tax roll and collected pursuant to the Uniform Method unless the timing for using the Uniform Method will not yet allow for using such method. The following is a description of certain statutory provisions relating to each of these collection methods. Such description is not intended to be exhaustive and is qualified in its entirety by reference to such statutes.

Direct Billing & Foreclosure Procedure

As noted above, and pursuant to Chapters 170 and 190 of the Florida Statutes, the District may directly levy, collect and enforce the Phase 1 Assessments. In this context, Section 170.10 of the Florida Statutes provides that upon the failure of any property owner to timely pay all or any part of the annual installment of principal and/or interest of a special assessment due, including the Phase 1 Assessments, the whole assessment, with the interest and penalties thereon, shall immediately become due and payable and subject to foreclosure. Generally stated, the governing body of the entity levying the special assessment, in this case the District, may foreclose by commencing a foreclosure proceeding in the same manner as the foreclosure of a real estate mortgage, or, alternatively, by commencing an action under Chapter 173, Florida Statutes, which relates to foreclosure of municipal tax and special assessment liens. Such proceedings are in rem, meaning that the action would be brought against the land, and not against the landowner. In light of the one-year tolling period required before the District may commence a foreclosure action under Chapter 173, Florida Statutes, it is likely the District would commence an action to foreclose in the same manner as the foreclosure of a real estate mortgage rather than proceeding under Chapter 173, Florida Statutes.

Enforcement of the obligation to pay Phase 1 Assessments and the ability to foreclose the lien of such Phase 1 Assessments upon the failure to pay such Phase 1 Assessments may not be readily available or may be limited because enforcement is dependent upon judicial action which is often subject to discretion and delay. Additionally, there is no guarantee that there will be demand for any foreclosed lands sufficient to repay the Phase 1 Assessments. See "BONDOWNERS' RISKS" herein.

Uniform Method Procedure

Subject to certain conditions, and for platted lands (as described above), the District shall collect the Phase 1 Assessments using the Uniform Method. The Uniform Method of collection is available only in the event the District complies with statutory and regulatory requirements and enters into agreements with the Tax Collector and Property Appraiser providing for the Phase 1 Assessments to be levied and then collected in this manner.

If the Uniform Method of collection is used, the Phase 1 Assessments will be collected together with County, school, special district, and other ad valorem taxes and non-ad valorem assessments (together, "Taxes and Assessments"), all of which will appear on the tax bill (also referred to as a "tax notice") issued to each landowner in the District. The statutes relating to enforcement of Taxes and Assessments provide that such Taxes and Assessments become due and payable on November 1 of the year when assessed, or as soon thereafter as the certified tax roll is received by the Tax Collector, and constitute a lien upon the land from January 1 of such year until paid or barred by operation of law. Such taxes and assessments – including the Phase 1 Assessments – are to be billed, and landowners in the District are required to pay, all Taxes and Assessments without preference in payment of any particular increment of the tax bill, such as the increment owing for the Phase 1 Assessments.

All Taxes and Assessments are payable at one time, except for partial payment schedules as may be provided by Florida law such as Sections 197.374 and 197.222, Florida Statutes. Partial payments made

pursuant to Sections 197.374 and 197.222, Florida Statutes, are distributed in equal proportion to all taxing districts and levying authorities applicable to that account. If a taxpayer does not make complete payment of the total amount, he or she cannot designate specific line items on his or her tax bill as deemed paid in full. Therefore, in the event the Phase 1 Assessments are to be collected pursuant to the Uniform Method, any failure to pay any one line item, would cause the Phase 1 Assessments to not be collected to that extent, which could have a significant adverse effect on the ability of the District to make full or punctual payment of the debt service requirements on the Phase 1 Bonds.

Under the Uniform Method, if the Phase 1 Assessments are paid during November when due or during the following three months, the taxpayer is granted a variable discount equal to 4% in November and decreasing one percentage point per month to 1% in February. All unpaid Taxes and Assessments become delinquent on April 1 of the year following assessment.

The Tax Collector is required to collect the Taxes and Assessments on the tax bill prior to April 1 and, after that date, to institute statutory procedures upon delinquency to collect such Taxes and Assessments through the sale of "tax certificates," as discussed below. Delay in the mailing of tax notices to taxpayers may result in a delay throughout this process. Neither the District nor the Underwriter can give any assurance to the holders of the Phase 1 Bonds (1) that the past experience of the Tax Collector with regard to tax and special assessment delinquencies is applicable in any way to the Phase 1 Assessments, (2) that future landowners and taxpayers in the District will pay such Phase 1 Assessments, (3) that a market may exist in the future for tax certificates in the event of sale of such certificates for taxable units within the District, and (4) that the eventual sale of tax certificates for real property within the District, if any, will be for an amount sufficient to pay amounts due under the Assessment Proceedings to discharge the lien of the Phase 1 Assessments and all other liens that are coequal therewith.

Collection of delinquent Phase 1 Assessments under the Uniform Method is, in essence, based upon the sale by the Tax Collector of "tax certificates" and remittance of the proceeds of such sale to the District for payment of the Phase 1 Assessments due. Prior to the sale of tax certificates, the landowner may bring current the delinquent Taxes and Assessments and cancel the tax certificate process by paying the total amount of delinquent Taxes and Assessments plus all applicable interest, costs and charges. If the landowner does not act, the Tax Collector is required to attempt to sell tax certificates by public bid to the person who pays the delinquent Taxes and Assessments owing, and any applicable interest, costs and charges, and who accepts the lowest interest rate per annum to be borne by the certificates (but not more than 18%).

If there are no bidders, the tax certificate is issued to the County. The County is to hold, but not pay for, the tax certificate with respect to the property, bearing interest at the maximum legal rate of interest, which is currently 18%. The Tax Collector does not collect any money if tax certificates are issued, or struck off, to the County. The County may sell such certificates to the public at any time after issuance, but before a tax deed application is made, at the face amount thereof plus interest at the rate of not more than 18% per annum, costs and charges. Proceeds from the sale of tax certificates are required to be used to pay Taxes and Assessments (including the Phase 1 Assessments), interest, costs and charges on the real property described in the certificate.

Any tax certificate in the hands of a person other than the County may be redeemed and canceled, in whole or in part (under certain circumstances), at any time before a tax deed is issued (unless full payment for a tax deed is made to the clerk of court, including documentary stamps and recording fees), at a price equal to the face amount of the certificate or portion thereof together with all interest, costs, and charges due. Regardless of the interest rate actually borne by the certificates, persons redeeming tax certificates must pay a minimum interest rate of 5%, unless the rate borne by the certificates is zero percent. The proceeds of such a redemption are paid to the Tax Collector who transmits to the holder of the tax certificate

such proceeds less service charges, and the certificate is canceled. Redemption of tax certificates held by the County is effected by purchase of such certificates from the County, as described above.

Any holder, other than the County, of a tax certificate that has not been redeemed has seven years from the date of issuance of the tax certificate during which to act against the land that is the subject of the tax certificate. After an initial period ending two years from April 1 of the year of issuance of a certificate, during which period actions against the land are held in abeyance to allow for sales and redemptions of tax certificates, and before the expiration of seven years from the date of issuance, the holder of a certificate may apply for a tax deed to the subject land. The applicant is required to pay to the Tax Collector at the time of application all amounts required to redeem or purchase all other outstanding tax certificates covering the land, plus interest, any omitted taxes or delinquent taxes and interest, and current taxes, if due (as well as any costs of resale, if applicable). If the County holds a tax certificate on property valued at \$5,000 or more and has not succeeded in selling it, the County must apply for a tax deed two years after April 1 of the year of issuance of the certificate or as soon thereafter as is reasonable. The County pays costs and fees to the Tax Collector but not any amount to redeem any other outstanding certificates covering the land. Thereafter, the property is advertised for public sale.

In any such public sale conducted by the Clerk of the Circuit Court, the private holder of the tax certificate who is seeking a tax deed for non-homestead property is deemed to submit a minimum bid equal to the amount required to redeem the tax certificate, charges for the cost of sale, including costs incurred for the service of notice required by statute, redemption of other tax certificates on the land, and all other costs to the applicant for the tax deed, plus interest thereon. In the case of homestead property, the minimum bid is also deemed to include, in addition to the amount of money required for the minimum bid on nonhomestead property, an amount equal to one-half of the latest assessed value of the homestead. If there are no higher bids, the holder receives title to the land, and the amounts paid for the certificate and in applying for a tax deed are credited toward the purchase price. The holder is also responsible for payment of any amounts included in the bid not already paid, including but not limited to, documentary stamp tax, recording fees, and, if property is homestead property, the moneys to cover the one-half value of the homestead. If there are other bids, the holder may enter the bidding. The highest bidder is awarded title to the land. The portion of proceeds of such sale needed to redeem the tax certificate, together with all subsequent unpaid taxes plus the costs and expenses of the application for deed, with interest on the total of such sums, are forwarded to the holder thereof or credited to such holder if such holder is the successful bidder. Excess proceeds are distributed first to satisfy governmental liens against the land and then to the former title holder of the property (less service charges), lienholder of record, mortgagees of record, vendees of recorded contracts for deeds, and other lienholders and any other person to whom the land was last assessed on the tax roll for the year in which the land was assessed, all as their interest may appear. If the property is purchased for an amount in excess of the statutory bid of the certificate holder, but such excess is not sufficient to pay all governmental liens of record, the excess shall be paid to each governmental unit pro rata.

Except for certain governmental liens and certain restrictive covenants and restrictions, no right, interest, restriction or other covenant survives the issuance of a tax deed. Thus, for example, outstanding mortgages on property subject to a tax deed would be extinguished.

If there are no bidders at the public sale, the clerk shall enter the land on a list entitled "lands available for taxes" and shall immediately notify the County Commission that the property is available. At any time within ninety (90) days from the date the property is placed on the list, the County may purchase the land for the opening bid, or may waive its rights to purchase the property. Thereafter, and without further notice or advertising, any person, the County or any other governmental unit may purchase the land by paying the amount of the opening bid. Ad valorem taxes and non-ad valorem assessments accruing after the date of public sale do not require repetition of the bidding process but are added to the minimum bid.

Three years from the date the property was offered for sale, unsold lands escheat to the County in which they are located, free and clear, and all tax certificates and liens against the property are canceled and a deed is executed vesting title in the governing board of such County.

There can be no guarantee that the Uniform Method will result in the payment of Phase 1 Assessments. For example, the demand for tax certificates is dependent upon various factors, which include the rate of interest that can be earned by ownership of such certificates and the underlying value of the land that is the subject of such certificates and which may be subject to sale at the demand of the certificate holder. Therefore, the underlying market value of the property within the District may affect the demand for certificates and the successful collection of the Phase 1 Assessments, which are the primary source of payment of the Phase 1 Bonds. Additionally, legal proceedings under Federal bankruptcy law brought by or against a landowner who has not yet paid his or her property taxes or assessments would likely result in a delay in the sale of tax certificates. See "BONDOWNERS' RISKS" herein.

BONDOWNERS' RISKS

There are certain risks inherent in an investment in bonds issued by a public authority or governmental body in the State and secured by special assessments. Certain of these risks are described in other sections of this Limited Offering Memorandum. Certain additional risks are associated with the Phase 1 Bonds offered hereby and are set forth below. Prospective investors in the Phase 1 Bonds should have such knowledge and experience in financial and business matters to be capable of evaluating the merits and risks of an investment in the Phase 1 Bonds and have the ability to bear the economic risks of such prospective investment, including a complete loss of such investment. This section does not purport to summarize all risks that may be associated with purchasing or owning the Phase 1 Bonds, and prospective purchasers are advised to read this Limited Offering Memorandum in its entirety for a more complete description of investment considerations relating to the Phase 1 Bonds.

Concentration of Land Ownership

As of the date of delivery of the Phase 1 Bonds, the Developer owns all of the assessable lands within the Phase 1 Assessment Area, which are the lands that will initially be subject to the Phase 1 Assessments securing the Phase 1 Bonds. Payment of the Phase 1 Assessments is primarily dependent upon their timely payment by the Developer and the other future landowners in the Phase 1 Assessment Area. Non-payment of the Phase 1 Assessments by any of the landowners could have a substantial adverse impact upon the District's ability to pay debt service on the Phase 1 Bonds. See "THE DEVELOPER" and "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS" herein.

Bankruptcy and Related Risks

In the event of the institution of bankruptcy or similar proceedings with respect to the Developer or any other owner of benefited property, delays could occur in the payment of debt service on the Phase 1 Bonds, as such bankruptcy could negatively impact the ability of: (i) the Developer and any other landowner to pay the Phase 1 Assessments; (ii) the Tax Collector to sell tax certificates in relation to such property with respect to the Phase 1 Assessments being collected pursuant to the Uniform Method; and (iii) the District to foreclose the lien of the Phase 1 Assessments not being collected pursuant to the Uniform Method. In addition, the remedies available to the Owners of the Phase 1 Bonds under the Indenture are in many respects dependent upon judicial actions which are often subject to discretion and delay. Under existing constitutional and statutory law and judicial decisions, the remedies specified by federal, state and local law and in the Indenture and the Phase 1 Bonds, including, without limitation, enforcement of the obligation to pay Phase 1 Assessments and the ability of the District to foreclose the lien of the Phase 1 Assessments if not being collected pursuant to the Uniform Method, may not be readily available or may

be limited. The various legal opinions to be delivered concurrently with the delivery of the Phase 1 Bonds (including Bond Counsel's approving opinion) will be qualified as to the enforceability of the various legal instruments by limitations imposed by bankruptcy, reorganization, insolvency or other similar laws affecting the rights of creditors enacted before or after such delivery. The inability, either partially or fully, to enforce remedies available with respect to the Phase 1 Bonds could have a material adverse impact on the interest of the Owners thereof.

A 2011 bankruptcy court decision in Florida held that the governing body of a community development district, and not the bondholders or indenture trustee, was the creditor of the landowners/debtors in bankruptcy with respect to claims for special assessments, and thus only the district could vote to approve or disapprove a reorganization plan submitted by the debtors in the case. The district voted in favor of the plan. The governing body of the district was at that time elected by the landowners rather than qualified electors. Under the reorganization plan that was approved, a two-year moratorium was placed on the debtor landowners' payment of special assessments. As a result of this non-payment of assessments, debt service payments on the district's bonds were delayed for two years or longer. The Indenture provides for the delegation of certain rights from the District to the Trustee in the event of a bankruptcy or similar proceeding with respect to an "Insolvent Taxpayer." See "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS – Indenture Provisions Relating to Bankruptcy of Landowners." The District cannot express any view whether such delegation would be enforceable.

Phase 1 Assessments Are Non-Recourse

The principal security for the payment of the principal and interest on the Phase 1 Bonds is the timely collection of the Phase 1 Assessments. The Phase 1 Assessments do not constitute a personal indebtedness of the landowners of the land subject thereto, but are secured by a lien on such land. There is no assurance that the Developer or subsequent landowners will be able to pay the Phase 1 Assessments or that they will pay such Phase 1 Assessments even though financially able to do so. Neither the Developer nor any other subsequent landowners have any personal obligation to pay the Phase 1 Assessments. Neither the Developer nor any subsequent landowners are guarantors of payment of any Phase 1 Assessments, and the recourse for the failure of the Developer or any subsequent landowner to pay the Phase 1 Assessments is limited to the collection proceedings against the land subject to such unpaid Phase 1 Assessments, as described herein. Therefore the likelihood of collection of the Phase 1 Assessments may ultimately depend on the market value of the land subject to the Phase 1 Assessments. While the ability of the Developer or subsequent landowners to pay the Phase 1 Assessments is a relevant factor, the willingness of the Developer or subsequent landowners to pay the Phase 1 Assessments, which may also be affected by the value of the land subject to the Phase 1 Assessments, is also an important factor in the collection of Phase 1 Assessments. The failure of the Developer or subsequent landowners to pay the Phase 1 Assessments could render the District unable to collect delinquent Phase 1 Assessments, if any, and provided such delinquencies are significant, could negatively impact the ability of the District to make the full or punctual payment of debt service on the Phase 1 Bonds.

Regulatory and Environmental Risks

The development of the District Lands, including the Phase 1 Assessment Area, is subject to comprehensive federal, state and local regulations and future changes to such regulations. Approval is required from various public agencies in connection with, among other things, the design, nature and extent of planned improvements, both public and private, and construction of the infrastructure in accordance with applicable zoning, land use and environmental regulations. Although all such approvals required to date have been received and any further approvals are anticipated to be received as needed, failure to obtain any such approvals in a timely manner could delay or adversely affect the completion of the development of the District Lands. See "THE DEVELOPMENT – Development Approvals" herein for more information.

The value of the land within the District, the success of the Development, the development of the Phase 1 Assessment Area, and the likelihood of timely payment of principal and interest on the Phase 1 Bonds could be affected by environmental factors with respect to the land in the District. Should the land be contaminated by hazardous materials, this could materially and adversely affect the value of the land in the District, which could materially and adversely affect the success of the development of the lands within the District and the likelihood of the timely payment of the Phase 1 Bonds. The District has not performed, nor has the District requested that there be performed on its behalf, any independent assessment of the environmental conditions within the District. See "THE DEVELOPMENT — Environmental" for information on environmental site assessments obtained or received. Nevertheless, it is possible that hazardous environmental conditions could exist within the District or in the vicinity of the District and that such conditions could have a material and adverse impact upon the value of the benefited lands within the District. No assurance can be given that unknown hazardous materials, protected animals or vegetative species, etc., do not currently exist or may not develop in the future, whether originating within the District or from surrounding property, and what effect such may have on the development or sale of the District Lands, including the Phase 1 Assessment Area.

The value of the lands subject to the Phase 1 Assessments could also be adversely impacted by flooding or wind damage caused by hurricanes, tropical storms, or other catastrophic events. In addition to potential damage or destruction to any existing development or construction in or near the District, such catastrophic events could potentially render the District Lands unable to support future development. The occurrence of any such events could materially adversely impact the District's ability to pay principal and interest on the Phase 1 Bonds. The Phase 1 Bonds are not insured, and the District's casualty insurance policies do not insure against losses incurred on private lands within its boundaries.

Economic Conditions and Changes in Development Plans

The successful development of the District Lands, including the Phase 1 Assessment Area, and the sale of residential units therein, once such homes are built, may be affected by unforeseen changes in general economic conditions, fluctuations in the real estate market and other factors beyond the control of the Developer. Moreover, the Developer has the right to modify or change plans for development of the District Lands, including the Phase 1 Assessment Area, and the Development as a whole from time to time, including, without limitation, land use changes, changes in the overall land and phasing plans, and changes to the type, mix, size and number of units to be developed, and may seek in the future, in accordance with and subject to the provisions of the Act, to contract or expand the boundaries of the District.

Other Taxes and Assessments

The willingness and/or ability of an owner of benefited land to pay the Phase 1 Assessments could be affected by the existence of other taxes and assessments imposed upon such property by the District, the County or any other local special purpose or general purpose governmental entities. County, school, special district taxes and special assessments, and voter-approved ad valorem taxes levied to pay principal of and interest on debt, including the Phase 1 Assessments, collected pursuant to the Uniform Method are payable at one time. Public entities whose boundaries overlap those of the District could, without the consent of the owners of the land within the District, impose additional taxes on the property within the District. The District anticipates imposing operation and maintenance assessments encumbering the same property encumbered by the Phase 1 Assessments. In addition, lands within the District may also be subject to assessments by property owners' and homeowners' associations. See "THE DEVELOPMENT – Taxes, Fees and Assessments" for additional information.

Under Florida law, a landowner may contest the assessed valuation determined for its property that forms the basis of ad-valorem taxes such landowner must pay. During this contest period, the sale of a tax

certificate under the Uniform Method will be suspended. If the Phase 1 Assessments are being collected along with ad valorem taxes pursuant to the Uniform Method, tax certificates will not be sold with respect to such Phase 1 Assessment, even though the landowner is not contesting the amount of the Phase 1 Assessment. However, Section 194.014, Florida Statutes, requires taxpayers challenging the assessed value of their property to pay all non-ad valorem taxes and at least 75% of their ad valorem taxes before they become delinquent. Likewise, taxpayers who challenge the denial of an exemption or classification or a determination that their improvements were substantially complete must pay all non-ad valorem assessments and the amount of ad valorem taxes that they admit in good faith to be owing. If a taxpayer fails to pay property taxes as set forth above, the Value Adjustment Board considering the taxpayer's challenge is required to deny such petition by written decision by April 20 of such year.

Limited Secondary Market for Phase 1 Bonds

The Phase 1 Bonds may not constitute a liquid investment, and there is no assurance that a liquid secondary market will exist for the Phase 1 Bonds in the event an Owner thereof determines to solicit purchasers for the Phase 1 Bonds. Even if a liquid secondary market exists, there can be no assurance as to the price for which the Phase 1 Bonds may be sold. Such price may be lower than that paid by the current Owners of the Phase 1 Bonds, depending on the progress of development of the Phase 1 Assessment Area and the Development as applicable, existing real estate and financial market conditions and other factors.

Inadequacy of Reserve Account

Some of the risk factors discussed herein, which, if materialized, would result in a delay in the collection of the Phase 1 Assessments, may not adversely affect the timely payment of debt service on the Phase 1 Bonds because of the Phase 1 Reserve Account. The ability of the Phase 1 Reserve Account to fund deficiencies caused by delinquencies in the Phase 1 Assessments is dependent on the amount, duration and frequency of such deficiencies. Moneys on deposit in the Phase 1 Reserve Account may be invested in certain obligations permitted under the Indenture. Fluctuations in interest rates and other market factors could affect the amount of moneys in the Phase 1 Reserve Account to make up deficiencies. If the District has difficulty in collecting the Phase 1 Assessments, the Phase 1 Reserve Account could be rapidly depleted and the ability of the District to pay debt service on the Phase 1 Bonds could be materially adversely affected. In addition, during an Event of Default under the Indenture, the Trustee may withdraw moneys from the Phase 1 Reserve Account and such other Funds, Accounts and subaccounts created under the Indenture to pay its extraordinary fees and expenses incurred in connection with such Event of Default. If in fact the Phase 1 Reserve Account is accessed for any purpose, the District does not have a designated revenue source for replenishing such account. Moreover, the District may not be permitted to re-assess real property then burdened by the Phase 1 Assessments in order to provide for the replenishment of the Phase 1 Reserve Account. See "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS – Reserve Account" herein for more information about the Phase 1 Reserve Account.

Legal Delays

If the District should commence a foreclosure action against a landowner for nonpayment of Phase 1 Assessments that are not being collected pursuant to the Uniform Method, such landowner and/or its mortgagee(s) may raise affirmative defenses to such foreclosure action. Although the District expects that such affirmative defenses would likely be proven to be without merit, they could result in delays in completing the foreclosure action. In addition, the District is required under the Indenture to fund the costs of such foreclosure. It is possible that the District will not have sufficient funds and will be compelled to request the Holders of the Phase 1 Bonds to allow funds on deposit under the Indenture to be used to pay the costs of the foreclosure action. Under the Code, there are limitations on the amounts of proceeds from the Phase 1 Bonds that can be used for such purpose.

IRS Examination and Audit Risk

The Internal Revenue Service (the "IRS") routinely examines bonds issued by state and local governments, including bonds issued by community development districts. In 2016, the IRS concluded its lengthy examination of certain issues of bonds (for purposes of this subsection, the "Audited Bonds") issued by Village Center Community Development District (the "Village Center CDD"). During the course of the audit of the Audited Bonds, Village Center CDD received a ruling dated May 30, 2013, in the form of a non-precedential technical advice memorandum ("TAM") concluding that Village Center CDD is not a political subdivision for purposes of Section 103(a) of the Code because Village Center CDD was organized and operated to perpetuate private control and avoid indefinitely responsibility to an electorate, either directly or through another elected state or local government body. Such a conclusion could lead to the further conclusion that the interest on the Audited Bonds was not excludable from gross income of the owners of such bonds for federal income tax purposes. Village Center CDD received a second TAM dated June 17, 2015, which granted relief to Village Center CDD from retroactive application of the IRS's conclusion regarding its failure to qualify as a political subdivision. Prior to the conclusion of the audits, the Audited Bonds were all refunded with taxable bonds. The audit of the Audited Bonds that were issued for utility improvements were closed without change to the tax exempt status of those Audited Bonds on April 25, 2016, and the audit of the remainder of the Audited Bonds (which funded recreational amenity acquisitions from entities related to the principal landowner in the Village Center CDD) was closed on July 14, 2016, without the IRS making a final determination that the interest on the Audited Bonds in question was required to be included in gross income. However, the IRS letter to the Village Center CDD with respect to this second set of Audited Bonds noted that the IRS found that the Village Center CDD was not a "proper issuer of tax-exempt bonds" and that those Audited Bonds were private-activity bonds that did not fall in any of the categories that qualify for tax-exemption. Although the TAMs and the letters to the Village Center CDD from the IRS referred to above are addressed to, and binding only on, the IRS and Village Center CDD in connection with the Audited Bonds, they reflect the audit position of the IRS, and there can be no assurance that the IRS would not commence additional audits of bonds issued by other community development districts raising issues similar to the issues raised in the case of the Audited Bonds based on the analysis set forth in the first TAM or on the related concerns addressed in the July 14, 2016 letter to the Village Center CDD.

On February 23, 2016, the IRS published proposed regulations designed to provide prospective guidance with respect to potential private business control of issuers by providing a new definition of political subdivision for purposes of determining whether an entity is an appropriate issuer of bonds the interest on which is excluded from gross income for federal tax purposes. The proposed regulations require that a political subdivision (i) have the power to exercise at least one sovereign power, (ii) be formed and operated for a governmental purpose, and (iii) have a governing body controlled by or have significant uses of its funds or assets otherwise controlled by a government unit with all three sovereign powers or by an electorate that is not controlled by an unreasonably small number of unrelated electors. On October 4, 2017, the Treasury Department ("Treasury") announced that it would withdraw the proposed regulations, stating that, "while Treasury and the IRS continue to study the legal issues relating to political subdivisions, Treasury and the IRS currently believe that these proposed regulations should be withdrawn in their entirety, and plan to publish a withdrawal of the proposed regulations shortly in the Federal Register. Treasury and the IRS may propose more targeted guidance in the future after further study of the relevant legal issues." Notice of withdrawal of the proposed regulations was published in the Federal Register on October 20, 2017.

It has been reported that the IRS has closed audits of other community development districts in Florida with no change to such districts' bonds' tax-exempt status, but has advised such districts that such districts must have public electors within the timeframe established by the applicable state law or their bonds may be determined to be taxable retroactive to the date of issuance. Pursuant to the Act, general

elections are not held until the later of six years from the date of establishment of the community development district or the time at which there are at least 250 qualified electors in the district. The District, unlike Village Center CDD, was formed with the intent that it will contain a sufficient number of residents to allow for a transition to control by a general electorate. Currently, [all of the members of the Board of the District were elected by the landowners and none were elected by qualified electors]. The Developer will certify as to its expectations as to the timing of the transition of control of the Board of the District to qualified electors pursuant to the Act, and its expectations as to compliance with the Act by any members of the Board that it elects. Such certification by the Developer does not ensure that such certification shall be determinative of, or may influence the outcome of any audit by the IRS, or any appeal from such audit, that may result in an adverse ruling that the District is not a political subdivision for purposes of Section 103(a) of the Code. Further, there can be no assurance that an audit by the IRS of the Phase 1 Bonds will not be commenced. The District has no reason to believe that any such audit will be commenced, or that any such audit, if commenced, would result in a conclusion of noncompliance with any applicable state or federal law.

Owners of the Phase 1 Bonds are advised that, if the IRS does audit the Phase 1 Bonds, under its current procedures, at least during the early stages of an audit, the IRS will treat the District as the taxpayer, and the Owners of the Phase 1 Bonds may have limited rights to participate in those proceedings. The commencement of such an audit could adversely affect the market value and liquidity of the Phase 1 Bonds until the audit is concluded, regardless of the ultimate outcome. In addition, in the event of an adverse determination by the IRS with respect to the tax-exempt status of interest on the Phase 1 Bonds, it is unlikely the District will have available revenues to enable it to contest such determination or enter into a voluntary financial settlement with the IRS. Further, an adverse determination by the IRS with respect to the tax-exempt status of interest on the Phase 1 Bonds would adversely affect the availability of any secondary market for the Phase 1 Bonds. Should interest on the Phase 1 Bonds become includable in gross income for federal income tax purposes, not only will Owners of Phase 1 Bonds be required to pay income taxes on the interest received on such Phase 1 Bonds and related penalties, but because the interest rate on such Phase 1 Bonds will not be adequate to compensate Owners of the Phase 1 Bonds for the income taxes due on such interest, the value of the Phase 1 Bonds may decline.

THE INDENTURE DOES NOT PROVIDE FOR ANY ADJUSTMENT IN THE INTEREST RATE ON THE PHASE 1 BONDS IN THE EVENT OF AN ADVERSE DETERMINATION BY THE IRS WITH RESPECT TO THE TAX-EXEMPT STATUS OF INTEREST ON THE PHASE 1 BONDS. PROSPECTIVE PURCHASERS OF THE PHASE 1 BONDS SHOULD EVALUATE WHETHER THEY CAN OWN THE PHASE 1 BONDS IN THE EVENT THAT THE INTEREST ON THE PHASE 1 BONDS BECOMES TAXABLE AND/OR THE DISTRICT IS EVER DETERMINED TO NOT BE A POLITICAL SUBDIVISION FOR PURPOSES OF THE CODE AND/OR SECURITIES ACT (AS HEREINAFTER DEFINED).

Loss of Exemption from Securities Registration

Since the Phase 1 Bonds have not been and will not be registered under the Securities Act of 1933, as amended (the "Securities Act"), or any state securities laws, because of the exemption for political subdivisions, if the District is ever deemed by the IRS, judicially or otherwise, not to be a political subdivision for purposes of the Code, it is possible that federal or state regulatory authorities could also determine that the District is not a political subdivision for purposes of the federal and state securities laws. Accordingly, the District and purchasers of Phase 1 Bonds may not be able to rely on the exemption from registration under the Securities Act relating to securities issued by political subdivisions. In that event, the Owners of the Phase 1 Bonds would need to ensure that subsequent transfers of the Phase 1 Bonds are made pursuant to a transaction that is not subject to the registration requirements of the Securities Act and applicable state securities laws.

Federal Tax Reform

Various legislative proposals are mentioned from time to time by members of Congress of the United States of America and others concerning reform of the internal revenue (tax) laws of the United States. In addition, the IRS may, in the future, issue rulings that have the effect of challenging the interpretation of existing tax laws. Certain of these proposals and interpretations, if implemented or upheld, could have the effect of diminishing the value of obligations or states and their political subdivisions, such as the Phase 1 Bonds, by eliminating or changing the tax-exempt status of interest on such bonds. Whether any such proposals will ultimately become or be upheld as law, and if so, the effect such proposals could have upon the value of bonds such as the Phase 1 Bonds cannot be predicted. However, it is possible that any such law or interpretation could have a material and adverse effect upon the availability of a liquid secondary market and/or the value of the Phase 1 Bonds. Prospective purchasers of the Phase 1 Bonds should consult their tax advisors as to the impact of any proposed or pending legislation as well as the impact of federal legislation enacted in December 2017. See also "TAX MATTERS."

State Tax Reform

It is impossible to predict what new proposals may be presented regarding tax reform and/or community development districts during upcoming legislative sessions, whether such new proposals or any previous proposals regarding the same will be adopted by the Florida Senate and House of Representatives and signed by the Governor, and, if adopted, the form thereof. On October 31, 2014, the Auditor General of the State released a 31-page report which requests legislative action to establish parameters on the amount of bonds a community development district may issue and provide additional oversight for community development district bonds. This report renews requests made by the Auditor General in 2011 that led to the Governor of the State issuing an Executive Order on January 11, 2012 (the "Executive Order") directing the Office of Policy and Budget in the Executive Office of the Governor ("OPB") to examine the role of special districts in the State. As of the date hereof, the OPB has not made any recommendations pursuant to the Executive Order nor has the Florida legislature passed any related legislation. It is impossible to predict with certainty the impact that any existing or future legislation will or may have on the security for the Phase 1 Bonds. It should be noted that Section 190.16(14) of the Act provides in pertinent part that "The state pledges to the holders of any bonds issued under the Act that it will not limit or alter the rights of the district to levy and collect the ... assessments... and to fulfill the terms of any agreement made with the holders of such bonds ... and that it will not impair the rights or remedies of such holders."

Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes within the Phase 1 Assessment Area

The cost to finish the Phase 1 Project will exceed the net proceeds from the Phase 1 Bonds. There can be no assurance, in the event the District does not have sufficient moneys on hand to complete the Phase 1 Project, that the District will be able to raise, through the issuance of additional bonds or otherwise, the moneys necessary to complete the Phase 1 Project. Further, the Indenture sets forth certain limitations on the issuance of additional bonds. See "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS – Additional Bonds" for more information.

Although the Developer will agree to fund or cause to be funded the completion of the Phase 1 Project regardless of the insufficiency of proceeds from the Phase 1 Bonds and will enter into a completion agreement with the District as evidence thereof, there can be no assurance that the Developer will have sufficient resources to do so. Such obligation of the Developer is an unsecured obligation. See "THE DEVELOPER" herein for more information.

Further, there is a possibility that, even if the Phase 1 Assessment Area is developed, homebuilders may not close on all or any of the lots therein, and such failure to close could negatively impact the construction of homes in the Phase 1 Assessment Area. Current and future builder contracts may be terminated by the homebuilders upon the occurrence or failure to occur of the conditions set forth therein. See "THE DEVELOPMENT – Builder Contract" herein for more information about the existing builder contract[s].

COVID-19 and Related Matters

In addition to the general economic conditions discussed above, the timely and successful completion of the Development, the purchase of lots therein by homebuilders and the construction and sale to end users of residential units may be adversely impacted by the continued spread of the novel strain of coronavirus called COVID-19 or by other highly contagious or epidemic or pandemic diseases. The United States, the State and the County have all imposed certain health and public safety restrictions in response to COVID-19. The District cannot predict the duration of these restrictions or whether additional or new actions may be taken by government authorities including the State and/or the County, to contain or otherwise address the impact of the COVID-19 or similar outbreak.

To date, the outbreak has resulted in severe impacts on global financial markets, unemployment levels and commerce generally. The District and the Developer cannot predict the duration of the current COVID-19 outbreak, and the ultimate impact the COVID-19 outbreak may have on the Development is unknown. It is possible that delays in lot purchases by the Builders, construction delays, delays in the receipt of permits or other government approvals, supply chain delays, delays in sales to end users or other delays could occur, or continue to occur, as applicable, as a result of the COVID-19 outbreak or other highly contagious or epidemic or pandemic diseases that adversely impact the Development. See also "BONDOWNERS' RISKS – Economic Conditions and Changes in Development Plans" and "Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes within the Phase 1 Assessment Area" herein.

Cybersecurity

The District relies on a technological environment to conduct its operations. The District, its agents and other third parties the District does business with or otherwise relies upon are subject to cyber threats including, but not limited to, hacking, viruses, malware and other attacks on computer and other sensitive digital networks and systems. Entities or individuals may attempt to gain unauthorized access to such parties' digital systems for the purposes of misappropriating assets or information or causing operational disruption and damage. No assurances can be given that any such attack(s) will not materially impact the operations or finances of the District, which could impact the timely payment of debt service on the Phase 1 Bonds.

Prepayment and Redemption Risk

In addition to being subject to optional and mandatory sinking fund redemptions, the Phase 1 Bonds are subject to extraordinary mandatory redemption as a result of prepayments of the Phase 1 Assessments by the Developer or subsequent owners of the property within Phase 1. Any such redemptions of the Phase 1 Bonds would be at the principal amount of such Phase 1 Bonds being redeemed plus accrued interest to the date of redemption. In such event, owners of the Phase 1 Bonds may not realize their anticipated rate of return on the Phase 1 Bonds and owners of any bonds sold at a premium may receive less than the price they paid for the Phase 1 Bonds. See "DESCRIPTION OF THE PHASE 1 BONDS – Redemption Provisions" and "SECURITY FOR AND SOURCE OF PAYMENT OF THE PHASE 1 BONDS – Prepayment of Phase 1 Assessments" herein for more information.

Payment of Phase 1 Assessments after Bank Foreclosure

In the event a bank forecloses on property because of a default on a mortgage in favor of such bank on any of the assessable lands within the District, and then the bank itself fails, the Federal Deposit Insurance Corporation (the "FDIC"), as receiver, will then become the fee owner of such property. In such event, the FDIC will not, pursuant to its own rules and regulations, likely be liable to pay the Phase 1 Assessments levied on such property. In addition, the District would require the consent of the FDIC prior to commencing a foreclosure action.

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ESTIMATED SOURCES AND USES OF FUNDS

Source of Funds	Phase 1 Bonds
Par Amount	\$
(Original Issue Discount)	
Total Sources	\$
Use of Funds Deposit to Phase 1 Acquisition and Construction Account	\$
Deposit to Phase 1 Capitalized Interest Account ⁽¹⁾ Deposit to Phase 1 Reserve Account	
Costs of Issuance, including Underwriter's Discount ⁽²⁾	
Total Uses	\$

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⁽¹⁾ Capitalized interest through _____ 1, 20__.
(2) Costs of issuance includes, without limitation, legal fees and other costs associated with the issuance of the Phase 1 Bonds.

DEBT SERVICE REQUIREMENTS

The following table sets forth the scheduled debt service on the Phase 1 Bonds:				
	Year Ended November 1	<u>Principal</u>	<u>Interest</u>	Total Debt Service

Total

[Remainder of page intentionally left blank.]

THE DISTRICT

General Information

The District was established by Rule 42GGG-1, Florida Administrative Code adopted by the Florida Land and Water Adjudicatory Commission (the "Commission") effective March 7, 2007, under the provisions of the Act. The District is located within unincorporated St. Johns County and its boundaries include approximately 1,282 gross acres of land (the "District Lands").* The District Lands are being developed as part of an approximately 1,356-acre master-planned residential community known as "TrailMark." See "THE DEVELOPMENT" herein for more information.

Legal Powers and Authority

The District is an independent unit of local government created pursuant to, and established in accordance with, the Act. The Act was enacted in 1980 to provide a uniform method for the establishment of independent districts to manage and finance basic community development services, including capital infrastructure required for community developments throughout the State of Florida. The Act provides legal authority for community development districts (such as the District) to finance the acquisition, construction, operation and maintenance of the major infrastructure for community development pursuant to its general law charter. The District is classified as an independent district under Chapter 189, Florida Statutes.

Among other provisions, the Act gives the District's Board of Supervisors the authority to, among other things, (a) plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate and maintain systems and facilities for, among other things: (i) water management and control for lands within the District and to connect any of such facilities with roads and bridges; (ii) water supply, sewer and wastewater management, reclamation and reuse systems or any combination thereof and to construct and operate connecting intercept or outlet sewers and sewer mains and pipes and water mains, conduits, or pipelines in, along, and under any street, alley, highway, or other public place or ways, and to dispose of any effluent, residue, or other byproducts of such system or sewer system; (iii) District roads equal to or exceeding the specifications of the county in which such District roads are located and street lights, landscaping, hardscaping and undergrounding of electric utility lines; and (iv) with the consent of the local general-purpose government within the jurisdiction of which the power is to be exercised, parks and facilities for indoor and outdoor recreational uses and security; (b) borrow money and issue bonds of the District; (c) impose and foreclose special assessments liens as provided in the Act; and (d) exercise all other powers, necessary, convenient, incidental or proper in connection with any of the powers or duties of the District stated in the Act.

The Act does not empower the District to adopt and enforce any land use plans or zoning ordinances and the Act does not empower the District to grant building permits; these functions are to be performed by general purpose local governments having jurisdiction over the lands within the District.

The Act exempts all property owned by the District from levy and sale by virtue of an execution and from judgment liens, but does not limit the right of any owner of lands of the District to pursue any remedy for enforcement of any lien or pledge of the District in connection with its bonds, including the Phase 1 Bonds.

^{*} The District has filed a petition to amend the District boundaries to include an approximately 6.8-acre parcel located adjacent to the District ("Additional Parcel"). The Additional Parcel is planned to contain 24 single-family lots and would be located within Phase 1 of Assessment Area 3 of the District. See "THE DEVELOPMENT" herein for more information.

Board of Supervisors

The Act provides that a five-member Board of Supervisors (the "Board") serves as the governing body of the District. Members of the Board (the "Supervisors") must be residents of the State and citizens of the United States. Initially, the Supervisors were appointed in the Rule establishing the District. Within 90 days after formation of the District, an election was held pursuant to which new Supervisors were elected on an at-large basis by the owners of the property within the District. Ownership of land within the District entitles the owner to one vote per acre (with fractions thereof rounded upward to the nearest whole number). A Supervisor serves until expiration of his or her term and then until his or her successor is chosen and qualified. If, during a term of office, a vacancy occurs, the remaining Supervisors may fill the vacancy by an appointment of an interim Supervisor for the remainder of the unexpired term.

The landowners in the District elect two Supervisors to four-year terms and three Supervisors to two-year terms at bi-annual elections. Thereafter, the elections will take place every two years on a date in November established by the Board. Upon the later of six years after the initial appointment of Supervisors and the year when the District next attains at least 250 qualified electors, two Supervisors whose terms are expiring will be elected by qualified electors of the District and one will be elected by the landowners. Thereafter, as described in more detail below, all Supervisors will be elected by qualified electors. A qualified elector is a registered voter in the County where the District is located who is at least eighteen years of age, a resident of the District and the State and a citizen of the United States. At the election where Supervisors are first elected by qualified electors, two Supervisors must be qualified electors and be elected by qualified electors, each elected to four-year terms. The seat of the remaining Supervisor whose term is expiring at such election shall be filled by a Supervisor who is elected by the landowners for a four-year term and who is not required to be a qualified elector. Thereafter, as terms expire, all Supervisors must be qualified electors and must be elected by qualified electors to serve staggered four-year terms.

Notwithstanding the foregoing, if at any time the Board proposes to exercise its ad valorem taxing power, prior to the exercise of such power, it shall call an election at which all Supervisors shall be qualified electors and shall be elected by qualified electors in the District. Elections subsequent to such decision shall be held in a manner such that the Supervisors will serve four-year terms with staggered expiration dates in the manner set forth in the Act.

The Act provides that it shall not be an impermissible conflict of interest under Florida law governing public officials for a Supervisor to be a stockholder, officer or employee of a landowner or of any entity affiliated with a landowner.

The current members of the Board and the expiration of the term of each member are set forth below:

<u>Name</u>	<u>Title</u>	Term Expires
Gregg F. Kern*	Chairman	November 2022
Michael Taylor*	Vice Chair	November 2022
Rose Bock	Assistant Secretary	November 2020
Mike Veazey	Assistant Secretary	November 2020
Blake Weatherly*/**	Assistant Secretary	November 2020

^{*} Employee of an affiliate of the Developer.

A majority of the members of the Board constitutes a quorum for the purposes of conducting its business and exercising its powers and for all other purposes. Action taken by the District shall be upon a

^{**} Appointed by Board to fill a vacancy.

vote of a majority of the members present unless general law or a rule of the District requires a greater number. All meetings of the Board are open to the public under Florida's open meeting or "Sunshine" law.

The District Manager and Other Consultants

The chief administrative official of the District is the District Manager (as hereinafter defined). The Act provides that a district manager has charge and supervision of the works of the District and is responsible for preserving and maintaining any improvement or facility constructed or erected pursuant to the provisions of the Act, for maintaining and operating the equipment owned by the District, and for performing such other duties as may be prescribed by the Board.

The District has retained Governmental Management Services, LLC, St. Augustine, Florida, to serve as its district manager ("District Manager"). The District Manager's office is located at 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092.

The Act further authorizes the Board to hire such employees and agents as it deems necessary. Thus, the District has employed the services of Akerman LLP, Jacksonville, Florida, as Bond Counsel; England Thims & Miller, Jacksonville, Florida, as District Engineer; and Hopping Green & Sams, P.A., Tallahassee, Florida, as District Counsel. The Board has also retained the District Manager to serve as Methodology Consultant and prepare the Assessment Methodology and to serve as Dissemination Agent for the Phase 1 Bonds.

Outstanding Indebtedness and Prior [and Existing] Bond Defaults

The District previously issued its \$47,820,000 Six Mile Creek Community Development District Capital Improvement Revenue Bonds, Series 2007 (the "Original 2007 Bonds") to fund the 2007 Project determined to be necessary to partially support the Development. Beginning in May 2009, the Original Developer (as defined herein), which was then owner of all of the District Lands, failed to pay the 2007 Assessments securing the Original 2007 Bonds and did not pay any assessments thereafter. As a result thereof, the District defaulted under its obligation to pay principal and interest on the Original 2007 Bonds and remains in default.

In July 2013, the Developer and its affiliates acquired the Original 2007 Bonds and the land subject to the 2007 Assessments securing the Original 2007 Bonds. On November 20, 2014, at the request of the Developer and with the consent of 100% of the beneficial owners of the Original 2007 Bonds, the District took the necessary actions under the Act to bifurcate the outstanding Original 2007 Bonds, then outstanding in the aggregate principal amount of \$45,840,000, into the "2014A Bonds" in the aggregate principal amount of \$3,140,000 and the "2007 Bonds" in the aggregate principal amount of \$42,700,000. As part of the bifurcation, the District created two (2) separate and distinct assessment areas within the District to coincide with the Developer's current plan of development for the Development. The 2014A Bonds were secured by the 2014A Assessments levied against the lands in Assessment Area 1 of the District, and the 2007 Bonds were secured by the 2007 Assessments levied against the remaining lands in the District.

In April 2015, the District issued its Capital Improvement Revenue Refunding Bonds, Series 2015 (the "2015 Bonds") to currently refund the 2014A Bonds. The 2015 Bonds are secured by the 2015 Assessments levied against the lands in Assessment Area 1. As of October 14, 2020, the 2015 Bonds are outstanding in the amount of \$2,505,000.

In April 2016, the District issued its (i) \$7,315,000 Capital Improvement Revenue Bonds, Series 2016A (the "2016A Bonds"), secured by the 2016A Assessments which have been allocated to 305 platted lots within Phase 1 of Assessment Area 2, and its (ii) \$6,720,000 Capital Improvement Revenue Bonds,

Series 2016B (the "2016B Bonds" and, together with the 2016A Bonds, the "2016 Bonds"), secured by the 2016B Assessments levied against all of the lands in Assessment Area 2. In connection with the issuance of the 2016 Bonds, the holders of the 2007 Bonds tendered as a prepayment a portion of the 2007 Bonds in the amount of \$24,520,000, corresponding to the 2007 Assessments previously levied against the lands in Assessment Area 2. As of October 14, 2020, the 2016A Bonds and the 2016B Bonds are outstanding in the amount of \$6,155,000 and \$2,360,000, respectively.

In December 2017, the District issued its (i) \$10,620,000 Capital Improvement Revenue Bonds, Series 2017A (Assessment Area 2, Phase 2) (the "2017A Bonds"), and its (ii) \$3,980,000 Capital Improvement Revenue Bonds, Series 2017B (Assessment Area 2, Phase 2) (the "2017B Bonds" and, together with the 2017A Bonds, the "2017 Bonds"), which are secured by the 2017A Assessments and the 2017B Assessments, respectively, levied against the lands within Phase 2 of Assessment Area 2. In connection with the issuance of the 2017 Bonds, the District redeemed a portion of the 2016B Bonds secured by the 2016B Assessments levied on Phase 2 of Assessment Area 2, which are planned for 401 lots. As of October 14, 2020, the 2017A Bonds and the 2017B Bonds are outstanding in the amount of \$10,450,000 and \$1,070,000, respectively.

In June 2020, the District issued its \$7,020,000 Capital Improvement Revenue and Refunding Bonds, Series 2020 (Assessment Area 2, Phase 3A) (the "Phase 3A Bonds"), which are secured by the Phase 3A Assessments, levied against the lands within Phase 3A of Assessment Area 2. In connection with the issuance of the Phase 3A Bonds, the District redeemed a portion of the 2016B Bonds secured by the 2016B Assessments levied on Phase 3A of Assessment Area 2. As of October 14, 2020 the Phase 3A Bonds are outstanding in full.

[UPDATE: The 2007 Bonds are outstanding in the principal amount of \$650,000 as of October 14, 2020 and are currently secured by the 2007 Assessments levied on the lands in Assessment Area 3; however, the District anticipates adopting a resolution releasing the lien securing the 2007 Bonds at its June 18, 2020 meeting. The 2007 Bonds remain in default.]

The lands subject to the Assessments that secure [the remaining 2007 Bonds,] the 2015 Bonds, the 2016 Bonds, the 2017 Bonds and the Phase 3A Bonds (collectively, the "Prior Bonds") will therefore be separate and distinct from the lands within the Phase 1 Assessment Area, which will be subject only to the Phase 1 Assessments securing the Phase 1 Bonds. See "THE DEVELOPMENT – Assessment Areas" for more information regarding the Assessment Areas.

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CAPITAL IMPROVEMENT PLAN AND THE PHASE 1 PROJECT

Capital Improvement Plan

In 2007, the District adopted that certain Six Mile Creek CDD Improvement Plan dated December 1, 2006 (the "Original Improvement Plan"), and that certain Supplemental Engineer's Report for the Series 2007 Capital Improvement dated May 25, 2007 (the "2007 Engineer's Report"), which described the portion of the Original Improvement Plan to be funded with the first issuance of District capital improvement bonds (the "Original 2007 Project"). The Original Improvement Plan included the construction or acquisition of (i) certain water utility infrastructure, (ii) transportation improvements including a new loop road within the District ("Loop Road"), (iii) landscaping, entry features and a guard house, and (iv) other neighborhood road improvements, street lighting, stormwater management systems, sanitary sewer systems (including lift stations and force mains), and a water distribution system to serve the District Lands. The District issued its Original 2007 Bonds in the aggregate original principal amount of \$47,820,000 to fund the Original 2007 Project. The District spent the majority of the Original 2007 Bonds proceeds on the Original 2007 Project.

On November 19, 2014, the District adopted that certain Six Mile Creek Community Development District Supplemental Engineer's Report for 2015 Capital Improvements (the "2015 Engineer's Report"), setting forth the portions of the Original 2007 Project which had been completed to date, adding certain recreation improvements to the Original 2007 Project and describing the status of the permits for the improvements yet to be completed (collectively, the "Capital Improvement Plan").

On March 16, 2016, the District adopted its Six Mile Creek CDD Supplemental Engineer's Report for Series 2016 Capital Improvements (the "2016 Engineer's Report"), describing the scope and estimated costs of the portion of the Capital Improvement Plan to be financed in part with the proceeds of the 2016 Bonds (the "2016 Project").

On October 27, 2017, the District adopted its Six Mile Creek CDD Supplemental Engineer's Report for Series 2017 Capital Improvements (the "2017 Engineer's Report"), describing the scope and estimated costs of the portion of the Capital Improvement Plan to be financed in part with the proceeds of the 2017 Bonds (the "2017 Project").

On June 2, 2020, the District adopted its Six Mile Creek CDD Supplemental Engineer's Report for Series 2020 Capital Improvements (the "Phase 3A Engineer's Report"), describing the scope and estimated costs of the portion of the Capital Improvement Plan to be financed in part with the proceeds of the Phase 3A Bonds (the "Phase 3A Project").

The Supplemental Engineer's Report for [Series 2020] Capital Improvements, dated October 8, 2020 (the "Phase 1 Engineer's Report") describes the scope and estimated costs of the portion of the Capital Improvement Plan that will be financed in part with the proceeds of the Phase 1 Bonds. See "— The Phase 1 Project" herein.

Assessment Areas

The District has created separate Assessment Areas to coincide with the Developer's plan of development and to impose separate special assessment liens on such lands. Assessment Area 1, which is subject to the levy of the 2015 Assessments securing the 2015 Bonds, consists of approximately 152 acres and has been developed as 152 residential lots, all of which have been developed and platted.

Assessment Area 2, which consists of approximately 543 acres and is planned for approximately 1,260 residential lots, is being developed in phases. Phase 1, which is subject to the levy of the 2016A Assessments and the 2016B Assessments, has been developed and platted and contains 305 residential lots. Phase 2, which is subject to the levy of the 2017A Assessments and the 2017B Assessments, is planned for 401 lots, of which [331] have been developed and platted and [70] are permitted and not yet developed. Phase 3A, which is subject to the levy of the Phase 3A Assessments, is planned for which is planned for 181 lots, of which [___] have been developed and platted and [__] are permitted and not yet developed. [Phases 3B, 3C and 3D will remain subject to the levy of the 2016B Assessments and are planned for development in the future.]

Assessment Area 3, which encompasses the District Lands located outside of Assessment Area 1 and Assessment Area 2 (also referred to as the "2007 Assessment Area"), consists of [approximately 550] acres and is planned for a total of approximately [747] lots. See "THE DEVELOPMENT" herein for more information. The Phase 1 Bonds will finance a portion of the infrastructure within Phase 1 of Assessment Area 3.* Other phases of Assessment Area 3 will be developed at a future time.

The Phase 1 Project

The "Phase 1 Project" consists of certain neighborhood infrastructure associated with the development of Phase 1 of Assessment Area 3, which is planned for [195] single-family lots.† The total cost of the Phase 1 Project is estimated at \$10,636,998. The 2020 Engineer's Report sets forth the costs of the Phase 1 Project as follows:

Improvement Description	Estimated Cost
Master Infrastructure (Assessment Area 3 - Phase	1)
Transportation (Loop Road)	\$ 1,054,272
Common Area Landscape/Hardscape	1,205,000
Traffic Signal	350,000
Neighborhood Infrastructure (Assessment Area 3	- Phase 1)
Sanitary Sewer, Lift Stations and Force Mains	1,297,494
Stormwater Management	902,494
Neighborhood Roadways	4,327,494
Street Lighting	197,750
Water Distribution System	652,494
Common Area Landscape/Hardscape	650,000
Assessment Area 3 - Phase 1 Total:	\$10,636,998

The net proceeds from the Phase 1 Bonds available to finance the Phase 1 Project costs are expected to be approximately \$4.7 million.‡ See "THE DEVELOPMENT" for more information regarding the development work performed and the costs spent to date in connection with the Phase 1 Project. The Developer will enter into a completion agreement at the closing on the Phase 1 Bonds whereby the

^{*} In addition to the land currently within Phase 1 of Assessment Area 3, the District has filed a petition to amend the District boundaries to include an approximately 6.8-acre parcel located adjacent to the District ("Additional Parcel"). The Additional Parcel is planned to contain 24 single-family lots located within Phase 1 of Assessment Area 3.

[†] Assumes that the District's boundaries are amended to include the Additional Parcel and its planned 24 lots.

[‡] Preliminary, subject to change. See "SECURITY FOR AND SOURCE OF PAYMENT OF THE 2020 BONDS – Acquisition and Construction Accounts – Phase 1 Bonds" herein for a discussion of certain development approval conditions that must be met prior to the disbursal of proceeds of the Phase 1 Bonds.

Developer will agree to complete the Phase 1 Project not funded with proceeds of the Phase 1 Bonds. See "BONDOWNERS' RISKS – Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes within the Phase 1 Assessment Area" and "THE DEVELOPMENT – Developer Agreements" herein.

Land development associated with Phase 1 is scheduled to commence in the third quarter of 2020 and is expected to be completed in the third quarter of 2021. See "THE DEVELOPMENT – Development Plan and Status" herein for more information.

The District Engineer has indicated that all permits necessary to construct the Phase 1 Project have either been obtained or are expected to be obtained in the ordinary course. In addition to the 2020 Engineer's Report, please refer to "THE DEVELOPMENT – Development Approvals" herein for a more detailed description of the entitlement and permitting status of the Development.

ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS

The Supplemental Special Assessment Methodology Report for the Series 2020 Capital Improvement Revenue Bonds Assessment Area 3 (Phase 1) dated October 8, 2020 (the "Assessment Methodology"), which supplements the Special Assessment Master Methodology Report dated March 30, 2007, allocates the Phase 1 Assessments to the lands within the Phase 1 Assessment Area. The Assessment Methodology has been prepared by Governmental Management Services, LLC, St. Augustine, Florida (the "Methodology Consultant"). See "EXPERTS" herein for more information. The Assessment Methodology is included herein as APPENDIX D. Once the final terms of the Phase 1 Bonds are determined, the Assessment Methodology will be amended to reflect such final terms. Once levied and imposed, and subject to further allocation in accordance with the Assessment Methodology, the Phase 1 Assessments are first liens on the District Lands against which they are assessed until paid or barred by operation of law, coequal with one another and with other taxes and assessments levied by the District and other units of government. See "ENFORCEMENT OF ASSESSMENT COLLECTIONS" herein.

The Phase 1 Bonds are payable from and secured by a pledge of the Phase 1 Pledged Revenues, which consist primarily of the revenues received by the District from the Phase 1 Assessments. The District will initially impose the Phase 1 Assessments across all of the Phase 1 Assessment Area, which currently consist of approximately 89.62 gross undeveloped acres. As the Phase 1 Assessment Area is platted, the Phase 1 Assessments will be assigned on a first-platted first-assessed basis to all 171 single-family lots planned for the Phase 1 Assessment Area. In each case, the debt will be transferred from the acres to platted lots at the time parcels are platted or otherwise subdivided into platted units, in accordance with the Assessment Methodology. See "APPENDIX D: ASSESSMENT METHODOLOGY" for more information, and see "THE DEVELOPMENT – Assessment Areas" for a map of the District depicting Assessment Area 3, including Phase 1.

In addition to the land currently within the Phase 1 Assessment Area, the District has filed a petition to amend the District boundaries to include an approximately 6.8-acre parcel located adjacent to the District ("Additional Parcel"). The Additional Parcel is planned to contain 24 single-family lots. Once the Additional Parcel is annexed into the District, it is expected that the District would amend the Assessment Proceedings to include the Additional Parcel within the Phase 1 Assessment Area and allocate a portion Phase 1 Assessments to the Additional Parcel, which would result in a decrease in the Phase 1 Assessment levels assigned to the land currently within the Phase 1 Assessment Area.

The tables below set forth the estimated Phase 1 Assessments that, upon platting and absorption, will be levied and allocated to platted units in Phase 1 to pay debt service on the Phase 1 Bonds, and the par per unit for the Phase 1 Bonds, with the first table reflecting the Phase 1 Assessment levels without the

Additional Parcel and the second table reflecting the Phase 1 Assessment levels with the addition of the Additional Parcel.

Without Additional Parcel				
Product	# of Units	Phase 1 Total	Annual Phase 1	
Type	Planned	Par Per Unit*	Assessments Per Unit*	
SF 43'	52	\$26,451	\$1,627	
SF 53'	74	\$32,591	\$2,004	
SF 63'	45	\$39,676	\$2,441	
Total	171	•		

^{*} Preliminary, subject to change. Annual Phase 1 Assessment levels shown assume collection via the Uniform Method and include estimated County collection costs and statutory early payment discounts. If Phase 1 Assessments are not allocated to the Additional Parcel, the Developer may prepay a portion of the Phase 1 Assessments to reduce assessment levels; however, the Developer is under no obligation to make such a prepayment and there can be no assurance that the Developer will elect to do so or what the amount of such prepayment would be.

With Additional Parcel				
Product Type	# of Units Planned	Phase 1 Total Par Per Unit*	Annual Phase 1 Assessments Per Unit*	
SF 43'	76	\$26,024	\$1,460	
SF 53'	74	\$29,069	\$1,798	
SF 63'	45	\$35,597	\$2,189	
Total	195			

^{*} Preliminary, subject to change. Annual Phase 1 Assessment levels shown assume collection via the Uniform Method and include estimated County collection costs and statutory early payment discounts.

The District currently levies assessments to cover its operation and administrative costs in the amount of approximately \$[840] per single-family unit annually, but such amounts are subject to change. The land within the District has been and will continue to be subject to taxes and assessments imposed by taxing authorities other than the District. These taxes would be payable in addition to the Phase 1 Assessments and any other assessments levied by the District. In addition, exclusive of voter-approved millages levied for general obligation bonds, as to which no limit applies, the County and the School Board of St. Johns County each levy ad valorem taxes upon the land in the District. The District has no control over the level of ad valorem taxes and/or special assessments levied by other taxing authorities. It is possible that in future years taxes levied by these other entities could be substantially higher than in the current year. See "THE DEVELOPMENT – Taxes, Fees and Assessments" for more information.

For a map depicting the location of Assessment Area 3, including Phase 1, within the District, see "THE DEVELOPMENT – Assessment Areas" below.

[Remainder of page intentionally left blank.]

The information appearing below under the captions "THE DEVELOPMENT" and "THE DEVELOPER" has been furnished by the Developer for inclusion in this Limited Offering Memorandum and, although believed to be reliable, such information has not been independently verified by Bond Counsel, the District or its counsel, or the Underwriter or its counsel, and no persons other than the Developer make any representation or warranty as to the accuracy or completeness of such information supplied by them. The following information is provided by the Developer as a means for the prospective bondholders to understand the anticipated development plan and risks associated with the Development. The Developer is not guaranteeing payment of the Phase 1 Bonds or the Phase 1 Assessments.

THE DEVELOPMENT

General

The TrailMark development ("Development") is an approximately 1,356-acre master planned residential community, currently anticipated to include 1,605 single-family and 554 active adult/age-restricted units, together with associated recreational amenities and parks. The majority of the Development, consisting of approximately 1,282 acres, is within the District boundaries. The Development is located in an unincorporated area of the County, with its main entrance on TrailMark Drive at Pacetti Road (also known as County Road 13A), south of State Road 16.

The Development is located in an area that provides easy access to schools, amenities and employment centers. Elementary and middle schools which have received grades of A from the State are located within approximately three miles of the Development. A commercial center, also located approximately three miles from the Development, includes a large grocery store, a free-standing pharmacy, restaurants and other related services. Historic St. Augustine, located approximately 14 miles from the Development, offers many cultural and entertainment options. In addition, the beaches of Ponte Vedra Beach and St. Augustine can be reached within a 30-minute drive. Several major employment centers are also located within a convenient 30-minute drive from the Development.

The Development includes an on-site amenity center, trail system and canoe and kayak launch. Six Mile Creek, accessible from the Development by canoe or kayak, leads to the St. Johns River, with a local, iconic restaurant on the riverbank along the way.

The Development is part of the Saint Johns Development of Regional Impact ("DRI"), which also encompasses World Golf Village. World Golf Village, located in the northwest quadrant of Interstate 95 and International Golf Parkway, has as its centerpiece the World Golf Hall of Fame, together with 36 holes of golf, 1,200 hotel rooms, and five million square feet of office and commercial development. Among the improvements are a 300-room Renaissance Resort Hotel and the 80,000 square foot St. Johns County Convention Center. Also within the DRI is the King and the Bear golf community, providing additional golfing opportunities.

Within the Development, as of October 5, 2020, 788 lots have been developed, 704 lots have been delivered to builders and 361 homes have been sold to homebuyers at an average sales price of [\$320,000]. Builders in the Development include Dream Finders, Mastercraft, Richmond American, D.R. Horton, David Weekley, Landon, Providence Homes and Lennar. The Development achieved annual sales of 78 homes in 2018, 159 homes in 2019 and [__] homes year to date as of [________, 2020]. The Development achieved monthly sales of [UPDATE: 10 homes in March 2020, 14 homes in April 2020 and 31 homes in May 2020].

The Phase 1 Bonds will be secured by the Phase 1 Assessments levied against the land designated as Phase 1 of Assessment Area 3 within the District, which consists of approximately 89.62 acres and is

planned to contain 171 residential units (the "Phase 1 Assessment Area"). In addition, the District has filed a petition to amend the District boundaries to include the approximately 6.8-acre Additional Parcel, which is planned to contain 24 single-family lots and which, if the District's boundaries are amended, would be located within the Phase 1 Assessment Area. See "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS" herein.

Six Mile Creek Investment Group, LLC, a Delaware limited liability company (the "Developer"), is the developer and owner of the Phase 1 Lands. See "THE DEVELOPER" herein for more information. [Builder contracts to come.]

Set forth below are aerial photographs showing the Development, including [the Phase 1 Assessment Area and] the existing amenity area.

[Insert photo of Phase 1 Assessment Area?]

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History of TrailMark

The land constituting the Development was acquired in 2005 by Six Mile Creek Ventures, LLC (the "Original Developer"), for a purchase price of \$62,500,000. The Original Developer is not affiliated with the Developer. Land development began in 2007 with the issuance of the Original 2007 Bonds. Substantial master infrastructure improvements were made as contemplated by the 2007 Engineer's Report and as further described in the 2015 Engineer's Report.

In May 2009, the Original Developer failed to pay the assessments securing the Original 2007 Bonds, resulting in a default in the payment of the Original 2007 Bonds. See "THE DISTRICT – Outstanding Indebtedness and Prior [and Existing] Bond Defaults" for more information.

In July 2013, the Developer acquired all of the lands within the Development from the Original Developer, subject to the District's liens and liens of the County Tax Collector for 2009 through 2013 real property taxes. The Original 2007 Bonds were purchased by affiliates of the Developer in multiple transactions at various prices beginning in 2012 and ending in 2014. Through a combination of land and bond purchases, the Developer's total investment in acquiring the Development is approximately \$27,000,000.

In February 2020, the Developer acquired the lands in the Additional Parcel for a purchase price of [\$185,000].

[None of the Developer's lands in the Phase 1 Assessment Area are subject to a mortgage.]

Assessment Areas

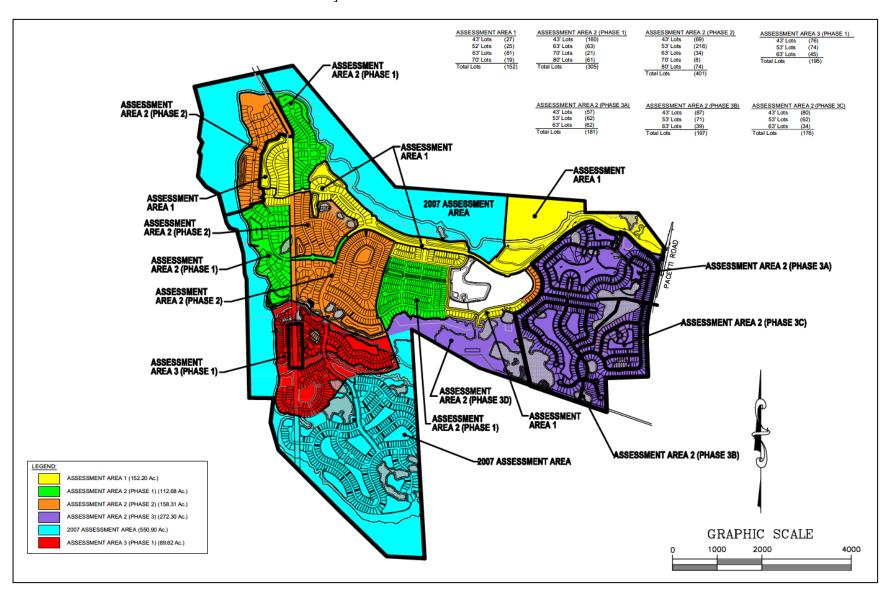
Three Assessment Areas have been created to facilitate development and financing of the District Lands:

- Assessment Area 1 contains approximately 153 acres and consists of 152 fully developed and platted lots. Assessments levied on the lands in Assessment Area 1 secure the 2015 Bonds, currently outstanding in the principal amount of \$2,505,000.
- Assessment Area 2 contains approximately 545 acres and is being developed in three phases:
 - O Phase 1 consists of 305 fully developed and platted lots. Assessments levied on the lands in Phase 1 of Assessment Area 2 secure the 2016A Bonds, currently outstanding in the principal amount of \$6,155,000. [In addition, 73 lots in Phase 1 remain subject to the 2016B Assessments, which secure the 2016B Bonds, outstanding in the amount of \$2,360,000.] The 2016B Assessments are also levied on the lands in Phases 3B, 3C and 3D of Assessment Area 2.
 - O Phase 2 consists of [331] developed and platted lots and [70] permitted undeveloped lots, as of [October] 2020. Assessments levied on the lands in Phase 2 of Assessment Area 2 secure the 2017A Bonds, currently outstanding in the principal amount of \$10,450,000. In addition, lots in Phase 2 are subject to the 2017B Assessments, which secure the 2017B Bonds, outstanding in the amount of \$1,070,000.
 - O Phase 3A is planned for 181 active adult lots. Assessments levied on the lands in Phase 3A secure the Phase 3A Bonds, which are currently outstanding in the principal amount of \$7,020,000.

- Phases 3B and 3C of Assessment Area 2 are planned for approximately 373 lots which will be developed in the future as part of the active-adult community. Phases 3B and 3C are subject to the 2016B Assessments securing the 2016B Bonds.
- O Phase 3D of Assessment Area 2 is planned for development in the future. Phase 3D is also subject to the 2016B Assessments securing the 2016B Bonds.
- Assessment Area 3 (also referred to as the 2007 Assessment Area) contains approximately 550 acres. Phase 1 is planned for 171 lots. Assessments levied on the lands in the Phase 1 Assessment Area will secure the Phase 1 Bonds. Additional phases for Assessment Area 3 are planned for development in the future. [CONFIRM: The lands in Assessment Area 3 are currently subject to the 2007 Assessments securing the 2007 Bonds, which are outstanding in the amount of \$650,000; however, the District anticipates adopting a resolution releasing the lien securing the 2007 Bonds at its June 18, 2020 meeting.]

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Set forth below is a map depicting Assessment Area 1, Assessment Area 2 and Assessment Area 3 (including Phase 1). [UPDATE AS NEEDED AND TO LABEL ADDITIONAL PARCEL]



	Assessment Area 1	Assessment Area 2, Phase 1	Assessment Area 2, Phase 2	Assessment Area 2, Phase 3A	Assessment Area 3, Phase 1
Assessments	2015	2016A & B	2017A & B	Phase 3A	Phase 1
Assessments	Assessments	Assessments	Assessments	Assessments	Assessments
Lots Planned	152	305	401	181	195 ⁽¹⁾
Lots Developed	152	305	331		
Lots Contracted	152	305	401(2)	181	
with Builders	102		.01	101	
Lots Closed with	142	231	331		
Builders	142	231	331		
Homes Contracted					
with Homebuyers	3	13	21		
(not closed)					
Homes Closed with	120	155	86		
Homebuyers	120	133	00		

⁽¹⁾ Reflects 171 lots planned for the lands currently within the Phase 1 Assessment Area and assumes inclusion of the 24 lots planned for the Additional Parcel which is the subject of the District's pending boundary amendment petition.

Update on Assessment Area 1

All 152 lots within Assessment Area 1 are developed and platted. As of October 5, 2020, 142 lots have closed with homebuilders and the remaining lots are under contract. As of October 5, 2020, 120 homes have closed with end users with an additional 3 under contract. D.R. Horton, Inc. – Jacksonville ("DR Horton") and Landon Homes, LLC ("Landon Homes") are the homebuilders for Assessment Area 1. Home prices have averaged approximately \$350,000.

Update on Assessment Area 2, Phase 1

All 305 lots within Assessment Area 3, Phase 1 are developed and platted. There are five builders within Phase 1: D.R. Horton, Landon Homes, Weekley Homes, LLC ("Weekley"), Providence Construction Company ("Providence") and Mastercraft Builder Group, LLC ("Mastercraft").

As of [October 5], 2020, D.R. Horton has purchased and closed on [63] lots. The base purchase price per lot is \$77,000, subject to escalations. As of [October 5], 2020, D.R. Horton has entered into contracts with end users for the sale of [58] homes and has closed on all [58] homes. Approximately [58] homes have been constructed or are under construction to date. The average sale price per home is approximately \$341,000.

As of [October 5], 2020, Landon Homes has purchased and closed on [19] lots. The base purchase price per lot is \$75,000, subject to escalations. As of [October 5], 2020, Landon Homes has entered into contracts with end users for the sale of [9] homes and has closed on [9] homes. Approximately [9] homes

⁽²⁾ Of the 401 lots contracted with Builders, 70 lots are under control by two (2) existing builders via rights of first offer (ROFO).

have been constructed or are under construction to date. The average sale price per home is approximately \$386,000.

As of [October 5], 2020, Weekley has purchased and closed on [18] lots. The base purchase price per lot is \$47,300, subject to escalations. As [October 5], 2020, Weekley has entered into contracts with end users for the sale of [15] homes and has closed on [15] homes, all of which have been constructed or are under construction. The average sale price per home is approximately \$260,000.

As of [October 5], 2020, Providence has purchased and closed on [56] lots. The base purchase price per lot is \$47,300, subject to escalations. As of [October 5], 2020, Providence has entered into contracts to sell [55] homes to end users, with [55] closings. Approximately [55] homes have been constructed or are under construction as of [October 5], 2020. The average sale price per home is approximately \$276,000.

As of [October 5], 2020, Mastercraft has purchased and closed on [25] lots and has [15] additional lots under contract with quarterly takedowns of [4] lots per quarter expected. The base purchase price per lot is \$80,000, subject to escalations. As of [October 5], 2020, Mastercraft has entered into contracts with end users for the sales of [20] homes and has closed on [12] homes, with approximately [12] homes having been constructed or under construction. The average sale price per home is approximately \$480,000.

As of [October 5], 2020 Dream Finders has purchased and closed on [53] lots and has [33] additional lots under contract. The base purchase price per lot is \$47,300, subject to escalations. As of [October 5], 2020, Dream Finders has entered into contracts to sell [34] homes to end users with [17] closings. Approximately [17] homes have been constructed or are under construction as of [October 5], 2020. The average sale price per home is approximately \$284,000.

As of [October 5], 2020, Drees Homes has entered into a contract to [23] lots. Lot prices start at \$124,000 for 80' lots, subject to adjustment. The first closing of [10] lots occurred in [August] 2020, with the remaining lots to be sold in quarterly takedowns of three lots per quarter.

Update on Assessment Area 2, Phase 2

Assessment Area 2, Phase 2 is planned for a total of 401 lots, of which 331 have been developed and platted and 70 lots are permitted but not developed. There are three builders within Phase 2: Lennar Homes ("Lennar"), Dream Finders Homes ("Dream Finders") and Richmond American Homes ("Richmond American").

As of [October 5], 2020, Lennar has purchased and closed on [120] lots. The base purchase price per lot is \$54,325, subject to escalations. As of [October 5], 2020, Lennar has entered into contracts with end users for the sale of [47] homes and has closed on [36] homes. Approximately [36] homes have been constructed or are under construction to date. The average sale price per home is approximately \$297,000.

As of [October 5], 2020, Dream Finders has purchased and closed on [69] lots. The base purchase price per lot is \$47,000, subject to escalations. As of [October 5], 2020, Dream Finders has entered into contracts with end users for the sale of [48] homes and has closed on [29] homes. Approximately [29] homes have been constructed or are under construction to date. The average sale price per home is approximately \$281,000.

As of [October 5], 2020, Richmond American has purchased and closed on [82] lots and has [48] additional lots under contract. The base purchase price per lot is \$57,500, subject to escalations. As of [October 5], 2020, Richmond American has entered into contracts with end users for the sale of [32] homes

and has closed [11] homes. Approximately [32] homes have been constructed or are under construction. The average sale price per home is expected to be approximately \$333,000.

Update on Assessment Area 2, Phase 3A

Assessment Area 2, Phase 3A is planned for a total of 181 lots, of which [___] have been developed and platted and [__] lots are permitted but not developed. The builder in Phase 3A is Dream Finders Homes ("Dream Finders"). Dream Finders is scheduled to close on all 181 lots in the first quarter of 2021.

Development Plan and Status for Phase 1

The infrastructure associated with Assessment Area 3 is being constructed in phases. Phase 1 of Assessment Area 3 consists of certain parcel infrastructure improvements pertaining to 171 single-family residential lots. Land development is expected to commence in November 2020 and is expected to be completed by the fourth quarter of 2021, [at which time [___] lots in Phase 1 will delivered to [____]. Vertical construction is expected to commence thereafter. The Developer anticipates that homes will be sold within Phase 1 to residential end users beginning in the [_____] quarter of 20[_], with delivery of homes expected to begin by the [_____] quarter of 20[_] and continue at a rate of approximately [70] to [90] units per year until buildout. This anticipated absorption rate is based upon estimates and assumptions made by the Developer that are inherently uncertain, though considered reasonable by the Developer, and are subject to significant business, economic, and competitive uncertainties and contingencies, all of which are difficult to predict and many of which are beyond the control of the Developer. As a result, there can be no assurance such absorption rates will occur or be realized in the timeframes anticipated. See "BONDOWNERS' RISKS — Economic Conditions and Changes in Development Plans," "—Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes within the Phase 1 Assessment Area," and "—COVID-19 Related Matters" and "THE DEVELOPMENT — Builder Contract" herein for more information.

In addition to the current lands within the Phase 1 Assessment Area, the District is currently in the process of amending the District boundaries to include the approximately 6.8-acres Additional Parcel. The Additional Parcel is planned to contain 24 single-family lots and is expected to be designated as part of the Phase 1 Assessment Area. It is expected that the District will amend the Assessment Proceedings to spread the lien of the Phase 1 Assessments to include the lands in the Additional Parcel. See "ASSESSMENT METHODOLOGY AND THE ALLOCATION OF ASSESSMENTS" herein for more information.

Development Finance Plan for Phase 1

The cost of the master infrastructure associated with the Phase 1 Assessment Area, which consists of the continuation of the loop road, common area landscaping and hardscaping and the neighborhood infrastructure, which consists of roadways, sanitary sewer, lift stations, force mains, stormwater management, street lighting, a water distribution system, and common area landscaping and hardscaping, is estimated to be \$10,636,998.

Development costs will be funded with the proceeds of the Phase 1 Bonds in the amount of approximately \$4.7 million.* Costs not funded from proceeds of the Phase 1 Bonds will be paid for by the Developer. The Developer will enter into a completion agreement to fund or caused to be funded the completion of the Phase 1 Project to the extent that net proceeds of the Phase 1 Bonds are not sufficient therefor. See "BONDOWNERS' RISKS – Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes with the Phase 1 Assessment Area" herein.

Builder Contract

The Developer is currently in negotiations with [existing buildings within the Development] for the purchase of lots within the Phase 1 Assessment Area. There can be no assurance that the Developer will enter into contracts with any or all of these builders or with respect to the terms of such contracts. See "BONDOWNERS' RISKS – Economic Conditions and Changes in Development Plans," "–Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes within the Phase 1 Assessment Area" herein.

None of the builders or other entities listed herein is guaranteeing payment of the Phase 1 Bonds or the Phase 1 Assessments. None of the entities listed herein, other than the Developer, has entered into any agreements in connection with the issuance of the Phase 1 Bonds.

Residential Product Offerings

The following table reflects the Developer's current expectations for the neighborhood to be constructed in the Phase 1 Assessment Area, along with the estimated number of bedrooms and bathrooms, estimated square footage, and estimated home prices, all of which are subject to change:

	Estimated	Estimated	Estimated
Product Type	Square Footage	Lot Prices	Home Prices
Single-Family 43' Lots	1,600 - 2,500	\$55,000	240,000 - 300,000
Single-Family 53' Lots	2,000 - 2,600	\$66,000	\$260,000 - \$350,000
Single-Family 63' Lots	2,300 - 3,250	\$78,000	\$290,000 - \$380,000

Amenities

An amenity center has been constructed in the District, which consists of fitness and information centers, a lakeside pavilion, swimming pool, multi-purpose courts, playground and play field, along with approximately 6,000 square feet of air conditioned space, and an additional approximately 3,750 square feet of outdoor under-roof building area (collectively, the "Original Amenity Center"). Additional amenity features may be constructed in the future based upon the status of development. Construction of the Original Amenity Center has been completed at a cost of approximately \$4.34 million. None of the proceeds of the Phase 1 Bonds are expected to be used to fund the cost of constructing the Original Amenity Center. The Original Amenity Center is owned and operated by the District.

In addition to the Original Amenity Center, Assessment Area 2 will contain an extensive amenity package designed to attract active-adult users. None of the proceeds of the Phase 1 Bonds are expected to be used to fund the cost of constructing the Active Adult Amenity Center. Upon completion, the Active Adult Amenity Center will be owned and operated by the District.

Development Approvals

The Development is a portion of the approximately 6,300-acre St. Johns Development of Regional Impact ("DRI"), the development order for which was originally approved by the Board of County Commissioners of the County in 1991 and was most recently amended and restated in 2011 by Resolution No. 2011-335.* The DRI's buildout date is December 19, 2026. The Development is zoned in the County

^{* [}UPDATE? In December 2019, the Developer applied for a comprehensive plan amendment and a companion amendment to the DRI (i) to add an approximately 71-acre parcel to the DRI, (ii) to allow the conversion of certain uses within the DRI, (iii) to update the buildout date and (iv) to make certain other amendments to the DRI. The

as part of a Planned Unit Development ("PUD") encompassing approximately 4,329 acres, approved for development by Ordinance No. 1991-37, as most recently modified by Ordinance No. 2006-101. By private agreement with the master developer of the DRI and the PUD, and subsequent assignment to the Developer, TrailMark (often referred to in the DRI and the PUD as the "Six Mile Creek South Parcel") has been allocated the right to develop 1,678 single-family and 600 multi-family residential units, which provides for the development of Phase 1 to contain [171] lots as described herein. [DISCUSS ADDITIONAL PARCEL]

[PERMIT STATUS TO COME.] The District Engineer will represent at the closing of the Phase 1 Bonds that all permits that are necessary to complete the development of the Phase 1 Assessment Area have been received or are expected to be received in the ordinary course of development. See "APPENDIX C: ENGINEER'S REPORT" hereto for a complete list of permits received and pending and see also "BONDOWNERS' RISKS – Regulatory and Environmental Risks" herein.

Utilities

Potable water and sewer services will be provided by the County. The water and sewer infrastructure necessary for development of the District Lands, including Phase 1, will be constructed by the District but owned and maintained by the County. As described in the 2020 Engineer's Report, the District has entered into a water and sewer connection fee agreement with the County which provides a mechanism for reimbursement to the District of certain costs it incurs for the installation of the utility facilities. See "APPENDIX C: ENGINEER'S REPORT" for additional information.

Electric service is being provided to the Development by Florida Power and Light. The Developer has entered into a bulk telecommunication marketing agreement with AT&T. TECO People's Gas provides natural gas service to the Development.

Environmental

A Phase 1 Environmental Site Assessment was performed on all of the lands within the District by Environmental Services, Inc. on February 26, 2015, which assessment revealed no recognized environmental conditions. [ADDITIONAL PARCEL TO COME] See "BONDOWNERS' RISKS – Regulatory and Environmental Risks" herein for more information regarding potential environmental risks. See "BONDOWNERS' RISKS – Regulatory and Environmental Risks" herein for more information regarding potential environmental risks.

Taxes, Fees and Assessments

The District will initially impose the Phase 1 Assessments across all of the Phase 1 Assessment Area, which consists of approximately 89.62 gross acres. As the Phase 1 Lands are platted, the Phase 1 Assessments will be allocated to platted and developed lots on a "first-platted first-assessed basis" to all 171 lots planned for the Phase 1 Assessment Area, in accordance with the Assessment Methodology. If the Additional Parcel, which consists of approximately 6.8 acres and is planned to contain 24 single-family lots, is annexed into the District, it is expected that the District would amend the Assessment Proceedings to spread the lien of the Phase 1 Assessments to include the lands in the Additional Parcel, which would

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Developer will be applying for a companion PUD amendment, as well. The Developer can make no representations as to whether the amendments will be approved; however, the Developer does not expect the amendments, if approved, to adversely affect its ability to develop the lands within the Phase 1 Assessment Area as set forth herein.]

result in a net decrease in the Phase 1 Assessment levels assigned to the lands currently within the Phase 1 Assessment Area.

The tables below set forth the estimated Phase 1 Assessments that, upon platting and absorption, will be levied and allocated to platted units in the Phase 1 Assessment Area to pay debt service on the Phase 1 Bonds, and the par per unit for the Phase 1 Bonds, with the first table reflecting the Phase 1 Assessment levels without the Additional Parcel and the second table reflecting the Phase 1 Assessment levels with the addition of the Additional Parcel.

Without Additional Parcel				
Product	# of Units	Phase 1 Total	Annual Phase 1	
Type	Planned	Par Per Unit*	Assessments Per Unit*	
SF 43'	52	\$26,451	\$1,627	
SF 53'	74	\$32,591	\$2,004	
SF 63'	45	\$39,676	\$2,441	
Total	171	•		

^{*} Preliminary, subject to change. Annual Phase 1 Assessment levels shown assume collection via the Uniform Method and include estimated County collection costs and statutory early payment discounts. If Phase 1 Assessments are not allocated to the Additional Parcel, the Developer may prepay a portion of the Phase 1 Assessments to reduce assessment levels; however, the Developer is under no obligation to make such a prepayment and there can be no assurance that the Developer will elect to do so or what the amount of such prepayment would be.

With Additional Parcel				
Product	# of Units	Phase 1 Total	Annual Phase 1	
Type	Planned	Par Per Unit*	Assessments Per Unit*	
SF 43'	76	\$23,732	\$1,460	
SF 53'	74	\$29,240	\$1,798	
SF 63'	45	\$35,597	\$2,189	
Total	195			

^{*} Preliminary, subject to change. Annual Phase 1 Assessment levels shown assume collection via the Uniform Method and include estimated County collection costs and statutory early payment discounts.

In addition to the above, the District currently levies assessments to cover its operation and administrative costs in the amount of approximately \$840 per single-family unit annually, but such amounts are subject to change. Each homeowner within the District is required to pay annual ad valorem and non-ad valorem taxes, special district assessments including those of the District, and homeowners association assessments. Annual homeowners' association assessments are \$75 per lot for calendar year 2020. The land within the District has been and is expected to continue to be subject to taxes and assessments imposed by taxing authorities other than the District. The County's millage rate for 2019 is 13.9565. These taxes would be payable in addition to the Phase 1 Assessments and any other assessments levied by the District. In addition, exclusive of voter approved millages levied for general obligation bonds, as to which no limit applies, the County and the School District of St. Johns County, Florida may each levy ad valorem taxes upon the land in the District. The District has no control over the level of ad valorem taxes and/or special assessments levied by other taxing authorities. It is possible that in future years taxes and/or assessments levied by these other entities could be substantially higher than in the current year.

Education

Children residing in the Development are expected to attend Mill Creek Academy, Pacetti Bay Middle School and Allen D Nease Senior High School, which are located approximately 4 miles, 3 miles

and 15 miles away from the Development, respectively, and which were each by the State in 2019 (the most recent year for which grades are available) as A. The St. Johns County School Board may change school boundaries from time to time and there is no requirement that students residing in the Development be permitted to attend the schools which are closest to the Development.

Competition

The Development is expected to compete with projects in the County market generally. The Developer believes the following projects will be the most direct competition for the Development: RiverTown, Samara Lakes and Murabella. In addition, there are other large-scale, highly-amenitized, master-planned communities located along U.S. Highway 1 over 10 miles from the Development to the east (such as Nocatee, Palencia and Las Calinas), which benefit from their relative proximity to the beaches. There is also a parcel along County Road 210 known as Shearwater that in the early stages of development and will likely serve as competition to the Development. This section does not purport to summarize all of the existing or planned communities in the area of the Development, but rather provide a description of those that the Developer feels pose primary competition to the Development.

Developer Agreements

As previously noted, the Developer will enter into a completion agreement that will obligate the Developer to complete any portions of the Phase 1 Project not funded with proceeds of the Phase 1 Bonds. See "BONDOWNERS' RISKS – Insufficient Resources or Other Factors Causing Failure to Complete the Phase 1 Project or the Construction of Homes within the Phase 1 Assessment Area" herein.

In addition, the Developer will execute and deliver to the District a Collateral Assignment and Assumption of Development Rights (the "Collateral Assignment"), pursuant to which the Developer will collaterally assign to the District, to the extent assignable and to the extent that they are solely owned or controlled by the Developer, development rights relating the Phase 1 Project and the development of the Phase 1 Assessment Area. Notwithstanding such Collateral Assignment, in the event the District forecloses on the lands subject to the Phase 1 Assessments as a result of the Developer's or subsequent landowners' failure to pay such assessments, there is a risk that the District will not have all permits and entitlements necessary to complete the Phase 1 Project or the development of the Phase 1 Assessment Area.

Finally, the Developer will also enter into a True-Up Agreement in connection with its obligations to pay true-up payments in the event that debt levels remaining on unplatted or re-platted lands in Phase 1 increase above the maximum debt levels set forth in the Assessment Methodology. See "APPENDIX D: ASSESSMENT METHODOLOGY" herein for additional information regarding the "true-up mechanism."

SUCH OBLIGATIONS OF THE DEVELOPER ARE UNSECURED OBLIGATIONS, AND THE DEVELOPER IS A SPECIAL-PURPOSE ENTITY WHOSE ASSETS CONSIST PRIMARILY OF ITS INTERESTS IN THE DEVELOPMENT. SEE "THE DEVELOPER" HEREIN FOR MORE INFORMATION REGARDING THE DEVELOPER.

THE DEVELOPER

All of the land in the Phase 1 Assessment Area is owned by Six Mile Creek Investment Group, LLC, a Delaware limited liability company (the "Developer"). The Developer was formed in 2013 for purposes of acquiring the Development. The Developer's members are GreenPointe Ventures, LLC, a Delaware limited liability company ("GreenPointe"), and a series of mutual funds which are part of the Marathon Asset Management family of funds ("Marathon"). The Developer's manager is GreenPointe

Communities, LLC, a Florida limited liability company ("GreenPointe Communities"), an affiliate of GreenPointe.

GreenPointe Communities was founded by Edward E. Burr in 2008 with a charge to create livable communities of lasting value that fit the needs of today's homebuyers. Prior to leading GreenPointe Communities, Burr founded the LandMar Group, LLC in 1987 and led the company's creation of masterplanned, award-winning communities in Florida and coastal Georgia. Under his leadership, LandMar acquired, designed, entitled and developed more than 30 master-planned communities and developments. GreenPointe Communities and each of its divisions are led by veterans of land and community development, homebuilding, lifestyle and amenities management, equity and debt financing, and infrastructure development. The GreenPointe Communities team's collective experience includes raising and investing more than \$800 million to develop 100,000 acres of land, build 80,000 homesites and construct 30,000 homes. GreenPointe Communities and its affiliates currently own twelve (12) Florida communities being developed into approximately 10,500 homesites, including multifamily and condominium units, and several hundred acres of land entitled for multi-family residential, retail and office use.

Founded in 1998, Marathon is a global credit manager with approximately \$12.5 billion of capital under management, opportunistically investing in global credit markets.

Neither GreenPointe nor Marathon has any liability, nor is either guaranteeing any of the Developer's obligations incurred in connection with the issuance of the Phase 1 Bonds.

TAX MATTERS

General

In the opinion of Akerman LLP, Bond Counsel, under existing statutes, regulations, rulings and court decisions and assuming continuing compliance with certain covenants and the accuracy of certain representations, (1) interest on the Phase 1 Bonds will be excludable from gross income for federal income tax purposes, (2) interest on the Phase 1 Bonds will not be an item of tax preference for purposes of the federal alternative minimum tax imposed on individuals and corporations, (3) interest on the Phase 1 Bonds will be taken into account in determining adjusted current earnings for purposes of computing the federal alternative minimum tax imposed on certain corporations, and (4) the Phase 1 Bonds and the interest thereon will not be subject to taxation under the laws of the State, except estate taxes and taxes under Chapter 220, Florida Statutes, as amended, on interest, income or profits on debt obligations owned by corporations as defined therein.

The above opinion on federal tax matters with respect to the Phase 1 Bonds will be based on and will assume the accuracy of certain representations and certifications of the District and the Developer, and compliance with certain covenants of the District to be contained in the transcript of proceedings and that are intended to evidence and assure the foregoing, including that the Phase 1 Bonds will be and will remain obligations, the interest on which is excludable from gross income for federal income tax purposes. Bond Counsel will not independently verify the accuracy of those certifications and representations. Bond Counsel will express no opinion as to any other tax consequences regarding the Phase 1 Bonds.

The Code prescribes a number of qualifications and conditions for the interest on state and local government obligations to be and to remain excludable from gross income for federal income tax purposes, some of which require future or continued compliance after issuance of the obligations in order for the interest to be and to continue to be so excludable from the date of issuance. Noncompliance with these requirements by the District may cause the interest on the Phase 1 Bonds to be included in gross income

for federal income tax purposes and thus to be subject to federal income tax retroactively to the date of issuance of the Phase 1 Bonds. The District has covenanted to take the actions required of it for the interest on the Phase 1 Bonds to be and to remain excludable from gross income for federal income tax purposes, and not to take any actions that would adversely affect that excludability.

Except as described above, Bond Counsel will express no opinion regarding the federal income tax consequences resulting from the ownership of, receipt of interest on, or disposition of the Phase 1 Bonds. Prospective purchasers of the Phase 1 Bonds should be aware that the ownership of the Phase 1 Bonds may result in other collateral federal tax consequences, including, without limitation, (i) the denial of a deduction for interest on indebtedness incurred or continued to purchase or carry the Phase 1 Bonds or, in the case of a financial institution, that portion of an owner's interest expense allocable to interest on the Phase 1 Bonds; (ii) the reduction of the loss reserve deduction for property and casualty insurance companies by a percentage of certain items, including interest on the Phase 1 Bonds; (iii) the inclusion of interest on the Phase 1 Bonds in the earnings of certain foreign corporations doing business in the United States for purposes of a branch profits tax; (iv) the inclusion of interest on the Phase 1 Bonds in the passive income subject to federal income taxation of certain Subchapter S corporations with Subchapter C earnings and profits at the close of the taxable year; and (v) the inclusion of interest on the Phase 1 Bonds in the determination of the taxability of certain Social Security and Railroad Retirement benefits to certain recipients of such benefits. The nature and extent of the other tax consequences described above will depend on the particular tax status and situation of each owner of the Phase 1 Bonds. Prospective purchasers of the Phase 1 Bonds should consult their own tax advisors as to the impact of these other tax consequences.

Bond Counsel's opinions will be based on existing law, which is subject to change. Such opinions are further based on factual representations made to Bond Counsel as of the date thereof. Bond Counsel assumes no duty to update or supplement its respective opinions to reflect any facts or circumstances that may thereafter come to Bond Counsel's attention, or to reflect any changes in law that may thereafter occur or become effective. Moreover, the opinions of Bond Counsel are not guarantees of a particular result, and are not binding on the Internal Revenue Service or the courts; rather, such opinions represent Bond Counsel's professional judgment based on its review of existing law, and in reliance on the representations and covenants that it deems relevant to such opinions.

From time to time, there are legislative proposals suggested, debated, introduced or pending in Congress that, if enacted into law, could alter or amend one or more of the federal tax matters described above including, without limitation, the excludability from gross income of interest on the Phase 1 Bonds, adversely affect the market price or marketability of the Phase 1 Bonds, or otherwise prevent the holders from realizing the full current benefit of the status of the interest thereon. It cannot be predicted whether or in what form any such proposal may be enacted, or whether, if enacted, any such proposal would apply to the Phase 1 Bonds. If enacted into law, such legislative proposals could affect the market price or marketability of the Phase 1 Bonds. Prospective purchasers of the Phase 1 Bonds should consult their tax advisors as to the impact of any proposed or pending legislation.

Purchasers of the Phase 1 Bonds at other than their original issuance at the respective prices indicated on the inside cover of this Limited Offering Memorandum should consult their own tax advisors regarding other tax considerations such as the consequences of market discount.

[Original Issue Discount]

[The Phase 1 Bonds (for purposes of this paragraph are referred to as the "Discount Bonds"), were offered and sold to the public at an original issue discount ("OID"). OID is the excess of the stated redemption price at maturity (the principal amount) over the "issue price" of a Discount Bond. The issue price of a Discount Bond is the initial offering price to the public (other than bond houses, brokers or similar

persons acting in the capacity of underwriters or wholesalers) at which a substantial amount of the Discount Bonds of the same maturity is sold pursuant to that offering. For federal income tax purposes, OID accrues to the owner of a Discount Bond over the period to maturity based on the constant yield method, compounded semiannually (or over a shorter permitted compounding interval selected by the owner). The portion of OID that accrues during the period of ownership of a Discount Bond, (i) is interest excludable from the owner's gross income for federal income tax purposes to the same extent, and subject to the same considerations discussed above, as other interest on the Phase 1 Bonds, and (ii) is added to the owner's tax basis for purposes of determining gain or loss on the maturity, redemption, prior sale or other disposition of that Discount Bond. A purchaser of a Discount Bond in the initial public offering at the price for that Discount Bond stated on the cover of this Limited Offering Memorandum who holds that Discount Bond to maturity will realize no gain or loss upon the retirement of that Discount Bond.

Owners of Discount Bonds should consult their own tax advisors as to the determination for federal income tax purposes of the amount of OID properly accruable in any period with respect to the Discount Bonds and as to other federal tax consequences and the treatment of OID for purposes of state and local taxes on, or based on, income.]

AGREEMENT BY THE STATE

Under the Act, the State of Florida pledges to the holders of any bonds issued thereunder, including the Phase 1 Bonds, that it will not limit or alter the rights of the District to own, acquire, construct, reconstruct, improve, maintain, operate or furnish the projects subject to the Act or to levy and collect taxes, assessments, rentals, rates, fees, and other charges provided for in the Act and to fulfill the terms of any agreement made with the holders of such bonds and that it will not in any way impair the rights or remedies of such holders.

LEGALITY FOR INVESTMENT

The Act provides that the Phase 1 Bonds issued by community development districts are legal investments for savings banks, banks, trust companies, insurance companies, executors, administrators, trustees, guardians, and other fiduciaries, and for any board, body, agency, instrumentality, county, municipality or other political subdivision of the State, and constitute securities that may be deposited by banks or trust companies as security for deposits of state, county, municipal or other public funds, or by insurance companies as required or voluntary statutory deposits.

SUITABILITY FOR INVESTMENT

In accordance with applicable provisions of Florida law, the Phase 1 Bonds may initially be sold by the District only to "accredited investors" within the meaning of Chapter 517, Florida Statutes and the rules promulgated thereunder. The limitation of the initial offering to accredited investors does not denote restrictions on transfer in any secondary market for the Phase 1 Bonds. Investment in the Phase 1 Bonds poses certain economic risks. No dealer, broker, salesperson or other person has been authorized by the District or the Underwriter to give any information or make any representations, other than those contained in this Limited Offering Memorandum, and, if given or made, such other information or representations must not be relied upon as having been authorized by either of the foregoing.

ENFORCEABILITY OF REMEDIES

The remedies available to the Owners of the Phase 1 Bonds upon an event of default under the Indenture are in many respects dependent upon judicial actions which are often subject to discretion and delay. Under existing constitutional and statutory law and judicial decisions, including the federal

bankruptcy code, the remedies specified by the Indenture and the Phase 1 Bonds may not be readily available or may be limited. The various legal opinions to be delivered concurrently with the delivery of the Phase 1 Bonds will be qualified as to the enforceability of the remedies provided in the various legal instruments, by limitations imposed by bankruptcy, reorganization, insolvency or other similar laws affecting the rights of creditors enacted before or after such delivery.

LITIGATION

The District

There is no litigation of any nature now pending or, to the knowledge of the District threatened, seeking to restrain or enjoin the issuance, sale, execution or delivery of the Phase 1 Bonds, or in any way contesting or affecting (i) the validity of the Phase 1 Bonds or any proceedings of the District taken with respect to the issuance or sale thereof, (ii) the pledge or application of any moneys or security provided for the payment of the Phase 1 Bonds, (iii) the existence or powers of the District or (iv) the validity of the Assessment Proceedings.

The Developer

The Developer has represented that there is no litigation of any nature now pending or, to the knowledge of the Developer, threatened, which could reasonably be expected to have a material and adverse effect upon the completion of the Phase 1 Project or the development of the lands in the District as described herein, materially and adversely affect the ability of the Developer to pay the Phase 1 Assessments imposed against the land within the District owned by the Developer or materially and adversely affect the ability of the Developer to perform its various obligations described in this Limited Offering Memorandum.

CONTINGENT FEES

The District has retained Bond Counsel, District Counsel, the District Engineer, the Methodology Consultant, the Underwriter (who has retained Underwriter's Counsel) and the Trustee (who has retained Trustee's Counsel), with respect to the authorization, sale, execution and delivery of the Phase 1 Bonds. Except for the payment of fees to District Counsel, the District Engineer and the Methodology Consultant, the payment of fees of the other professionals is each contingent upon the issuance of the Phase 1 Bonds.

NO RATING

No application for a rating for the Phase 1 Bonds has been made to any rating agency, nor is there any reason to believe that an investment grade rating for the Phase 1 Bonds would have been obtained if application had been made.

EXPERTS

The Engineer's Report attached as APPENDIX C to this Limited Offering Memorandum has been prepared by England Thims & Miller, Jacksonville, Florida, the District Engineer. APPENDIX C should be read in its entirety for complete information with respect to the subjects discussed therein. Governmental Management Services, LLC, St. Augustine, Florida, as Methodology Consultant, has prepared the Assessment Methodology set forth as APPENDIX D attached hereto. APPENDIX D should be read in its entirety for complete information with respect to the subjects discussed therein. As a condition to closing on the Phase 1 Bonds, both the District Engineer and the Methodology Consultant will consent to the inclusion of their reports in this Limited Offering Memorandum.

FINANCIAL INFORMATION

Beginning October 1, 2015, or by the end of the first full fiscal year after its creation, each community development district in Florida must have a separate website with certain information as set forth in Section 189.069, F.S., including, without limitation, the district's proposed and final budgets and audit. The District currently has a website, and more information regarding the District's website may be obtained by contacting the District Manager at the address set forth under "THE DISTRICT – District Manager and Other Consultants."

DISCLOSURE REQUIRED BY FLORIDA BLUE SKY REGULATIONS

Section 517.051, Florida Statutes, and the regulations promulgated thereunder requires that the District make a full and fair disclosure of any bonds or other debt obligations that it has issued or guaranteed and that are or have been in default as to principal or interest at any time after December 31, 1975 (including bonds or other debt obligations for which it has served only as a conduit issuer such as industrial development or private activity bonds issued on behalf of private business). With the exception of the defaults on the 2007 Bonds described below, the District is not and has never been in default as to principal and interest on its bonds or other debt obligations.

The District [is / was] in default as to principal and interest on its 2007 Bonds. See "THE DISTRICT – Outstanding Indebtedness and Prior [and Existing] Bond Defaults" herein for more information.

CONTINUING DISCLOSURE

The District and the Developer will enter into a Continuing Disclosure Agreement (the "Disclosure Agreement"), the proposed form of which is set forth in the attached APPENDIX F, for the benefit of the Phase 1 Bondholders (including owners of beneficial interests in such Bonds), to provide certain financial information and operating data relating to the District and Assessment Area 3, Phase 1, by certain dates prescribed in the Disclosure Agreement (the "Reports") with the Municipal Securities Rulemaking Board ("MSRB") through the MSRB's Electronic Municipal Market Access system ("EMMA"). The specific nature of the information to be contained in the Reports is set forth in "APPENDIX F: PROPOSED FORM OF CONTINUING DISCLOSURE AGREEMENT." Under certain circumstances, the failure of the District or the Developer or any other future obligated party to comply with their obligations under the Disclosure Agreement constitutes an event of default under the Disclosure Agreement would allow the

Phase 1 Bondholders (including owners of beneficial interests in such Bonds) to bring an action for specific performance.

The District has previously entered into continuing disclosure undertakings in connection with its Prior Bonds. [TO BE UPDATED: A review of filings made pursuant to those obligations during the five years immediately preceding the issuance of the Phase 1 Bonds indicates that certain filings were filed late and that notice of such late filings was not always provided. Such late filings include, but are not limited to, District audited financial statements and notices of payment delinquencies in regards to the 2007 Bonds.] The District fully anticipates satisfying all future disclosure obligations required pursuant to its Continuing Disclosure Agreement and the Rule.

The Developer has previously entered into continuing disclosure agreements in connection with the District's Prior Bonds. In the past five years, the Developer has not failed to comply in all material respects with its prior undertakings to provide continuing disclosure information pursuant to the Rule. In addition, since acquiring the lands within the District, the Developer has been providing certain information with respect to the lands it owns in the District through voluntary filings on EMMA.

The District will appoint the District Manager to serve as dissemination agent under the Disclosure Agreement for the Phase 1 Bonds.

UNDERWRITING

FMSbonds, Inc. (the "Underwriter") has agreed, pursuant to a contract with the District, subject to certain conditions, to purchase the Phase 1 Bonds from the District at a purchase price of \$______ (par amount of the Phase 1 Bonds, less an original issue discount of \$_____ and an Underwriter's discount of \$______). The Underwriter's obligations are subject to certain conditions precedent and the Underwriter will be obligated to purchase all of the Phase 1 Bonds if any Phase 1 Bonds are purchased.

The Underwriter intends to offer the Phase 1 Bonds to accredited investors at the offering prices set forth on the cover page of this Limited Offering Memorandum, which may subsequently change without prior notice. The Phase 1 Bonds may be offered and sold to certain dealers, banks and others at prices lower than the initial offering prices, and such initial offering prices may be changed from time to time by the Underwriter.

VALIDATION

Bonds issued pursuant to the terms of the Master Indenture have been validated by a judgment of the Circuit Court of the Seventh Judicial Circuit of Florida in and for St. Johns County, Florida, rendered on November 16, 2007. The period of time during which an appeal can be taken from such judgment has expired without an appeal having been taken.

LEGAL MATTERS

Certain legal matters related to the authorization, sale and delivery of the Phase 1 Bonds are subject to the approval of Akerman LLP, Jacksonville, Florida, Bond Counsel. Certain legal matters will be passed upon for the Underwriter by its counsel, GrayRobinson, P.A. Tampa, Florida. Certain legal matters will be passed upon for the District by its counsel, Hopping Green & Sams, P.A., Tallahassee, Florida. Certain legal matters will be passed upon for the Developer by its counsel, Feldman & Mahoney, P.A., Clearwater, Florida.

Bond Counsel's opinion included herein is based on existing law, which is subject to change. Such opinion is further based on factual representations made to Bond Counsel as of the date hereof. Bond Counsel assumes no duty to update or supplement its opinion to reflect any facts or circumstances that may thereafter come to Bond Counsel's attention, or to reflect any changes in law that may thereafter occur or become effective. Moreover, Bond Counsel's opinion is not a guarantee of a particular result, and is not binding on the Internal Revenue Service or the courts; rather, such opinion represents Bond Counsel's professional judgment based on its review of existing law, and in reliance on the representations and covenants that it deems relevant to such opinion.

MISCELLANEOUS

Any statements made in this Limited Offering Memorandum involving matters of opinion or estimates, whether or not expressly so stated, are set forth as such and not as representations of fact, and no representations are made that any of the estimates will be realized.

The references herein to the Phase 1 Bonds and other documents referred to herein are brief summaries of certain provisions thereof. Such summaries do not purport to be complete and reference is made to such documents for full and complete statements of such provisions.

This Limited Offering Memorandum is submitted in connection with the limited offering of the Phase 1 Bonds and may not be reproduced or used, as a whole or in part, for any purpose. This Limited Offering Memorandum is not to be construed as a contract with the purchaser or the Beneficial Owners of any of the Phase 1 Bonds.

[Remainder of page intentionally left blank.]

AUTHORIZATION AND APPROVAL

The execution and delivery of this Limited Offering Memorandum has been duly authorized by the Board of the District.

SIX MILE CREEK COMMUNITY
DEVELOPMENT DISTRICT

By:	
Chairperson, Board of Supervisors	

APPENDIX A

COPY OF MASTER INDENTURE AND PROPOSED FORM OF SUPPLEMENTAL INDENTURE

APPENDIX B

PROPOSED FORM OF OPINION OF BOND COUNSEL

APPENDIX C

ENGINEER'S REPORT

APPENDIX D ASSESSMENT METHODOLOGY

APPENDIX E DISTRICT'S FINANCIAL STATEMENTS

APPENDIX F

PROPOSED FORM OF CONTINUING DISCLOSURE AGREEMENT

CONTINUING DISCLOSURE AGREEMENT

This Continuing Disclosure Agreement (this "Disclosure Agreement") dated as of _______, 2020 is executed and delivered by the Six Mile Creek Community Development District (the "Issuer" or the "District"), Six Mile Creek Investment Group, LLC, a Delaware limited liability company (the "Developer"), and Governmental Management Services, LLC, a Florida limited liability company, as dissemination agent (the "Dissemination Agent") in connection with the Issuer's Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1) (the "Bonds"). The Bonds are secured pursuant to a Master Trust Indenture dated as of July 1, 2017 (the "Master Indenture") and a Eighth Supplemental Trust Indenture dated as of _______ 1, 2020 (the "Eighth Supplemental Indenture" and, together with the Master Indenture, the "Indenture"), each entered into by and between the Issuer and U.S. Bank National Association, a national banking association duly organized and existing under the laws of the United States of America and having a designated corporate trust office in Orlando, Florida, as trustee (the "Trustee"). The Issuer, the Developer and the Dissemination Agent covenant and agree as follows:

1. Purpose of this Disclosure Agreement. This Disclosure Agreement is being executed and delivered by the Issuer, the Developer and the Dissemination Agent for the benefit of the Beneficial Owners (as defined herein) of the Bonds and to assist the Participating Underwriter (as defined herein) of the Bonds in complying with the Rule (as defined herein). The Issuer has no reason to believe that this Disclosure Agreement does not satisfy the requirements of the Rule and the execution and delivery of this Disclosure Agreement is intended to comply with the Rule. To the extent it is later determined by a court of competent jurisdiction, a governmental regulatory agency, or an attorney specializing in federal securities law, that the Rule requires the Issuer or other Obligated Person (as defined herein) to provide additional information, the Issuer and each Obligated Person agree to promptly provide such additional information.

The provisions of this Disclosure Agreement are supplemental and in addition to the provisions of the Indenture with respect to reports, filings and notifications provided for therein, and do not in any way relieve the Issuer, the Trustee or any other person of any covenant, agreement or obligation under the Indenture (or remove any of the benefits thereof) nor shall anything herein prohibit the Issuer, the Trustee or any other person from making any reports, filings or notifications required by the Indenture or any applicable law.

2. <u>Definitions</u>. Capitalized terms not otherwise defined in this Disclosure Agreement shall have the meaning assigned in the Rule or, to the extent not in conflict with the Rule, in the Indenture. The following capitalized terms as used in this Disclosure Agreement shall have the following meanings:

"Annual Filing Date" means the date set forth in Section 3(a) hereof by which the Annual Report is to be filed with each Repository.

"Annual Financial Information" means annual financial information as such term is used in paragraph (b)(5)(i)(A) of the Rule and specified in Section 4(a) of this Disclosure Agreement.

"Annual Report" shall mean any Annual Report provided by the Issuer pursuant to, and as described in, Sections 3 and 4 of this Disclosure Agreement.

"Assessment Area" shall mean that portion of the District lands subject to Assessments, being more particularly described in the Limited Offering Memorandum as the Phase 1 Assessment Area.

"Assessments" shall mean the non-ad valorem special assessments pledged to the payment of the Bonds pursuant to the Indenture, and being more particularly described in the Limited Offering Memorandum as the Phase 1 Assessments.

"Audited Financial Statements" means the financial statements (if any) of the Issuer for the prior Fiscal Year, certified by an independent auditor as prepared in accordance with generally accepted accounting principles or otherwise, as such term is used in paragraph (b)(5)(i) of the Rule and specified in Section 4(a) of this Disclosure Agreement.

"Audited Financial Statements Filing Date" means the date set forth in Section 3(a) hereof by which the Audited Financial Statements are to be filed with each Repository if the same are not included as part of the Annual Report.

"Beneficial Owner" shall mean any person which, (a) has the power, directly or indirectly, to vote or consent with respect to, or to dispose of ownership of, any Bonds (including persons holding Bonds through nominees, depositories or other intermediaries), or (b) is treated as the owner of any Bonds for federal income tax purposes.

"Bond Year" means the annual period beginning on the second day of [November] of each year and ending on the first day of [November] of the following year.

"Business Day" means any day other than (a) a Saturday, Sunday or a day on which banks located in the city in which the designated corporate trust office of the Trustee is located are required or authorized by law or executive order to close for business, and (b) a day on which the New York Stock Exchange is closed.

"Disclosure Representative" shall mean (i) as to the Issuer, the District Manager or its designee, or such other person as the Issuer shall designate in writing to the Dissemination Agent from time to time as the person responsible for providing information to the Dissemination Agent; and (ii) as to each entity comprising an Obligated Person (other than the Issuer), the individuals executing this Disclosure Agreement on behalf of such entity or such person(s) as such entity shall designate in writing to the Dissemination Agent from time to time as the person(s) responsible for providing information to the Dissemination Agent.

"Dissemination Agent" shall mean the Issuer or an entity appointed by the Issuer to act in the capacity as Dissemination Agent hereunder, or any successor Dissemination Agent designated in writing by the Issuer pursuant to Section 8 hereof. Governmental Management Services, LLC has been designated as the initial Dissemination Agent hereunder.

"District Manager" shall mean Governmental Management Services, LLC, and its successors and assigns.

"EMMA" means the Electronic Municipal Market Access system for municipal securities disclosures located at http://emma.msrb.org/.

"EMMA Compliant Format" shall mean a format for any document provided to the MSRB (as hereinafter defined) which is in an electronic format and is accompanied by identifying information, all as prescribed by the MSRB.

"Financial Obligation" means a (a) debt obligation, (b) derivative instrument entered into in connection with, or pledged as security or a source of payment for, an existing or planned debt obligation, or (c) guarantee of an obligation or instrument described in either clause (a) or (b). Financial Obligation shall not include municipal securities as to which a final official statement has been provided to the MSRB consistent with the Rule.

"Fiscal Year" shall mean the period commencing on October 1 and ending on September 30 of the next succeeding year, or such other period of time provided by applicable law.

"Limited Offering Memorandum" shall mean that Limited Offering Memorandum dated ______, 2020, prepared in connection with the issuance of the Bonds.

"Listed Events" shall mean any of the events listed in Section 6(a) of this Disclosure Agreement.

"MSRB" means the Municipal Securities Rulemaking Board.

"Obligated Person(s)" shall mean, with respect to the Bonds, those person(s) who either generally or through an enterprise fund or account of such persons are committed by contract or other arrangement to support payment of all or a part of the obligations on such Bonds (other than providers of municipal bond insurance, letters of credit, or other liquidity facilities), which person(s) shall include the Issuer, and for the purposes of this Disclosure Agreement, the Developer and its affiliates for so long as such Developer or its affiliates, successors or assigns (excluding residential homebuyers who are end users) are the owners of District Lands responsible for payment of at least 20% of the Assessments.

"Participating Underwriter" shall mean FMSbonds, Inc.

"Quarterly Filing Date" shall mean for the quarter ending: (i) March 31, each May 1; (ii) June 30, each August 1; (iii) September 30, each November 1; and (iv) December 31, each February 1 of the following year. The first Quarterly Filing Date shall be

1, 2021.

"Quarterly Report" shall mean any Quarterly Report provided by any Obligated Person (other than the Issuer) pursuant to, and as described in, Section 5 of this Disclosure Agreement.

"Repository" shall mean each entity authorized and approved by the SEC (as hereinafter defined) from time to time to act as a repository for purposes of complying with the Rule. The Repositories approved by the SEC may be found by visiting the SEC's website at http://www.sec.gov/info/municipal/nrmsir.htm. As of the date hereof, the Repository recognized by the SEC for such purpose is the MSRB, which currently accepts continuing disclosure submissions through its EMMA web portal. As used herein, "Repository" shall include the State Repository, if any.

"Rule" shall mean Rule 15c2-12(b)(5) adopted by the Securities and Exchange Commission under the Securities Exchange Act of 1934, as the same has and may be amended from time to time.

"SEC" means the Securities and Exchange Commission.

"State" shall mean the State of Florida.

"State Repository" shall mean any public or private repository or entity designated by the State as a state repository for the purposes of the Rule.

3. **Provision of Annual Reports.**

- (a) Subject to the following sentence, the Issuer shall provide the Annual Report to the Dissemination Agent no later than March 31st following the close of the Issuer's Fiscal Year (the "Annual Filing Date"), commencing with the Annual Report for the Fiscal Year ending September 30, 2020. The Annual Report may be submitted as a single document or as separate documents comprising a package, and may cross-reference other information as provided in Section 4 of this Disclosure Agreement; *provided that* the Audited Financial Statements of the Issuer may be submitted separately from the balance of the Annual Report, and may be submitted in accordance with State law, which currently requires such Audited Financial Statements to be provided up to, but no later than, nine (9) months after the close of the Issuer's Fiscal Year (the "Audited Financial Statements Filing Date"). The Issuer shall, or shall cause the Dissemination Agent to, provide to the Repository the components of an Annual Report which satisfies the requirements of Section 4(a) of this Disclosure Agreement within thirty (30) days after same becomes available, but in no event later than the Annual Filing Date or Audited Financial Statements Filing Date, if applicable. If the Issuer's Fiscal Year changes, the Issuer shall give notice of such change in the same manner as for a Listed Event under Section 6.
- (b) If on the fifteenth (15th) day prior to each Annual Filing Date or the Audited Financial Statements Filing Date, as applicable, the Dissemination Agent has not received a copy of the Annual Report or Audited Financial Statements, as applicable, the Dissemination Agent shall contact the Disclosure Representative by telephone and in writing (which may be via email) to remind the Issuer of its undertaking to provide the Annual Report or Audited Financial Statements, as applicable, pursuant to Section 3(a). Upon such reminder, the Disclosure Representative shall either (i) provide the Dissemination Agent with an electronic copy of the Annual Report or the Audited Financial Statements, as applicable, in accordance with Section 3(a) above, or (ii) advise the Dissemination Agent in writing that the Issuer will not be able to file the Annual Report or Audited Financial Statements, as applicable, within the times required under this Disclosure Agreement, state the date by which the Annual Report or the Audited Financial Statements for such year, as applicable, will be provided and instruct the Dissemination Agent that a Listed Event as described in Section 6(a)(xvii) has occurred and to immediately send a notice to the Repository in substantially the form attached hereto as Exhibit A.
- (c) If the Dissemination Agent has not received an Annual Report by 12:00 noon on the first (1st) Business Day following the Annual Filing Date for the Annual Report or the Audited Financial Statements by 12:00 noon on the first (1st) Business Day following the Audited

Financial Statements Filing Date for the Audited Financial Statements, then a Listed Event as described in Section 6(a)(xvii) shall have occurred and the Dissemination Agent shall immediately send a notice to the Repository in substantially the form attached as Exhibit A.

(d) The Dissemination Agent shall:

- (i) determine each year prior to the Annual Filing Date the name, address and filing requirements of the Repository; and
- (ii) promptly upon fulfilling its obligations under subsection (a) above, file a notice with the Issuer stating that the Annual Report or Audited Financial Statement has been provided pursuant to this Disclosure Agreement, stating the date(s) it was provided and listing all Repositories with which it was filed.
- (e) All documents, reports, notices, statements, information and other materials provided to the MSRB under this Disclosure Agreement shall be provided in an EMMA Compliant Format.

4. Content of Annual Reports.

- (a) Each Annual Report shall be in the form set in <u>Schedule A</u> attached hereto and shall contain the following Annual Financial Information with respect to the Issuer:
- (i) All fund balances in all Funds, Accounts and subaccounts for the Bonds and the total amount of Bonds Outstanding, in each case as of December 31st following the end of the most recent prior Fiscal Year.
- (ii) The method by which Assessments are being levied (whether onroll or off-roll) and the amounts being levied by each method in the Assessment Area for the current Fiscal Year, and a copy of the assessment roll (on roll and off roll) for the Assessments certified for collection in the Assessment Area for the current Fiscal Year.
- (iii) The method by which Assessments were levied (whether on-roll or off-roll) and the amounts levied by each method in the Assessment Area for the most recent prior Fiscal Year.
- (iv) The amount of Assessments collected in the Assessment Area from the property owners during the most recent prior Fiscal Year.
- (v) If available, the amount of delinquencies in the Assessment Area greater than one hundred fifty (150) days, and, in the event that delinquencies amount to more than ten percent (10%) of the amounts of the Assessments due in any year, a list of delinquent property owners.
- (vi) If available, the amount of tax certificates sold for lands within the Assessment Area, if any, and the balance, if any, remaining for sale from the most recent Fiscal Year.

- (vii) The amount of principal and interest to be paid on the Bonds in the current Fiscal Year.
 - (viii) The most recent Audited Financial Statements of the Issuer.
- (ix) In the event of any amendment or waiver of a provision of this Disclosure Agreement, a description of such amendment or waiver in the next Annual Report, and in each case shall include, as applicable, a narrative explanation of the reason for the amendment or waiver and its impact on the type (or, in the case of a change in accounting principles, on the presentation) of financial information or operating data being presented by the Issuer. In addition, if the amendment relates to the accounting principles to be followed in preparing financial statements: (i) notice of such change shall be given in the same manner as for a Listed Event under Section 6(b); and (ii) the Annual Report for the year in which the change is made should present a comparison (in narrative form and also, if feasible, in quantitative form) between the financial statements as prepared on the basis of the new accounting principles and those prepared on the basis of the former accounting principles.

To the extent any of the items set forth in subsections (i) through (vii) above are included in the Audited Financial Statements referred to in subsection (viii) above, they do not have to be separately set forth (unless Audited Financial Statements are being delivered later than March 31st after the close of the Issuer's Fiscal Year pursuant to Section 3(a) hereof). Any or all of the items listed above may be incorporated by reference from other documents, including limited offering memorandums and official statements of debt issues of the Issuer or related public entities, which have been submitted to the MSRB or the SEC. If the document incorporated by reference is a final limited offering memorandum or official statement, it must be available from the MSRB. The Issuer shall clearly identify each such other document so incorporated by reference.

- (b) The Issuer and each Obligated Person agree to supply, in a timely fashion, any information reasonably requested by the Dissemination Agent that is necessary in order for the Dissemination Agent to carry out its duties under this Disclosure Agreement. The Issuer acknowledges and agrees that the information to be collected and disseminated by the Dissemination Agent will be provided by the Issuer, Obligated Persons and others. The Dissemination Agent's duties do not include authorship or production of any materials, and the Dissemination Agent shall have no responsibility hereunder for the content of the information provided to it by the Issuer, an Obligated Person or others as thereafter disseminated by the Dissemination Agent.
- (c) Any Annual Financial Information containing modified operating data or financial information is required to explain, in narrative form, the reasons for the modification and the impact of the change in the type of operating data or financial information being provided.

5. Quarterly Reports.

(a) Each Obligated Person (other than the Issuer), or the Developer on behalf of any other Obligated Person that fails to execute an Assignment (as hereinafter defined), shall provide an electronic copy of the Quarterly Report to the Dissemination Agent no later than fifteen (15) days prior to the Quarterly Filing Date. Promptly upon receipt of an electronic copy of the

Quarterly Report, but in any event no later than the applicable Quarterly Filing Date, the Dissemination Agent shall provide a Quarterly Report to the Repository.

- (b) Each Quarterly Report shall be in the form set in <u>Schedule B</u> attached hereto and contain an update of the following information to the extent available:
- (i) The number and type of lots planned in the Assessment Area subject to the Assessments.
- (ii) With respect to lots owned in the Assessment Area by the Obligated Person: the total number of lots owned, the number of lots under contract but not closed with a homebuilder and the name of such homebuilder, the number of lots closed with a homebuilder, the number of lots not under contract with a homebuilder.
 - (iii) The number and type of lots developed in the Assessment Area.
 - (iv) The number and type of lots platted in the Assessment Area.
- (v) With respect undeveloped and unplatted lands owned in the Assessment Area by the Obligated Person, a description of the status for lot development within such lands.
- (vi) The cumulative number and type of homes closed with homebuyers (delivered to end users) in the Assessment Area.
- (vii) The number and type of homes under contract and not closed with homebuyers in the Assessment Area in such quarter.
- (viii) With respect to the Assessment Area, material changes to (1) builder contracts, (2) the number or type of lots planned to be developed, (3) permits/approvals, and (4) existing mortgage debt of the Obligated Person or the incurrence of new mortgage debt by the Obligated Person.
- (ix) Any sale, assignment or transfer of ownership by the Obligated Person of lands in the Assessment Area to a third party which will in turn become an Obligated Person hereunder.
- (c) If an Obligated Person sells, assigns or otherwise transfers ownership of real property in an Assessment Area (a "Transferor Obligated Person") to a third party (a "Transferee"), which will in turn be an Obligated Person for purposes of this Disclosure Agreement as a result thereof (a "Transfer"), the Transferor Obligated Person hereby agrees to use its best efforts to contractually obligate such Transferee to agree to comply with the disclosure obligations of an Obligated Person hereunder for so long as such Transferee is an Obligated Person hereunder, to the same extent as if such Transferee were a party to this Disclosure Agreement (an "Assignment"). The Transferor Obligated Person shall notify the District and the Dissemination Agent in writing of any Transfer within five (5) Business Days of the occurrence thereof. Nothing herein shall be construed to relieve the Developer from its obligations hereunder except to the extent a written

Assignment from a Transferee is obtained and delivered to the Dissemination Agent and then only to the extent of such Assignment.

6. Reporting of Listed Events.

- (a) This Section 6 shall govern the giving of notices of the occurrence of any of the following Listed Events:
 - (i) Principal and interest payment delinquencies;
 - (ii) Non-payment related defaults, if material;
- (iii) Unscheduled draws on the Series 2020 Reserve Account reflecting financial difficulties;
- (iv) Unscheduled draws on credit enhancements reflecting financial difficulties;*
- (v) Substitution of credit or liquidity providers, or their failure to perform;*
- (vi) Adverse tax opinions, the issuance by the Internal Revenue Service of proposed or final determinations of taxability, Notices of Proposed Issue (IRS Form 5701-TEB) or other material notices or determinations with respect to the tax status of the Bonds, or other material events affecting the tax status of the Bonds;
 - (vii) Modifications to rights of Bond holders, if material;
 - (viii) Bond calls, if material, and tender offers;
 - (ix) Defeasances;
- (x) Release, substitution, or sale of property securing repayment of the Bonds, if material;
 - (xi) Rating changes;*

(xii) Bankruptcy, insolvency, receivership or similar event of the Issuer or any Obligated Person (which is considered to occur when any of the following occur: the appointment of a receiver, fiscal agent or similar officer for the Issuer or any Obligated Person in a proceeding under the U.S. Bankruptcy Code or in any other proceeding under state or federal law in which a court or governmental authority has assumed jurisdiction over substantially all of the assets or business of the Issuer or any Obligated Person, or if such jurisdiction has been assumed by leaving the existing governing body and officials or officers in possession but subject to the supervision and orders of a court or governmental authority, or the entry of an order confirming a plan of reorganization, arrangement or liquidation by a court or governmental

^{*} Not applicable to the Bonds at their date of issuance.

authority having supervision or jurisdiction over substantially all of the assets or business of the Issuer or any Obligated Person);

- (xiii) Consummation of a merger, consolidation, or acquisition involving the Issuer or any Obligated Person or the sale of all or substantially all of the assets of the Issuer or any Obligated Person, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement relating to any such actions, other than pursuant to its terms, if material;
- (xiv) Appointment of a successor or additional Trustee or the change of name of the Trustee, if material;
- (xv) Incurrence of a Financial Obligation of the Issuer or Obligated Person, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a Financial Obligation of the Issuer or Obligated Person, any of which affect security holders, if material;
- (xvi) Default, event of acceleration, termination event, modification of terms, or other similar events under the terms of the Financial Obligation of the Issuer or Obligated Person, any of which reflect financial difficulties;
- (xvii) Failure to provide (A) any Annual Report or Audited Financial Statements as required under this Disclosure Agreement that contains, in all material respects, the information required to be included therein under Section 4(a) of this Disclosure Agreement, or (B) any Quarterly Report that contains, in all material respects, the information required to be included therein under Section 5(b) of this Disclosure Agreement, which failure shall, in all cases, be deemed material under federal securities laws; and
- (xviii) Any amendment to the accounting principles to be followed in preparing financial statements as required pursuant to Section 4(a)(ix) hereof.
- (b) The Issuer shall give, or cause to be given, notice of the occurrence of any of the above subsection (a) Listed Events to the Dissemination Agent in writing in sufficient time in order to allow the Dissemination Agent to file notice of the occurrence of such Listed Event in a timely manner not in excess of ten (10) Business Days after its occurrence, with the exception of the Listed Events described in Section 6(a)(xvii) and (xviii), which notice will be given in a timely manner. Such notice shall instruct the Dissemination Agent to report the occurrence pursuant to subsection (d) below. Such notice by the Issuer to the Dissemination Agent shall identify the Listed Event that has occurred, include the text of the disclosure that the Issuer desires to make, contain the written authorization of the Issuer for the Dissemination Agent to disseminate such information, and identify the date the Issuer desires for the Disclosure Dissemination Agent to disseminate the information (provided that such date is in compliance within the filing dates provided within this Section 6(b)).
- (c) Notwithstanding anything contained in Section 6(b) above, each Obligated Person other than the Issuer shall notify the Issuer and the Dissemination Agent of the occurrence of a Listed Event described in subsections (a)(x), (xii), (xiii), (xv) or (xvi) that has occurred with

respect to such Obligated Person in compliance with the notification and filing requirements provided in Section 6(b).

- (d) If the Dissemination Agent has been instructed by the Issuer to report the occurrence of a Listed Event, the Dissemination Agent shall immediately file a notice of such occurrence with each Repository.
- 7. <u>Termination of Disclosure Agreement</u>. This Disclosure Agreement shall terminate upon the defeasance, prior redemption or payment in full of all of the Bonds.
- Dissemination Agent. Upon termination of the Dissemination Agent's services as Dissemination Agent, whether by notice of the Issuer or the Dissemination Agent, the Issuer agrees to appoint a successor Dissemination Agent or, alternatively, agrees to assume all responsibilities of Dissemination Agent under this Disclosure Agreement for the benefit of the Holders of the Bonds. If at any time there is not any other designated Dissemination Agent, the District shall be deemed to be the Dissemination Agent. The initial Dissemination Agent shall be Governmental Management Services, LLC. The acceptance of such designation is evidenced by the execution of this Disclosure Agreement by a duly authorized signatory of Governmental Management Services, LLC. Governmental Management Services, LLC, may terminate its role as Dissemination Agent at any time upon delivery of sixty (60) days prior written notice to the District and each Obligated Person. The District may terminate the agreement hereunder with the Dissemination Agent at any time upon delivery of sixty (60) days prior written notice to the Dissemination Agent and each Obligated Person.
- 9. <u>Amendment; Waiver</u>. Notwithstanding any other provision of this Disclosure Agreement, the Issuer and the Dissemination Agent may amend this Disclosure Agreement, and any provision of this Disclosure Agreement may be waived, if such amendment or waiver is supported by an opinion of counsel expert in federal securities laws, acceptable to the Issuer, to the effect that such amendment or waiver would not, in and of itself, cause the undertakings herein to violate the Rule if such amendment or waiver had been effective on the date hereof but taking into account any subsequent change in or official interpretation of the Rule.

In the event of any amendment or waiver of a provision of this Disclosure Agreement, the Issuer shall describe such amendment and/or waiver in the next Annual Report and shall include, as applicable, a narrative explanation of the reason for the amendment or waiver and its impact on the type (or, in the case of a change in accounting principles, on the presentation) of financial information or operating data being presented by the Issuer. In addition, if the amendment relates to the accounting principles to be followed in preparing financial statements: (i) notice of such change shall be given in the same manner as for a Listed Event under Section 6(b); and (ii) the Annual Report for the year in which the change is made should present a comparison (in narrative form and also, if feasible, in quantitative form) between the financial statements as prepared on the basis of the new accounting principles and those prepared on the basis of the former accounting principles.

Notwithstanding the above provisions of this Section 9, no amendment to the provisions of Section 5(b) hereof may be made without the consent of the each Obligated Person, if any.

- 10. Additional Information. Nothing in this Disclosure Agreement shall be deemed to prevent the Issuer from disseminating any other information, using the means of dissemination set forth in this Disclosure Agreement or any other means of communication, or including any other information in any Annual Report or notice of occurrence of a Listed Event, in addition to that which is required by this Disclosure Agreement. If the Issuer chooses to include any information in any Annual Report or notice of occurrence of a Listed Event in addition to that which is specifically required by this Disclosure Agreement, the Issuer shall have no obligation under this Disclosure Agreement to update such information or include it in any future Annual Report or notice of occurrence of a Listed Event.
- Obligated Person or the Dissemination Agent to comply with any provision of this Disclosure Agreement, the Trustee may (and, at the request of any Participating Underwriter or the Beneficial Owners of at least twenty-five percent (25%) aggregate principal amount of Outstanding Bonds and receipt of indemnity satisfactory to the Trustee, shall), or any beneficial owner of a Bond may take such actions as may be necessary and appropriate, including seeking mandamus or specific performance by court order, to cause the Issuer, the Disclosure Representative, any Obligated Person or a Dissemination Agent, as the case may be, to comply with its obligations under this Disclosure Agreement. A default under this Disclosure Agreement by any Obligated Person shall not be deemed a default by the Issuer hereunder and no default hereunder shall be deemed an Event of Default under the Indenture, and the sole remedy under this Disclosure Agreement in the event of any failure of the Issuer, the Disclosure Representative, any Obligated Person, or a Dissemination Agent, to comply with this Disclosure Agreement shall be an action to compel performance.
- **Duties of Dissemination Agent.** The Dissemination Agent shall have only such 12. duties as are specifically set forth in this Disclosure Agreement between the District, the Developer and such Dissemination Agent. The Dissemination Agent shall have no obligation to notify any other party hereto of an event that may constitute a Listed Event. The District, each Obligated Person and the Disclosure Representative covenant that they will supply, in a timely fashion, any information reasonably requested by the Dissemination Agent that is necessary in order for the Dissemination Agent to carry out its duties under this Disclosure Agreement. The District, the Developer and the Disclosure Representative acknowledge and agree that the information to be collected and disseminated by the Dissemination Agent will be provided by the District, Obligated Person(s), the Disclosure Representative and others. The Dissemination Agent's duties do not include authorship or production of any materials, and the Dissemination Agent shall have no responsibility hereunder for the content of the information provided to it by the District, any Obligated Person or the Disclosure Representative as thereafter disseminated by the Dissemination Agent. Any filings under this Disclosure Agreement made to the MSRB through EMMA shall be in an EMMA compliant format.
- 13. <u>Beneficiaries</u>. This Disclosure Agreement shall inure solely to the benefit of the Issuer, the Developer, the Dissemination Agent, the Trustee, the Participating Underwriter and the Owners of the Bonds (the Dissemination Agent, the Trustee, Participating Underwriter and Owners of the Bonds being hereby deemed express third party beneficiaries of this Disclosure Agreement), and shall create no rights in any other person or entity.

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- 14. <u>Tax Roll and Budget</u>. Upon the request of the Dissemination Agent, the Trustee or any Bondholder, the Issuer, through its District Manager, if applicable, agrees to provide such party with a certified copy of its most recent tax roll provided to the St. Johns County Tax Collector and the Issuer's most recent adopted budget.
- 15. <u>Governing Law</u>. The laws of the State of Florida and Federal law shall govern this Disclosure Agreement and venue shall be any state or federal court having jurisdiction in St. Johns County, Florida.
- 16. <u>Counterparts</u>. This Disclosure Agreement may be executed in several counterparts and each of which shall be considered an original and all of which shall constitute but one and the same instrument. A scanned copy of the signatures delivered in a PDF format may be relied upon as if the original had been received.
- 17. **Trustee Cooperation.** The Issuer represents that the Dissemination Agent is a bona fide agent of the Issuer and the Issuer instructs the Trustee to deliver to the Dissemination Agent at the expense of the Issuer, any information or reports readily available to and in the possession of the Trustee that the Dissemination Agent requests in writing.
- 18. <u>Binding Effect.</u> This Disclosure Agreement shall be binding upon each party to this Disclosure Agreement and upon each successor and assignee of each party to this Disclosure Agreement and shall inure to the benefit of, and be enforceable by, each party to this Disclosure Agreement and each successor and assignee of each party to this Disclosure Agreement. Notwithstanding the foregoing, as to the Developer or any assignee or successor thereto that becomes an Obligated Person pursuant to the terms of this Disclosure Agreement, only successor or assignees to such parties who are, by definition, Obligated Persons, shall be bound or benefited by this Disclosure Agreement.

[Signature Page Follows]

IN WITNESS WHEREOF, the undersigned has executed this Disclosure Agreement as of the date and year set forth above.

	SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT, AS ISSUER
[SEAL]	,_,,
ATTEST:	By: Chairperson Board of Supervisors
By: Secretary	
	SIX MILE CREEK INVESTMENT GROUP, LLC, AS DEVELOPER
	By:, Manager
	GOVERNMENTAL MANAGEMENT SERVICES, LLC, and its successors and assigns, AS DISSEMINATION AGENT
	By: Name: Title:
CONSENTED TO AND AGREED TO	BY:
DISTRICT MANAGER	
GOVERNMENTAL MANAGEMENT SERVICES, LLC, AS DISTRICT MANAGER	
By: Name: Title:	

Acknowledged and agreed to for purposes of Sections 11, 13 and 17 only:

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE

By:	
Name:	
Title:	

EXHIBIT A

FORM OF NOTICE TO REPOSITORIES OF FAILURE TO FILE [ANNUAL REPORT] [AUDITED FINANCIAL STATEMENTS][QUARTERLY REPORT]

Name of Issuer:	Six Mile Creek Community Development District
Name of Bond Issue:	\$ original aggregate principal amount of Capital Improvement Revenue Bonds, Series 2020 (Assessment Area 3, Phase 1)
Obligated Person(s):	Six Mile Creek Community Development District;
Original Date of Issuance:	, 2020
CUSIP Numbers:	
[Annual Report] [Audited : named Bonds as required by, 2020, by an named therein. The [Issuer]	BY GIVEN that the [Issuer][Obligated Person] has not provided an Financial Statements] [Quarterly Report] with respect to the above-[Section 3] [Section 5] of the Continuing Disclosure Agreement dated and between the Issuer, the Developer and the Dissemination Agent [Obligated Person] has advised the undersigned that it anticipates that dited Financial Statements] [Quarterly Report] will be filed by
Dutcu.	, as Dissemination Agent
	By: Name: Title:
cc: Issuer Trustee	

SCHEDULE A

FORM OF DISTRICT'S ANNUAL REPORT (Due 3/31)

1. Fund Balances

TOTAL

	Acqu Reve Rese Prepa Othe	Bonds Outstanding	Quarter Ended – 12/31
2.	Assessn	nent Certification and Collectio	n Information
	1.	For the Current District Fiscal Y Off Roll)	ear – Manner in which Assessments are collected (On Roll vs.
		On Roll Off Roll TOTAL	\$ Certified \$ \$ \$ \$
	2.	Attach to Report the following	ng:
	A.	On Roll – Copy of certified	assessment roll for the District's current Fiscal Year
	В.	Off Roll – List of folios and annual Assessment assigned	ownership for all off roll Assessments, together with par and to each folio
3.	For the	immediately ended Bond Year.	provide the levy and collection information

<u> 1 otai Levy</u>	<u> 5 Leviea</u>	<u> 5 Collectea</u>	% Collected	% Delinquent
On Roll	\$	\$	%	
Off Roll	\$	\$		_%

- 4. If available, the amount of delinquencies in the Assessment Area greater than one hundred fifty (150) days, and, in the event that delinquencies amount to more than ten percent (10%) of the amount of the Assessments due in any year, a list of delinquent property owners
- 5. If available, the amount of tax certificates sold for lands within the Assessment Area, if any, and the balance, if any, remaining for sale from the most recent Fiscal Year
- 6. The amount of principal and interest to be paid on the Bonds in the current Fiscal Year

SCHEDULE B

FORM OF OBLIGATED PERSON'S QUARTERLY REPORT

Bond Information

Six Mile Creek Community Development District

Date of Quarterly Report

Bond Series 2020

Area/Project Phase 1 of Assessment

Area 3

NOTE: IF MORE THAN ONE ASSESSMENT AREA, INFORMATION NEEDS TO BE COMPLETED FOR EACH AREA

1. Unit Mix For Land Subject To Assessments

Ownership Information

<u>Type</u> <u>Number of Lots/Units</u> <u>Developer Owned</u> <u>Builder Owned</u> <u>Homeowner Owned</u>

Total

2. For Lots owned by Obligated Person (if applicable)

of Lots Owned by # of Lots Under Contract With # of Lots NOT Name of Expected

Type Obligated Person Builders (NOT CLOSED) Under Contract Builder Takedown Date(s)

Total

- 3. Status of Land Subject to Assessments
 - A. Lots developed (cumulative, not quarterly activity), by phase or sub-phase:

Area 3

Total

B. Lots platted (cumulative, not quarterly activity), by phase or sub-phase:

Area 3

Total

- C. For lots not developed, and platted, provide brief description on status of lot development for land area securing the Bonds:
- 1. When do you anticipate lots will be developed (for each phase or sub phase)?
- 2. When do you anticipate lots will be platted (for each phase or sub phase)?
- 3. Provide total amount of money spent on land development to date (include money funded with bonds and with other sources)
 - D. Homes Closed with End-Users:

CUMULATIVE

Total

E. Homes Sold To End Users (AND NOT CLOSED):

QUARTER ONLY

Total

4. Development Changes and Status Updates

- 1. Material changes to Builder Contracts (i.e., change of terms or cancellation of contract, change of takedown dates)?
- 2. Any bulk sales of land within the District to other developers or builders?
- 3. Any material changes to the number or type of lots planned to be developed in the Assessment Area?
- 4. Any materially adverse changes or determinations to permits/approvals for the Assessment Area which necessitate changes to the development plans?
- 5. Incurrence of any new or modified mortgage debt on the land owned by the Obligated Person in the Assessment Area (amount, rate, and term)?
- 6. Sale, assignment or transfer of ownership of real property in the Assessment Area to a third party, which will in turn be an Obligated Person?

^{*}This report contains statements, which to the extent they are not recitations of historical fact, constitute "forward-looking statements." In this respect, the words "anticipate", "estimate", "expect", and "belief", and similar expressions are intended to identify forward-looking statements. Such statements may be subject to risks and uncertainties that could cause actual results to differ materially from those contemplated in such forward-looking statements.



CONSTRUCTION AGREEMENT

THIS AGREEMENT ("**Agreement**") is made and entered into to be effective the <u>2</u> day of October, 2020, by and between:

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, and located in St. Johns County, Florida, and with an address of c/o Governmental Management Services, LLC, 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092 ("District"), and

AVID TRAILS, LLC, a foreign limited liability company, whose address is 22 North Union St., Lambertville, NJ 08530 ("Contractor," and together with the District, "Parties").

RECITALS

WHEREAS, the District was established for the purpose of planning, financing, constructing, installing, operating, and/or maintaining certain infrastructure improvements and recreational facilities; and

WHEREAS, the District desires to retain an independent contractor to provide the services identified in the attached **Exhibit A** and described herein and Contractor represents that it is capable of providing such services and desires to contract with the District to do so in accordance with the terms of this Agreement; and

WHEREAS, the District was established for the purpose of planning, financing, constructing, installing, operating, and/or maintaining certain infrastructure improvements and recreational facilities; and

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this agreement.

- **NOW, THEREFORE,** in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties, the Parties agree as follows:
- 1. **RECITALS.** The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.
- 2. SCOPE OF SERVICES. The duties, obligations, and responsibilities of the Contractor are to provide the construction work and services described in Exhibit A, attached hereto and incorporated herein ("Project"). The Project shall be provided in accordance with the Plans attached hereto as Exhibit B and incorporated herein. Contractor represents that it has had an opportunity to review and inspect such plans. Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations, and responsibilities are met.

Contractor shall report directly to the District Manager or his/her designee. The District may require Contractor to provide shop drawings, or other evidence as the District requires, assuring the District that the Project will be provided to the District's satisfaction. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage. Contractor agrees to initiate the repair of any damage resulting from Contractor's activities and work within forty-eight (48) hours (and complete such repair within a reasonable time).

3. SHOP DRAWINGS. Contractor is and shall be responsible for planning and performance of the services necessary to complete the Project under this Agreement. Where shop drawings and/or finish samples are required for i) fabrication of Contractor furnished equipment; ii) installing Contractor furnished material or equipment; or iii) planning and performance of the Project under this Agreement, such drawings and/or finish samples shall be submitted by and at the expense of the Contractor before fabrication, installation or performance as commenced.

If the drawings show variations from the requirements of this Agreement, the Contractor shall describe such variations in writing, separate from the drawings, at the time of submission. If the District approves any such variation(s), it shall issue an appropriate Agreement modification, except that, if the variation is minor and does not involve a change in price or in time of performance, a modification need not be issued.

By approving and submitting shop drawings and samples, the Contractor represents that it has determined and verified all field measurements, filed construction criteria, materials and other similar data, and that it has checked and coordinated each shop drawing with the requirements of the Project and of this Agreement.

- 4. TIMING. The Contractor shall commence the Project on December 1, 2020 and shall be obligated to fully complete the Project within 90 days. It shall be District's obligation to obtain and pay for any permits required to commence work. Upon the District's request, Contractor shall furnish such evidence as the District requires concerning ability to timely complete the Project. Contractor must coordinate its work with others performing work for the District as the District directs. Contractor acknowledges and agrees that time is of the essence for the completion of the Project and shall work overtime or extra shifts, without the right for any additional compensation, as necessary to meet or maintain construction schedules.
- **5. COMPENSATION.** The total cost to complete the Project is \$170,522.00. Compensation for completion of the Project shall be as follows: 1) payment in the amount of \$76,735.00 shall be due upon execution of the Agreement; 2) payment in the amount of \$76,735.00 shall be due upon substantial completion of the Project; and 3) payment in the amount of \$17,052 shall be due upon final completion of the Project.

Upon substantial completion, which shall mean that the Project is deemed sufficiently completed to the point where the District can use it for its intended purpose, Contractor shall submit to the District an invoice and supporting documentation for the services satisfactorily performed by Contractor to substantially complete the Project ("Payment Application"). The District agrees to remit payment for said services within twenty-five (25)

days of receipt of an appropriate Payment Application from Contractor. Contractor shall include with its Payment Application unconditional releases of lien from all subcontractors, suppliers and lienors corresponding to payments made and an executed waiver and release of lien upon progress payment in the form attached hereto as **Exhibit C**. Payment Applications and all supporting data shall be prepared by Contractor and submitted in writing for the District's approval, covering the amount and value of services satisfactorily performed by Contractor. Contractor acknowledges that payment for services does not constitute acceptance of the specific services or the Project. The submission by Contractor of its Payment Application shall be a representation by Contractor that all work indicated therein as complete is complete and has been completed in accordance with this Agreement.

Approval of Contractor's Payment Application for the total amount then outstanding under this Agreement ("Final Payment Application"), shall be approved by the District upon final completion, which shall occur upon the following conditions being satisfied: i) District Engineer's certification that the Project is satisfactorily complete; ii) completion of any applicable punchlist; iii) assignment of all manufacturer's or subcontractor's warranties on material or equipment installed; iv) final waivers/releases of lien from all vendors, subcontractors and materialmen which have provided labor and/or materials for performance of the services necessary to complete the Project which shall accompany Contractor's Final Payment Application; v) completion of any required as-built plans; and vi) execution of a wavier and release of lien in the form attached hereto as Exhibit D.

- 6. CHANGE ORDERS. Contractor understands that the Project may be reduced, enlarged or otherwise modified in scope. If any additional services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District or the District Manager's designee. Contractor shall not perform any service omitted from the Agreement by deductive change order. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event this is a unit price Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit prices established in this Agreement. In the event this Agreement is not a unit price agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor. All change orders shall be in the form attached hereto as Exhibit E.
- 7. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, and free from faults and defects. Neither final acceptance of the Project, nor final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or services. If any of the services or materials provided under this Agreement are found to be defective, deficient or not in accordance with the Agreement, Contractor shall correct, remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting therefrom to District property or the property of landowner's within the District. The Contractor shall assign all manufacturer's warranties to the District.

Contractor hereby covenants to the District that it shall perform the services necessary to complete the Project: (i) using its best skill and judgment and in accordance with generally accepted professional and design standards and practices for projects of similar design and complexity as the development occurring within the District; (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform; and (iii) in an expeditious and economical manner consistent with the best interest of the District. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use of, nor infringe, any patent, trademark, services mark, copyright or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

8. INSURANCE AND BONDS. Until final completion, all risk of loss to the work at the Project shall be assumed by Contractor. Contractor shall purchase and maintain, in a company or companies acceptable to District and lawfully authorized to do business in the jurisdiction in which the Project is located, property insurance upon all of the work at the Project site to the full insurable value thereof. This insurance shall be on an all-risk policy form and shall include interests of District, Contractor, Subcontractors and sub-Subcontractors in the Work and shall insure against the perils of fire and extended coverage and physical loss or damage including, without duplication of coverage, theft, vandalism and malicious mischief.

Each policy obtained by Contractor shall contain a provision that the policy will not be cancelled or allowed to expire until at least 30 days' prior written notice has been given to District.

Contractor, for the protection and benefit of District and any and all of its assignees, trustees, beneficiaries, agents and employees and any other party identified in Paragraph 26 (collectively the "**Indemnitees**") shall specifically procure, pay for, and maintain, in full force and effect until final payment (unless otherwise designated), at no expense to District, the following policies of insurance to be written by an insurer acceptable to District in its sole discretion, who is qualified to do business in the State of Florida and which shall, at a minimum, afford the following types and limits of coverage:

- a. Broad Form Commercial General Liability insurance written on an occurrence basis (including Premises/Operations Liability, Products and Completed Operations Liability, Independent Contractors Liability, Contractual Liability, Broad Form Property Damage Liability, Explosion, Collapse and Underground Hazard Liability and Personal Injury Liability) ("CGL") in the minimum amount of One Million Dollars (\$1,000,000.00) per occurrence combined single limit for bodily injury and property damage and in the minimum amount of One Million Dollars (\$1,000,000.00) total aggregate liability;
- b. Workers' Compensation Insurance in the statutory amounts and Employer's Liability Insurance in the minimum amount of One Million Dollars (\$1,000,000.00);

- c. Comprehensive Automobile Liability Insurance to cover owned, long-term leased, hired, and non-owned automobiles (including medical payments and uninsured motorists coverages) in the minimum amount of One Million Dollars (\$1,000,000.00) per occurrence for bodily injury and One Million Dollars (\$1,000,000.00) per occurrence for property damage;
- d. Umbrella Liability Insurance providing coverage in excess of the limits specified above (except Workers' Compensation Insurance) in a minimum amount of One Million Dollars (\$1,000,000.00) per occurrence and in the aggregate; and
 - e. Such other insurance as District may reasonably require.

If Contractor fails to purchase and maintain any insurance required herein, District may, but shall not be obligated to, upon five (5) days' written notice to Contractor, purchase such insurance on behalf of Contractor and shall be entitled to be reimbursed by Contractor promptly upon demand or deduct the amount of such premiums from the Contract Sum.

Contractor's equipment shall be insured by Contractor with no obligation or liability extending to District. Contractor is solely responsible for any loss or damage to the machinery, equipment or tools owned or used by Contractor or Subcontractors in connection with the Work and must carry insurance at its own expense to cover such risk of loss.

SUBCONTRACTORS. By appropriate agreement, written where legally required for validity, the Contractor shall require each subcontractor, to the extent of the services to be performed by the subcontractor, to be bound to the Contractor by terms of this Agreement, and to assume toward the Contractor all the obligations and responsibilities, including the responsibility for safety of the subcontractor's services, which the Contractor assumes toward the District. Each subcontract agreement shall preserve and protect the rights of the District under the Agreement with respect to the services to be performed by the subcontractor so that subcontracting thereof will not prejudice such rights. Where appropriate, the Contractor shall require each subcontractor to enter into similar agreements with sub-subcontractors. Contractor shall make available to each proposed subcontractor, prior to the execution of the subcontract agreement, copies of the Agreement to which the subcontractor will be bound, and, upon written request of the subcontractor, identify to the subcontractor terms and conditions of the proposed subcontract agreement that may be at variance with the Agreement. Subcontractors will similarly make copies of applicable portions of such documents available to their respective proposed sub-subcontractors.

10. LIQUIDATED DAMAGES. [Reserved.]

11. ACCEPTANCE BY LOCAL GOVERNMENTS. Contractor acknowledges that all work may be subject to inspections, tests, and approvals by the District, city, county, federal, state, other governmental entity, or utility company inspectors and that all or some portion of the work may be conveyed to another governmental entity or utility company. No work is complete until it passes final inspection / approval by the District as well as the applicable city, county, federal state, other governmental entity, or utility company. Contractor shall provide at its expense any written warranties, certifications, bonds or other documentation

as may be required in connection with the conveyance of any work, or as may be otherwise required, by any city, county, federal, state, other governmental entity or utility company.

12. CONSTRUCTION DEFECTS. PURSUANT TO SECTION 558.005, FLORIDA STATUTES, ANY CLAIMS FOR CONSTRUCTION DEFECTS ARE <u>NOT</u> SUBJECT TO THE NOTICE AND CURE PROVISIONS OF CHAPTER 558, FLORIDA STATUTES.

13. PUBLIC ENTITY CRIMES. Pursuant to Section 287.133(3)(a), Florida Statutes:

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. <u>287.017</u> for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

Contractor represents that in entering into this Agreement, the Contractor has not been placed on the convicted vendor list within the last 36 months and, in the event that the Contractor is placed on the convicted vendor list, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

- **14. TRENCH SAFETY.** Pursuant to Section 553.60, Florida Statutes, and in the event that the Project requires excavation to exceed a depth of 5 feet, the Contractor shall provide at the time of the execution of this Agreement the following:
 - (a) A reference to the trench safety standards that will be in effect during the period of construction of the project.
 - (b) Written assurance by the contractor performing the trench excavation that such contractor will comply with the applicable trench safety standards.
 - (c) A separate item identifying the cost of compliance with the applicable trench safety standards.

Further, Contractor agrees that it shall:

- (a) As a minimum, comply with the excavation safety standards which are applicable to a project.
- (b) Adhere to any special shoring requirements, if any, of the state or other political subdivisions which may be applicable to such a project.

- (c) If any geotechnical information is available from the owner, the contractor, or otherwise, the contractor performing trench excavation shall consider this information in the contractor's design of the trench safety system which it will employ on the project. This paragraph shall not require the District to obtain geotechnical information.
- **INDEPENDENT CONTRACTOR.** It is understood and agreed that at all times 15. the relationship of Contractor and its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor. acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction and control. In particular, District will not: i) withhold FICA (Social Security) from Contractor's payments; ii) make state or federal unemployment insurance contributions on Contractor's behalf; iii) withhold state or federal income tax from payment to Contractor; iv) make disability insurance contributions on behalf of Contractor; or v) obtain workers' compensation insurance on behalf of Contractor.
- COMPLIANCE WITH LAWS. In performing its obligations under this 16. Agreement, Contractor and each of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Consistent with Section 26 provided for herein, Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.
- 17. **DEFAULT; INTERFERING THIRD PARTIES.** A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any

interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

- 18. ATTORNEY'S FEES. In the event that either Party is required to enforce this Agreement by court proceedings or otherwise, then the Parties agree that the prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.
- 19. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.
- **20. AUTHORIZATION.** The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.
- 21. NOTICES. All notices, requests, consents and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the Parties at the addresses first set forth above. Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the Parties and addressees set forth herein.
- **22. ARM'S LENGTH TRANSACTION.** This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. The Parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the Parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.
- 23. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the

provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

- **24. ASSIGNMENT.** Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.
- 25. CHOICE OF LAW; VENUE. This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in St. Johns County, Florida.
- 26. INDEMNIFICATION. Contractor agrees to indemnify, defend and hold harmless the District and its officers, staff, and employees, from liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, to the extent caused by the negligence, recklessness, or intentional wrongful misconduct of the indemnifying party and persons employed or utilized by the indemnifying party in the performance of the construction contract. To the extent required by law to render this section enforceable, the obligations under this section shall be limited to no more than \$2,000,000.00, which amount Contractor agrees bears a reasonable commercial relationship to this Agreement and was part of the bid documents. Nothing in this section is intended to waive or alter any other remedies that the District may have as against the Contractor.
- 27. LIMITATIONS ON LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.
- **28. TERM.** This Agreement shall become effective as of the date first above written, and shall terminate upon completion of the Project set forth herein and in any amendment hereto, unless cancelled earlier, pursuant to the terms of this Agreement.
- 29. TERMINATION. The District shall have the right to terminate this Agreement at any time and upon written notice, whether due to Contractor's failure to perform in accordance with the terms of this Agreement or for any or no reason. Contractor shall have the right to terminate this Agreement upon thirty (30) days written notice mailed to the District at the address written above stating a failure of the District to perform in accordance with the terms of this Agreement and giving the District an opportunity to cure such failure. The District's liability upon termination of this Agreement shall be limited to paying for the reasonable value of labor and materials physically incorporated into the Project up to the date of the notice of termination, less any offsets. Furthermore, the parties acknowledge and agree that the payment made upon the execution of this Agreement was to allow Contractor the ability to purchase

materials to complete the Project. Should the District terminate this agreement, the District shall be entitled to retain ownership of all materials purchased by Contractor with such payment.

- **30. OWNERSHIP OF DOCUMENTS.** All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.
- 31. PUBLIC RECORDS. Contractor shall allow access to all documents, papers, letters, or other materials subject to the provisions of Chapter 119, Florida Statutes, and made or received by the District in conjunction with this Agreement. Contractor agrees to comply with all applicable public records laws, including but not limited to Section 119.0701 of the Florida Statutes, the terms of which are incorporated herein by this reference.
- **32. SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.
- **33. HEADINGS FOR CONVENIENCE ONLY.** The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.
- **34. MERGER CLAUSE; CONFLICTS.** This instrument shall constitute the final and complete expression of the agreement between the Parties relating to the subject matter of this Agreement. In the event of a conflict between this document and **Exhibit A**, this document shall control.

(SIGNATURES ON FOLLOWING PAGE)

IN WITNESS WHEREOF, the Parties hereto have signed this Agreement to be effective on the day and year first written above.

WITNESS	SIX MILE CREEK CDD
Carrie Russell	- May /m
Signature of Witness	Chairman, Board of Supervisors
Carrie Russell	
Print Name	
WITNESS	AVID TRAILS, LLC By:
Signature Of Witness	Print: Justin Lax
Jay Hoeschler	Its: President & Managing Partner
Print Name	

Exhibit A: Proposal for Work Exhibit B: Plans for the Project

Exhibit C: Form of Partial Payment Lien Release
Exhibit D: Form of Final Payment Lien Release

Exhibit E: Form of Change Order

EXHIBIT A



PROPOSAL

TrailMark 2020 Trails and Trail Amenity Construction

For: Six Mile Creek CDD

By Justin Lax, President, Avid Trails, LLC

Project: TrailMark 2020 Bike & Multi-use Trail Construction and Trails Signage

Date: October 1, 2020

Thank you for the opportunity to submit a proposal for the field design, construction and project management of TrailMark's 2020 Trails and Trail Related Amenity program.

SUMMARY:

This proposal includes the following items.

- Final flagging and construction of approximately 11,500 linear feet of natural surface bicycle and
 multi-use single track, including native soil tread, shell rock tread, and associated earthen trail
 features as shown in the final plan set. This portion of construction also includes the flagging,
 clearing and tread creation for approximately 2,100 of the future Skills Forest bicycle skills trail
 loops.
- 2. Trail system signage production, installation and project management.

1. Bike & Multi-use Trail Construction

\$137,286

Avid Trails will complete field layout and construction of roughly 11,500 linear feet of natural surface bicycle and multi-use single track trail on the north side of TrailMark Dr. per provided plans. This includes roughly 8,500 ft. of native soil trail in the woods and 3,000 ft. of aggregate (shell rock) trail in sodded, developed areas.

Trails will be constructed using sustainable trail building best practices for optimal grade, slope, drainage and user experience. The final surface will be roughly 48" wide, with a 6' wide overall corridor cleared of vegetation. The Avid crew will use a combination of mechanized equipment and hand labor to complete all clearing, scattering of vegetation, tread construction, final smoothing and renaturalization. Where necessary, Avid Trails will import material (shell rock or other locally sourced soil) for the creation of earthen features such as berms and rollers along the trail tread. The finished product will be fun for mountain bikers, hikers and trail runners alike.

435.659.4979 | AVIDTRAILS.COM

In addition to the primary trail, Avid will flag and construct approximately 2,100 additional ft. of Skills Forest trail tread as shown in provided plans. This tread creation will be in preparation for the future addition of pre-manufactured and site-built skills features.

2. Trails Signage \$25,736

Avid Trails will oversee the complete production and implementation of phase 1 trail signage at TrailMark by Signtalk Graphix. Includes production, materials, project management and field observation for all signs specified in sign plan. Sign specifications are as follows:

- Sign A (Qty. 1): Trail map signage constructed from cypress 5"x5"x10" posts, wire grid and alumnacore panel with UV digital prints and acrylic cover double face.
- Sign B (Qty. 4): Trail map signage 3'x4' alumnacore panel with UV digital prints and acrylic cover to be installed on kiosk.
- Sign C (Qty. 6): wayfinding signage 4"x4"x10' posts with 1/4" aluminum faces (2 sided) with digital prints laminated in graffiti resistant covers.
- Sign D (Qty. 30): trail marker directional with 4"x4"x6' posts and alumnacore top plates and directional plates.
- Sign E (Qty. 10): trail marker directional with 4"x4"x6" posts and alumnacore top plates and directional plates.
- Sign F: (Qty. 8) interpretive sign mounted onto 4"x4"x6" posts at 3,7" back height, full color print laminated unto 3/8" aluminum and covered in graffiti resistant covering.

Fees and Terms

President

Total Project Fees:		\$163,022
Lodging Budget (to be billed at net):		\$7,500
Total:		\$170,522
Terms:		
Upon signing:		\$76,735
Substantial completion:		\$76,735
Retainage:		\$17,052
Austin Lax	By:	
0		
Justin Lax	Client Approval	Date

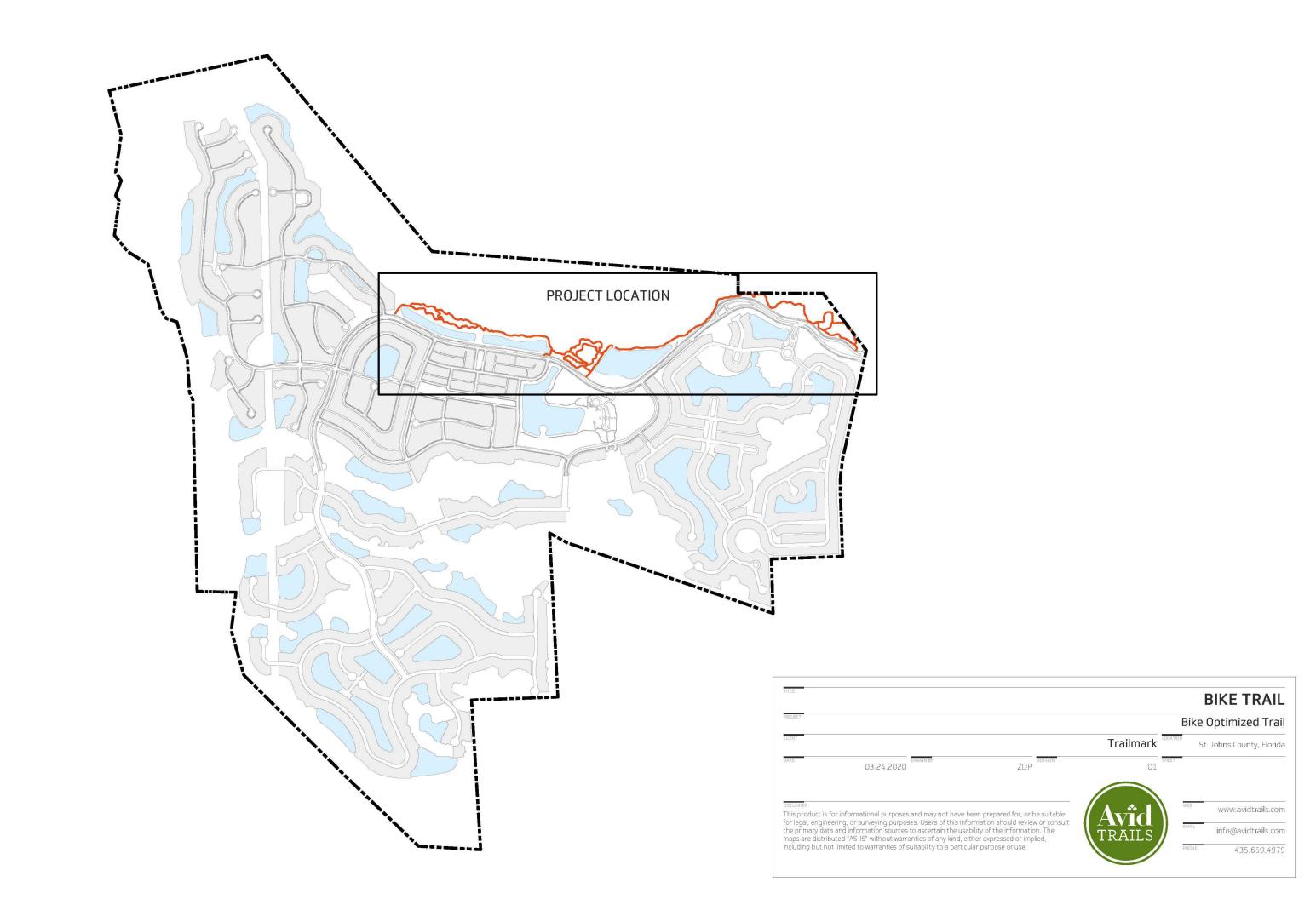
EXHIBIT B PLANS

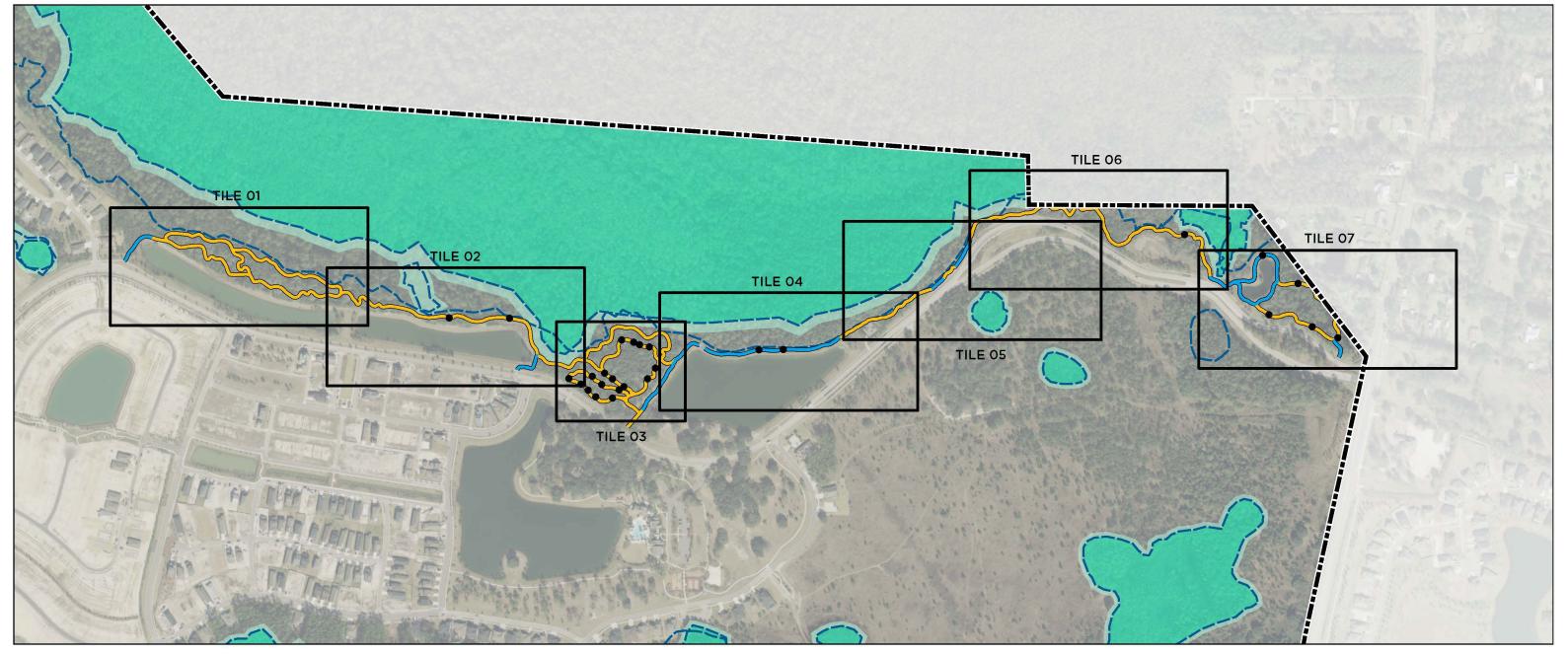


DOUBLE FACED QTY: 1 SIGN C: DIRECTIONAL ALL CEDAR POSTS FEATURE **DOUBLE FACED** 45 DEGREE BEVEL DETAIL QTY: 6 3/8" ALUMACORE SIGN FACE SIZES - INTERPRETIVE VARY BY CONTENT DISPLAY FACES ARE 4'-0" FULL COLOR PRINT 1'-8" WITH UV INKS. SIZES TBD BY CONTENT TRAIL MAP & RULES DIRECTIONAL SIGN FACE **SIGN D: TRAIL MARKER** DIRECTIONAL POSTS **UP TO 4 FACES** AND MILEAGE MARKER FACES SIZE AND **QTY: 30** ARE 1/8" ALUMACORE CONTENT VARIES **SIGN B: 36x48 MAP ONLY** 3'-0" SIZES 3/3/4" X VARIOUS DEPTH QTY: 4 **SIGN F: INTERPRETIVE DISPLAY SINGLE FACED SINGLE FACE** (to be intalled on kiosk **QTY: 8** constructed by others) -0 4'-8 5/8" $\overline{\circ}$ INTERPRETIVE DISPLAY 4'-7" SIZE AND CONTENT VARY 1'-8 5x5 TREATED CYPRESS POSTS GROUND FOOTINGS PER CODE **SIGN E: QUARTER-MILE MARKER TWO FACES**

QTY: 10

SIGN A: TRAILHEAD MAP + POSTS





LEGEND

Trail - Natural Surface

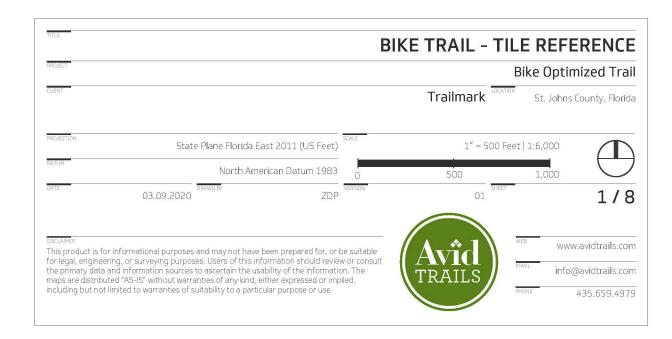
Trail - Aggregate Surface

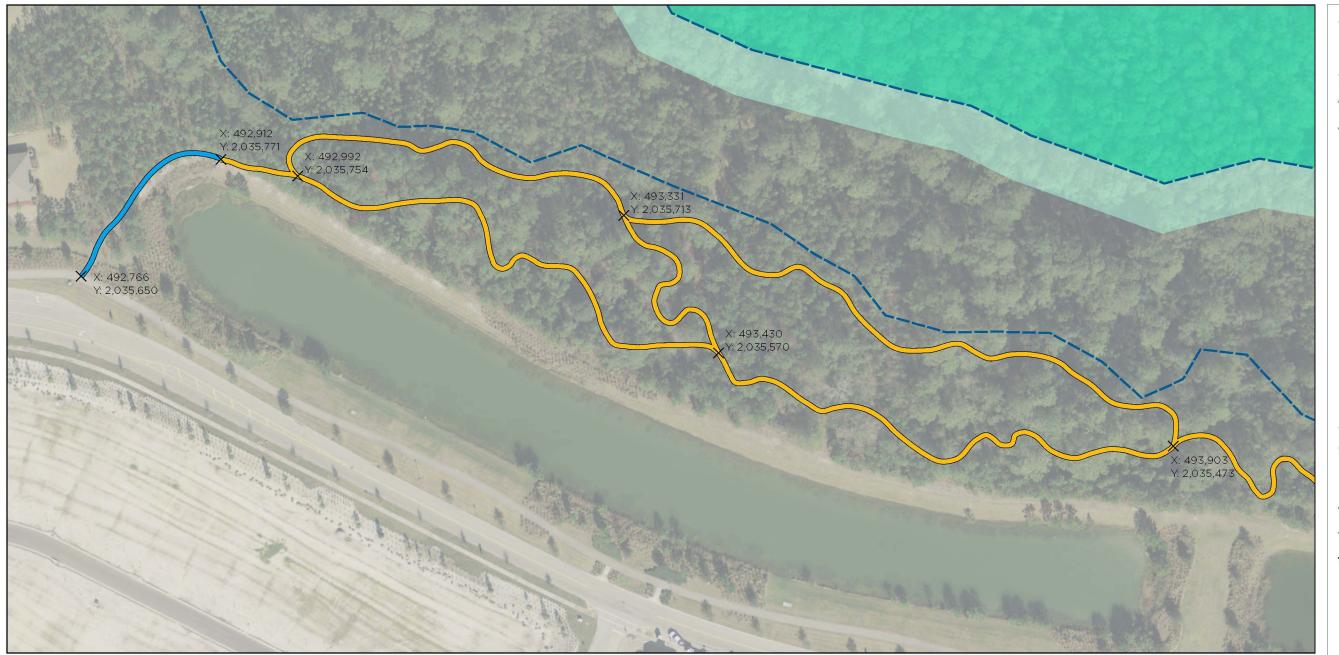
Bike Feature

——— Wetland Boundary (ACOE)

Wetland (SJWMD)

Upland Buffer (SJWMD)





Trail - Natural Surface Trail - Aggregate Surface Bike Feature — Wetland Boundary (ACOE) Wetland (SJWMD) Upland Buffer (SJWMD)

BIKE TRAIL ALIGNMENT TILE 01

Bike Optmized Trail

Trailmark

St. Johns County, Florida

03.24.2020 2/8

State Plane Florida East 2011 (US Feet)

North American Datum 1983

1" = 100 Feet | 1:1,200

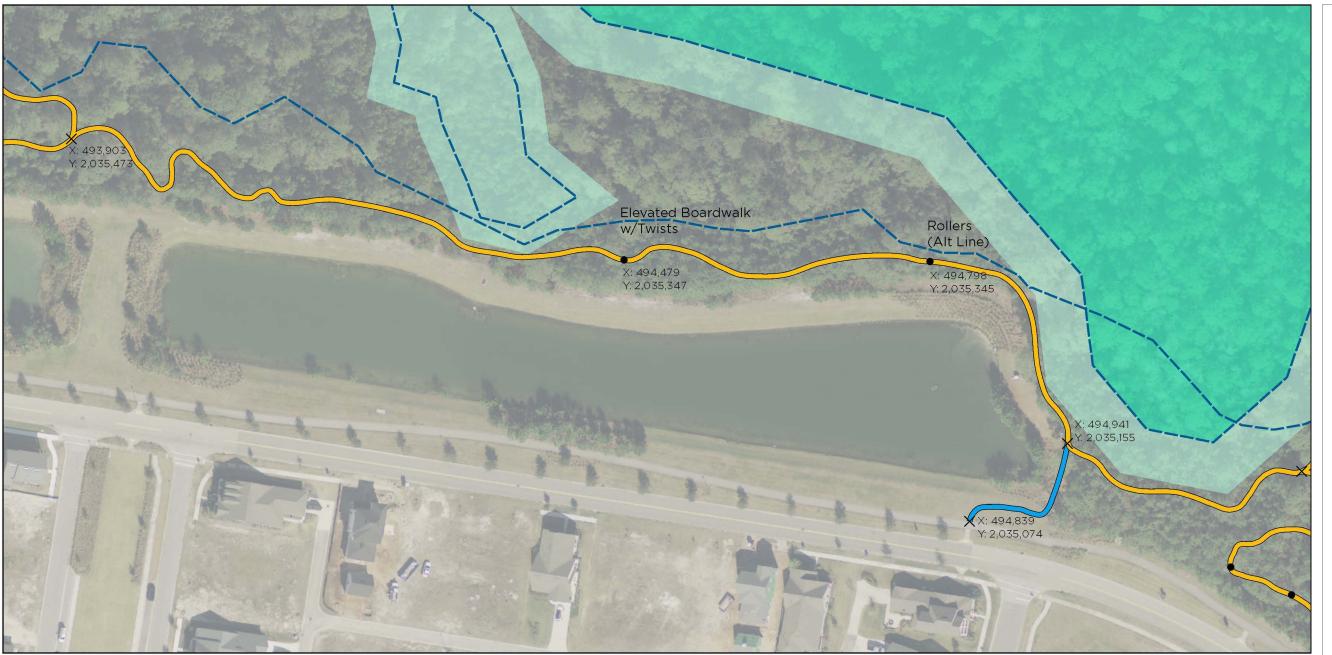


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www.avidtrails.com

info@avidtrails.com



Trail - Natural Surface
Trail - Aggregate Surface
Bike Feature

Wetland Boundary (ACOE)
Wetland (SJWMD)
Upland Buffer (SJWMD)

BIKE TRAIL ALIGNMENT TILE 02

Bike Optmized Trail

Trailmark

TION

St. Johns County, Florida

03.24.2020 ZDP 01 SHEET 3 / 8

State Plane Florida East 2011 (US Feet)

North American Datum 1983

1" = 100 Feet | 1:1,200

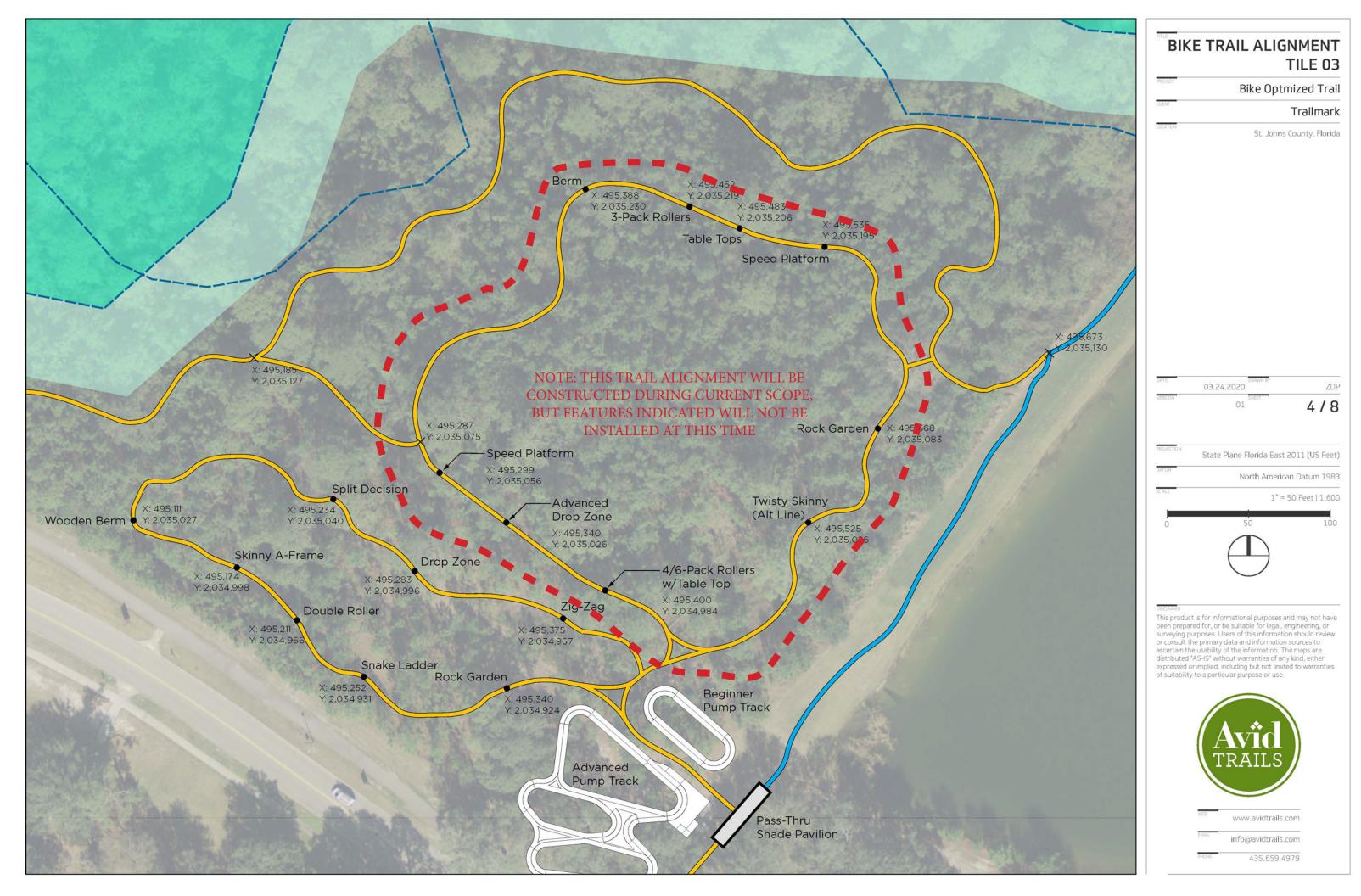
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Trail - Natural Surface
Trail - Aggregate Surface
Bike Feature

Wetland Boundary (ACOE)
Wetland (SJWMD)
Upland Buffer (SJWMD)

BIKE TRAIL ALIGNMENT TILE 04

Bike Optmized Trail

Trailmark

St. Johns County, Florida

03.24.2020 ZDP
01 5 / 8

State Plane Florida East 2011 (US Feet)

North American Datum 1983

1" = 100 Feet | 1:1,200

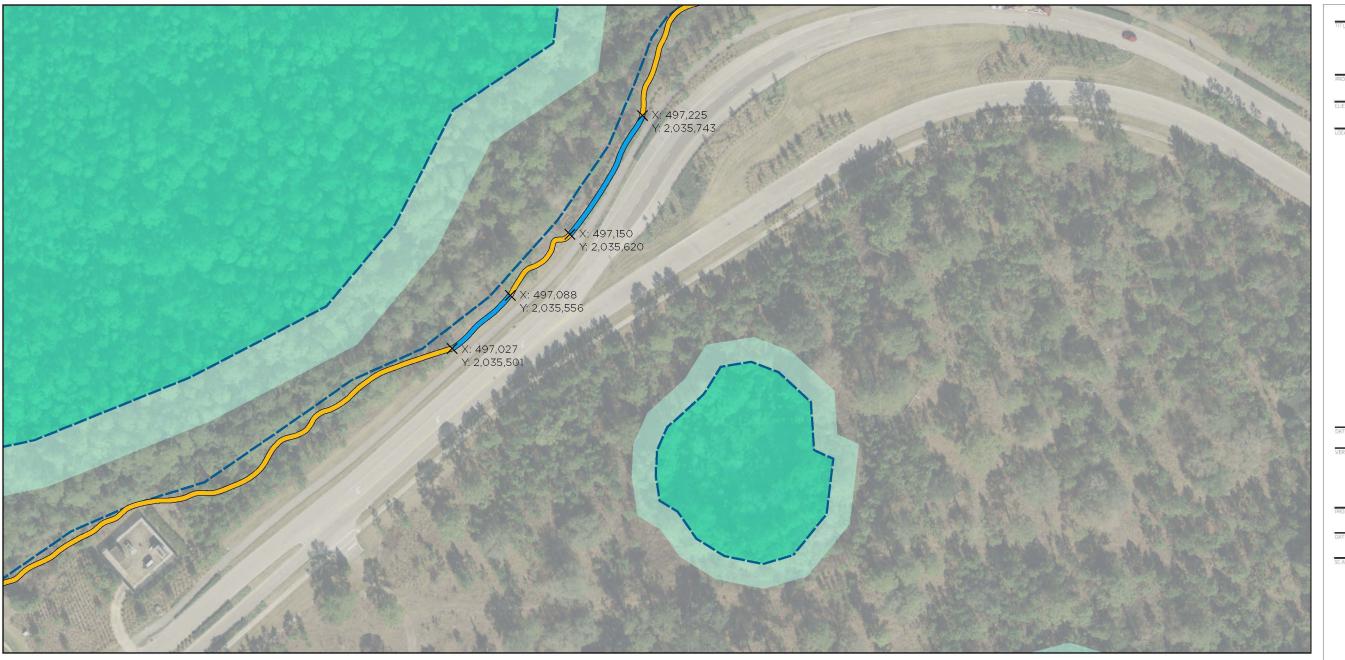
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Trail - Natural Surface Trail - Aggregate Surface

Bike Feature

— Wetland Boundary (ACOE)

Wetland (SJWMD) Upland Buffer (SJWMD)

BIKE TRAIL ALIGNMENT TILE 05

Bike Optmized Trail

Trailmark

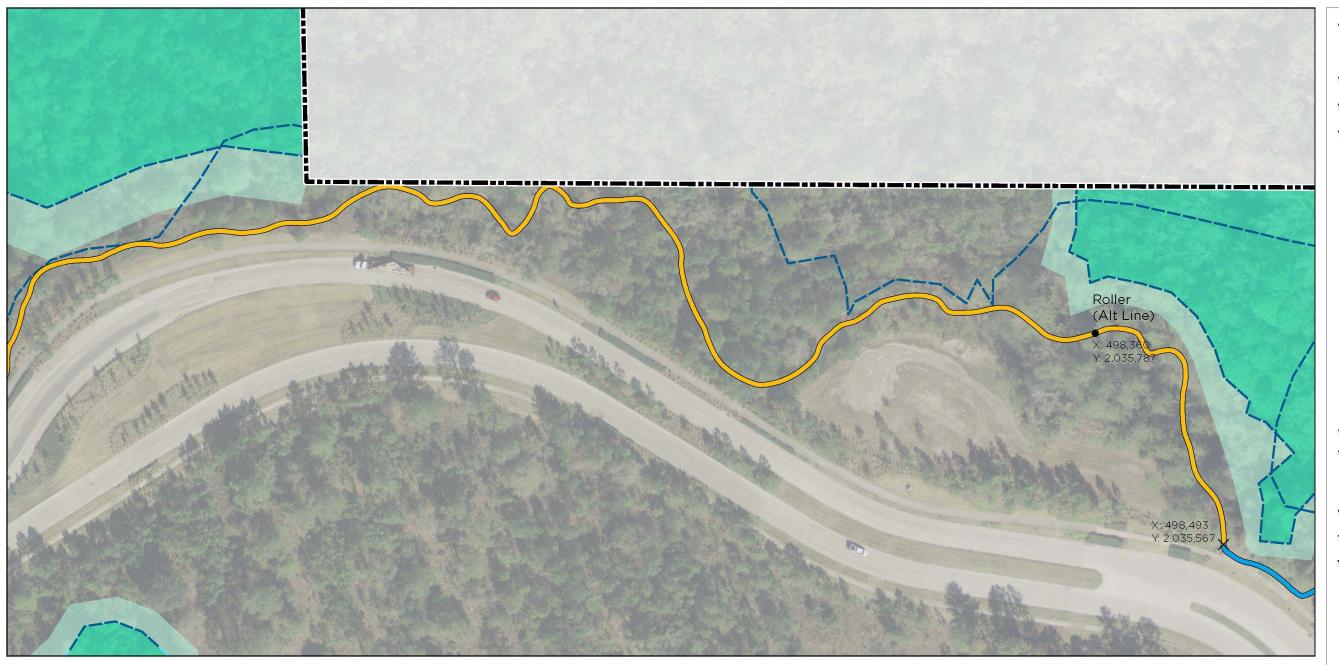
St. Johns County, Florida

03.24.2020 6/8 State Plane Florida East 2011 (US Feet) North American Datum 1983 1" = 100 Feet | 1:1,200

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Trail - Aggregate SurfaceBike FeatureWetland Boundary (ACOE)Wetland (SJWMD)

Upland Buffer (SJWMD)

Trail - Natural Surface

BIKE TRAIL ALIGNMENT TILE 06

Bike Optmized Trail

Trailmark

St. Johns County, Florida

03.24.2020 DRAWN BY ZDP O1 SHEET 7 / 8

State Plane Florida Central 2011 (US Feet)

North American Datum 1983

1" = 100 Feet | 1:1,200

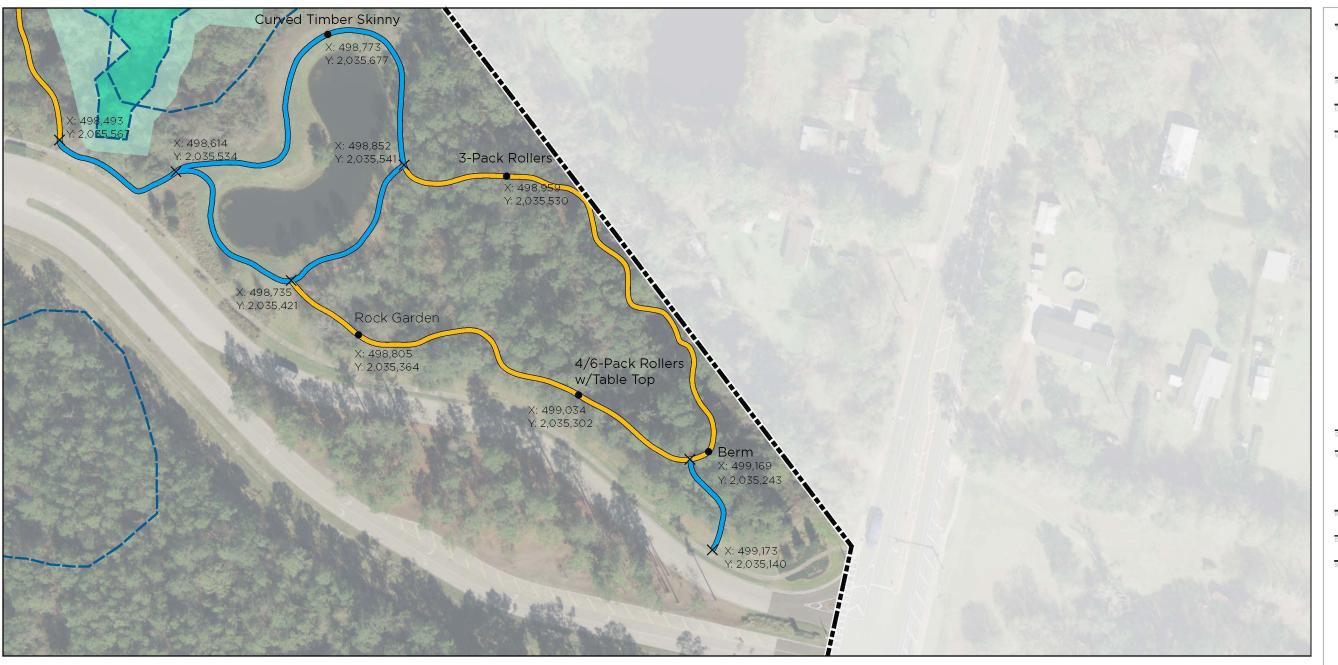
1 = 100 Feet | 1.1,200

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Trail - Aggregate SurfaceBike Feature

Trail - Natural Surface

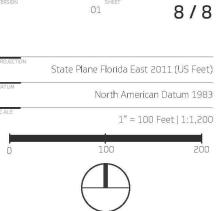
Wetland Boundary (ACOE)Wetland (SJWMD)Upland Buffer (SJWMD)

BIKE TRAIL ALIGNMENT TILE 07

Bike Optmized Trail

Trailmark

St. Johns County, Florida



03.24.2020

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EXHIBIT C

WAIVER AND RELEASE OF LIEN UPON PARTIAL PAYMENT

The undersigned lienor ("Lienor"), w	rith offices at	,
and in consideration of payment in the a	mount of \$, hereby waives and
releases its lien and/or right to claim a lien -	or seek further payment – for la	bor, services, or materials furnished
to the Meadow View at Twin Creeks Cor	nmunity Development District	("District") for all work provided
pursuant to the agreement ("Agreement") d	lated 20	, between the Lienor and District
and for the period from the effective date of	the Agreement and through	
This waiver and release does not codate specified.	over any retention, labor, service	es, or materials furnished after the
dute specifica.		
Acknowledged this day of	, 20	
	[Contractor/Lie	enor]
ATTEST		
	[signature]	
[signature]	_	
	By:	
	[print name]	
[print name]	Its:	
- <u>*</u>	[print title]	

EXHIBIT D

WAIVER AND RELEASE OF LIEN UPON FINAL PAYMENT

The undersigned lienor ("Lienor"), with	offices at	,
and in consideration of the final payment in the	, hereby waive	
and releases its lien and right to claim a lien – or seek further payment – for labor, service		
furnished to the Meadow View at Twin Cre		
pursuant to the agreement ("Agreement") dated		
Acknowledged this day of		
	[Contractor/Lienor]	
ATTEST		
<u></u>	[signature]	
[signature]	By:	
	[print name]	
[print name]	Its:	
	[print title]	

EXHIBIT E

Change Order No. ____

Date of Issuance:		Effective Date:		
Project:	Owner:	Owner's Contract No.:		
Contract:		Date of Contract:		
Contractor:		Engineer's Project No.:		
The Contract Documents are mo	dified as follows upo	on execution of this Change Order:		
Description:				
Attachments: (List documents sup	porting change):			
CHANGE IN CONTRACT PRICE: CHANGE		CHANGE IN CONTRACT TIMES:		
Original Contract Price:		Original Contract Times: Working days Calendar days		
		Substantial completion (days or date):		
\$		Ready for final payment (days or date):		
Orders No to No: No to No		[Increase] [Decrease] from previously approved Change Orders No:		
		Substantial completion (days):		
\$		Ready for final payment (days):		
Contract Price prior to this Change Order:		Contract Times prior to this Change Order:		
		Substantial completion (days or date):		
\$		Ready for final payment (days or date):		
[Increase] [Decrease] of this Change Order:		[Increase] [Decrease] of this Change Order:		
		Substantial completion (days or date):		
\$		Ready for final payment (days or date):		
Contract Price incorporating this Change Order: Contract Times with all approve		Contract Times with all approved Change Orders:		
		Substantial completion (days or date):		
\$		Ready for final payment (days or date):		
RECOMMENDED:	ACCEPTED:	ACCEPTED:		
Ву:	Ву:	Ву:		
Engineer (Authorized Signature)	Own	ner (Authorized Signature) Contractor (Authorized Signature)		
Date:	Date:	Date:		
Approved by Funding Agency (if applica	ıble):	Date:		

CONSTRUCTION AGREEMENT

THIS AGREEMENT ("**Agreement**") is made and entered into to be effective the <u>2</u> day of October, 2020, by and between:

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, and located in St. Johns County, Florida, and with an address of c/o Governmental Management Services, LLC, 475 West Town Place, Suite 114, World Golf Village, St. Augustine, Florida 32092 ("**District**"), and

AVID TRAILS, LLC, a foreign limited liability company, whose address is 22 North Union St., Lambertville, NJ 08530 ("Contractor," and together with the District, "Parties").

RECITALS

WHEREAS, the District was established for the purpose of planning, financing, constructing, installing, operating, and/or maintaining certain infrastructure improvements and recreational facilities; and

WHEREAS, the District desires to retain an independent contractor to provide the services identified in the attached **Exhibit A** and described herein and Contractor represents that it is capable of providing such services and desires to contract with the District to do so in accordance with the terms of this Agreement; and

WHEREAS, the District was established for the purpose of planning, financing, constructing, installing, operating, and/or maintaining certain infrastructure improvements and recreational facilities; and

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this agreement.

- **NOW, THEREFORE,** in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties, the Parties agree as follows:
- 1. **RECITALS.** The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.
- 2. SCOPE OF SERVICES. The duties, obligations, and responsibilities of the Contractor are to provide the construction work and services described in Exhibit A, attached hereto and incorporated herein ("Project"). The Project shall be provided in accordance with the Plans attached hereto as Exhibit B and incorporated herein. Contractor represents that it has had an opportunity to review and inspect such plans. Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations, and responsibilities are met.

Contractor shall report directly to the District Manager or his/her designee. The District may require Contractor to provide shop drawings, or other evidence as the District requires, assuring the District that the Project will be provided to the District's satisfaction. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage. Contractor agrees to initiate the repair of any damage resulting from Contractor's activities and work within forty-eight (48) hours (and complete such repair within a reasonable time).

3. SHOP DRAWINGS. Contractor is and shall be responsible for planning and performance of the services necessary to complete the Project under this Agreement. Where shop drawings and/or finish samples are required for i) fabrication of Contractor furnished equipment; ii) installing Contractor furnished material or equipment; or iii) planning and performance of the Project under this Agreement, such drawings and/or finish samples shall be submitted by and at the expense of the Contractor before fabrication, installation or performance as commenced.

If the drawings show variations from the requirements of this Agreement, the Contractor shall describe such variations in writing, separate from the drawings, at the time of submission. If the District approves any such variation(s), it shall issue an appropriate Agreement modification, except that, if the variation is minor and does not involve a change in price or in time of performance, a modification need not be issued.

By approving and submitting shop drawings and samples, the Contractor represents that it has determined and verified all field measurements, filed construction criteria, materials and other similar data, and that it has checked and coordinated each shop drawing with the requirements of the Project and of this Agreement.

- 4. TIMING. The Contractor shall commence the Project on December 1, 2020 and shall be obligated to fully complete the Project within 90 days. It shall be District's obligation to obtain and pay for any permits required to commence work. Upon the District's request, Contractor shall furnish such evidence as the District requires concerning ability to timely complete the Project. Contractor must coordinate its work with others performing work for the District as the District directs. Contractor acknowledges and agrees that time is of the essence for the completion of the Project and shall work overtime or extra shifts, without the right for any additional compensation, as necessary to meet or maintain construction schedules.
- **5. COMPENSATION.** The total cost to complete the Project is \$112,012.00. Compensation for completion of the Project shall be as follows: 1) payment in the amount of \$50,405.50 shall be due upon execution of the Agreement; 2) payment in the amount of \$50,405.50 shall be due upon substantial completion of the Project; and 3) payment in the amount of \$11,201 shall be due upon final completion of the Project.

Upon substantial completion, which shall mean that the Project is deemed sufficiently completed to the point where the District can use it for its intended purpose, Contractor shall submit to the District an invoice and supporting documentation for the services satisfactorily performed by Contractor to substantially complete the Project ("Payment Application"). The District agrees to remit payment for said services within twenty-five (25)

days of receipt of an appropriate Payment Application from Contractor. Contractor shall include with its Payment Application unconditional releases of lien from all subcontractors, suppliers and lienors corresponding to payments made and an executed waiver and release of lien upon progress payment in the form attached hereto as **Exhibit C**. Payment Applications and all supporting data shall be prepared by Contractor and submitted in writing for the District's approval, covering the amount and value of services satisfactorily performed by Contractor. Contractor acknowledges that payment for services does not constitute acceptance of the specific services or the Project. The submission by Contractor of its Payment Application shall be a representation by Contractor that all work indicated therein as complete is complete and has been completed in accordance with this Agreement.

Approval of Contractor's Payment Application for the total amount then outstanding under this Agreement ("Final Payment Application"), shall be approved by the District upon final completion, which shall occur upon the following conditions being satisfied: i) District Engineer's certification that the Project is satisfactorily complete; ii) completion of any applicable punchlist; iii) assignment of all manufacturer's or subcontractor's warranties on material or equipment installed; iv) final waivers/releases of lien from all vendors, subcontractors and materialmen which have provided labor and/or materials for performance of the services necessary to complete the Project which shall accompany Contractor's Final Payment Application; v) completion of any required as-built plans; and vi) execution of a wavier and release of lien in the form attached hereto as Exhibit D.

- 6. CHANGE ORDERS. Contractor understands that the Project may be reduced, enlarged or otherwise modified in scope. If any additional services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District or the District Manager's designee. Contractor shall not perform any service omitted from the Agreement by deductive change order. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event this is a unit price Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit prices established in this Agreement. In the event this Agreement is not a unit price agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor. All change orders shall be in the form attached hereto as Exhibit E.
- 7. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, and free from faults and defects. Neither final acceptance of the Project, nor final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or services. If any of the services or materials provided under this Agreement are found to be defective, deficient or not in accordance with the Agreement, Contractor shall correct, remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting therefrom to District property or the property of landowner's within the District. The Contractor shall assign all manufacturer's warranties to the District.

Contractor hereby covenants to the District that it shall perform the services necessary to complete the Project: (i) using its best skill and judgment and in accordance with generally accepted professional and design standards and practices for projects of similar design and complexity as the development occurring within the District; (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform; and (iii) in an expeditious and economical manner consistent with the best interest of the District. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use of, nor infringe, any patent, trademark, services mark, copyright or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

8. INSURANCE AND BONDS. Until final completion, all risk of loss to the work at the Project shall be assumed by Contractor. Contractor shall purchase and maintain, in a company or companies acceptable to District and lawfully authorized to do business in the jurisdiction in which the Project is located, property insurance upon all of the work at the Project site to the full insurable value thereof. This insurance shall be on an all-risk policy form and shall include interests of District, Contractor, Subcontractors and sub-Subcontractors in the Work and shall insure against the perils of fire and extended coverage and physical loss or damage including, without duplication of coverage, theft, vandalism and malicious mischief.

Each policy obtained by Contractor shall contain a provision that the policy will not be cancelled or allowed to expire until at least 30 days' prior written notice has been given to District.

Contractor, for the protection and benefit of District and any and all of its assignees, trustees, beneficiaries, agents and employees and any other party identified in Paragraph 26 (collectively the "**Indemnitees**") shall specifically procure, pay for, and maintain, in full force and effect until final payment (unless otherwise designated), at no expense to District, the following policies of insurance to be written by an insurer acceptable to District in its sole discretion, who is qualified to do business in the State of Florida and which shall, at a minimum, afford the following types and limits of coverage:

- a. Broad Form Commercial General Liability insurance written on an occurrence basis (including Premises/Operations Liability, Products and Completed Operations Liability, Independent Contractors Liability, Contractual Liability, Broad Form Property Damage Liability, Explosion, Collapse and Underground Hazard Liability and Personal Injury Liability) ("CGL") in the minimum amount of One Million Dollars (\$1,000,000.00) per occurrence combined single limit for bodily injury and property damage and in the minimum amount of One Million Dollars (\$1,000,000.00) total aggregate liability;
- b. Workers' Compensation Insurance in the statutory amounts and Employer's Liability Insurance in the minimum amount of One Million Dollars (\$1,000,000.00);

- c. Comprehensive Automobile Liability Insurance to cover owned, long-term leased, hired, and non-owned automobiles (including medical payments and uninsured motorists coverages) in the minimum amount of One Million Dollars (\$1,000,000.00) per occurrence for bodily injury and One Million Dollars (\$1,000,000.00) per occurrence for property damage;
- d. Umbrella Liability Insurance providing coverage in excess of the limits specified above (except Workers' Compensation Insurance) in a minimum amount of One Million Dollars (\$1,000,000.00) per occurrence and in the aggregate; and
 - e. Such other insurance as District may reasonably require.

If Contractor fails to purchase and maintain any insurance required herein, District may, but shall not be obligated to, upon five (5) days' written notice to Contractor, purchase such insurance on behalf of Contractor and shall be entitled to be reimbursed by Contractor promptly upon demand or deduct the amount of such premiums from the Contract Sum.

Contractor's equipment shall be insured by Contractor with no obligation or liability extending to District. Contractor is solely responsible for any loss or damage to the machinery, equipment or tools owned or used by Contractor or Subcontractors in connection with the Work and must carry insurance at its own expense to cover such risk of loss.

SUBCONTRACTORS. By appropriate agreement, written where legally required for validity, the Contractor shall require each subcontractor, to the extent of the services to be performed by the subcontractor, to be bound to the Contractor by terms of this Agreement, and to assume toward the Contractor all the obligations and responsibilities, including the responsibility for safety of the subcontractor's services, which the Contractor assumes toward the District. Each subcontract agreement shall preserve and protect the rights of the District under the Agreement with respect to the services to be performed by the subcontractor so that subcontracting thereof will not prejudice such rights. Where appropriate, the Contractor shall require each subcontractor to enter into similar agreements with sub-subcontractors. Contractor shall make available to each proposed subcontractor, prior to the execution of the subcontract agreement, copies of the Agreement to which the subcontractor will be bound, and, upon written request of the subcontractor, identify to the subcontractor terms and conditions of the proposed subcontract agreement that may be at variance with the Agreement. Subcontractors will similarly make copies of applicable portions of such documents available to their respective proposed sub-subcontractors.

10. LIQUIDATED DAMAGES. [Reserved.]

11. ACCEPTANCE BY LOCAL GOVERNMENTS. Contractor acknowledges that all work may be subject to inspections, tests, and approvals by the District, city, county, federal, state, other governmental entity, or utility company inspectors and that all or some portion of the work may be conveyed to another governmental entity or utility company. No work is complete until it passes final inspection / approval by the District as well as the applicable city, county, federal state, other governmental entity, or utility company. Contractor shall provide at its expense any written warranties, certifications, bonds or other documentation

as may be required in connection with the conveyance of any work, or as may be otherwise required, by any city, county, federal, state, other governmental entity or utility company.

12. CONSTRUCTION DEFECTS. PURSUANT TO SECTION 558.005, FLORIDA STATUTES, ANY CLAIMS FOR CONSTRUCTION DEFECTS ARE <u>NOT</u> SUBJECT TO THE NOTICE AND CURE PROVISIONS OF CHAPTER 558, FLORIDA STATUTES.

13. PUBLIC ENTITY CRIMES. Pursuant to Section 287.133(3)(a), Florida Statutes:

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. <u>287.017</u> for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

Contractor represents that in entering into this Agreement, the Contractor has not been placed on the convicted vendor list within the last 36 months and, in the event that the Contractor is placed on the convicted vendor list, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

- **14. TRENCH SAFETY.** Pursuant to Section 553.60, Florida Statutes, and in the event that the Project requires excavation to exceed a depth of 5 feet, the Contractor shall provide at the time of the execution of this Agreement the following:
 - (a) A reference to the trench safety standards that will be in effect during the period of construction of the project.
 - (b) Written assurance by the contractor performing the trench excavation that such contractor will comply with the applicable trench safety standards.
 - (c) A separate item identifying the cost of compliance with the applicable trench safety standards.

Further, Contractor agrees that it shall:

- (a) As a minimum, comply with the excavation safety standards which are applicable to a project.
- (b) Adhere to any special shoring requirements, if any, of the state or other political subdivisions which may be applicable to such a project.

- (c) If any geotechnical information is available from the owner, the contractor, or otherwise, the contractor performing trench excavation shall consider this information in the contractor's design of the trench safety system which it will employ on the project. This paragraph shall not require the District to obtain geotechnical information.
- **INDEPENDENT CONTRACTOR.** It is understood and agreed that at all times 15. the relationship of Contractor and its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor. acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction and control. In particular, District will not: i) withhold FICA (Social Security) from Contractor's payments; ii) make state or federal unemployment insurance contributions on Contractor's behalf; iii) withhold state or federal income tax from payment to Contractor; iv) make disability insurance contributions on behalf of Contractor; or v) obtain workers' compensation insurance on behalf of Contractor.
- COMPLIANCE WITH LAWS. In performing its obligations under this **16.** Agreement, Contractor and each of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Consistent with Section 26 provided for herein, Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.
- 17. **DEFAULT; INTERFERING THIRD PARTIES.** A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any

interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

- 18. ATTORNEY'S FEES. In the event that either Party is required to enforce this Agreement by court proceedings or otherwise, then the Parties agree that the prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.
- 19. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.
- **20. AUTHORIZATION.** The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.
- 21. NOTICES. All notices, requests, consents and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the Parties at the addresses first set forth above. Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the Parties and addressees set forth herein.
- **22. ARM'S LENGTH TRANSACTION.** This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. The Parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the Parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.
- 23. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the

provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

- **24. ASSIGNMENT.** Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.
- 25. CHOICE OF LAW; VENUE. This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in St. Johns County, Florida.
- 26. INDEMNIFICATION. Contractor agrees to indemnify, defend and hold harmless the District and its officers, staff, and employees, from liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, to the extent caused by the negligence, recklessness, or intentional wrongful misconduct of the indemnifying party and persons employed or utilized by the indemnifying party in the performance of the construction contract. To the extent required by law to render this section enforceable, the obligations under this section shall be limited to no more than \$2,000,000.00, which amount Contractor agrees bears a reasonable commercial relationship to this Agreement and was part of the bid documents. Nothing in this section is intended to waive or alter any other remedies that the District may have as against the Contractor.
- 27. LIMITATIONS ON LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.
- **28. TERM.** This Agreement shall become effective as of the date first above written, and shall terminate upon completion of the Project set forth herein and in any amendment hereto, unless cancelled earlier, pursuant to the terms of this Agreement.
- 29. TERMINATION. The District shall have the right to terminate this Agreement at any time and upon written notice, whether due to Contractor's failure to perform in accordance with the terms of this Agreement or for any or no reason. Contractor shall have the right to terminate this Agreement upon thirty (30) days written notice mailed to the District at the address written above stating a failure of the District to perform in accordance with the terms of this Agreement and giving the District an opportunity to cure such failure. The District's liability upon termination of this Agreement shall be limited to paying for the reasonable value of labor and materials physically incorporated into the Project up to the date of the notice of termination, less any offsets. Furthermore, the parties acknowledge and agree that the payment made upon the execution of this Agreement was to allow Contractor the ability to purchase

materials to complete the Project. Should the District terminate this agreement, the District shall be entitled to retain ownership of all materials purchased by Contractor with such payment.

- **30. OWNERSHIP OF DOCUMENTS.** All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.
- 31. PUBLIC RECORDS. Contractor shall allow access to all documents, papers, letters, or other materials subject to the provisions of Chapter 119, Florida Statutes, and made or received by the District in conjunction with this Agreement. Contractor agrees to comply with all applicable public records laws, including but not limited to Section 119.0701 of the Florida Statutes, the terms of which are incorporated herein by this reference.
- **32. SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.
- **33. HEADINGS FOR CONVENIENCE ONLY.** The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.
- **34. MERGER CLAUSE; CONFLICTS.** This instrument shall constitute the final and complete expression of the agreement between the Parties relating to the subject matter of this Agreement. In the event of a conflict between this document and **Exhibit A**, this document shall control.

(SIGNATURES ON FOLLOWING PAGE)

IN WITNESS WHEREOF, the Parties hereto have signed this Agreement to be effective on the day and year first written above.

WITNESS	SIX MILE CREEK CDD
Carris Russell	May Im
Signature of Witness	Chairman, Board of Supervisors
Carrie Russell	
Print Name	
WITNESS	AVID TRAILS, LLC By: Juntin XAX
Signature Of Witness	Print: Justin Lax
Jay Hoeschler	Its: President & Managing Partner
Print Name	

Exhibit A: Proposal for Work
Exhibit B: Plans for the Project

Exhibit C: Form of Partial Payment Lien Release Exhibit D: Form of Final Payment Lien Release

Exhibit E: Form of Change Order

EXHIBIT A



PROPOSAL

TrailMark 2020 Trails and Trail Amenity Construction

For: Six Mile Creek CDD

By Justin Lax, President, Avid Trails, LLC

Project: TrailMark 2020 Trails and Trail Amenity Construction

Date: September 28, 2020

Thank you for the opportunity to submit a proposal for the field design, construction and project management of TrailMark's 2020 Trails and Trail Related Amenity program.

SUMMARY:

This proposal includes the following items.

- Complete installation of Avid Adventure Trail, including Kompan features as shown in provided exhibits. Includes feature purchase and installation, fall zone excavation and engineered wood fiber installation, shell rock trail tread installation and all associated project management.
- 2. Trailhead gateway install and project management.

1. Avid Adventure Trail \$90,940

Avid Trails will oversee and manage the complete Adventure Trail install, including purchasing of Kompan Robinia equipment, installation of eight stations by Kompan, and installation of the Adventure Trail shell rock path by the Avid.

Scope includes the following. Complete detail in 2020-09-28 TrailMark Adventure Trail Kompan.pdf.

Kompan Equipment Purchase & Freight (qty. 8) \$35.740
Installation of Kompan Equipment, including EWF fall zones: \$35.200
Shell rock adventure trail tread install (1,600 LF): \$20,000

Subtotal: #90,940

2. Trailhead Gateway

\$21,072

Includes project management, permits and installation of painted pergola Trailhead Gateway. Install to be completed by Bent Construction with Avid Trails project management and on-site observation.

Fees	and	lerms

Austin Lax

Total Project Fees: \$112,012

Terms:

 Upon signing:
 \$50,405,50

 Substantial completion:
 \$50,405,50

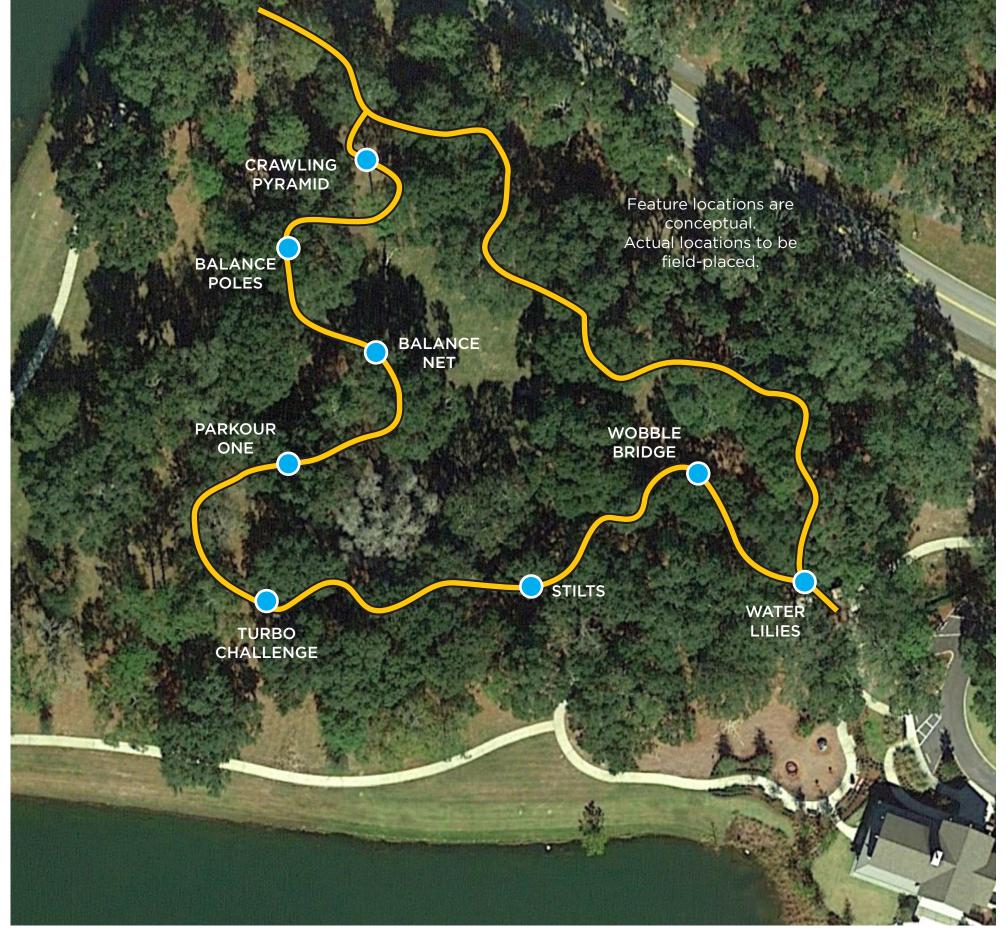
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 \$11,201

By:

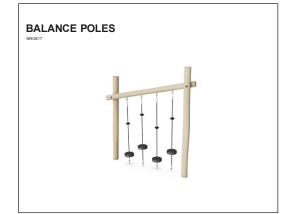
Justin Lax Client Approval President

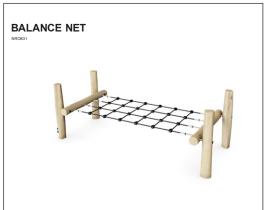
Date

EXHIBIT B PLANS



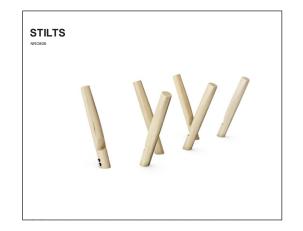




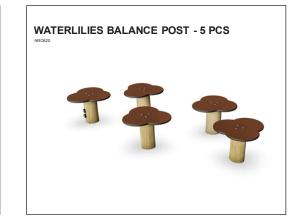














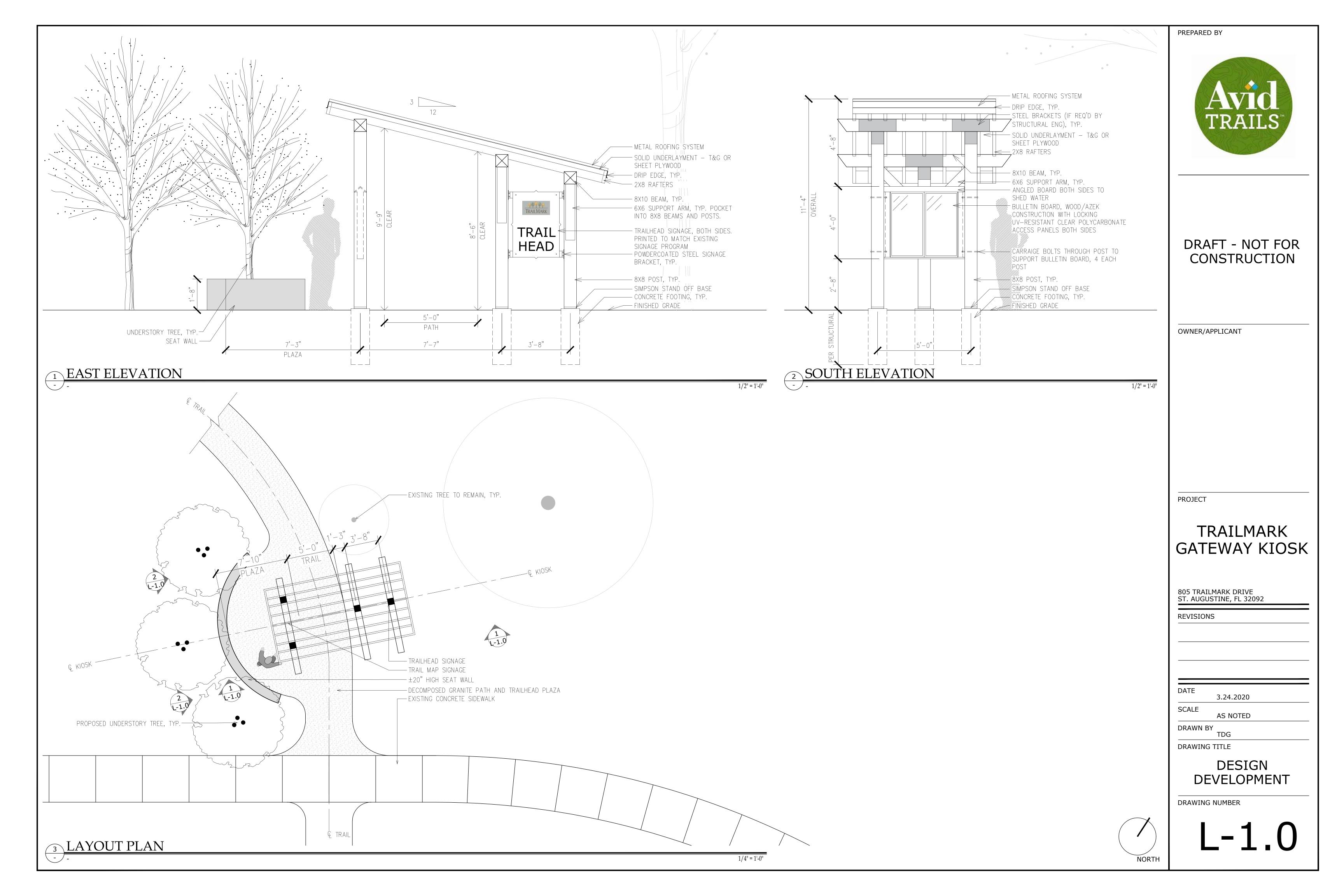


EXHIBIT C

WAIVER AND RELEASE OF LIEN UPON PARTIAL PAYMENT

The undersigned lienor ("Lienor"),	, with offices at	 ,
and in consideration of payment in the	amount of \$, hereby waives and
releases its lien and/or right to claim a lien	1 – or seek further payment – for lab	or, services, or materials furnished
to the Meadow View at Twin Creeks C	- ·	
pursuant to the agreement ("Agreement")		
and for the period from the effective date of	of the Agreement and through	
1	<i>c</i>	
This waiver and release does not	cover any retention, labor, services	s, or materials furnished after the
date specified.	, , , , , , , , ,	.,
1		
Acknowledged this day of _	, 20	
; <u> </u>	 ,	
	[Contractor/Lien	or]
ATTEST		
	[signature]	
[signature]		
	By: [print name]	
	[print name]	
[print name]	Its:	
[print name]	[print title]	
	[print title]	

EXHIBIT D

WAIVER AND RELEASE OF LIEN UPON FINAL PAYMENT

The undersigned lienor (" Lienor "), with	offices at	······································
and in consideration of the final payment in the	ne amount of \$, hereby waive
and releases its lien and right to claim a lien	- or seek further payment - for	r labor, services, or material
furnished to the Meadow View at Twin Crepursuant to the agreement ("Agreement") dated	•	
Acknowledged this day of	, 20	
	[Contractor/Lienor]	
ATTEST		
[sign atoms]	[signature]	
[signature]	By:	
	[print name]	
[print name]	Its:	
	[print title]	

EXHIBIT E

Change Order No. ____

Date of Issuance:		Effective Date:		
Project:	Owner:		Owner's Contract No.:	
Contract:			Date of Contract:	
Contractor:			Engineer's Project No.:	
The Contract Documents are modif	ied as follows upo	n execution of this Change Orde	er:	
Description:				
Attachments: (List documents suppor	ting change):			
/ (List documents suppor	g change).			
CHANGE IN CONTRACT	PRICE:		CONTRACT TIMES:	
Original Contract Price:		•	ing days Calendar days	
		Substantial completion		
\$		Ready for final paymen	t (days or date):	
[Increase] [Decrease] from previously approved Change Orders No to No:		[Increase] [Decrease] from previously approved Change Orders No:		
			ompletion (days):	
\$		Ready for final payment (days):		
Contract Price prior to this Change Order:		Contract Times prior to this Change Order:		
		Substantial completion (days or date):		
\$		Ready for final paymen	yment (days or date):	
[Increase] [Decrease] of this Change Order:		[Increase] [Decrease] of this Change Order:		
		Substantial completion (days or date):		
\$		Ready for final payment (days or date):		
Contract Price incorporating this Change Order: Contract		Contract Times with all approved	Change Orders:	
	Substantial comple		(days or date):	
\$		Ready for final paymen	t (days or date):	
RECOMMENDED:	ACCEPTED:	A	CCEPTED:	
Ву:	Ву:	В	у:	
Engineer (Authorized Signature)	-	er (Authorized Signature)	Contractor (Authorized Signature)	
Date:	Date:		ate:	
Approved by Funding Agency (if applicable)			ata:	





CHANGE ORDER

TrailMark Interpretive Panel Creative | September 10, 2020

For: Six Mile Creek CDD

Project: Change Order / Add On for TrailMark Phase 1 Trails Design Development

Scope from January 2020

This change order covers time and materials to create and produce 8 interpretive display panels for TrailMark trail system. Content may include topics such as Fort Picolata, Lower Creek Tribe, history of kayaks, local vegetation, animals in the area, Six Mile Creek ecosystem, age of the great live oak in Oak Hammock, etc. Final recommended topics will be presented to client for approval before proceeding to detailed design.

Creative Task per Display

Research 2 hours
Art Direction 3 hours
Copywriting 2 hours
Production Art 2 hours
Printer Supervision 1 hour

Fee for 8 Displays: \$14,200.

Stock Photography Allowance

\$100 per Display x 8 \$800.

Total Fees: \$15,000.

Does not include display printing and fabrication, which is covered under signage budget.

Justin Lax President

Lustin Lax

Client Approval

By:

Date



A.

TRAILMARK PHASE 9A, 9B, & 9C REQUEST FOR PROPOSALS FOR CONSTRUCTION SERVICES SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT ST. JOHNS COUNTY, FLORIDA

Notice is hereby given that the Six Mile Creek Community Development District ("District") will receive proposals for the following District project:

TRAILMARK PHASE 9A, 9B, & 9C

The contract will require contractors to provide construction services for the **TRAILMARK PHASE 9A, 9B, & 9C** project as more particularly described in the Project Manual and in accordance with the plans and specifications.

The Project Manual will be available via download beginning **Monday, November 2, 2020** at 3:00pm at: _______. The Project Manual will include, but not be limited to, the Request for Proposals, proposal and contract documents, and construction plans and specifications. The Project Manual will not be available for pickup at the offices of England-Thims & Miller, Inc.

There will be a <u>mandatory pre-proposal conference</u> held at the offices of England, Thims & Miller, Inc., ("District Engineer") 14775 Old St. Augustine Rd., Jacksonville, FL 32258 ("Engineer's Office") on **Tuesday, November 10, 2020 at 2:00 pm**. Failure to attend may preclude a Proposer from responding to this Request for Proposal.

Proposals will be evaluated in accordance with the criteria included in the Project Manual. The District reserves the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause, provide for the delivery of the project in phases, and waive minor or technical irregularities in any Proposal, as it deems appropriate, if it determines in its discretion that it is in the District's best interests to do so. Any person who wishes to protest the Project Manual, or any component thereof, shall file with the District a written notice of protest within seventy-two (72) hours after the Project Manual is made available, together with a protest bond in a form acceptable to the District and in the amount of \$10,000, and shall file a formal written protest with the District within seven (7) calendar days after the date of timely filing the initial notice of protest. Filing will be perfected and deemed to have occurred upon receipt by the District Engineer. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object to or protest the contents of the Project Manual. The formal written protest shall state with particularity the facts and law upon which the protest is based.

Firms desiring to provide construction services for the referenced project must submit one (1) original and eight (8) copies of the required proposal no later than **Tuesday**, **December 1**, **2020** at **3:00 pm** at the office of England-Thims & Miller, 14775 Old St. Augustine Road, Jacksonville, FL 32258 ("District Engineer's Office"), with an electronic copy in PDF included with the submittal package on a CD, thumb drive, or other compatible media device. Proposals shall be submitted in a sealed opaque package, shall bear the name and address of the Proposer on the

outside of the package and shall identify the name of the project. If the proposal is sent through the mail or other delivery system, the sealed envelope shall be enclosed in a separate envelope with a notation "RESPONSE TO PROPOSAL FOR SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT ENCLOSED" on the face of it. Address responses to: Six Mile Creek Community Development District, c/o District Engineer, England-Thims & Miller, 14775 Old St. Augustine Road, Jacksonville, FL 32258. The District will conduct a special public meeting on **Tuesday, December 1, 2020 at 3:00 pm** at the England-Thims and Miller office to open the proposals. No official action will be taken at the meeting. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law including but not limited to Chapter 190, Florida Statutes. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Manager's Office at least forty-eight (48) hours before the meeting by contacting the District Manager's Office. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Manager's Office. Each proposal shall remain binding for a minimum of ninety (90) days after the proposal opening.

The successful Proposer will be required upon award to furnish a payment and performance bond for one hundred percent (100%) of the value of the contract, with a Surety acceptable to the District, in accordance with Section 255.05, Florida Statutes.

Any and all questions regarding the Project Manual or this project shall be directed in email only to John Zachary Brecht, P.E. at brechtz@etminc.com no later than Monday, November 23, 2020 at 5:00pm. No phone inquiries please.

Proposals received after the time and date stipulated above will be returned un-opened to the proposer. Any proposal not completed as specified or missing the required proposal documents as provided in the Project Manual may be disqualified.

Six Mile Creek Community Development District District Engineer



EVALUATION CRITERIA SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

St. Johns County, Florida

PERSONAL (10 POINTS)

E.g., geographic location of firm's headquarters or permanent office in relation to the project; capabilities and experience of key personnel, including the project manager and field supervisor; present ability to appropriately staff and manage this project; evaluation of existing work load; proposed staffing levels, etc.

PROPOSER'S EXPERIENCE (20 POINTS)

E.g., past record and experience of the respondent in similar community infrastructure projects; volume of work previously performed by the firm; past performance for this District and other community development districts in other contracts; character, integrity, reputation of respondent, etc.

UNDERSTANDING SCOPE OF WORK

(10 POINTS)

Extent to which the proposal demonstrates an understanding of the District's needs for the services requested.

FINANCIAL CAPABILITY (10 POINTS)

Extent to which the proposal demonstrates the adequacy of Proposer's financial resources and stability as a business entity, necessary to complete the services required.

PRICE (25 POINTS)

Points available for price will be allocated as follows:

<u>15 Points</u> will be awarded to the Proposer submitting the lowest cost proposal (i.e., the summation of the unit price extensions using quantity estimates provided, the allowances shown, plus the proposal contractor's fee) for completing the work. All other Proposers will receive a percentage of this amount based upon the difference between the Proposer's bid and the low proposer.

<u>10 Points</u> are allocated for the reasonableness of unit prices and balance of proposer.

SCHEDULE (25 POINTS)

Points available for schedule will be allocated as follows:

- 15 Points will be awarded to the Proposer submitting the proposal with the most expedited construction schedules (i.e. the fewest number of days) for completing the work. All other Proposals will receive a percentage of this amount based upon the difference between the Proposer's timeline and the most expedited construction schedules.
- <u>10 Points</u> will be allocated based on the Proposer's ability to credibly complete the project within the Proposer's schedule without a premium cost for accelerated work and demonstrate on-time performance. These points will also take into account the demonstration of Proposer's understanding (through presentation in the proposal of a milestone schedule) of how to meet the required substantial and final completion dates and the delivery approach outlined in the Project Manual.

TOTAL POINTS (100 POINTS)



Certified Public Accountants PL

600 Citrus Avenue Suite 200 Fort Pierce, Florida 34950

772/461-6120 // 461-1155 FAX: 772/468-9278

August 19, 2020

James Oliver, District Manager Governmental Management Services, LLC 475 West Town Place, Suite 114 St. Augustine, FL 32092

The Objective and Scope of the Audit of the Financial Statements

You have requested that we audit the financial statements of Six Mile Creek Community Development District (the "District"), which comprise governmental activities and each major fund for the General Fund as of and for the year ended September 30, 2020 which collectively comprise the basic financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter for the year ending September 30, 2020 and thereafter if mutually agreed upon by both parties.

Our audit will be conducted with the objective of our expressing an opinion on the financial statements.

The Responsibilities of the Auditor

We will conduct the audit in accordance with auditing standards generally accepted in the United States of America and "Government Auditing Standards" issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, an unavoidable risk that some material misstatements may not be detected exists, even though the audit is properly planned and performed in accordance with generally accepted auditing standards. Also, an audit is not designed to detect errors or fraud that are immaterial to the financial statements.



In making our risk assessments, we consider internal control relevant to Six Mile Creek Community Development District's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.

We will also communicate to the Board any fraud involving senior management and fraud that causes a material misstatement of the financial statements that becomes known to us during the audit, and any instances of noncompliance with laws and regulations that we become aware of during the audit.

The funds that you have told us are maintained by Six Mile Creek Community Development District and that are to be included as part of our audit are listed below:

- General Fund
- 2. Special Purpose Entity Fund
- 3. Debt Service Fund
- 4. Capital Projects Fund



The Responsibilities of Management and Identification of the Applicable Financial Reporting Framework

Our audit will be conducted on the basis that management acknowledges and understands that it has responsibility:

- 1. For the preparation and fair presentations of the financial statements in accordance with accounting principles generally accepted in the United States of America;
- 2. To evaluate subsequent events through the date the financial statements are issued or available to be issued, and to disclose the date through which subsequent events were evaluated in the financial statements. Management also agrees that it will not evaluate subsequent events earlier than the date of the management representation letter referred to below:
- 3. For the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error; and
- 4. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements such as records, documentation and other matters:
 - b. Additional information that we may request from management for the purpose of the audit; and
 - c. Unrestricted access to persons within the entity from whom we determine it necessary to obtain audit evidence.

As part of our audit, we will request certain written confirmation concerning representations made to us in connection with the audit including, among other items:

- 1. That management has fulfilled its responsibilities as set out in the terms of this letter; and
- 2. That it believes the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.



Management is responsible for identifying and ensuring that Six MIle Creek Community Development District complies with the laws and regulations applicable to its activities, and for informing us about all known material violations of such laws or regulations. In addition, management is responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the entity involving management, employees who have significant roles in internal control, and others where the fraud could have a material effect on the financial statements. Management is also responsible for informing us of its knowledge of any allegations of fraud or suspected fraud affecting the entity received in communications from employees, former employees, analysts, regulators, or others. Management is also responsible for providing planned corrective actions on auditors' recommendations included in the audit report, if any.

The Board is responsible for informing us of its views about the risks of fraud within the entity, and its knowledge of any fraud or suspected fraud affecting the entity.

Records and Assistance

If circumstances arise relating to the condition of the Six Mile Creek Community Development District's records, the availability of appropriate audit evidence, or indications of a significant risk of material misstatement of the financial statements because of error, fraudulent financial reporting, or misappropriation of assets, which in our professional judgment, prevent us from completing the audit or forming an opinion, we retain the unilateral right to take any course of action permitted by professional standards, including declining to express an opinion, issuing a report, or withdrawing from the engagement.

During the course of our engagement, we may accumulate records containing data that should be reflected in the Six Mile Creek Community Development District books and records. The District will determine that all such data, if necessary, will be so reflected.

The assistance to be supplied, including the preparation of schedules and analyses of accounts, has been discussed and coordinated with Teresa Viscarra. The timely and accurate completion of this work is an essential condition to our completion of the audit and issuance of our audit report. The audit should be completed and filed with the Auditor General within nine (9) months after the end of the fiscal year. If the information is timely provided, the District shall receive a draft by May 15, 2021, and if the draft is timely reviewed by management, the District shall receive the final audit by June 15, 2021.

Other Relevant Information

In accordance with Government Auditing Standards, a copy of our most recent peer review report has been provided to you, for your information.



Either party may unilaterally terminate this agreement, with or without cause, upon thirty (30) days written notice subject to the condition that the District will pay all invoices for services rendered prior to the date of termination.

Fees, Costs and Access to Workpapers

Our fees for the services described above are based upon the value of the services performed and the time required by the individuals assigned to the engagement, plus direct expenses. Invoices for fees will be submitted in sufficient detail to demonstrate compliance with the terms of this engagement. Billings are due upon submission. Our fee for the services described in this letter for the year ending September 30, 2020 will not exceed \$5,315 unless the scope of the engagement is changed, the assistance which Six Mile Creek Community Development District has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. All other provisions of this letter will survive any fee adjustment. The two annual renewals must be mutually agreed and approved by the Board of Supervisors.

In the event we are requested or authorized by Six Mile Creek Community Development District or are required by government regulation, subpoena, or other legal process to produce our documents or our personnel as witnesses with respect to our engagement for Six Mile Creek Community Development District, Six Mile Creek Community Development District will, so long as we are not a party to the proceeding in which the information is sought, reimburse us for our professional time and expenses, as well as the fees and expenses of our counsel, incurred in responding to such requests.

The audit documentation for this engagement is the property of Berger, Toombs, Elam, Gaines, & Frank and constitutes confidential information, except as provided in the public records addendum attached hereto. However, you acknowledge and grant your assent that representatives of the cognizant or oversight agency or their designee, other government audit staffs, and the U.S. Government Accountability Office shall have access to the audit documentation upon their request and that we shall maintain the audit documentation for a period of at least three years after the date of the report, or for a longer period if we are requested to do so by the cognizant or oversight agency. Additionally, see attached addendum regarding public records.

Access to requested documentation will be provided under the supervision of Berger, Toombs, Elam, Gaines, & Frank audit personnel and at a location designated by our Firm.



Information Security - Miscellaneous Terms

Berger, Toombs, Elam, Gaines & Frank is committed to the safe and confidential treatment of Six Mile Creek Community Development District's proprietary information. Berger, Toombs, Elam, Gaines & Frank is required to maintain the confidential treatment of client information in accordance with relevant industry professional standards which govern the provision of services described herein. Six Mile Creek Community Development District agrees that it will not provide Berger, Toombs, Elam, Gaines & Frank with any unencrypted electronic confidential or proprietary information, and the parties agree to utilize commercially reasonable measures to maintain the confidentiality of Six Mile Creek Community Development District's information, including the use of collaborate sites to ensure the safe transfer of data between the parties.

If any term or provision of this arrangement letter is determined to be invalid or unenforceable, such term or provision will be deemed stricken and all other terms and provisions will remain in full force and effect.

Reporting

We will issue a written report upon completion of our audit of Six Mile Creek Community Development District's financial statements. Our report will be addressed to the Board of Six Mile Creek Community Development District. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

In addition to our report on Six Mile Creek Community Development District's financial statements, we will also issue the following types of reports:

- Reports on internal control and compliance with laws, regulations, and the provisions of contracts or grant agreements. We will report on any internal control findings and/or noncompliance which could have a material effect on the financial statements;
- Management letter required by the Auditor General, State of Florida; and
- Attestation reports required by the Auditor General, State of Florida.

This letter and any addendums hereto constitute the complete and exclusive statement of agreement between Berger, Toombs, Elam, Gaines, & Frank and Six Mile Creek Community Development District, superseding all proposals, oral or written, and all other communications, with respect to the terms of the engagement between the parties.



Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

Burger Joonbar Glam Daines & Frank

BERGER, TOOMBS, ELAM, GAINES & FRANK J. W. Gaines, CPA

Confirmed on behalf of the addressee:



Judson B. Baggett
MBA, CPA, CVA, Partner
Marci Reutimann
CPA, Partner

6815 Dairy Road Zephyrhills, FL 33542

3 (813) 788-2155

CPA, Partner 县 (813) 782-8606

Report on the Firm's System of Quality Control

To the Partners

October 30, 2019

Berger, Toombs, Elam, Gaines & Frank, CPAs, PL

and the Peer Review Committee of the Florida Institute of Certified Public Accountants

We have reviewed the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL, (the firm), in effect for the year ended May 31, 2019. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards).

A summary of the nature, objectives, scope, limitations of, and the procedures performed in a System Review as described in the Standards may be found at aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing a system of quality control and complying with it to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported in conformity with professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of the system of quality control, and the firm's compliance therewith based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards*, including a compliance audit under the Single Audit Act.

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL, in effect for the year ended May 31, 2019, has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of pass, pass with deficiency(ies), or fail. Berger, Toombs, Elam, Gaines & Frank, CPAs, PL has received a peer review rating of pass.

Baggett, Reutiman & associates, CPAs PA BAGGETT, REUTIMANN & ASSOCIATES, CPAS, PA Send Permetals to Begget Rationan & Associates, CPA PA. N. (1814) coral additional additional associations

ADDENDUM TO ENGAGEMENT LETTER BETWEEN BERGER, TOOMBS, ELAM, GAINES AND FRANK AND SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT (DATED AUGUST 19, 2020)

<u>Public Records</u>. Auditor shall, pursuant to and in accordance with Section 119.0701, Florida Statutes, comply with the public records laws of the State of Florida, and specifically shall:

- a. Keep and maintain public records required by the District to perform the services or work set forth in this Agreement; and
- b. Upon the request of the District's custodian of public records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law; and
- c. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of the Agreement if the Auditor does not transfer the records to the District; and
- d. Upon completion of the Agreement, transfer, at no cost to the District, all public records in possession of the Auditor or keep and maintain public records required by the District to perform the service or work provided for in this Agreement. If the Auditor transfers all public records to the District upon completion of the Agreement, the Auditor shall destroy any duplicate public records that are exempt or confidential and exempt from public disclosure requirements. If the Auditor keeps and maintains public records upon completion of the Agreement, the Auditor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format that is compatible with the information technology systems of the District.

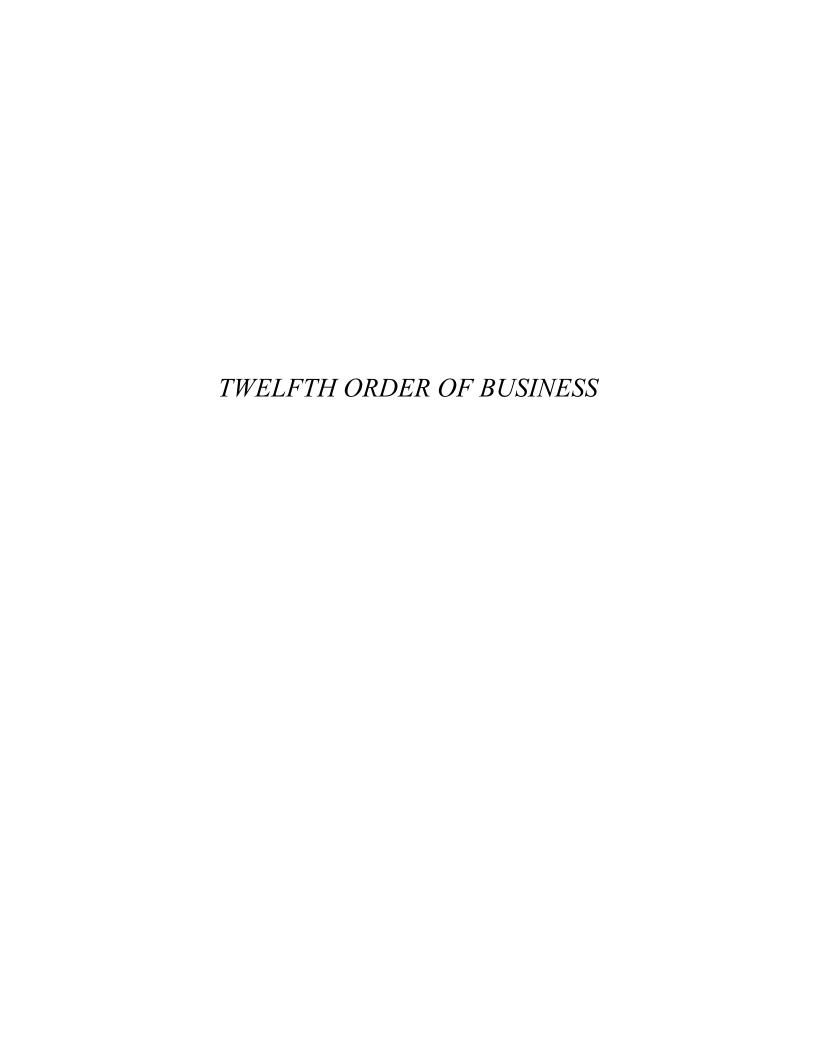
Auditor acknowledges that any requests to inspect or copy public records relating to this Agreement must be made directly to the District pursuant to Section 119.0701(3), Florida Statutes. If notified by the District of a public records request for records not in the possession of the District but in possession of the Auditor, the Auditor shall provide such records to the District or allow the records to be inspected or copied within a reasonable time. Auditor acknowledges that should Auditor fail to provide the public records to the District within a reasonable time, Auditor may be subject to penalties pursuant to Section 119.10, Florida Statutes.

IF THE AUDITOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE AUDITOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT/CONTRACT, THE AUDITOR MAY CONTACT THE CUSTODIAN OF PUBLIC RECORDS FOR THE DISTRICT AT:

GMS-SF, LLC 135 WEST CENTRAL BLVD., SUITE 320 ORLANDO, FL 32801 TELEPHONE: 407-841-5524

EMAIL: JOLIVER@GMSCFL.COM

Auditor: J.W. Gaines	District: Six Mile Creek CDD	
Ву:	By:	
Title: Director	Title:	
Date: August 19, 2020	Date:	





Six Mile Creek Community Development District

October 21, 2020

- 1. Ratification of Work Authorization No. 45 (Ph 9B Construction Documents-Collector Road & Pump Station)
- Ratification of Work Authorization No. 46 (Proposal Documents and RFP Process for Trailmark Phases 9A, 9B and 9C)
- 3. Consideration of Work Authorization No. 47 (Phase 10 Construction Documents)
- 4. Ratification of Work Authorization No. 48 (Phase 11 Construction Documents)
- 5. Consideration of Work Authorization No. 49 (Phase 12 Construction Documents)
- 6. Ratification of Requisitions 27 29 (2020 Bond Series)
- 7. Consideration of Requisitions 30 43 (2020 Bond Series)
- 8. Consideration of Requisitions 25 26 (2017 NW Parcel Subaccount (Phase 6)
- 9. Consideration of Requisitions 4 5 (Phase 9 Bond Series-Developer Funded)
- 10. Ratification of Change Order No. 4 Trailmark Phase 1

Scott A. Wild District Engineer England-Thims & Miller, Inc.

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT WORK AUTHORIZATION NO. 45

Phase 9B Construction Documents (Additional Collector Road and Pump Station)

Scope of Work

England, Thims & Miller, Inc. (ETM) shall provide general consulting engineering services for the Six Mile Creek Community Development District as directed by the Board of Supervisors or their designee. General consulting services shall include, but not be limited to:

Task I - Site Plan Revisions

Task I – Site Plan Revisions
ETM will modify the existing site plan to incorporate the additional collector road and pump station. ETM will also incorporate any subsequent owner requested revisions.
FEEHOURLY
(NOT TO EXCEED = \$1,500.00 WITHOUT FURTHER AUTHORIZATION)
Task II – Master Development Plan (MDP) Modification
Based upon the final approved site plan resulting from Task I, ETM will modify the existing MDP, and process the revised MDP for approval. Also includes meetings with St. Johns County (SJC) staff, as necessary.
LUMP SUM FEE\$3,500.00
Task III – Construction Plan Preparation
ETM will prepare construction plans for the additional 800 L.F. +/- of collector road and pump station in accordance with St. Johns County and St. Johns River Water Management District Regulations.
FEEHOURLY (NOT TO EXCEED = \$27,000.00 WITHOUT FURTHER AUTHORIZATION)
Task IV – SJC Plan Approval (Development Review Committee)
ETM will process the construction plans revised in Tasks IV and V as necessary for approval. Also includes meetings with SJC staff.
LUMP SUM FEE\$3,500.00
Task V – FDEP Water and Sewer Permits
ETM will prepare the permit applications and associated calculations, exhibits, etc. for the revised construction plans.
LUMP SUM FEE\$4,000.00
Task VI – SJRWMD Permit Modification
If necessary, ETM will process a permit modification to address the revised lots.
FEEHOURLY

(NOT TO EXCEED = \$5,500.00 WITHOUT FURTHER AUTHORIZATION)

Task VII - Plat Coordination

ETM will coordinate with the surveyor for the preparation of the plat(s) for the modified plans, and coordinate th	e plat
processing. Also includes processing of 12 lot plat prepared by Clary and Associates, Inc.	

FEE......HOURLY

(NOT TO EXCEED = \$10,000.00 WITHOUT FURTHER AUTHORIZATION)

Basis of Estimated Fee (12 Months)

Principal – CEO/CSO/President	\$265.00/Hr.
Principal – Vice President	\$245.00/Hr.
Senior Engineer	\$195.00/Hr.
Engineer	\$157.00/Hr.
Project Manager	\$180.00/Hr.
Assistant Project Manager	\$147.00/Hr.
Senior Planner	
Planner	\$149.00/Hr.
CEI Project Manager	\$165.00/Hr.
CEI Senior Inspector	\$148.00/Hr.
CEI Inspector	\$120.00/Hr.
Senior Landscape Architect	\$168.00/Hr.
Landscape Architect	\$150.00/Hr.
Senior Graphics Technician	. \$149.00/Hr.
GIS Programmer	\$160.00/Hr.
GIS Analyst	\$133.00/Hr.
Senior Engineering Designer / Senior LA Designer	\$151.00/Hr.
Engineering/Landscape Designer	\$131.00/Hr.
CADD/GIS Technician	\$121.00/Hr.
Administrative Support	
Accountant	\$102.00/Hr.

Cost such as subconsultants, printing, telephone, delivery service, mileage and travel shall be invoiced at direct costs plus 15%.

Approval Submitted by:	CeW. N. Has &	Date: August 20, 2020
	England, Thims & Miller, Inc.	
Approved by: _	Gregg Kern	Date: 8/20/2020

Six Mile Creek Community Development District

WORK AUTHORIZATION NO. 46 SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT PROPOSAL DOCUMENTS AND RFP PROCESS FOR TRAILMARK PHASES 9A, 9B and 9C CONSTRUCTION SERVICES

Scope of Work

England-Thims & Miller, Inc. shall provide consulting engineering services associated with the Improvement Plan for the Six Mile Creek Community Development District construction improvements. Consulting services shall include preparation of proposal documents and RFP process coordination including but not limited to:

Proposal Documents and RFP Process (Hourly)

CDD board meeting draft documents and approval

Draft Request For Proposals documents for CDD approval

Request for Proposals / advertisement

Proposal evaluation criteria/ points

Minimum contractor qualifications

Mandatory pre bid meeting requirement

CDD board review and approval of RFP process

Coordinate CDD board selection of evaluation committee

Prepare final RFP front end documents and coordinate processing

Request for Proposals / advertisement

Proposal evaluation criteria (points)

Contractor's Minimum qualifications statement

Coordinate Mandatory pre bid meeting requirement

Preparation of RFP project manual documents

Instructions to Proposers

Contractor's Proposal/Bid, coordination with Engineer for Scope of Work, etc.

Proposal attachments

Subcontractor list

Trench Safety Act

Form of bid bond, payment bond, performance bond

Contractor's qualifications statement

Contractor's public entity crime statement

Proposal evaluation criteria

Draft Contract

General Conditions

Special Conditions

Technical specs.

Coordination with Engineer and HGS to review documents

RFP process

Set up FTP and provide RFP documents to proposers

Prepare and coordinate RFP and mandatory pre bid meeting advertisement

Conduct Pre Bid meeting

Receive contractor's RFI's and coordinate with Engineer for clarifications

Prepare and distribute addendums

Receive contractor's proposals

Coordinate Bid opening process

Evaluation committee process

Review and coordinate with Engineer and evaluate contractor's proposals

Distribute contractor's proposals to evaluation committee

Prepare and coordinate with District Manager to run ad for Evaluation Committee Meeting

Coordinate with District Manager and coordinate with Engineer and District Counsel to conduct evaluation Committee Meeting

Summarize Evaluation Committee results and prepare for presentation to CDD board

CDD board coordination

Coordinate with District Manager, District Counsel and coordinate with Engineer and CDD board to select contractor

Contractor coordination

Issue Notice of Intent to Award to contractor

Monitor Protest period

Issue Notice of Award and transmit contract and instructions to contractor

Coordinate with contractor to execute contracts

Coordinate with CDD chairman and CDD staff to execute contract

Coordinate Payment and Performance bonds recording

Issue Notice to Proceed to contractor

ESTIMATED FEEHOURLY (Budget Estimate - \$20,000.00)

FEE SUMMARY

Task Description	Fee Type	Fee Amount
Proposal Documents and RFP Process	Hourly	\$ 20,000.00
	Work Authorization No. 45 Total	\$20,000.00

ENGLAND-THIMS & MILLER, INC. HOURLY FEE SCHEDULE - 2020

Principal – CEO/CSO/President	\$265.00/Hr.
Principal – Vice President	\$245.00/Hr.
Senior Engineer	
Engineer	
Project Manager	
Assistant Project Manager	
Senior Planner	
Planner	
CEI Project Manager	
CEI Senior Inspector	
CEI Inspector	
Senior Landscape Architect	\$168.00/Hr.
Landscape Architect	
Senior Graphics Technician	\$149.00/Hr.
GIS Programmer	\$160.00/Hr.
GIS Analyst	
Senior Engineering Designer / Senior LA Designer	\$151.00/Hr.
Engineering/Landscape Designer	\$131.00/Hr.
CADD/GIS Technician	\$121.00/Hr.
Administrative Support	
Accountant	

Expenses shall be invoiced in accordance with previously approved General Consulting Services Contract and District Policy.

Approval

Submitted by:

Date: 9/24/2020

Approved by:

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

Date: 9/23/2020

ETM No.: 20-276

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT WORK AUTHORIZATION NO. 47 Phase 10 Construction Documents

Scope of Work

England-Thims & Miller, Inc. (ETM) shall provide general consulting engineering services for the Six Mile Creek Community Development District as directed by the Board of Supervisors or their designee. General consulting services shall include, but not be limited to:

Task I - Site Plan Revisions

ETM will modify the existing site plan to incorporate Owner requested revisions into the existing master plan. ETM will also incorporate any subsequent revisions.

(NOT TO EXCEED = \$4,500.00 WITHOUT FURTHER AUTHORIZATION)

Task II - Master Development Plan (MDP) Modification

Based upon the final approved site plan resulting from Task I, ETM will prepare an incremental MDP, and process the revised MDP for approval. Also includes meetings with St. Johns County (SJC) staff.

LUMP SUM FEE......\$7,500.00

Task III – Construction Plan Preparation (Collector Road)

ETM will prepare construction plans for the additional 400 L.F. of collector road, in accordance with St. Johns County and St. Johns River Water Management District Regulations.

LUMP SUM FEE......\$8,000.00

Task IV - Construction Plan Preparation

ETM will prepare construction plans for the 74 - 63' lots in accordance with St. Johns County and the St. Johns River Water Management District Regulations.

LUMP SUM FEE......\$37,000.00

Task V – Landscape Design (Code Design)

ETM shall prepare a complete landscape design package for the project consistent with St. Johns County regulations. This task shall include the following tasks:

- Preparation of code minimum landscape plans for submittal to St. Johns County
- Address comments from St. Johns County
- Graphics necessary to depict proposed landscaping
- Preparation of calculations necessary to demonstrate code compliance
- Coordination with County staff

LUMP SUM FEE......\$4,900.00

Task VI - SJC and SJCUD Plan Approval

ETM will process the construction plans prepared in Tasks III and IV for approval by SJC and SJCUD. Also includes meetings with SJC and SJCUD staff.

LUMP SUM FEE......\$12,500.00

Task VII - FDEP Water and Sewer Permits

ETM will prepare the necessary permit applications and associated calculations, exhibits, etc. for the construction plans, and process with FDEP.

LUMP SUM FEE......\$5,000.00

Task VIII – SJRWMD Environmental Resource Permit

ETM will prepare the necessary permit application and associated calculations, exhibits, etc. for this phase, and process with SJRWMD.

LUMP SUM FEE......\$14,400.00

Cost such as subconsultants, printing, telephone, delivery service, mileage and travel shall be invoiced at direct cost.

FEE SUMMARY

		HOURLY	LUMP SUM FEE
Task I – Site Plan Revisions		\$ 4,500.00	
Task II – Master Development Plan (MDP) N	Modification		\$ 7,500.00
Task III – Construction Plan Preparation (Co	ollector Road)		\$ 8,000.00
Task IV – Construction Plan Preparation			\$ 37,000.00
Task V – Landscape Design (Code Design)			\$ 4,900.00
Task VI – SJC & SJCUD Plan Approval			\$ 12,500.00
Task VII – FDEP Water and Sewer Permits			\$ 5,000.00
Task VIII – SJRWMD Environmental Resource	ce Permit		\$ 14,400.00
	SUBTOTAL FEE SUMMARY	\$ 4,500.00	\$ 89,300.00
1	TOTAL FEE SUMMARY	\$ 93,	800.00

ENGLAND-THIMS & MILLER, INC. HOURLY FEE SCHEDULE - 2020

	HOOKET FEE SCHEDOLE - 2020	
Ρ	rincipal – CEO/CSO/President	\$265.00/Hr.
Ρ	rincipal – Vice President	\$245.00/Hr.
Se	enior Engineer	\$195.00/Hr.
E	ngineer	\$157.00/Hr.
Р	roject Manager	\$180.00/Hr.
	ssistant Project Manager	
Se	enior Planner	\$182.00/Hr.
Р	anner	\$149.00/Hr.
С	EI Project Manager	\$165.00/Hr.
С	EI Senior Inspector	\$148.00/Hr.
C	EI Inspector	\$120.00/Hr.
Se	enior Landscape Architect	\$168.00/Hr.
Lá	andscape Architect	\$150.00/Hr.
Se	enior Graphics Technician	\$149.00/Hr.
G	IS Programmer	\$160.00/Hr.
G	IS Analyst	\$133.00/Hr.
Se	enior Engineering Designer / Senior LA Designer	\$151.00/Hr.
E	ngineering/Landscape Designer	\$131.00/Hr.
C	ADD/GIS Technician	\$121.00/Hr.
Α	dministrative Support	\$84.00/Hr.
Α	ccountant	. \$102.00/Hr.
y: _		Date:

Approval

Submitted by:		Date:	
	England, Thims & Miller, Inc.		
Approved by:		Date:	
117	Six Mile Creek Community Development District		

ETM No.: 20-267

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT WORK AUTHORIZATION NO. 48 Phase 11 Construction Documents

Scope of Work

England-Thims & Miller, Inc. (ETM) shall provide general consulting engineering services for the Six Mile Creek Community Development District as directed by the Board of Supervisors or their designee. General consulting services shall include, but not be limited to:

Task I - Site Plan Revisions

ETM will modify the existing site plan to incorporate Owner requested revisions into the existing master plan. ETM will also incorporate any subsequent revisions.

(NOT TO EXCEED = \$7,500.00 WITHOUT FURTHER AUTHORIZATION)

Task II - Master Development Plan (MDP) Modification

Based upon the final approved site plan resulting from Task I, ETM will prepare an incremental MDP, and process the revised MDP for approval. Also includes meetings with St. Johns County (SJC) staff.

LUMP SUM FEE......\$7,500.00

Task III – Construction Plan Preparation (Collector Road)

ETM will prepare construction plans for the additional 800 L.F. of collector road, in accordance with St. Johns County and St. Johns River Water Management District Regulations.

Task IV - Construction Plan Preparation

ETM will prepare construction plans for the 168 – 43' and 53' lots in accordance with St. Johns County and the St. Johns River Water Management District Regulations.

LUMP SUM FEE......\$84,000.00

Task V – Landscape Design (Code Design)

ETM shall prepare a complete landscape design package for the project consistent with St. Johns County regulations. This task shall include the following tasks:

- Preparation of code minimum landscape plans for submittal to St. Johns County
- Address comments from St. Johns County
- Graphics necessary to depict proposed landscaping
- Preparation of calculations necessary to demonstrate code compliance
- Coordination with County staff

LUMP SUM FEE......\$7,400.00

Task VI - SJC and SJCUD Plan Approval

ETM will process the construction plans prepared in Tasks III and IV for approval by SJC and SJCUD. Also includes meetings with SJC and SJCUD staff.

LUMP SUM FEE......\$12,500.00

Task VII - FDEP Water and Sewer Permits

ETM will prepare the necessary permit applications and associated calculations, exhibits, etc. for the construction plans, and process with FDEP.

LUMP SUM FEE......\$5,000.00

Task VIII – SJRWMD Environmental Resource Permit

ETM will prepare the necessary permit application and associated calculations, exhibits, etc. for this phase, and process with SJRWMD.

LUMP SUM FEE......\$19,200.00

Cost such as subconsultants, printing, telephone, delivery service, mileage and travel shall be invoiced at direct cost.

FEE SUMMARY

		HOURLY	LUMP SUM FEE
Task I – Site Plan Revisions		\$ 7,500.00	
Task II – Master Development Plan (MDP) M	Modification		\$ 7,500.00
Task III – Construction Plan Preparation (Col	llector Road)		\$ 16,000.00
Task IV – Construction Plan Preparation			\$ 84,000.00
Task V – Landscape Design (Code Design)			\$ 7,400.00
Task VI – SJC & SJCUD Plan Approval			\$ 12,500.00
Task VII – FDEP Water and Sewer Permits			\$ 5,000.00
Task VIII – SJRWMD Environmental Resource	e Permit		\$ 19,200.00
S	UBTOTAL FEE SUMMARY	\$ 7,500.00	\$151,600.00
T	OTAL FEE SUMMARY	\$159	,100.00

ENGLAND-THIMS & MILLER, INC. HOURLY FEE SCHEDULE - 2020

Principal – CEO/CSO/President	\$265.00/Hr.
Principal – Vice President	\$245.00/Hr.
Senior Engineer	\$195.00/Hr.
Engineer	\$157.00/Hr.
Project Manager	\$180.00/Hr.
Assistant Project Manager	\$147.00/Hr.
Senior Planner	\$182.00/Hr.
Planner	\$149.00/Hr.
CEI Project Manager	.\$165.00/Hr.
CEI Senior Inspector	\$148.00/Hr.
CEI Inspector	\$120.00/Hr.
Senior Landscape Architect	\$168.00/Hr.
Landscape Architect	\$150.00/Hr.
Senior Graphics Technician	\$149.00/Hr.
GIS Programmer	\$160.00/Hr.
GIS Analyst	\$133.00/Hr.
Senior Engineering Designer / Senior LA Designer	\$151.00/Hr.
Engineering/Landscape Designer	\$131.00/Hr.
CADD/GIS Technician	\$121.00/Hr.
Administrative Support	\$84.00/Hr.
Accountant	\$102.00/Hr.

Submitted by:

England, Thims & Miller, Inc.

Approved by: _

Six Mile Creek Community Development District

Date: 10/9/2020

Date: 10/9/2020

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT WORK AUTHORIZATION NO. 49 Phase 12 Construction Documents

Scope of Work

England-Thims & Miller, Inc. (ETM) shall provide general consulting engineering services for the Six Mile Creek Community Development District as directed by the Board of Supervisors or their designee. General consulting services shall include, but not be limited to:

Task I - Site Plan Revisions

ETM will modify the existing site plan to incorporate Owner requested revisions into the existing master plan. ETM will also incorporate any subsequent revisions.

FEE......HOURLY

(NOT TO EXCEED = \$7,500.00 WITHOUT FURTHER AUTHORIZATION)

Task II - Master Development Plan (MDP) Modification

Based upon the final approved site plan resulting from Task I, ETM will prepare an incremental MDP, and process the revised MDP for approval. Also includes meetings with St. Johns County (SJC) staff.

LUMP SUM FEE......\$7,500.00

Task III – Construction Plan Preparation

ETM will prepare construction plans for the 164 - 43', 53' and 63' lots in accordance with St. Johns County and the St. Johns River Water Management District Regulations.

LUMP SUM FEE......\$82,000.00

Task IV - Lift Station Design

Design and prepare construction documents for a regional sanitary sewer pump station including:

- a. System Analysis
- b. Pump Design
- c. Wet Well Design
- d. Mechanical Systems
- e. Electrical and Electrical Controls
- f. Forcemain Design
- g. Review Design and Calculations with St. Johns County Utility Department

Task V – Landscape Design (Code Design)

ETM shall prepare a complete landscape design package for the project consistent with St. Johns County regulations. This task shall include the following tasks:

- Preparation of code minimum landscape plans for submittal to St. Johns County
- Address comments from St. Johns County
- Graphics necessary to depict proposed landscaping
- Preparation of calculations necessary to demonstrate code compliance
- Coordination with County staff

LUMP SUM FEE......\$7,400.00

Tsk VI - SJC and SJCUD Plan Approval

ETM will process the construction plans prepared in Tasks III and IV for approval by SJC and SJCUD. Also includes meetings with SJC and SJCUD staff.

LUMP SUM FEE......\$12,500.00

Task VII - FDEP Water and Sewer Permits

ETM will prepare the necessary permit applications and associated calculations, exhibits, etc. for the construction plans, and process with FDEP.

LUMP SUM FEE......\$5,000.00

Task VIII - SJRWMD Environmental Resource Permit

ETM will prepare the necessary permit application and associated calculations, exhibits, etc. for this phase, and process with SJRWMD.

LUMP SUM FEE......\$19,200.00

Cost such as subconsultants, printing, telephone, delivery service, mileage and travel shall be invoiced at direct cost.

FEE SUMMARY

	HOURLY	LUMP SUM FEE
Task I – Site Plan Revisions	\$ 7,500.00	
Task II – Master Development Plan (MDP) Modification		\$ 7,500.00
Task III - Construction Plan Preparation		\$ 82,000.00
Task IV – Lift Station Design		\$ 15,200.00
Task V – Landscape Design (Code Design)		\$ 7,400.00
Task VI – SJC & SJCUD Plan Approval		\$ 12,500.00
Task VII – FDEP Water and Sewer Permits		\$ 5,000.00
Task VIII – SJRWMD Environmental Resource Permit		\$ 19,200.00
	A = =00 00	d4 40 000 00

SUBTOTAL FEE SUMMARY
TOTAL FEE SUMMARY

\$ 7,500.00

\$148,800.00

\$156,300.00

ENGLAND-THIMS & MILLER, INC. HOURLY FEE SCHEDULE - 2020 Principal - CEO/CSO/President

Principal – CEO/CSO/President	\$265.00/Hr.	
Principal – Vice President	\$245.00/Hr.	
Senior Engineer	\$195.00/Hr.	
Engineer	\$157.00/Hr.	
Project Manager	\$180.00/Hr.	
Assistant Project Manager	\$147.00/Hr.	
Senior Planner	\$182.00/Hr.	
Planner	\$149.00/Hr.	
CEI Project Manager	\$165.00/Hr.	
CEI Senior Inspector	\$148.00/Hr.	
CEI Inspector	\$120.00/Hr.	
Senior Landscape Architect	\$168.00/Hr.	
Landscape Architect	\$150.00/Hr.	
Senior Graphics Technician	\$149.00/Hr.	
GIS Programmer	\$160.00/Hr.	
GIS Analyst	\$133.00/Hr.	
Senior Engineering Designer / Senior LA Designer	\$151.00/Hr.	
Engineering/Landscape Designer	\$131.00/Hr.	
CADD/GIS Technician	\$121.00/Hr.	
Administrative Support	\$84.00/Hr.	
Accountant	\$102.00/Hr.	
y:	Date:	
England, Thims & Miller, Inc.		

Approval

Submitted by:		Date:	
	England, Thims & Miller, Inc.		
Approved by:		Date:	
,	Six Mile Creek Community Development District		

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

2017 NW Parcel Subaccount (Phase 6 Only) 2020 Bond Series 2016 A/B Bond Series 2019 Phase 9 Bond Series (Developer Funded)

Wednesday, October 21, 2020

Date of Requisition	Req#	<u>Payee</u>	<u>Reference</u>	INV	DICE AMOUNT
		2020	BOND SERIES TO BE RATIFIED		
9/30/2020	27	Dock Medics of Florida, LLC	Trailmark Kayak Launch - Invoice 82720	\$	11,950.00
9/30/2020	28	St. Johns County	SJC Inspection Fee - Application SUBCON 2020000008	\$	13,960.0
9/30/2020	29	Sterling Specialities, Inc.	Trailmark Whisper Creek Dog Park - Invoice 10979 (50% Deposit)	\$	24,750.0
			2020 BOND SERIES TO BE RATIFIED	\$	50,660.00
Date of Requisition	Reg #	Payee	Reference	INV	DICE AMOUNT
		2020	BOND SERIES TO BE APPROVED		
10/21/20	30	Hopping Green & Sams	Professional Services related to Project Construction-Invoice 117762	\$	164.50
10/21/20	31	Vallencourt Construction Co., Inc.	Trailmark East Parcel Phase 1 - Application for Payment No. 6	\$	370,458.52
10/21/20	32	Vallencourt Construction Co., Inc.	Trailmark East Parcel Phase 1 - Application for Payment No. 7	\$	509,838.99
10/21/20	33	Avid Trails, LLC	Trail Construction - Invoice 2020-02	\$	50,405.5
10/21/20	34	Avid Trails, LLC	Trail Construction - Invoice 2020-01	\$	76,735.00
10/21/20	35	Environmental Services, Inc.	Environmental Services related to Trailmark East Parcel Phase 1 - Invoice TE17017	\$	3,000.0
10/21/20	36	Environmental Services, Inc.	Environmental Services related to Trailmark East Parcel Phase 1 - Invoice TD98913	\$	3,750.0
10/21/20	37	Avid Trails, LLC	Trail Construction - Invoice Trailmark 08	\$	7,564.00
10/21/20	38	ETM	East Parcel Phase 1-CEI Services (WA#42) Invoice 194692	\$	9,814.3
10/21/20	39	ETM	Trailmark East Parcel-Phase 2 Preliminary Engineering (WA#44) Invoice 194668	\$	17,588.3
10/21/20	40	Avid Trails, LLC	Trail Construction - Invoice Trailmark 07	\$	7,500.00
10/21/20	41	Basham & Lucas Design Group, Inc.	Trailmark Entry & Phase 1 - Invoice 8192	\$	5,152.0
10/21/20	42	Carlton Construction, Inc.	Trailmark Entry & Parks - Application for Payment No. 1	\$	7,355.0
10/21/20	43	Basham & Lucas Design Group, Inc.	Trailmark Entry & Phase 1 - Invoice 8229	\$	3,440.0
10/21/20		paonam a zacac pooign creap, me.	2020 BOND SERIES TO BE APPROVED	\$	1,072,766.28
<u>Date of</u> <u>Requisition</u>	Req#	<u>Payee</u>	<u>Reference</u>	INV	DICE AMOUNT
		2017 NW PARCEL SU	BACCOUNT (PHASE 6 ONLY) TO BE APPROVED		
10/21/20	25	Vallencourt Construction Co., Inc.	Trailmark East Parcel Phase 6 and 4D Lot Fill - Application for Payment No. 5	\$	242,841.14
10/21/20	26	ETM	Phase 6 CEI Services (WA#43) Invoice 194693	\$	3,422.0
			2017 NW PARCEL SUBACCOUNT (PHASE 6 ONLY) REQUISITIONS TO BE APPROVED	\$	246,263.15
Date of Requisition		Payee	Reference	INV	DICE AMOUNT
			OND ACCOUNT (DEVELOPER FUNDED)		
10/21/20	4	ETM	Phase 9 Construction Documents (WA#37) Invoice 194659	\$	32,635.5
10/21/20	5	Clary & Associates, Inc.	Phase 9 Maps and descriptions of 7 conservation easements - Invoice 2020-527	\$	4,450.0
		,	PHASE 9 BOND SERIES TO BE APPROVED	\$	37,085.50
			TOTAL REQUISITIONS TO BE APPROVED OCTOBER 21	\$	1,406,774.93
	1	1		•	, ,

10-14-20 PENDING REQ LIST



Mike Vallencourt II, Vice President

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

TITLE: Sleeves

DATE: 8/19/2020

PROJECT: Trailmark Phase 1

VCC JOB #: 2020-04

TO: Gregg Kern - Chairperson

No.: 4

Six Mile Creek CDD

475 West Town Place, Suite 114

St. Augustine, FL 32092

1 2 3 4	Sleeves (per attached)		Units LS	Unit Price \$69,742.16 \$ \$ \$		-	
				Total	\$	69,742.16	
	Original Contract Amount				\$	6,035,140.14	
	Contract Adjustment from this Change				S	69,742.16	
	Contract Adjustment from previous Changes(s)				\$	2,236.09	
	Revised Contract Total				\$	6,107,118.39	

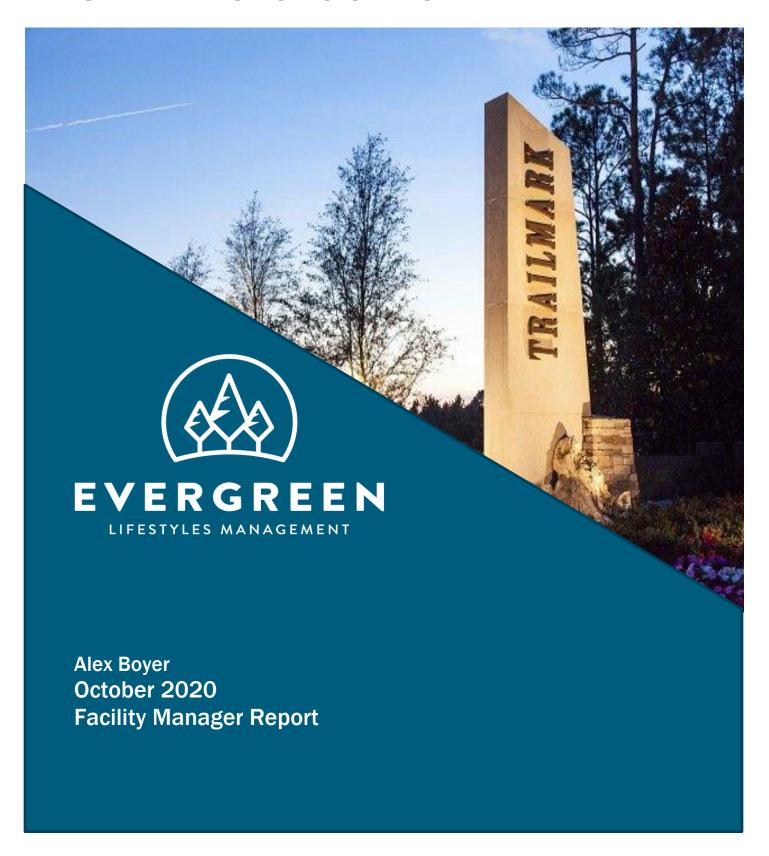
AGREED:

Ву:	Vallencourt Construction Company, Inc. Stan Bates, Vice President	By: Signature & Title
Date:	8/19/2020	Date: 8/28/2020

leeve#	Length	3" Irrigation	4" Irriration	4" Comcast	4" ATT	2" FPL	3" FPL	4" Teco	4" Misc
1	88	88				88		88	88
2	54			54	54	54	54		
3	59	59					59	59	59
4	42					42			-
5	43	43	-			43			43
5A	44							44	
6	59	59					59	59	59
7	51			. 51	51	51	51		
8	60					60			
9	69			69	69	69			
10	63					63			
11	65	İ				65			
11A	55					05		55	
12	51	1		51	51	51	102		
13	51	51		31	31	51	102	51	51
14	55	31		55	55	55			31
15	51			51	51	102			
16	67	l —		21	31	102	134	67	
17	41				7	41	134	07	
18	42					42			
19	47	47				47			47
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20	55	55		F.1	F1	F.4	55	55	55
21	51			51	51	51			
22	66			66	66	66			
23	52			52	52	52	104		
24	52			52	52	104	104	50	
25	50	50		50	50	50		50	50
26	54			54	54	108			
27	55			55	55	55			
28	52		:				52		
29	58	58		58	58		116	58	58
30	54	54				54		54	54
31	70			70	70	70			
32	56			56	56	56			
33	50			50	50	50			
34	56			56	56	56			
35	57			57	-57	57			
36	52			52	52	52			
37	50			50	50	50	50		
38	52	52		52	52	52	52	52	52
39	59					59			
40	26		26			52			26
41	28	ľ	28	·		28			28
42	31		31						31
	Total	616	85	1212	1212	2046	888	692	701
		\$ 9.07			THE RESERVE AND DESCRIPTION OF THE PERSON NAMED IN	THE RESIDENCE OF THE PARTY OF T	THE RESERVE OF THE PERSON NAMED IN	The second secon	



Six Mile Creek CDD



To: Six Mile Creek CDD Jim Oliver Wes Haber Scott Wild Board of Directors

District Manager

District Attorney

District Engineer

Via E-mail

Via E-mail

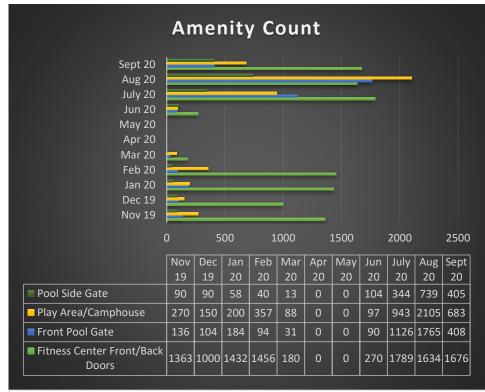
Via E-mail

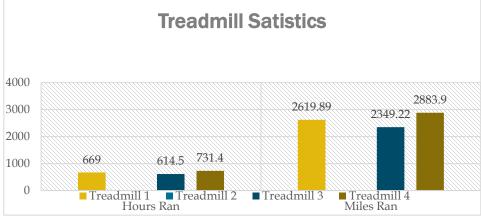
Amenities

Overview

The Amenities at Trailmark have been getting a lot of usage as summer ends and kids go back to school. We do have some Cardio Equipment in the Fitness Center that is starting to show some age. New preventative maintenance process have been put in place. Monthly Facility Reports have been logged.

Facility Usage & Updates





Welcome Center

• The welcome center had 76 Prospective Buyers in Aug and 82 in September.

Amenity Pool/Camp House

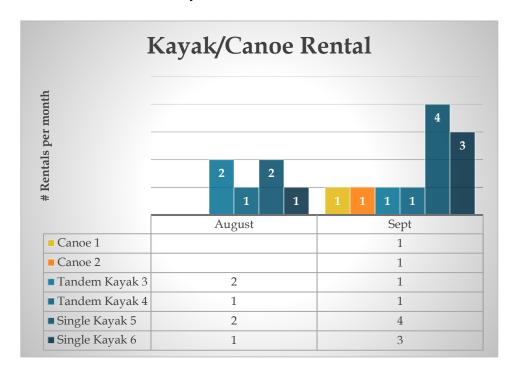
• The Camp house is starting to get busy again. We hosted in the last few weeks Two private rentals, Family movie night, Trivia Night & Happy Hour, Teen Bingo, and Resident hosted Jazz Event.

Fitness Center

 Multiple items in the Fitness Center currently have workorders. All items have been scheduled for service.

Outdoor Amenities

• New EZ Dock kayak launch was installed.



New Project/Proposals

- 1. Board Approval for holiday lights and decorations agreement for Amenities with M&G Holiday Lighting for \$9,863.21
- 2. Board Approval for Verbal Bi-annual preventative maintenance agreement with ACE Door/Hardware for Annual total of \$350 plus parts.
- 3. Board Approval for pressure washing agreements for Welcome center Parking lot/Walkway, Camp House/Playground walkway, Exterior Welcome Center & Breezeway, Exterior Fitness Center, Exterior Camp House, Kayak Launch, Exterior Fitness Center and Welcome Center windows with All About Water LLC total \$ 2,100
- 4. Board Approval of pressure washing Outdoor amenity walkway and gutter cleaning agreement with First Coast Home Pros total \$1,356
- 5. Board Approval for Quarterly HVAC preventative maintenance agreement for all 3 units on site with Waychoff's AC for \$1200 per year or not NTE.
- 6. Proposal of all future vendor contracts have an end date for evaluation.

New Projects/Proposals continued

Maintenance Projects Completed

- Fixed the spring closer on two pool gates.
- fixed seat on the air rower
- fixed kayak launch stairs
- Fixed Camp house wifi
- Serviced the ADA lift chair
- Replaced the broken nylon single tri attachment with new metal D rings
- Fix the Motion Sensors in the Fitness Center
- Fixed the AC unit in the Fitness Center
- Fixed the lock latch in women's restroom in the camp house
- Fixed the gate latch for garbage gates
- Cleaned off the pool deck and beds of large limbs
- Replaced cable on the press machine
- Fixed the glider on the smith machine
- Sprayed Pool Deck for algae & mold

Lifestyles

Events Updates

- Holiday Decorating contest
- Pumpkin Patch contest
- Outdoor movie night and costume parade

Other: Attachments

- Six Mile Creek Action Sheet
- Holiday Lighting Estimates
- Pressure washing & Gutter Cleaning Estimates

Activity	Quote 1	Quote 2	Quote 3	Quote 4	Owner	Board Approvial
New Holiday Decoration Contract	M & G Estimate \$9.863.21	Southeast works INC \$13,525,96	N/A			
Quarterly HVAC Prevenative Maintance	David Gray Heating & Air (\$222.33 monthly) \$2668 total	Waychoff's AC \$300 per guarterly Visit \$1200 total	Comfort Zone NF pending			
Pressure Washing Welcome Center Outdoor amenity Walkway	First Coast Home Pros \$599	N/A	Krystal Klean \$1000	Riverside Management did not respond		
Pressure Washing Main Parking Lot/Walkway	First Coast Home Pros \$109	All About Water LLC \$275	Covered Above	Riverside Management did not respond		
Pressure Washing Camp House interior/ exterior payers only	First Coast Home Pros \$699	All About Water LLC \$275	Krystal Klean \$300 steam clean (\$1100 clear Sealer)	Riverside Management did not respond		
Pressure Washing Camp House Walkway/Playground	First Coast Home Pros \$329	All About Water LLC \$275	Krystal Klean \$1250	Riverside Management did not respond		
Pressure Washing Building exterior Welcome Center/Breezeway	First Coast Home Pros \$599/\$429	All About Water LLC \$360/\$150	Krystal Klean \$550	Riverside Management did not respond		
Pressure Washing Building Exterior Fitness Center	First Coast Home Pros \$689/\$459	All About Water LLC \$285/\$100	Krystal Klean \$500/\$125	Riverside Management did not respond		
Pressure Washing Breezeeway Pavers	First Coast Home Pros \$299	N/A	N/A	Riverside Management did not respond		
Pressure Washing Building Exterior-Full Exterior/Interior Camp House	First Coast Home Pros \$819	All About Water LLC \$350 exterior only	Krystal Klean \$400 exterior only \$200 interior High Dusting	Riverside Management did not respond		
Gutter Cleaning Welcome Center/Breezeway	First Coast Home Pros \$289	N/A	N/A	Riverside Management did not respond		
Gutter Cleaning Fitness Center	First Coast Home Pros \$199	N/A	N/A	Riverside Management did not respond		
Gutter Clearning Camp House	First Coast Home Pros \$269	N/A	N/A	Riverside Management did not respond		
Chandelier Cleaning Camp House Coach Lights	First Coast Home Pros \$409	N/A	N/A	Riverside Management did not respond		
Chandelier Cleaning Camp House Celing Fans	First Coast Home Pros \$149	N/A	N/A	Riverside Management did not respond		
Pressure Washing Kayak Launch	N/A	All About Water LLC \$300	Krystal Klean \$300	Riverside Management did not respond		
Window Cleaning Front Welcome Center Exterior	First Coast Home Pros \$199	All About Water LLC \$100	Krystal Klean \$25	Riverside Management did not respond		
Window Cleaning Front Fitness Center Exterior	First Coast Hess Pros \$289	All About Water LLC \$100	Krystal Klean \$500/\$125	Riverside Management did not respond		
Touch up Paint on Trim	N/A	N/A	Krystal Klean \$45/hr	Riverside Management did not respond		
Prevenative Maintenace Door/Hardware	ACE \$175 plus parts					

M&G Holiday Lighting

4845 Belle Terre Pkwy
Palm Coast, FL 32164 US
mgbusinessventures@gmail.com



Estimate

ADDRESS

Trail Mark - Evergreen Lifestyles Management 10301 Deerwood Park Blvd., Suite 3200 Jacksonville, FL 32256 ESTIMATE DATE 1944 09/30/2020

DATE		PERCENTION	OTV	DATE	AMOUNT
DATE		DESCRIPTION	QTY	RATE	AMOUNT
	Holiday Lighting - New Install	Outline the West side of building in C7 WW Lights to gutter line and facia (all elevations, see exhibit)	1	522.50	522.50
	Holiday Lighting - New Install	Install 60" pre-lit wreath to the west side of building (see exhibit)	1	363.83	363.83
	Holiday Lighting - New Install	Install C7 WW Lights to the facia and gutter line of the South building at p-lot (all elevations, see exhibit)	1	855.00	855.00
	Holiday Lighting - New Install	Install WW C7 lights to Mid building (all elevations, see exhibit)	1	427.50	427.50
	Holiday Lighting - New Install	Install 60" pre-lit wreathto Mid building (See exhibit)	1	363.83	363.83
	Holiday Lighting - New Install	Install C7 Lighting to the East building gutter line and facia (all elevations, see exhibit)	1	712.50	712.50
	Holiday Lighting - New Install	Install C7 WW Lights to the gutter line and facia of the Back building (all elevations, see exhibit)	1	1,011.75	1,011.75
	Holiday Lighting - New Install	Install C7 WW Lights to the facia and gutter line of the North side of the back building (all elevations, see exhibit)	1	451.25	451.25
	Holiday Lighting - New Install	Wrap 4 small trees at main entrance in WW Mini lights	1	1,253.16	1,253.16
	Holiday Lighting - New Install	Install WW C7 Stake lighting to the south building landscape lines	1	380.00	380.00
	Holiday Lighting - New Install	Install WW C7 Stake lighting to the East building landscape lines (see exhbit)	1	546.25	546.25
	Holiday Lighting - New Install	FRONT ENTRANCE SIGN - Install Stake Lighting following the landscape lines at the neighborhood sign (see exhibit)	1	1,187.50	1,187.50
	Holiday Lighting - New	Install 2, 36" pre-lit wreaths to either	1	259.14	259.14

120.00	120.00
184.00	184.00
475.00	475.00
600.00	600.00
150.00	150.00
	150.00

We require a payment of 50% to confirm and schedule the installation. Let us know if you have any questions $\frac{1}{2} \left(\frac{1}{2} \right) = \frac{1}{2} \left(\frac{1}{2} \right)

TOTAL

\$9,863.21

Accepted By

Accepted Date





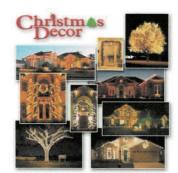












SOUTHEAST WORKS, Inc.

4656 Collins Road - Unit 4 Jacksonville, FL 32244

Office: (904) 579-4422 Fax: (904) 579-3885

John Spencer Cell: (352) 601-0892

Wednesday, September 16, 2020

Mr. Boyer

Attached is the quote for the 2020 Christmas Holiday Season for the Community of Trailmark (Six Mile Creek CDD). As discussed previously, with your Community's acceptance of another FIVE-YEAR lease, we can retain the same basic cost you had from the past Seasons through 2019 for the entry AND the amenities Center.

The first "tier" of discounts is THIRTY PERCENT (30 %) for early decision. The second AND third "tier" of discounts are a combined Customer Loyalty and acceptance of the five-year lease. This combined total is another TWENTY PERCENT (20 %).

The DISCOUNTED Total DOES include Materials: Installation: Maintenance throughout The Season: Return For Takedown; and Storage Until Next Season. This estimate, with discounts, is valid until September 30, 2020.

** With the virus and other issues plaguing ALL of us, we are attempting to "ease the pain" of the issues our Customers are experiencing. Because you are an existing Customer, this is a special pricing for the 2020 Season. It is almost the same cost you have had with us for the last five years. It is predicated on entering into a FIVE-YEAR Lease - Guaranteeing your Community NO increase(s) in cost for FIVE YEARS.

Various documents requiring signatures are attached, including the FIVE-YEAR Lease. Please fill out, and/or initial and/or sign ALL highlighted areas and return all to me, OR ... Contact me and I will set up a mutually convenient time to meet with you to collect all pertinent paperwork...

Mr. Boyer, please let me know ASAP so that I may assure a position on our schedule

We thank the Community of Trailmark for their patronage the last five years and sincerely look forward to many more years of being of service to you!

Your Santa. John Spencer





Christmas Décor by Southeast Works, Inc.

4656-4 Collins Road, Jacksonville, FL 32244 Phone: (904) 579-4422 - Fax: (904) 579-3885

John Spencer: (352) 601-0892



INVOICE: TRAILMARK-003

DATE: SEPTEMBER 16, 2020

BILL TO

Six Mile Creek (CDD) Trailmark Community St. Augustine, FL 32092 ATTENTION: Alex Boyer Location of Service(s)

Various - As Listed Below

	DESCRIPTION		TOTAL PRICE
	2020 Décor Season		Discounted
Amenities Center	Install Premium LED Lighting to Welcome Center Front Fascia and Building ends as in prior years	\$ 8960.36	\$ 6272.25
Amenities Center	Light Four (4) Ligustrum Trees at Welcome Center	\$ 3630.00	\$ 2541.00
Amenities Center	Light TWO (2) Oaks in Plant Beds at Amenities Center	\$ 2472.00	\$ 1730.40
Main Entry	Install Four (4) Lighted Three-Foot Wreaths On Four (4) Posts	\$ 1920.44	\$ 1344.31
Main Entry	Install Ground Lighting (Stakes) As per Original Schedule "A"	\$ 2340.00	<u>\$ 1638.00</u>
		Sub-Total:	\$ 13,525.96
		Lease AND Loyalty Discount	< \$ 2705.19 >
		Grand Total:	\$ 10,820.76



PROFESSIONAL HOLIDAY DECORATORS

EACH OFFICE INDEPENDENTLY OWNED AND OPERATED

AGREEMENT #: TRAILMARK-002

Southeast Works, Inc.

4656-4 Collins Road Jacksonville, FL 32244

Phone: (904) 579-4422 Fax: (904) 579-3885

John Spencer

Cell: (352) 601-0892

Commercial Multi-Year Service Agreement – (FIVE (5) YEAR)

Date: September 10, 2020	
Primary Phone: (904) 568-2568	Alternate Phone (Cell):
This agreement entered into by and between Southeast V	Warks Inc DPA Christmes Décar (harain after "Installer" and Six

This agreement entered into by and between Southeast Works, Inc, DBA Christmas Décor (herein after "Installer" and **Six Mile Creek CDD** herein after "Customer"). Witnessed that the parties hereto do mutually agree as follows:

ARTICLE I. TERM OF AGREEMENT

The term of this agreement schedule, with respect to each item of installation listed herein and/or per itemized listing marked Attachment "A" and/or proposal or email dated **September 20, 2017.**

Season 1	20 20 08 TBA	Season 2	20 21 08 TB	A Season 3	20 22 08 TBA
	Yr. Mo. Date		Yr. Mo. Dat	e	Yr. Mo. Date
	Season 4 202	3 08 TRA	Season 4	5 2024 08	TRA

Yr. Mo. Date Yr. Mo. Date

Is for a term of FIVE (5) Christmas Seasons. Commencing September 2020 and Ending January 2025.

ARTICLE II. STATEMENT OF WORK

Installer shall install, maintain, remove and then store decorations and/or lights for customer listed above. Items and decorations to be installed are those approved on Attachment "A" and/or proposal or email dated **September 20. 2017** which totals the monetary amounts listed in this agreement.

Location(s) of Installation:

Installation Address(es):

805 Trailmark Drive St. Augustine, FL 32092 Trailmark Community

TT - 11 A T T	
I MOII A MORGO	
Email Address:	

Locations of Installation Areas Outlined on itemized listing provided to Customer. Such details to be reduced to writing and signed by the Customer before installation begins

(Acceptance of this agreement constitutes proof of delivery of Itemized Listing)

In consideration of multiple discounts extended by installer, installation of the lighting, at the sole discretion of the Installer, shall be started in the month of October of the renewing year. At the Customer's request, daytime décor – (Greenery (Garland, Trees and wreaths)) – will be installed in the month of November with the date also being at the sole discretion of the Installer.

Installer shall not be liable for delays of installation caused by weather, delays beyond their control, or acts of God.

Removal shall be started in the first full work week in January, in the year following each contracted Holiday Season. Installer cannot guarantee a specific day and/or time for removal. While Installer will make every attempt to have all Customer's décor removed during the month of January, Installer shall not be liable for delays of removal caused by weather, delays beyond their control, or acts of God.

ARTICLE III. PAYMENTS

- A. Customer shall pay to installer for the performance of this agreement, a total sum of \$10,820.76 the first year which shall constitute total compensation to installer for this first year, except as noted in the accompanying documents, if any. Storage charges are included in quoted prices, unless otherwise stated within this contract or accompanying documents. No refunds apply.
- B. Customer shall pay to installer for the performance of this agreement, a total sum of \$10,820.76 the second year which shall constitute total compensation to installer for this second year, except as noted in the accompanying documents, if any. Storage charges are included in quoted prices, unless otherwise stated within this contract or accompanying documents. No refunds apply.
- C. Customer shall pay to installer for the performance of this agreement, a total sum of \$10,820.76 the third year which shall constitute total compensation to installer for this third year, except as noted in the accompanying documents, if any. Storage charges are included in quoted prices, unless otherwise stated within this contract or accompanying documents. No refunds apply.
- D. Customer shall pay to installer for the performance of this agreement, a total sum of \$10,820.76 the fourth year which shall constitute total compensation to installer for this third year, except as noted in the accompanying documents, if any. Storage charges are included in quoted prices, unless otherwise stated within this contract or accompanying documents. No refunds apply.
- E. Customer shall pay to installer for the performance of this agreement, a total sum of \$10,820.76 the fifth year which shall constitute total compensation to installer for this third year, except as noted in the accompanying documents, if any. Storage charges are included in quoted prices, unless otherwise stated within this contract or accompanying documents. No refunds apply.

PAYMENT SHALL BE MADE AS FOLLOWS:

50% Of Total money is due with acceptance of contract with FULL balance being due within **TEN (10) DAYS** of installation being performed. Upon approval of Christmas Décor by Southeast Works, Customer may elect to pay subsequent years in SIX (6) monthly installments beginning on or about March 15^{th} of each year, with the FULL amount(s) being paid in full by August 15^{th} of same year. All payments not received by due date may incur a late charge of $1\frac{1}{2}$ % per month - (18% APR).

Payment may be made in the form of: Cash; Personal Check; Cashier's Check; Postal Money Order; Visa, MasterCard, and Discover credit cards. If payment is made by credit card, and Customer is not on our six-month payment plan, Christmas Décor will automatically process payment in the month of August each year of lease following notification from our office.

* Please Make All Checks Payable To Southeast Works *











NOTICE: CONFIRMATION OF INST. of this agreement that are authorized to ac		ersons, if any, in addition to signer
A:	Title:	
B:	Title:	
ARTICLE IV. WARRANTY		
Installer warrants that all work shall be perfor the term of this agreement. There a warranties of the condition of the decorate practice to replace all C-9 bulbs annually stipulations of each individual contract.	are no verbal warranties, express tions resulting from normal wear an	sed or implied. Installer makes no did tear. However, it is the installer's
ARTICLE V. INSURANCE		
Installer shall obtain a policy of insurance third parties with respect to the installar additional parties added to installer's Cer is based on our insurance company's rate customer shall be the customer's responsant vandalism.	ation in the amount of \$500,000.00 rtificate of Insurance, there will be at the time of the request. Any and	O. If customer wishes to have any an added charge. The added charge d all other insurance required by the
ARTICLE VI. SITE PREPARATION	AND PLOT PLAN	
The location specifics for the installation installer's Foreman as the feasibility for spower source to the point of installation. In necessary for proper installation from a Installer is given permission to install decable, screw/bolt anchors, anchor plates, seasons unless otherwise indicated here.	such installations. Customer is resp Further, customer is responsible for owners, lessees, lessors, city, stat coration, lights or hardware items in	consible for bringing the appropriate securing any permission and permits the or other governmental authority. Included but not limited to face plates,
When trees and/or shrubs are included in Décocharges may occur when additional material a	1 0 17 0	
ARTICLE VII. SUBCONTRACTORS	S AND ASSIGNMENTS	
Installer has the option to assign all or pa such assignment shall not relieve custome		

Page 3 of 5

agreement. Installer is obligated to see that all conditions are fulfilled.

ARTICLE VIII. CONFLICT OF APPLICABLE LAW

If any paragraph or provision of this agreement is declared contrary to public policy or unenforceable in law or equity, then in that event, that portion shall be deleted from this agreement, and the remaining portions shall remain in full force and effect.

ARTICLE IX. DEFAULT

If, after the first year of a multi-year contract, Customer wishes to cancel the contract as to future years of service, Customer will be obligated to pay sixty-five percent (65%) of the contract amount for such future years. Said amount to be due in full within thirty (30) days after Customer provides written notice of cancellation which must be provided no later than August 15th of the year of the cancellation.

ARTICLE X. LITIGATION COSTS

In the event of litigation in order to collect any and all sums due under this Agreement, Customer will be liable for all costs and Attorney fees incurred by Installer in collecting said sums.

ARTICLE XI. SERVICE CALL

Under this particular lease, there will NOT be a charge for service calls unless caused by property power issues, vandalism or theft... There will be no charge for our normal bi-weekly (two times per month) service calls for up to the initial three months from the date of the seasonal installation. All required bulb or product replacements are performed free of charge during the three-month season. Any calls for service other than those covered above - (If any) - will be billed out at our standard hourly rate of \$ 125.00 for a man and a truck with a one-hour minimum. Any extended installations requiring service will be calculated on an individual basis, plus bulb replacement.

ARTICLE XII.

All materials, supplies, decorations and lights will be owned by the installer. The installer or customer has to right to accept or reject an extension of this arrangement at the end of this contract upon newly agreed-on terms and conditions.

ARTICLE XIII.

Service performance disputed by the customer shall be in writing and be mailed via certified postage to the contractor. The contractor shall reply in writing to the customer and/or the customer's authorized agent or property manager specifying what remedial action has/will be taken to be in compliance with the contract.

The contractor shall have fourteen days in which to correct discrepancies. Corrected contractual deficiencies shall **not** be considered material in termination for cause under the contract.

ARTICLE XIV. ADDITIONAL ITEMS

Customer signature below acknowledges receipt of an itemized listing of Décor areas and a copy of this lease contract.

Any photos, graphical representations and/or verbal depiction(s) are for the sake of clarity and actual finished product may differ.

* REQUIRED AUTHORIZATION (Signature) *

EXECUTED THIS AGREEMENT ON DATE SET FORTH BY THEIR SIGNATURES BELOW:

	DATE:
Installation Company:	Customer:
Southeast Works, Inc.	Six Mile Creek CDD (Trailmark Community)
D/B/A Christmas Décor	(2 - 3 - 3 - 3 - 3 - 3 - 3 - 3 - 3 - 3 -
4656-4 Collins Road Jacksonville, FL 32244	
Christmas Decor	
PROFESSIONAL HOLIDAY DECORATORS	
By: Representative	By:Customer Signature
Print Name	Print Name
Title:	Title:
Witnesses	(If Required)
By:	By:
Print Name	Print Name
By:	By:
Print Name	Print Name

If Witnesses Are Required, Each Witness May Attest For BOTH Parties

* Please Make All Checks Payable to Southeast Works, Inc. *



* REQUIRED AUTHORIZATION (Signature) *

EXECUTED THIS AGREEMENT ON DATE SET FORTH BY THEIR SIGNATURES BELOW:

	DATE:
Installation Company:	Customer:
Southeast Works, Inc.	Six Mile Creek CDD (Trailmark Community)
D/B/A Christmas Décor	(Transactic Community)
4656-4 Collins Road Jacksonville, FL 32244	
Christmas Decor	
PROFESSIONAL HOLIDAY DECORATORS	
By: Representative	By: Customer Signature
Print Name	Print Name
Title:	Title:
W	Vitnesses (If Required)
By:	By:
Print Name	Print Name
By:	By:
Potest Name	Duint Nome
Print Name	Print Name

If Witnesses Are Required, Each Witness May Attest For BOTH Parties

* Please Make All Checks Payable to Southeast Works, Inc. *



LSTRATTON



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 9/16/2020

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed.

		BROGATION IS WAIVED, subjectificate does not confer rights			terms and conditions of	the po		oolicies may	require an endorser	nent. A	statement on	
PRO	DUCE	:R				CONTACT Lori A. Stratton						
	JP Perry Insurance, Inc 3342 Kori Road Jacksonville, FL 32257						PHONE (A/C, No, Ext): (904) 482-1696 FAX (A/C, No): (904)					
							ss. Istratton		om			
							INS	URER(S) AFFOR	RDING COVERAGE		NAIC#	
						INSURE	R A : Westeri	n World Ins	urance Company		13196	
INSU	JRED					INSURE	RB: Old Dor	minion Insu	rance Company		40231	
Southeast Works, Inc., dba: Christmas Decor					INSURER C:							
	P.O. Box 2497				INSURER D:							
		Orange Park, FL 32067				INSURER E :						
-						INSURE	RF:					
CO	VER	RAGES CE	RTIFICA	ATE	NUMBER:			·	REVISION NUMBER	₹:		
C	IDIC/	IS TO CERTIFY THAT THE POLIC ATED. NOTWITHSTANDING ANY IFICATE MAY BE ISSUED OR MA' USIONS AND CONDITIONS OF SUCH	REQUIR PERTA	EME AIN,	ENT, TERM OR CONDITIO THE INSURANCE AFFOR	N OF A	NY CONTRAC	CT OR OTHER	R DOCUMENT WITH RE	SPECT	TO WHICH THIS	
INSR LTR		TYPE OF INSURANCE	ADDL S	UBR	POLICY NUMBER		POLICY EFF (MM/DD/YYYY)	POLICY EXP		LIMITS		
Α	X	COMMERCIAL GENERAL LIABILITY							EACH OCCURRENCE	\$	1,000,000	
		CLAIMS-MADE X OCCUR			NPP8688046		7/1/2020	7/1/2021	DAMAGE TO RENTED PREMISES (Ea occurrence) \$	500,000	
									MFD FXP (Any one person		10,000	

LTR	TYPE OF INSURANCE		INSD V	WD POLIC	CY NUMBER (MM/	(איאיאמכ	(MM/DD/YYYY)	LIMITS	S
Α	X	COMMERCIAL GENERAL LIABILITY				-		EACH OCCURRENCE	\$ 1,000,000
		CLAIMS-MADE X OCCUR		NPP8688046	7/1	/2020	7/1/2021	DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 500,000
		Amount and add			*			MED EXP (Any one person)	\$ 10,000
								PERSONAL & ADV INJURY	\$ 1,000,000
	GEN	N'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	\$ 2,000,000
	X	POLICY PRO-				and the state of t		PRODUCTS - COMP/OP AGG	\$ 2,000,000
		OTHER:							\$
В	AUT	OMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	\$ 1,000,000
	X	ANY AUTO		B1P7932U	7/1	1/2020	7/1/2021	BODILY INJURY (Per person)	\$
		OWNED SCHEDULED AUTOS						BODILY INJURY (Per accident)	\$
	X	HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	\$
L									\$
		UMBRELLA LIAB OCCUR						EACH OCCURRENCE	\$
		EXCESS LIAB CLAIMS-MADE						AGGREGATE	\$
		DED RETENTION \$							\$
	WOF	RKERS COMPENSATION DEMPLOYERS' LIABILITY						PER OTH- STATUTE ER	
	ANY	PROPRIETOR/PARTNER/EXECUTIVE	N/A					E.L. EACH ACCIDENT	\$
		ICER/MEMBER EXCLUDED?	117.7					E.L. DISEASE - EA EMPLOYEE	\$
	If yes	s, describe under CRIPTION OF OPERATIONS below						E.L. DISEASE - POLICY LIMIT	\$
DES	CRIPT	TION OF OPERATIONS / LOCATIONS / VEHIC	LES (AC	CORD 101, Additional F	Remarks Schedule, may be attac	ched if mor	re space is requi	red)	

CERTIFICATE HOLDER	CANCELLATION
Six Mile Creek CDD 805 Trailmark Drive Saint Augustine, FL 32092	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE
	Lindy Boompal



Southeast Works, Inc.

4656 Collins Road – Unit 4 Jacksonville, FL 32244

Phone: (904) 579-4422 Fax: (904) 579-3885

Welcome To Our Décor Family!

Your Christmas Lighting & Holiday Decorations will soon be installed!

Shortly, you will be enjoying YOUR Christmas Décor throughout the Holiday season.

The first Décor in our decorating area was performed in the **2000 Holiday Season** and since that time, we have consistently strived to protect against potential issues during installation and use time proven techniques to aid in this endeavor. However, issues do arise. Heavy rain, high winds, moisture, and other related outdoor elements are beyond anyone's control. Here are a few tips that can help keep everything working and looking great. If these tips don't help, just call us. We will be out within 48hrs.

Sprinklers: To prevent your automatic or timed sprinkler system from soaking your light strands and tripping a GFCI, we recommend that you reset the timer on your sprinkler system so that watering occurs while the holiday lights are off (such as in the early morning).

<u>Timers:</u> Should you experience erratic behavior from your lighting, please check the timer to ensure that it is plugged in and connected to power. Remember, your timer(s) must be powered at all times to keep proper synchronization. So please make sure that th timer is NOT plugged into an outlet connected to a switch that can be inadvertently turned on and off. Disruption of power to the timer will throw it out of sync.

GFCI "Ground Fault Circuit Interrupter" Outlet Trips: A GFCI is installed in most homes as a protection system that shuts down the flow of electricity to an electrical outlet when it senses a ground in the line. Some GFCI are incorporated within particular outlets, while others may be manufactured within a breaker inside the electric panel. When outdoor holiday lights become excessively wet this will often cause the GFCI to trip. Should a GFCI circuit trip. it will need to be reset to restore power to the outlet.

Wait until the rain or sprinkler system has stopped and the light strands have had a chance to dry out before attempting to reset the GFCI. Should you decide to plug your lights into an alternate GFCI protected outlet, please remember that you must still reset the previous circuit to restore the flow of electricity to that outlet.

Note: If you are using a timer, it will need to be reset by Christmas Décor personnel as well, after resetting the GFCI to ensure the lights go on and off at the desired times. If the above tips don't help, just call us, and we will have a service tech out within 48hrs. If you can get that call in by early morning, sometimes it may be possible to have it done that day. DO NOT wait until the end of the day on Friday(s), to ensure you will have lights for the weekend.

As much as we endeavor to make our services no wreaths and sprays, it is necessary to utilize a				
realizes this is a required procedure and authorize	zes this installation.	YES	NO	
If we are highlighting windows, Customer must	t remove screens pri	or to service.		
Customer acknowledges receipt of above notice(s):				
Date:				

Christmas Decor Policies, Terms and Conditions

Christmas Decor's service is comprised of the design, installation, and takedown of holiday decorations. All lighting and decorations remain the property of the service provider. This is a service agreement only and no goods are being sold.

Lighting and Decorations: Christmas Decor warrants the quality of our decorations and workmanship as provided below. Should you have any problems with the decorations, we want to correct them as soon as possible. We recommend that you turn the lights on for several hours over the first three or four evenings to test the lighting program. This will allow us to make corrections as soon as possible in order to maximize your enjoyment of the decorations. Repairs needed due to vandalism, extraordinary weather conditions, and customer added lights are not warranted and will be billed as additional services.

Maintenance: Christmas Decor will gladly service any non-working decorations within reason. Individual bulbs will vary in length of operation and some will expire before others. We cannot reasonably change every bulb when it expires, however, we can perform service when several have expired.

Billing Issues and Quality of Service: In the event that you have a question concerning our billing please contact our office within 30 days. Otherwise, we will assume that all billings are correct. Christmas Decor will provide quality workmanship and commercial-grade materials. However, we request that all questions regarding workmanship or materials must be addressed within 72 hours of the service, or before the next service is to be performed, whichever comes first.

Terms and Conditions: A deposit may be required at the time your order is placed. Full payment for every item and service is due according to the invoice terms on the date of service. In the event payment is not made within terms on invoice, a time-price differential (Finance Charge) of 18% (eighteen percent) per annum, but in no event in excess of the maximum amount allowed at law, shall be assessed and due on the unpaid balance from the due date until payment is received in full by the Christmas Decor service provider. Payments received will be applied first to any outstanding FINANCE CHARGE and the remainder to the unpaid balance on the account. In the event the purchaser fails to make payments as required, your account shall be considered to be in default and the purchaser shall be responsible for costs of collection and reasonable attorneys fees, as allowed by law.

Incentive Discounts: You may be eligible for one of our incentive programs. Elf Dollar incentives apply only to a renewal contract for the decorating season immediately following and shall not apply to reinstallation items but rather to add-on decor items or other holiday products offered by your service provider. Renewal contract must include at least 70% of the prior years service value for Elf Dollars to apply. Elf Dollars will continue to accrue if not used. Multi-year incentives apply when you initially contract for two or more years. Multi-year service contracts offer the best, locked rates. If you elect this option, this contract will apply to the following decoration season(s):

centive programs. The percentage discount for an incentive will be determined at the time a contract is executed and stated on the front page and applies only to pre-tax services. A Prepay Incentive is available if a percentage for a prepay incentive has been listed on the front of this form. To take advantage of this option, full payment must be received prior to the early installation incentive date expressed on the front of this proposal.

Installation and Removal: Holiday decorations shall be installed and removed at your request if possible. Customers designating times are given priority based upon first-in-time notice. All services are subject to weather conditions and demand. The service provider retains sole discretion as to the timing of services and no breach occurs based on dates of services.

Limited Warranty and Limitation of Liability and Remedies: BOTH PARTIES TO THIS CONTRACT AGREE THAT IN THE EVENT OF THE FAILURE OR MALFUNCTION OF THE LIGHTING AND/OR DECORATIONS PROVIDED, THE SOLE AND EXCLUSIVE REMEDY AVAILABLE TO THE CUSTOMER SHALL BE THE REFUND OF THE COST OF THE SERVICES PROVIDED UNDER THIS AGREEMENT OR THE REPAIR OR REPLACEMENT OF THE LIGHTING AND/OR DECORATIONS, TO BE DETERMINED SOLELY AT THE DISCRETION OF THE SERVICE PROVIDER.

BOTH PARTIES AGREE THAT THE CHRISTMAS DECOR SERVICE PROVIDER WILL NOT BE LIABLE FOR ANY CONSEQUENTIAL DAMAGES OF ANY NATURE CAUSED TO THE PROPERTY OF THE CUSTOMER BY ANY FAILURE OR MALFUNCTION OF THE LIGHTING AND DECORATIONS PROVIDED UNDER THIS AGREEMENT. SOME STATES MAY NOT ALLOW FOR THE EXCLUSION OR LIMITATION OF INCIDENTAL AND CONSEQUENTIAL DAMAGES, SO THE ABOVE LIMITATION AND EXCLUSIONS MAY NOT APPLY TO YOU.

BOTH PARTIES AGREE THAT ANY CLAIM BY THE CUSTOMER THAT THE WORKMANSHIP OR MATERIAL USED ARE DEFECTIVE OR NON-CONFORMING MUST BE BROUGHT TO THE ATTENTION OF THE CHRISTMAS DECOR SERVICE PROVIDER IN WRITING WITHIN 72 HOURS OF THE SERVICE AND FAILURE TO DO SO RESULTS IN A COMPLETE AND FINAL WAIVER OF ALL CLAIMS.

Arbitration: ANY AND ALL DISPUTES THAT MAY ARISE BETWEEN THE PARTIES SHALL BE SETTLED BY ARBITRATION IN ACCORDANCE WITH STATE LAW WHERE THE SERVICE PROVIDER IS LOCATED. THE ARBITRATORS AWARD SHALL BE FINAL AND BINDING ON ALL PARTIES AND JUDGMENT MAY BE ENTERED BY A COURT OF COMPETENT JURISDICTION IN THE COUNTY OF THE SERVICE PROVIDER WHERE ALL ARBITRATION PROCEEDINGS SHALL BE CONDUCTED THROUGH THE DISPUTE RESOLUTION CENTER, OR ITS SUCCESSOR.

I have read, understand and agree to the above policies, terms, and conditions. Customer has the right to rescind this contract by giving written notice to the service provider within three days from the date below.

Date





Estimate #: 64570

904.383.7721 Monday-Friday 8:30A-5:00P

Call or Email!

September 09, 2020 **Evergreen Lifestyles Management** Alex Boyer 805 Trailmark Dr Saint Augustine FL 32092

Mobile (904)568-2568 Email aboyer@evergreen-lm.com

We accept personal checks, money orders, or cash. Payment in full is due immediately upon completion of service.

PAY ONLINE

Using a credit card or bank account. A \$5.00 convenience fee applies to online payments.

House Cleaning Services

Detailed Cleaning Maintenance Cleaning Move Out Cleaning Move In Cleaning

Other Specialty Cleaning Services

Carpet Cleaning Tile, Stone & Grout Cleaning **Upholstery Cleaning** Air Duct & Dryer Vent Cleaning Window Cleaning **Pressure Washing**

Item	Qty Description	Amount
WC-O-199	Window Cleaning - Outside - Front Exterior Welcome Center Windows - \$199 *"Front Exterior" = Sections in front of fence	\$199.00
WC-O-289	Window Cleaning - Outside - Front Exterior Fitness Center Windows - \$289 *"Front Exterior" = Sections in front of fence	\$289.00
WC-O-549	Window Cleaning - Outside - Camp House Windows (Both Sides) - \$549	\$549.00
PW-WW-599	Pressure Washing - Welcome Center Walkway - \$599	\$599.00
PW-WW-109	Pressure Washing - Parking Lot Island Walkway - \$109	\$109.00
PW-P-699	Pressure Washing - Interior/Exterior Camp House Pavers - \$699	\$699.00
PW-WW-329	Pressure Washing - Camp House/Playground Walkway - \$329	\$329.00
PW-BE-599	Pressure Washing - Building Exterior - Full Exterior Welcome Center with Breezeway - \$599	\$599.00
PW-BE-689	Pressure Washing - Building Exterior - Full Exterior Fitness Center - \$689	\$689.00
PW-BE-429	Pressure Washing - Building Exterior - Front Exterior Welcome Center with Breezeway - \$429 *"Front Exterior" = Sections in front of fence	\$429.00
PW-BE-459	Pressure Washing - Building Exterior - Front Exterior Fitness Center - \$459 *"Front Exterior" = Sections in front of fence	\$459.00
PW-PA-299	Pressure Washing - Breezeway Pavers - \$299	\$299.00
PW-BE-819	Pressure Washing - Building Exterior - Full Exterior/Interior Camp House - \$819	\$819.00
GC-RDF-289	Gutter Cleaning - Remove Debris & Flush - Welcome Center/Breezeway - \$289	\$289.00
GC-RDF-199	Gutter Cleaning - Remove Debris & Flush - Fitness Center - \$199	\$199.00
GC-RDF-269	Gutter Cleaning - Remove Debris & Flush - Camp House - \$269	\$269.00
CC-CL-409	Chandelier Cleaning - Camp House Coach Lights (20) - \$409	\$409.00
CC-CF-149	Chandelier Cleaning - Camp House Ceiling Fans (9) - \$149	\$149.00

\$7,382.00 Subtotal: Tax: \$0.00

Total: \$7,382.00

Thank you for considering First Coast Home Pros. Our goal is to be the best service company you've ever invited to your home. In keeping with that idea, each of our services is backed by The 100% Guarantee. If you are not satisfied for any reason, we'll make it right or you don't owe us a dime.

Angie's List Super Service **Award Winners Every Year** Since 2009











All About Water, LLC

1608 N.Summer Ridge Ct. St.Augustine, FL 32092 904-826-5355

http://www.allaboutwaterstaug.com



Estimate

ADDRESS

Trailmark

C/O Evergreen Lifestyles Management

ESTIMATE DATE

1211 09/10/2020

	105105105	Center Window cleaning at front of fitness center Pressure wash parking lot and amenity walkway Pressure wash parking lot and playground walkway	1 1 1	100.00 275.00 275.00	100.00 275.00 275.00
		Window cleaning at front of fitness center Pressure wash parking lot and amenity	1		100.00
	105	Window cleaning at front of fitness	·	100.00	
		center	·		100.00
	105	Window cleaning at front of Welcome	1	100.00	100.00
	105	Softwash front only of Fitness Center	1	100.00	100.00
	105	Softwash front only of welcome center/ breezeway	1	150.00	150.00
	105	Pressure wash walkway and kayak deck at Kayak launch	1	300.00	300.00
	105	Pressure wash camp house pavers	1	275.00	275.00
	105	Softwash wash camp house (cover all lighting fixtures that are not water proof)	1	350.00	350.00
	105	Softwash wash fitness center	1	285.00	285.00
	105	Softwash welcome center and entrance canopy	1	360.00	360.00
DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT

Accepted By

Accepted Date



PO Box 51289 Jacksonville Beach FL 32240 (904) 220-3337, Info@krystalklean.com

Estimate 40595466

ESTIMATE #	40595466
DATE	
PO #	

CUSTOMER

Evergreen Lifestyles Management Alex Boyer 805 Trailmark Drive Saint Augustine, FL, 32092 (904) 568-2568 aboyer@evergreen-lm.com

SERVICE LOCATION

Evergreen Lifestyles Management
Six Mile Creek CDD c/o Evergreen Lifestyles Management
805 Trailmark Drive
Saint Augustine, FL, 32092
(904) 568-2568
aboyer@evergreen-lm.com

DESCRIPTION

Facility Cleaning/Pressure Washing

Description	Qty	Rate	Total
Kayak Launch	1.00	\$300.00	\$300.00

- -Pressure Wash Flat Surface on Kayak Launch: \$300
- -Cleaning process uses moderate heat and regulated pressure to remove organic buildup.
- -Krystal Klean will pressure wash each type of substrate to determine amount of pressure used for cleaning.
- -Pressure will be regulated depending on surface conditions
- -Some heavy stains may not be fully removable from concrete surfaces.
- -Please review any specific concerns with your Krystal Klean estimator so we arrive prepared to meet your needs.
- -Technicians work safely to protect customer property and the surrounding environment.
- *Krystal Klean cannot be help responsible for preexisting surface conditions such as holes, Heavy grease stains, or Surface abrasion from previous equipment access

Welcome Center and Breeze Way

1.00 \$1,775.00

\$1,775.00

- 1.) Pressure Washing the parking lot and amenity walkway: \$1,000
- 2.) Soft Washing full exterior of welcome center/breezeway: \$550
- 3.) Soft Washing exterior front side only on welcome center/breeze way: \$200
- 4.) Window Cleaning Exterior Glass on front entrance side only: \$25
- 5.) Touch up paint on trim/exterior: \$45/ hr
- -Pressure wash surfaces with moderate heat, regulated pressure, and a balanced antimicrobial solution to remove organic build-up. Some stains may not be fully removable from surfaces being cleaned.
- -Please review any specific concerns with your Krystal Klean estimator so we arrive prepared to meet your needs.
- -Technicians work safely to protect customer property and the surrounding environment.
- -Technicians will inspect surfaces to identify potential water intrusion points and give

recommendations for waterproofing, painting, or sealing. Cleaning methods may be adjusted depending on surface conditions.

Fitness Center 1.00 \$675.00 \$675.00

1.) Soft Wash full exterior: \$500

- 2.) Soft wash exterior front side only: \$125
- 3.) Window Cleaning exterior glass on front entrance side only: \$50
- 4.) Touch up paint: \$45/ hr
- -Pressure wash surfaces with moderate heat, regulated pressure, and a balanced antimicrobial solution to remove organic build-up. Some stains may not be fully removable from surfaces being cleaned.
- -Please review any specific concerns with your Krystal Klean estimator so we arrive prepared to meet your needs.
- -Technicians work safely to protect customer property and the surrounding environment.
- -Technicians will inspect surfaces to identify potential water intrusion points and give recommendations for waterproofing, painting, or sealing. Cleaning methods may be adjusted depending on surface conditions.

Camp House 1.00 \$2,150.00 \$2,150.00

- 1.) Pressure Wash parking lot Walkway/ playground walkway: \$1,250
- 2.) Soft Wash full outside Exterior of camp house: \$400
- 3.) General Cleaning interior/ ceiling Dusting system (High dusting): \$200
- 4.) Steam clean pavers: \$300
- *Option to apply clear sealer: \$1,100

Sherwin Williams CONFLEX 7% Siloxane Water Repellent

- -Pressure wash surfaces with moderate heat, regulated pressure, and a balanced antimicrobial solution to remove organic build-up. Some stains may not be fully removable from surfaces being cleaned.
- -Please review any specific concerns with your Krystal Klean estimator so we arrive prepared to meet your needs.
- -Technicians work safely to protect customer property and the surrounding environment.
- -Technicians will inspect surfaces to identify potential water intrusion points and give recommendations for waterproofing, painting, or sealing. Cleaning methods may be adjusted depending on surface conditions.

Estimate Total: \$4,900.00

CUSTOMER MESSAGE

Thank you for the opportunity to serve you!

Terms of payment: The total amount stated is due upon completion. Where applicable, credit cards will be charged for the total amount upon completion based on the credit card information provided in advance. All late payments (over 30 days) may bear interest at the highest rate permissible under Florida law calculated daily and compounded monthly. Customer shall also be responsible for paying all reasonable costs incurred in collecting any late payments, including, without limitation, attorneys' fees.

Proposal



6491 Powers Avenue JACKSONVILLE, FLORIDA 32217 PHONE (904) 724-7211 FAX (904) 724-5925 CAC1817886

Date	September 3, 2020				
To	Trailmark Living CDD 6 Mile Creek	Phone	904-568-2568	Fax	
Strt	805 Trailmark Drive	Email	aboyer@evergreen-lm.com		
$\mathbf{C},\mathbf{S},\mathbf{Z}$	Saint Augustine, FL 32092	Location	Clubhouse and Gym		
		_			

Subject:

Quarterly Preventative Maintenance Plan on Heating and Air System
(2 Split Systems and 1 Dual Circuit Split System)

Procedure: David Gray Heating & Air, Inc. proposes to perform the following work:

- 1. Brush & Clean Coils
- 2. Clean Out Drain Pan
- 3. Flush Condensate Drain Line
- 4. Check Refrigerant Pressure
- 5. Check/Tighten Electrical Connections
- 6. Lubricate Motors
- 7. Check Thermostat Operation & Calibration
- 8. Check Compressor Amperage
- 9. Check Fan Motor Amperage
- 10. Visually Inspect System Components
- 11. Check Safety Controls
- 12. Check Electric Heat Element
- 13. Check Defrost Controls
- 14. Replace Air Filters (Customer Provided)
- 15. Install Drain Pan Cleaner in each system every 6 months (additional at price noted)
- 16. Install Belt in Dual Circuit Split System every 6 months (additional at price noted)
- 16. Electronic Leak Search as needed

Yearly Total: \$2,668.00

Monthly Payment: \$222.33

Note:

Does Not Include Refrigerant

2 Man Labor Rate: \$120 first 30 minutes, plus \$56 each additional 15 minutes

1 Man Labor Rate: \$70 first 30 minutes, plus \$29 each additional 15 minutes

After Hours Rate availablue upon request

R410a will be charged at \$50 per pound and weighed with a digital scale (prices subject to change)

R22 will be charged at \$100 per pound and weighed with a digital scale (prices subject to change)

Belts - \$40 per each

Drain Pan Pad Cleaner - \$25 per each

Payments to be made as follo	ws: Upon Completion of Work			
All materials to be as specified. All work to be completed in a workmanlike manner and in compliance with applicable regulations and codes. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and beyond the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers fully covered by Workmen's Compensation Insurance.				
This proposal may be withdrawn by us if not accepted within 10 days.				
Acceptance of Proposal	The above prices, specifications and conditions are satisfactory and hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. Customer agrees to pay all charges, including reasonable attorney's fees, plus court costs and interest on accounts which must be turned over to an attorney for collection or suit.			
Date	Signature			
	Printed Name			

From: Rachael H

To: Alex Boyer

Subject: Waychoffs AC

Date: Thursday, October 8, 2020 7:39:02 PM

Attachments: <u>image001.png</u>







Commercial Maintenance: \$125 per unit plus cost of filters If multiple systems or quarterly visits \$99

per visit plus cost of filters

Thank you for choosing Waychoff's Air Conditioning. All services are performed by NATE certified service technicians and backed by our commitment to our customers. Call us at 904-880-5525 to schedule your appointment today.

Benefits

- ✓ **Energy Savings -** Systems lose 8% efficiency a year, resulting in a 30% increase in energy usage.
- ✓ **Clean Air -** Poor Indoor Air Quality contributes to 95% of all respiratory illness, including headaches, dry eyes, nasal congestion, coughing, allergic reactions, trigger asthma, fatigue, dizziness, nausea, & loss of sleep.

Inclusions

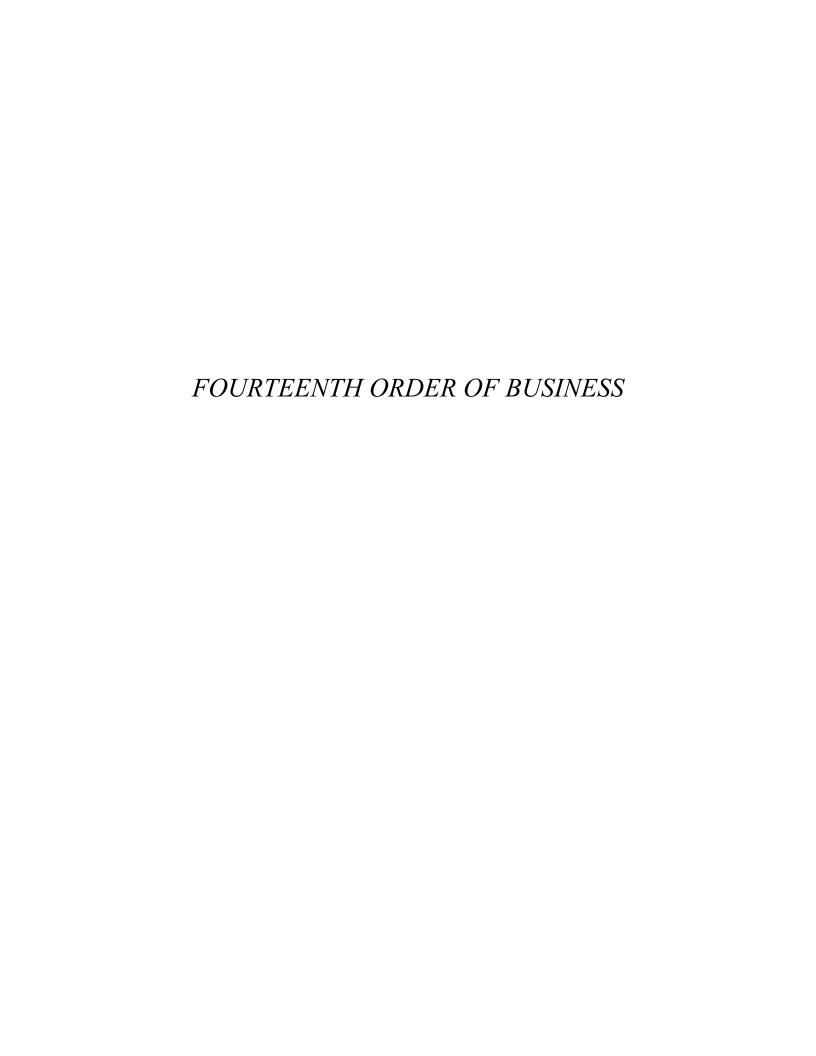
We start with the safety items:

- Inspecting and tightening all your electrical connections.. A loose connection is why ac systems catch on fire.
- Inspect blower assembly to make sure motor is free from debris and spins freely. This will prolong the life of the motor.
- Heating section... We check the heat strip to ensure it is working correctly and safely. Heat strips are like the little electric wire heaters. We make sure they are working as designed.
- We inspect your evaporator coil and cabinet to make sure no bio growth is forming and creating a harmful indoor air quality issue.
- We measure your refrigerant levels to make sure your compressor does not over heat.
- We remove leaves from outdoor unit. This keeps your system from forming rust and corroding the

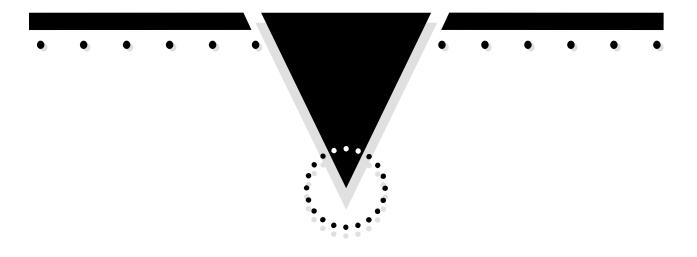
system.

- We measure heating and cooling efficiency. To make sure you are getting what you are paying for.
- We clean the outdoor coil to ensure proper airflow across the coil. This is the cause of high electric bills.
- We even wash and wax the outdoor unit to protect it from UV rays.
- We clean and flush out the drain line and add treatment.
- We inspect your filters to ensure there is proper airflow.
- We even check your ductwork and attic insulation to make sure your system is not running too much. We want to save you as much money as possible to make your home comfortable.

We take your safety serious, and extend the life of your system.



A.



Six Mile Creek Community Development District

Unaudited Financial Reporting September 30, 2020



Six Mile Creek

Community Development District Combined Balance Sheet September 30, 2020

		ernmental Fund Types Debt Service	Capital	Totals (Memorandum Only) 2020
ASSETS:	General	Service	Projects	2020
Cash	\$46,695			\$46,695
Assessment Receivable	\$12,251			\$12,251
Prepaid Expenses	\$28,683			\$28,683
Investments:				
Custody Account	\$343			\$343
Series 2007				
Reserve		\$34,598		\$34,598
Construction			\$2,176	\$2,176
Series 2015		£400.040		#400.040
Reserve Revenue		\$160,313 \$89,723		\$160,313 \$89,723
Series 2016A		φ09,723		\$69,723
Reserve		\$444,150		\$444,150
Revenue		\$358,825		\$358,825
Construction			\$287,686	\$287,686
Cost of Issuance			\$2,570	\$2,570
Series 2016B				
Reserve		\$138,650		\$138,650
Revenue		\$68,650		\$68,650
Interest		\$4,336		\$4,336
Prepayment		\$149,438		\$149,438
Construction			\$1	\$1
Series 2017A		↑ 700 000		¢702 020
Reserve Revenue		\$703,838 \$422,316		\$703,838
Construction		Φ422,310 	\$0	\$422,316 \$0
Construction - NW Parcel			\$397,876	\$397,876
Series 2017B			Ψ007,070	ψοστ,στο
Reserve		\$42,934		\$42,934
Revenue		\$28,812		\$28,812
Prepayment		\$524,787		\$524,787
Interest		\$3		\$3
Construction			\$2	\$2
Series 2020				
Reserve		\$414,875		\$414,875
Revenue		\$4		\$4
Capitalized Interest		\$94,669	£4.400.400	\$94,669
Construction Cost of Issuance		_	\$1,490,408 \$15,750	\$1,490,408 \$15,750
Due from Capital Projects	\$392		\$13,730 \$956	\$1,348
Due from Debt Service	\$552	\$9,923		\$9,923
Due from Developer	\$3,500			\$3,500
Due from General Fund		\$30,926	\$4,153	\$35,079
TOTAL ASSETS	\$91,863	\$3,721,768	\$2,201,578	\$6,015,209
<u>LIABILITIES:</u>				
Accounts Payable	\$26,918		\$1,185,335	\$1,212,253
Due to Debt Service 2015	\$2,055			\$2,055
Due to Debt Service 2016A Due to Debt Service 2017A	\$4,325 \$361			\$4,325 \$261
Due to Capital Projects	\$261 \$5,153	\$9,923	\$956	\$16,032
Deferred Revenue	\$28,683	Ψ9,925	Ψ950	\$28,683
FUND BALANCES:	Ψ20,000			\$20,000
Unrestricted for Debt Service Series 2007		\$34,598		\$34,598
Restricted for Debt Service Series 2015		\$252,091		\$252,091
Restricted for Debt Service Series 2016A		\$797,376		\$797,376
Restricted for Debt Service Series 2016B		\$361,074		\$361,074
Restricted for Debt Service Series 2017A		\$1,160,622		\$1,160,622
Restricted for Debt Service Series 2017B		\$596,536		\$596,536
Restricted for Debt Service Series 2020		\$509,547		\$509,547
Restricted for Capital Projects Series 2007			\$2,176	\$2,176
Restricted for Capital Projects Series 2016A			\$293,453	\$293,453
Restricted for Capital Projects Series 2016B Restricted for Capital Projects Series 2017A			\$1 \$152,569	\$1 \$152,569
Restricted for Capital Projects Series 2017B			\$132,369 \$2	\$152,569 \$2
Restricted for Capital Projects Series 2017 B			\$567,086	\$567,086
Unassigned	\$24,468	<u> </u>		\$24,468
TOTAL LIABILITIES AND FUND EQUITY	\$91,863	\$3,721,768	\$2,201,578	\$6,015,209

Six Mile Creek

COMMUNITY DEVELOPMENT DISTRICT

General Fund

Statement of Revenues & Expenditures For the period ending September 30, 2020

EXPENDITURES:		ADOPTED	PRORATED BUDGET	ACTUAL	
Special Assessments - Tax Roll		BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
Special Assessments Direct Billed \$200,682 \$200,682 \$200,682 \$240,847 \$240,847 \$240,425 \$420,847 \$240,425 \$420,847 \$240,847 \$240,425 \$420,847 \$240,847 \$240,847 \$240,847 \$240,847 \$240,847 \$240,842 \$300 \$30,98 \$	REVENUES:				
Special Assessments Direct Billed \$200,682 \$200,682 \$200,682 \$240,847 \$240,847 \$240,425 \$420,847 \$240,425 \$420,847 \$240,847 \$240,425 \$420,847 \$240,847 \$240,847 \$240,847 \$240,847 \$240,847 \$240,842 \$300 \$30,98 \$					
Developer Contributions \$240,847 \$240,847 \$240,425 \$3.098 \$3.09	·				
Miscellaneous Revenue \$0	·				
Interest \$0	·				
Name	Miscellaneous Revenue		·		
ADMINISTRATIVE: Supervisors Fees	Interest	\$0	\$0	\$85	\$85
ADMINISTRATIVE: Supervisors Fees \$12,000 \$12,000 \$7,400 \$4,600 FICA Expense \$0 \$0 \$474	TOTAL REVENUES	\$988,194	\$988,194	\$997,258	\$9,064
Supervisors Fees	EXPENDITURES:				
FICA Expense	ADMINISTRATIVE:				
Engineering Fees \$16,000 \$11,000 \$21,00 \$2,400 Arbitrage \$3,800 \$3,600 \$1,200 \$2,400 Trustee Fees \$21,550 \$21,550 \$12,391 \$9,159 Dissemination \$5,000 \$5,500 \$5,500 \$6,850 Altomey Fees \$22,000 \$22,000 \$17,254 \$4,746 Annual Audit \$5,315 \$5,315 \$5,315 \$0 Assessment Administration \$5,000 \$5,000 \$5,000 \$0 Management Fees \$29,000 \$29,000 \$29,000 \$29,000 \$20 Information Technology \$2,400 \$2,400 \$1,200 \$1,200 \$1,200 Telephone \$2250 \$2,500 \$2,900 \$29,000 \$29,000 \$1,200	Supervisors Fees	\$12,000	\$12,000	\$7,400	\$4,600
Arbitrage \$3,800 \$3,800 \$1,200 \$2,400 Trustee Fees \$21,550 \$21,550 \$12,391 \$9,159 Dissemination \$5,000 \$5,000 \$5,850 \$(8850) Altomey Fees \$22,000 \$22,000 \$17,254 \$4,746 Annual Audit \$5,315 \$5,315 \$5,315 \$0,315 Assessment Administration \$5,000 \$5,000 \$5,000 \$0 Assessment Administration \$5,000 \$5,000 \$5,000 \$0 Management Fees \$29,000 \$29,000 \$29,000 \$0 Management Fees \$29,000 \$29,000 \$29,000 \$0 Management Fees \$29,000 \$2,000 \$29,000 \$0 Management Fees \$29,000 \$2,000 \$29,000 \$0 Management Fees \$2,000 \$2,000 \$29,000 \$0 Management Fees \$2,000 \$2,000 \$2,000 \$1,000 Information Technology \$2,400 \$2,400 \$1,200 \$1,200 Telephone \$250 \$250 \$323 \$(73) Postage \$1,500 \$1,500 \$1,150 \$1,117 \$383 Insurance \$6,400 \$6,400 \$5,922 \$478 Printing & Binding \$2,250 \$2,250 \$2,251 \$(225) Travel Per Diem \$600 \$6,400 \$5,922 \$478 Printing & Binding \$2,250 \$2,250 \$2,251 \$(225) Management Fees \$3,500 \$2,500 \$3,355 \$(34,855) Bank Fees \$3,500 \$2,500 \$3,355 \$(34,855) Bank Fees \$3,500 \$2,500 \$3,355 \$(34,855) Bank Fees \$2,500 \$2,500 \$3,355 \$(34,855) Bank Fees \$3,500 \$2,500 \$3,355 \$(34,855) Bank Fees \$3,500 \$3,500 \$3,900 \$3,900 \$3,900 More Current Charges \$250 \$250 \$3,938 \$(31,888) Office Supplies \$250 \$250 \$3,938 \$(31,888) Office Supplies \$3,500 \$3,000 \$3,900 \$3,900 \$3,900 Management Fees \$3,000 \$3,000 \$3,900 \$3,900 \$3,900 Water & Sewer \$8,000 \$3,000 \$3,900 \$3,900 \$3,900 Water & Sewer \$8,000 \$5,000 \$2,314 \$27,686 firigation Maintenance \$20,000 \$2,000 \$1,800 \$2,2314 \$27,686 firigation Maintenance \$20,000 \$2,000 \$1,800 \$2,2314 \$27,686 firigation Maintenance \$20,000 \$2,000 \$1,800 \$2,2314 \$27,686 firigation Maintenance \$20,000 \$2,000 \$3,900	FICA Expense	\$0	\$0	\$474	(\$474)
Truste Fees	Engineering Fees	\$16,000	\$16,000	\$11,303	\$4,697
Dissemination	Arbitrage	\$3,600	\$3,600	\$1,200	\$2,400
Altomey Fees \$22,000 \$22,000 \$17,254 \$4,746	Trustee Fees	\$21,550	\$21,550	\$12,391	\$9,159
Annual Audit \$5,315 \$5,315 \$5,315 \$0 Assessment Administration \$5,000 \$5,000 \$5,000 \$0 Management Fees \$29,000 \$29,000 \$29,000 \$20,000 \$1,000 \$1,000 \$1,000 \$1,000 \$1,200	Dissemination	\$5,000	\$5,000	\$5,850	(\$850)
Assessment Administration \$5,000 \$5,000 \$5,000 \$0 Management Fees \$29,000 \$29,000 \$29,000 \$20,000 \$1,200 </td <td>Attorney Fees</td> <td>\$22,000</td> <td>\$22,000</td> <td>\$17,254</td> <td>\$4,746</td>	Attorney Fees	\$22,000	\$22,000	\$17,254	\$4,746
Management Fees \$29,000 \$29,000 \$29,000 \$(\$0) Information Technology \$2,400 \$2,400 \$1,200 \$1,200 Telephone \$250 \$250 \$323 \$323 Postage \$1,500 \$1,500 \$1,117 \$383 Insurance \$6,400 \$6,400 \$5,922 \$478 Printing & Binding \$2,250 \$2,550 \$2,513 \$(\$263) Travel Per Diem \$600 \$600 \$0 \$600 Legal Advertising \$2,500 \$2,500 \$7,355 \$(\$4,855) Bank Fees \$750 \$750 \$814 \$(\$64 Other Current Charges \$250 \$250 \$1,938 \$(\$1,888) Office Supplies \$250 \$250 \$290 \$400 Dues, Licenses, Subscriptions \$175 \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance	Annual Audit	\$5,315	\$5,315	\$5,315	\$0
Information Technology	Assessment Administration	\$5,000	\$5,000	\$5,000	\$0
Telephone	Management Fees	\$29,000	\$29,000	\$29,000	(\$0)
Postage \$1,500 \$1,500 \$1,117 \$383 Insurance \$6,400 \$6,400 \$5,922 \$478 Printing & Binding \$2,250 \$2,250 \$2,2513 (\$263) Travel Per Diem \$600 \$600 \$0 \$600 Legal Advertising \$2,500 \$2,500 \$7,355 \$4,855 Bank Fees \$750 \$250 \$1338 \$1,688 Office Supplies \$250 \$250 \$1,938 \$1,688 Office Supplies \$250 \$250 \$1,938 \$1,688 Office Supplies \$250 \$250 \$290 \$40 Dues, Licenses, Subscriptions \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 \$5,900 Water & Sewer \$8,000	Information Technology	\$2,400	\$2,400	\$1,200	\$1,200
Insurance	Telephone	\$250	\$250	\$323	(\$73)
Printing & Binding \$2,250 \$2,250 \$2,513 (\$263) Travel Per Diem \$600 \$600 \$0 \$600 Legal Advertising \$2,500 \$2,500 \$7,355 (\$4,855) Bank Fees \$750 \$750 \$814 (\$64 Other Current Charges \$250 \$250 \$1,938 (\$1,688) Office Supplies \$250 \$250 \$290 (\$40 Dues, Licenses, Subscriptions \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 PERATION & MAINTENANCE: \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$283,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,866 Irrigation Maintenance \$20,000 \$20,000	Postage	\$1,500	\$1,500	\$1,117	\$383
Travel Per Diem \$600 \$600 \$0 \$600 Legal Advertising \$2,500 \$2,500 \$7,355 (\$4,855) Bank Fees \$750 \$750 \$814 (\$64 Other Current Charges \$250 \$250 \$1,938 \$1,688 Office Supplies \$250 \$250 \$290 (\$40) Dues, Licenses, Subscriptions \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754] Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Lake Maintenance \$20,000 \$20,000 \$17,800 \$2,200	Insurance	\$6,400	\$6,400	\$5,922	\$478
Legal Advertising \$2,500 \$2,500 \$7,355 (\$4,855) Bank Fees \$750 \$750 \$814 (\$64) Other Current Charges \$250 \$250 \$1,938 (\$1,688) Office Supplies \$250 \$250 \$290 (\$40) Dues, Licenses, Subscriptions \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754) Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Contingency \$5,000 \$5,000 \$5,000 \$5,000	Printing & Binding	\$2,250	\$2,250	\$2,513	(\$263)
Bank Fees \$750 \$750 \$814 (\$64 Other Current Charges \$250 \$250 \$1,938 (\$1,888) Office Supplies \$250 \$250 \$290 (\$40) Dues, Licenses, Subscriptions \$175 \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$20,000 \$1,900 Lake Contingency \$5,000 \$5,000 \$5,886 <td< td=""><td>Travel Per Diem</td><td>\$600</td><td>\$600</td><td>\$0</td><td>\$600</td></td<>	Travel Per Diem	\$600	\$600	\$0	\$600
Other Current Charges \$250 \$250 \$1,938 (\$1,688) Office Supplies \$250 \$250 \$290 (\$40) Dues, Licenses, Subscriptions \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,886 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$5,000 \$0 \$5,000 Street Sweeping \$12,000 \$12,000 \$2,625	Legal Advertising	\$2,500	\$2,500	\$7,355	(\$4,855)
Office Supplies \$250 \$250 \$290 (\$40) Dues, Licenses, Subscriptions \$175 \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$22,314 \$27,686 Landscape Contingency \$50,000 \$22,000 \$22,014 \$27,686 Landscape Contingency \$50,000 \$22,000 \$22,000 \$22,000 \$22,000 \$22,000 \$22,000 \$22,000 \$22,000 \$20,000 \$17,800 \$2,200 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000 \$2,000	Bank Fees	\$750	\$750	\$814	(\$64)
Dues, Licenses, Subscriptions \$175 \$175 \$0 TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance Property Insurance \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 (\$5,900 Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891] Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Lirigation Maintenance \$20,000 \$50,000 \$17,800 \$2,200 Lake Contingency \$50,000 \$20,000 \$17,800 \$2,200 Lake Contingency \$5,000 \$5,000 \$5,000 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,376 General Maintenance \$5,000 \$5,000 \$5,000	Other Current Charges	\$250	\$250	\$1,938	(\$1,688)
TOTAL ADMINISTRATIVE \$136,790 \$136,790 \$116,833 \$19,957 OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754 Electric \$32,000 \$32,000 \$37,900 (\$5,900 Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891 Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$20,000 \$17,800 \$2,200 Lake Contingency \$5,000 \$5,000 \$5,000 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000	Office Supplies	\$250	\$250	\$290	(\$40)
OPERATION & MAINTENANCE: Property Insurance \$19,600 \$19,600 \$20,354 (\$754) Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$17,800 \$2,200 Lake Contingency \$5,000 \$5,000 \$1,900 \$1,900 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Property Insurance \$19,600 \$19,600 \$20,354 (\$754] Electric \$32,000 \$32,000 \$37,900 (\$5,900] Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891] Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$10,000 \$1,000 \$1,000 Lake Contingency \$5,000 \$5,000 \$5,000 \$5,000 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	TOTAL ADMINISTRATIVE	\$136,790	\$136,790	\$116,833	\$19,957
Property Insurance \$19,600 \$19,600 \$20,354 (\$754] Electric \$32,000 \$32,000 \$37,900 (\$5,900] Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891] Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$10,000 \$1,000 \$1,000 Lake Contingency \$5,000 \$5,000 \$5,000 \$5,000 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	OPERATION & MAINTENANCE:				
Electric \$32,000 \$32,000 \$37,900 (\$5,900) Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$20,100 \$1,900 Lake Contingency \$5,000 \$5,000 \$5,000 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234		\$19,600	\$19,600	\$20,354	(\$754)
Water & Sewer \$8,000 \$8,000 \$0 \$8,000 Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$20,100 \$1,900 Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	• •	· · ·			, ,
Landscape Maintenance \$263,995 \$263,995 \$280,886 (\$16,891) Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$20,100 \$1,900 Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234			. ,		· · · · · · · · · · · · · · · · · · ·
Landscape Contingency \$50,000 \$50,000 \$22,314 \$27,686 Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$20,100 \$1,900 Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234				•	
Irrigation Maintenance \$20,000 \$20,000 \$17,800 \$2,200 Lake Maintenance \$22,000 \$22,000 \$20,100 \$1,900 Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	•				
Lake Maintenance \$22,000 \$22,000 \$20,100 \$1,900 Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234					
Lake Contingency \$5,000 \$5,000 \$0 \$5,000 Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	9				
Security Patrol \$40,000 \$40,000 \$53,886 (\$13,886) Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234					
Street Sweeping \$12,000 \$12,000 \$2,625 \$9,375 General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	• •				(\$13,886)
General Maintenance \$9,000 \$9,000 \$9,306 (\$306) Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234					
Dog Park - General Maintenance \$5,000 \$5,000 \$0 \$5,000 Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234	. •				
Kayak Launch - General Maintenance \$5,000 \$5,000 \$1,766 \$3,234					
TOTAL OPERATION & MAINTENANCE \$491.595 \$491.595 \$466.937 \$24.658	3				
Ψ101,000 Ψ101,000 Ψ100,001 Ψ21,000	TOTAL OPERATION & MAINTENANCE	\$491,595	\$491,595	\$466,937	\$24,658

Six Mile Creek

COMMUNITY DEVELOPMENT DISTRICT

General Fund

Statement of Revenues & Expenditures For the period ending September 30, 2020

Г	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
AMENITY CENTER				
Utilities				
Telephone	\$8,200	\$8,200	\$5,155	\$3,045
Electric	\$15,000	\$15,000	\$13,803	\$1,197
Water/Irrigation	\$16,000	\$16,000	\$19,110	(\$3,110)
Cable	\$0	\$0	\$0	\$0
Gas	\$1,500	\$1,500	\$449	\$1,051
Trash Removal	\$2,500	\$2,500	\$2,080	\$420
Security				
Security Alarm Monitoring	\$1,200	\$1,200	\$419	\$781
Security Monitoring	\$12,400	\$12,400	\$13,521	(\$1,121)
Access Cards	\$1,000	\$1,000	\$0	\$1,000
Management Contracts				
Facility Management	\$43,680	\$43,680	\$44,056	(\$376)
Landscape Maintenance	\$26,165	\$26,165	\$26,165	(\$0)
Landscape Seasonal (Annuals & Pinestraw)	\$8,000	\$8,000	\$0	\$8,000
Landscape Contingency	\$8,000	\$8,000	\$3,890	\$4,110
Field Management/Administrative	\$59,104	\$59,104	\$59,105	(\$1)
Pool Maintenance	\$16,680	\$16,680	\$16,560	\$120
Pool Repairs	\$5,000	\$5,000	\$16,231	(\$11,231)
Pool Chemicals	\$12,000	\$12,000	\$0	\$12,000
Janitorial Services	\$13,740	\$13,740	\$13,831	(\$91)
Janitorial Supplies	\$3,000	\$3,000	\$3,193	(\$193)
Facility Maintenance	\$15,000	\$15,000	\$12,488	\$2,512
Fitness Equipment Lease	\$13,784	\$13,784	\$13,784	(\$0)
Pest Control	\$1,500	\$1,500	\$1,080	\$420
Pool Permits	\$1,000	\$1,000	\$350	\$650
Repairs & Maintenance	\$8,000	\$8,000	\$10,349	(\$2,349)
Maintenance Reserves	\$20,000	\$20,000	\$0	\$20,000
New Capital Projects	\$12,000	\$12,000	\$0	\$12,000
Special Events	\$10,000	\$10,000	\$8,946	\$1,054
Holiday Decorations	\$10,856	\$10,856	\$10,856	\$0
Fitness Center Repairs/Supplies	\$3,000	\$3,000	\$2,827	\$173
Office Supplies	\$500	\$500	\$0	\$500
Operating Supplies	\$9,300	\$9,300	\$9,717	(\$417)
ASCAP/BMI Licenses	\$1,700	\$1,700	\$0	\$1,700
TOTAL AMENITY CENTER	\$359,809	\$359,809	\$307,967	\$51,843
TOTAL EXPENDITURES	\$988,194	\$988,194	\$891,737	\$96,457
	4000,101	4000,10 .	φου 1,1 σ1	φοσ, .σ.
EXCESS REVENUES/(EXPENDITURES)	\$0		\$105,522	
Fund Balance - Beginning	\$0		(\$81,053)	
Fund Balance - Ending	\$0		\$24,468	
=		: =		

Community Development District Debt Service Fund - Series 2007A

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Interest	\$0		\$364	\$364
Gain on Cancellation of Bonds Other Income	\$0 \$1,283,552	·	\$8,760,206 \$0	\$8,760,206 (\$1,283,552)
Other income	φ1,203,332	Φ1,203,332	ΦО	(\$1,265,552)
TOTAL REVENUES	\$1,283,552	\$1,283,552	\$8,760,571	\$7,477,019
EXPENDITURES:				
<u>Series 2007</u>				
Debt Service Obligation	\$1,283,552	\$1,283,552	\$0	\$1,283,552
		• • • • • • • • • • • • • • • • • • • •		
TOTAL EXPENDITURES	\$1,283,552	\$1,283,552	\$0	\$1,283,552
EXCESS REVENUES/(EXPENDITURES)	\$0		\$8,760,571	
OTHER SOURCES/(USES)				
Interfund Transfer Out	\$0	\$0	\$0	\$0
Other Debt Service Costs	\$0	\$0	(\$8,892)	(\$8,892)
TOTAL OTHER SOURCES/(USES)	\$0	\$0	(\$8,892)	(\$8,892)
Net Change in Fund Balance	\$0		\$8,751,679	
Fund Balance - Beginning	\$0		(\$8,717,081)	
Fund Balance - Ending	\$0	- = =	\$34,598	
Fund Balance Calculation				
Reserve	\$34,598			
	\$34,598			

Community Development District

Debt Service Fund - Series 2015

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/20	ACTUAL THRU 9/30/20	VARIANCE
REVENUES:				
Assessments - Tax Roll Interest Income	\$231,438 \$2,250	\$231,438 \$2,250	\$216,873 \$1,876	(\$14,565) (\$374)
TOTAL REVENUES	\$233,688	\$233,688	\$218,749	\$686,125
EXPENDITURES:				
<u>Series 2015</u> Special Call - 11/1	\$0	\$0	\$5,000	(\$5,000)
Interest Expense - 11/1	\$62,900	\$62,900	\$62,900	\$0 \$0
Principal Expense - 05/1 Interest Expense - 05/1	\$85,000 \$62,900	\$85,000 \$62,900	\$85,000 \$62,775	\$0 \$125
Special Call - 05/1	\$0	\$0	\$5,000	(\$5,000)
TOTAL EXPENDITURES	\$210,800	\$210,800	\$220,675	(\$9,875)
EXCESS REVENUES/(EXPENDITURES)	\$22,888		(\$1,926)	
Fund Balance - Beginning	\$82,084		\$254,016	
Fund Balance - Ending	\$104,972	- - =	\$252,091	
Fund Balance Calculation				
Series 2015 Reserve Revenue	\$160,313 \$89,723			
Due from General Fund	\$2,055 \$252,091	-		

Community Development District Debt Service Fund - Series 2016A

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/20	ACTUAL THRU 9/30/20	VARIANCE
REVENUES:				
Assessments Interest Income	\$509,446 \$1,250	\$509,446 \$1,250	\$450,032 \$595	(\$59,414) (\$655)
TOTAL REVENUES	\$510,696	\$510,696	\$450,626	(\$60,070)
EXPENDITURES:				
Series 2016A Special Call - 11/1 Interest Expense - 11/1 Principal Expense - 11/1 Interest Expense - 05/1 Special Call - 05/1	\$10,000 \$169,850 \$50,000 \$168,913 \$0	\$10,000 \$169,850 \$50,000 \$168,913 \$0	\$30,000 \$169,850 \$50,000 \$168,128 \$5,000	(\$20,000) \$0 \$0 \$784 (\$5,000)
TOTAL EXPENDITURES	\$398,763	\$398,763	\$422,978	(\$24,216)
EXCESS REVENUES/(EXPENDITURES)	\$111,934		\$27,648	
Fund Balance - Beginning	\$287,605		\$769,728	
Fund Balance - Ending	\$399,539	- = =	\$797,376	
Fund Balance Calculation				
Series 2016A Reserve Revenue Assessment Receivable Due to Debt Service 2017A	\$444,150 \$358,825 \$4,325 (\$9,923) \$797,376	<u>.</u>		

Six Mile Creek Community Development District Debt Service Fund - Series 2016B

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/20	ACTUAL THRU 9/30/20	VARIANCE
REVENUES:				
Assessments - Direct Assessments - Prepayments Transfer In Interest Income	\$199,163 \$0 \$0 \$700	\$199,163 \$0 \$0 \$700	\$70,466 \$199,491 \$892,329 \$266	(\$128,697) \$199,491 \$892,329 (\$434)
TOTAL REVENUES	\$199,863	\$199,863	\$1,162,553	\$962,690
EXPENDITURES:				
Series 2016B Special Call - 11/1 Interest Expense - 11/1 Interest Expense - 05/1 Special Call - 05/1 Special Call - 07/7 Premium on Special Call (1%) Interest Expense - 07/7	\$55,000 \$99,581 \$99,581 \$0 \$0 \$0	\$55,000 \$99,581 \$97,819 \$0 \$0 \$0	\$60,000 \$99,581 \$97,819 \$40,000 \$930,000 \$9,300 \$10,017	(\$5,000) \$0 \$0 (\$40,000) (\$930,000) (\$9,300) (\$10,017)
TOTAL EXPENDITURES	\$254,163	\$252,400	\$1,246,717	(\$994,317)
EXCESS REVENUES/(EXPENDITURES)	(\$54,300)		(\$84,164)	
Fund Balance - Beginning	\$164,693		\$445,239	
Fund Balance - Ending	\$110,394	- - -	\$361,074	
Fund Balance Calculation				
Series 2016B Reserve Revenue Interest Prepayment	\$138,650 \$68,650 \$4,336 \$149,438 \$361,074	-		

Six Mile Creek Community Development District Debt Service Fund - Series 2017A

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Assessments	\$704,394	\$704,394	\$708,734	\$4,340
Interest Income	\$1,000	\$1,000	\$773	(\$227)
TOTAL REVENUES	\$705,394	\$705,394	\$709,507	\$4,113
EXPENDITURES:				
Series 2017A				
Interest Expense - 11/1	\$264,872	\$264,872	\$264,872	\$0
Principal Expense - 11/1	\$170,000	\$170,000	\$170,000	\$0
Interest Expense - 05/1	\$261,791	\$261,791	\$261,791	\$0
TOTAL EXPENDITURES	\$696,663	\$696,663	\$696,663	\$0
EXCESS REVENUES/(EXPENDITURES)	\$8,731		\$12,845	
Fund Balance - Beginning	\$442,789		\$1,147,778	
Fund Balance - Ending	\$451,520	- -	\$1,160,622	
Fund Balance Calculation				
Carrier 2047A				
<u>Series 2017A</u> Reserve	\$703,838			
Revenue	\$422,316			
Assessment Receivable	\$24,546			
Due to Debt Service	\$9,923			
	\$1,160,622	_		

Community Development District Debt Service Fund - Series 2017B

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
				_
REVENUES:				
Assessments - Direct	\$212,949	\$212,949	\$35,786	(\$177,163)
Assessments - Prepayments	\$0	\$0	\$1,067,261	\$1,067,261
Interest	\$1,250	\$1,250	\$177	(\$1,073)
TOTAL REVENUES	\$214,199	\$214,199	\$1,103,224	\$889,025
TOTAL REVENUES	\$214,199	Ψ214,199	ψ1,103,224	ψ009,023
EXPENDITURES:				
Series 2017B				
Special Call - 11/1	\$0	\$0	\$5,000	(\$5,000)
Interest Expense - 11/1	\$105,930	\$105,930	\$43,201	\$62,729
Interest Expense - 2/3	\$0	\$0	\$6,888	(\$6,888)
Special Call - 2/3	\$0	\$0	\$515,000	(\$515,000)
Interest Expense - 05/1	\$105,930	\$29,291	\$29,291	\$0
Special Call - 05/1	\$0	\$0	\$25,000	(\$25,000)
TOTAL EXPENDITURES	\$211,860	\$135,221	\$624,381	(\$489,159)
EXCESS REVENUES/(EXPENDITURES)	\$2,339		\$478,843	
Fund Balance - Beginning	\$107,314		\$117,693	
Fund Balance - Ending	\$109,653	- = =	\$596,536	
Fund Balance Calculation				
Series 2017B				
Reserve	\$42,934			
Revenue	\$28,812			
Prepayment	\$524,787			
Interest	\$3	_		
	\$596,536			

Six Mile Creek Community Development District Debt Service Fund - Series 2020

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
DEVENUES.				
REVENUES:				
Bond Proceeds	\$1,401,872	\$1,401,872	\$1,401,872	\$0
Interest Income	\$5	\$5	\$5	(\$0)
TOTAL REVENUES	\$1,401,877	\$1,401,877	\$1,401,877	(\$0)
EXPENDITURES:				
<u>Series 2020</u>				
Interest Expense - 11/1	\$0	\$0	\$0	\$0
Principal Expense - 11/1	\$0	\$0	\$0	\$0
Interest Expense - 05/1	\$0	\$0	\$0	\$0
Transfer Out	\$892,329	\$892,329	\$892,329	(\$0)
TOTAL EXPENDITURES	\$892,329	\$892,329	\$892,329	(\$0)
EXCESS REVENUES/(EXPENDITURES)	\$509,548		\$509,547	
Fund Balance - Beginning	\$0		\$0	
Fund Balance - Ending	\$509,548	- = =	\$509,547	
Fund Balance Calculation				
<u>Series 2020</u>				
Reserve	\$414,875			
Revenue	\$4			
Capitalized Interest	\$94,669			
	\$509,547			

Community Development District Capital Projects Fund - Series 2007A

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Interest Income		\$0 \$0	\$20	\$20
TOTAL REVENUES		\$0 \$0	\$20	\$20
EXPENDITURES:				
Capital Outlay		\$0 \$0	\$0	\$0
TOTAL EXPENDITURES		\$0 \$0	\$0	\$0
EXCESS REVENUES/(EXPENDITURES)		\$0	\$20	
OTHER SOURCES/(USES)				
Interfund Transfer In		\$0 \$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)		\$0 \$0	\$0	\$0
Net Change in Fund Balance		\$0	\$20	
Fund Balance - Beginning		\$0	\$2,157	
Fund Balance - Ending		\$0	\$2,176	
Fund Balance Calculation				
Construction		176 176		

Capital Projects Fund - Series 2016A

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Miscellaneous Revenue	\$0		\$243,422	\$243,422
Interest Income	\$0	\$0	\$240	\$240
TOTAL REVENUES	\$0	\$0	\$243,661	\$243,661
EXPENDITURES:				
Capital Outlay - Construction	\$0	\$0	\$192,277	(\$192,277)
Total Expenditures	\$0	\$0	\$192,277	(\$192,277)
EXCESS REVENUES/(EXPENDITURES)	\$0)	\$51,384	
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$0	\$0
Net Change in Fund Balance	\$0)	\$51,384	
Fund Balance - Beginning	\$0)	\$242,068	
Fund Balance - Ending	\$0		\$293,453	
Fund Balance Calculation				
Constuction	\$287,686			
Cost of Issuance Due from General Fund	\$2,570 \$4,153			
Due to Capital Projects Series 2017A	\$4,153 (\$956			
	\$293,453			

Capital Projects Fund - Series 2016B
Statement of Revenues & Expenditures
September 30, 2020

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Interest Income	\$6	\$0	\$0	\$0
TOTAL REVENUES	\$(\$0	\$0	\$0
EXPENDITURES:				
Capital Outlay - Construction	\$6	\$0	\$0	\$0
Total Expenditures	\$	\$0	\$0	\$0
EXCESS REVENUES/(EXPENDITURES)	\$()	\$0	
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$(\$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$	\$0	\$0	\$0
Net Change in Fund Balance	\$)	\$0	
3		-	, ,	
Fund Balance - Beginning	\$	0	\$1	
Fund Balance - Ending	\$	<u> </u>	\$1	
Find Palamas Calculation				
Fund Balance Calculation				
Construction	<u> </u>	<u>1</u> 1		

Capital Projects Fund - Series 2017A
Statement of Revenues & Expenditures
September 30, 2020

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Developer Contributions Interest	\$0 \$0	·	\$188,163 \$823	\$188,163 \$823
merest			,	
TOTAL REVENUES	\$0	\$0	\$188,986	\$188,986
EXPENDITURES:				
Capital Outlay - Construction	\$0	\$0	\$180,097	(\$180,097)
Capital Outlay - Construction NW Parcel	\$0	\$0	\$838,029	(\$838,029)
Total Expenditures	\$0	\$0	\$1,018,125	(\$1,018,125)
EXCESS REVENUES/(EXPENDITURES)	\$0		(\$829,139)	
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$0	\$0
Net Change in Fund Balance	\$0		(\$829,139)	
Fund Balance - Beginning	\$0	ı	\$981,708	
Fund Balance - Ending	\$0		\$152,569	
Fund Balance Calculation				
Construction	\$0			
Construction - NW Parcel	\$397,876			
Due from Capital Projects Series 2016A Contracts Payable	\$956 (\$246,263)			
2	\$152,569			

Community Development District

Capital Projects Fund - Series 2017B
Statement of Revenues & Expenditures
September 30, 2020

	ADOPTED	PRORATED BUDGET	ACTUAL	
	BUDGET	THRU 9/30/20	THRU 9/30/20	VARIANCE
REVENUES:				
Developer Contributions Interest	\$0 \$0		\$0 \$0	\$0 \$0
TOTAL REVENUES	\$0	\$0	\$0	\$0
EXPENDITURES:				
Capital Outlay - Construction	\$0	\$0	\$0	\$0
Total Expenditures	\$0	\$0	\$0	\$0
EXCESS REVENUES/(EXPENDITURES)	\$0		\$0	
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$0	\$0
Net Change in Fund Balance	\$0		\$0	
Fund Balance - Beginning	\$0		\$2	
Fund Balance - Ending	\$0	- = =	\$2	
Fund Balance Calculation				
Construction	\$2 \$2	<u>_</u>		

Six Mile Creek
Community Development District
Capital Projects Fund - Series 2020
Statement of Revenues & Expenditures September 30, 2020

	ADOPTED BUDGET	PRORATED BUDGET THRU 9/30/20	ACTUAL THRU 9/30/20	VARIANCE
REVENUES:				
KLVLHOLS.				
Bond Proceeds Interest	\$0 \$0		\$5,618,128 \$29	\$5,618,128 \$29
TOTAL REVENUES	\$0	\$0	\$5,618,157	\$5,618,157
EXPENDITURES:				
Capital Outlay - Construction Capital Outlay - Cost of Issuance	\$0 \$0		\$4,679,538 \$371,533	(\$4,679,538) (\$371,533)
Total Expenditures	\$0	\$0	\$5,051,071	(\$5,051,071)
EXCESS REVENUES/(EXPENDITURES)	\$0		\$567,086	
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$0	\$0
Net Change in Fund Balance	\$0)	\$567,086	
Fund Balance - Beginning	\$0		\$0	
Fund Balance - Ending	\$0	<u> </u>	\$567,086	
		_		
Fund Balance Calculation				
Construction Cost of Issuance	\$1,490,408 \$15,750			
Contracts Payable	(\$939,072 \$567,086	<u>?)</u>		

General Fund

	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sept.	Total
Revenues:	-												
Special Assessments - Tax Roll	\$0	\$14,743	\$170,417	\$266,953	\$0	\$9,052	\$260	\$83,262	\$2,184	\$6,098	\$0	\$0	\$552,968
Special Assessments - Direct Billed	\$0	\$0	\$88,091	\$50,171	\$0	\$0	\$12,251	\$0	\$0	\$37,920	\$0	\$12,251	\$200,682
Developer Contributions	\$240,425	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$240,425
Miscellaneous Revenue	\$60	\$0	\$125	\$612	\$280	\$250	\$0	\$16	\$225	\$650	\$325	\$555	\$3,098
Interest	\$0	\$0	\$1	\$12	\$24	\$31	\$13	\$2	\$2	\$1	\$0	\$0	\$85
Total Revenues	\$240,485	\$14,743	\$258,634	\$317,748	\$304	\$9,333	\$12,523	\$83,279	\$2,410	\$44,668	\$325	\$12,806	\$997,258
Expenditures:													
Administrative													
Supervisor Fees	\$600	\$0	\$600	\$0	\$1,800	\$0	\$0	\$1,000	\$1,800	\$0	\$800	\$800	\$7,400
FICA Expense	\$0	\$0	\$0	\$0	\$138	\$0	\$0	\$77	\$138	\$0	\$61	\$61	\$474
Engineering Fees	\$896	\$1,411	\$0	\$1,095	\$938	\$1,312	\$1,501	\$712	\$3,439	\$0	\$0	\$0	\$11,303
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600	\$600	\$0	\$0	\$1,200
Trustee Fees	\$0	\$0	\$0	\$4,310	\$0	\$0	\$0	\$8,081	\$0	\$0	\$0	\$0	\$12,391
Dissemination	\$767	\$417	\$417	\$417	\$417	\$617	\$417	\$417	\$417	\$417	\$417	\$717	\$5,850
Attorney Fees	\$2,143	\$960	\$2,332	\$1,761	\$1,826	\$1,318	\$1,538	\$1,650	\$1,529	\$877	\$1,322	\$0	\$17,254
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,315	\$0	\$0	\$0	\$5,315
Assessment Administration	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Management Fees	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$2,417	\$29,000
Information Technology	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$1,200
Telephone	\$14	\$0	\$25	\$0	\$43	\$36	\$39	\$0	\$0	\$0	\$166	\$0	\$323
Postage	\$93	\$84	\$159	\$209	\$46	\$20	\$25	\$20	\$42	\$231	\$139	\$49	\$1,117
Insurance	\$5,922	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,922
Printing & Binding	\$98	\$281	\$11	\$233	\$452	\$221	\$29	\$159	\$177	\$466	\$1	\$386	\$2,513
Travel Per Diem	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Legal Advertising	\$157	\$0	\$72	\$4,622	\$0	\$476	\$121	\$485	\$153	\$1,041	\$0	\$229	\$7,355
Bank Fees	\$37	\$38	\$52	\$96	\$58	\$86	\$57	\$71	\$97	\$67	\$90	\$64	\$814
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$1,400	\$0	\$0	\$538	\$0	\$0	\$0	\$1,938
Office Supplies	\$13	\$13	\$1	\$13	\$15	\$18	\$1	\$14	\$20	\$165	\$2	\$16	\$290
Dues, Licenses, Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Total Administrative	\$18,432	\$5,719	\$6,184	\$15,272	\$8,249	\$8,020	\$6,244	\$15,202	\$16,780	\$6,380	\$5,513	\$4,838	\$116,833
Operation & Maintenance													
Property Insurance	\$20,354	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$20,354
Electric	\$3,080	\$2,936	\$3,196	\$3,060	\$3,152	\$3,409	\$3,175	\$3,368	\$3,162	\$3,237	\$3,158	\$2,967	\$37,900
Water & Sewer	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Landscape Maintenance	\$43,853	\$21,463	\$21,463	\$21,463	\$21,463	\$22,408	\$21,463	\$21,463	\$21,463	\$21,463	\$21,463	\$21,463	\$280,886
Landscape Contingency	\$0	\$425	\$1,200	\$2,455	\$10,444	\$0	\$6,250	\$0	\$0	\$0	\$1,540	\$0	\$22,314
Irrigation Maintenance	\$4,147	\$0	\$0	\$2,789	\$0	\$2,072	\$0	\$0	\$3,458	\$0	\$5,334	\$0	\$17,800
Lake Maintenance	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$1,675	\$20,100
Lake Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Security Patrol	\$3,258	\$3,474	\$3,333	\$3,653	\$3,973	\$5,076	\$4,868	\$4,863	\$5,801	\$4,761	\$5,691	\$5,133	\$53,886
Street Sweeping	\$0	\$0	\$0	\$500	\$500	\$625	\$500	\$500	\$0	\$0	\$0	\$0	\$2,625
General Maintenance	\$3,405	\$980	\$577	\$824	\$0	\$0	\$1,108	\$2,413	\$0	\$0	\$0	\$0	\$9,306
Dog Park - General Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Kayak Launch - General Maintenance	\$1,343	\$423	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,766
Total Operation & Maintenance	\$81,115	\$31,375	\$31,443	\$36,418	\$41,207	\$35,265	\$39,038	\$34,282	\$35,558	\$31,136	\$38,862	\$31,237	\$466,937

General Fund

	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sept.	Total
Amenity Center	Final Control of the												
Utilities													
Telephone	\$570	\$312	\$431	\$429	\$304	\$450	\$448	\$466	\$349	\$457	\$474	\$465	\$5,155
Electric	\$1,279	\$1,371	\$1,450	\$1,250	\$1,251	\$819	\$613	\$1,098	\$1,132	\$1,289	\$1,159	\$1,091	\$13,803
Water/Irrigation	\$975	\$1,664	\$2,978	\$2,514	\$2,935	\$1,828	\$856	\$2,506	\$769	\$743	\$614	\$728	\$19,110
Cable	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Gas	\$35	\$43	\$45	\$42	\$52	\$36	\$24	\$34	\$38	\$38	\$37	\$25	\$449
Trash Removal	\$207	\$149	\$149	\$177	\$177	\$177	\$177	\$175	\$174	\$172	\$172	\$172	\$2,080
Security													
Security Alarm Monitoring	\$35	\$35	\$35	\$35	\$35	\$35	\$35	\$35	\$35	\$35	\$35	\$35	\$419
Security Monitoring	\$2,128	\$1,064	\$1,064	\$1,254	\$1,064	\$1,064	\$1,064	\$1,064	\$532	\$1,064	\$1,064	\$1,096	\$13,521
Access Cards	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management Contracts													
Facility Management	\$3,864	\$3,528	\$3,696	\$3,696	\$3,192	\$4,340	\$4,340	\$3,360	\$3,360	\$3,960	\$3,360	\$3,360	\$44,056
Landscape Maintenance	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$2,180	\$26,165
Landscape Contingency	\$220	\$220	\$220	\$220	\$220	\$220	\$220	\$220	\$220	\$220	\$1,470	\$220	\$3,890
Field Management/Administrative	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$4,925	\$59,105
Pool Maintenance	\$1,390	\$1,390	\$1,390	\$1,390	\$1,375	\$1,375	\$1,375	\$1,375	\$1,375	\$1,375	\$1,375	\$1,375	\$16,560
Pool Repairs	\$0	\$0	\$0	\$330	\$0	\$911	\$8,675	\$1,494	\$0	\$4,791	\$30	\$0	\$16,231
Pool Chemicals	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Janitorial Services	\$1,145	\$1,145	\$1,145	\$1,145	\$1,145	\$1,236	\$1,145	\$1,145	\$1,145	\$1,145	\$1,145	\$1,145	\$13,831
Janitorial Supplies	\$584	\$530	\$0	\$108	\$139	\$436	\$23	\$614	\$0	\$431	\$328	\$0	\$3,193
Facility Maintenance	\$4,452	\$1,598	\$270	\$2,762	\$0	\$1,625	\$0	\$0	\$826	\$293	\$198	\$464	\$12,488
Fitness Equipment Lease	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$1,149	\$13,784
Pest Control	\$0	\$0	\$270	\$0	\$0	\$270	\$0	\$0	\$270	\$0	\$0	\$270	\$1,080
Pool Permits	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$350	\$0	\$0	\$0	\$350
Repairs & Maintenance	\$418	\$551	\$240	\$658	\$1,459	\$3,692	\$902	\$1,419	\$474	\$537	\$0	\$0	\$10,349
Maintenance Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
New Capital Projects	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Special Events	\$553	\$544	\$2,750	\$706	\$352	\$990	\$0	\$287	\$148	\$0	\$612	\$2,004	\$8,946
Holiday Decorations	\$0	\$10,856	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10,856
Fitness Center Repairs/Supplies	\$1,161	\$190	\$374	\$150	\$232	\$0	\$0	\$150	\$0	\$0	\$285	\$285	\$2,827
Office Supplies	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Operating Supplies	\$855	\$793	\$625	\$101	\$4,759	\$275	\$0	\$98	\$27	\$576	\$1,558	\$50	\$9,717
ASCAP/BMI Licenses	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Amenity Center	\$28,125	\$34,239	\$25,387	\$25,221	\$26,944	\$28,034	\$28,152	\$23,795	\$19,479	\$25,382	\$22,170	\$21,038	\$307,967
Total Expenditures	\$127,672	\$71,333	\$63,014	\$76,911	\$76,401	\$71,320	\$73,434	\$73,278	\$71,817	\$62,898	\$66,545	\$57,114	\$891,737
Excess Revenues (Expenditures)	\$112,813	(\$56,590)	\$195,619	\$240,837	(\$76,097)	(\$61,987)	(\$60,911)	\$10,001	(\$69,407)	(\$18,230)	(\$66,220)	(\$44,308)	\$105,522

Six Mile Creek Community Development District Developer Contributions/Due to Developer

Funding Request	quest Date Amo		Payment Amount	Total Funding	General Fund	General Fund	General Fund	Capital 2017 (Due to	Capital (Due to	Over and (short)	
#					Request	Portion (FY19)	Portion (FY20)	Portion (FY21)	Developer)	Developer)	Balance Due
16	8/30/19	1795	10/4/19	\$61,328.97	\$61,328.97	\$0.00	\$0.00	\$0.00	\$61,328.97	\$0.00	\$0.00
17	9/11/19	1795	10/419	\$48,483.34	\$48,483.34	\$48,483.34	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
18	9/25/19	WIRE	11/4/19	\$37,512.87	\$37,512.87	\$6,236.87	\$31,276.00	\$0.00	\$0.00	\$0.00	\$0.00
19	9/26/19	1830	12/13/19	\$68,021.35	\$68,021.35	\$0.00	\$0.00	\$0.00	\$68,021.35	\$0.00	\$0.00
AJE#1	9/30/19	N/A	N/A	\$0.00	\$0.00	(\$102,399.00)	\$102,399.00	\$0.00	\$0.00	\$0.00	\$0.00
1	10/14/19	WIRE	11/4/19	\$76,579.69	\$76,579.69	\$20,149.88	\$56,429.81	\$0.00	\$0.00	\$0.00	\$0.00
2	10/31/19	1830	12/13/19	\$35,177.54	\$35,177.54	\$0.00	\$0.00	\$0.00	\$35,177.54	\$0.00	\$0.00
3	12/19/19	1854	1/6/20	\$54,233.89	\$54,233.89	\$0.00	\$0.00	\$0.00	\$54,233.89	\$0.00	\$0.00
4	1/2/20	1856	1/21/20	\$32,670.00	\$32,670.00	\$0.00	\$0.00	\$0.00	\$32,670.00	\$0.00	\$0.00
5	1/17/20	1861	2/3/20	\$50,855.88	\$50,855.88	\$0.00	\$0.00	\$0.00	\$50,855.88	\$0.00	\$0.00
6	2/25/20	WIRE	4/10/20	\$49,601.84	\$49,601.84	\$0.00	\$0.00	\$0.00	\$49,601.84	\$0.00	\$0.00
7	4/20/20	WIRE	5/27/20	\$316,971.51	\$316,971.51	\$0.00	\$0.00	\$0.00	\$0.00	\$316,971.51	\$0.00
8	8/28/20	WIRE	9/28/20	\$32,259.42	\$32,259.42	\$0.00	\$0.00	\$0.00	\$0.00	\$32,259.42	\$0.00
9	9/4/20	WIRE	9/28/20	\$79,003.14	\$79,003.14	\$0.00	\$50,320.14	\$28,683.00	\$0.00	\$0.00	\$0.00
Due to Devel	loper			\$942,699.44	\$942,699.44	(\$27,528.91)	\$240,424.95	\$28,683.00	\$351,889.47	\$349,230.93	\$0.00

Total Developer Contributions FY20

\$240,424.95

^{*}FY19 column does not include Funding Requests #1-15 on FY19 summary schedule.

Capital Improvement Revenue Bonds, Series 2016A

Date	Requisition #	Contractor	Description	scription				
Fiscal Year 2020)							
259A	3/5/20	Besch and Smith Civil Group, Inc.	Application #1 - Curb & Asphalt Repairs for Trailmark Phase 2A & 4C	\$	70,172.00			
260A	3/5/20	Besch and Smith Civil Group, Inc.	Application #2 - Curb & Asphalt Repairs for Trailmark Phase 2A & 4C	\$	90,000.00			
261A	4/1/20	Besch and Smith Civil Group, Inc.	Trailmark Phase 2A Fire Hydrant	\$	3,382.40			
262A	6/23/20	ETM Surveying & Mapping, Inc.	Invoice #18624 - Trailmark Phase 4C Platting	\$	1,980.00			
263A	7/10/20	Besch and Smith Civil Group, Inc.	Application #3 - Curb & Asphalt Repairs for Trailmark Phase 2A & 4C	\$	7,579.54			
264A	7/10/20	Besch and Smith Civil Group, Inc.	Application #4 - Curb & Asphalt Repairs for Trailmark Phase 2A & 4C	\$	18,639.11			
265A	8/25/20	Six Mile Creek CDD	Reimbursement for MODCP Application Fee	\$	132.00			
266A	8/25/20	Six Mile Creek CDD	Reimbursement for ROW Permit Fee	\$	392.00			
	-	TOTAL		\$	192,277.05			
Fiscal Year 2020)							
10/1/19		Interest		\$	34.96			
10/30/19		St.Johns Cty Board Commissioners	Chk# 573799 Utility Reimbursement	\$	73,628.48			
11/1/19		Interest		\$	30.41			
12/1/19		Interest		\$	38.22			
1/2/20		Interest		\$	39.50			
2/3/20		Interest		\$	39.39			
2/14/20		St.Johns Cty Board Commissioners	Chk# 576202 Utility Reimbursement	\$	58,127.41			
3/2/20		Interest		\$	35.80			
4/1/20		Interest		\$	11.94			
4/1/20		St.Johns Cty Board Commissioners	Chk# 578604 Utility Reimbursement	\$	36,712.06			
5/1/20		Interest		\$	1.77			
6/1/20		Interest		\$	2.05			
7/1/20		Interest		\$	1.18			
7/29/20		St.Johns Cty Board Commissioners	Chk# 581107 Utility Reimbursement	\$	74,953.78			
8/3/20		Interest		\$	1.06			
9/1/20		Interest		\$	1.22			
	-	TOTAL		\$	243,659.23			
			Acquisition/Construction Fund at 9/30/19	Ś	236,303.89			
			Interest Earned thru 9/30/20	Ś	243,659.23			
			Requisitions Paid thru 9/30/20	\$	(192,277.05			
			Remaining Acquisition/Construction Fund	\$	287,686.07			

Capital Improvement Revenue Bonds, Series 2016B

Date	Requisition #	Contractor	Description	Rec	quisition
Fiscal Year 2020			*** F ***		
		TOTAL		\$	
		TOTAL		-	
Fiscal Year 2020					
10/1/19		Interest		\$	-
11/1/19		Interest		\$	-
12/1/19		Interest		\$	-
1/2/20		Interest		\$	-
2/3/20		Interest		\$	-
3/2/20		Interest		\$	-
4/1/20		Interest		\$	-
5/1/20		Interest		\$	-
6/1/20		Interest		\$	-
7/1/20		Interest		\$	-
8/1/20		Interest		\$	-
		TOTAL		\$	-
			Acquisition/Construction Fund at 9/30/19	\$	1.20
			Interest Earned thru 9/30/20	\$	-
			Requisitions Paid thru 9/30/20	\$	-
			Remaining Acquisition/Construction Fund	\$	1.20

Capital Improvement Revenue Bonds, Series 2017A

Date	The second secon			F	Requisition
iscal Year 202					
10/4/19	231A	Arc Surveying and Mapping, Inc.	Inv# 12042 - Phase 1 Sketch & Legal	\$	850.0
10/4/19	232A	North Florida Landscape	Inv# 21771 - Trailmark Berm Planting	\$	9,678.3
10/4/19	233A	England-Thims & Miller, Inc.	Inv# 191237 - East Parcel Phase I Construction (WA#38)	\$	25,319.2
10/4/19	234A	ECS Florida, LLC	Inv# 740319 - Geotechnical Services - Trailmark Phase 9	\$	4,500.0
10/4/19	235A	North Florida Landscape	Inv# 21762 - Trailmark Phase 5A - Grasses & Plants	\$	20,981.4
12/13/19	236A	England-Thims & Miller, Inc.	Inv# 191534 - Phase 5 CEI Services & Plat Coordination (WA#30)	\$	114.1
12/13/19	237A	England-Thims & Miller, Inc.	Inv# 191504 - East Parcel Phase 1 Construction (WA#38)	\$	65,907.2
12/13/19	237A1	England-Thims & Miller, Inc.	inv# 191858 - East Parcel Phase 1 Construction (WA#38)	\$	7,035.0
12/13/19	238A	Weyhaeuser NF Company	Inv# 104176-17 - Mitigation Bank Credit/Deposit - Reservation & Sales Agreement	\$	1,000.0
12/13/19	238A1	ECS Florida, LLC	Inv# 754865 - Geotechnical Services - Trailmark Phase 2 & 3	\$	9,000.0
12/13/19	239A	ECS Florida, LLC	Inv# 745931 - Geotechnical Services - Trailmark Phase 9	\$	1,000.0
12/13/19	239A1	North Florida Landscape	inv# 21802 - Phase 5A - Additional Sod on Back Creek - 22,000 sq. ft.	\$	11,042.5
12/13/19	240A	ECS Florida, LLC	Inv# 753540 - Geotechnical Services - Trailmark Phase 1	\$	4,600.0
12/13/19	241A	ECS Florida, LLC	Inv# 760969 - Geotechnical Services - Trailmark Phase 1	Ś	800.0
12/13/19	242A	ECS Florida, LLC	Inv# 760367 - Geotechnical Services - Trailmark Phase 2 & 3	Ś	2,700.0
1/6/20	243A	North Florida Landscape	Inv# 21795 Final Billing - Trailmark Phase 5A	Ś	5,938.7
1/6/20	247A	Clary & Associates Inc.	Inv# 2019-674 - Tree Survey - Trailmark East Parcel Unit 1	Ś	32,500.0
1/6/20	248A	Environmental Services Inc.	Inv# TC5628 - Consultation Services - Trailmark/Pacetti Road	\$	2,886.0
1/6/20	249A	England-Thims & Miller, Inc.	Inv# 192151 - Proposal Documents/RFP Process (WA#39)	\$	450.0
1/6/20	250A	England-Thims & Miller, Inc.	Inv# 192500 - Proposal Documents/RFP Process (WA#39)	\$	11,977.6
1/6/20	251A	England-Thims & Miller, Inc.	Inv# 192495 - Site Plan Revisions (WA#37) - Phase 9	\$	245.0
1/6/20	252A	Hopping, Green & Sams	Inv# 111514 - Review Draft Scoring & Proposals - Trailmark Phase 6/East Parcel 1	\$	236.5
1/21/20	253A	St. Johns Mitigation Bank	Purchase of .66 State Basin 5 UMAM Credits - Trailmark East Parcel 1	\$	32,670.0
2/3/20	254A	Hopping, Green & Sams	Inv# 111964 - Review RFP Documents - Draft Engineer's Report	\$	602.0
2/3/20	255A	Environmental Services Inc.	Inv# TC55341 - Construction Services - Trailmark/Pacetti Road	\$	3,900.0
2/3/20	256A	Environmental Services Inc.	Inv# TC97831 - Construction Services - Trailmark/Pacetti Road	\$	2,339.8
2/3/20	257A	England-Thims & Miller, Inc.	Inv# 192800 - East Parcel Phase 1 Construction Documents (WA#38)	\$	20,190.7
2/3/20	258A	England-Thims & Miller, Inc.	Inv# 192820 - Phase 9 Construction Documents (WA#37)	\$	19,014.5
2/3/20	259A	England-Thims & Miller, Inc.	Inv# 192826 - Trailmark Ph 6 & East Parcel Ph 1 - RFP Process (WA#39)	\$	4,808.7
4/10/20	260A	Hopping, Green & Sams	Inv# 112585 - Project Construction Services	\$	2,335.0
4/10/20	261A	England-Thims & Miller, Inc.	Inv# 193106 - Trailmark Phase 6 East Parcel 1 Construction Documents (WA#39)	\$	2,056.5
4/10/20	262A	England-Thims & Miller, Inc.	Inv# 193102 - Phase 9 Construction Documents (WA#37)	Ś	10,950.3
4/10/20	264A	Arc Surveying and Mapping, Inc.	Inv# 12332 - Revise Trailmark Phase Line	\$	175.0
4/10/20	265A	Arc Surveying and Mapping, Inc.	Inv# 12314 - Sketch & Legal Phase 5	Ś	1,375.0
4/10/20	266A	Avid Trails, LLC	Trailmark-04 - Trailmark Phase 1 Trails Design Development Agreement Deposit	\$	13,510.0
4/10/20	267A	Environmental Services Inc.	Inv# TD24463 - Cultural Resource Assessment Survey East & South Parcel	\$	19,200.0
		TOTAL		\$	351,889.4
scal Year 202	20				
10/1/19		Interest		\$	-
10/4/19		Developer Contributions	Check #1795 FY19 Funding Requests #16	\$	61,328.9
11/1/19		Interest		\$	-
12/1/19		Interest		\$	-
12/13/19		Developer Contributions	Check #1830 FY19 Funding Request #19 & FY20 Funding Request #2	\$	103.198.8
1/2/20		Interest		\$	
1/6/20		Developer Contributions	Check# 1854 FY20 Funding Request #3	\$	54,233.8
		Developer Contributions	Check #1856 FY20 Funding Request #4	\$	32,670.0
		Developer contributions	Check #1861 FY20 Funding Request #5	\$	50,855.8
1/21/20		Davidonar Contributions		Ş	30,033.0
1/21/20 2/3/20		Developer Contributions	Check #1801 (120) unumg Request #5	ċ	
1/21/20 2/3/20 3/2/20		Interest	Ŭ '	\$	40 004 0
1/21/20 2/3/20 3/2/20 4/10/20		Interest Developer Contributions	Wire FY20 Funding Request #6	\$	49,601.8
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20		Interest Developer Contributions Interest	Ŭ '	\$	49,601.8
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20		Interest Developer Contributions Interest Interest	Ŭ '	\$ \$ \$	49,601.8 - -
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20		Interest Developer Contributions Interest	Ŭ '	\$ \$ \$ \$	49,601.8 - -
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20 8/3/20		Interest Developer Contributions Interest Interest	Ŭ '	\$ \$ \$ \$	49,601.8 - - -
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20		Interest Developer Contributions Interest Interest Interest	Ŭ '	\$ \$ \$ \$	49,601.8 - - - - -
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20 8/3/20	-	Interest Developer Contributions Interest Interest Interest Interest Interest	Ŭ '	\$ \$ \$ \$	- - - - -
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20 8/3/20	-	Interest Developer Contributions Interest Interest Interest Interest Interest Interest Interest	Ŭ '	\$ \$ \$ \$ \$	49,601.8 - - - - - 351,889.4
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20 8/3/20	=	Interest Developer Contributions Interest Interest Interest Interest Interest Interest Interest	Wire FY20 Funding Request #6	\$ \$ \$ \$ \$	351,889.4
1/21/20 2/3/20 3/2/20 4/10/20 5/1/20 6/1/20 7/1/20 8/3/20	-	Interest Developer Contributions Interest Interest Interest Interest Interest Interest Interest	Wire FY20 Funding Request #6 Acquisition/Construction Fund at 9/30/19	\$ \$ \$ \$ \$ \$	351,889.4

Capital Improvement Revenue Bonds, Series 2017A-NW Parcel

Date	Requisition #	Contractor	Requisition	
Fiscal Year 2020	1			
5/29/20	17	Vallencourt Construction Co., Inc.	Pay App#1 - Trailmark East Parcel Phase 6 & Lot 4D Lot Fill	\$ 52,188.88
5/29/20	18	England-Thims & Miller, Inc.	Invoice #194262 - Phase 6 CEI Services (WA#43)	\$ 990.15
5/29/20	19	Vallencourt Construction Co., Inc.	Pay App#2 - Trailmark East Parcel Phase 6 & Lot 4D Lot Fill	\$ 190,497.89
5/29/20	20	Clary & Associates, inc.	Invoice #2020-3 - Set control points for Phase 6	\$ 3,337.50
6/23/20	21	Vallencourt Construction Co., Inc.	Pay App#3 - Trailmark East Parcel Phase 6 & Lot 4D Lot Fill	\$ 95,952.00
6/23/20	22	England-Thims & Miller, Inc.	Invoice #194453 - Phase 6 CEI Services (WA#43)	\$ 1,414.00
8/12/20	23	Vallencourt Construction Co., Inc.	Pay Appl#4 - Trailmark East Parcel Phase 6 & Lot 4D Lot Fill	\$ 247,384.97
8/25/20	24	England-Thims & Miller, Inc.	Invoice #195103 - Phase 6 CEI Services (WA#43)	\$ 1,774.01
	_	TOTAL		\$ 593,539.40
Fiscal Year 2020				
10/1/19		Interest		\$ 146.55
11/1/19		Interest		\$ 126.22
12/1/19		Interest		\$ 122.16
1/2/20		Interest		\$ 126.25
2/3/20		Interest		\$ 125.92
3/2/20		Interest		\$ 104.27
4/1/20		Interest		\$ 46.99
5/1/20		Interest		\$ 8.13
6/1/20		Interest		\$ 8.19
7/1/20		Interest		\$ 3.53
8/3/20		Interest		\$ 3.01
9/1/20		Interest		\$ 2.06
	_	TOTAL		\$ 823.28
			Acquisition/Construction Fund at 9/30/19	\$ 990,591.83
			Interest Earned thru 9/30/20	\$ 823.28
			Requisitions Paid thru 9/30/20	\$ (593,539.40)
			Remaining Acquisition/Construction Fund	\$ 397,875.71

Capital Improvement Revenue & Refunding Bonds, Series 2017B

Date Requisition #	Contractor	Description	Req	uisition
Fiscal Year 2020				
<u> </u>	TOTAL		\$	-
Fiscal Year 2020				
10/1/19	Interest		\$	-
11/1/19	Interest		\$	-
12/1/19	Interest		\$	-
1/2/20	Interest		\$	-
2/3/20	Interest		\$	-
3/2/20	Interest		\$	-
4/1/20	Interest		\$	-
5/1/20	Interest		\$	-
6/1/20	Interest		\$	-
7/1/20	Interest		\$	-
8/3/20	Interest		\$	-
9/1/20	Interest		\$	-
	TOTAL		\$	-
		Acquisition/Construction Fund at 9/30/19	Ś	1.88
		Interest Earned thru 9/30/20	Š	-
		Requisitions Paid thru 9/30/20	\$	-
		Remaining Acquisition/Construction Fund	\$	1.88

Capital Improvement Revenue & Refunding Bonds, Series 2020 Assessment Area 2, Phase 3A

Date	Requisition #	Contractor	Description	R	equisition
Fiscal Year 2020					
7/2/20	2	England-Thims & Miller, Inc.	Invoice #194452 (WA#42)	\$	2,025.00
7/2/20	3	England-Thims & Miller, Inc.	Invoice #194382 (WA#44)	\$	7,325.00
7/2/20	4	Hopping, Green & Sams	Invoice #115116 - Project Construction	\$	1,912.49
7/2/20	5	Vallencourt Construction	Application #2 - Trailmark East Parcel Phase 1	\$	219,796.43
7/2/20	6	Vallencourt Construction	Application #3 - Trailmark East Parcel Phase 1	\$	324,556.62
7/2/20	7	Environmental Services, Inc.	Invoice #TD64658	\$	4,323.62
7/2/20	8	ECS Florida, LLC	Invoice #808643	\$	2,200.00
7/2/20	9	Greenpointe Holdings	Invoice #2020-East - East Parcel Reimbursements	\$	565,798.59
7/16/20	10	England-Thims & Miller, Inc.	Invoice #194261 (WA#42)	\$	1,515.23
7/16/20	11	England-Thims & Miller, Inc.	Invoice #194065 (WA#37)	\$	4,904.45
7/16/20	12	Hopping, Green & Sams	Invoice #114580 - Project Construction	\$	3,298.00
7/16/20	13	Clary & Associates, inc.	Invoice #2020-4	\$	3,750.00
	14			\$	-
7/22/20	15	Basham & Lucas Design Group, Inc.	invoice #8153	\$	15,010.00
8/6/20	16	Vallencourt Construction	Application #5 - Trailmark East Parcel Phase 1	\$ 1	,337,156.82
8/12/20	17	Vallencourt Construction	Application #4 - Trailmark East Parcel Phase 1	\$ 1	,206,510.33
8/25/20	18	Environmental Services, Inc.	Invoice #TD9273 - Trailmark East Parcel Phase 1	\$	3,750.00
8/25/20	19	Hopping, Green & Sams	Invoice #115765 - Construction Services	\$	1,081.00
8/25/20	20	Basham & Lucas Design Group, Inc.	Invoice #8171	\$	20,168.00
	21			\$	-
	22			\$	-
8/25/20	23	England-Thims & Miller, Inc.	Invoice # 195099 - East Parcel Phase 1 Amenities (WA#41)	\$	6,390.00
8/25/20	24	England-Thims & Miller, Inc.	Invoice #195100 - East Parcel Phase 1 - CEI Services (WA#42)	\$	5,041.98
8/25/20	25	England-Thims & Miller, Inc.	Invoice #195064 - Trailmark East Parcel Phase 2 (WA#44)	\$	2,930.76
8/25/20	26	Hopping, Green & Sams	Invoice #116541 - Construction Services	\$	1,022.00
	=	TOTAL		\$ 3	,740,466.32
Fiscal Year 2020					
7/1/20		Interest		\$	0.86
8/3/20		Interest		\$	19.19
9/1/20		Interest		\$	9.17
	-	TOTAL		\$	29.22
	_		Acquisition/Construction Fund at 6/30/20	¢ E	,230,844.77
			Interest Earned thru 9/30/20	Ś	29.22
			Requisitions Paid thru 9/30/20		,740,466.32)
			Remaining Acquisition/Construction Fund	\$ 1	,490,407.67



SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SPECIAL ASSESSMENT RECEIPTS - FY2020

TAX COLLECTOR

									ASSESSMENTS ASSESSMENTS		1,683,766 1,582,740		581,557 546,664	-	228,094 214,408	-	473,316 444,917	\$ \$	400,800 376,752		
DATE RECEIVED	DIST.	GRO	OSS ASSESSMENTS RECEIVED		SCOUNTS/ PENALTIES	cc	OMMISSIONS PAID		INTEREST INCOME		ET AMOUNT RECEIVED	G	ENERAL FUND 34.54%	DI	2015 EBT SERVICE 13.55%	DI	2016A EBT SERVICE 28.11%	DI	2017A EBT SERVICE 23.80%		TOTAL 100%
11/19/19	1	¢	6,634.88	Ś	265.39	¢	127.39	¢	_	\$	6,242.10	\$	2,155.96	¢	845.60	¢	1,754.69	Ś	1,485.85	Ś	6,242.10
11/25/19	2	ċ	1.075.44	Ś	59.15		20.33		_	خ	995.96		344.00		134.92		279.97		237.08	Ś	995.96
11/26/19	3	ç	37,676.82	¢	1,507.05		723.40			¢	35,446.37	Ś	12,242.84		4,801.79	ç	9,964.17	ç	8,437.57	¢	35,446.37
12/13/19	4	Š	464,864.92	Ś	18.595.61	Ġ		Ś	_	Š	437.343.92	Ś	151,054.49	Ś	59,245.43	Ś	122,939.73	Š	104,104.27	Ś	437,343.92
12/19/19	5	Ś	59,542.11	Ś	2,337.53	Ś	1,144.09	Ś	_	Ś	56,060.49		19,362.77	-	7,594.32	Ś	15,758.91	Ś	13,344.50	Ś	56,060.49
1/14/20	6	Ś	309,908.75	- 7	12,396.20	Ś	5,950.25	Ś	-	Ś	291,562.30	1.	100,702.89	Ś	39,496.91	Ś	81,959.73	Ś	69,402.77	Ś	291,562.30
1/29/20	7	Ś	506,818.18		17.269.13	Ś	9,790.98	Ś	_	Ś	479,758.07	Ś	165,703.94	Ś	64.991.12	Ś	134,862.58	Ś	114,200.43	Ś	479,758.07
1/30/20	1-INT	Š	500,010.10	Ś		Ś	5,750.50	Ś	1,582.68	Ś	1,582.68		546.64		214.40	Ś	444.90	Ś	376.74	Ś	1,582.68
3/30/20	8	Ś	27,355.80	Ś	613.94	Ś	534.84	Ś	-	Ś	26,207.02		9,051.66		3,550.17	Ś	7,366.93	Ś	6,238.25	Ś	26,207.02
4/14/20	2-INT	Ś		Ś	-	Ś	-	Ś	751.41	Ś	751.41	Ś	259.53	Ś	101.79	Ś	211.23	Ś	178.86	Ś	751.41
5/6/20	9	Ś	246,300.56	Ś	315.32	Ś	4,919.70	Ś	-	Ś	241,065.54		83,261.78		32,656.29	Ś	67,764.82		57,382.65	Ś	241,065.54
6/10/20	10	Ś	6,451.36		-	Ś	129.03	Ś	_	Ś	6,322.33	Ś	2,183.67		856.46	Ś	1,777.24	Ś	1,504.95	Ś	6,322.33
7/10/20	3-INT	Ś	-	Ś	-	Ś	-	Ś	19.75	Ś	19.75	Ś	19.75	Ś	-	Ś	-	Ś	-	Ś	19.75
7/13/20	11	\$	17,956.66	\$	-	\$	359.13	\$	-	\$	17,597.53		6,078.02		2,383.87	\$	4,946.76	\$	4,188.87	\$	17,597.53
TOTALS		\$	1,684,585.48	\$	53,359.32	\$	32,624.53	\$	2,353.84	\$	1,600,955.47	\$	552,967.95	\$	216,873.07	\$	450,031.65	\$	381,082.80	\$	1,600,955.47

DIRECT BILLED ASSESSMENTS

SIX	MILE CREEK INVES	TMENT GROUP LL	с	\$ 528,333.67		\$ 200,682.43	\$327,651.24		
	DATE DUE RECEIVED DATE		CHECK NO.	NET ASSESSED		AMOUNT RECEIVED	GENERAL FUND		SERIES 2017A&B
	12/13/19	10/15/19	1830	\$ 50,170.61	\$	50,170.61	\$ 50,170.61	\$	-
	1/6/20	1/1/20	1854	\$ 50,170.61	\$	50,170.61	\$ 50,170.61	\$	-
	12/10/19	4/1/20	513704	\$ 276,249.97	\$	115,206.72	\$ 37,920.00	\$	77,286.72
	4/23/20	7/1/20	WIRE	\$ 50,170.60	\$	12,250.61	\$ 12,250.61	\$	-
	Multiple	9/30/20	WIRE	\$ 101,571.88	\$	300,535.12	\$ 50,170.60	\$	250,364.52
				\$ 528,333.67	\$	528,333.67	\$ 200,682.43	\$	327,651.24

C.

Summary of Check Register

August 13, 2020 to October 16, 2020

Fund	Date	Check No.'s		Amount
General Fund	8/14/20	3140-3144	\$	5,854.52
	8/21/20	3145-3148	\$	802.97
	9/4/20	3150-3163	\$	7,428.72
	9/11/20	3164-3167	\$	4,529.99
	9/18/20	3168-3177	\$	5,522.72
	9/21/20	3178-3188	\$	108,199.72
	9/22/20	3189-3192		30,433.80
	9/24/20	3193-3196	\$	1,852.72
	10/7/20	3197-3216	\$ \$ \$	28,407.12
	10/14/20	3217-3222	\$	1,624.86
			\$	194,657.14
Payroll	<u>August 2020</u>			
•	Gregg Kern	50023	\$	184.70
	Michael Veazey	50024	\$ \$ \$	184.70
	Robert Weatherly	50025	\$	184.70
	Rose Bock	50026	<u>\$</u> \$	184.70
			\$	738.80
	September 2020			
	Gregg Kern	50027	\$	184.70
	Michael Taylor	50028	\$	184.70
	Michael Veazey	50029	\$	184.70
	Rose Bock	50030	\$ \$ \$	184.70
			\$	738.80
			\$	196,134.74

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 PAGE 1
*** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

*** CHECK DATES	08/13/2020 - 10/16/2020 *** GENERAL FUND BANK A GENERAL FUND			
CHECK VEND# DATE	INVOICEEXPENSED TO VENDOR NAME DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/14/20 00027	7/28/20 29256599 202008 330-53800-41000 AMENITY INTERNET-AUG20	*	16.05	
	AMENIII INTERNEI-AGG20 AT&T			16.05 003140
8/14/20 00110	8/04/20 AAAO5056 202008 320-53800-51000	*	1,396.00	
	CONTROL ACCESS KEY FOBS COMMUNITY CONTROLS			1,396.00 003141
8/14/20 00077	7/23/20 152609 202007 320-53800-46000	*	360.00	
	PRESSURE TEST/INST. COIL DAVID GRAY HEATING & AIR,	INC.		360.00 003142
8/14/20 00014	8/06/20 21957 202008 320-53800-46300	*	1,264.30	
	ELECTRICAL AND IRRIGATION 8/06/20 21957	*	675.00	
	PINE TREE REMOVAL/ANNUALS 8/13/20 21960	*	770.00	
	DEAD PINE TREE RMVD MODEL 8/13/20 21960	*	770.00	
	DEAD PINE TREE RMVD POND 8/13/20 21960	*	575.00	
	OAK TREE RMVD AMENITIES NORTH FLORIDA LANDSCAPE C	0.		4,054.30 003143
8/14/20 00034	8/06/20 21101409 202007 330-53800-43200	*	28.17	
	801 TRAILMARK DR-JUL20 TECO PEOPLES GAS			28.17 003144
8/21/20 00027	8/08/20 904 940- 202008 330-53800-41000	*	193.32	
	FIRE ALARM LINE0687 AUG20 AT&T			193.32 003145
8/21/20 00139	8/09/20 AE080920 202008 320-53800-34500	*	160.00	
	SECURITY SERVS 08/09/20 ADAM EMINISOR			160.00 003146
8/21/20 00038	8/10/20 350459ES 202007 330-53800-43200	*	9.65	
	GAS CHARGE 07/01-08/04/20 FLORIDA NATURAL GAS			9.65 003147
8/21/20 00118	7/01/20 12299643 202007 330-53800-46600	*	220.00	
	MTHLY LAWN TREATMENT-JUL 8/01/20 12530561 202008 330-53800-46600 MTHLY LAWN TREATMENT-AUG	*	220.00	
	RIC OUT SERVICE IIC			440.00 003148

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 PAGE 2
*** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

""" CHECK DATES		ANK A GENERAL FUND			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT#	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
9/04/20 00027	8/23/20 15909444 202009 330-53800- REGULAR VIDEO COST RECOVR		*	.11	
		AT&T			.11 003149
9/04/20 00040	TRASH REMOVAL 09/01-09/30	43300	*	1/1.96	
		ADVANCED DISPOSAL			171.96 003150
9/04/20 00105	6/26/20 I20-1642 202006 320-53800-	46000	*	212.50	
	TRBLSHT/LUBE FITNESS DOOR	ACE DOOR & WINDOW, INC.			212.50 003151
9/04/20 00139	8/07/20 AE080720 202008 320-53800- SECURITY SERVS 08/07/20	34500	*	160.00	
	8/21/20 AE082120 202008 320-53800- SECURITY SERVS 08/21/20	34500	*	160.00	
	8/28/20 AE082820 202008 320-53800- SECURITY SERVS 08/28/20	34500	*	160.00	
		ADAM EMINISOR			480.00 003152
9/04/20 00138	8/26/20 CM082620 202008 320-53800- SECURITY SERVS 08/08/20	34500	*	160.00	
	8/26/20 CM082620 202008 320-53800- SECURITY SERVS 08/18/20	34500	*	160.00	
	8/26/20 CM082620 202008 320-53800- SECURITY SERVS 08/23/20	34500	*	160.00	
	8/26/20 CM082620 202008 320-53800- SECURITY SERVS 08/25/20	34500	*	160.00	
		CHRISTOPHER MOBLEY			640.00 003153
9/04/20 00141	7/31/20 JUL-241 202007 330-53800-	46500	*	1,375.00	
	1002 02 00220	CROWN POOL CLEANING, INC			1,375.00 003154
9/04/20 00077	8/24/20 I53200 202008 320-53800- BROKN BLOWR BLT/ORDR 2NEW	47500	*	128.00	
		DAVID GRAY HEATING & AIR, INC.			128.00 003155
9/04/20 00066	8/11/20 23031 202008 320-53800- FITNESS CTR PREVENT.MAINT	47400	*	150.00	
		ALWAYS IMPROVING LLC			150.00 003156
9/04/20 00145	9/03/20 ND090320 202009 320-53800- REFUND-CAMP HOUSE RESERVE	47200	*		
					250.00 003157

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 PAGE 3
*** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

OHEOR BITTE	BA	NK A GENERAL FUND			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	TRUOMA	CHECK AMOUNT #
9/04/20 00068	8/24/20 IN-13703 202009 330-53800-3 UPGRADE/FIX/RPLC CAMERAS	4600	*	1,095.82	
		PRO-VIGIL, INC. 			1,095.82 003158
9/04/20 00137	8/26/20 RN082620 202008 320-53800-3	4500	*	80.00	
	SECURITY SRVC - 08/16/20 8/26/20 RN082620 202008 320-53800-3	4500	*	200.00	
	SECURITY SRVC - 08/24/20 8/31/20 RN083120 202008 320-53800-3	4500	*	200.00	
	SECURITY SRVC - 08/29/20	ROBERT MICHAEL NELSON			480.00 003159
9/04/20 00004	9/01/20 3303963- 202009 310-51300-4	8000	*	89.75	
	NOT OF FY21 MEETING DATES	CA FLORIDA HOLDINGS, LLC			89.75 003160
9/04/20 00024	8/19/20 556887-1 202008 330-53800-4		*	581.40	
	805 TRAILMARK DR AUG20 8/19/20 556887-1 202008 330-53800-4		*	32.52	
	295 BACK CREEK DR AUG20	ST.JOHNS COUNTY UTILITY DEPT.			613.92 003161
9/04/20 00039	8/01/20 3929B 202008 320-53800-4 MTHLY LAKE SERVICES AUG20	6400	*	1,675.00	
	MINLI LARE SERVICES AUGZU				1,675.00 003162
9/04/20 00117	8/14/20 21288340 202008 330-53800-5 DUNKN COFFEE/CUP/FILE/PAD	1000	*	66.66	
		W.B. MASON CO., INC.			66.66 003163
9/11/20 00027	8/28/20 29256599 202009 330-53800-4 AMENITY INTERNET-SEP20		*	25.30	
		AT&T			25.30 003164
9/11/20 00139	9/06/20 AE090620 202009 320-53800-3 SECURITY SERVS 09/06/20		*	160.00	
	BECKIII BEKVB 09700720	ADAM EMINISOR			160.00 003165
9/11/20 00005	8/04/20 35324-12 202008 320-53800-4 596 TRAILMARK DR #PUMP	3000	*	68.46	
	8/04/20 52068-78 202008 330-53800-4 801 TRAILMARK DR #AMENITY	3000	*	56.45	
	8/04/20 62363-50 202008 320-53800-4 000 PACETTI RD	3000	*	2,821.83	
	8/04/20 65107-18 202008 320-53800-4 975 TRAILMARK DR #IRR	3000	*	12.86	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 *** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

PAGE 4

*** CHECK DATES 08/13/2020 - 10/16/2020 *** GF	ENERAL FUND ANK A GENERAL FUND			
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/04/20 68881-76 202008 320-53800-4 990 TRAILMARK DR #PUMP	43000	*	139.94	
8/04/20 88213-81 202008 320-53800-4 1922 TRAILMARK DR #LS	43000	*	15.93	
8/04/20 96815-95 202008 320-53800-4 2799 PACETTI RD #ENTRY	43000	*	29.82	
8/04/20 96904-98 202008 330-53800-4 805 TRAILMARK DR #AMENITY	43000	*	1,102.18	
8/05/20 93295-44 202008 320-53800-4 404 BLOOMFIELD WAY #PUMP		*	69.63	
	FLORIDA POWER & LIGHT			4,317.10 003166
9/11/20 00034 9/04/20 21101409 202008 330-53800-4	43200	*	27.59	
001 TRAILMAR DR - AUGZU	TECO PEOPLES GAS			27.59 003167
9/18/20 00027 8/19/20 15632743 202009 330-53800-4 PHONE/INTERNET SRVC SEP20	41000	*	112.04	
8/21/20 25729549 202009 330-53800-4 PHONE/INTERNET SRVC-SEP20	41000	*	124.35	
FHONE/INTERNET SKVC-SEF20	AT&T			236.39 003168
9/18/20 00118 9/01/20 12727729 202009 330-53800-4	46600	*	220.00	
	BUG OUT SERVICE, LLC			220.00 003169
9/18/20 00141 8/31/20 AUG-243 202008 330-53800-4 INST SCUM GUTTER GRATE	46501	*	7.88	
8/31/20 AUG-243 202008 330-53800-4 MTHLY POOL SERVICE AUG20	46500	*	1,375.00	
	CROWN POOL CLEANING, INC			1,382.88 003170
9/18/20 00077 6/30/20 I52103 202006 320-53800-4 LEAK SRCH/EVAP COIL RPLC	47500	*	476.00	
8/27/20 I53289 202008 320-53800-4 SVC CALL FOR AMENETIES		*	70.00	
5ve emil 10x minutilib	DAVID GRAY HEATING & AIR, INC.			546.00 003171
9/18/20 00038 9/08/20 354538ES 202008 330-53800-4	43200	*	9.69	
GIB GIRIGE 00,04 03,02,20	FLORIDA NATURAL GAS			9.69 003172
9/18/20 00031 9/01/20 617864 202009 320-53800-5 FITNESS LEASE PMT #48	52000	*	1,148.68	
	MUNICIPAL ASSET MANAGEMENT, INC.			1,148.68 003173

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK *** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND BANK A GENERAL FUND	REGISTER	RUN 10/16/20	PAGE 5
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME STATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	TATUS	AMOUNT	CHECK AMOUNT #
9/18/20 00028 8/11/20 95 202007 320-53800-47500 DEEP CLEAN CAMP HOUSE	*	293.35	
8/11/20 95 202007 320-53800-46900	*	206.66	
TOILET PAPER/TRASH/P.TWL 9/01/20 96 202009 320-53800-46700 JANITORIAL SERVICES SEP20	*	1,145.00	
RIVERSIDE MANAGEMENT SERVICES, INC.			1,645.01 003174
9/18/20 00137 9/17/20 RN091720 202009 320-53800-34500 SECURITY SRVC - 09/15/20	*	80.00	
9/17/20 RN091720 202009 320-53800-34500 SECURITY SRVC - 09/16/20	*	80.00	
ROBERT MICHAEL NELSON			160.00 003175
9/18/20 00004 9/08/20 3305758- 202009 310-51300-48000 NOT.OF MEETING 09/16/20	*	139.12	
CA FLORIDA HOLDINGS, LLC			139.12 003176
9/18/20 00084 9/01/20 20-34966 202009 320-53800-34600	*	34.95	
MTHLY FIRE ALRM MONTR SEP SECURITY ENGINEERING AND DESIGN, INC 9/21/20 00019 8/28/20 11510 202009 300-15500-10000			34.95 003177
9/21/20 00019 8/28/20 11510 202009 300-15500-10000 FY21 PROPERTY INSURANCE	*	22,465.00	
8/28/20 11510 202009 300-15500-10000		6,218.00	
FY21 GEN.LIAB/PUBLIC OFFC EGIS INSURANCE ADVISORS LLC			28,683.00 003178
9/21/20 00001 9/01/20 130 202009 310-51300-34000 MANAGEMENT FEES SEP20	*	2,416.67	
9/01/20 130 202009 310-51300-35100 INFORMATION TECH SEP20	*	100.00	
9/01/20 130 202009 310-51300-31300 DISSEMINATION FEE SEP20	*	416.67	
9/01/20 130 202009 310-51300-51000 OFFICE SUPPLIES SEP20	*	16.02	
9/01/20 130 202009 310-51300-42000 POSTAGE SEP20	*	49.37	
9/01/20 130 202009 310-51300-42500	*	385.65	
COPIES SEP20 GOVERNMENTAL MANAGEMENT SERVICES			3,384.38 003179
9/21/20 00025 9/01/20 23460808 202008 320-53800-34500	*	3,931.34	
SECURITY SERVICES AUG20 GIDDENS SECURITY CORPORATION			3,931.34 003180

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20
*** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

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	BANK A GENERAL FUND			
CHECK VEND# DATE	INVOICEEXPENSED TO VENDOR NAME DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
	7/31/20 116540 202006 310-51300-31500 TRAFFIC LGHT/PHASE2/MTG		1,528.50	
	HOPPING GREEN & SAMS			1,528.50 003181
9/21/20 00014	8/28/20 21969 202008 320-53800-46300 RELOCATE MAINLINE-SLEEVE	*	4,070.00	
	9/01/20 21964 202009 320-53800-46200	*	20,975.00	
		*	2,180.42	
	LNDSCPE-AMENITIES SEP20 9/01/20 21964 202009 320-53800-46200	*	487.50	
	LNDSCPE-RIGHT OF WAY SEP NORTH FLORIDA LANDSCAPE CO.			27,712.92 003182
9/21/20 00039	9/01/20 4029B 202009 320-53800-46400 MTHLY LAKE SERVICES SEP20	*	1,675.00	
	MITHLY LAKE SERVICES SEP20 SITEX AQUATICS LLC			1,675.00 003183
9/21/20 99999	0/21/20 VOID 202000 000 00000 00000	C	0.0	
	VOID CHECK ******INVALID VENDOR NUMBER** 8/31/20 SMCCDD08 202008 320-53800-12100	****		.00 003184
	8/31/20 SMCCDD08 202008 320-53800-12100 MANAGEMENT FEES AUG20	*	4,925.37	
	8/31/20 SMCCDD08 202008 320-53800-12200	*	3,360.00	
	ONSITE PERSONNEL AUG20 8/31/20 SMCCDD08 202008 330-53800-41000 IPAD VERIZON MTHLY FEE	*	10.08	
	8/31/20 SMCCDD08 202008 330-53800-46500	*	21.89	
	8/31/20 SMCCDD08 202008 320-53800-51000	*	7.22-	
	RETURN KEYS & WASP SPRAY 8/31/20 SMCCDD08 202008 320-53800-47200 GIFT CERTIFICATES-EVENT	*	60.00	
	GIFT CERTIFICATES-EVENT 8/31/20 SMCCDD08 202008 320-53800-47200 CHALK THE WALK PRIZES	*	40.59	
	8/31/20 SMCCDD08 202008 320-53800-47200	*	16.92	
	CHALK THE WALK PRIZES 8/31/20 SMCCDD08 202008 320-53800-47200	*	9.99	
	CHALK THE WALK PRIZES 8/31/20 SMCCDD08 202008 320-53800-47200	*	24.99	
	CASE - MINI POPCORN BAGS 8/31/20 SMCCDD08 202008 330-53800-51000	*	76.67	
	VASAGLE TREE BOOKSHELF 8/31/20 SMCCDD08 202008 320-53800-47200 CASE OF 40 - POPCORN	*	39.99	

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AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 PAGE 7

*** CHECK DATES 08/13/2020 - 10/16/2020 *** G	ACCOUNTS PAYABLE PREPAID/COMPUTER CH ENERAL FUND ANK A GENERAL FUND	ECK REGISTER	RUN 10/16/20	PAGE /
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/31/20 SMCCDD08 202008 320-53800- NEW KEYS & RINGS-ACE HDWR		*	25.89	
8/31/20 SMCCDD08 202008 320-53800- ADULT TRIVIA NIGHT		*	140.00	
8/31/20 SMCCDD08 202008 320-53800-	47200	*	140.00	
FAMILY TRIVIA NIGHT 8/31/20 SMCCDD08 202008 320-53800- TEEN BINGO NIGHT	47200	*	140.00	
TEEN BINGO NIGHT	EVERGREEN LIFESTYLES MANAGEMENT, LL	c 		9,025.16 003185
9/21/20 00079 7/31/20 2020-384 202009 300-13100- PHASE 9 TREE SURVEY	10100	*	23,900.00	
	CLARY & ASSOCIATES, INC.			23,900.00 003186
9/21/20 00022 7/31/20 195007 202009 300-13100- PHASE 9 CONSTRUCTION WA37	10100	*	3,859.42	
FIRSE 7 CONSTRUCTION WAS /	ENGLAND-THIMS & MILLER, INC			3,859.42 003187
9/21/20 00127 8/05/20 821965 202009 300-13100- PH9 GEOTECHNICAL SERVICES	10100	*	4,500.00	
FII) GEOTECHNICAE SERVICES	ECS FLORIDA, LLC			4,500.00 003188
9/22/20 00055 9/22/20 09222020 202009 300-20700- FY18 DEBT SERVICE SER2015	10100	*	2,072.84	
9/22/20 09222020 202009 300-20700- FY20 DEBT SERVICE SER2020	10100	*	5,647.39	
TIZO BIBLI BIRVICE BIRZOZO	SIX MILE CREEK CDD C/O USBANK			7,720.23 003189
9/22/20 00055 9/22/20 09222020 202009 300-20700- FY18 DEBT SERV SER2016A	10200	*	1,071.29	
9/22/20 09222020 202009 300-20700-			11,718.86	
FIZU DEDI SERV SERZUTUA	SIX MILE CREEK CDD C/O USBANK			12,790.15 003190
9/22/20 00055 9/22/20 09222020 202009 300-20700- FY20 DEBT SERV SER2017A	10600	*	9,923.42	
FIZU DEDI SERV SERZUITA	SIX MILE CREEK CDD C/O USBANK			9,923.42 003191
9/22/20 00055 9/22/20 09222020 202009 300-20700- REFUND REQ.238A SER2017A	10500	*	1,000.00	
9/22/20 09222020 202009 300-20700- REFUND REO.238A SER2017A	10500	V	1,000.00-	
REFUND REQ.230A SERZUI/A	SIX MILE CREEK CDD C/O USBANK			.00 003192
9/24/20 00027 9/08/20 904 940- 202009 330-53800- FIRE ALARM LINE0687 SEP20	41000		192.72	
FIRE ADART DIMESON SEFZO	AT&T			192.72 003193

SIXM SIX MILE CREEK TVISCARRA

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 *** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

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*** CHECK DATES 08/13/2020 - 10/16/2020	BANK A GENERAL FUND BANK A GENERAL FU	UND		
CHECK VEND#INVOICEEXPI	ENSED TO VE DPT ACCT# SUB SUBCLASS	ENDOR NAME STATUS	AMOUNT	CHECK AMOUNT #
9/24/20 00002 8/31/20 117109 202007 BOND CLOSE DOC	310-51300-31500	*	876.50	
BOND CLOSE DOC	HOPPING GREEN	& SAMS		876.50 003194
9/24/20 00137 9/23/20 RN092320 202009 SECURITY SRVC -	320-53800-34500	*	120.00	
9/23/20 RN092320 202009 SECURITY SRVC -	320-53800-34500	*	200.00	
		NELSON		320.00 003195
9/24/20 00146 9/10/20 8273 202009 SVC CALL-RPLC 2	320-53800-47500		463.50	
SVC CALL-RPLC A		PENCE INC		463.50 003196
10/07/20 00027 9/19/20 15632743 202010 PHONE/INTERNET	330-53800-41000	*	112.04	
9/21/20 25729549 202010 PHONE/INTERNET	330-53800-41000	*	124.35	
FHORE/ INTERNET	AT&T			236.39 003197
10/07/20 00040 9/30/20 PW91370 202010 TRASH REMOVAL	330-53800-43300	*	171.87	
		OSAL 		171.87 003198
10/07/20 00139 9/19/20 AE091920 202009 SECURITY SERVS	320-53800-34500	*	160.00	
9/28/20 AE092820 202009 SECURITY SERVS	320-53800-34500	*	160.00	
	ADAM EMINISOR			320.00 003199
10/0//20 00118 10/01/20 12850688 202010 MTHIV T.AWN TRE	33U-338UU-466UU ATMENT-OCT	*	220.00	
	BUG OUT SERVIC	CE, LLC		220.00 003200
10/07/20 00138 10/01/20 CM100120 202009 SECURITY SERVS	320-53800-34500	*	160.00	
10/01/20 CM100120 202009 SECURITY SERVS	320-53800-34500	*	160.00	
10/01/20 CM100120 202009 SECURITY SERVS	320-53800-34500	*	160.00	
		OBLEY 		480.00 003201
10/07/20 00141 9/30/20 SEPT-248 202009 MTHLY POOL SERV		*	1,375.00	
	CROWN POOL CLE	EANING, INC		1,375.00 003202

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20
*** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

BANK A GENERAL FUND

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		BANK A GENER	RAL FUND			
CHECK VEND# DATE	INV DATE	OICEEXPENSED TO INVOICE YRMO DPT ACCT# SUB SUBCLA	VENDOR NAME ASS	STATUS	AMOUNT	CHECK AMOUNT #
10/07/20 00096		11 202009 310-51300-31300		*	100.00	
	9/28/20	REV.AMORT SER2015 11/01 11 202009 310-51300-31300		*	100.00	
	9/28/20	REV.AMORT SER2017B 11/01 11 202009 310-51300-31300	ASS	*	100.00	
						300.00 003203
10/07/20 99999	10/07/20	VOID 202010 000-00000-00000 VOID CHECK		С	.00	
		*****]	INVALID VENDOR NUMBER*	*****		.00 003204
10/07/20 00033	9/30/20	SMCCDD09 202009 320-53800-12100		*	4,925.37	
	9/30/20	SMCCDD09 202009 320-53800-12200		*	3,360.00	
	9/30/20	SMCCDD09 202009 330-53800-41000		*	10.08	
	9/30/20	SMCCDD09 202009 320-53800-47200		*	80.00	
	9/30/20	FIVE BELOW-BINGO PRIZES SMCCDD09 202009 320-53800-47200		*	30.00	
	9/30/20	SMCCDD09 202009 320-53800-47200		*	75.49	
	9/30/20	TARGET-FAM TRIVIA PRIZES SMCCDD09 202009 320-53800-47200		*	12.75	
	9/30/20	GATE-FAM TRIVIA ICE BAG SMCCDD09 202009 320-53800-47200		*	252.52	
	9/30/20	PUBLIX-TRIVIA SNACKS/DRNK SMCCDD09 202009 320-53800-51000		*	12.76	
	9/30/20	ACE TURNER-OFFICE SUPPLY SMCCDD09 202009 320-53800-47200		*	18.99	
	9/30/20	PUBLIX-ADULT TRV.BUD LGHT SMCCDD09 202009 320-53800-47200		*	171.90	
	9/30/20	PUBLIX-ADULT TRIV.ALCOHOL SMCCDD09 202009 320-53800-47200		*	217.02	
	9/30/20	PUBLIX-ADULT TRIV PRIZES SMCCDD09 202009 320-53800-51000		*	37.26	
	9/30/20	PERCEP.KAYAK-PEDAL RPLCMT SMCCDD09 202009 320-53800-47200		*	92.92	
	9/30/20	VOID 202010 000-00000-00000 VOID CHECK ******* SMCCDD09 202009 320-53800-12100 MANAGEMENT FEES SEP20 SMCCDD09 202009 320-53800-12200 ONSITE PERSONNEL SEP20 SMCCDD09 202009 330-53800-41000 IPAD VERIZON MTHLY FEE SMCCDD09 202009 320-53800-47200 FIVE BELOW-BINGO PRIZES SMCCDD09 202009 320-53800-47200 CINO PIZZA-TRIVIA PRIZES SMCCDD09 202009 320-53800-47200 TARGET-FAM TRIVIA PRIZES SMCCDD09 202009 320-53800-47200 GATE-FAM TRIVIA ICE BAG SMCCDD09 202009 320-53800-47200 PUBLIX-TRIVIA SNACKS/DRNK SMCCDD09 202009 320-53800-47200 PUBLIX-TRIVIA SNACKS/DRNK SMCCDD09 202009 320-53800-47200 PUBLIX-ADULT TRV.BUD LGHT SMCCDD09 202009 320-53800-47200 PUBLIX-ADULT TRIV.ALCOHOL SMCCDD09 202009 320-53800-47200 PUBLIX-ADULT TRIV.ALCOHOL SMCCDD09 202009 320-53800-47200 PUBLIX-ADULT TRIV PRIZES SMCCDD09 202009 320-53800-47200 PUBLIX-ADULT TRIV PRIZES SMCCDD09 202009 320-53800-47200 DOLLAR TREE-TRIVIA PRIZES SMCCDD09 202009 320-53800-47200 DOLLAR TREE-TRIVIA PRIZES SMCCDD09 202009 320-53800-47200 DOLLAR TREE-TRIVIA PRIZES SMCCDD09 202009 320-53800-47200 MARSHALS-TRIV.PRIZE FOOD SMCCDD09 202009 320-53800-47200 MARSHALS-TRIV.PRIZE FOOD SMCCDD09 202009 320-53800-47200		*	9.59	
	9/30/20	DOLLAR TREE-TRIVIA PRIZES SMCCDD09 202009 320-53800-47200		*	131.84	
	9/30/20	MARSHALS-TRIV.PRIZE FOOD SMCCDD09 202009 320-53800-47200		*	182.15	
	9/30/20	AMAZON-STORAGE BINS		·	102.13	

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AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20
*** CHECK DATES 08/13/2020 - 10/16/2020 *** CENERAL FUND

*** CHECK DATES	08/13/2020 - 10/16/2020 *** GE BA	NERAL FUND NK A GENERAL FUND			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT# S	UB SUBCLASS VENDOR I	NAME STATUS	AMOUNT	CHECK AMOUNT #
	9/30/20 SMCCDD09 202009 320-53800-4	7200	*	76.79	
	PUBLIX-TEEN EVT DRNK/SNCK 9/30/20 SMCCDD09 202009 320-53800-4	7200	*	402.50	
	ICEBUSTERS-ICE CREAM TRCK	EVERGREEN LIFESTYLES	MANAGEMENT, LLC		10,099.93 003205
10/07/20 00005	10/02/20 35324-12 202009 320-53800-4 596 TRAILMARK DR #PUMP		MANAGEMENT, LLC *	20.40	
	10/02/20 52068-78 202009 330-53800-4 801 TRAILMARK DR #AMENITY	3000	*	57.08	
	10/02/20 62363-50 202009 320-53800-4		*	2,821.83	
	000 PACETTI RD 10/02/20 65107-18 202009 320-53800-4	3000	*	13.04	
	975 TRAILMARK DR #IRR 10/02/20 88213-81 202009 320-53800-4	3000	*	16.44	
	1922 TRAILMARK DR #LS 10/02/20 96815-95 202009 320-53800-4	3000	*	30.28	
	2799 PACETTI RD #ENTRY 10/02/20 96904-98 202009 330-53800-4	3000	*	1,033.93	
	805 TRAILMARK DR #AMENITY	FLORIDA POWER & LIGH	ΙΤ		3,993.00 003206
10/07/20 00053	9/03/20 9028416 202009 330-53800-4		*	270.00	
	QTRLY PEST CONTROL SEP20	FLORIDA PEST CONTROI	L & CHEMICAL CO.		270.00 003207
	9/23/20 23331 202008 320-53800-4		*	135.00	
	SHIP/HANDLE CABLE FOR RPR 9/23/20 23331A 202009 320-53800-4		*	185.00	
	DDIC CDIE ON MDAIND DENCH				320 00 003208
10/07/20 00025	10/01/20 23460968 202009 320-53800-3		: *		
10/0//20 00025	CECIDITY CEDVICEC CED20				2 522 50 002200
10/07/20 00060	0/21/20 TN 14005 202010 220 52000 2		RPORATION	1,095.82	
10/0//20 00068	9/21/20 IN-14005 202010 330-53800-3 UPGRADE/FIX/RPLC CAMERAS	4600		•	1 005 00 000010
	UPGRADE/FIX/RPLC CAMERAS	PRO-VIGIL, INC.			1,095.82 003210
10/07/20 00028	9/22/20 98 202008 320-53800-4 GYM WIPES/TOWEL/TRSH/TP		*	327.81	
	10/01/20 99 202010 320-53800-4 JANITORIAL SERVICES OCT20		*	1,145.00	
		DITTEDCIDE MANACEMENT	I CEDUTCEC THO		1 472 01 002211

SIXM SIX MILE CREEK TVISCARRA

RIVERSIDE MANAGEMENT SERVICES, INC.

1,472.81 003211

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/16/20 PAGE 11
*** CHECK DATES 08/13/2020 - 10/16/2020 *** GENERAL FUND

CILLCIC	DITTED	00/13/2020	10/10/2020	ODITIO	(111	LOND	
				BANK	Α	GENERAL	FUND

	Bi	ANK A GENERAL FUND			
CHECK VEND# DATE	DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
10/07/20 00137	9/30/20 RN093020 202009 320-53800-3	34500	*	160.00	
	SECURITY SRVC - 09/26/20 10/05/20 RN100520 202010 320-53800-	34500	*	200.00	
	SECURITY SRVC - 10/05/20	ROBERT MICHAEL NELSON			360.00 003212
10/07/20 00147	10/01/20 75161 202010 320-53800-4	47500	*	425.00	
	SVC CALL-2 FAUCET LOW PRS 10/05/20 75280 202010 320-53800-4 INST.SENSOR FAUCET/MX VLV		*	1,297.00	
		ROLLAND REASH PLUMBING INC			1,722.00 003213
10/07/20 00024	9/19/20 556887-1 202009 330-53800-4 805 TRAILMARK DR SEP20		*	695.32	
	9/19/20 556887-1 202009 330-53800-4	43100	*	32.45	
	295 BACK CREEK DR SEP20	ST.JOHNS COUNTY UTILITY DEPT.			727.77 003214
10/07/20 00039	10/01/20 4129B 202010 320-53800-4	46400	*	1,675.00	
	MTHLY LAKE SERVICES OCT20	SITEX AQUATICS LLC			1,675.00 003215
10/07/20 00084	10/01/20 20-35357 202010 320-53800-3	34600	*	34.95	
	MTHLY FIRE ALRM MONTR OCT	SECURITY ENGINEERING AND DESIGN, IN	С		34.95 003216
10/14/20 00027	9/28/20 29256599 202010 330-53800-4			16.05	
	AMENITY INTERNET - OCT20	AT&T			16.05 003217
10/14/20 00139	10/08/20 AE100820 202010 320-53800	34500	*	160.00	
	SECURITY SERVS 10/08/20	ADAM EMINISOR			160.00 003218
10/14/20 00005	10/02/20 68881-76 202009 320-53800-4	43000	*	16.01	
	990 TRAILMARK DR # PUMP 10/05/20 93295-44 202009 320-53800-4		*	49.27	
	404 BLOOMFIELD WAY # PUMP	FLORIDA POWER & LIGHT			65.28 003219
	10/05/20 23418 202009 320-53800-4		*	100.00	
	SHIP/CABLE FOR PRESS RPR 10/05/20 23418A 202010 320-53800-4	47400	*	110.00	
	REPLACE CABLE ON PRESS	ALWAYS IMPROVING LLC			210.00 003220

SIXM SIX MILE CREEK TVISCARRA

*** CHECK DATES 08/13/2020 - 10/16/2020 *** G	ACCOUNTS PAYABLE PREPAID/COMPUTER CHEENERAL FUND ANK A GENERAL FUND	CK REGISTER	RUN 10/16/20	PAGE 12
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#		STATUS	AMOUNT	CHECK AMOUNT #
10/14/20 00031 10/01/20 617898 202010 320-53800- FITNESS LEASE PMT #49	52000	*	1,148.68	
FIINESS LEASE FMI #45	MUNICIPAL ASSET MANAGEMENT, INC.			1,148.68 003221
10/14/20 00034 10/06/20 21101409 202009 330-53800- 801 TRAILMARK DR - SEP20	43200	*	24.85	
OVI INTERNAL DI - DEI 20	TECO PEOPLES GAS			24.85 003222
	TOTAL FOR BANK A		194,657.14	
	TOTAL FOR REGIST	ER	194,657.14	

SIXM SIX MILE CREEK TVISCARRA



SIX MILE CREEK **ACCOUNTS PAYABLE** 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 Page: Issue Date: Account Number: 1 of 3 Jul 28, 2020 292565993

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Managing your AT&T bills, products, and services on the go? It's a snap with myAT&T. Go to att.com/myatt to sign in or sign up.

> 001-330-53800-41000 AMENITY INTERNET - AUG 20

Total due

Please pay by: Aug 18, 2020

Account	summary

\$25.30 Your last bill -\$25.30 Payment, Jul 15 - Thank you! Remaining balance \$0.00



arvice summary

T		445.05
Internet	Page 2	\$16.05
TV	Page 2	\$0.00
Service summary		

Total services \$16.05

Total due

\$16.05

Please pay by Aug 18, 2020

Ways to pay and manage your account:









Γota	ll for TV - U-verse TV		\$0.00
5.	Receiver Fee 100% Off Wired STB		\$0.00
4.	Receiver Fee 100% Off Wired STB		\$0.00
3.	Receiver Fee 100% Off Wired STB	ŧ	\$0.00
2.	HD Technology Fee (AT&T Connected Communities)		\$0.00
1.	AT&T U-verse TV BV-Deluxe (AT&T Connected Communities)		\$0.00

AR

Internet

Mont	hly charges	Jul 29 - Aug 28	
1.	Internet 25M / 5M (Promotional Offer)		\$0.00
2.	Static IP 8		\$15.00

Surcharges & fees

3. Cost Assessment Charge

\$1.05

Total for Internet

\$16.05

Important information

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to present an image copy of your check for payment. Your original check will be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to

save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

U-verse closed-captioning issues

For closed-captioning issues, you may contact us immediately at ClosedCaptioning@att.com or 800.288.2020 or in writing at AT&T Closed Captioning, ATTN: Mr. Timmermans, Associate Director, 1010 Pine Street, 11E-X-04, St. Louis, MO 63101.

Legal notification

For information on upcoming U-verse TV programming changes please consult the Legal Notices published in USA Today on the first and third Tuesday of each month or our website att.com/U-verseprogrammingchanges.



2102.031,306807.01.02,0000000 NNNNNNNY 008137,008137

If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by electronically deducting money from my bank account. I can cancel authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take 1-2 billing cycles for AutoPay to take effect. Continue to submit payment until page one of your invoice reflects that AutoPay has been scheduled.

AutoPay enrollment

os 985.0 VA 1 708305.3531,15.201S



2480 South 3850 West, Suite A Sait Lake City, UT. 84120-7225 Phone # 801-972-4331 Fax # 801-972-1202 RECEIVED

AUG 1 2 2020

GMS-CF, LLC

Invoice

Date	Invoice #
8/4/2020	AAAO505692

Ship To

Trailmark Drive Derek Gilbert 805 Trailmark Drive Office Before 5:00 PM St Augustine, FL 32092

Trailmark Drive Six Mile Creek CDD c/o Evergreen Lifestyles Management 135 W. Central Blvd suite 320 Orlando, FL 32801

P.O. Number Term		ns Due Date	Rep	Ship	Via	Fax	Phone	
V-David Net 3		30 9/3/2020	9/3/2020 JRL 8/3/2020 FedEx					
Quantity	ltem	Code	Description				Price Each	Amount
1 200	ORDEN' PROSUR		Order Entered John Programming and lase PROSURLAS	er etching			0.00 0.90	0.00T 180.00T
200	CARHID	FOB-B	HID Controlled Access Print/Programming Li CARHIDFOB-BLAN	ne Required		onal	6.01	1,202.00T
1	FREIGH FREIGH		Shipping Shipped On: 8/4/2020 Total Shipment Weig Pack: Tracking #: 395474	ght: 2.30	AM		14.00	14.00T 0.00T
			APPROVE By Ronald D. Fr		at 9:33 am, A	ug 13, 2020		

Our Federal Employer Identification number is: 87-0503711

All balances past due over 30 days will be subject to a finance charge of 1.5% a month and a late fee. ANY QUESTIONS CALL 800-284-2837 Opt #3.

RETURN POLICY:

Products you receive that are incorrect will need to be returned within 90 days in the same packaging to our office. If packages of new product are received after 90 days, we will issue a 25% restocking fee to your account. Any special orders correctly ordered & returned will also be issued restocking fee of 25%. Used products cannot be returned for credit.

Community Controls collects sales tax in certain states. In most states, purchases are not tax exempt merely because they were made over the internet or because a seller does not collect sales tax in those states. You should review purchases made from us to determine if any sales or use tax is owed and pay any tax owed to the appropriate tax authority.

Please remit payment to: WERE
Community Controls
2480 South 3850 West Suite A
Salt Lake City, Utah 84120-7225

Subtótal	\$1,396.00
Sales Tax (0.0%)	\$0.00
Total	\$1,396.00

Payments/0	Credits	\$0.00
Balance	Due	\$1,396.00

001-320-53800-51000 CONTROLLY ACCESS KEY FOR



David Gray Heating and Air, INC. 6491 Powers Avenue Jacksonville, FL 32217 Phone: (904) 724-7211 Fax: (904) 724-5925 www.davidgrayonline.com

APPROVED

By Ronald D. Freeman II at 11:49 am, Aug 12, 2020

Invoice I52609

Bill to
Six Mile Creek CDD *E*
1408 Hamlin Avenue
Unit E
St Cloud FL 34771

PECEIVE AUG 1 2 :020 Location Address **Trailmark Living00002** 805 Trailmark Dr Saint Augustine FL 32092

BY:_____

Work Order #: 1008850

Transaction Date: 7/23/2020

Terms: CC ON FILE

Invoice I52609

Item	Description	Quantity	Price	Amount
48 - Commercial Service	When I arrived the system was flat, and then removed the evaporator coil from the air handling unit and installed the new coil. I then pressure checked the system with nitrogen and found a small leak in the line set that was not associated with the coil and repaired that also. And then pressure check the system again and found no discrepancies "evacuated The system then charged.I didn't charge the system to 11° sub cooling unit is operating and cooling properly at this time this job is completed.	1:	\$0.00	\$0.00
Comm Labor 1 Man first 30 min	Commercial Single Tech Labor 1st 30 minutes	1	\$70.00	\$70.00
Comm Labor 1 Man each 15 min	Commercial Labor each additional 15 minutes	10	\$29.00	\$290.00
	ALLONDO HILDONO		Subtota	\$360.00
	001-320-53800-46000		Tax	c: \$0.00
			Tota	1: \$360.00
			Payments	\$0.00
			Balance Due	s: \$360.00

Total due subject to final approval and may vary based on verifications of GPS and material costs. All accounts due and payable 10 days from invoice date. If payment is not made within 30 days, the total will be charged to any credit card you have on file. After 30 days, invoice may be sent to collections and customer agrees to pay court costs, collection costs, and attorney's fees if suit and/or collection becomes necessary.



David Gray Heating and Air, INC. 6491 Powers Avenue Jacksonville, FL 32217 Phone: (904) 724-7211 Fax: (904) 724-5925 www.davidgrayonline.com

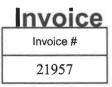
Acceptance

I acknowledge and accept the initial service fee and agree to pay upon completion. I additionally certify that I am fully authorized to approve this work and commit to payment. I accept the services performed by David Gray Heating and Air, Inc. are to my satisfaction.

Total due subject to final approval and may vary based on verifications of GPS and material costs. All accounts due and payable 10 days from invoice date. If payment is not made within 30 days, the total will be charged to any credit card you have on file. After 30 days, invoice may be sent to collections and customer agrees to pay court costs, collection costs, and attorney's fees if suit and/or collection becomes necessary.

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092





Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771

APPROVED

By Ronald D. Freeman II at 1:16 pm, Aug 07, 2020

		mollylandscapegir	89@gmail.com
1	1 1 1 4 31 4 71 1 1 1	Date	Phone #
lease m	nake check out to North Florida Landscape	8/6/2020	904-388-9354
Quantity	Description	Rate	Amount
	Irrigation Services: Electrical and irrigation as per attached estimate Landscape Services: Pine tree removal and annuals at	1,264.30 675.00	1,264.30 675.00
	Amenities Center as per attached estimate 001-330-53800-		075.00
	DECES M AUG 0	IVE 7 320	
	EY:	and the last last last last last last	
lease m	nake check out to North Florida Landscape	Total	\$1,939.3

Course -		North Florida Landscape					
	ASSESSED NO.	2585 Pacetti Rd.	Estimate:				- Tables (MA) PATA
-		Saint Augustine, Fl. 32092				-	alternative today
		1-904-388-9354	by: Robert "Craig" Hartwig		90a. aa	i.	
	A		Estimate for: TrailMark		ungestannen.		
			July	11/2014141111111111111111111111111111111	100.000.000	4	
QTY	KEY	ITEM	SIZE		COST	E	XTEND
4	The sectors	Pine tree removal		\$	75.00	\$	300.00
1		Saint Augustine Motor works	134.19 x 15%	\$	154.30	S	154.30
1.5		Reprogram VFD	Munro Systems	\$	75.00	\$	112.50
2.5		Pump Station 4	Electrical meetings and troubleshoot	\$	75.00	\$	187.50
4	According According	Decoders		\$	120.00	\$	480.00
3	W/*	solenoids	2" valve solenoids	\$	35.00	\$	105.00
3	PTM- PERMITTING	Troubleshoot pump #1		S	75.00	\$	225.00
10		Flats Annuals	150 at 2.25 each Amenities center			\$	375.00
		N	Total		10000000000	\$	1,939.30

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092



Invoice #
21960

Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771

		mollylandscapegirl	89@gmail.com
		Date	Phone #
ease make check out to North Florida Landscape		8/13/2020	904-388-9354
Quantity	Description	Rate	Amount
	Landscape Services: Dead Pin tree removed next to model home 101-370 - 53800 - 46600 Landscape Services: Dead Pine tree removed next to Pond Landscape Services: Oak tree removed nest to Amenities Center 001-330 - 53800 - 1166000 APPROVED By Ronald D. Freeman II at 10:02 am, Aug 13, 2020 001-310-53800-46200 DECETVE AUG 13 4/10 EY:	770.00 770.00 575.00	770.00 770.00 575.00
legge m	nake check out to North Florida Landscape	Total	\$2,115.



WHISPER CREEK AMENITY CTR-PHASE3

ACCOUNT INVOICE

peoplesgas.com

f > 98 din

Statement Date: 08/06/2020 Account: 211014091725

Current month's charges: Total amount due:

Payment Due By:

\$28.17 08/27/2020

\$28.17

Your Account Summary

ST AUGUSTINE, FL 32092-0000

Previous Amount Due Payment(s) Received Since Last Statement

Current Month's Charges

801 TRAILMARK DR

Total Amount Due

\$28.68 -\$28.68

\$28.17

\$28.17



Amount not paid by due date may be assessed a late payment charge and an additional deposit.

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It's touch-free and good for the environment.

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Save Energy with Natural Gas. Save more with our rebates.

Find rebate criteria and steps to redeem at peoplesgas.com/bizrebates

001-330-53800-43200

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

AN EMERA COMPANY

WAYS TO PAY YOUR BILL phone online

See reverse side for more information

801 TRAILMARY OF - AUSZO Account: 211014091725

Current month's charges:

Total amount due: Payment Due By:

\$28.17 08/27/2020

\$28.17

Amount Enclosed

688420317131

00001033 01 AB 0.41 34771 FTECO108072801100610 00000 06 01000000 019 05 29806 002 լՈւվեույթՈւթՈւժՈւկիերՈՒիցիեն:ՈկիՈՈւկիիարիշՈկի WHISPER CREEK AMENITY CTR-PHASE3

1408 HAMLIN AVE, UNIT E SAINT CLOUD, FL 34771-8588 MAIL PAYMENT TO: **TECO** P.O. BOX 31318 TAMPA, FL 33631-3318





ACCOUNT INVOICE

fyP8· lin

Account:

211014091725

Statement Date:

08/06/2020

Current month's charges due 08/27/2020

Details of Current Month's Charges - Service from - 07/02/2020 to 08/04/2020

Service for: 801 TRAILMARK DR, ST AUGUSTINE, FL 32092-0000

Rate Schedule: Small General Service - Transportation

Meter Number	Read Date	Current Reading	-	revious Reading	=	Measured Volume	x	вти	x Conversion	=	Total Used	Billing Period
SHD95922	08/04/2020	254		246		8 CCF		1.045	1.0000		8.4 Therms	34 Days
Customer Ch				0	4 TUMO	@ \$0 4E9E\$			\$23.76 \$3.85		Peoples Gas I	Jsage Histor
Swing Service	e Charge					@ \$0.45856 @ \$0.03880			\$0.33		Therms Per (Average)	Day
	Receipts Tax Service Cost								\$0.23	\$28.17	AUG 2020 0.2 JUL 0.3 JUN 0.1	
Total Cur	rent Mont	h's Char	ges						\$	28.17	MAY 0.0 APR MAR 0.2 MAR	0.8
											JAN DEC	0.5
											NOV 0.2	
											SEP 0.0 AUG 0.0 2019	





SIX MILE CREEK INVESTMENT GRP 1408 HAMLIN AVE UNITE SAINT CLOUD FL 34771-8588

Page **Account Number Billing Date**

1 of 2 904 940-0687 001 0562 Aug 20

Aug 8, 2020

Web Site att.com

RECEIVED

AUG 1 7 2020

BY:_

Bill-At-A-Glance

TO THE REAL PROPERTY AND ADDRESS OF THE PARTY	
Previous Bill	191.32
Payment Received 7-29 Thank You!	191.32CR
Adjustments	.00
Balance	.00
Current Charges	193.32
Total Amount Due	\$193.32
Amount Due in Full by	Aug 30, 2020

Monthly Statement

Billing Summary

Online: att.com/myatt	Page	
Plans and Services 1 800-321-2000 PIN: 3592 Repair Service: 1 866 620-6900	1	167.15
AT&T Long Distance Service 1 800 321-2000	1	26.17
Total Current Charges		193.32

Plans and Services

Mon	Monthly Service - Aug 8 thru Sep 7								
1.	Bus Local Call Unlimited A Business Line Three-Way Calling Remote Activation of Call Forwarding Enhanced Caller (D Anonymous Call Blocking	#27 Sire Alarm Live 0687 330:538.41	132.00 Aug 20						

Additions and Changes to Service This section of your bill reflects charges and credits resulting

from account activity.			
Item		Monthly	Amount
No. Description	Quantity	Rate	Billed
Activity on Jun 30, 2029			
Charges for 904 940-9687			
Your bill reflects a charge			
for a change in rates for:			
(Monthly Charges are prorated from	in .		
Jul 1, 2020 through Aug 7, 2020)			
2. Federal Universal Service Fe	e 1	.45	.55

Surcharges and Other Fees

Item			
No.	Description	Quantity	
3.	Cost Assessment Charge	1	7.50
4.	Federal Universal Service Fee	1	1.72
5.	Federal Subscriber Line Charge	1	6.50
Total	Surcharges and Other Fees		15.72

Government Fees and Taxes

ltem			
No.	Description	Quantity	
6.	Federal Excise Tax		4.16
7.	FL - State Communications Tax		11.03
8.	FL - Local Communications Tax		3.17
9.	Telecommunications Access	1	.12
	System Act Surcharge		
10.	Emergency 911 Service	1	.40
Total	Government Fees and Taxes		18.88
Tota	al Plans and Services		167.15

Total Plans and Services

News You Can Use Summary

- PREVENT DISCONNECT
- PAPERLESS BILLING
- FEE DESCRIPTIONS • DO NOT CALL

CARRIER INFORMATION

- COST ASSESSMENT CHRG
- AT&T RELAY SERVICE

See "News You Can Use" for additional information.

AT&T Long Distance Service

Manthly Service

Charges for 904 940-8687

Type of Service 11. Bus Unlimited Clg II 1 Plan Monthly Fee Local Services provided by AT&T Florida.

Period

07/17-08/16

Return bottom portion with your check in the enclosed envelope



20.00

DUE BY: Aug 30, 2020

\$193.32

Amount After Sep 8, 2020

\$208.32



Billing Date Aug 8, 2020

Account Number Please include your account number on your check.

904 940-0687 001 0562

SIX MILE CREEK INVESTMENT GRP 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make checks payable to:

AT&T PO BOX 105262

ATLANTA GA 30348-5262

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SIX MILE CREEK INVESTMENT GRP 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 Page

2 of 2

Account Number Billing Date 904 940-0687 001 0562

Aug 8, 2020

AT&T Long Distance Service

Federal Universal Service Fee	2.99
2. Federal Regulatory Fee	.90
Total Surcharges and Other Fees	3,89
Government Fees and Taxes	
3. FL - State Communications Tax	1.77
4. FL - Local Communications Tax	.51
Total Government Fees and Taxes	2.28
Total AT&T Long Distance Service	26.17

News You Can Use

PREVENT DISCONNECT

Thank you for being a valued customer. Please be aware that all charges must be paid each month to keep your account current and prevent collection activities. We are required to inform you that certain charges must be paid in order to prevent interruption of local service. THESE CHARGES ARE ALREADY INCLUDED IN THE .

TOTAL AMOUNT DUE AND ARE \$193.32. Also, neglecting to pay for remaining charges may result in interruption or removal of these remaining services or further collection action, but will not result in disconnection of your local service. For more information, call the Plans and Services number listed in the Billing Summary section on page 1.

CARRIER INFORMATION

Our records indicate that you have selected AT&T Long Distance Service or a company that resells their services as your primary local toll carrier and AT&T Long Distance Service or a company that resells their services as your primary long distance carrier. Please contact us if this does not agree with your records.

PAPERLESS BILLING

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless.

FEE DESCRIPTIONS

The Administrative Expense Fee recovers a portion of AT&T's internal costs associated with the Federal Communications Commission's Universal Service Fund and related programs. The Federal Regulatory Fee recovers amounts paid to the federal government for regulatory costs and telecommunications services for the hearing impaired, and costs associated with local number portability administration. These fees are not taxes or charges that the government requires AT&T to collect from its customers.

COST ASSESSMENT CHRG

AT&T charges you this monthly per line amount to recover its ongoing costs incurred for property taxes and supporting the administration of local number portability, a government program that enables customers to retain their telephone number when changing service providers. This fee is not a tax or charge that the government requires AT&T to collect from its customers.

DO NOT CALL

If your business makes outbound telephone solicitations, you must comply with National Do-Not-Call laws and regulations (47 C.F.R. 64.1200 and 16 C.F.R. 310) and any applicable state laws.

AT&T RELAY SERVICE

Dial 711 is a Telecommunications Relay Service for customers with hearing and speech loss. AT&T offers products and services for customers with visual, hearing, speech or physical loss. For more information, please go to att.com/accessibility or call AT&T's Disability and Aging Center at 1-800-772-3140. You can also go online at realpageslive.com (choose a Directory or enter zip code or city name; select Table of Contents; and then click on Community Pages).

IMPORTANT DSL UPDATE

Effective October 1, 2020, AT&T will no longer accept new DSL Internet orders and you will not be able to move your DSL service to a new address or make any speed changes to your DSL service. For questions about this change, please call the number on your bill.

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4197.005.043742.01.01.0000000 NNNNNYNY 016305.016305



MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** **REMIT PAYMENT TO:** BILL TO: INVOICE # **Adam Eminisor** Six Mile Creek CDD SERVICE DATE: 8/9/20 475 West Town Place, Suite 114 INVOICE DATE: St. Augustine, FL 32092 \$160.00 **TOTAL DUE:** *BLUE BOXES PAYROLL USE ONLY* DUE DATE: **UPON RECEIPT** TOTAL DATE **TOTAL DUE** CAD# TIME IN TIME OUT **HOURS** Sunday, August 9, 2020 SJSO20CAD151325 6:30 PM \$160.00 10:30 PM SJSO19CAD SJSO19CAD SJSO19CAD SJSO19CAD SJSO19CAD SJSO19CAD **ACTIVITY / COMMENTS:** \$160.00 HOUR RATE \$40.00

I conducted traffic enforcement throughout the neighborhood. Multiple vehicles were stopped for speeding. I patrolled the new construction area along with the amenity center.

Nd

APPROVED

By Ronald D. Freeman II at 9:18 am, Aug 13, 2020

DI	EC] AUG	E	I	Wi	EM
	AUG	1	3	:020	
B	/:				

Phone:

877-436-4427

Fax: 844-393-9006

Email:

customerservice@onlyfng.com

Invoice

MDG2020 00000089 00

րիկնդիդիարարհղուկությունիկինի<u>նակնի</u>ն Six Mile Creek Community Development District

Accounts Payable

1408 Hamlin Ave Unit E

St Cloud, FL 34771-0000

AUG 172020

BY:____

Billing Group #:

Invoice Date:

August 10, 2020

350459ES

Invoice #: Due Date:

September 02, 2020

Current Charges:

\$9.65

37224

Last Payment: Payment Date: \$9.69 July 21, 2020

Prior Balance Due:

\$0.00

Total Amount Due:

\$9.65

Description	Term	Therm	Cost
INSIDE FERC FGT Z3	07/01/20 <u>- 08/0</u> 4/20	8.40	\$2.85
Fuel	07/01/20 - 08/04/20	0.25	\$0.09
	Commodity Charges Sub Total:	8.65	\$2.94
Transportation			\$0.76
	Transportation Charges Sub Total:		\$0.76
Customer Charge			\$5.95
	Miscellaneous Charges Sub Total:	a a	\$5.95
	Pre-Tax Sub Total:		\$9.65
Sales Taxes			\$0.00
	Taxes Sub Total:		\$0.00
-	Total Current Charges:	#78	\$9.65

Simplify your life by signing up for FNG's Paperless Billing and AutoPay. It's easy and convenient. Enroll online at OnlyFNG.com. Thank you for your business.

Six Mile Creek Community Dev

St Cloud, FL 34771-0000

Please detach and remit this portion with your payment

Billing Group #:

Invoice Date:

Invoice #:

Due Date:

37224

August 10, 2020

September 02, 2020

350459ES

Make Checks Payable To: Florida Natural Gas

Please include your Billing Group # on your check.

1408 Hamlin Ave

Accounts Payable

Unit E

Wire/ACH Payment To:

Bank:

Wells Fargo Bank Atlanta GA

ABA#:

121000248

Acct Name:

Florida Natural Gas

Account #:

2000036933330

Payment Date:

Prior Balance Due:

Current Charges:

Last Payment:

\$0.00

Total Amount Due:

\$9.65

\$9.65

\$9.69

July 21, 2020

Amount Paid:

Mail Payment To:

Florida Natural Gas P.O. Box 934726

Atlanta, GA 31193-4726



Phone:

877-436-4427

Fax: 844-393-9006

Email:

customerservice@onlyfng.com

Page 2 of 2

Invoice #: 350459ES

Service Address:	801 Trailmark Dr		City, State:	St Augustine, FL	ever.
Utility:	TECO - Peoples Gas	problem.	Utility Account #:	211014091725	
Current Charges					
		Natural G	as - Commodity		
Description	Term		Therm	Price	Cost
INSIDE FERC FGT Z3	07/01/20 - 08	8/04/20	8.40	\$0.3400	\$2.85
Fuel	07/01/20 - 0	8/04/20	0.25	\$0.3400	\$0.09
Totals:			8.65		\$2.9
		Transpo	rtation Charges		
Description			Units	Price	Cos
Transportation			8.40	\$0.0901	\$0.76
Totals:					\$0.76
		Miscella	ineous Charges		
Description					Cost
Customer Charge					\$5.95
Totals:					\$5.95
	_				
			Taxes		
Description	_				Cost
Florida State Tax 100%	6 Exempt				\$0.00
St. Johns County Tax 1	100% Exempt				\$0.00
Totals:					\$0.00
Total Account Charges:					\$9.65
iolai Account Onaiges.					ψ3.00

Invoice # 12299643



Bug Out PO Box 600730 Jacksonville, FL 32260-0730 904-743-8272

Invoice 7/1/2020

Date:

Wednesday

Bill-To:

766527

Six Mile Creek CDD 1408 Hamlin Ave Unit E Saint Cloud, FL 34771-8588 Six Mile Creek CDD Trailmark Amenities Center 805 Trailmark Dr Saint Augustine, FL 32092-7634 Location: 766527

Service Description	Quantity		Price
Lawn Service Recurring	1.00		220.00
APPROVED		SUBTOTAL TAX	\$220.00 \$0.00
By Alex Boyer at 3:48 pm, Aug 21,	, 2020	AMT PAID	\$0.00 \$220.00

AMOUNT DUE \$220.00

766527

7/1/2020

Bill-To: Six Mile C

Six Mile Creek CDD 1408 Hamlin Ave

Unit E

Saint Cloud, FL 34771-8588

PO Number:

Invoice #: 12299643

Terms: DUE AT SERVIC

Bug Out PO Box 600730 Jacksonville, FL 32260-0730 904-743-8272



Invoice # 12530561



Bug Out PO Box 600730

Invoice 8/1/2020

Date:

Saturday

Bill-To:

AMOUNT DUE

766527

Six Mile Creek CDD 1408 Hamlin Ave Unit E Saint Cloud, FL 34771-8588 Six Mile Creek CDD Trailmark Amenities Center 805 Trailmark Dr Saint Augustine, FL 32092-7634

766527 Location:

\$220.00

Service Description	Quantity		Price	
Lawn Service Recurring	1.00		220.00	
APPROVED		SUBTOTAL TAX	\$220.00 \$0.00	
By Alex Boyer at 3:49 pm, Aug 21, 2020	2	AMT PAID	\$0.00	
by the boyer at ofto ping rag Lig Loze		TOTAL	\$220.00	

766527

8/1/2020

1408 Hamlin Ave

Six Mile Creek CDD

Unit E

Bug Out PO Box 600730

904-743-8272

Bill-To:

Saint Cloud, FL 34771-8588

Jacksonville, FL 32260-0730

PO Number:

Invoice #: 12530561

Terms: DUE AT SERVIC





SIX MILE CREEK CDD C/O GOVERNMENTAL MANAGEMENT SERVICES 1408 HAMLIN AVE UNIT F SAINT CLOUD FL 34771-8588

Page: Issue Date: Account Number: 1 of 2 Aug 23, 2020 159094442 Sep 20

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Managing your AT&T bills, products, and services on the go? It's a snap with myAT&T. Go to att.com/myatt to sign in or sign up.

Total due Please pay by: Sep 15, 2020

Service summary

TV

Page 2

\$0.11

Internet

Page 2

\$0.00

Total services

\$0.11

Total due

Please pay by Sep 15, 2020

\$0.11

#27 330-538-41

BY:

Ways to pay and manage your account:



myAT&T app iPhone and Android



___ att.com/pay



TTY: 800.651.5111



Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK CDD C/O GOVERNMENTAL MANAGEMENT SERVICES 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

☐ CHECK FOR AUTOPAY (SEE REVERSE)

Please pay \$0.11 by Sep 15, 2020

Account number: 159094442 Please include account number on your check

Make check payable to:

AT&T

PO BOX 105251

ATLANTA GA 30348-5251

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Page:

9

2 of 2

Account Number:

Issue Date:

Aug 23, 2020

ber: 159094442

Service activity

Tota	l for TV - U-verse TV		\$0.11		
6.	Regulatory Video Cost Recovery Fee		\$0.11		
Surch	narges & fees				
5.	Receiver Fee 100% Off Wired STB		\$0.00		
4.	Receiver Fee 100% Off Wired STB		\$0.00		
3.	Receiver Fee 100% Off Wired STB		\$0.00		
2,	HD Technology Fee (AT&T Connected Communities)		\$0.00		
1.	AT&T U-verse TV BV-Deluxe (AT&T Connected Communities)		\$0.00		
Mont	hly charges	Aug 24 - Sep 23			

Internet		
Monthly charges	Aug 24 - Sep 23	
 Internet 12 (Promotional Offer) 		\$0.00

Important information

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to present an image copy of your check for payment. Your original check will be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

U-verse closed-captioning issues

For closed-captioning issues, you may contact us immediately at ClosedCaptioning@att.com or 800.288.2020 or in writing at AT&T Closed Captioning, ATTN: Mr. Timmermans, Associate Director, 1010 Pine Street, 11E-X-04, St. Louis, MO 63101.

Legal notification

For information on upcoming U-verse TV programming changes please consult the Legal Notices published in USA Today on the first and third Tuesday of each month or our website att.com/U-verseprogrammingchanges.

AT&T U-verseSM TV, AT&T Internet and AT&T Phone provided by AT&T Florida.

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Printed on Recyclable Paper

6793.036.374849.01.01.0000000 NNNNNNNY 018359.018359

If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by electronically deducting money from my bank account. I can cancel authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take authorization by notifying AT&T at www.att.com or by calling the payment until page one of your invoice reflects that AutoPay has been scheduled.

AutoPay enrollment

Bank Account Holder Signature:

Date:

O1 686.0 VA 1 6P8PTE,0181,86,86Y8



Advanced ST JOHNS COUNTY - PW 7580 PHILIPS HWY JACKSONVILLE FL 32256

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SIX MILE CREEK COMMUNITY DEVELOPMNT DIST 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

RETURN SERVICE REQUESTED

000748 000000019



Pay By Phone: 1-877-720-1583 Phone PiN: 2020035480000

Advanced Disposal is a company bringing fresh ideas and solutions to a clean environment. How can we further help your business or home become greener and cleaner? Visit us at www.AdvancedDisposal.com.

Should you have questions about charges, please see the back of this invoice, call your service representative or go to www.AdvancedDisposal.com.

Thank you for your business!



Account Information Account Number PW003548 Site Number 0000 August 31, 2020 PW0000090037 Invoice Date Invoice Number **Account Summary** Previous Balance \$171.62 Payments/Adjustments -\$171.62 \$171.96 Current Invoice Amount \$171.96 **Amount Due Due Date Upon Receipt** Invoice Breakdown Current \$171.96 \$0.00 30 days - past due 60 days - past due \$0.00 90 days - past due \$0.00 It's easy being Green...sign up for ebill and auto pay at http://www.AdvancedDisposal.com/billpay Contact Us (904) 783-7000 JacksonvilleFL@AdvancedDisposal.com

Previous Balance	\$171.62
Payments and Adjustments	-\$171.62 -\$171.62
TRAILMARK AMENITY CENTER (0001)	
805 TRAILMARK DR ST AUGUSTINE, FL	

ence Qty Unit Price Amount	Reference	Description	Date
		0YD:COMM FL TRASH (001)	1.00 - 4.00
1.00 109.00 109.00		TRASH STANDARD	08/31/20
		SERVICE:	
		09/01/20-09/30/20	
1.00 10.82 10.82		ENERGY CHARGE	08/31/20
1.00 26.16 26.16	E	ENVIRONMENTAL CHARG	08/31/20
145.98 7.30		St Johns South Comm FF	
153.28		SITE TOTAL	
7 1.00 7.00 7.00	SC93397	C ADMIN FEE	08/31/20
8 1.00 10.79 10.79	SC93398	COMPLIANCE AND	08/31/20
		BUSINESS IMPACT	
		CHARGE	
17.79 0.89		St Johns South Comm FF	
		-#4 \ to	
		VO	
		330.578.433	
1.00 26.16 2 145.98 18 7 1.00 7.00	SC93397	ENERGY CHARGE ENVIRONMENTAL CHARGE St Johns South Comm FF SITE TOTAL C ADMIN FEE	08/31/20

PW 2008201001.txt-1495-000000019

How to Pay Your Bill

Online Bill Pay

Great for regular payments

Visit www.advanceddisposal.com/bilipay to enroll in online bill pay methods.

With the Advanced Disposal online bill payment system, you are able to:

- Make a one-time payment
- Setup your account for automatic recurring payments

If you would like assistance, please contact us at 1-800-355-2108 and we will be happy to assist you in getting set up.

Pay by Mail



Best for sending a regular check

Please mail your check made payable to Advanced Disposal to address listed below.

Please do not send correspondence to this address.

Please assist us by including the remittance portion (the perforated bottom section of your invoice) along with your check or money order to ensure your payment is posted quickly and accurately.

Pay by Phone



Good for a one time payment

Call 1-877-720-1583 to make your payment by phone.

To ensure fastest service, please have your Phone PIN ready, which can be found at the top of your invoice.

We accept MasterCard, Visa, American Express and Discover. An automated voice service will process your payment. This option is ideal for making single payments.

PLEASE RETURN THIS PORTION WITH PAYMENT

Printed on recycled paper



Advanced Disposal

ADVANCED DISPOSAL ST JOHNS COUNTY - PW 7580 PHILIPS HWY JACKSONVILLE FL 32256

\$171.96

Please Send All Correspondence to Above Address

PAYING BY CREDIT CARD, FILL C	OUT BELOW.	CHECK CARD US	ING FOR PAYMENT
CARD NUMBER SIGNATURE		AMOUNT PAID	VISA MASTER CARD
		EXP. DATE	AMERICAN EXP
ACCOUNT # PW003548		OICE # 00090037	AMT. ENCLOSED
INVOICE TOTAL	BALA	NCE DUE	

\$171.96

Please check box for address change and print new address on reverse side.

Due Date: Upon Receipt

Customer Billing Address:

SIX MILE CREEK COMMUNITY DEVELOPMNT DIST 1408 HAMLIN AVENUE UNIT E ST CLOUD, FL 34471

Remit Payment To:
(Please do not send CASH via mail)
Advanced Disposal
St Johns County - PW
PO BOX 743019
ATLANTA GA 30374-3019





SIX MILE CREEK COMMUNITY DEVELOPMNT DIST 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Account Information

Account Number Site Number Invoice Date

Invoice Number

PW003548 0000 August 31, 2020

August 31, 2020 PW0000090037

Page 3 of 3

Current Charges (Continued)



Current Charges Amount Due

\$171.96 \$171.96

06/26/20

INVOICE



Invoice NO. I20-16425 9123 Hare Ave. Jacksonville, Fla 32211 Ph 904 727-6811 CBC035180 Fx 904 727-6813



1985

"Our Success Hinges On Your Satisfaction"

BILL TO	РТО
805 Trailmark Dr.	file Creek CDD Frailmark Dr. ugustine, FL 32092

QTY	DESCRIPTION
1	Site Inspection Scheduled: June 26th with Gary Per Gary: trouble shoot and lubricated on site 1-1/2 hrs Reason for Call:
	*Fitness Center front door has key fob system and it sounds like it is trying to work but doesn't unlock the door every time *Lynzi is thinking its the motor/power supply again
	#105 hd APPROVED 32 0 -53 % . Կ(By Ronald D. Freeman II at 1:21 pm, Aug 18, 2020

Unless otherwise noted:

Alarm reconnection, caulking, painting, trash and old door removal are not included in the above price.

Invoice due on completion of work listed. A late fee will be added to all past due invoices. Not responsible for condition of used or customer supplied locks (call backs are subject to service fee if customer supplied locks)

Total		\$212.50
Payments	/Credits	\$0.00
Balance	e Due	\$212.50

REP:

REMIT PAYMENT TO:	BILL TO:		INVOICE#		
Adam Eminisor	Six Mile Creek CDD		SERVICE DATE		8/7/20
	St. Augustine, FL 32092		INVOICEDAT	Et //	
			TOTAL DUE:		\$160.00
DATE			DUE DATE:	UPON	RECEIPT
	CAD#	TIMEIN	TIMEOUT	TOTAL HOURS	TOTAL DUE
Friday, August 7, 2020	SJSO20CAD149864	5:45 PM	9:45 PM	4	\$160.00
	SJSO19CAD				
	SJSO19CAD				
	SJSO19CAD			The same throughout the same	
	SJSO19CAD				
August 11 July 12 - The	SJSO19CAD				
	SJSO19CAD			and the second second second	
ACTIVITY/COMMENTS:		HOUR RATE	\$40.00	4	\$160.00

patrolled the neighborhood amenity center, construction areas, and the kayak launch for any suspicious activity.

Nd

APPROVED

By Alex Boyer at 1:50 pm, Aug 24, 2020

Security Patrol

#139 328.538.3US

EC	E	T		-
AUG	dumming of the state of the sta	100	Control	

The state of the s

	E DUE EACH MONDAY BY 84	AM - SEND TO RE	INVOICE#	ISO.ORG**	
REMIT PAYMENT TO:	BILL TO:				L 0/24/20
Adam Eminisor	Six Mile Creek CDD		SERVICE DAT		8/21/20
	475 West Town Plac	INVOICE DATE: TOTAL DUE:			
	St. Augustine, FL 32092			\$160.00	
	BLUE BOXES PAYR	OLL USE ONLY	DUE DATE:	UPON	RECEIPT
DATE	CAD#	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Friday, August 21, 2020	SJSO20CAD159278	3:45 PM	7:45 PM	4	\$160.0
	SJSO19CAD			HOUSE AND EAST	
	SJSO19CAD	APPROV	ED	Man Minus	
	SJSO19CAD			nm Au	00 0000
	SJSO19CAD	By Alex Boy	er at 12.00	pm, Aug	7 20, 2020
	SJSO19CAD	Security	patrol		
	SJSO19CAD				
ACTIVITY / COMMENTS:		HOUR RATE	\$40.00	4	\$160.00

I conducted traffic enforcement throughout the neighborhood. Multiple vehicles were stopped for speeding. I patrolled the new construction area along with the amenity center. I located a juvenile playing in the new construction area at the front of the community and advised him he needed to leave the area.

#139 Security Serve 220-578-245



ST JOHNS COUNTY SHERIFF'S OFFICE DETAIL INVOICE

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE

PLEASE FILL IN ALL YELLOW BOXES

INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG

REMIT PAYMENT TO:	BILL TO:		INVOICE#			
Adam Eminisor	Six Mile Creek CDD		SERVICE DATE:		8/28/20	
	475 West Town Place,	Suite 114	INVOICE DATE: TOTAL DUE:			
J	St. Augustine, FL 3209)2			\$160.00	
	BLUE BOXES PAYROLL USE ONLY		DUE DATE: UPO		N RECEIPT	
DATE	CAD#	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE	
Friday, August 28, 2020	SJSO20CAD163907	12:30 PM	4:30 AM	4	\$160.00	
	SJSO19CAD			9		
	SJSO19CAD					
	SJSO19CAD					
	SJSO19CAD					
	SJSO19CAD					
	SJSO19CAD					
ACTIVITY / COMMENTS:		HOUR RATE	\$40.00	4	\$160.00	

I conducted traffic enforcement throughout the neighborhood. Multiple vehicles were stopped for speeding. I patrolled the new construction area along with the amenity center.

APPROVED

By Alex Boyer at 11:20 am, Sep 03, 2020

Security patrol

#139 Security Servs 320:538:345



MULTIPLE DAYS WORKE	D IN ONE WEEK (SUNDAY-SATU **PLEASE FILL IN ALL Y			THE SAME IN	VVOICE		
INVOICES	ARE DUE EACH MONDAY BY 8AN			ORG			
REMIT PAYMENT TO:	BILL TO:	BILL TO: INVOICE#					
Christopher Mobley	Six Mile Creek CDD	SERVICE DAT	E, Assertion				
	475 West Town Place,	INVOICE DATE: TOTAL DUE:		8/26/20 \$480.00			
	St. Augustine, FL 32092						
	BLUE BOXES PAYROLL USE ONLY		DUE DATE:	UPON RECEIPT			
DATE	CAD#	TIMEIN	TIMEOUT	TOTAL HOURS	TOTAL DUE		
Saturday, August 8, 2020	SJSO20CAD150537	5:00 PM	9:00 PM	4	\$160.00		
Tuesday, August 18, 2020	SJSO20CAD157338	5:00 PM	9:00 PM	4	\$160.00		
Sunday, August 23, 2020	SJSO20CAD160650	5:00 PM	9:00 PM	4	\$160.00		
ACTIVITY/COMMENTS:		HOUR RATE	\$40.00	12	\$480.00		

Conducted foot patrols of the amenity center area, pool area, park area. I conducted patrols on every street in the entire neighborhood with no issues to report. Monitored traffic entering/exiting the neighborhood. Conducted traffic enforcement on Trailmark Drive and Weathered Edge Drive. Focused efforts for trespassing enforcement at the dead end of Trailmark Drive and kayak launch. No issues to report.

\$178 Security Servs 320-578-345



MULTIPLE DAYS WORKE	D IN ONE WEEK (SUNDAY-SATUR **PLEASE FILL IN ALL Y			THE SAME IN	IVOICE
INVOICES	REDUE EACH MONDAY BY 8AN			.ORG	
REMIT PAYMENT TO:	BILL TO:		INVOICE#		
Christopher Mobley	Six Mile Creek CDD	SERVICE DAT			
	475 West Town Place, S	INVOICE DATE:		8/26/20	
	St. Augustine, FL 32092	TOTAL DUE:		\$160.00	
	BLUE BOXES PAYROLL USE ONLY		DUE DATE:	UPON	RECEIPT
DATE	CAD#	TIMEIN	TIMEOUT	TOTAL HOURS	TOTAL DUE
Tuesday, August 25, 2020	SJSO20CAD162013	4:00 PM	8:00 PM	4	\$160.00
ACTIVITY / COMMENTS:		HOUR RATE	\$40.00	4	\$160.00

Conducted foot patrols of the amenity center area, pool area, park area. I conducted patrols on every street in the entire neighborhood with no issues to report. Monitored traffic entering/exiting the neighborhood. Conducted traffic enforcement on Trailmark Drive and Weathered Edge Drive. Focused efforts for trespassing enforcement at the dead end of Trailmark Drive and kayak launch. No issues to report.





3002 PHILIPS HWY JACKSONVILLE, FL 32207

Invoice

Date	Invoice #
7/31/2020	JUL-241

904-858-4300

ACCOUNTING@CROWNPOOLSINC.COM

Bill To

SIX MILE CREEK CDD C/O EVERGREEN LIFESTYLES MANAGEMENT 805 TRAILMARK DR ST. AUGUSTINE, FL 32092

APPROVED

By Alex Boyer at 8:27 am, Sep 04, 2020

Amenity- Pool Maint



Terms

Due upon receipt

Quantity	Description	Rate)	Serviced	Amount
Quantity 1	Description MONTHLY POOL SERVICE FOR JULY #141 3)0578465			Serviced 7/31/2020	Amount 1,375.00

ıotal



David Gray Heating and Air, INC. 6491 Powers Avenue Jacksonville, FL 32217 Phone: (904) 724-7211 Fax: (904) 724-5925 www.davidgrayonline.com



Invoice I53200

Bill to Six Mile Creek CDD *E* 1408 Hamlin Avenue Unit E St Cloud FL 34771 #75 320576-475

Location Address

Trailmark Living00002

805 Trailmark Dr

Saint Augustine FL 32092

Work Order #: 1009874

Transaction Date: 8/24/2020

Terms: CC ON FILE

Invoice I53200

ltem	Description	Quantity	Price	Amount
Comm Labor 1 Man each 15	Commercial Labor each additional 15	2	\$29.00	\$58.00
min	minutes			
Comm Labor 1 Man first 30 min	Commercial Single Tech Labor 1st 30	1	\$70.00	\$70.00
	minutes - The a 49 blower belt which	and a second		
	belongs to the 7 1/2 ton train air handler	2000		***************************************
	unit is broken in many places. Secured	2000		
	power to the unit and checked the police	Volume for the first form		000000000000000000000000000000000000000
	on the motor and the blower wheel and			000000000000000000000000000000000000000
	found no grooving or any other	and a second		
	discrepancies.A new a 49 blower belt is	tie en en		***************************************
***************************************	needed to be ordered, please order two so	9		and the second s
	we can leave one here as a spare. This job	A PARTIE AND A PAR		
	is completed.			

APPROVED

By Alex Boyer at 1:44 pm, Sep 03, 2020

Amenity- Facility Maintenance

Subtotal: \$128.00

Tax: \$0.00

Total: \$128.00

Payments: \$0.00

Balance Due: \$128.00

Total due subject to final approval and may vary based on verifications of GPS and material costs. All accounts due and payable 10 days from invoice date. If payment is not made within 30 days, the total will be charged to any credit card you have on file. After 30 days, invoice may be sent to collections and customer agrees to pay court costs, collection costs, and attorney's fees if suit and/or collection becomes necessary.



David Gray Heating and Air, INC. 6491 Powers Avenue Jacksonville, FL 32217 Phone: (904) 724-7211 Fax: (904) 724-5925 www.davidgrayonline.com

Acceptance

I acknowledge and accept the initial service fee and agree to pay upon completion. I additionally certify that I am fully authorized to approve this work and commit to payment. I accept the services performed by David Gray Heating and Air, Inc. are to my satisfaction.

Total due subject to final approval and may vary based on verifications of GPS and material costs. All accounts due and payable 10 days from invoice date. If payment is not made within 30 days, the total will be charged to any credit card you have on file. After 30 days, invoice may be sent to collections and customer agrees to pay court costs, collection costs, and attorney's fees if suit and/or collection becomes necessary.

Allways Improving LLC dba Fitness Pro

1400 Village Square Blvd #3-293 Tallahassee, FL 32312 (850) 523-8882

tracy@wearefitnesspro.com

www.wearefitnesspro.com

BILL TO

TRAILMARK GREENPOINTE

COMMUNITIES

Six Mile Creek CDD

C/O GMS 1408 Hamlin Unit E

St. Cloud, FL 34771

Invoice



1400 Village Square #3-293 Tallahassee, FL 32312

SHIP TO

Lynzi Chambers

TRAILMARK GREENPOINTE

COMMUNITIES

TRAILMARK GREENPOINTE

COMMUNITIES

805 Trailmark Drive

St. Augustine, FL 32092

INVOICE#	DATE	TOTAL DUE	DUE DATE	TERMS	ENGLOSED
23031	08/11/2020	\$150.00	08/26/2020	Net 15	- Triple blass

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

APPROVED

By Alex Boyer at 9:59 am, Aug 28, 2020

Fitness Center Repairs/Supplies

DATE	PRODUCT/SERVICE	QTY	AMOUNT
08/05/2020	PM Aug 5, 2020: Preventative Maintenance: Cleaned, Lubed, Calibrated, Inspected and Tested. Calibrated cardio- Tests good. Treated water in water rower. Inspected strength and found cable bad on functional trainer. SERVICE REQUEST 27811 - AUGUST QUARTERLY PM	1.50	150.00

BALANCE DUE

\$150.00

5: Eness Ctr Prevent. Maint 320.578.4174



Page <u>1</u> of	1
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CHECK REQUEST INVOICE

09/03/2020 DATE: **INVOICE # ASAP DUE DATE:** #14S Nicholas Dreger (Payable to) 91 Pondside Lane, St. Augustine, FL 32092 Address, City, State, Zip 320-58-472 (Mail to) ☐ Association ☑ Vendor

BILL TO

Six Mile Creek CDD

DESCRIPTION	GL CODE	AMOUNT
Refund- Camp House Reservation		\$250.00
Check #171		
Mail to 91 Pondside Lane, St. Augustine, FL 32092		
		\$250.00

Please remember to attach all receipts!

TOTAL DUE \$ \$250

PRO-VIGIL

APPROVED

By Alex Boyer at 12:32 pm, Sep 03, 2020

Amenity- Security Monitoring

Invoice

Pro-Vigil, Inc. 4646 Perrin Creek STE 280 San Antonio TX 78217

Date	Invoice #	Billing Period
8/24/2020	IN-137033	24-AUG-20 TO 20-
		SEP-20

1408 St. C Unite	Mile Creek, CDD Six Mile Creek, CDD Hamlin Ave., Unit E Sloud FL 34771 St. Augustine FL 32092 Ed States United States	Customer CU-20794:1	
Otv	Item Notes	Bate	Amount
1	S50005 Upgrade - Synology 4-Bay NAS 1 Unit at \$35.27 DiskStation DS916+ (4-Bay)	\$35.27	\$35.27
1	S10032 Fixed- Damage Waiver 1 Unit at \$85.78	\$85.78	\$85.78
1	S10023 Fixed - Guaranteed Protection 1 Unit at \$64.47 Plan (GPP) Vpyrhde 51 × Rple Cym 330-538346	(/1) \$64.47	\$64.47
1	S50016 Upgrade- Axis M3025-VE 7 Units at \$9.70 Network Camera	\$67.90	\$67.90
1	S10034 Fixed - IP Camera Hosting Fixed 3 Units at -\$10.93	\$-32.79	\$-32.79
1	S10021 Fixed - Live Monitoring (12 Hours 6 Units at -\$33.88 per Day)	\$-203.28	\$-203.28
1	S10129 Fixed - Carefree Maintenance 1 Unit at \$81.96 and Replacement	\$81.96	\$81.96
1	S10034 Fixed - IP Camera Hosting Fixed 3 Units at \$49.17	\$147.51	\$147.51
1	S10021 Fixed - Live Monitoring (12 Hours 6 Units at \$137.68 per Day)	\$826.08	\$826.08
1	S50017 Upgrade - Axis C3003-E Network 1 Unit at \$22.92 Horn Speaker	\$22.92	\$22.92
		Subtotal	\$1,095.82
		Tax Total	\$0.00

Total

\$1,095.82

Balance Due

\$1,095.82

PAY INVOICE ONLINE



1 of 2



Invoice

Pro-Vigil, Inc. 4646 Perrin Creek STE 280 San Antonio TX 78217

 Date
 Invoice #
 Billing Period

 8/24/2020
 IN-137033
 24-AUG-20 TO 20-SEP-20

We're pleased to announce that we've adopted a new solution that allows you to submit payment online. Simply click the link below to pay via credit card or ACH. We're looking forward to the transition and hope you enjoy the simplified process. For questions about invoices please call 866-616-1318 from 8 am to 5 pm CT, M-F, or email AR@pro-vigil.com.

For non-electronic payments please remit to: Lockbox Remittance (Check): PRO-VIGIL INC. P.O. BOX 677107 DALLAS TX 75267 – 7107

PAY VIA PAYMENT PORTAL

\$280.00

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** REMIT PAYMENT TO: **BILL TO:** INVOICE# Robert M. Nelson Six Mile Creek CDD SERVICE DATE: 8/26/20 475 West Town Place, Suite 114 INVOICE DATE: \$280.00 St. Augustine, FL 32092 TOTAL DUE: **UPON RECEIPT** *BLUE BOXES PAYROLL USE ONLY* DUE DATE: **TOTAL** TIME OUT TOTAL DUE DATE CAD# TIMEIN **HOURS** \$80.00 Sunday, August 16, 2020 SJSO20CAD155805 12:00 PM 2:00 PM 2 Monday, August 24, 2020 SJSO20CAD161015 8:45 AM 1:45 PM 5 \$200.00 SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD

HOUR RATE

\$40.00

Traffic Stops - 5

Golf cart violations - 0

ACTIVITY / COMMENTS:

Weathered Edge Drive traffic infractions observed - 0

Citizen Assist – 0

PATROLLED NEIGHBORHOOD/POWER LINE RD (TRAILS ALSO)/KAYAK LAUNCH/BACK GATE/CONSTRUCTION SITES. NOTHING SUSPICIOUS SEEN OR REPORTED.

#177 Sucrity Srvc -320-538-345

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** REMIT PAYMENT TO: BILL TO: INVOICE# Robert M. Nelson Six Mile Creek CDD SERVICE DATE: 475 West Town Place, Suite 114 INVOICE DATE: 8/31/20 St. Augustine, FL 32092 TOTAL DUE: \$200.00 *BLUE BOXES PAYROLL USE ONLY* DUE DATE: **UPON RECEIPT** TOTAL CAD# **TIME OUT TOTAL DUE** DATE TIME IN **HOURS** Saturday, August 29, 2020 SJSO20CAD164487 9:30 AM 5 \$200.00 2:30 PM SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD **ACTIVITY / COMMENTS:** HOUR RATE \$40.00

Traffic Stops - 7

Golf cart violations - 0

Weathered Edge Drive traffic infractions observed – 0

Citizen Assist - 0

PATROLLED NEIGHBORHOOD/POWER LINE RD (TRAILS ALSO)/KAYAK LAUNCH/BACK GATE/CONSTRUCTION SITES. NOTHING SUSPICIOUS SEEN OR REPORTED.

APPROVED

By Alex Boyer at 10:57 am, Aug 31, 2020

Security patrol

#137 Security Sruc -320-538-245



Tue, Sep 1, 2020 8:51:16AM

Legal Ad Invoice

The St. Augustine Record

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

15653 Acct:

9049405850

Name:

SIX MILE CREEK CDD C/O GMS LLC

Address:

475 WEST TOWN PLACE, STE 114

Phone: E-Mail:

Client:

tviscarra@gmscfl.com

SIX MILE CREEK CDD C/O GMS LLC

City: SAINT AUGUSTINE

State: FL

Zip: 32092

Ad Number:

0003303963-01

Caller:

SARAH SWEETING

Paytype: BILL

Start:

09/01/2020

Issues: 1

09/01/2020 Stop:

Placement:

SA Legals

Rep: Melissa Rhinehart

Copy Line:

Lines

Depth

Price

NOTICE OF MEETINGS SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT The Board of Supervisors of the Six

58 5.00

Columns

\$89.75

1

NOTICE OF MEETINGS SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Six Mile Creek Community Development District will hold its regularly scheduled public meetings for Fiscal Year 2021 at 2000 p.m. at the Renaissance World Golf Village Resort, 500 South Legacy Trail, St. Augustine, Florida 32092 on the third Wednesday of each month as follows at otherwise noted:

October 21, 2020 December 16, 2020 February 17, 2021 April 21, 2021 June 9, 2021 (2nd Wednesday) August 18, 2021

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for the meetings may be obtained from the District Manager, 478 West Town Place, Suite 114, St. Augustine, Horida 32092 (and phone (904) 940-5850). The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors will participate by telephone. Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office and (904) 940-5850 at least two calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at the meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

James Oliver District Manager 0003303963 September 1, 2020

310:517.48

THE ST. AUGUSTINE RECORD Affidavit of Publication

SIX MILE CREEK CDD C/O GMS LLC 475 WEST TOWN PLACE, STE 114

SAINT AUGUSTINE, FL 32092

ACCT: 15653 AD# 0003303963-01

PO#

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

STATE OF FLORIDA COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared MELISSA RHINEHART who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a NOTICE OF MEETING in the matter of BOS REG MTG /PUB SCHEDULE was published in said newspaper on 09/01/2020.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in St. Johns County, Florida, and that the said newspaper heretofore has been continuously published in said St. Johns County, Florida each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says the he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission, or refund for the purpose of securing this advertisement for publication in said newspaper.

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

[1] physical presence or online notarization

day SEP 0 1 2020

who is personally known to

me or who has produced as identification



NOTICE OF MEETINGS SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Six Mile Creek Community Development District will hold its regularly scheduled public meetings for Fiscal Year 2021 at 2:00 p.m. at the Renaissance World Golf Villege Resort, 500 South Legacy Trail, St. Augustins, Florida 32:093 on the third Wednesday of each month as follows or otherwise noted:

October 21, 2020 December 16, 2020 February 17, 2021 April 21, 2021 June 9, 2021 (2nd Wednesday) August 18, 2021

August 18, 2021

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for the meetings may be obtained from the District Manager, 475 West Town Place, Suite 114, St. Augustine, Florida 32,092 (and phone (904) 940-8850). The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors will participate by telephone.

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James Oliver District Manager 0003303963 September 1, 2020

Pay

Pay by Phone (844) 752-8845 Phone (904) 209-2700 Fax (904) 209-2718 Toll Free (877) 837-2311

> PO Drawer 3006 St. Augustine, FL 32085

SIX MILE CREEK CDD/TRAILMARK	SUBDIVISION
Account Number: 556887-132900	
Service Address: 805 TRAILMARK DR	
Service Type: Commercial	
Days in Billing Cycle:	31
Deposit Amount: \$	0.00
Deposit Date:	
Geo Code:	WGV
Meter Number:	77848570
Present Read Date:	08/19/2020
Previous Read Date:	07/19/2020
Current Reading:	523219
Previous Reading:	519285
Gallon Usage (1000s):	39.34

Statement	Dat
08/19/20	20

<u>Current</u> Charges Due Date

09/18/2020

	Current Mor	nth Activity			
Services Dates	Service Description		Units	Amount	Total
7/19/20	Amount of Your Last Staten	nent			710.81
8/3/20	Payment - Thank You			-710.81	
	Past Due Balance				0.00
	Water Rates				
	Base Rate	103.84	1.00	103.84	
Consumption Fees	0 - 40,000 Gallons	3.29	39.34	129.43	
•	Water Total		39.34		233.27
	Wastewater Rates				
	Base Rate	121.92	1.00	121.92	
Consumption Fees	0 + Sewer Gallons	5.75	39.34	226.21	
•	Wastewater Total		39.34		348.13
	Past Due Balance				0.00
	Current Charges				581.40
	Amount Now Due / Credits				581.40

#24 370 538431 Augza

RECEIVED

AUG 2 4 2020

BY:____

<u>Past Due Balances</u> are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and <u>disconnection of service if not paid</u>.

MESSAGE CENTER

In 2019, SJCUD detected 14 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to www.sjcfl.us/WaterReport/NorthWest. pdf to view your report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700. pLEASE

www.sjcutility.us

See reverse for monthly draft options or credit card payments.

TS.

ST JOHNS COUNTY UTILITY DEPARTMENT POST OFFICE DRAWER 3006 ST AUGUSTINE FL 32085-3006 Temp-Return Service Requested

Acc	count Number	Date Due		
550	6887-132900		09/18/2020	
Past Due Amount	Current Charges/Credits	Am Nov	ount v Due	After Due Date Pay
0.00	581.40	58	1.40	590.12
Please En	ter Amount Paid	\$		



Please write your account number on your check and remit to:

SIX MILE CREEK CDD/TRAILMARK SUBDIVISION
1408 HAMLIN AVE UNIT E 3451
SAINT CLOUD FL 34771-8588

Please detach and return with your payment.

ST JOHNS COUNTY UTILITY DEPARTMENT

00000013290000000055688700000058140000000059012

	Check	for	Address	Change
--	-------	-----	---------	--------

Pay

Pay by Phone (844) 752-8845 Phone (904) 209-2700 Fax (904) 209-2718 Toll Free (877) 837-2311

> PO Drawer 3006 St. Augustine, FL 32085

> > 0.02

SIX MILE CREEK CDD/TRAILMARK SUBDIVISION **Account Number:** 556887-135864 Service Address: 295 BACK CREEK DR Service Type: Commercial Days in Billing Cycle: 31 Deposit Amount: 0.00 **Deposit Date:** Geo Code: WGV Meter Number: 86147234 Present Read Date: 08/19/2020 Previous Read Date: 07/19/2020 Current Reading: 24 Previous Reading: 22

Gallon Usage (1000s):

Statement Date
08/19/2020

Current Charges Due Date 09/18/2020

	Current Month Activity			Maria	
Services Dates	Service Description		Units	Amount	Total
7/19/20 8/3/20	Amount of Your Last Stat Payment - Thank You	ement		-32.48	32.48
0/3/20	Past Due Balance			-02.40	0.00
	Water Rates		4.00		
Consumption Fees	Base Rate 0 - 13,000 Gallons	32.45 3.29	1.00 0.02	32.45 0.07	
Consumption 1 ees	Water Total	0.20	0.02	0.07	32.52
	Past Due Balance Current Charges				0.00 32.52
	Amount Now Due / Credit	s			32.52

RECEIVED

424 330.538.431 AUG 2 4 2020

BY:____

<u>Past Due Balances</u> are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and <u>disconnection of service if not paid</u>.

MESSAGE CENTER

In 2019, SJCUD detected 14 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to www.sjcfl.us/WaterReport/NorthWest. pdf to view your report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700. pLEASE

www.sjcutility.us

See reverse for monthly draft options or credit card payments.

ST. ST.

ST JOHNS COUNTY UTILITY DEPARTMENT POST OFFICE DRAWER 3006 ST AUGUSTINE FL 32085-3006 Temp-Return Service Requested

Please detach and return wi	th your payment.			FL29539I
	Ac	count Number		Date Due
LITY DEPARTMENT	55	6887-135864		09/18/2020
R 3006 85-3006	Past Due Amount	Current Charges/Credits	Amount Now Due	After Due Date Pay
	0.00	32.52	32.52	37.52
quested	Please Er	nter Amount Paid	\$	



Please write your account number on your check and remit to:

իրեգուիելիիկինիկերիկիկիկիկիկիկիկիկի

SIX MILE CREEK CDD/TRAILMARK SUBDIVISI®N 1408 HAMLIN AVE UNIT E 3451 SAINT CLOUD FL 34771-8588 

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$\overline{}$				
- 1	Charle	for	Address	Change
- 1	CHECK	101	AUUTESS	Change



7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256

Date	Invoice #
8/1/2020	3929B

Bill To

Six Mile Creek CDD c/o ELM 10301 Deerwood Park Blvd, Ste 3200 Jacksonville, FL 32256 **APPROVED**

By Alex Boyer at 10:01 am, Aug 28, 2020

Lake Contract



P.O. No.	Terms	Project
	Net 30	

Monthly Lake Service 13 Waterways 1,675.00 1,6	HOLES THE SECOND STREET OF THE		Quantity
	1,675.00		
Please note that our remittance address has changed. Our new remittance address is: 7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256	dress has changed. dress is:	Please note that our remittance address has Our new remittance address is: 7643 Gate Parkway Suite# 104-167	

PM



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

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

12006 1 AB 0.419 E0062X ID103 D6498416919 S2 P7612423 0001:0001

դերելուելիոկիկեկիութափիլաեկուկիկիրիկերիութա<u>վ</u>



EVERGREEN LIFESTYLES MANAGEMENT SIX MI 805 TRAILMARK DR SAINT AUGUSTINE FL 32092-7634

t 1
212883404
C2689219
08/14/2020
09/13/2020
08/13/2020
\$106329262
REPWEB

APPROVED

By Ronald D. Freeman II at 12:33 pm, Sep 01, 2020

Delivery Address

Evergreen Lifestyles Management Six Mile Creek CDD 805 TrailMark Drive Saint Augustine FL 32092

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

Important Messages

Sign up for Paperless Invoicing at wbmason.com/paperless. Your Registration Code: 5638323931

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
GMT0846	KCUP, DUNKIN, DECAF, 24/BX, SLIM	1 1	BX	11.99	11.99
DXE5338CDPK	CUP,HOT,80Z,PERFECTOUCH,COFFEE HAZE,50/PK	1 1	PK	4.19	4.19
AVE72311	FILE, QCK, NONSTK, 12X9X15, CLR	8	PK	4.77	38,16
UNV20630	PAD,LGL RULD,PERF,LTR,WE (20-360)	1 1	DZ	8.99	8.99

#117 330.538.9

SUBTOTAL: TAX & BOTTLE DEPOSITS TOTAL: ORDER TOTAL:

#ITS TOTAL: 3.33 PER TOTAL: 66.66 Total Due: 66.66

63 33

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



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

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

Remittance Section	
Customer Number	C2689219
Invoice Number	212883404
Invoice Date	08/14/2020
Terms	Net 30
Total Due	66.66

Amount Enclosed \$ _____

EVERGREEN LIFESTYLES MANAGEMENT SIX MI 805 TRAILMARK DR SAINT AUGUSTINE FL 32092-7634

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



SIX MILE CREEK ACCOUNTS PAYABLE 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 Page: Issue Date: Account Number: 1 of 3 Aug 28, 2020 292565993 Sep 20

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Managing your AT&T bills, products, and services on the go? It's a snap with myAT&T. Go to att.com/myatt to sign in or sign up.



Account summary	
Your last bill	\$16.05
Payment, Aug 24 - Thank you!	-\$16.05
Remaining balance	\$0.00

Amenity Internet-Sep 20 330.538.41

Service summary

\$9.25 Account charges Page 2 Last bill \$0.00, Difference +\$9.25 \$0.00 Page 2 Last bill \$0.00 \$16.05 Internet Page 2 Last bill \$16.05 What's changed?

< Late payment fee

Total due

Total services

Please pay by Sep 21, 2020

\$25.30

\$25.30

Ways to pay and manage your account:









Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK ACCOUNTS PAYABLE 1408 HAMLIN AVE LINIT E SAINT CLOUD FL 34771-8588

Please pay \$25.30 by Sep 21, 2020

☐ CHECK FOR AUTOPAY (SEE REVERSE)

Account number: 292565993 Please include account number on your check Make check payable to: AT&T PO BOX 105251 ATLANTA GA 30348-5251

մրԱվինվիստիթգկյրԱլիկոլնկերիկերիկերվիրդինիկ



Page:

\$0.00

\$0.00

\$0.00

\$0.00

2 of 3

Issue Date: Account Number: Aug 28, 2020 292565993

Service activity

Account charges				
Activity since last bill 1. Late Payment Fee	Jul 29 - Aug 28 Aug 20	\$9.25	< One-time charge	
Total for Account charges		\$9.25		
TV - U-verse TV				
Monthly charges	Aug 29 - Sep 28			
 AT&T U-verse TV BV-Deluxe (AT&T Connected Communities) 		\$0.00		

100% Off Wired STB	
Total for TV - U-verse TV	\$0.00

	-	Internet		
Мо	nt	nly charges	Aug 29 - Sep 28	
	1.	Internet 25M / 5M (Promotional Offer)		\$0.00
	2.	Static IP 8		\$15.00
Sur	rch	arges & fees		
	3.	Cost Assessment Charge		\$1.05
To	ta	l for Internet		\$16.05

Important information

2. HD Technology Fee (AT&T Connected Communities)

Receiver Fee

100% Off Wired STB Receiver Fee

100% Off Wired STB 5. Receiver Fee

3.

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to present an image copy of your check for payment. Your original check will be destroyed once processed. If your check is returned unpaid you agree to

Important information continues...

7862.011.143201.01.02.0000000 NNNNNNNY 009581.009581

Bank Account Holder Signature:

payment until page one of your invoice reflects that AutoPay has been scheduled. 1-2 billing cycles for AutoPay to take effect. Continue to submit authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take electronically deducting money from my bank account. I can cancel If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by

AutoPay enrollment

SAINT CLOUD FL 34771-8588 1408 HAMLIN AVE UNIT E ACCOUNTS PAYABLE SIX WILE OREEK

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08 914.0 8A 1 10SEP1,1SB.11,SB87



...Important information continued

pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

U-verse closed-captioning issues

For closed-captioning issues, you may contact us immediately at ClosedCaptioning@att.com or 800.288.2020 or in writing at AT&T Closed Captioning, ATTN: Mr. Timmermans, Associate Director, 1010 Pine Street, 11E-X-04, St. Louis, MO 63101.

Legal notification

For information on upcoming U-verse TV programming changes please consult the Legal Notices published in USA Today on the first and third Tuesday of each month or our website att.com/U-verseprogrammingchanges.

AT&T U-verse $^{\mbox{\scriptsize SM}}$ TV, AT&T Internet and AT&T Phone provided by AT&T Florida.

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Page:

3 of 3

Issue Date: Account Number: Aug 28, 2020

292565993

Printed on Recyclable Paper

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** **REMIT PAYMENT TO:** BILL TO: INVOICE# 9/6/20 **Adam Eminisor** Six Mile Creek CDD SERVICE DATE: 32 Mosaic Park Avenue 475 West Town Place, Suite 114 INVOICE DATE: Saint Augustine, FL, 32092 St. Augustine, FL 32092 TOTAL DUE: \$160.00 **UPON RECEIPT** *BLUE BOXES PAYROLL USE ONLY* **DUE DATE:** TOTAL DATE TIME OUT TOTAL DUE CAD# TIME IN **HOURS** Sunday, September 6, 2020 SJSO20CAD171112 6:00 PM \$160.00 10:00 PM SJSO19CAD SJSO19CAD SJSO19CAD SJSO19CAD SJSO19CAD SJSO19CAD **ACTIVITY / COMMENTS:** HOUR RATE \$40.00 \$160.00

I conducted traffic enforcement throughout the neighborhood. Multiple warnings were written for multiple traffic violations. I handed out a fold cart safety brochure.

APPROVED

By Alex Boyer at 9:28 am, Sep 08, 2020

Security patrol

#139 Sewrity Servs 09/06/20 320:538:345





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Please request changes on the back. Notes on the front will not be detected.

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1302 3



SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 0008 073750

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
35324-12024	\$68.46	Sep 23 2020	¢
33324-12024	φ00.40	3ep 23 2020	Ψ

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 596 TRAILMARK DR # PUMP

Account number: 35324-12024

Statement date:

Sep 02 2020 Oct 02 2020

Next meter reading:

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
88.90	88.90 CR	0.00	0.00	68.46	\$68.46	Sep 23 2020

Meter reading - Meter KJ82919

	42803
	- 42161
	642
Last	This
Year	Year
820	642
33	29
24	22
	Year 820 33

**The electric service amount includes the following charges:

Customer charge:	\$10.62
Fuel:	\$14.23
(\$0.022160 per kWh)	
Non-fuel:	\$41.90
(\$0.065270 per kWh)	

Enroll now in FPL Budget Billing when you pay \$62.24 by your due date instead of \$68.46. Make your bills easier to manage with more predictable payments. Learn more at FPL.com/BB

Amount of your last bill	88.90	
Payment received - Thank you	88.900	CR
Balance before new charges	\$0.00	
New charges (Rate: GS-1 GENERAL SVC NON-DEMAND	/ BUSINESS)	
Electric service amount	66.75**	
Gross receipts tax	1.71	

Total amount you owe

Total new charges

\$68.46

\$68.46

- Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.

320-538-43

RECEIVED

8 2020

BY:____



Outside Florida:

1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:



27

4904 1302520687812505465000000

Please request changes on the back. Notes on the front will not be detected.

8

1302 0

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
52068-78125	\$56.45	Sep 23 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 801 TRAILMARK DR # AMENITY

Account number: 52068-78125

Statement date:

Sep 02 2020

Next meter reading:

Oct 02 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (十)	Total amount you owe (=)	New charges due by
68.46	68.46 CR	0.00	0.00	56.45	\$56.45	Sep 23 2020

Meter reading - Meter KL87133

Current reading		21763
Previous reading		- 21255
kWh used		508
Energy usage	Last	This
	Year	Year
kWh this month	603	508
Service days	33	29
kWh per day	18	17

**The electric service amount includes the following charges:

Customer charge:	\$10.62
Fuel:	\$11.26
(\$0.022160 per kWh)	
Non-fuel:	\$33.16
(\$0.065270 per kWh)	

Enroll now in FPL Budget Billing when you pay \$49.04 by your due date instead of \$56.45. Make your bills easier to manage with more predictable payments. Learn more at FPL.com/BB

Amount of your last bill	68.46
Payment received - Thank you	68.46 CR
Balance before new charges	\$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 55.04** Electric service amount Gross receipts tax 1.41 Total new charges \$56.45

Total amount you owe

\$56.45

- Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.

330.538.43



8 2020

BY:___

Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:





27

1302623635026763812820000

Please request changes on the back. Notes on the front will not be detected.

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1302 6

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
62363-50267	\$2,821.83	Sep 23 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY

Service address: 000 PACETTI RD

Account number: 62363-50267

Statement date:

Sep 02 2020

Next bill date:

Oct 02 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
2,821.83	2,821.83 CR	0.00	0.00	2,821.83	\$2,821.83	Sep 23 2020

Total	kWh	used
-------	-----	------

Energy usage		
37 44430	Last	This
	Year	Year
kWh this month	5658	1885
Service days	33	29

**The electric service amount includes the following charges:

Non-fuel energy charge:

\$0.031530 per kWh

171

Fuel charge:

kWh per day

\$0.021490 per kWh

1885

65

Amount of your last bill

2,821.83 Payment received - Thank you 2,821.83 CR Balance before new charges \$0.00

New charges (Rate: SL-1 STREET LIGHTING SERVICE)

Electric service amount 2,819.26** 2.57

Gross receipts tax \$2,821.83 Total new charges

Total amount you owe

\$2,821.83

- Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

REC	TIT	TE	-
REC	CI		

BY:



Please have your account number ready when contacting FPL.

Customer service:

Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:



Detail of Rate Schedule Charges for Street Lights

1302 000276

Account Number: 62363-50267 Service From: 08-04-2020

Service To: 09-02-2020 Service Days: 29 KWH/Day: 65

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Service Address: 000 PACETTI RD, SAINT AUGUSTINE FL 32092

COMPONENT	WATTS	LUMENS	OWNER/ MAINT	QUANTITY	RATE/ UNIT	KWH USED	AMOUNT
C861204 Energy Non-energy	39	3292	F	145	.400000	1,885	58.0
Fixtures Maintena	nce				6.370000 1.290000		923.6 187.0
PMF0001 Non-energy				145			
Fixtures				9,345	8.480000		1,229.6
Non-energy Maintena	nce			-,	.040530		378.7
		1	Energy :	sub total sub total			58.0 2,719.0
		1	Non-energy:	sub total			27100
				Sub total		1,885	2,777.0
		Energy conser	vation cost i	recovery		1,885	2,777.0
		Energy conser Capacity paym Environmental c	vation cost	recovery y charge		1,885	2,777.0 .7
		Capacity paym Environmental of	vation cost i ent recovery cost recovery	y charge y charge y charge el charge e amount	RECEI		2,777.0 .7 .3 .6 40.5 2,819.2
		Capacity paym Environmental of	vation cost interpretation cost recovery cost recovery fue	y charge y charge y charge el charge e amount	RECEI SEP 81	VED	2,777.0 .7 .3 .6 40.5 2,819.2
		Capacity paym Environmental of	vation cost interpretation cost recovery cost recovery fue	y charge y charge y charge el charge e amount	SEP 82	VED	2,777.0 .7 .3 .6 40.5 2,819.2 2.5

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Print Date: September 02, 2020 Page 1



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Please request changes on the back. Notes on the front will not be detected.

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1302 7



SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 0002 062467

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
65107-18163	\$12.86	Sep 24 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 975 TRAILMARK DR # IRR

18.78 CR

\$1.43

Account number: 65107-18163

\$12.86

Statement date:

Sep 02 2020 Oct 02 2020

Next meter reading:

0.00

Balance Total New Additional before New amount charges activity (+ or -) you owe **Payments** new charges charges due by (+)(=)

Meter reading - Meter KJ68816

Amount

of your

last bill

18.78

Current reading	12204
Previous reading	- 12182
kWh used	22

Energy usage This Last Year Year kWh this month 158 22 29 33

Service days kWh per day

**The electric service amount includes the following charges:

Customer charge: \$10.62 Fuel: \$0.49 (\$0.022160 per kWh)

Non-fuel:

(\$0.065270 per kWh)

Amount of your last bill 18,78 Payment received - Thank you 18,78 CR \$0.00 Balance before new charges

12.86

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 12.54** Electric service amount Gross receipts tax 0.32 Total new charges

Total amount you owe

0.00

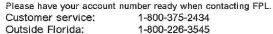
\$12.86 \$12.86

Sep 24 2020

- Payment received after November 25, 2020 is considered LATE; a late payment charge of 1% will apply.

320·528·43





Outside Florida:

Online at:

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

www.FPL.com

Print date: Sep 3, 2020



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Please request changes on the back. Notes on the front will not be detected.

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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
68881-76028	\$139.94	Sep 23 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 990 TRAILMARK DR # PUMP

Account number: 68881-76028

Statement date:

Sep 02 2020

Next meter reading:

Oct 02 2020

3.50

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
130.33	130.33 CR	0.00	0.00	139.94	\$139.94	Sep 23 2020

Meter reading - Meter KJ43593

	41198	
g - 3975		
143		
Last Year	This Year	
945	1439	
33	29	
28	49	
	Last Year 945 33	

Amount of your last bill	130.33
Payment received - Thank you	130.33 CR
Balance before new charges	\$0.00
New charges (Rate: GS-1 GENERAL SVC N	ION-DEMAND / BUSINESS)
Electric service amount	136 44**

\$93.93

\$10.62 Customer charge: Fuel: \$31.89

**The electric service amount includes the following charges:

(\$0.022160 per kWh)

Non-fuel:

(\$0.065270 per kWh)

Total amount you owe

Gross receipts tax

Total new charges

\$139.94 \$139.94

- Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.

#5 320-538-43



SEP 8 2020

BY:____



Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)







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1302 2

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
88213-81483	\$15.93	Sep 23 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 1922 TRAILMARK DR #LS

Account number: 88213-81483

Statement date:

Sep 02 2020

Next meter reading:

Oct 02 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (#)	New charges due by
16.44	16.44 CR	0.00	0.00	15.93	\$15.93	Sep 23 2020

Meter reading - Meter KJ39626

Current reading		00573
Previous reading		- 00517
kWh used		56
Energy usage	Last	This
	Year	Year
kWh this month	20	56
Service days	33	29
kWh per day	0	1

Amount of your last bill 16.44 Payment received - Thank you 16.44 CR Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 15.53** Electric service amount Gross receipts tax 0.40 Total new charges \$15.93

**The electric service amount includes the following charges:

Customer charge:	\$10.62
Fuel:	\$1.24
(\$0.022160 per kWh)	
Non-fuel:	\$3.67

(\$0.065270 per kWh)

Total amount you owe

\$15.93

- Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.

320-538 43



BY:



Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

Hearing/speech impaired: 711 (Relay Service)

To report power outages: 1-800-4OUTAGE (468-8243)

Online at:



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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
93295-44051	\$69.63	Sep 24 2020	\$

Your electric statement

For: Aug 05 2020 to Sep 03 2020 (29 days)

Customer name: SIX MILE CREEK COMMUNITY Service address: 404 BLOOMFIELD WAY #PUMP

Account number: 93295-44051

Statement date:

Sep 03 2020

Next meter reading:

Oct 05 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
128.01	128.01 CR	0.00	0.00	69.63	\$69.63	Sep 24 2020

Meter reading - Meter ACD0232

	16531
	- 15876
	655
Last	This
Year	Year
407	655
33	29
	407

**The electric service amount includes the following charges:

\$10.62 Customer charge: Fuel: \$14.51

(\$0.022160 per kWh)

kWh per day

Non-fuel:

(\$0.065270 per kWh)

Amount of your last bill

128.01 Payment received - Thank you 128.01 CR Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) Electric service amount 67.89** Gross receipts tax 1.74 Total new charges \$69.63

Total amount you owe

23

\$42.76

\$69.63

- Payment received after November 25, 2020 is considered LATE; a late payment charge of 1% will apply.

320-538-43





Customer service:

Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:





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Please request changes on the back. Notes on the front will not be detected.

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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
96815-95436	\$29.82	Sep 23 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 2799 PACETTI RD #ENTRY

Account number: 96815-95436

Statement date:

Sep 02 2020

Next meter reading: Oct 02 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
33.05	33.05 CR	0.00	0.00	29.82	\$29.82	Sep 23 2020

Meter reading - Meter ACD4547

Current reading		10326
Previous reading		- 10115
kWh used		211
Energy usage	Last	This
	Year	Year
kWh this month	256	211
Service days	33	29
kWh per day	8	7

33.05 Amount of your last bill Payment received - Thank you 33.05 CR Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) Electric service amount 29.07** Gross receipts tax 0.75 Total new charges \$29.82

**The electric service amount includes the following charges:

Customer charge: \$10.62 Fuel: \$4.68

(\$0.022160 per kWh)

Non-fuel: \$13.77

(\$0.065270 per kWh)

Total amount you owe

\$29.82

- Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.

#5 320-538-43

RECEIVED

SEP 8 2020

BY:



Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:



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Please request changes on the back. Notes on the front will not be detected.

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1302 8

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

FPL GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
96904-98127	\$1,102.18	Sep 23 2020	\$

Your electric statement

For: Aug 04 2020 to Sep 02 2020 (29 days)
Customer name: SIX MILE CREEK COMMUNITY
Service address: 805 TRAILMARK DR # AMENITY

Account number: 96904-98127

Statement date: Next meter reading: Sep 02 2020 Oct 02 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
1,220.92	1,220.92 CR	0.00	0.00	1,102.18	\$1,102.18	Sep 23 2020

Meter reading - Meter KU32264

Current reading		08400
Previous reading		- 08157
kWh constant		x 60
kWh used		14580
Demand reading		0.56
kW constant		x 60.00
Demand kW		34
Energy usage		
-	Last	This
	Year	Year
kWh this month	17520	14580
Service days	33	29
kWh per day	530	502

Balance before new charges

New charges (Rate: GSD-1 G

Payment received - Thank you

Amount of your last bill

1,220.92 1,220.92 CR \$0.00

New charges (Rate: GSD-1 GENERAL SERVICE DEMAND)

Electric service amount 1,074.63**
Gross receipts tax 27.55

Total new charges \$1,102.18

Total amount you owe

\$1,102.18

 Payment received after November 24, 2020 is considered LATE; a late payment charge of 1% will apply.

**The electric service amount includes the following charges:

Customer charge:	\$26.50
Fuel:	\$323.09
(\$0.022160 per kWh)	
Non-fuel:	\$344.24

(\$0.023610 per kWh)
Demand: \$380.80

(\$11.20 per kW)

#S 330-538-43 RECEIVED

SEP 8 2020

BY:



Customer service: 1-800-375-2434
Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243)
Hearing/speech impaired: 711 (Relay Service)
Online at: www.FPL.com





ACCOUNT INVOICE

peoplesgas.com

f > 98 # in

Statement Date: 09/04/2020 Account: 211014091725Auq20

Current month's charges: \$27.59
Total amount due: \$27.59
Payment Due By: 09/25/2020

WHISPER CREEK AMENITY CTR-PHASE3 801 TRAILMARK DR - Au+ 0 ST AUGUSTINE, FL 32092-0000

Previous Amount Due Payment(s) Received Since Last Statement Current Month's Charges	\$28.17 -\$28.17 -\$27.59
Total Amount Due	\$27.59
#34 330:538:432	DECEIVED SEP 11 2020

Go paperless!

Goodbye clutter. Hello convenience.

There's never been a better time to go paperless.

It's touch-free and good for the environment.

Learn more and sign up > peoplesqas.com/paperless

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Endless hot water. Every shower, every bath, every dish.

Earn a rebate up to \$675 when you install a tankless water heater.



To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



mail phone online pay agent

See reverse side for more information

Account: 211014091725

Current month's charges: \$27.59

Total amount due: \$27.59

Payment Due By: 09/25/2020

Amount Enclosed \$

600000294150

MAIL PAYMENT TO: TECO P.O. BOX 31318 TAMPA, FL 33631-3318





Contact Information

Residential Customer Care

813-223-0800 (Tampa) 863-299-0800 (Lakeland)

352-622-0111 (Ocala)

954-453-0777 (Broward)

305-940-0139 (Miami)

727-826-3333 (St. Petersburg)

407-425-4662 (Orlando)

904-739-1211 (Jacksonville)

877-832-6747 (All other counties)

Commercial Customer Care

866-832-6249

Hearing Impaired/TTY

711

Natural Gas Outage

877-832-6747

Natural Gas Energy Conservation Rebates

877-832-6747

Mail Payments to

TECO

P.O. Box 31318 Tampa, FL 33631-3318

All Other Correspondence

Peoples Gas P.O. Box 111

Tampa, FL 33601-0111

Understanding Your Natural Gas Charges

BTU - British thermal unit - a unit of heat measurement.

Budget Billing – Optional plan takes the highs and lows out of monthly natural gas bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

Burled Piping Notification – Federal regulations require that Peoples Gas notify our customers who own burled piping of the following: 1) When excavating near burled gas piping, the piping should be located in advance; 2) The gas supplier does not own or maintain the customer's burled piping; 3) Burled piping that is not maintained may be subject to corrosion and/or leakage. Burled piping should be inspected periodically and any unsafe conditions repaired. Licensed plumbers, heating and air conditioning contractors, or Peoples Gas can conduct inspections.

Conversion Factor -- This factor is used to adjust for variations from standard delivery pressure and standard delivery temperature where applicable

Customer Charge – A fixed monthly amount to cover the cost of providing gas service. This charge is billed monthly regardless if any gas is used.

Distribution Charge – Covers the costs of moving gas from its source to your premise, other than the cost of gas itself.

Estimated – If Peoples Gas was unable to read your gas meter, "ESTIMATED" will appear. Your gas use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

Florida Gross Receipts Tax – A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax – A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee – A fee levied by a municipality for the right to utilize public property for the purpose of providing gas service. Like taxes, the fee is collected by Peoples Gas and is paid to the municipality.

Late Payment Charge - The late payment charge is 1.5% of the past due amount.

Main Extension Charge – A flat monthly fee to recover the cost of extending mains to a particular area when the cost exceeds the maximum allowable construction cost.

Measured Volume – Your natural gas usage in CCF (one hundred cubic feet) or MCF (one thousand cubic feet). These are the standard units of gas measurement.

Municipal Public Service Tax – In addition to the Franchise Fee, many municipalities levy a tax on the gas you use. It is collected by Peoples Gas and paid to the municipality.

PGA Charge – Purchased Gas Adjustment – the cost of gas purchased for you by Peoples Gas and delivered to your premises.

Rate Schedule – The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Share – A program co-sponsored by Peoples Gas and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Peoples Gas.

Swing Charge – Covers the costs that are incurred by Peoples Gas to balance the difference between a customer's actual daily usage and the gas delivered by your gas supplier (pool manager).

Therm – A unit of heat equal to one hundred thousand (100,000) BTUs.

Total Amount Due – This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

For more information about your bill, please visit peoplesgas.com.

Your payment options are:

- · Schedule free one-time or recurring payments at peoplesgas.com using a checking or savings account.
- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at a local payment agent. For a listing of authorized payment agents, visit peoplesgas.com or call Customer Care at the number listed above.
- Pay by credit or debit card using KUBRA EZ-PAY at peoplesgas.com or call 866-689-6469.
 (A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

Please note: If you choose to pay your bill at a location not listed on our website or provided by Peoples Gas, you are paying someone who is not authorized to act as a payment agent of Peoples Gas. You bear the risk that this unauthorized party will relay the payment to Peoples Gas and do so in a timely fashion. Peoples Gas is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



ACCOUNT INVOICE

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Account:

211014091725

Statement Date:

09/04/2020

Current month's charges due 09/25/2020

Details of Current Month's Charges - Service from - 08/05/2020 to 09/02/2020

Service for: 801 TRAILMARK DR, ST AUGUSTINE, FL 32092-0000

Rate Schedule: Small General Service - Transportation

Meter Number	Read Date	Current Reading	Previous =	Measured Volume	x	вти	x Conversion =	Total Used	Billing Period
SHD95922	09/02/2020	261	254	7 CCF		1.048	1.0000	7.3 Therms	29 Days
	Charge			1S @\$0.45856 1S @\$0.03880			\$23.76 \$3.35 \$0.28 \$0.20 \$27.59	Therms Per Da (Average)	
Total Cui	rent Mont	h's Chargo	9 S	,			\$27.59	JUN 0.1 MAY 0.0 APR 0.2 MAR FEB 0.4 JAN DEC 0.4 NOV 0.2 OCT 0.1 SEP 0.0	0.5

Important Messages

Scam Warning

Peoples Gas will never call and ask for credit card or debit card numbers. Be wary of anyone demanding payment over the phone and never give credit or debit card information over the phone. As Peoples Gas resumes normal billing practices, customers with a past-due bill may receive a call from us as a reminder to make payment on your bill. If you're facing a hardship due to COVID-19, we urge you to visit peoplesgas.com/updates for help to avoid disconnection for non-payment. If you have questions, please call Peoples Gas at 888-223-0800 (residential) or 866-832-6249 (business) weekdays from 7:30 a.m. to 6:00 p.m.

Need something? Here's where to go for answers

We want to make doing business with us as easy as possible for you. If you haven't done so already, please visit **tecoaccount.com** to register for your online account access. You can manage your account, enroll in programs, view and pay your bill and more, all from the device of your choice. For details about natural gas safety, solutions, programs and rebates, please visit **peoplesgas.com**. Should you think of anything else you'd like to ask us, please contact us by calling **877-832-6747**. We're here for you.





SIX MILE CREEK CDD 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 Page: Issue Date: Account Number: 1 of 2 Aug 19, 2020 156327439 Septo

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Managing your AT&T bills, products, and services on the go? It's a snap with myAT&T. Go to att.com/myatt to sign in or sign up.



SEP 1 4 2020

Account summary		
Your last bill		\$121.29
Payment, Aug 10 - Thank y	-\$121.29	
Remaining balance		\$0.00
Service summary		
Internet	Page 2	\$0,00
Phone	Page 2	\$112.04

#27 \\ 330·S38·UI

BY:_

Total due Please pay by Sep 26, 2020

Total services

\$112.04

\$112.04

Ways to pay and manage your account:









Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK CDD 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Account number: 156327439
Please include account number on your check

Please pay \$112.04 by Sep 26, 2020

CHECK FOR AUTOPAY (SEE REVERSE)

Make check payable to: AT&T PO BOX 105251 ATLANTA GA 30348-5251

դումին գիրակին հեն իրակին հինարին հարարի



Page:

Issue Date:

2 of 2

Account Number:

Aug 19, 2020 156327439

Service activity

	Internet	
Mont	hly charges	
1.	Internet 12 (Promotonal Offer)	

Aug 20 - Sep 19

\$0.00

2. Internet Equipment Fee (Promotional Offer)

\$0,00

Total for Internet

\$0.00

\$112.04

,	Phone		
Mont	hly charges	Aug 20 - Sep 19	
1.	Phone Unlimited N. America 904.295.8161		\$55.00
2.	Non-Published Quantity - 1 904.295.8161 (Complimentary Rate)		\$0.00
3.	Phone 904.295.8162		\$30.00
Surch	narges & fees		
4.	Cost Assessment Charge		\$2.08
5.	FL County 911 Service Fee		\$0.80
6.	Federal Universal Service Charge		\$14.61
Gove	rnment taxes & fees		
7.	FL Gross Receipts Tax		\$2.36
8.	FL Local Communications Tax		\$2.13
9.	FL State Communications Tax		\$5.06

Important information

Late payment fee

Total for Phone

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to

present an image copy of your check for payment. Your original check will be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

AT&T U-verseSM TV, AT&T Internet and AT&T Phone provided by AT&T Florida.

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customer care number listed on my bill. Your enrollment could tal 1-2 billing cycles for AutoPay to take effect. Continue to submit payment until page one of your invoice reflects that AutoPay has

If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by electronically deducting money from my bank account. I can cancel authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take

AutoPay enroliment

peeu scuegnieg

SIX MILE CREEK CDD 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8688



O1 614.0 BA 1 4864S.46.5.36S8



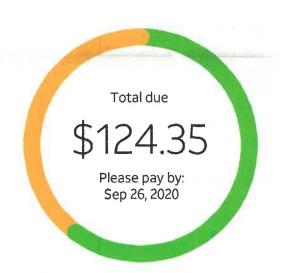
SIX MILE CREEK INVESTMENT GROU 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Page: Issue Date: Account Number: 1 of 2 Aug 21, 2020 257295491S_{(p}2)

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Managing your AT&T bills, products, and services on the go? It's a snap with myAT&T. Go to att.com/myatt to sign in or sign up.



Account summary				
Your last bill		\$133.60		
Payment, Aug 10 - Thank yo	u!	-\$133.60	#27	
Remaining balance		\$0.00	Phone/Internet Seve-Sep20 330-578-41	
Service summary				
Internet	Page 2	\$74.90		
Phone	Page 2	\$49.45	RECEIVED	
Total services		\$124.35	1000	
			SEP 1 4 2020	
Total due		\$124.35	BY:	

Ways to pay and manage your account:



Please pay by Sep 26, 2020







Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK INVESTMENT GROU 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Please pay \$124.35 by Sep 26, 2020

CHECK FOR AUTOPAY (SEE REVERSE)

Account number: 257295491

Please include account number on your check

Make check payable to:

AT&T

PO BOX 105251

ATLANTA GA 30348-5251

րդապարակորդությունների կորհակութիւից



Page:

2 of 2

Issue Date:

Aug 21, 2020

Account Number:

257295491

Service activity

Monthly charges	Aug 22 Can 24	
	Aug 22 - Sep 21	
 Internet 50M / 10M (Promotional Offer) 		\$70.00
Surcharges & fees		
2. Cost Assessment Charge		\$4.90
Total for Internet		\$74.90

Phone

Monthly charges	Aug 22 - Sep 21		Usage summary	
 Phone Unlimited N. America 904.940.0697 (Promotional Offer) 		\$37.50	904.940.0697	Usea
Surcharges & fees			Minute allowance (unlimited)	1
2. Cost Assessment Charge		\$0,92		
3. FL County 911 Service Fee		\$0.40		
4. Federal Universal Service Charge		\$6.44		
Government taxes & fees				
5. FL Gross Receipts Tax		\$1.03		
6. FL Local Communications Tax		\$0.93		
7. FL State Communications Tax		\$2.23		
Total for Phone		\$49.45		

Important information

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to present an image copy of your check for payment. Your original check will

be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

AT&T U-verse $^{\text{SM}}$ TV, AT&T Internet and AT&T Phone provided by AT&T Florida.

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electronically deducting money from my bank account. I can cancel authorization by notifying AT&T at www.att.com or by calling the customer care number fisted on my bill. Your enrollment could take 1-2 billing cycles for AutoPay to take effect. Continue to submit 1-2 billing cycles for AutoPay to take effect. Continue to submit page one of your invoice reflects that AutoPay has been scheduled.

If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by

AutoPay enrollment

Bank Account Holder Signature:

op 914.0 8A 1 S17S.E1.1.97S8



Bug Out PO Box 600730 Jacksonville, FL 32260-0730 904-743-8272

Inspection Report

INVOICE #: 12727729

Time In:

Time Out:

WORK DATE: 9/1/20

BILL-TO 766527

Six Mile Creek CDD 1408 Hamlin Ave

Unit E

Saint Cloud, FL 34771-8588

Phone: 904-305-9214 Mobile: 904-955-0548 LOCATION 766527

Six Mile Creek CDD Trailmark Amenities Center 805 Trailmark Dr

Saint Augustine, FL 32092-7634

Phone: 904-955-0548 Mobile: 904-955-0548 **Technician Signature**

Customer Signature

9/1/20 5:00 PM

9/1/20 5:00 PM

220.00

Bug Out No Commission
License #:

Total Due:

 Purchase Order
 Terms
 Service Description
 Quantity
 Amount

 None
 DUE AT SERVICE
 Lawn Service Recurring
 1.00
 220.00

 Subtotal Tax
 0.00

Amenity-Landscape Contingency

GENERAL COMMENTS / INSTRUCTIONS

September bill

To view your service history and make a payment online, click https://bugout.myserviceaccount.com/.

If you have any questions about your Inspection Report and Invoice or need assistance logging into your account online, please contact your local branch.

Thank you for choosing us for your pest management needs.

CONDITIONS / OBSERVATIONS	Reported	Severity	Responsibility	Reviewed
Open				
Lawn	5/10/2019	Low	PM Company	4/30/2020

Condition: *Lawn Service Performed

Action: We performed your lawn service today. We applied fertilizer to help keep the turf green and healthy. We also applied an insecticide to suppress any turf damaging insects and weed control to suppress broadleaf weeds in your lawn. Please make sure to water this treatment into the soil within the next 24 hours unless you receive rainfall. Watch for drought stressed areas and increase the runtimes for that zone only as needed. Water weekly by following the St. Johns River Water Management Districts watering ordinance. Odd numbered homes water Wednesday and Saturday (March-November) and Saturday only (December-February). Even numbered homes water Thursday and Sunday (March-November) Sunday only (December-February). Allow three weeks for full results after each application.

Comment:

Lawn 5/10/2019 Low Client 4/30/2020

Condition: Grassy Weeds Present

Action: Today some grassy weeds were noticed in the lawn. We recommend removing the weeds and re-sodding the areas. Due to the lack of products on the market

available to control grassy weeds we do no guarantee them in our program.

Comment:

Lawn 5/10/2019 Low Client 4/30/2020

Condition: Heavy Traffic Damage

Action: Traffic damage can be caused by many different things. Most common are pets that run the same route throughout the turf or children playing on the same section of the lawn on a regular basis. The area of turf will look matted down and the soil will be very compacted. We recommend redirecting the cause of the

traffic and aerate the area for better results.

Comment:

Lawn 4/30/2020 Low Client 4/30/2020

Condition: Compacted Soil

Action: Soil compaction was noticed in the lawn today. To help the overall health of the turf, large areas need to be core aerated to break up soil and provide more oxygen to the turf grass. After this please apply 3/4 of an inch of sand to areas to allow air pockets. This will help with growth and recovery. You can also use a

Consumer Notification(s)/Application Statements: •Treated Area(s): Do not allow unprotected persons, children, or pets to touch, enter, or replace items or bedding, to contact or to enter treated area(s) until dry. •Ventilation/Reoccupying: Vacate and keep area(s) closed up to 30 minutes after treatment, then ventilate area(s) for up to 2 hours before reoccupying. •Exterior Applications Treatment: Do not allow grazing of feed, lawn, or sod clippings to livestock after treatment applications. •Do not tamper with rodenticide or other pest bait placements. THANK YOU FOR ALLOWING US TO SERVE YOU!

Printed: 9/16/20 Page: 1/2



Bug Out PO Box 600730 Jacksonville, FL 32260-0730 904-743-8272

Inspection Report

INVOICE #: 12727729

WORK DATE: 9/1/20

CONDITIONS /	OBSERVATIONS	Reported	Severity	Responsibility	Reviewed

pitch fork in smaller areas to break up compacted areas and then apply the light coat of sand to the areas and repeat if needed. Sand won't compact like soil and will leave air pockets within the soil. Some lawns may need aeration on a yearly basis depending on soil type, rainfall and drainage issues.

Comment:

Lawn 4/30/2020 Low TBD 4/30/2020

Condition: TEMPERATURE STRESS

Action: YOUR LAWN IS SHOWING SIGNS OF TEMPERATURE STRESS. THIS IS WHEN THERE IS A DRASTIC FLUCTUTION IN OUR OUTSIDE TEMPERATURES EITHER FROM DAY TO DAY(80°F ONE DAY AND 40°F THE NEXT)OR FROM DAYTIME TO NIGHT (85°F DURING THE DAY AND 45°F AT NIGHT). THIS CONDITION WILL CAUSE YOUR TURF BLADES TO TURN COLORS. SOME WILL TURN YELLOW AND SOME WILL TURN VIOLET AND THE COLOR CHANGE WILL HAPPEN VERY SPORADIC AND WILL NOT APPEAR IN ANY CERTAIN PATTERN. THIS WILL NOT HARM YOUR TURF IN ANY WAY AND THERE IS NOT A CHEMICAL FIX FOR THIS CONDITION.

Comment:

PRODUCTS APPLICATION SUMMARY

None Noted.

PEST ACTIVITY # Areas # Devices Pest Totals

None Noted.

DEVICE INSPECTION SUMMARY

AREA COMMENTS

None Noted.

DEVICE INSPECTION EXCEPTIONS

None Noted.

INSPECTION DETAIL

None Noted.

PRODUCTS APPLIED

None Noted.

Consumer Notification(s)/Application Statements: •Treated Area(s): Do not allow unprotected persons, children, or pets to touch, enter, or replace items or bedding, to contact or to enter treated area(s) until dry. •Ventilation/Reoccupying: Vacate and keep area(s) closed up to 30 minutes after treatment, then ventilate area(s) for up to 2 hours before reoccupying. •Exterior Applications Treatment: Do not allow grazing of feed, lawn, or sod clippings to livestock after treatment applications. •Do not tamper with rodenticide or other pest bait placements. THANK YOU FOR ALLOWING US TO SERVE YOU!

Printed: 9/16/20 Page: 2/2



3002 PHILIPS HWY JACKSONVILLE, FL 32207

Invoice

Date	Invoice #
8/31/2020	AUG-243

904-858-4300

ACCOUNTING@CROWNPOOLSINC.COM

Bill To

SIX MILE CREEK CDD C/O EVERGREEN LIFESTYLES MANAGEMENT 805 TRAILMARK DR ST. AUGUSTINE, FL 32092 **APPROVED**

By Alex Boyer at 8:28 am, Sep 04, 2020

Amenity- Pool Maint



Terms

Due upon receipt

1 INSTALLED SCUM GUTTER GRATE AS PER CODE 7.88 8/19/2020 7 1,375.00 1 MONTHLY POOL SERVICE FOR AUGUST 1,375.00 8/31/2020 1,375	Quantity	Description	Rate	Serviced	Amount
	46501	INSTALLED SCUM GUTTER GRATE AS PER CODE MONTHLY POOL SERVICE FOR AUGUST	7.88	8/19/2020	7.88 1,375.00

Total

\$1,382.88

David Gray Heating & Air, Inc

By Alex Boyer at 10:01 am, Sep 10, 2020 Invoice

6491 Powers Avenue Jacksonville, FL 32217-2821

Amenity- Facility Maintenance

APPROVED

Date	Invoice #
6/30/2020	I52103

Bill To	
Six Mile Creek CDD *E*	
1408 Hamlin Avenue	
Unit E	
St Cloud, FL 34771	

Ship To	
805 Trailmark Dr	
Saint Augustine, FL 32092	

P.O. Number	Terms	Rep	Ship	Via	F.O.B.		Project
	CC ON FILE		6/30/2020			Trai	lmark Living00002
Quantity	Item Code	Warrania.	Descript	on para tops	Price E	ach	Amount
1 1 2 1	Comm Labor 1 Ma 0 I Electronic Leak Sea 1 R-410A - comm I Refrigerant Repair 1	Commercial Sin Found system Ic leak search. Fou Electronic Leak Refrigerant R-4 EPA Verificatio Manufacturer Si	10a Per Pound n, Balance Refriger pecification	30 minutes lbs r410a and perfo Needs new evap ant Charge per	coil.	29.00 70.00 95.00 50.00 95.00	95.00

Phone #	Fax#
904-724-7211	

Total

\$476.00



David Gray Heating and Air, INC. 6491 Powers Avenue Jacksonville, FL 32217 Phone: (904) 724-7211 Fax: (904) 724-5925 www.davidgrayonline.com

APPROVED

By Alex Boyer at 10:38 am, Sep 17, 2020

Amenity- Facility Maintenance

#79hd 020.538.495

Invoice 153289

Bill to Six Mile Creek CDD *E* 1408 Hamlin Avenue Unit E St Cloud FL 34771

Location Address

Trailmark Living00002

805 Trailmark Dr

Saint Augustine FL 32092

Work Order #: 1009989

Transaction Date: 8/27/2020

Terms: CC ON FILE

Invoice I53289

ltem .	Description	Quantity	Price	Amount
Comm Labor 1 Man first 30 min	Commercial Single Tech Labor 1st 30	1	\$70.00	\$70.00
	minutes I left voicemails with Alex,		on Committee Com	
	David, and Lindsay. No one called me back		and the same of th	
	I was only 15 minutes away and drove to		balan leadest	
	location. When I arrived I had called them		0000	
	again with the exception of David and I was		and special sp	
	able to access the left side of the			
	clubhouse where the big air handler			
	is,There was an aerobics class/yoga class			or and the second secon
	going on on the right side building and one			
	of the women that were sponsoring it had			
	the key to let me into the left side. Once			
	inside I still need a key to access the			
o constitution of the cons	mechanical room. I still have not received			
To the state of th	any callbacks from anybody at the			
	management. Job needs to be			
	rescheduled. Billed for time.			

Subtotal: \$70.00

Tax: \$0.00

Total: \$70.00

Payments: \$0.00

Balance Due: \$70.00

Total due subject to final approval and may vary based on verifications of GPS and material costs. All accounts due and payable 10 days from invoice date. If payment is not made within 30 days, the total will be charged to any credit card you have on file. After 30 days, invoice may be sent to collections and customer agrees to pay court costs, collection costs, and attorney's fees if suit and/or collection becomes necessary.



David Gray Heating and Air, INC. 6491 Powers Avenue Jacksonville, FL 32217 Phone: (904) 724-7211 Fax: (904) 724-5925 www.davidgrayonline.com

Acceptance

I acknowledge and accept the initial service fee and agree to pay upon completion. I additionally certify that I am fully authorized to approve this work and commit to payment. I accept the services performed by David Gray Heating and Air, Inc. are to my satisfaction.

Total due subject to final approval and may vary based on verifications of GPS and material costs. All accounts due and payable 10 days from invoice date. If payment is not made within 30 days, the total will be charged to any credit card you have on file. After 30 days, invoice may be sent to collections and customer agrees to pay court costs, collection costs, and attorney's fees if suit and/or collection becomes necessary.



Phone: 877

877-436-4427

Fax: 844-393-9006

Email:

customerservice@onlyfng.com

Invoice

MDG2020 00000220 00

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Six Mile Creek Community Development District Accounts Payable 1408 Hamlin Ave

Unit E St Cloud, FL 34771-0000



37224

Invoice Date: September 08, 2020

Invoice #: 354538ES

Due Date: October 01, 2020

Current Charges: \$9.69

Last Payment: \$9.65

Payment Date: August 25, 2020

Prior Balance Due: \$0.00

Total Amount Due: \$9.69

Description	Term	Therm	Cost
INSIDE FERC FGT Z3	08/04/20 - 09/02/20	7.30	\$2.99
Fuel	08/04/20 - 09/02/20	0.22	\$0.09
	Commodity Charges Sub Total:	7.52	\$3.08
Transportation			\$0.66
	Transportation Charges Sub Total:		\$0.66
Customer Charge			\$5.95
	Miscellaneous Charges Sub Total:		\$5.95
	Pre-Tax Sub Total:		\$9.69
Sales Taxes			\$0.00
	Taxes Sub Total:		\$0.00
# 90	Total Current Charges:		\$9.69

#38 030.538.432 Gas Cherge

OnlyFNG.com. Thank you for your business.

Simplify your life by signing up for FNG's Paperless Billing and AutoPay. It's easy and convenient. Enroll online at

Please detach and remit this portion with your payment

\$9.69

Make Checks Payable To: Florida Natural Gas Billing Group #: 37224 Please include your Billing Group # on your check. Six Mile Creek Community Dev Accounts Payable Wire/ACH Payment To: Invoice Date: September 08, 2020 1408 Hamlin Ave Bank: Wells Fargo Bank Atlanta GA 354538ES Invoice #: Unit E St Cloud, FL 34771-0000 ABA#: 121000248 Due Date: October 01, 2020 Acct Name: Florida Natural Gas \$9.69 **Current Charges:** 2000036933330 Account #: \$9.65 Last Payment: August 25, 2020 Payment Date: \$0.00 Prior Balance Due:



Total Amount Due:

Amount Paid:

Mail Payment To:

Florida Natural Gas P.O. Box 934726 Atlanta, GA 31193-4726



Phone:

877-436-4427

Fax: 844-393-9006

Email:

customerservice@onlyfng.com

Page 2 of 2

Invoice #: 354538ES

	1			St Assesster - FI	
Service Address:	801 Trailmark Dr		City, State:	St Augustine, FL	-
Utility:	TECO - Peoples Gas		Utility Account #:	211014091725	
Current Charges					
		Natural Gas - Co	nmodity		
Description	Term		Therm	Price	Cost
INSIDE FERC FGT Z3	08/04/20 - 09/02	:/20	7.30	\$0.4100	\$2.99
Fuel	08/04/20 - 09/02		0.22	\$0.4100	\$0.09
Totals:			7.52		\$3.08
		Transportation (Charges		
Description			Units	Price	Cos
Transportation			7.30	\$0.0902	\$0.66
Totals:					\$0.66
		Miscellaneous (charges		
Description					Cost
Customer Charge					\$5.95
Totals:					\$5.95
		Taxes			
Description					Cost
Florida State Tax 100%	Exempt				\$0.00
Florida Giale lax 100%					\$0.00
	00% Exempt				
	00% Exempt				\$0.00

Municipal Asset Management, Inc.

25288 Foothills Drive North Suite 225 Golden, CO 80401 (303) 273-9494



INVOICE NO:

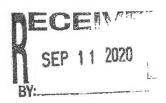
0617864

DATE:

9/1/2020

To: Six Mile Creek Community Development Dist

1408 Hamlin Ave, Unit E St Cloud, FL 34771



DUE DATE	RENTAL PERIOD
10/7/2020	

PMT NUMBER	DESCRIPTION	AMOUNT
48	Lease payment for Tax-Exempt Lease Purchase Agreement dated October 10, 2016 for the purchase of fitness equipment	1,148.68
APPR	OVED	
By Alex	Boyer at 12:38 pm, Sep 11, 2020	

Amenity-Fitness Equipment Lease

TOTAL DUE

\$1,148.68

Please detach coupon and return with check payable to MUNICIPAL ASSET MANAGEMENT, INC. and remit to address above.

If you have any questions concerning this invoice, call: Municipal Asset Management, Paul Collings, (303) 273-9494.

THANK YOU FOR YOUR BUSINESS!

Invoice #	Due Date	Total Due	Amount Enclosed
0617864	10/7/2020	\$1,148.68	

Six Mile Creek Community Development Dist 1408 Hamlin Ave, Unit E St Cloud, FL 34771 Municipal Asset Management, Inc. 25288 Foothills Drive North Suite 225 Golden, CO 80401

Riverside Management Services, Inc 9655 Florida Mining Blvd. W. Building 300, Suite 305 Jacksonville, FL 32257

Invoice

Invoice #: 95

Invoice Date: 8/11/2020

Due Date: 8/11/2020

Case:

P.O. Number:

Bill To:

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

Description #28 hd	Hours/Qty	Rate	Amount
Facility Maintenance July 1, 2020 - July 31, 2020 320-578 U.J.S Maintenance Supplies 320-575 4469		293.35 206.66	293.35 206,66
RECEIVED			
AUG 1 7 2020			
BY:			
	1		
	Total		\$500.01
	Paymei	nts/Credits	\$0.00
	Balance	e Due	\$500.01

RMW 8,13,20

RMS
RMS

TRAILMARK COMMUNITY DEVELOPMENT DISTRICT - SIX MILE CREEK MAINTENANCE BILLABLE HOURS FOR THE MONTH OF JULY 2020

Date	<u>Hours</u>	Employee	Description	
7/23/20	8	S.A.	Deep clean camp house	
TOTAL	8			10
MILES	30		*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.4	145

MAINTENANCE BILLABLE PURCHASES

Period Ending 08/05/20

DISTRICT SMC SIX MILE CREEK	DATE	SUPPLIES	PRICE	EMPLOYEE
	7/7/20	Paper Towels 12 rolls	26,42	F.\$.
	7/7/20	Trash Bags 42 gallon 50ct	29.87	F.S.
	7/27/20	Toilet Paper 12 rolls (3)	41.30	F.S.
	7/27/20	13 gallon Trash Bags 150ct	16.07	F.S.
	7/27/20	42 gallon Trash Bags 32ct	20.67	F.S.
	7/27/20	Paper Towels 12 rolls	19.52	F.S.
	8/4/20	Tollet Paper 18 rolls (2)	52.83	F.S.

TOTAL \$206.66

Riverside Management Services, Inc

9655 Florida Mining Blvd. W. Bullding 300, Suite 305 Jacksonville, FL 32257

Invoice

Invoice #: 96

Invoice Date: 9/1/2020 Due Date: 9/1/2020

Case:

P.O. Number:

BIII To:

Six Mile Creek

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

	u l B	V	
Description ≈ 28	Hours/Qty	Rate	Amount
Description せんち Janitorial Services - September 2020 326・538・46つ	noursitati	1,145.00	1,145.00
	Total		\$1,145.00

\$0.00

\$1,145.00

Payments/Credits

Balance Due

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** REMIT PAYMENT TO: BILL TO: INVOICE# Robert M. Nelson Six Mile Creek CDD SERVICE DATE: 475 West Town Place, Suite 114 INVOICE DATE: 9/17/20 \$160.00 St. Augustine, FL 32092 TOTAL DUE: *BLUE BOXES PAYROLL USE ONLY* DUE DATE: **UPON RECEIPT** TOTAL **TOTAL DUE** CAD# TIME IN TIME OUT DATE **HOURS** Tuesday, September 15, 2020 SJSO20CAD177105 5:00 PM 7:00 PM 2 \$80.00 Wednesday, September 16, 2020 5:00 PM 7:00 PM 2 \$80.00 SJSO20CAD177856 SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD \$160.00 **ACTIVITY / COMMENTS:** HOUR RATE \$40.00

Traffic Stops – 4

Golf cart violations - 0

Weathered Edge Drive traffic infractions observed - 0

APPROVED

By Alex Boyer at 9:13 am, Sep 17, 2020

Citizen Assist - 0

Security patrol

Observed construction workers attempt to steal bicycle from sidewalk. Bicycle was turned into

PATROLLED NEIGHBORHOOD/POWER LINE RD (TRAILS ALSO)/KAYAK LAUNCH/BACK GATE/CONSTRUCTION SITES. NOTHING SUSPICIOUS SEEN OR REPORTED.

#137 Security Srvc -320:538:341



Tue, Sep 8, 2020 9:26:40AM

Legal Ad Invoice

The St. Augustine Record

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

Acct:

15653

9049405850

Name: SIX MILE CREEK CDD C/O GMS LLC

Address: 475 WEST TOWN PLACE, STE 114

Phone: tviscarra@gmscfl.com E-Mail:

Client:

SIX MILE CREEK CDD C/O GMS LLC

0003305758-01

SARAH SWEETING Caller:

City: SAINT AUGUSTINE

State: FL

Zip: 32092

Ad Number: Start:

09/08/2020

Issues:

BILL Paytype: 09/08/2020 Stop:

Placement:

SA Legals

1

Rep: Melissa Rhinehart

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF SPECIAL MEETING OF THE BOARD OF SUPER Copy Line:

31093.48



Lines

Legal Ad Invoice

The St. Augustine Record

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

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF SPECIAL MEETING OF THE BOARD OF SUPERVISORS

Depth 7.75 Columns

91

\$139.12 Price

Notice is hereby given that the Six Mile Creek Community Development District ("District") will meet on Wednesday, September 18, 2020 at 2:00 p.m. via Zoom to hold a special meeting of the Board of Supervisors ("Board") where the Board may consider any business that may properly come before it. In light of the COVID-19 public health emergency, the meeting will be conducted remotely, pursuant to Zoom communications meeting will be conducted remotely, pursuant to Zoom communications meeting will be conducted remotely, pursuant to Executive Orders 20-62, 20-69 and 20-112 issued by Governor DeSantis on March 9, 2020, March 20, 2020 and April 29, 2020, March 20, 2020, March

James Oliver District Manager 0003305758 September 8, 2020

THE ST. AUGUSTINE RECORD Affidavit of Publication

SIX MILE CREEK CDD C/O GMS LLC 475 WEST TOWN PLACE, STE 114

SAINT AUGUSTINE, FL 32092

ACCT: 15653 AD# 0003305758-01

PO#

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

STATE OF FLORIDA COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared MELISSA RHINEHART who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a NOTICE OF MEETING in the matter of SPECIAL MTG OF BOARD 9/16/20 was published in said newspaper on 09/08/2020.

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in St. Johns County, Florida, and that the said newspaper heretofore has been continuously published in said St. Johns County, Florida each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says the he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission, or refund for the purpose of securing this advertisement for publication in said newspaper.

Sworn to (or affirmed) and subscribed before me by means of physical presence or] online notarization SEP 0 8 2020 day of by who is personally known to me or who has produced as identification (Signature of Notary Public)



SEX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF SPECIAL MEETING OF THE BOARD OF SUPERVISORS

Notice is hereby given that the Six Mille Creek Community Development Direct ("District") will meet on Wednesday, September 16, 2020 at 2:000 p.m. via Zoom to hold a special meeting of the Board of Supervisors ("Board") where the Board may consider any business that may properly come before it. In light of the COVID-19 public health emergency, the meeting will be conducted remotely, pursuant to Zoom communications media technology and/or by telephone pursuant to Zoom communications media technology and/or by telephone pursuant to Executive Orders 20-52, 20-59 and 20-112 is used by Governor DeSantis on March 2, 2020, March 20, 2020 and April 29, 2020, March 20, 2020 and April 29, 2020 ("Executive Orders") respectively, including any extensions or supplements thereof, and pursuant to Section 120.54(5)(b)2. Florida Statutes. Anyone wishing to participate in the meeting and obtain information about how the meeting will occur should refer to the District's website, www.skmilecreek. CDD.com or contact the office of the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 or Joliver@gmsn.com to obtain access information.

The District fully encourages public participation in a safe and efficient manner. Toward that end, participants are strongly encouraged to submit questions and comments to the District Manager by ralling (904) 940-5850 or emailing Joilver@gmsn.com to obtained from the District Manager by ralling (904) 940-5850 or mailing Joilver@gmsn.com by company to continued to a date, the provisions of Horida law for community development districts. A copy of the agenda for the meeting may be obtained from the District Manager, at 976 West Town Flace, Saite 114, St. Augustive, Florida 32092 or by calling (904) 940-5850, and is expected to also be available on the District website at www.sixmilecreekedd.com, The meeting may be continued to a date, time, and place to be specified on the record at such meeting the previous or swill participate by telephone. Any person vegality of participa

James Oliver

District Manager 0003305738 September 8, 2020

Invoice

Invoice Numbe

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

Invoice Date 9/1/20

Page

Voice:

904-371-4931

Fax:

904-371-4939

Sold To:

Trailamrk Amenity Center (6 MILE CREEK)

1408 HAMLIN AVENUE.

UNIT E

ST. CLOUD, FL 34771

Site Address:

Trailamrk Amenity Center 805 Trailmark Dr.

St. Augustine, FL 32092



Customer IDFA-3315-5F

Customer PO	Payment Terms	Sales Rep ID	Due Date
	Net 10 Days	20 (Mathematical Mathematical Annie	9/11/20
una-annanananananananananananananananana	1978 - a montanan ummumuun maanan varanga maanan maanan maanan maanan maanan maanan maanan maanan maanan maana Tarah	DEDITIONS TO THE WAR WAS AND THE PROPERTY OF T	- more a more properties. William is interestablished the contract of the cont

Description		Amount
MONTHLY FIRE ALARM MONITORING SERVICE	300000000000000000000000000000000000000	34.95

APPROVED

By Alex Boyer at 12:34 pm, Sep 03, 2020

Security Monitoring

#84
200.578 Dus
Sup 1
T

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

Installation: 371-4931

	ı	
	Subtota	34.95
Please include invoice number on payment	Sales Ta	
	Total Invoice Amou	34.95
20-34966	Payment Receive	0.00
	TOTAL	34.95



Six Mile Creek Community Development District c/o Governmental Management Services 219 E Livingston St Orlando, FL 32801

INVOICE ——

Customer	Six Mile Creek Community Development District	
Acct#	187	
Date	08/28/2020	
Customer Service	Kristina Rudez	
Page	1 of 1	

Payment Info	rmation	对外人工学学员 包含1.00
Invoice Summary	\$	28,683.00
Payment Amount	4	
Payment for:	Invoice#	‡11510
100120193		

Thank You

Customer: Six Mile Creek Community Development District

customer: Six Mile Greek Community Development District				
Invoice	Effective	Transaction	Description	Amount
11510	10/01/2020	Renew policy	Policy #100120193 10/01/2020-10/01/2021 Florida Insurance Alliance Package - Renew policy Due Date: 8/28/2020	28,683.00
	DEC		Frozerty Insurance \$22,465.00 Gen. Liab/Public Offe \$ 6,218.00	
	BY:	19 1 -1	Gen. Liab/Dublic Offe & le, 218.00	
	01			
				Total
				\$ 28,683.

Please detach and return with payment

Thank You

FOR PAYMENTS SENT OVERNIGHT:

Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

Remit Payment To: Egis Insurance Advisors, LLC	(321)233-9939	Date
Lockbox 234021 PO Box 84021	sclimer@egisadvisors.com	08/28/2020
Chicago, IL 60689-4002	sciinier@egisadvisors.com	

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 130

Invoice Date: 9/1/20 Due Date: 9/1/20

Case:

P.O. Number:

Bill To:

Six Mile Creek CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description #\	Hours/Qty	Rate	Amount
Management Fees - September 2020 Information Technology - September 2020 Dissemination Agent Services - September 2020 Office Supplies Postage Copies Management Fees - September 2020 3\(\frac{3}{3}\) U2 U2\(\frac{3}{3}\)	Hoursidy	2,416.67 100.00 416.67 16.02 49.37 385.65	2,416.67 100.00 416.67 16.02 49.37 385.65

Total	\$3,384.38	
Payments/Credits	\$0.00	
Balance Due	\$3,384.38	

GIDDENS SECURITY CORPORATION

Invoice

Lic# B0001267 528 S. Edgewood Ave. Suite 1 JACKSONVILLE, FL 32205

Date	Invoice #
9/1/2020	23460808

Bill To	
Six Mile Creek CDD (Trailmark) 1408 Hamlin Ave. Unit E St. Cloud, FL 34771	

APPROVED By Alex Boyer at 2:51 pm, Sep 01, 2020

Security patrol

P.O. No.	Terms	Project
	Due on receipt	

Phone # Fax# E-mail 904-384-8071 904-389-9931 akoon@giddenssecurity.com ıotaı

\$3,931.34

Hopping Green & Sams

Attorneys and Counselors

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

July 31, 2020 RECEIVED Bill Number 116540

Billed through 06/30/2020

c/o GOVERNMENT MANAGEMENT SERVICES, LLC 1408 Hamlin Avenue, Unit E St. Cloud, FL 34771

310-513-315

AUG 172020

BY:_____

General Counsel

Six Mile Creek CDD

SIXCDD 00001 **WSH**

FOR PROFESSIONAL	SEDVICES	DENDEDED
I OK EKOLESSIONAL	DELIATORS	KLINDEKED

FOR PROF	ESSION	AL SERVICES RENDERED	
06/05/20	WSH	Confer with Kern and review and revise re-opening policies for Phase 2.	0.70 hrs
06/05/20	SSW	Research physical quorum and public comment requirements and guidance pursuant to Governor's Executive Order and Task Force Report for Phase 2 Re-opening.	0.10 hrs
06/10/20	WSH	Prepare for and participate in conference call to discuss agenda for June meeting.	0.60 hrs
06/12/20	WSH	Confer with Chambers and Oliver regarding amenity facility rentals.	0.30 hrs
06/15/20	LMG	Research and analyze implications of Phase 2 reopening plan for amenities operation; develop best practices related to same.	0.30 hrs
06/17/20	WSH	Prepare for board meeting; confer with Oliver.	0.50 hrs
06/18/20	WSH	Prepare or and participate in board meeting.	0.90 hrs
06/19/20	WSH	Prepare agreement for use of amenity facilities during COVID; confer with Chambers regarding same.	0.40 hrs
06/24/20	WSH	Review correspondence from county regarding traffic light installation; prepare notices for budget and O&M assessments and confer with Sweeting and Oliver regarding same; confer with Chambers and Kern regarding agreement for fitness trainer use of district facilities.	1.40 hrs
06/26/20	SSW	Review Executive Order 20-150 regarding extension of waiver of physical quorum requirement for local government public meetings; prepare and circulate correspondence to District Managers regarding same.	0.10 hrs
06/26/20	WSH	Review audit and prepare language for note regarding status of 2007 bonds and assessments securing the bonds.	0.70 hrs
06/28/20	KSB	Research and prepare correspondence to property appraiser regarding release of tax roll.	0.10 hrs
06/29/20	WSH	Review revised budget and confer with Viscarra regarding same.	0.20 hrs

Six Mile Creek			Bill No. 116540			Page 2
06/30/20						
06/30/20	KFJ	Research status of budget a	and assessment he	aring documen	nts.	0.20 hrs
	Total fees	s for this matter				\$1,528.50
MATTER S	UMMARY	<u>.</u>				
	Jusevitch	Sarah S. /esley S.	OTAL FEES	0.30 hrs 0.20 hrs 0.10 hrs 0.30 hrs 0.20 hrs 5.70 hrs	180 /hr 125 /hr 200 /hr 180 /hr 180 /hr 235 /hr	\$54.00 \$25.00 \$20.00 \$54.00 \$36.00 \$1,339.50
	т	OTAL CHARGES FOR THIS	S MATTER			\$1,528.50
BILLING S	SUMMARY	Ľ				
	Jusevitch	Sarah S.		0.30 hrs 0.20 hrs 0.10 hrs 0.30 hrs 0.20 hrs 5.70 hrs	180 /hr 125 /hr 200 /hr 180 /hr 180 /hr 235 /hr	\$54.00 \$25.00 \$20.00 \$54.00 \$36.00 \$1,339.50
		Т	OTAL FEES			\$1,528.50
		TOTAL CHARGES FOR T	THIS BILL			\$1,528.50

Please include the bill number with your payment.

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092



Invoice #
21964

Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771



		mollylandscapegirl	89@gmail.com
DI	1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -	Date	Phone #
Please m	ake check out to North Florida Landscape	9/1/2020	904-388-9354
Quantity	Description	Rate	Amount
320.538.462 370.538.462 320.50.462	Landscape Services: TrailMark: Common Area - September Amenities Center - September Landscape Services: TrailMark: Right-of-way in unsold lots - September APPROVED By Alex Boyer at 11:36 am, Aug 27, 2020 Common Area \$20,975 (ROW) O&M Landscape \$487.50 Amenities Center \$2180.42	20,975.00 2,180.42 487.50	20,975.00 2,180.42 487.50
Please m	ake check out to North Florida Landscape	Total	\$23,642.9

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092



Invoice #
21969

Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771

320.138.463



	321 376 ND	mollylandscapegir	189@gmail.com
DI	1 1 1 >	Date	Phone #
Please m	ake check out to North Florida Landscape	8/28/2020	904-388-9354
Quantity	Description	Rate	Amount
	Landscape Services: Relocate Mainline 160' Sch 40 sleeve @ \$10.00 160' 2" sleeve, Sch 40 @ \$2.00 160 1" sleeve, Sch 40 @ \$1.25 200' 3" mainline @ \$4.00 200' Hunter 2 Wire irrigation wire @ \$2.00 New Zone and Labor APPROVED By Alex Boyer at 11:07 am, Aug 31, 2020 D&M Irrigation Maintenance	0.00 1,600.00 320.00 200.00 800.00 400.00 750.00	0.00 1,600.00 320.00 200.00 800.00 400.00 750.00
Please m	ake check out to North Florida Landscape	Total	\$4,070.00



7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256

Date	Invoice #
9/1/2020	4029B

Bill To
Six Mile Creek CDD
Teresa Viscarra
GMS

APPROVED

By Alex Boyer at 1:23 pm, Aug 31, 2020

Lake Contract

BY: Project

P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	Monthly Lake Service- 13 Waterways #39 310.538.464	1,675.00	1,675.0
	Please note that our remittance address has changed. Our new remittance address is: 7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256		
		Total	\$1,675.00

Evergreen Lifestyles Management, LLC

2100 S Hiawassee Rd Orlando, FL 32835 321-558-6500 INVOICE

DATE: INVOICE # 8/31/2020 SMCCDD0820N

BILL TO

ACCT# 110059890 Six Mile Creek CDD Teresa Viscarra

Governmental Management Services-CF, LLC

1408 Hamlin Avenue, Unit E

St. Cloud, L 34771

VENDOR	DESCRIPTION		The state of	TANDOM
Monthly Mgt Fee	management fees 320.539-121	Mgt Fee	\$	4,925.3
Personnel Hours	120 Payroll Hours for August 2020 320 -538 -122	Payroll	\$	3,360.00
LM-Verizon	iPad monthly service (321-320-5443) 330 - 538 - 41	Entertainment	\$	10.0
AMEX Various Purcha	ase: Event and Office Supplies		\$	309.7
Fast Trivia	Adult and Family Trivia Night		\$	280.00
Fast Trívia	(Two) Bingo Nights		\$	140.00
		CONTROL DE LA SECTION DE LA CONTROL DE LA CO		
		to the State of the		
				Market.
			e e	
You have	THE RESERVE OF THE PARTY OF THE	ng Badhassanna		
To the state of	to the free medical parties and the parties of the control of	S PRINCIPLE	5	1000
126 VIII (1463)		PERSONAL PROPERTY.	Har	1263
El San William				100
			12 17 19 19	
DESCRIPTION OF THE PERSON OF T				
SECTION	CONTRACTOR OF THE PROPERTY OF THE PARTY OF T	L N. A. W. S. S. S.	SERVE	W. S.
W # 5	E BUSSING WEEKS MATERIAL DESCRIPTION			
		Subtotal	\$	9,025.1

#33

OTHER COMMENTS

Please include the account number 110059890 on your check

Please send all payments to our new address:

2100 S Hiawassee Rd

Orlando, FL 32835

TOTAL Due

9,025.16

Make all checks payable to Evergreen Lifestyles Management, LLC

\$

CHECK REQUEST INVOICE

DATE:

8/24/2020

INVOICE #

8242020

DUE DATE:

ASAP

Evergreen	Lifestyles	Manag	ement	LLC
-----------	------------	-------	-------	-----

(Payable to)

2100 S. Hiawassee Road, Orlando FL 32852

Address, City, State, Zip

(Mail to)

Association

☐ Vendor

BILL TO

Name and No. of Association:

Evergreen

DESCRIPTION		GL CODE	AMOUNT	
Bill Back to Six Mile Creek CDD:				
POOLWEBAQUATICTECH 2078777900 ME	Pool Grate Replacement	Pool Maitenance	33.0.538. 445	21.89
TURNER ACE HDWR-WGV ST AUGUSTINE FL	Return for non working keys/wasp spray	Operating Supplies	320.538-	-7.22
THE WINEY WENCH 0000 SAINT AUGUSTI FL		Special Events	0.	60.00
WALGREENS #11165 000 SAINT AUGUSTI FL	Winner Prize Chalk the Walk Winner Prize	Special Events	×	40.59
Amazon Marketplace	Winner Prize Chalk the Walk Winner Prize	Special Events	4	16.92
Amazon Marketplace	Chalk the Walk Winner Prize	Special Events	ج. م	9.99
Amazon Marketplace	Popcorn Bags	Special Events	n ₂	24.99
Amazon Marketplace	Bookshelf	Office Supplies	330-538-51	76.67
Amazon Marketplace	Popcorn	Special Events	320.539.472	39.99
TURNER ACE HDWR-WGV ST AUGUSTINE FL	New Keys & Rings	Operating Supplies	320-738-57	25.89
	Dlease re	member to attac	ch all receints!	

Please remember to attach all receipts!

Lynzi Chambers	TOTAL DUE \$	309.7
Authorized by:		

Approved by:

Customer Support



Search Keyword or Part #

Q

Shop Departments >

FREE SHIPPING ON ALL ORDERS OVER \$50

Thank you! Your order has been placed successfully.

Your order # is 129378579. You will receive an order confirmation email with details of your order and a link to track its progress.

SKU	ltem	Price	QTY	Total
SP1019BA	Gutter/Deck Grate Only with Screws 2-3/8 Inches Wide - White	\$3.65	4	\$14.60
		Su	btotal:	\$14.60
			Tax:	\$1.34
		Shi	pping:	\$5.95
		Grand	i Total:	\$21.89

Payment Method

Credit Card

Billing Address

Evergreen-LM Lynzi Chambers 4.5 * * * * * * * Coogle
Customer Reviews

THANK YOU FOR SHOPPING AT TURNER ACE HARDWARE WGV 6205 STATE ROAD 16 ST. AUGUSTINE FL 32094 (904) 907-2424

PLEASE REMIT PAYMENT 13164 ALLANIC BLVD JACKSONVILLE, FL 32225

08/17/20 2:52PM 402 SALE 08/17/20 2:52PM 402 SALE

5605118 -1 EA 3.59 EA D

HOUSE KEY Y11 PK/250. -3.59

Orig: B78720/4 07/22/20 TX:

7415144 1 EA 3.99 EA S

FOAM WASP & HORNET17.502 3.99

Regular Price: 4.99

You Saved : 1.00

5605118 -2 EA 3.59 EA D

HOUSE KEY Y11 PK/250. -7.18

Orig: B78720/4 07/22/20 TX: Orig: B78720/4 07/22/20 TX:

SUB-TOTAL:\$ 6.78 TAX: \$ -.44 TUTAL: \$ -7.22 BC AMT: \$ -7.22

BK CARD#: XXXXXXXXXXXX1007 MID: ********* 2885 TID: ***6120 AUTH: 0 AMT: \$ -7.22 Host reference #:191015 Bat#

CARD TYPE:AM EXPRESS EXPR: XXXX TXnID/ValCode: 278036

Bank card USD\$ -7.22



==>> JRNL#B91015/4 CUST NO: +4

I agree to pay above total amount according to card issuer agreement (merchant agreement if credit voucher) Acct: CASH CUSTOMER ST 4

Customer Copy

YOU SAVED \$.89 BY SHOPPING AT TURNER ACE HARDWARE WGV

Seasonal items are non-refundable. Special Orders are non-refundable. THANK YOU FUR SHOPPING AT TURNEL ALL HARDWARE WGV 6205 STATE RUAD 16 51. AUGUSTINE FL 32054 (904) 907-2424

PITASE REMIT PAYMENT 13164 AFLANIC BLVD JACKSONVILLE, FL 32225

07/22/20 3:06PM

5605118 3 EA \$3.59 EA HOUSE KEY Y11 PK/250 \$10.77 5930037 \$2.79 EA KEYKRAFTER #95 BRAS \$8.37 5935937 2 EA \$1.59 EA CD 1IN SPEEL REY RING \$3.18 50244 1 EA \$1.99 EA KEY SCHLAGE SC4-ACE \$1.99

SUB TOTAL:\$ 24.31 TAX: \$ TOTAL \$

BK CARD#: XXXXXXXXXXXXX1007 MID: **********2885 TID: ****5120 AUTH: 898037 AMT: \$ 25.89

Host reference #:178720 Bat#

Authorizing Network: AMEX

Chip Read

CARD TYPE: AM EXPRESS EXPR: XXXX

AID : A000000025010801 TVR : 0000008000 IAD : 064C010360A002

TS1 : F800 ARC : 00 MODE : Issuer CVM . NO CVM

Name : AMERICAN EXPRESS

ATC :0083

AC : 153075B7CE4D56FC TxnID/ValCode: 247969

Bank card USDs 25.83



==>> JRNL#B78720/4 CUST NO:#4

THANK YOU LYNZI CHAMBERS FOR YOUR PATRONAGE

ADDI FASH CUSTOMER ST 4

THE MINEY RENCH 500 OUTST HAIT BEVOL SALNT AUGUSTINE TE 22009 (206) 717 WELL

Bank III 1340 Herchant ID: 3217 Jerus ID: 001

Sale

XXXXXXXXXXXXI007

Entry Method: Chip

Total: \$

60.00

08/14/20 Inv #: 000002

13:11:43

Appr Code: 835315 Batch#: 227801

Approd: Online Retrieval Ref. n zuluubul

AMERICAN LAPRESS AIII: AUGUUGGUZS010801 TS1: F800

IVR: DOGGGGGGGG

Customer Cour

THANK YUU!

Walgreens

#11165 5445 STATE ROAD 16 SAINT AUGUSTINE, FL 32092 904-940-5556

244

6984 0021 08/14/2020 1:54 PM

HERSHEY REESESTKS KING SZ 30Z
03400000203 A 1.99 SALE
REGULAR PRICE 2.29 or 2/4.00
REWARDS SAVINGS 0.30
RETURN VALUE 1.99
BROOKSIDE DK CHOC CVRD POMGRNT 7Z
06843738908 A 3.99 SALE
REGULAR PRICE 4.99 or 2/9.00
REWARDS SAVINGS 1.00
RETURN VALUE 3.99
GODIVA GOLDMRK GFT BX 11PC 4.670Z
03129013295 A 9.99
RETURN VALUE 9.99
GHIRARDELLI MLK CHOC W/CRML 3.50Z
74759960764 A 3.49
RETURN VALUE 3.49

74759960764 A 3.49
RETURN VALUE 3.49
(C) HALLMARK TISSUE WHITE 10SH 76379508782 A 1.5
RETURN VALUE 1.99
H/MARK BAG BUNDLE 3 LG SOLID B 76379553858 A 7.5
RETURN VALUE 7.99
JACK LINKS ORGNL STEAK BITE 1,50Z 01708288600

O1708288600 4.9

O1708288600 4.9

RETURN VALUE 2.49 ea

SOUR PATCH WTRMLN THTR BOX 3.50Z

07046208251 A 1.1

1 @ 1.69 or 4/4.00

RETURN VALUE 1.00

MARS M&MS MC THEATER BOX 3.10Z

04000049752 A 1.

1.00

1 @ 1.69 or 4/4.00 RETURN VALUE 1.00 JOLLY RANCHER GUMMS ASRT BX 3.50Z 01070085840 A 1.0

1 0 1.69 or 4/4.00 RETURN VALUE 1.00 HERSHEY REESE PIECES THTR BOX 40Z 03400011470 A 1.

1 0 1.69 or 4/4.00 RETURN VALUE 1.00

POINT CPN \$20.00+ PURCH

SUBTOTAL SALES TAX A=6.5% TOTAL AMEX ACCT 1007 CHANGE



Final Details for Order #114-0748567-8228211

Print this page for your records.

Order Placed: August 12, 2020

Amazon.com order number: 114-0748567-8228211

Order Total: \$26.91

Shipped on August 13, 2020

Items Ordered Price

1 of: Unicorn Adventure Scratch and Sketch: An Art Activity Book for Creative Kids of All \$9.99

Ages, Lee Nemmers

Sold by: Amazon.com Services LLC

Condition: New

1 of: Paint by Sticker Kids: Zoo Animals: Create 10 Pictures One Sticker at a Time!, \$5.90

Workman Publishing

Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

One-Day Shipping

Shipped on August 13, 2020

Items Ordered Price

1 of: Komidea DIY Oil Painting, Paint by Number Kits for Kids Beginner, Lovely Owl \$9.99

8x8inch

Sold by: Komidea (seller profile)

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

One-Day Shipping

Payment information

Payment Method:Item(s) Subtotal: \$25.88American Express | Last digits: 1007Shipping & Handling: \$0.00

Billing address Total before tax: \$25.88

https://www.amazon.com/gp/css/summary/print.html/ref=ppx_yo_dt_b_invoice_o05?ie=UTF8&orderID=114-0748567-8228211

Lynzi Chambers 2100 S Hiawassee Rd Orlando, FL 32835 United States Estimated tax to be collected: \$1.03

Grand Total: \$26.91

Credit Card transactions

AmericanExpress ending in 1007: August 13, 2020: \$16.92 AmericanExpress ending in 1007: August 13, 2020: \$9.99

To view the status of your order, return to Order Summary.

Conditions of Use | Privacy Notice © 1996-2020, Amazon.com, Inc. or its affiliates



Final Details for Order #114-1498436-6385812

Print this page for your records.

Order Placed: August 7, 2020

Amazon.com order number: 114-1498436-6385812

Order Total: \$76.67

Shipped on August 8, 2020

Items Ordered Price

1 of: VASAGLE Tree Bookshelf, 8-Tier Floor Standing Bookcase, with Wooden Shelves for \$71.99 Living Room, Home Office, Rustic Brown ULBC11BX
Sold by: Songmics Direct (seller profile) | Product question? Ask Seller

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

One-Day Shipping

Payment information

Payment Method:

American Express | Last digits: 1007

Item(s) Subtotal: \$71.99

Shipping & Handling: \$0.00

Billing address

Lynzi Chambers 2100 S Hiawassee Rd Orlando, FL 32835 United States

vassee Rd Estimated tax to be collected: \$4.68

Grand Total: \$76.67

Total before tax: \$71.99

Credit Card transactions

AmericanExpress ending in 1007: August 8, 2020: \$76.67

To view the status of your order, return to Order Summary.

Conditions of Use | Privacy Notice © 1996-2020, Amazon.com, Inc. or its affiliates



Final Details for Order #114-3587539-2778615

Print this page for your records.

Order Placed: August 6, 2020

Amazon.com order number: 114-3587539-2778615

Order Total: \$64.98

Shipped on August 8, 2020

Items Ordered Price

1 of: 4108 Great Northern Popcorn Premium 8 Ounce Popcorn Portion Packs, Case of 40 \$39.99

Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

Amazon Day Delivery

Shipped on August 10, 2020

Items Ordered Price

1 of: 1 oz. Popcorn Bag, Burst Design, 1000 per Case

Sold by: Snappy Popcorn Co. (seller profile)

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method: Item(s) Subtotal: \$64.98

American Express | Last digits: 1007 Shipping & Handling: \$0.00

Billing address

Total before tax: \$64.98
Lynzi Chambers

2100 S Hiawassee Rd Estimated tax to be collected: \$0.00

Orlando, FL 32835
United States
Grand Total: \$64.98

Credit Card transactionsAmericanExpress ending in 1007: August 10, 2020: \$24.99
AmericanExpress ending in 1007: August 8, 2020: \$39.99

\$24.99

Page	1	of	2
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CHECK REQUEST INVOICE

DATE: 07.29.20
INVOICE # 73020
DUE DATE: ASAP

John Harrell
(Payable to)

1119 Romaine Circle E, Jacksonville, FL 32225

Address, City, State, Zip

(Mail to)

☐ Association

✓ Vendor

BILL TO

Evergreen Lifestyles Management

DESCRIPTION	GL CODE	AMOUNT
Trivia Night- Adult		140
Trivia Night- Family		140
320-538-472		
Bill back to Six Mile Creek CDD		
Please print in Jacksonville corporate office for pick up by		
7/28/2020		

Please remember to attach all receipts!

Lynzi Chambers TOTAL DUE \$ 280.00

INVOICE

FAST JAXTRIVIA.com

Jacksonville's Best Trivia

Shows!

170

INVOICE NO. DATE

DATE OF SERVICE

7/17/2020 8/29/2020

Jacksonville, Florida (904) 233-7792 john@fastjaxtrivia.com

TO

John Harrell FastJAXTRIVIA.com Jacksonville, Florida

JOB		PAYMENT TE	RMS			
Trivia Host	Due on day of service					
DESCRIPTION	QUANTITY	AMOUNT	TOTAL			
Trivia Nights		2.00	\$140.00	\$280.00		
				\$0.00		
				\$0.00		
				\$0.00		
				\$0.00		
				\$0.00		
				\$0.00		
				\$0.00		
, there is not a second				\$0.00		
			TOTAL DUE	\$280.00		

Make all checks payable to John Harrell

THANK YOU FOR YOUR SUPPORT!

Page	1	_ of	2
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CHECK REQUEST INVOICE

			DATE:	08.27.20
			INVOICE #	82720
			DUE DATE:	ASAP
Iohn Harrell				
Payable to)			 -	
119 Romaine Circle E,	Jacksonville, FL 32	225		
Address, City, State, Zip				
Mail to)				
☐ Association	✓ Vendor			

BILL TO

Evergreen Lifestyles Management

GL CODE	AMOUNT
	140
	GL CODE

Please remember to attach all receipts!

Lyngi Chambers
Authorized by: **TOTAL DUE \$** 140.00

INVOICE

FAST JAXTRIVIA.com

Jacksonville's Best Trivia Shows!

Jacksonville, Florida (904) 233-7792 john@fastjaxtrivia.com

 INVOICE NO.
 220

 DATE
 8/27/2020

 DATE OF SERVICE
 9/25/2020

TO

John Harrell FastJAXTRIVIA.com Jacksonville, Florida

JOB		PAYMENT TE	RMS	
Bingo Host		Due on day of	service	
DESCRIPTION	QUANTITY	AMOUNT	TOTAL	
Bingo		1.00	\$140.00	\$140.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
	Tuches, his			\$0.00
			TOTAL DUE	\$140.00

Make all checks payable to John Harrell

THANK YOU FOR YOUR SUPPORT!

Clary & Associates, Inc.

3830 Crown Point Road Suite A . Jacksonville, Florida 32257 . (904)260-2703

PHASE 9-DEVELOPER FUNDED LIST

INVOICE NO: 2020-384

PAGE 1

DATE: 07/31/20

4544

DELIVER TO:

SIX MILE CREEK CDD PER CONTRACT, SEE FILE FROM 475 WEST TOWN PLACE, #114 ETM FOR LIMITS

Saint Augustine FL 32092

ORDERED BY: GREGG KERN

W.O. NO. 2020-384

DESCRIPTION: 06/12/20

SUBDIVISION: TRAILMARK UNIT 9

SECTION: 38 TOWNSHIP: 6S RANGE: 28E

ADDRESS

: TRAILMARK DR

ST. JOHNS FL ST. JOHNS

IN NAME OF : PHASE 9: TREE SURVEY OF UPLANDS AND

IMPACTED WETLANDS

79

TREE SURVEY

300-131-101

27,650.00

TOTAL DUE \$XXXXXXX

Minus a credit of

-\$3750.00

TOTAL DUE = \$23,900.00

PAYMENT DUE 10 DAYS FROM RECEIPT PLEASE REFER TO INVOICE NUMBER WHEN MAKING PAYMENT



Six Mile Creek CDD C/O GMS, LLC 1408 Hamlin Ave. Unite E St. Cloud, FL 34771

22

300-131-101

July 31, 2020

Project No:

19200.00000

Invoice No:

0195007

Project

19200.00000

Six Mile Creek CDD-Phase 9 Construction Documents (WA#37)

Professional Services rendered through July 31, 2020

Task

Site Plan Revisions

Current

Prior

To-Date

Total Billings Contract Limit 0.00

7,372.00

7,372.00

7,500.00

Remaining

128.00

Total this Task

0.00

Task

02-07

Lump Sum Services

Task	Contract Amount	Percent Complete	Earned To Date	Previously Billed	Current Billed
2. MDP Modification	7,500.00	98.00	7,350.00	7,125.00	225.00
3. Construction Plan Preparation	76,050.00	98.00	74,529.00	74,529.00	0.00
4. Landscape Design(Code Design)	7,400.00	98.00	7,252.00	7,030.00	222.00
5. SJC & SJCUD Plan Approval	12,500.00	50.00	6,250.00	6,250.00	0.00
FDEP Water & Sewer Permits	5,000.00	50.00	2,500.00	2,500.00	0.00
7. SJRWMD ERP	19,200.00	90.00	17,280.00	14,400.00	2,880.00
Total Fee	127,650.00		115,161.00	111,834.00	3,327.00

Total Fee

3,327.00

Total this Task

\$3,327.00

Task	XP	Expenses			
Consultants					
W. W. Gay	Fire & Inte	grated Systems, Inc		400.00	
Total Consultants				400.00	400.00
Expenses					
Reproduct	ions			60.72	
Delivery / Messenger Svc				71.70	
	Total	Expenses	1.0 times	132.42	132.42

Total this Task

\$532.42

Invoice Total this Period

\$3,859.42

Outstanding Invoices

 Number
 Date
 Balance

 0194659
 7/2/2020
 32,635.50

 Total
 32,635.50

Total Now Due

\$36,494.92

England-Thims & Miller, Inc.

ENGINEERS - PLANNERS - SURVEYORS - CIIS - LANDSCAPE ARCHITECTS 14775 Cld St. Augustine Road - Jacksonville, Plonda 32255 - 1el 90-442-8990 - 1ax 904-846-9485 CA-00002584 LC-0000316



PLEASE REMIT TO: ECS FLORIDA, LLC 14026 THUNDERBOLT PLACE, SUITE 600 CHANTILLY, VA 20151

Invoice Date

Invoice Number

8/5/2020.

821965

Always Rafer To Above Number

PROJECT NAME:

TrailMark Phase 9 Pond Berm Stability

St. Johns, FL.

TO: Mr. Gregg Kern

Six Mile Creek Community Development c/o Scott Wild, P.E. - England-Thims & M 14775 Old Saint Augustine Road

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

CUSTOMER CODE PROJECT NO. BILLED THRU DATE

TERMS

Please Pay This Amount:

\$4,500.00

513905 35:30586

For Geotechnical Services

8/1/2020

DUE UPON RECEIPT

Douts.

Unit Price Extension Total

Description ...

Quantity.

\$4,500.00

Subtotal:

\$4,500.00

Invoice Total - Please Remit =>

\$4,500.00

If you have any questions regarding this invoice, please contact Chris Egan at 904.886.5015

F127

300-131-101

* BUDGET SUMMARY *

Budget Estimate:

\$4,500.00

Previously Invoiced:

\$0.00

Amt. This Invoice:

\$4,500.00

Amt. Remaining:

\$0.00

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Six Mile Creek CND DATE:	9/22/20
PAYABLE TO: Six Mile Creek CAD do USBank	#55
AMOUNT REQUESTED: # 7,720.23	
REQUESTED BY: J. Vis Can	
ACCOUNT # 300-207-10100	
DESCRIPTION OF NEED: 17/8 Debt Seevice Assessments	
Filo Debt Service Assessments	
Series 2015	
APPROVED BY: A. Lovera	
SIGNATURE:	

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SPECIAL ASSESSMENT RECEIPTS - FY2018

TAX COLLECTOR

							GRO	250	ASSESSMENTS	\$	481,416	\$	114,362	\$	241,989	\$	125,066	
								VET	ASSESSMENTS	\$	452,531	\$	107,500	\$	227,470	\$	117,562	
												ı			2015		2016A	
DATE		GRO	SS ASSESSMENTS	D	ISCOUNTS/	CO	MMISSIONS		INTEREST	NI	TAMOUNT	GE	NERAL FUND	DI	EBT SERVICE	DI	EBT SERVICE	TOTAL
RECEIVED	DIST.		RECEIVED	F	PENALTIES		PAID INCOME				RECEIVED		23.76%		50.27%		25.98%	100%
11/6/17	1	\$	_	\$	-	\$		\$	~	\$	-	\$	-	\$	-	\$	-	\$ 2
11/15/17	2	\$	18,378.05	\$	735.12	\$	352.86	\$	-	\$	17,290.07	\$	4,107.30	\$	8,691.03	\$	4,491.74	\$ 17,290.07
11/28/17	3	\$	242,670.28	\$	9,706.67	\$	4,659.27	\$	-	\$	228,304.34	\$	54,234.28	\$	114,759.56	\$	59,310.50	\$ 228,304.34
12/11/17	4	\$	64,669.58	\$	2,586.79	\$	1,241.66	\$	*	\$	60,841.13	\$	14,452.97	\$	30,582.43	\$	15,805.73	\$ 60,841.13
12/27/17	5	\$	41,818.80	\$	1,672.76	\$	802.92	\$	-	\$	39,343.12	\$	9,346.06	\$	19,776.23	\$	10,220.83	\$ 39,343.12
1/4/17	INT	\$	-	\$	-	\$		\$	22.62	\$	22.62	\$	5.37	\$	11.37	\$	5.88	\$ 22.62
1/24/18	6	\$	84,609.34	\$	3,384.39	\$	1,624.50	\$	-	\$	79,600.45	\$	18,909.29	\$	40,012.00	\$	20,679.16	\$ 79,600.45
2/26/18	7	\$	12,846.42	\$	341.03	\$	250.11	\$	-	\$	12,255.28	\$	2,911.27	\$	6,160.24	\$	3,183.76	\$ 12,255.28
3/13/18	8	\$	8,955.04	\$	89.56	\$	177.31	\$	-	\$	8,688.17	\$	2,063.90	\$	4,367.20	\$	2,257.07	\$ 8,688.17
4/18/18	9	\$	6,933.78	\$	-	\$	138.68	\$		\$	6,795.10	\$	1,614.19	\$	3,415.63	\$	1,765.28	\$ 6,795.10
5/16/18	10	\$	285.80	\$	-	\$		\$	i w	\$	285.80	\$	67.89	\$	143.66	\$	74.25	\$ 285.80
6/18/18	11	\$	547.86	\$	-	\$	10.96	\$	-	\$	536.90	\$	127.54	\$	269.88	\$	139.48	\$ 536.90
7/10/18	INT	\$	-	\$	-	\$	-	\$	6.88	\$	6,88	\$	1,28	\$	6.88	\$	3.25	\$ 11.41
9/17/18	12	\$	-	\$	-	\$		\$	8.31	\$	8.31	\$	1.97	\$	5.48	\$	2.83	\$ 10.28
10/30/18	EXCESS	\$	4,123.73	\$		\$	-	\$		\$	4,123.73	\$	979.60	\$	2,072.84	3	1,071.29	\$ 4,123.73
			3.55-710-81013													/		45
TOTALS		\$	485,838.68	\$	18,516.32	\$	9,258.27	\$	37.81	\$	458,101.90	\$	108,822.93	\$	230,274.43	\$	119,011.04	\$ 458,108.41

300-207-10100

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SPECIAL ASSESSMENT RECEIPTS - FY2020

TAX COLLECTOR

								ASSESSMENTS ASSESSMENTS	0.53	1,683,766 1,582,740			\$	228,094 214,408	\$	473,316 444,917	\$ \$	400,800 376,752		
DATE RECEIVED	DIST.	GRO	SS ASSESSMENTS RECEIVED	SCOUNTS/ ENALTIES	CC	MMISSIONS PAID		INTEREST INCOME		ET AMOUNT RECEIVED	٩	SENERAL FUND 34.54%	D	2015 EBT SERVICE 13.55%	D	2016A EBT SERVICE 28.11%	DI	2017A EBT SERVICE 23.80%		TOTAL 100%
11/19/19 11/25/19	1 2	\$	6,634.88 1,075.44	\$ 265.39 59.15	\$ \$	127.39 20.33	\$ \$	*	\$	6,242.10 995.96	\$	344.00	\$	845.60 134.92	\$	1,754.69 279.97	\$	1,485.85 237.08	\$ \$	6,242.10 995.96
11/26/19 12/13/19	3 4	\$	37,676.82 464,864.92	\$ 1,507.05 18,595.61	\$	723.40 8,925.39	\$	**	\$	35,446.37 437,343.92	\$	12,242.84 151,054.49	\$	4,801.79 59,245.43	\$	9,964.17 122,939.73	\$	8,437.57 104,104.27	\$	35,446.37 437,343.92
12/19/19 1/14/20	5 6	\$	59,542.11 309,908.75	\$ 2,337.53 12,396.20	\$	1,144.09 5,950.25	\$	5	\$	56,060.49 291,562.30	\$	19,362.77 100,702.89	\$	7,594.32 39,496.91	\$	15,758.91 81,959.73	\$	13,344.50 69,402.77	\$	56,060.49 291,562.30
1/29/20	7	5	506,818.18	17,269.13	\$	9,790.98	\$	-	\$	479,758.07	Ş	165,703.94	\$	64,991.12	\$	134,862.58	\$	114,200.43	\$	479,758.07
1/30/20 3/30/20	1-INT 8	\$ \$	27,355.80	\$ 613.94	\$	534.84	\$	1,582.68	\$	1,582.68 26,207.02	\$	546.64 9,051.66	\$	214.40 3,550.17	\$	444.90 7,366.93	\$	376.74 6,238.25	\$	1,582.68 26,207.02
4/14/20 5/6/20	2-INT 9	\$	246,300.56	\$ 315.32	\$	- 4,919.70	\$	751.41	\$	751.41 241,065.54	\$	259.53 83,261,78	\$	101.79 32,656.29	\$	211.23 67,764.82	\$	178.86 57,382.65	\$	751.41 241,065.54
6/10/20	10	\$	6,451.36	\$ 513.52	\$	129.03	\$	*	\$	6,322.33	Ş	2,183.67	\$	856.46	\$	1,777.24	\$	1,504.95	\$	6,322.33
7/10/20 7/13/20	3-INT 11	\$	17,956.66	\$	\$	359.13	\$	19.75 -	\$	19.75 17,597.53	\$	19.75 6,078.02	\$	2,383.87	\$	4,946.76	\$	4,188.87	\$	19.75 17,597.53
TOTALS		\$	1,684,585.48	\$ 53,359.32	\$	32,624.53	\$	2,353.84	\$	1,600,955.47	1	552,967.95	\$	216,873.07	\$	450,031.65	\$	381,082.80	\$	1,600,955.47

\$5,647.39

DIRECT BILLED ASSESSMENTS

SIX MILE CREEK INVESTMENT GROUP LLC

\$528,333.67

\$200,682.43 \$327,651.24 300-207-10/

	DATE	DUE	CHECK	NET	Т	AMOUNT	GENERAL	SERIES
	RECEIVED	DATE	NO.	ASSESSED		RECEIVED	FUND	2017A&B
_	12/13/19	10/15/19	1830	\$ 50,170.61	\$	50,170.61	\$ 50,170.61	\$
	1/6/20	1/1/20	1854	\$ 50,170.61	\$	50,170.61	\$ 50,170.61	\$ -
	12/10/19	4/1/20	513704	\$ 276,249.97	\$	115,206.72	\$ 37,920.00	\$ 77,286.72
	4/23/20	7/1/20	WIRE	\$ 50,170.60	\$	12,250.61	\$ 12,250.61	\$
	4/23/20	9/30/20	WIRE	\$ 101,571.88	\$	186,712.64	\$ 37,920.00	\$ 148,792.64
				\$ 528,333.67	\$	414,511.19	\$ 188,431.83	\$ 226,079.36

CHECK REQUEST FORM

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SPECIAL ASSESSMENT RECEIPTS - FY2018

TAX COLLECTOR

									ASSESSMENTS ASSESSMENTS	8	481,416 452,531	\$	114,362 107,500	- 9	241,989 227,470	\$	125,066 117,562		
							•	101	A33E33WERTS	4	432,331	ľ	107,300	7	2015	÷	2016A		
DATE		GRO	SS ASSESSMENTS	D	ISCOUNTS/	со	MMISSIONS		INTEREST	N	ET AMOUNT	GE	ENERAL FUND	DI	BT SERVICE	DI	EBT SERVICE		TOTAL
RECEIVED	DIST.	APEROLISE	RECEIVED	F	PENALTIES	(0.500)	PAID		INCOME		RECEIVED		23.76%		50.27%		25.98%		100%
												П							
11/6/17	1	\$	-	\$		\$		\$	•	\$	-	\$	-	\$		\$		\$	
11/15/17	2	\$	18,378.05	\$	735.12	\$	352.86	\$	-	\$	17,290.07	\$	4,107.30	\$	8,691.03	\$	4,491.74	\$	17,290.07
11/28/17	3	\$	242,670.28	\$	9,706.67	\$	4,659.27	\$		\$	228,304.34	\$	54,234.28	\$	114,759.56	\$	59,310.50	\$	228,304.34
12/11/17	4	\$	64,669.58	\$	2,586.79	\$	1,241.66	\$		\$	60,841.13	\$	14,452.97	\$	30,582.43	\$	15,805.73	\$	60,841.13
12/27/17	5	\$	41,818.80	\$	1,672.76	\$	802.92	\$		\$	39,343.12	\$	9,346.06	\$	19,776.23	\$	10,220.83	\$	39,343.12
1/4/17	INT	\$	-	\$	-	\$	-	\$	22.62	\$	22.62	\$	5.37	\$	11.37	\$	5.88	\$	22.62
1/24/18	6	\$	84,609.34	\$	3,384.39	\$	1,624.50	\$	-	\$	79,600.45	\$	18,909.29	\$	40,012.00	\$	20,679.16	\$	79,600.45
2/26/18	7	\$	12,846.42	\$	341.03	\$	250.11	\$		\$	12,255.28	\$	2,911.27	\$	6,160,24	\$	3,183.76	\$	12,255.28
3/13/18	8	\$	8,955.04	\$	89.56	\$	177.31	\$	-	\$	8,688.17	\$	2,063.90	\$	4,367.20	\$	2,257.07	\$	8,688.17
4/18/18	9	\$	6,933.78	\$	-	\$	138.68	\$	-	\$	6,795.10	Ś	1,614.19	\$	3,415.63	\$	1,765.28	\$	6,795.10
5/16/18	10	\$	285.80	\$	-	\$	· -	\$		\$	285.80	s	67.89	\$	143.66	\$	74.25	\$	285.80
6/18/18	11	\$	547.86	\$	-	\$	10.96	\$		\$	536.90	ŝ	127.54	\$	269.88	\$	139.48	\$	536.90
7/10/18	INT	\$		\$		\$	-	\$	6.88	\$	6.88	\$	1.28	\$	6.88	\$	3.25	\$	11.41
9/17/18	12	\$		\$	-	\$	-	\$	8.31	\$	8.31	s	1.97	\$	5.48	\$	2.83	\$	10.28
10/30/18	EXCESS	\$	4,123.73	\$		\$		\$		\$	4,123.73	\$	979.60	\$	2,072.84	\$	1,071.29	\$	4,123.73
TOTALS		Ś	485,838,68	\$	18,516.32	\$	9,258.27	¢	37.81	\$	458,101.90	5	108,822.93	Ś	230,274.43	\$	119,011.04	Ś	458,108,41

300-207-102

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SPECIAL ASSESSMENT RECEIPTS - FY2020

TAX COLLECTOR

								ASSESSMENTS ASSESSMENTS		1,683,766 1,582,740	\$	581,557 546,664	\$	228,094 214,408	\$	473,316 444,917 2016A	\$	400,800 376,752	
DATE		GRO	SS ASSESSMENTS	DI	scounts/	co	MMISSIONS	INTEREST	NI	ET AMOUNT	۱,	ENERAL FUND	D	2015 EBT SERVICE	D	EBT SERVICE	DI	2017A EBT SERVICE	TOTAL
RECEIVED	DIST.	0,.0	RECEIVED		ENALTIES		PAID	INCOME		RECEIVED	ľ	34.54%	-	13.55%	_	28.11%		23.80%	100%
_											T								
11/19/19	1	\$	6,634.88	\$	265.39	\$	127.39	\$ 3.0	\$	6,242,10	\$	2,155.96	\$	845.60	\$	1,754.69	3	1,485.85	\$ 6,242.10
11/25/19	2	\$	1,075.44	\$	59.15	\$	20.33	\$ -	\$	995.96	\$	344.00	\$	134,92	\$	279 97	\$	237.08	\$ 995.96
11/26/19	3	\$	37,676.82	\$	1,507.05	\$	723.40	\$	\$	35,446.37	\$	12,242.84	\$	4,801.79	\$	9,964.17	9	8,437.57	\$ 35,446.37
12/13/19	4	\$	464,864.92	\$	18,595.61	\$	8,925.39	\$ -	\$	437,343.92	\$	151,054.49	\$	59,245.43	\$	122,939.73	\$	104,104.27	\$ 437,343.92
12/19/19	5	\$	59,542.11	\$	2,337.53	\$	1,144.09	\$ -	\$	56,060.49	\$	19,362.77	\$	7,594.32	\$	15,758.91	\$	13,344.50	\$ 56,060.49
1/14/20	6	\$	309,908.75	\$	12,396.20	\$	5,950.25	\$	\$	291,562.30	\$	100,702.89	\$	39,496.91	\$	81,959.73	\$	69,402.77	\$ 291,562.30
1/29/20	7	\$	506,818.18	\$	17,269.13	\$	9,790.98	\$	\$	479,758.07	\$	165,703.94	\$	64,991.12	\$	134,862.58	\$	114,200.43	\$ 479,758.07
1/30/20	1-INT	\$	-	\$		\$	-	\$ 1,582.68	\$	1,582.68	\$	546,64	\$	214.40	\$	444.90	\$	376.74	\$ 1,582.68
3/30/20	8	\$	27,355.80	\$	613.94	\$	534.84	\$ -	\$	26,207.02	\$	9,051.66	\$	3,550.17	\$	7,366.93	\$	6,238.25	\$ 26,207.02
4/14/20	2-INT	\$		\$		\$	_	\$ 751.41	\$	751.41	\$	259.53	\$	101.79	\$	211.23	\$	178.86	\$ 751.41
5/6/20	9	\$	246,300.56	\$	315.32	\$	4,919.70	\$ -	\$	241,065.54	\$	83,261.78	\$	32,656.29	\$	67,764.82	\$	57,382.65	\$ 241,065.54
6/10/20	10	\$	6,451.36	\$	-	\$	129.03	\$	\$	6,322.33	\$	2,183.67	\$	856.46	\$	1,777.24	\$	1,504.95	\$ 6,322.33
7/10/20	3-INT	\$	-	5		\$	-	\$ 19.75	\$	19.75	\$	19.75	\$	-	\$	-	\$	-	\$ 19.75
7/13/20	11	\$	17,956.66	\$	-	\$	359.13	\$	\$	17,597.53	\$	6,078.02	\$	2,383.87	\$	4,946.76	\$	4,188.87	\$ 17,597.53
TOTALS		\$	1,684,585.48	\$	53,359.32	\$	32,624.53	\$ 2,353.84	\$	1,600,955.47	\$	552,967.95	\$	216,873.07	\$	450,031.65	\$	381,082.80	\$ 1,600,955.47

DIRECT BILLED ASSESSMENTS

\$11,718.86

SIX MILE CREEK INVESTMENT GROUP LLC

\$528,333.67

\$200,682.43 \$327,651.24

300-207-102

SERIES 2017A&B	GENERAL FUND	AMOUNT RECEIVED	NET ASSESSED	NO.	DUE DATE	DATE RECEIVED
*	\$ 50,170.61	\$ 50,170.61	\$ 50,170.61	\$ 1830	10/15/19	12/13/19
-	\$ 50,170.61	\$ 50,170.61	\$ 50,170.61	\$ 1854	1/1/20	1/6/20
77,286.72	\$ 37,920.00	\$ 115,206.72	\$ 276,249.97	\$ 513704	4/1/20	12/10/19
	\$ 12,250.61	\$ 12,250.61	\$ 50,170.60	\$ WIRE	7/1/20	4/23/20
148,792.64	\$ 37,920.00	\$ 186,712.64	\$ 101,571.88	\$ WIRE	9/30/20	4/23/20
226,079.36	\$ 188,431.83	\$ 414,511.19	\$ 528,333.67	\$		

CHECK REQUEST FORM

DISTRICT/ASSOCIATION:	Six Mile Creek CNS	DATE: 9/22/20
PAYABLE TO:	Six Mile Creek CDN do	USBack # 55
AMOUNT REQUESTED:	\$ 9,923.42	
REQUESTED BY:	J. Visca	
ACCOUNT #_	300-207-10600	
DESCRIPTION OF NEED:	7/20 Debt Service Asses	sments
:-	Series 2017A	
APPROVED BY:	A. Lovera	
SIGNATURE:	A	

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

SPECIAL ASSESSMENT RECEIPTS - FY2020

TAX COLLECTOR

								ASSESSMENTS ASSESSMENTS		1,683,766 1,582,740		581,557 546,664		228,094 214,408	\$	473,316 444,917	\$	400,800 376,752		
											ı			2015		2016A		2017A		
DATE		GRO	DSS ASSESSMENTS	DI.	SCOUNTS/	CC	MMISSIONS	INTEREST	N	ET AMOUNT	G	ENERAL FUND	D	EBT SERVICE	DI	EBT SERVICE	DI	BT SERVICE		TOTAL
RECEIVED	DIST.		RECEIVED	P	ENALTIES		PAID	INCOME		RECEIVED		34.54%		13.55%		28.11%		23.80%		100%
											Г								_	
11/19/19	1	\$	6,634.88	\$	265.39	\$	127.39	\$	\$	6,242.10	\$	2,155.96	\$	845.60	\$	1,754.69	\$	1,485.85	8	6,242.10
11/25/19	2	\$	1,075.44	\$	59.15	\$	20.33	\$ -	\$	995,96	\$	344.00	\$	134,92	\$	279.97	\$	237.08	\$	995.96
11/26/19	3	\$	37,676.82	\$	1,507.05	\$	723.40	\$ -	\$	35,446.37	\$	12,242.84	\$	4,801.79	\$	9,964.17	\$	<8,437.57	3	35,446.37
12/13/19	4	\$	464,864.92	\$	18,595.61	\$	8,925.39	\$ -	\$	437,343.92	\$	151,054.49	\$	59,245.43	\$	122,939.73	\$	104,104.27	\$	437,343.92
12/19/19	5	\$	59,542.11	\$	2,337.53	\$	1,144.09	\$ -	\$	56,060.49	\$	19,362.77	\$	7,594.32	\$	15,758.91	\$	13,344.50	\$	56,060.49
1/14/20	6	\$	309,908.75	\$	12,396.20	\$	5,950.25	\$	\$	291,562.30	\$	100,702.89	\$	39,496.91	\$	81,959.73	\$	69,402.77	\$	291,562.30
1/29/20	7	\$	506,818.18	\$	17,269.13	\$	9,790.98	\$ -	\$	479,758.07	\$	165,703.94	\$	64,991.12	\$	134,862.58	\$	114,200.43	\$	479,758.07
1/30/20	1-INT	\$	1-	\$	1.5	\$		\$ 1,582.68	\$	1,582.68	 \$	546.64	\$	214.40	\$	444.90	\$	376.74	\$	1,582.68
3/30/20	8	\$	27,355.80	\$	613.94	\$	534.84	\$ -	\$	26,207.02	\$	9,051.66	\$	3,550.17	\$	7,366,93	\$	6,238.25	\$	26,207.02
4/14/20	2-INT	\$	12	\$	12	\$	-	\$ 751.41	\$	751.41	\$	259.53	\$	101.79	\$	211.23	\$	178.86	\$	751.41
5/6/20	9	\$	246,300.56	\$	315.32	\$	4,919.70	\$ ~	\$	241,065.54	\$	83,261.78	\$	32,656.29	\$	67,764.82	\$	57,382.65	\$	241,065.54
6/10/20	10	\$	6,451.36	\$	-	\$	129.03	\$ -	\$	6,322.33	\$	2,183.67	\$	856.46	\$	1,777.24	\$	1,504.95	s	6,322.33
7/10/20	3-INT	\$		\$		\$	15	\$ 19.75	Ś	19.75	İs	19.75	Ś		Ś	-	Ś		Ś	19.75
7/13/20	11	\$	17,956.66	\$	-	\$	359.13	\$	\$	17,597.53	\$	6,078.02	\$	2,383.87	\$	4,946.76	\$	4,188.87	\$	17,597.53
TOTALS		.\$	1,684,585.48	\$	53,359.32	\$	32,624.53	\$ 2,353.84	\$	1,600,955.47	\$	552,967.95	\$	216,873.07	\$	450,031.65	\$	381,082.80	\$ 1	1,600,955.47

DIRECT BILLED ASSESSMENTS

\$ 9,923.42 300-207-106

SIX MILE CREEK INVESTMENT GROUP LLC

\$528,333.67

\$200,682.43 \$327,651.24

SERIES 2017A&B	GENERAL FUND	AMOUNT RECEIVED	NET ASSESSED	CHECK NO.	DUE	DATE RECEIVED
- 2	\$ 50,170.61	\$ 50,170.61	\$ 50,170.61	\$ 1830	10/15/19	12/13/19
-	\$ 50,170.61	\$ 50,170.61	\$ 50,170.61	\$ 1854	1/1/20	1/6/20
77,286.72	\$ 37,920.00	\$ 115,206.72	\$ 276,249.97	\$ 513704	4/1/20	12/10/19
	\$ 12,250.61	\$ 12,250.61	\$ 50,170.60	\$ WIRE	7/1/20	4/23/20
148,792.64	\$ 37,920.00	\$ 186,712.64	\$ 101,571.88	\$ WIRE	9/30/20	4/23/20
226,079.36	\$ 188,431.83	\$ 414,511.19	\$ 528,333.67	\$		

CHECK REQUEST FORM

DISTRICT/ASSOCIATION:	Six Mile Creek CDI) DATE: 9/22/20
PAYABLE TO:	Six Mile Creek CAN do USBark #55
AMOUNT REQUESTED:	\$ 1,000.00
REQUESTED BY:	Iviscan
ACCOUNT #_	1300-207-10.50D
DESCRIPTION OF NEED:	Refund Series 2017A Reg. 238A
-	Construction June
APPROVED BY:	A. Lovera
SIGNATURE:	



SIX MILE CREEK INVESTMENT GRP 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Account Number

1 of 2 ஆர்20 904 940-0687 001 0562

Billing Date Sep 8, 2020

RECEIVED

SEP 2 1 2020

Web Site

att.com

Monthly Statement

BY:_

Bill-At-A-Glance

Amount Due in Full by	Sep 30, 2020
Total Amount Due	\$192.72
Current Charges	192.72
Balance	.00
Adjustments	.00
Payment Received 8-25 Thank You!	193.32CR
Previous Bill	193.32

Billing Summary

Online: att.com/myatt	Page	
Plans and Services 1 800-321-2000 PIN: 3592 Repair Service: 1 866 620-6900	1	166.55
AT&T Long Distance Service 1 800 321-2000	1	26.17
Total Current Charges		192.72

Plans and Services

Monthly Service - Sep 8 thru Oct 7

1. Bus Local Call Unlimited A 132.00 #27 **Business Line** Three-Way Calling Jire Alam Inc 0687 Sep 20 Remote Activation of Call 330 58.41 Forwarding Enhanced Caller ID Anonymous Call Blocking

Surcharges and Other Fees

ltem			
No.	Description	Quantity	
2.	Cost Assessment Charge	1	7.50
3.	Federal Universal Service Fee	1	1.72
4.	Federal Subscriber Line Charge	1	6.50
Total	Surcharges and Other Fees		15.72

Gove	rument Fees and Taxes		
Item			
No.	Description	Quantity	
5.	Federal Excise Tax		4.16
6.	FL - State Communications Tax		10.99
7.	FL - Local Communications Tax		3.16
8.	Telecommunications Access	1	.12
	System Act Surcharge		
9.	Emergency 911 Service	1	.40
Tota	Government Fees and Taxes		18.83
Tot	al Plans and Services		166.55

AT&T Long Distance Service

Monthly Service

Period	
08/17-09/16	20.00
	2.99
	.90
	3.89
	1.77
	.51
	10000
	.51

• COST ASSESSMENT CHRG See "News You Can Use" for additional information.

PREVENT DISCONNECT

• PAPERLESS BILLING

News You Can Use Summary

Return bottom portion with your check in the enclosed envelope.

DUE BY: Sep 30, 2020

\$192.72

CARRIER INFORMATION

• FEE DESCRIPTIONS

Amount After Oct 8, 2020

\$207.72



Billing Date Sep 8, 2020

Account Number

904 940-0687 001 0562

Local Services provided by AT&T Florida.

SIX MILE CREEK INVESTMENT GRP 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make checks payable to:

PO BOX 105262 ATLANTA GA 30348-5262

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Please include your account number on your check.



2 of 2

Account Number 9
Billing Date 5

904 940-0687 001 0562 Sep 8, 2020



News You Can Use

PREVENT DISCONNECT

Thank you for being a valued customer. Please be aware that all charges must be paid each month to keep your account current and prevent collection activities. We are required to inform you that certain charges must be paid in order to prevent interruption of local service. THESE CHARGES ARE ALREADY INCLUDED IN THE TOTAL AMOUNT DUE AND ARE \$192.72. Also, neglecting to pay for remaining charges may result in interruption or removal of these remaining services or further collection action, but will not result in disconnection of your local service. For more information, call the Plans and Services number listed in the Billing Summary section on page 1.

CARRIER INFORMATION

Our records indicate that you have selected AT&T Long Distance Service or a company that resells their services as your primary local toll carrier and AT&T Long Distance Service or a company that resells their services as your primary long distance carrier. Please contact us if this does not agree with your records.

PAPERLESS BILLING

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless.

FEE DESCRIPTIONS

The Administrative Expense Fee recovers a portion of AT&T's internal costs associated with the Federal Communications Commission's Universal Service Fund and related programs. The Federal Regulatory Fee recovers amounts paid to the federal government for regulatory costs and telecommunications services for the hearing impaired, and costs associated with local number portability administration. These fees are not taxes or charges that the government requires AT&T to collect from its customers.

COST ASSESSMENT CHRG

AT&T charges you this monthly per line amount to recover its ongoing costs incurred for property taxes and supporting the administration of local number portability, a government program that enables customers to retain their telephone number when changing service providers. This fee is not a tax or charge that the government requires AT&T to collect from its customers.

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Hopping Green & Sams

Attorneys and Counselors

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



\$876.50

August 31, 2020

Six Mile Creek CDD c/o GOVERNMENT MANAGEMENT SERVICES, LLC 1408 Hamlin Avenue, Unit E St. Cloud, FL 34771

Bill Number 117109 Billed through 07/31/2020

310-93-315

General Counsel

SIXCDD 00001 **WSH**

FOR PROF	ESSION	AL SERVICES RENDERED	
07/02/20	WSH	Respond to auditor inquiry; confer with Chambers regarding waivers.	0.50 hrs
07/09/20	KFJ	Confer with Haber regarding bond closing documents.	0.20 hrs
07/10/20	KFJ	Correspond with bon counsel regarding recorded closing documents; confer with Haber.	0.20 hrs
07/13/20	WSH	Review correspondence and confer with Oliver regarding farmer's market.	0.20 hrs
07/16/20	WSH	Review and finalize O&M assessment notices.	0.40 hrs
07/17/20	WSH	Review correspondence from newspaper regarding publication of notice; confer with Sweeting regarding same; prepare correspondence to Oliver and Mossing regarding request from JLAC.	0.60 hrs
07/20/20	WSH	Review response to JLAC regarding audit finding; confer with Mossing regarding same.	0.50 hrs
07/21/20	WSH	Review public records request.	0.20 hrs
07/21/20	KFJ	Prepare budget hearing documents; confer with Haber.	0.90 hrs
07/22/20	KFJ	Research general election candidate information.	0.20 hrs
07/28/20	KFJ	Confer with Haber regarding bond closing documents; prepare disclosure of public financing.	1.00 hrs

MATTER SUMMARY

Total fees for this matter

Jusevitch, Karen F Paralegal	2.50 hrs	125 /hr	\$312.50
Haber, Wesley S.	2.40 hrs	235 /hr	\$564.00

TOTAL FEES \$876.50

TOTAL CHARGES	FOR THIS MATTER	\$876.50
Six Mile Creek CDD - General C	Bill No. 117109	Page 2

BILLING SUMMARY

Please include the bill number with your payment.

MULTIPLE DAYS WORKED I	**PLEASE FILL IN ALL Y	ELLOW BOXES*			IVOICE
INVOICES AR REMIT PAYMENT TO:	E DUE EACH MONDAY BY 8AN BILL TO:	и-SEND TO RM	NELSON@SJSC	.ORG	
Robert M. Nelson		Six Mile Creek CDD 475 West Town Place, Suite 114		<u> </u>	
				E: 5	9/23/20
	St. Augustine, FL 32092			************************************	\$320.00
	*BLUE BOXES PAYRO		DUE DATE:	UPON	RECEIPT
DATE	CAD#	TIMEIN	TIMEOUT	TOTAL HOURS	TOTAL DUE
Friday, September 18, 2020	SJSO20CAD179228	5:00 PM	8:00 PM	3	\$120.00
Monday, September 21, 2020	SJSO20CAD180667	6:30 AM	11:30 AM	5	\$200.00
	SJSO20CAD				
ACTIVITY / COMMENTS:		HOUR RATE	\$40.00	8	\$320.00

Traffic Stops - 8

Golf cart violations - 0

Weathered Edge Drive traffic infractions observed – 0

#137 Security Save -320 578.348

SEP 2 3 2020

Citizen Assist – 0

Responded to a call for service in the neighborhood.

PATROLLED NEIGHBORHOOD/POWER LINE RD (TRAILS ALSO)/KAYAK LAUNCH/BACK GATE/CONSTRUCTION SITES. NOTHING SUSPICIOUS SEEN OR REPORTED.

St Augustine Fence & Outdoor Construction

4701 State Road 16 St Augustine, FL 32092 904-687-6087 Office License # BL-5361 www.outdoorconstruction.net

Invoice

Date	Invoice #
9/10/2020	8273

Bill To	
6 Mile Creed CDD 805 Trailmark Drive St. Augustine, FL 32092	

APPROVED

By Alex Boyer at 1:30 pm, Sep 17, 2020

Amenity- Facility Maintenance

#146 20.535.475



			BY:	
	Description		Amount	
(1)- Service Call Repair (2) Gate Closures * Remove The Existing Gate Closures on (2) Gate * Install (2) New Gate Closures * Will Bill Upon Completion *	es			463.50
Customer must assume responsibility for plac uncovered. St Augustine Fence Inc. will assis remain property of St Aug. Fence Inc until pa	at in locating pins if survey is provided.	All material will	Total	\$463.50
Completion. There is a 3% Service Charge to acknowledges that he/she has read and under Inc. is not responsible for damage to undergroup.	pay by credit card. By execution of this retands the terms and conditions set fortly	document, Buyer n. St Augustine Fence	Payments	\$0.00
Customer will be charged \$35.00 for returned fees due to non payment. Cancelled orders wit responsible for invoices not paid within terms	I checks for payment. Customer is respo ill be subject to a 50% restocking fee. C	nsible for any legal ustomer is	Balance Due	\$463.50
Please remit payment to:	E-mail		Web Site	
4701 SR 16				

Please remit payment to:	E-mail	Web Site
4701 SR 16 St Augustine, FL 32092	estimates@staugoutdoorconstruction.net	www.outdoorconstruction.net



SIX MILE CREEK INVESTMENT GROU 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Page: Issue Date: Account Number: 1 of 2 Sep 21, 2020 257295491*0cf*20



Please pay immediately to avoid interruption of service and additional fees. If service is suspended due to non-payment then service is restored, a Restoral Fee of up to \$35 will be charged on your next bill.

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Total due

\$248.70

Due immediately: \$124.35

Due Oct 13, 2020: \$124.35

Account summary		
Your last bill		\$124.35
Past due - please pay	immediately	\$124.35
Service summary		
Internet	Page 2	\$74.90
Phone	Page 2	\$49.45
Total services - due O	ct 13, 2020	\$124.35

CCT 02 2020

#27 Property Stre-Oct 20 330:538:41

Total due

\$248.70

Ways to pay and manage your account:









Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK INVESTMENT GROU 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

CHECK FOR AUTOPAY
(SEE REVERSE)

Total due: \$248.70

Due immediately: \$124.35 Due Oct 13, 2020: \$124.35

Account number: 257295491
Please include account number on your check

Make check payable to:

AT&T

PO BOX 105251

ATLANTA GA 30348-5251

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Page:

2 of 2

Issue Date:

Account Number:

Sep 21, 2020 257295491

Service activity

Internet		
Monthly charges	Sep 22 - Oct 21	
 Internet 50M / 10M (Promotional Offer) 		\$70.00
Surcharges & fees		
2. Cost Assessment Charge		\$4.90
Total for Internet		74.90

Mont	hly charges	Sep 22 - Oct 21	
1.	Phone Unlimited N. America 904.940.0697 (Promotional Offer)		\$37.50
Surch	arges & fees		4
2.	Cost Assessment Charge		\$0.92
3.	FL County 911 Service Fee		\$0.40
4.	Federal Universal Service Charge		\$6.44
Gove	rnment taxes & fees		
5.	FL Gross Receipts Tax		\$1.03
6.	FL Local Communications Tax		\$0.93
7.	FL State Communications Tax		\$2.23
Tota	I for Phone		\$49.45

Important information

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to present an image copy of your check for payment. Your original check will

be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

AT&T U-verseSM TV, AT&T Internet and AT&T Phone provided by AT&T Florida.

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authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take payment until page one of your invoice reflects that AutoPay has been scheduled.

electronically deducting money from my bank account. I can cancel

If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by

AutoPay enrollment

Bank Account Holder Signature:

op 985.0 VA 1 4608SS.4611.4S.0TTS





SIX MILE CREEK CDD 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 Page:

1 of 2

Issue Date: Account Number: Sep 19, 2020 156327439

Total due

\$224.08

Due immediately: \$112.04

RECEIVED

SEP 28 2020

Prenel Internet Sive - Oct 20

330-538-41

Due Oct 11, 2020: \$112.04

Please pay immediately to avoid interruption of service and additional fees. If service is suspended due to non-payment then service is restored, a Restoral Fee of up to \$35 will be charged on your next bill.

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Account summary

Your last bill \$112.04

\$112.04 Past due - please pay immediately

Service summary

Internet

Total due

Page 2

Phone

Total services - due Oct 11, 2020

Page 2

\$112.04

\$112.04

\$224.08

\$0.00

Ways to pay and manage your account:







TTY: 800.651,5111



Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK CDD 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

☐ CHECK FOR AUTOPAY (SEE REVERSE)

Total due: \$224.08

Due immediately: \$112.04 Due Oct 11, 2020: \$112.04

Account number: 156327439 Please include account number on your check

Make check payable to:

PO BOX 105251 ATLANTA GA 30348-5251

Մեկզալիկլիլորդինինինարիկրեցորուացրթինի



Page:

2 of 2

Issue Date:

Account Number:

Sep 19, 2020 156327439

Service activity

Mont	hly charges	Sep 20 - Oct 19
1.	Internet 12 (Promotonal Offer)	\$
2.	Internet Equipment Fee (Promotional Offer)	\$

2	Phone		
Mont	hly charges	Sep 20 - Oct 19	
1.	Phone Unlimited N. America 904.295.8161		\$55.00
2.	Non-Published Quantity - 1 904.295.8161 (Complimentary Rate)		\$0.00
3.	Phone 904.295.8162		\$30.00
Surch	arges & fees		
4.	Cost Assessment Charge		\$2.08
5.	FL County 911 Service Fee		\$0.80
6.	Federal Universal Service Charge		\$14.61
Gove	rnment taxes & fees		
7.	FL Gross Receipts Tax		\$2.36
8.	FL Local Communications Tax		\$2.13
9.	FL State Communications Tax		\$5.06
Tota	I for Phone		\$112.04

Important information

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to

present an image copy of your check for payment. Your original check will be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to save time and stamps, sign up for AutoPay at att.com/autopay using your checking account. It's easy, secure, and convenient!

AT&T U-verse $^{\mbox{\scriptsize SM}}$ TV, AT&T Internet and AT&T Phone provided by AT&T Florida.

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If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by electronically deducting money from my bank account. I can cancel authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill. Your enrollment could take payment until page one of your invoice reflects that AutoPay has been scheduled.

AutoPay enrollment

Bank Account Holder Signature:

Date:

SAINT CLOUD FL 34771-8688

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Previous Balance

Pay By Phone: 1-877-720-1583 Phone PIN: 2020035480000

SEP 2 9 2020

Advanced Disposal is a company bringing fresh ideas and solutions to a clean environment. How can we further help your business or home become greener and cleaner? Visit us at www.AdvancedDisposal.com.

Should you have questions about charges, please see the back of this invoice, call your service representative or go to www.AdvancedDisposal.com.

Thank you for your business!



Advanced

Disposal

RETURN SERVICE REQUESTED 000753 000000024 իորդընկկիրիկնկնկնինկնիրնկնուննուննեւկնը SIX MILE CREEK COMMUNITY DEVELOPMNT DIST 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

ADVANCED DISPOSAL ST JOHNS COUNTY - PW

JACKSONVILLE FL 32256

7580 PHILIPS HWY

Account Information PW003548 Account Number 0000 Site Number Invoice Date September 30, 2020 PW0000091370 Invoice Number **Account Summary** Previous Balance Payments/Adjustments \$171.96 Current Invoice Amount \$171.87 **Amount Due** \$171.87 **Due Date Upon Receipt** Invoice Breakdown Current \$171.87 30 days - past due \$0.00 60 days - past due 90 days - past due \$0.00 \$0.00 It's easy being Green...sign up for ebill and auto pay at http://www.AdvancedDisposal.com/billpay **Contact Us** (904) 783-7000 JacksonvilleFL@AdvancedDisposal.com

09/10/20 Payme	LOCKBOX AUTOMATES nts and Adjustments		-\$	171.96	-	-\$171.96
	RK AMENITY CENTER (0001) LMARK DR ST AUGUSTINE, F					
Date	Description	Reference	Qty	Uni	t Price	Amount
1.00 - 4.0 0 09/30/20	TRASH STANDARD SERVICE: 10/01/20-10/31/20	#40 Grash Renoval 330-528-433	1.0	00	109.00	109.00
09/30/20	ENERGY CHARGE		1.0	00	10.74	10.74
09/30/20	ENVIRONMENTAL CHARGE	nde ov	1.0	00	26.16	26.16
	St Johns South Comm FF SITE TOTAL		145.9	90		7.29 153.19
09/30/20	C ADMIN FEE	SC95601	1.0	00	7.00	7.00
09/30/20	COMPLIANCE AND BUSINESS IMPACT CHARGE	SC95602	1.0	00	10.79	10.79
	St Johns South Comm FF		17.7	'9		0.89

PW 2009211001 txt-1505-000000024

How to Pay Your Bill

Online Bill Pay

Great for regular payments



Visit www.advanceddisposal.com/bilipay to enroll in online bill pay methods

With the Advanced Disposal online bill payment system, you are able to:

Make a one-time payment

Setup your account for automatic recurring payments

If you would like assistance, please contact us at 1-800-355-2108 and we will be happy to assist you in getting set up.

Pay by Mail

Best for sending a regular check



Please mall your check made payable to Advanced Disposal to address listed below.

Please do not send correspondence to this address.

Please assist us by including the remittance portion (the perforated bottom section of your invoice) along with your check or money order to ensure your payment is posted quickly and accurately.

Pay by Phone

Good for a one time payment



\$171.96

Call 1-877-720-1583 to make your payment by

To ensure fastest service, please have your Phone PIN ready, which can be found at the top of your invoice.

We accept MasterCard, Visa, American Express and Discover. An automated voice service will process your payment. This option is ideal for making single payments.

PLEASE RETURN THIS PORTION WITH PAYMENT

Printed on recycled paper



Advanced Disposal

ADVANCED DISPOSAL ST JOHNS COUNTY - PW 7580 PHILIPS HWY JACKSONVILLE FL 32256

Please Send All Correspondence to Above Address

F PAYING BY CREDIT CARD, FILL O	UT BELOW.	CHECK CARD US	SING FOR PAYMENT
CARD NUMBER		AMOUNT PAID	Usa Master card
SIGNATURE		EXP. DATE	AMERICAN EXP.
ACCOUNT # PW003548		OICE # 00091370	AMT. ENCLOSED
INVOICE TOTAL \$171.87		71.87	

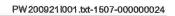
Please check box for address change and print new address on reverse side.

Due Date: Upon Receipt

Customer Billing Address:

SIX MILE CREEK COMMUNITY DEVELOPMNT DIST 1408 HAMLIN AVENUE ST CLOUD, FL 34471

Remit Payment To: (Please do not send CASH via mail) Advanced Disposal St Johns County - PW PO BOX 743019 ATLANTA GA 30374-3019 գեկերոլիկուկուկիկոկիրեկոլերերեր





SIX MILE CREEK COMMUNITY DEVELOPMNT DIST 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Account Information

Account Number Site Number PW003548 0000

Site Number Invoice Date Invoice Number

September 30, 2020 PW0000091370

Page 3 of 3

Current Charges (Continued)



Current Charges Amount Due

\$171.87

\$171.87



INVOICES ARE D	JE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG				
REMIT PAYMENT TO:	BILL TO:		INVOICE#		
Adam Eminisor	Six Mile Creek CDD		SERVICE DATE: 9/3		9/19/20
	475 West Town Place, Suite 114		INVOICE DA	ATE:	
	St. Augustine, FL 3209	2	TOTAL DUE:	E: \$160	
	BLUE BOXES PAYRO	LL USE ONLY	DUE DATE:	DATE: UPON RECE	
DATE	CAD#	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Saturday, September 19, 2020	SJSO20CAD179701	12:15 PM	4:15 PM	4	\$160.00
	SJSO19CAD				
ACTIVITY / COMMENTS:	•	HOUR RATE	\$40.00	4	\$160.00

I patrolled the neighborhood to include the amenity center and construction zones.

APPROVED

By Alex Boyer at 8:55 am, Sep 30, 2020

Amenity- Security Monitoring



#139 Security Serve 320.538.345

	JE EACH MONDAY BY 8AM - SEND TO RMNELSON@SISO.ORG**				
REMIT PAYMENT TO:	BILL TO:		INVOICE#		
Adam Eminisor	Six Mile Creek CDD		SERVICE DAT		9/28/20
	475 West Town Place	Suite 114	INVOICE DAT	TE:	
	St. Augustine, FL 3209	2	TOTAL DUE:		\$160.00
	BLUE BOXES PAYRO	LL USE ONLY	DUE DATE:	UPON	RECEIPT
DATE	CAD#	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Monday, September 28, 2020	SJSO20CAD185624	1:15 PM	5:15 PM	4.	\$160.00
	SJSO19CAD				
ACTIVITY / COMMENTS:	•	HOUR RATE	\$40.00	4	\$160.00

I patrolled the neighborhood to include the amenity center and construction zones. Multiple traffic stops were conducted for speeding. Heavy presence was shown in the areas of bus stops.

APPROVED

By Alex Boyer at 8:54 am, Sep 30, 2020

Amenity- Security Monitoring



#139 320-576-345

Invoice # 12850688



Six Mile Creek CDD

Saint Cloud, FL 34771-8588

1408 Hamlin Ave

Unit E

Bug Out PO Box 600730 Jacksonville, FL 32260-0730 904-743-8272

Invoice 10/1/2020

Date:

Thursday

Thursday

Bill-To: 766527

Six Mile Creek CDD
Trailmark Amenities Center

AMOUNT DUE

805 Trailmark Dr

Saint Augustine, FL 32092-7634

Location: 766527

Service Description	Quantity		Price
Lawn Service Recurring	1.00		220.00
		SUBTOTAL	\$220.00
		TAX	\$0.00
		AMT PAID	\$0.00
		TOTAL	\$220.00

#118 Mthly Lawn Frentment - Oct 330-538-466



\$220.00

766527

10/1/2020

PO Number:

Invoice #: 12850688

Terms: DUE AT SERVIC

Bill-To:

Six Mile Creek CDD 1408 Hamlin Ave Unit E

Saint Cloud, FL 34771-8588

Bug Out PO Box 600730 Jacksonville, FL 32260-0730 904-743-8272



MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** REMIT PAYMENT TO: INVOICE# Christopher Mobley Six Mile Creek CDD SERVICE DATE: 10/1/20 \$\$1,000 St. Augusting Fl. 32092 TOTAL DUE: \$480.06

	475 West Town Place,	Suite 114	INVOICE DAT	E: recogniscos	10/1/20
	St. Augustine, FL 3209:	2	TOTAL DUE:		\$480.00
	BLUE BOXES PAYRO	LL USE ONLY	DUE DATE: UPON RE		RECEIPT
DATE	CAD#	TIMEIN	TIMEOUT	TOTAL HOURS	TOTAL DUE
Saturday, September 19, 2020	SJSO20CAD179822	5:00 PM	9:00 PM	4	\$160.00
Friday, September 27, 2019	SJSO20CAD184749	6:00 AM	10:00 AM	4	\$160.00
Wednesday, September 30, 2020	SJSO20CAD187104	5:00 PM	9:00 PM	4	\$160.00
ACTIVITY / COMMENTS:		HOUR RATE	\$40.00	12	\$480.00

All three dates: Conducted foot patrols of the amenity center area, pool area, park area. I conducted patrols on every street in the entire neighborhood with no issues to report. Monitored traffic entering/exiting the neighborhood. Conducted traffic enforcement on Trailmark Drive and Weathered Edge Drive. Focused efforts for trespassing enforcement at the dead end of Trailmark Drive and kayak launch. No issues to report.

178 Security Serves 320.578.345





Invoice

3002 PHILIPS HWY JACKSONVILLE, FL 32207

Date	Invoice #
9/30/2020	SEPT-248

904-858-4300

ACCOUNTING@CROWNPOOLSINC.COM

Bill To

SIX MILE CREEK CDD C/O EVERGREEN LIFESTYLES MANAGEMENT 805 TRAILMARK DR ST. AUGUSTINE, FL 32092 **APPROVED**

By Alex Boyer at 8:52 am, Oct 05, 2020

Amenity-Pool Maintenance



Terms

Due upon receipt

Quantity	Description	Rate	Serviced	Amount
	MONTHLY POOL SERVICE FOR SEPTEMBER 20 + 141 370578.465		9/30/2020	Amount 1,375.00
			Total	\$1,375.00

Customer Total Balance

\$1,375.00

Disclosure Services LLC

1005 Bradford Way Kingston, TN 37763

Invoice

Date	Invoice #
9/28/2020	11

Bill To
Six Mile Creek CDD
c/o GMS, LLC



Terms	Due Date
Net 30	10/28/2020

Description	Amount
Amortization Schedule Series 2015 11-1-20 Prepay \$5,000 Amortization Schedule Series 2017B 11-120 Prepay \$525,000 Amortization Schedule Series 2016B 11-1-20 Prepay \$150,000 #96 Rev. Amort 310-513-313	100.00

Phone # 865-717-0976

E-mail tcarter@disclosureservices.info

Total \$300.00

Payments/Credits \$0.00

Balance Due \$300.00

Evergreen Lifestyles Management, LLC

2100 S Hiawassee Rd Orlando, FL 32835 321-558-6500

INVOICE

DATE: INVOICE # SMCCDD0920N

BILL TO

ACCT# 110059890

Six Mile Creek CDD Teresa Viscarra

Governmental Management Services-CF, LLC

1408 Hamlin Avenue, Unit E

H272



St. Cloud, L 34771 VENDOR	DESCRIPTION	THE R. P. LEWIS CO., LANSING	I	MOUNT
Aonthly Mgt Fee	### 120 Payroll Hours for September 2020 Onsite Personnell Sep 20 320 578 12 (Rad monthly service (321-320-5443) & fed Viction Milkly See 330 533-41	Mgt Fee	\$	4,925.37
Personnel Hours	120 Payroll Hours for September 2020 Onsite Personnel SID2D 320 S78 12	Payroll	5	3,360.00
LM-Verizon	IRad monthly service (321-320-5443) William Millia See 330 538 4(1)	Entertainment	5	10.0
AMEX Charges			\$	1,143.0
AMEX Charges			\$	661.4
			THE SE	
		4.2		
			400-	
	2	2010 Valle - 1000		
			8	
		Subtotal	\$	10,099.9

OTHER COMMENTS

Please include the account number 110059890 on your check

Please send all payments to our new address:

2100 S Hiawassee Rd

Orlando, FL 32835

TOTAL Due

10,099.93

Make all checks payable to Evergreen Lifestyles Management, LLC

			8
age	1	of	U

CHECK REQUEST INVOICE

DATE:

9.24.2020

INVOICE #

9242020

DUE DATE:

ASAP

Evergreen Lifestyles Management LLC

(Payable to)

2100 S. Hiawassee Road, Orlando FL 32852

Address, City, State, Zip

(Mail to)

Association

☐ Vendor

BILL TO

Name and No. of Association:

Evergreen

DESCRIPTION		GL CODE	TANOMA	09
Bill Back to Six Mile Creek CDD:				
FIVE BELOW 913 00000 JACKSONVILLE FL	Teen Bingo Prizes	Special Events	320 538.472 80	0.00
CINO'S PIZZA 0000 SAINT AUGUSTI FL	Family Trivia - Prizes	Special Events		0.00
TARGET.COM 3991 BROOKLYN PARK MN	Family Trivia - Prizes	Special Events	75	5.49
GATE 1224/GATE PTRO ST. AUGUSTINE FL	Family Trivia - Ice	Special Events	12	2.75
PUBLIX #1239 0000012 SAINT AUGUSTI FL	Family Trivia Drinks/Snacks	Special Events	252	2.52
TURNER ACE HDWR-WGV ST AUGUSTINE FL	Office Needs	Office Supplies	320.5%.31 12	2.76
PUBLIX #1239 0000012 SAINT AUGUSTI FL	Adult Trivia - Prizes	Special Events	18	3.99
PUBLIX #1239 0000012 SAINT AUGUSTI FL	Adult Trivia - Prizes	Special Events	171	1.90
PUBLIX #1239 0000012 SAINT AUGUSTI FL	Adult Trivia - Prizes	Special Events	217	7.02
SP * PERCEPTION KAYA GREENVILLE SC	Kayak Pedal Replacement	Operating Supplies	20 538.51 37	7.26
ABC FINE WINE/SPIRIT ST AUGUSTINE FL	Adult Trivia - Prizes	Special Events	92	2.92
DOLLAR TREE 00000019 ST AUGUSTINE FL	Adult Trivia - Prizes	Special Events	Ş	9.59
MARSHALLS #194 00000 ST AUGUSTINE FL	Adult Trivia - Prizes	Special Events	131	1.84

	Please remember to attach all receipts!		
Lynzi Chambers Authorized by:	TOTAL DUE \$	1,143.04	
Approved by:			

eturn receipt



202563991020722877

order number: 1067186007501

receipt id: 2-0256-3991-0207-2287-7

vcd: 756-258-444

release id: 98597443715374

Return by December 21, 2020

M&M's Peanut Milk Chocolate Candies - 3.1oz

055-02-3791 — \$0.99

Sour Patch Watermelon Gummy Candy - 3.5oz

055-02-5023 - \$0.99

Nerds Rainbow Tiny Tangy Crunchy Candy - 5oz

055-02-1434 - \$0.99

Crunch Buncha Crunch Milk Chocolate Candy - 3.2oz

055-02-0605 - \$0.99

Dots Assorted Fruit Flavored Gumdrops - 6.5oz

055-02-1441 — \$0.99

M&M's Milk Chocolate Candies - 3.1oz

055-02-3790 - \$0.99

Skip-Bo Card Game

087-00-0009 - \$7.99

UNO Card Game

087-00-0025 — \$5.49

Sorry Board Game

087-10-1130 — \$9.99

Sour Patch Kids Soft & Chewy Candy - 3.5oz

--- -- vo.oo wo.oo

Skittles Original Theater Box Bite Size Candies - 3.5oz

055-02-0551 — \$0.99

Guess Who? Game

087-10-0292 — \$9.99

Trouble Board Game

087-10-1128 - \$9.99

Perfetti Vanmelle Airheads Theater Box - 3.3oz 6ct

055-02-0152 — \$0.99

Pressman The Oregon Trail Game

087-10-2911 — \$12.79

Return by September 22, 2021

Y Weave Mini Cube Storage Basket Gray - Room Essentials™

002-07-1379 — \$2.00

Perception Kayaks

Customer information

aboyer@evergreen-LM.com

Contact information

Shipping address

805 Trailmark Drive

St. Augustine FL 32092

Alex Boyer

Order	#EP2036	

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HIGHN	you	L Y 1 12-13
Thank	,	- 1 12-1

Your order is confirmed
We've accepted your order, and we're getting it ready. Come back to this page for updates on your shipment status.
Other tracking number: 1zr072530346501565
Order updates
You'll get shipping and delivery updates by email.
SURBIDIDADO DES APRIMENDANTANTE APP. DE MANDERSON AGUA PROJET APP. A MANDERSON TO M

Payment method

Billing address

Lynzi Chambers

Orlando FL 32835

2100 South Hiawassee Road

ending with 1007 - \$37.26

SMC COO Teen Bings

DESIGN MARKET AT TOM CENT 4071 S TOWN CETTER PKNY JACKSONVILLE, FL 32245 904-807 453 BALE

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400027563104 INFLATABLE UTTOMAN R	\$5,00E
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734589796465 SQUISHMALLIW ASST 19	\$5.00E
192936108643 YM 2PK CAP AMERICA 1 0 \$5.00	\$5.00E
000694501856 JR SPK FLZI NBC FAIR	\$5.00E
813561028976 B1 SHOWER : PER PET A	\$5.008
192234057445 BT SPHERE SPER AST. 1 # \$5.00	\$5.00E
748252793126 COLOR DHAN E CLOCK S	\$5.00E
192234019145 TUN FABRIC LED SPAR	\$5.006
1 8 \$5.00	\$5.00E
805112052059 BT MEIMI F. 8800S AST	\$5.00E
9781488939969 RERMAID SLAHORSE COL. 1 # \$5.00	\$5.00E
192234062760 LAP DESK 1 # \$5.00	\$5.00E
192234062760 LAP DESK 1 0 \$5.00	\$5.00£
049096863971 CAFE LETTE BOARD BIS 1 0 \$5.00	\$5.00£
1 N 60-1KI	

N # 93.10	
Subtotal Tax Exampt No.85801365414961	\$60.00
DEFAULT TAX RULE 0,000%	\$0.00

Total	\$80.60
American Express	\$80.00

American Express Expiration Date XX/XX Auth. No. 838117 ENTRY METHOD: Chip Rear CHIP IND. CONTACT AID: A000000025010001 APPL: AMERICAN EXPRES

ARC: 60

Store: 00913 Reg: Ot Tran: 132733 Date: 9/21/2020 3:43:18 PM Assoc: 528056

the answer to "yes?" exchange unopered or diffective products for the same ites or another ites of equal value any time. Receive a full refund in the original fore of pareent with receipts.

There You For !hopping! Bim Histog! Do to FIVE ELIN COM/CAPEERS



SAC COD- Family Trivia

64 Fuscan Way Saint Assetine, Ft 12092 Store Hanager, Kevin Carine

904-940-2	889
HERSHEY MINIATURES	11.99 1 6
THE PASSESSE WINE -	31.99 T F
DON'T RESTER MENTS	11.36 1.1
PRICES MINISTRA	11.89 1 F
COMMITTE LABER	72.99 1
THE MILITED LAKER	22.99
THE REAL PROPERTY.	27.99
1804 Y 1297	16.49 I
800 LIGH 24 CHG	72.50 1
BUD LEGHT 24 CANS	72.99 1
JELH Y 12PH	16.49 1
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Change	0.00

SMC COD- Family Trivia

CINO'S PIZZA 425 W TOWN PL #114

SAINT AUGUSTINE FL 32092 9049404445

littes wire chospitzens com

Thanks for supporting our local historiese! Like our food? We LOVE Yelp Google InpAdvisor Facebook reviews Let us know how we did!

To Go

Katie

12 Sep 2020 1 57 04P

Transaction 000004 1 gift cert

\$30.00

fotal

\$39.00

CREDIT CARD AUTH. AMEX 1007

\$30.00



690, \$190 - 51, August Ind 1790 to 7 Schille 51, August Per - 61, Sertet 693-624-2592

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Customer: Lynus Chambers

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American Express Dredit Card 92.82

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Serving Up More.



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3713720 12 10:59 four F Cashler Analin SAH Petroleum Store 1224 # 1224 Receipt 3024378 Type SALE Tutal fity Manie 3 20 16 885 OF - 113 11 97 11:57 authoral . .70 State and local tax 17.75 Boxesved 12,75 ACC SOCIOCOSTONI INSKI ALTERNATION BINDS 8H 00000068 BALE

SMC CDD - Adult Trivia

daer tran Extrems

Publix

Shoppes at Morabella 84 fuscan Hay Saint Augustine, FL 32012 Stole Manager, Kerlin Carline 904-949 2889

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You Saved	4.06	
YURBOLING LAGER		18.95 T
You Saved	4.00	
PHO L'100 24 CANS		18.49.3
You Saved	4.00	
ROB LECHT 24 CAR		18,99 (
You Saved	4.00	
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Your Seytness at Publis

SMC COB - Office Supplies

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Publix

Oxonous at Hurobelle 84 Tuscan May Selot Rugant Pro, Pt. 37692 Otore Manager: Perio Carlie 904-940-2889

BUB LIGHT Z4 CANS 18.99 T YOU Saved 4.00

Special Price Sarings 4 Co

PENT TIMES

SMC COD- AJUH Trulia

Shoppes at Murabella 84 Tuscan Way Saint Augustine, FL 32092 Store Manager: Kevin Carine 904-940-2089

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MERCI MLK CHOC	SHEE	6.79 1
- WHITE CLAN VAN	HELY	15.99 1
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		217.62
Grand Total		217.02
re011	Payment	217.02
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SMC COD - Trivia Prizes

POLLAR TREE

(904) 417-9039 Stored 199 1938 us Arghway 1 South St Augustine FL 17886 4233

DESCRIPTION	DIY	PRICE	TOTAL
TISSUE BANT FLAT BABY/VEB/MASE TISSUE BSAT FLAT PK FLORAL DSG MODDREY/SUNSHIME CONSTER ASTO JOURNEY/SUNSHIME CONSTER ASTO ABSEDNIT STA CSTR LITE/LAGGH ABSRBAT STA LSTR LOVE/BOODAY BUCKET W HANDLE BUCKET W HANDLE BUCKET W HANDLE		100	001 001 001 001 001 001 001
Sub Total		5-1-62	3.00

SALES TAX \$9.59 AMERICAN EXPRESS \$3.59 RESTRUCTIVES Purchase Chip Auth/Irsca Runber 840015/017697
Chip Card 818: 8000000075-010861
Node: Issuer

MAN SHOP ON LINE AT DOLLARTHEE COM.

by will stadty exchange any proposed item a with trigion; receipt. We do not offer reformed a

1847 00199 01 3% 247496 Sales Associate gragory

8/26/20 17:24

SMC COD - Trivia Prices

Marshalls

SEABRIDGE SQ S.E. 1795 US HIGHWAY 1 SOUTH ST AUGUSTINE, FL 32084 904-808-1246

Customer: Lynzi Chambers

62 DECORATIVE TEX 80 TABLE TOP 80 TABLE TOP 80 TABLE TOP 80 TABLE TOP 80 TABLE TOP 80 TABLE TOP 85 GOURMET FOOD 85 GOURMET FOOD 85 GOURMET HOUSEN 82 GOURMET HOUSEN 82 GOURMET HOUSEN 82 GOURMET HOUSEN 85 GOURMET HOUSEN 85 GOURMET HOUSEN 85 GOURMET HOUSEN 85 GOURMET FOOD 85 GOURMET FOOD	CULAR SALE 094726938 095040808 094745834 029320598 094745834 029320598 092894554 095368896 095232221 095148551 095148568 020832542 020832503 020832603 094971000 094971017	\$29 99 \$12 99 \$3 99 \$3 99 \$3 99 \$12 99 \$11 99 \$1 99 \$3 99 \$5 99 \$6 95 \$2 99 \$3 99	recens connectors.
Subtotal FL 6.500% Sales Ta	ıx.	\$131.84 \$0.00	
Total		\$131.84	
AMEX TRANSACT ************************************	ION RECORD	\$131.84	

PURCHASE EXPIRES **/** CHIP AUTH# 852705

AID A000000025010801

Page	_1	of	5
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CHECK REQUEST INVOICE

Evergreen Lifestyles Management (Payable to) 2100 S. Hiawassee Road, Orlando FL 32852 Address, City, State, Zip (Mail to) Association	LLC	DATE: INVOICE # DUE DATE:		9.30.2020 9302020 ASAP
Name and No. of Association:	Evergreen			
DESCRIPTION		GL CODE	TEST.	AMOUNT
Bill Back to Six Mile Creek CDD		320 538,442		7.moort.
Bins for Events/Storage	Amazon	Special Events	\$	182.15
Teen Event - Drinks/Snacks	Publix	Special Events	\$	76.79
Teen Event - Ice Cream Truck	Icebusters	Special Events	\$	402.50
	Please r	emember to attac	h all ı	receipts!
Lynzi Chambers Authorized by:		_ TOTAL DUE	\$	661.44
Approved by:		-		



Final Details for Order #114-4509684-4496205

Print this page for your records.

Order Placed: September 16, 2020

Amazon.com order number: 114-4509684-4496205

Order Total: \$182.15

Shipped on September 23, 2020

Items Ordered Price

1 of: Sterilite 64-Quart Latching Storage Box (18 Pack)

\$182.15

Sold by: Amazing Savings. (seller profile)

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092

United States

Shipping Speed:

Standard Shipping

Payment information

Payment Method:Item(s) Subtotal: \$182.15American Express | Last digits: 1007Shipping & Handling: \$0.00

Shipping & Handling. \$0.00

Billing address
Lynzi Chambers
Lynzi Chambers
2100 S Hiawassee Rd

Total before tax: \$182.15
Estimated tax to be collected: \$0.00

2100 S Hiawassee Rd
Orlando, FL 32835

United States Grand Total: \$182.15

Credit Card transactions American Express ending in 1007: September 23, 2020: \$182.15

To view the status of your order, return to Order Summary.

Conditions of Use | Privacy Notice © 1996-2020, Amazon.com, Inc. or its affiliates

ICE 20 LB	
3 8 3.89	11.67 T F
COCA-COLA CLASSIC	5.89 T F
COCA-COLA CLASSIC	5.89 T F
SPRITE 12 PK 12 OZ	5.89 T F
Promotion	-5.89 T F
JOLLY RANCHER ASST	10.99 T F
FERRARA MX UP ASST	11.99 T F
NAB VARIETY PACK	7.59 F
NAB VARIETY PACK	7.59 F
NAB VARIETY PACK	7.59 F
NAB VARIETY PACK	7.59 F
Supervisor #862	
TAX EXEMPT	
GUAYAKI YERBA MATE	2.69 F
	30
IMMUNITY SHOT SGSY Voided Item	3.29 F
IMMUNITY SHOT SGSY	3.00
Voided Item	-3.29 F
GUAYAKI YERBA MATE	-2.69 F
You Saved -0.	
Order Total	76.79
Grand Total	76.79
Credit Payment	
Change	0.00
TAX FORGIVEN	3.02
Savings Summary	2.02
Special Price Savings	5.89

. Your Savings at	Publix •
5.89	
******************	*********
- 100 107 100 100 100 100 100 100 100 100	
PRESTOI	
Trace #: 091260	
Reference #: 20103	Control of the Contro
Acet #: XXXXXXXXXX	
Purchase American	Express
Amount: \$76.79	
Auth #: 859177	
CORDITE CAND	~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~ ~
ACCOCCOCCE CARD	PURCHASE

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Entry	Method:	
Mode .		

MERICAN EXPRESS

Chip Read Issuer

 Page 5 of 5

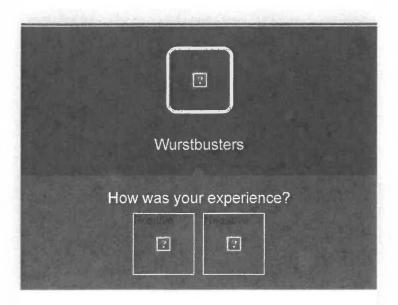
sme cop

From: To: <u>Wurstbusters via Square</u> <u>Lynzi Chambers</u> Receipt from Wurstbusters

Subject: Date:

Friday, September 25, 2020 8:44:32 PM

Square automatically sends receipts to the email address you used at any Square seller. Learn more



\$402.50

Custom Amou	nt	\$350.00
Purchase Sub		\$350.00
Duval - include	ed, \$22.90	
Tip		\$52.50
Total		\$402.50



Wurstbusters 4651 Salisbury Rd, #400 JACKSONVILLE, FL 32256 904-999-9033

AMEX 1007 (Swipe)

Sep 25 2020 at 5:44 PM

#bft0

LYNZI CHAMBERS

Auth code: 543834

Run your own business?
Start using Square and process \$1,000 in sales for free.

Get Started with Square



Receipt Settings

Not your receipt? Turn off automatic receipts

Manage preferences

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© Mapbox © OpenStreetMap Improve this map



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Please request changes on the back. Notes on the front will not be detected.

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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 0008 081251

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
35324-12024	\$20.40	Oct 23 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days)

Customer name: SIX MILE CREEK COMMUNITY Service address: 596 TRAILMARK DR # PUMP

Account number: 35324-12024

Statement date:

Oct 02 2020 Nov 03 2020

Next meter reading:

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Tatal amount you owe (=)	New charges due by
68.46	68.46 CR	0.00	0.00	20.40	\$20,40	Oct 23 2020

Mater reading Mater M 199910

Current reading 42909 Previous reading - 42803 kWh used 106			Amount of your last bill Payment received - Thank you	
		106	Balance before new charges	
Energy usage	Last Year	This Year	New charges (Rate: GS-1 GENERAL SVC	NON-DEMAND / BUSINESS) 19.89**
kWh this month Service days	782 29	106 30	Gross receipts tax	0.51
kWh per day	26	3	Total new charges	

**The electric service amount includes the following charges:

Customer charge: \$10.62 Fuel: \$2.35 (\$0.022160 per kWh)

Non-fuel:

(\$0.065270 per kWh)

Total amount you owe

\$20.40

\$20.40

68.46 68.46 CR \$0.00

- Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.

720.58.43

\$6.92





Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

1-800-226-3545

Online at:



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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Total amount you owe	New charges due by	Amount enclosed
\$57.08	Oct 23 2020	\$
		Total amount you owe New charges due by \$57.08 Oct 23 2020

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days)

Customer name: SIX MILE CREEK COMMUNITY Service address: 801 TRAILMARK DR # AMENITY

Account number: 52068-78125

Statement date:

Oct 02 2020

Next meter reading:

Nov 03 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due:by
56.45	56.45 CR	0.00	0.00	57.08	\$57.08	Oct 23 2020

Meter reading - Meter KL87133

Current reading		22278	
Previous reading	- 2176		
kWh used	5		
Energy usage			
	Last	This	
	Year	Year	
kWh this month	562	515	
Service days	29	30	
kWh per day	19	17	

**The electric service amount includes the following charges:

Customer charge:	\$10.62
Fuel:	\$11.41
(\$0.022160 per kWh)	
Non-fuel:	\$33.62
(\$0.065270 per kWh)	

Enroll now in FPL Budget Billing when you pay \$48.53 by your due date instead of \$57.08. Make your bills easier to manage with more predictable payments. Learn more at FPL.com/BB

Amount of your last bill	56.45
Payment received - Thank you	56.45 CR
Balance before new charges	\$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 55.65** Electric service amount Gross receipts tax 1.43 \$57.08 Total new charges

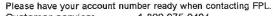
Total amount you owe

\$57.08

- Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.

2.32 330-538-43





Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service) Online at:





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Please request changes on the back. Notes on the front will not be detected.

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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	
62363-50267	\$2,821.83	Oct 23 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days)

Customer name: SIX MILE CREEK COMMUNITY

Service address: 000 PACETTI RD

Account number: 62363-50267

Statement date: Next bill date:

Oct 02 2020 Nov 03 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (≕)	New charges due by
2,821.83	2,821.83 CR	0.00	0.00	2,821.83	\$2,821.83	Oct 23 2020

Total kWh used		1885
Energy usage	Last Year	This Year
kWh this month	5945	1885
Service days kWh per day	29 205	30 63

**The electric service amount includes the following charges:

Non-fuel energy charge:

\$0.031530 per kWh

Fuel charge:

\$0.021490 per kWh

Gross receipts tax	2.57	
Electric service amount	2,819.26**	
New charges (Rate: SL-1 STREET LIGHT	ING SERVICE)	
Balance before new charges		\$0.00
Payment received - Thank you		2,821.83 CF
Amount of your last bill		2,821.83

Total amount you owe

\$2,821.83

- Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

320538.43





Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:





Detail of Rate Schedule Charges for Street Lights

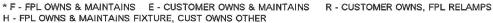
1302 000264

Account Number: 62363-50267 Service From: 09-02-2020 Service To: 10-02-2020 Service Days: 30 KWH/Day: 63

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Service Address: 000 PACETTI RD, SAINT AUGUSTINE FL 32092

CODE	WATTS	LUMENS	OWNER/ MAINT	QUANTITY	RATE/ UNIT	KWH USED	AMOUNT
C861204 Energy Non-energy	39	3292	F	145	.400000	1,885	58.0
Fixtures Maintena					6.370000 1.290000	===	923.6 187.0
PMF0001 Non-energy				145			
Fixtures					8.480000		1,229.6
UCNP Non-energy Maintena				9,345	.040530		378.7
			Energy s	sub total	· · · · · ·		58.0
			Non-energy s	sub total			
							2,719.0
		Energy conse		Sub total		1,885	2,777.0
		Energy conse Capacity payn Environmental	rvation cost r	Gub total recovery		1,885	2,719.0 2,777.0 .3
		Capacity payn Environmental	rvation cost r nent recovery cost recovery	ecovery charge charge I charge amount		1,885	2,777.
		Capacity payn Environmental	rvation cost r nent recovery cost recovery Fue ectric service	ecovery charge charge I charge amount		1,885	2,777.0 .: .: .: 40.0 2,819.2





Print Date: October 02, 2020



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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
65107-18163	\$13.04	Oct 23 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 975 TRAILMARK DR # IRR

Account number: 65107-18163

Statement date: Next meter reading: Oct 02 2020 Nov 03 2020

\$13.04 \$13.04

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
12.86	12.86 CR	0.00	0.00	13.04	\$13.04	Oct 23 2020

Meter reading - Meter KJ68816

Current reading		12228	
Previous reading			
kWh used		24	
Energy usage	Last	This	
	Year	Year	
kWh this month	572	24	
Service days	29	30	
kWh per day	19	1	

Amount of your last bill	12.86
Payment received - Thank you	12.86CR
Balance before new charges	\$0.00
New charges (Rate: GS-1 GENERAL SVC NON-DEMAND	/ BUSINESS)
Electric service amount	12.71**
Gross receipts tax	0.33

**The electric service amount includes the following charges:

Customer charge: \$10.62 Fuel: \$0.53 (\$0.022160 per kWh)

Non-fuel: (\$0.065270 per kWh)

\$1.56

Total amount you owe

Total new charges

- Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.

JLC 320.538.43





Please have your account number ready when contacting FPL. 1-800-375-2434

Customer service: Outside Florida:

1-800-226-3545 To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service) Online at:



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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by:	Amount enclosed
88213-81483	\$16.44	Oct 23 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 1922 TRAILMARK DR #LS

Account number: 88213-81483

Statement date:

Oct 02 2020

\$16.44

Next meter reading:

Nov 03 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
15.93	15.93 CR	0.00	0.00	16.44	\$16.44	Oct 23 2020

Total amount you owe

Meter reading - Meter KJ39626

Current reading		00635
Previous reading		- 00573
kWh used		62
Energy usage	Last	This
	Year	Year
kWh this month	18	62
Service days	29	30
kWh per day	0	2

Amount of your last bill 15.93 Payment received - Thank you 15.93 CR \$0,00 Balance before new charges

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 16.03** Electric service amount Gross receipts tax 0.41 Total new charges \$16.44

**The electric service amount includes the following charges:

\$10.62 Customer charge: Fuel: \$1.37

- Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.

(\$0.022160 per kWh) Non-fuel:

(\$0.065270 per kWh)

\$4.04

320538 43





Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service) Online at:



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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

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GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
96815-95436	\$30.28	Oct 23 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days) Customer name: SIX MILE CREEK COMMUNITY Service address: 2799 PACETTI RD #ENTRY

Account number: 96815-95436

Statement date: Next meter reading: Oct 02 2020 Nov 03 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
29.82	29.82 CR	0.00	0.00	30.28	\$30.28	Oct 23 2020

Meter reading - Meter ACD4547

Current reading Previous reading		10542 - 10326	Amount of your last Payment received -
kWh used		216	Balance before new
Energy usage	Last Year	This Year	New charges (Rate:
kWh this month	225	216	Gross receipts tax
Service days	29	30	Total new charges
kWh per day	8	7	Total New Charges

Amount of your last bill	29.82
Payment received - Thank you	29.82 CR
Balance before new charges	\$0.00
New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)	

29.52** unt 0.76 \$30.28

**The electric service amount includes the following charges:

(\$0.065270 per kWh)

Customer charge: \$10.62 Fuel: \$4.79 (\$0.022160 per kWh) Non-fuel:

\$14.11

Total amount you owe

\$30.28

- Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.

320-574.47





Please have your account number ready when contacting FPL.

Customer service: Outside Florida:

1-800-375-2434 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:



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SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

FPL GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
96904-98127	\$1,033.93	Oct 23 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days)
Customer name: SIX MILE CREEK COMMUNITY
Service address: 805 TRAILMARK DR # AMENITY

Account number: 96904-98127

Statement date: Next meter reading: Oct 02 2020 Nov 03 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
1,102.18	1,102.18 CR	0.00	0.00	1,033.93	\$1,033.93	Oct 23 2020

Meter reading - Meter KU32264

Current reading			08631
Previous reading		-	08400
kWh constant		x	60
kWh used			13860
Demand reading			0.52
kW constant		×	60.00
Demand kW			31
Energy usage			
	Last		This
	Year		Year
kWh this month	16260		13860
Service days	29		30
kWh per day	560		462

**The electric service amount includes the following charges:

Customer charge:	\$26.50
Fuel:	\$307.14
(\$0.022160 per kWh)	
Non-fuel:	\$327.24
(\$0.023610 per kWh)	
Demand:	\$347.20
(\$11.20 per kW)	

Amount of your last bill	1,102.18
Payment received - Thank you	1,102.18 CR
Balance before new charges	\$0.00

New charges (Rate: GSD-1 GENERAL SERVICE DEMAND) Electric service amount 1,008.08** Gross receipts tax 25.85 Total new charges \$1,033.93

Total amount you owe

\$1,033.93

 Payment received after December 23, 2020 is considered LATE; a late payment charge of 1% will apply.

#S 330538.43





Customer service: 1-800-375-2434 Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243) Hearing/speech impaired: 711 (Relay Service)

Online at:





(904)824-7217 www.flapest.com

Scientific Pest Control

DIRECTED BY GRADUATE ENTOMOLOGISTS

रा.	DAY	ACCOUNT NO.	DATE SERVICED	CS	CK	CG	INVOICE NO.	SERVICEMAN
10	13	SI0365- 1	09/3 /20			1	902841 6	1464

SIX MILE CREEK CDD 805 TRAILMARK DR

ST AUGUSTINE FL 32092-7634 904-955-0548 SEP 2 1 2020

RECEIVE

.00 270.00

*PAYMENTS OR OTHER CHARGES MADE AFTER ARE NOT INCLUDED IN BALANCES ABOVE.

8/20/20

ST JOHNS TODAY'S SERVICE:

Inspected / treated around windows, eaves, abor facings and all entry points.

Inspected / treated around perimeter of structure.

Inspected / treated for control of rats and / or mice.

Cobweb cleaning.

Inspected / treated around garage and utility room.

COMMENTS: THANK YOU

PLEASE PAY THE TECHNICIAN AT THE TIME OF SERVICE OR RETURN THIS PORTION WITH YOUR PAYMENT

Payment Information



PO Box 3046 Saint Augustine FL 32085 (904)824-7217 www.flapest.com

SIX MILE CREEK CDD 805 TRAILMARK DR ST AUGUSTINE FL 32092-7634 904-955-0548

CHECK OUT OUR WEBSITE AND PAY YOUR BILL ONLINE AT WWW.FLAPEST.COM

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Card number ______

Expires _____

Cardholder

(please print name exactly as it appears on card)

Signature

Phone E-mail

Invoice No. 902841 6

Account No. SI0365 -

Amount Enclosed \$

APPROVED

By Alex Boyer at 11:57 am, Sep 25, 2020

Amenity-Landscape Contingency

Allways Improving LLC dba Fitness Pro

1400 Village Square Blvd #3-293
Tallahassee, FL 32312
(850) 523-8882
tracy@wearefitnesspro.com
www.wearefitnesspro.com

Invoice

APPROVED

By Alex Boyer at 9:01 am, Sep 25, 2020



1400 Village Square #3-293 Taliahassee, FL 32312 850-523-8882

Amenity- Fitness center repairs

BILL TO
TRAILMARK GREENPOINTE
COMMUNITIES
Six Mile Creek CDD
C/O GMS 1412 South Narcoossee Rd.
St. Cloud, FL 34771

SHIP TO
Lynzi Chambers
TRAILMARK GREENPOINTE
COMMUNITIES
TRAILMARK GREENPOINTE
COMMUNITIES
805 Trailmark Drive
St. Augustine, FL 32092

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
23331	09/23/2020	\$320.00	10/08/2020	Net 15	

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

DATE	PRODUCT/SERVICE	QTY	AMOUNT
08/05/2020	Shipping/ Handling Aug 5, 2020: Shipping and Handling Estimate:	1	20.00
08/05/2020	PARTS Aug 5, 2020: Parts for Repair: Cable	1	115.00
09/18/2020	CS1 Sep 18, 2020: Commercial Labor: Replaced cable on functional trainer and roller on bench	1	110.00
09/19/2020	PARTS Sep 19, 2020: Parts for Repair: Roller for bench SERVICE REQUEST 27836 - FUNCTIONAL TRAINER NEEDS CABLE BENCH NEEDS ROLLER	1	75.00
	Service Request Details/Notes: CXT-200 160806-027454		

BALANCE DUE

#66 320-578-474



GIDDENS SECURITY CORPORATION

Invoice

Lic# B0001267 528 S. Edgewood Ave. Suite 1 JACKSONVILLE, FL 32205

Date	Invoice #
10/1/2020	23460968

Bill To
Six Mile Creek CDD
(Trailmark)
1408 Hamlin Ave.
Unit E
St. Cloud, FL 34771

APPROVED

By Alex Boyer at 2:45 pm, Oct 01, 2020

Amenity- Security Monitoring

OCT 0 1 2020

P.O. No. Terms Project

Due on receipt

Quantity	Description	Rate	Amount
37 3 40 40 10	9/14/2020-9/20/2020 9/21/2020-9/27/2020 9/28/2020-9/30/2020	17.50 17.50 23.25 17.50 17.50 60.00 0.57	647.5 69.7 700.0 700.0 175.0 60.0

	Phone #	Fax#	E-mail
1	904-384-8071	904-389-9931	akoon@giddenssecurity.com

Total

\$3,532.58

PRO-VIGIL

Terms

APPROVED

Due Date

By Alex Boyer at 2:45 pm, Sep 23, 2020

Amenity- Security Monitoring

Invoice

Customer

Pro-Vigil, Inc. 4646 Perrin Creek STE 280 San Antonio TX 78217

Date	Invoice #	Billing Period
9/21/2020	IN-140055	21-SEP-20 TO 18-
		OCT-20

Six Mile Creek, CDD 1408 Hamlin Ave., Unit E St. Cloud FL 34771 United States Ship To
Six Mile Creek, CDD
805 TrailMark Drive
St. Augustine FL 32092
United States

Sale	s Order #SO-16169	Net 15	10/6/2020	Six Mile Creek CDD	CU-20794:	mmaaamaanna saaramas saaramas
Qty	Item		Notes		Rate	Amount
1	S50005 Upgrade - Si DiskStation DS916+ (ay NAS 1 Unit at	\$35.27	\$35.27	\$35.27
1	S10032 Fixed- Damag	je Waiver	1 Unit at	\$85.78	\$85.78	\$85.78
1	S10023 Fixed - Gua Plan (GPP)	ranteed Pro	otection 1 Unit at	\$64.47	\$64.47	\$64.47
1	S50016 Upgrade- Network Camera	Axis M3	025-VE 7 Units a	at \$9.70	\$67.90	\$67.90
1	S10034 Fixed - IP Car	mera Hosting	g Fixed 3 Units a	at -\$10.93	\$-32.79	\$-32.79
1	S10021 Fixed - Live Moreover Day)	Monitoring (1	2 Hours 6 Units a	at -\$33.88	\$-203.28	\$-203.28
1	S10129 Fixed - Car and Replacement	efree Maint	tenance 1 Unit at	\$81.96	\$81.96	\$81.96
1	S10034 Fixed - IP Car	mera Hosting	g Fixed 3 Units a	at \$49.17	\$147.51	\$147.51
1	S10021 Fixed - Live Moreover Day)	Monitoring (1	2 Hours 6 Units a	at \$137.68	\$826.08	\$826.08
1	S50017 Upgrade - Ax Horn Speaker	cis C3003-E l	Network 1 Unit at	\$22.92	\$22.92	\$22.92

Subtotal \$1,095.82

Tax Total \$0.00

Total

\$1,095.82

Balance Due

\$1,095.82

PAY INVOICE ONLINE



1 of 2



Invoice

Pro-Vigil, Inc. 4646 Perrin Creek STE 280 San Antonio TX 78217
 Date
 Invoice #
 Billing Period

 9/21/2020
 IN-140055
 21-SEP-20 TO 18-OCT-20

We're pleased to announce that we've adopted a new solution that allows you to submit payment online. Simply click the link below to pay via credit card or ACH. We're looking forward to the transition and hope you enjoy the simplified process. For questions about invoices please call 866-616-1318 from 8 am to 5 pm CT, M-F, or email AR@pro-vigil.com.

For non-electronic payments please remit to: Lockbox Remittance (Check): PRO-VIGIL INC. P.O. BOX 677107 DALLAS TX 75267 – 7107

PAY VIA PAYMENT PORTAL

Riverside Management Services, Inc 9655 Florida Mining Blvd, W. Building 300, Suite 305 Jacksonville, FL 32257

Invoice

Invoice #: 98

Invoice Date: 9/22/2020

Due Date: 9/22/2020

Case:

P.O. Number:

Bill To:

Six Mile Creek

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

			BY:	
Description	Hours/Qty	Rate	Amount	
aintenance Supplies ±28 320-536 469		327.81	327.81	
	Total	s/Credits	\$327.81 \$0.00	
	Balance	MARKET CONTRACTOR CONT	\$327.81	

2mJ 9,23,20

MAINTENANCE BILLABLE PURCHASES

Period Ending 09/05/20

DISTRICT SMC	DATE	SUPPLIES	PRICE	EMPLOYEE
SIX MILE CREEK	8/11/20	Multifold Paper Towels Case of 16 packs of 250 towels (2)	88.31	F.S.
	8/13/20	Pine Sol	11.48	F.S.
	8/20/20	Tollet Paper 12 rolls (2)	27.53	F.S.
	8/20/20	42 gallon Trash Bags 50ct	29.87	F.S.
	8/20/20	Airwick 5pk	12.04	F.S.
	8/25/20	Paper Towels 6 rolls	18.37	F.S.
	8/25/20	Gym & Filness Wipes 800 wipes (4)	112.69	F.S.
	8/25/20	Tollat Paper 12 rolls (2)	27.53	F.S.
		at the global product that produces and the second	0.00	
		TOTAL	\$327.81	

Riverside Management Services, Inc.

9655 Florida Mining Blvd. W. Bullding 300, Suite 305 Jacksonville, FL 32257

Invoice

Invoice #: 99

Invoice Date: 10/1/2020

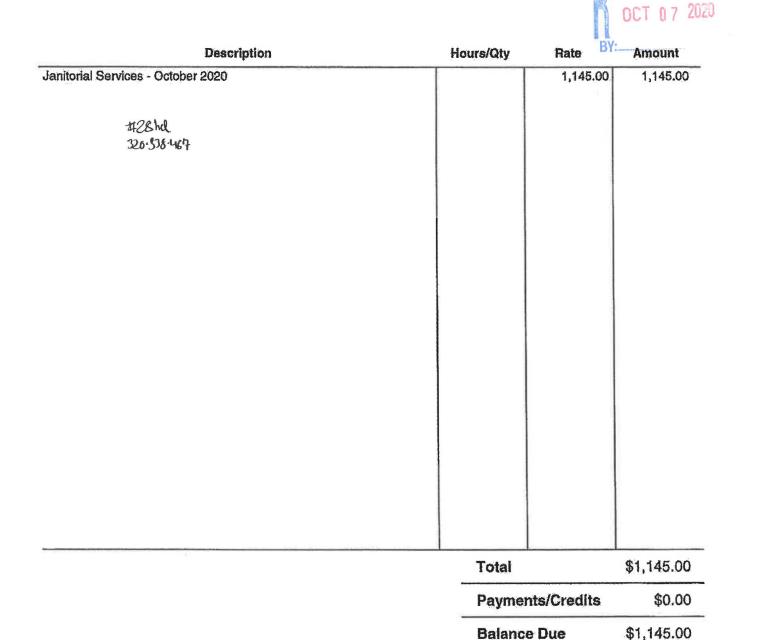
Due Date: 10/1/2020

Case:

P.O. Number:

BIII To:

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



ST JOHNS COUNTY SHERIFF'S OFFICE DETAIL INVOICE

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** REMIT PAYMENT TO: BILL TO: INVOICE# Robert M. Nelson Six Mile Creek CDD SERVICE DATE: 475 West Town Place, Suite 114 INVOICE DATE: 10/1/20 St. Augustine, FL 32092 **TOTAL DUE:** \$160.00 *BLUE BOXES PAYROLL USE ONLY* DUE DATE: **UPON RECEIPT** TOTAL TOTAL DUE CAD# TIME IN TIME OUT DATE **HOURS** Saturday, September 26, 2020 SJSO20CAD184008 7:30 AM 11:30 AM \$160.00 SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD \$160.00 ACTIVITY / COMMENTS: HOUR RATE \$40.00

Traffic Stops – 4

Golf cart violations - 0

Weathered Edge Drive traffic infractions observed - 0

Citizen Assist - 0

Arrest made during a traffic stop on 9/26/20.

PATROLLED NEIGHBORHOOD/POWER LINE RD (TRAILS ALSO)/KAYAK LAUNCH/BACK GATE/CONSTRUCTION SITES. NOTHING SUSPICIOUS SEEN OR REPORTED.

APPROVED

By Alex Boyer at 3:00 pm, Oct 01, 2020

Amenity- Security Monitoring

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE

PLEASE FILL IN ALL YELLOW BOXES

INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG

REIVITI PATIVIENT TO:	DILL IU:	INVOICE #	
Robert M. Nelson	Six Mile Creek CDD	SERVICE DATE:	
	475 West Town Place, Suite 114	INVOICE DATE:	10/5/20
	St. Augustine. FL 32092	TOTAL DUE:	\$200.00

BLUE BOXES PAYROLL USE ONLY DUE DATE: **UPON RECEIPT TOTAL** CAD# TIME OUT TOTAL DUE DATE **TIME IN HOURS** \$200.00 Monday, October 5, 2020 SJSO20CAD190026 7:00 AM 12:00 PM 5 SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD SJSO20CAD

Traffic Stops - 5

Golf cart violations - 0

ACTIVITY / COMMENTS:

Weathered Edge Drive traffic infractions observed - 0

Citizen Assist - 0

Arrest made during a traffic stop on 9/26/20.

PATROLLED NEIGHBORHOOD/POWER LINE RD (TRAILS ALSO)/KAYAK LAUNCH/BACK GATE/CONSTRUCTION SITES. NOTHING SUSPICIOUS SEEN OR REPORTED.

APPROVED

By Alex Boyer at 11:54 am, Oct 05, 2020

Amenity- Security Monitoring

#137

Security Sive -

32 8.538.34S

HOUR RATE \$40.00



APPROVED

By Alex Boyer at 10:08 am, Oct 06, 2020

Invoice

Amenity- Facility Maintenance

Date Invoice # 10/1/2020 75161

11606 Columbia Park Dr E Jacksonville, FL 32258

P 904-260-7059

F 904-260-0916

Bill To	Job Location
6 Mile Creek 805 Trailmark Dr St. Augustine, FL 32092	OCT 06 2023

Terms	P.O. No.	Due Date
		10/1/2020

Item	Description	Qty	Amount
SERVICE CALL	Called out for two sensor faucet not working low pressure. Both faucet have good pressure going to them. I took the faucets apart and found some kind of trash or maybe sand in them. I get not get anymore pressure out of them. I gave them a price of 486.00 each for the faucets. I talk to Alex Boyer and he gave me the approval to order new faucets. I will return when the faucet come in and install them.		425.00T
	Please call office to update credit card information. Need CVC code. Sales Tax 보니다 오마닷 니가		0.00

Visit Us at

Rollandreashplumbing.com

Email Us at accounting@rollandplumbing.com

Total	\$425.00
Payments	\$0.00
This invoice Due	\$425.00

Sales and use taxes included as applicable State of Florida CFC057171



APPROVED

By Alex Boyer at 10:06 am, Oct 06, 2020

Invoice

Amenity- Facility Maintenance

Date Invoice # 10/5/2020 75280

11606 Columbia Park Dr E Jacksonville, FL 32258

P 904-260-7059

F 904-260-0916

Bill To	Job Location	
6 Mile Creek 805 Trailmark Dr St. Augustine, FL 32092	OCT 06 2020	

Terms	P.O. No.	Due Date
		10/5/2020

Item	Description	Qty	Amount
SERVICE CALL	Install two Kholer sensor faucets.		1,297.00T
	Took off front cover to expose water lines and mount. Replaced both mems and family		
	restroom faucets. Installed mixing valve on		
	family restroom faucet. Tested both.		
	Sales Tax		0.00
	#177		
	350738·117.7 #111.3		

Visit Us at

Rollandreashplumbing.com

Email Us at accounting@rollandplumbing.com

Total \$1,297.00 **Payments** \$0.00 This invoice Due \$1,297.00

Sales and use taxes included as applicable State of Florida CFC057171

Pay

Pay by Phone (844) 752-8845 Phone (904) 209-2700 Fax (904) 209-2718 Toll Free (877) 837-2311

> PO Drawer 3006 St. Augustine, FL 32085

SIX MILE CREEK CDD/TRAILMARK	SUBDIVISION
Account Number: 556887-132900	
Service Address: 805 TRAILMARK DR	Sep20
Service Type: Commercial	
Days in Billing Cycle:	31
Deposit Amount: \$	0.00
Deposit Date:	
Geo Code:	WGV
Meter Number:	77848570
Present Read Date:	09/19/2020
Previous Read Date:	08/19/2020
Current Reading:	528314
Previous Reading:	523219
Gallon Usage (1000s):	50.95

,	Stat	em	ent	Dat
	0	9/1	9/20	120

Current Charges Due Date 10/19/2020

STATE OF THE STATE	Current Mo	nth Activity			" all sal
Services Dates	Service Description		Units	Amount	Total
8/19/20	Amount of Your Last State	ment			581.40
9/9/20	Payment - Thank You			-581.40	
	Past Due Balance				0.00
	Water Rates				
	Base Rate	103.84	1.00	103.84	
Consumption Fees	0 - 40,000 Gallons	3.29	40.00	131.60	
	40.001 - 80.000 Gallons	4.11	10.95	45.00	
	Water Total		50.95	10.00	280.44
	Wastewater Rates				
	Base Rate	121.92	1.00	121.92	
Consumption Fees	0 + Sewer Gallons	5.75	50.95	292.96	
	Wastewater Total		50.95		414.88
					<u> </u>
	Past Due Balance				0.00
	Current Charges	#24			695.32
	Amount Now Due / Credits	330.53	8-431		695.32

RECEIVED

SEP 28 2020

Please detach and return with your payment.

<u>Past Due Balances</u> are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and <u>disconnection of service if not paid</u>.

MESSAGE CENTER

In 2019, SJCUD detected 14 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to www.sjcfl.us/WaterReport/NorthWest. pdf to view your report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700. pLEASE

www.sjcutility.us

See reverse for monthly draft options or credit card payments.

To The state of th

ST JOHNS COUNTY UTILITY DEPARTMENT POST OFFICE DRAWER 3006 ST AUGUSTINE FL 32085-3006 Temp-Return Service Requested

Acc	count Number			Date Due
55	6887-132900		10	0/19/2020
Past Due Amount	Current Charges/Credits	Am	ount v Due	After Due Date Pay
0.00	695.32	69	5.32	705.75
Please Er	ter Amount Paid	\$		



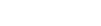
Please write your account number on your check and remit to:

իկերերկակարումիկարիկարիկաներ

*********AUTO**MIXED AADC 300

SIX MILE CREEK CDD/TRAILMARK SUBDIVISION
1408 HAMLIN AVE UNIT E 3428
SAINT CLOUD FL 34771-8588

ST JOHNS COUNTY UTILITY DEPARTMENT



00000013290000000556887000000069532000000070575

	Check	for	Address	Change
--	-------	-----	---------	--------

Pay

Pay by Phone (844) 752-8845 Phone (904) 209-2700 Fax (904) 209-2718 Toll Free (877) 837-2311

> PO Drawer 3006 St. Augustine, FL 32085

SIX MILE CREEK CDD/TRAILMARK	SUBDIVISION
Account Number: 556887-135864	
Service Address: 295 BACK CREEK DR	Seplo
Service Type: Commercial	
Days in Billing Cycle:	31
Deposit Amount: \$	0.00
Deposit Date:	
Geo Code:	WGV
Meter Number:	86147234
Present Read Date:	09/19/2020
Previous Read Date:	08/19/2020
Current Reading:	24
Previous Reading:	24
Gallon Usage (1000s):	0.0

Statement Date	
09/19/2020	

Current Charges Due Date 10/19/2020

Current Month Activity							
Services Dates	Service Description		Units	Amount	Total		
8/19/20	Amount of Your Last State	ment			32.52		
9/9/20	Payment - Thank You			-32.52			
	Past Due Balance				0.00		
	Water Rates						
	Base Rate	32.45	1.00	32.45			
Consumption Fees	0 - 13,000 Gallons	3.29		0.00			
	Water Total				32.45		
	Past Due Balance				0.00		
	Current Charges Amount Now Due / Credits				32.45 32.45		

#24 230.576.421

RECEIVED

SEP 2 8 2020



Please detach and return with your payment.

<u>Past Due Balances</u> are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and <u>disconnection of service if not paid</u>.

MESSAGE CENTER

In 2019, SJCUD detected 14 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to www.sjcfl.us/WaterReport/NorthWest. pdf to view your report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700. pLEASE

www.sjcutility.us

See reverse for monthly draft options or credit card payments.

ST JOHNS COUNTY UTILITY DEPARTMENT POST OFFICE DRAWER 3006 ST AUGUSTINE FL 32085-3006 Temp-Return Service Requested

Acc	ount Number			Date Due
556887-135864			10	0/19/2020
Past Due Amount	Current Charges/Credits	Am	ount v Due	After Due Date Pay
0.00	32.45	32	2.45	37.45
Please En	ter Amount Paid	\$		



Please write your account number on your check and remit to:

SIX MILE CREEK CDD/TRAILMARK SUBDIVISION 1408 HAMLIN AVE UNIT E 3428
SAINT CLOUD FL 34771-8588

000000135864000000556887000000003245000000003745

Check for Address Char



7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256

Date	Invoice #
10/1/2020	4129B

Bill To

Six Mile Creek CDD Teresa Viscarra GMS **APPROVED**

By Alex Boyer at 10:23 am, Sep 30, 2020

Lake Contract

SEP 3 0 2020

#39 Oct 20 320-538-464

P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	Monthly Lake Service- 13 Waterways	1,675.00	1,675.00
	Please note that our remittance address has changed. Our new remittance address is: 7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256		
		Total	\$1,675.00

Invoice

Invoice Numbe

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

Invoice Date

Page

Voice: 904-371-4931 904-371-4939 Fax:

Sold To:

Trailamrk Amenity Center (6 MILE CREEK)

1408 HAMLIN AVENUE.

UNIT E

ST. CLOUD, FL 34771

Site Address:

Trailamrk Amenity Center 805 Trailmark Dr. St. Augustine, FL 32092

Customer ID: TA-3315-5F

Customer PO	Payment Terms	Sales Rep ID	Due Date
	Net 10 Days		10/11/20

Description	Amount
MONTHLY FIRE ALARM MONITORING SERVICE	34.95
#84	
Oct ' 32 o 538 · 340	
32.0.5 <i>38.3</i> 46	

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

Installation: 371-4931		
	Subtota	34.95
Please include invoice number on payment	Sales Ta	
	Total Invoice Amou	34.95
20-35357	Payment Receive	0.00
	TOTAL	34.95



SIX MILE CREEK ACCOUNTS PAYABLE 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Page: Issue Date:

Account Number:

1 of 3 Sep 28, 2020

292565993 Oct 20

001-330-53800 -41000

Want to stop receiving paper bills and enjoy the convenience of paperless billing? Enroll at att.com/paperless

AutoPay: Set up automatic payments that you can update whenever you want. Go to att.com/autopay today.

Managing your AT&T bills, products, and services on the go? It's a snap with myAT&T. Go to att.com/myatt to sign in or sign up.

Total due 516.0!

Please pay by: Oct 19, 2020

Account summary		
Your last bill		\$25.30
Payment, Sep 17 - Thank you!		-\$25.30
Remaining balance		\$0.00
Service summary		
TV	Page 2	\$0.00
Internet	Page 2	\$16.05
Total services		\$16.05
Total due Please pay by Oct 19, 2020		\$16.05



Ways to pay and manage your account:









Return this portion with your check in the enclosed envelope. Payments may take 7 days to post.

SIX MILE CREEK ACCOUNTS PAYABLE 1408 HAMLIN AVE UNIT E

CHECK FOR AUTOPAY (SEE REVERSE)

SAINT CLOUD FL 34771-8588

Please pay \$16.05 by Oct 19, 2020

Account number: 292565993

Please include account number on your check

Make check payable to:

AT&T PO BOX 105251 ATLANTA GA 30348-5251

իդիլականդերերերիլիկիսիլիեսորհիսներիրդիկ



Page:

2 of 3

Issue Date:

Account Number:

Sep 28, 2020 292565993

Service activity

Mont	hly charges	Sep 29 - Oct 28	
1.	AT&T U-verse TV BV-Deluxe (AT&T Connected Communities)		\$0,00
2.	HD Technology Fee (AT&T Connected Communities)		\$0.00
3.	Receiver Fee 100% Off Wired STB		\$0.00
4.	Receiver Fee 100% Off Wired STB		\$0.00
5.	Receiver Fee 100% Off Wired STB		\$0.00
Tota	al for TV - U-verse TV		\$0.00

E	Internet	
Mont	hly charges	Sep 29 - Oct 28
1.	Internet 25M / 5M (Promotional Offer)	\$0.0
2.	Static IP 8	\$15.0
Surch	arges & fees	
3.	Cost Assessment Charge	\$1.0
Tota	l for Internet	\$16.0

Important information

Late payment fee

A late payment fee of \$9.25 will be assessed if payment is not received on or before the due date.

Electronic check conversion

Paying by check authorizes AT&T to use the information from your check to make a one-time electronic fund transfer from your account. Funds may be withdrawn from your account as soon as your payment is received. If we cannot process the transaction electronically, you authorize AT&T to present an image copy of your check for payment. Your original check will be destroyed once processed. If your check is returned unpaid you agree to pay such fees as identified in the terms and conditions of your agreement, up to \$30. Returned checks may be presented electronically. If you want to

save time and stamps, sign up for AutoPay atatt.com/autopay using your checking account. It's easy, secure, and convenient!

U-verse closed-captioning issues

For closed-captioning issues, you may contact us immediately at ClosedCaptioning@att.com or 800.288.2020 or in writing at AT&T Closed Captioning, ATTN: Mr. Timmermans, Associate Director, 1010 Pine Street, 11E-X-04, St. Louis, MO 63101.

Legal notification

For information on upcoming U-verse TV programming changes please consult the Legal Notices published in USA Today on the first and third Tuesday of each month or our website att.com/Uverseprogrammingchanges.



3963,005,058639,01,02,0000000 NNNNNNNY 005613,005613

Date: Bank Account Holder Signature:

peeu scuegnieg.

payment until page one of your invoice reflects that AutoPay has 1-2 billing cycles for AutoPay to take effect. Continue to submit authorization by notifying AT&T at www.att.com or by calling the customer care number listed on my bill, Your enrollment could take electronically deducting money from my bank account. I can cancel If I enroll in AutoPay, I authorize AT&T to pay my bill monthly by

AutoPay enrollment

SAINT CLOUD FL 34771-8688 3 TINU BVE UNIT E SIX MILE CREEK րդուներիկիկիկությունի արևանակու

3963.5.226.58639 t 98 0.419 sc



Page:

3 of 3

Issue Date:

Sep 28, 2020

Account Number: 292565993

AT&T U-verseSM TV, AT&T Internet and AT&T Phone provided by AT&T Florida. © 2020 AT&T Intellectual Property. All rights reserved.

Printed on Recyclable Paper

001-320-53800-34500

MULTIPLE DAYS WORKED IN ONE WEEK (SUNDAY-SATURDAY) SHOULD BE PLACED ON THE SAME INVOICE **PLEASE FILL IN ALL YELLOW BOXES** **INVOICES ARE DUE EACH MONDAY BY 8AM - SEND TO RMNELSON@SJSO.ORG** **REMIT PAYMENT TO:** BILL TO: INVOICE# **Adam Eminisor** Six Mile Creek CDD SERVICE DATE: 10/8/20 475 West Town Place, Suite 114 INVOICE DATE:

	St. Augustine, FL 3209	12.	TOTAL DUE:		\$160.00	
	BLUE BOXES PAYROLL USE ONLY		DUE DATE:	UPON RECEIPT		
DATE	CAD#	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE	
Thursday, October 8, 2020	SJSO20CAD192010	8:15 AM	12:15 PM	4	\$160.00	
	SJSO19CAD					
	SJSO19CAD				j	
	SJSO19CAD					
	SJSO19CAD					
	SJSO19CAD					
	SJSO19CAD					
ACTIVITY / COMMENTS:		HOUR RATE	\$40.00	4	\$160.00	

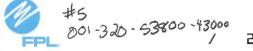
I patrolled the neighborhood to include the amenity center, construction zones, and Kayak launch. Multiple traffic stops were conducted for multiple traffic violations.

APPROVED

By Alex Boyer at 2:28 pm, Oct 08, 2020

O&M- Security Patrol





Please request changes on the back. Notes on the front will not be detected.

5,8

1302 0



SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588 0002 067471

իուկիկիկիկիդիոփերդիկոկիուհիդոյիկիկեկ

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number To	tal amount you owe	New charges due by	Amount enclosed
68881-76028 Sept	²⁰ \$16.01	Oct 26 2020	\$

Your electric statement

For: Sep 02 2020 to Oct 02 2020 (30 days)

Customer name: SIX MILE CREEK COMMUNITY

Account number: 68881-76028

Statement date:

Oct 02 2020 Nov 03 2020

Service address: 990 TRAILMARK DR # PUMP Next meter reading:

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
139.94	139.94 CR	0.00	0.00	16.01	\$16.01	Oct 26 2020

Meter reading - Meter KJ43593

Current reading	41255
Previous reading	- 41198
kWh used	57

Energy usage	Last	This
	Year	Year
kWh this month	1146	57
Carries days	00	20

kwn this month	1146	5
Service days	29	30
kWh per day	39	

**The electric service amount includes the following charges:

Customer charge:	\$10.62
Fuel:	\$1.26

(\$0.022160 per kWh)

Non-fuel: \$3.73

(\$0.065270 per kWh)

Amount of your last bill 139.94 139.94 CR Payment received - Thank you Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 15.61** Electric service amount Gross receipts tax 0.40 Total new charges \$16.01

Total amount you owe

\$16.01

- Payment received after December 28, 2020 is considered LATE; a late payment charge of 1% will apply.



Please have your account number ready when contacting FPL.

Customer service:

1-800-375-2434

Outside Florida:

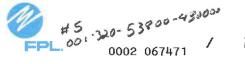
1-800-226-3545

Hearing/speech impaired: 711 (Relay Service)

To report power outages: 1-800-4OUTAGE (468-8243)

Print date: Oct 5, 2020

Online at:



Please request changes on the back. Notes on the front will not be detected.

5,8

1303

SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT 1408 HAMLIN AVE UNIT E SAINT CLOUD FL 34771-8588

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GENERAL MAIL FACILITY MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
93295-44051	polo \$49.27	Oct 26 2020	\$

Your electric statement

For: Sep 03 2020 to Oct 05 2020 (32 days) Customer name: SIX MILE CREEK COMMUNITY

Service address: 404 BLOOMFIELD WAY #PUMP

Account number: 93295-44051

Statement date:

Oct 05 2020

Next meter reading: Nov 04 2020

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you pwe (=)	New charges due by
69.63	69.63 CR	0.00	0.00	49.27	\$49.27	Oct 26 2020

Meter reading - Meter ACD0232

Current reading		16959
Previous reading		- 16531
kWh used		428
Energy usage	1 2222	-

Energy usage			
	Last	This	
	Year	Year	
kWh this month	1146	428	
Service days	29	32	
kWh per day	40	13	

**The electric service amount includes the following charges:

Customer charge: \$10.62 Fuel: \$9.48

(\$0.022160 per kWh)

Non-fuel: \$27.94

(\$0.065270 per kWh)

Amount of your last bill 69.63 Payment received - Thank you 69.63 CR \$0.00 Balance before new charges

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS) 48.04** Electric service amount Gross receipts tax 1.23 Total new charges \$49.27

Total amount you owe

\$49.27

- Payment received after December 28, 2020 is considered LATE; a late payment charge of 1% will apply.



Please have your account number ready when contacting FPL.

Customer service:

1-800-375-2434 1-800-226-3545

Outside Florida:

To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service) Online at:



Allways Improving LLC dba Fitness Pro

1400 Village Square Blvd #3-293 Tallahassee, FL 32312 (850) 523-8882 tracy@wearefitnesspro.com

www.wearefitnesspro.com

Invoice

APPROVED

By Alex Boyer at 9:38 am, Oct 12, 2020



1400 Village Square #3-298 Tallahassee, FL 32312 850-523-6682

Amenity-Fitness Center Repairs

TRAILMARK GREENPOINTE
COMMUNITIES
Six Mile Creek CDD
C/O GMS 1412 South Narcoossee Rd.
St. Cloud, FL 34771

Alex Boyer
Trailmark Greenpointe Communities
TRAILMARK GREENPOINTE
COMMUNITIES
805 Trailmark Drive
St. Augustine, FL 32092

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
23418	10/05/2020	\$210.00	10/20/2020	Net 15	

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

DATE	PRODUCT/SERVICE	OTY	AMOUNT
09/25/2020	Shipping/ Handling Sep 25, 2020: Shipping and Handling Estimate:	1	15.00
09/25/2020	PARTS 201-320 - 538 00 -47400 Sep 25, 2020: Parts for Repair: cable	1	85.00
10/04/2020	CS1 Oct 4, 2020: Commercial Labor: Replaced cable on press tests good SERVICE REQUEST 28290 - MULTI PRESS NEEDS CABLE	1	110.00
	Service Request Details/Notes: CG9503 0620-16-00104		
	Ord 125198		

BALANCE DUE

\$210.00



Municipal Asset Management, Inc.



INVOICE NO:

0617898

DATE:

10/1/2020

To: Six Mile Creek Community Development Dist 1408 Hamlin Ave, Unit E St Cloud, FL 34771

RECEIVE

OCT 1 2 2020

BY:____

DUE DATE	RENTAL PERIOD
11/7/2020	

PMT NUMBER	DESCRIPTION	AMOUNT
49	Lease payment for Tax-Exempt Lease Purchase Agreement dated October 10, 2016 for the purchase of fitness equipment	1,148.68

TOTAL DUE

\$1,148.68

Please detach coupon and return with check payable to MUNICIPAL ASSET MANAGEMENT, INC. and remit to address above.

If you have any questions concerning this invoice, call: Municipal Asset Management, Paul Collings, (303) 273-9494.

THANK YOU FOR YOUR BUSINESS!

Invoice #	Due Date	Total Due	Amount Enclosed
0617898	11/7/2020	\$1,148.68	

Six Mile Creek Community Development Dist 1408 Hamlin Ave, Unit E St Cloud, FL 34771 Municipal Asset Management, Inc. 25288 Foothills Drive North Suite 225 Golden, CO 80401



6-1-320 - 53800 -43200

ACCOUNT INVOICE

peoplesgas.com



Statement Date: 10/06/2020 Account: 211014091725 SCP 20

\$24.85 Current month's charges: Total amount due: \$24.85 Payment Due By: 10/27/2020

WHISPER CREEK AMENITY CTR-PHASE3 801 TRAILMARK DR ST AUGUSTINE, FL 32092-0000

Your Account Summary	
Previous Amount Due	\$27.59
Payment(s) Received Since Last Statement	-\$27.59
Current Month's Charges	\$24.85
Total Amount Due	\$24.85
RECEIVED	
OCT 1 3 2020	
BY:	

Get outta there and call us. If you smell rotten eggs, a gas leak could be nearby.

Get to a safe location and call us at 877-832-6747.

We're here 24/7 to answer your call about leaks or other natural gas emergencies.

peoplesgas.com/safety

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Save Energy with Natural Gas. Save more with our rebates.

Find rebate criteria and steps to redeem at peoplesgas.com/bizrebates

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



mail phone online pay agent See reverse side for more information

Account: 211014091725

Current month's charges: \$24.85 Total amount due: \$24.85 Payment Due By: 10/27/2020

Amount Enclosed

677309254603

00001712 01 AB 0.41 34771 FTECO110062023505110 00000 05 81000000 018 05 28926 002 միկիսդրիցիկիսյիլիկոններիցնիկիները և միկի WHISPER CREEK AMENITY CTR-PHASE3 1408 HAMLIN AVE, UNIT E SAINT CLOUD, FL 34771-8588

MAIL PAYMENT TO: **TECO** P.O. BOX 31318 TAMPA, FL 33631-3318





Contact Information

Residential Customer Care

813-223-0800 (Tampa)

863-299-0800 (Lakeland)

352-622-0111 (Ocala)

954-453-0777 (Broward)

305-940-0139 (Miami)

727-826-3333 (St. Petersburg)

407-425-4662 (Orlando)

904-739-1211 (Jacksonville)

877-832-6747 (All other counties)

Commercial Customer Care

866-832-6249

Hearing Impaired/TTY

Natural Gas Outage

877-832-6747

Natural Gas Energy Conservation Rebates

877-832-6747

Mail Payments to

TECO

P.O. Box 31318 Tampa, FL 33631-3318

All Other Correspondence

Peoples Gas

P.O. Box 111

Tampa, FL 33601-0111

Understanding Your Natural Gas Charges

BTU - British thermal unit - a unit of heat measurement.

Budget Billing - Optional plan takes the highs and lows out of monthly natural gas bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

Buried Piping Notification - Federal regulations require that Peoples Gas notify our customers who own buried piping of the following: 1) When excavating near buried gas piping, the piping should be located in advance; 2) The gas supplier does not own or maintain the customer's buried piping; 3) Buried piping that is not maintained may be subject to corrosion and/or leakage. Buried piping should be inspected periodically and any unsafe conditions repaired. Licensed plumbers, heating and air conditioning contractors, or Peoples Gas can conduct inspections.

Conversion Factor - This factor is used to adjust for variations from standard delivery pressure and standard delivery temperature where

Customer Charge - A fixed monthly amount to cover the cost of providing gas service. This charge is billed monthly regardless if any das is used.

Distribution Charge - Covers the costs of moving gas from its source to your premise, other than the cost of gas itself.

Estimated - If Peoples Gas was unable to read your gas meter, "ESTIMATED" will appear. Your gas use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

Florida Gross Receipts Tax - A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax - A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee - A fee levied by a municipality for the right to utilize public property for the purpose of providing gas service. Like taxes, the fee is collected by Peoples Gas and is paid to the municipality.

Late Payment Charge - The late payment charge is 1.5% of the past due amount.

Main Extension Charge - A flat monthly fee to recover the cost of extending mains to a particular area when the cost exceeds the maximum allowable construction cost.

Measured Volume - Your natural gas usage in CCF (one hundred cubic feet) or MCF (one thousand cubic feet). These are the standard units of gas measurement.

Municipal Public Service Tax - In addition to the Franchise Fee, many municipalities levy a tax on the gas you use. It is collected by Peoples Gas and paid to the municipality.

PGA Charge - Purchased Gas Adjustment - the cost of gas purchased for you by Peoples Gas and delivered to your premises.

Rate Schedule - The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Share - A program co-sponsored by Peoples Gas and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Peoples Gas.

Swing Charge - Covers the costs that are incurred by Peoples Gas to balance the difference between a customer's actual daily usage and the gas delivered by your gas supplier (pool manager).

Therm - A unit of heat equal to one hundred thousand (100,000)

Total Amount Due -- This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

For more information about your bill, please visit peoplesgas.com.

Your payment options are:

- · Schedule free one-time or recurring payments at peoplesgas.com using a checking or savings account,
- · Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- · Pay in person at a local payment agent. For a listing of authorized payment agents, visit peoplesgas.com or call Customer Care at the number listed above.
- Pay by credit or debit card using KUBRA EZ-PAY at peoplesgas.com or call 866-689-6469. (A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

Please note: If you choose to pay your bill at a location not listed on our website or provided by Peoples Gas, you are paying someone who is not authorized to act as a payment agent of Peoples Gas. You bear the risk that this unauthorized party will relay the payment to Peoples Gas. and do so in a timely fashion. Peoples Gas is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

Por favor, visite peoplesgas.com para ver esta información en español.



ACCOUNT INVOICE

Account:

211014091725

Statement Date:

10/06/2020

Current month's charges due 10/27/2020

Details of Current Month's Charges - Service from - 09/03/2020 to 10/02/2020

Service for: 801 TRAILMARK DR, ST AUGUSTINE, FL 32092-0000

Rate Schedule: Small General Service - Transportation

Meter Number	Read Date	Current Reading	Previous Reading	= Measured Volume	x	вти	x Conversion =	Total Used	Billing Period
SHD95922	10/02/2020	263	261	2 CCF		1.048	1.0000	2.1 Therms	30 Days
	Charge			THMS @ \$0.45406 THMS @ \$0.03880			\$23.76 \$0.95 \$0.08 \$0.06	Therms Pei (Average)	
Total Cu	rrent Mont	h's Charç	ges				\$24.85	JUL 0.3 JUN 0.1 MAY 0.0 APR 0.2 MAR FEB JAN DEC NCV 0.2 OCT 0.1	0.8 0.4 0.5 0.4

Important Messages

Don't get "tricked" by scammers.

October is National Cybersecurity Awareness Month. Scammers never stop and are always looking for new ways to take advantage of those who let their guard down. The latest tactic - scammers are now requesting payment through mobile applications. Visit our Natural Gas Blog at peoplesgasblog.com/stay-alert to learn more about this latest scam.







We're in neighborhoods inspecting natural gas meters

Safety is our top priority and our team members and contractors are taking that priority all the way to your street. During a three-year cycle, we check the protective coating on meters and other aboveground equipment in our system and, if needed, treat with a special paint to help resist corrosion. We also identify anything that may need repairs. We'll reach out to you closer to the time when we will be working in your area.

When we visit your neighborhood to conduct inspections, we will access your meter, so please don't be alarmed if a team member or contractor is on your property. All team members and contractors working for Peoples Gas are required to carry photo identification cards. If someone claiming to be a Peoples Gas representative visits your business, request to see an ID badge. If you have any questions or would like to verify someone's identity, please call us at 877-832-6747.

Thanks for letting Peoples Gas fuel your business. We're proud to serve you!

PG5092218





Six Mile Creek

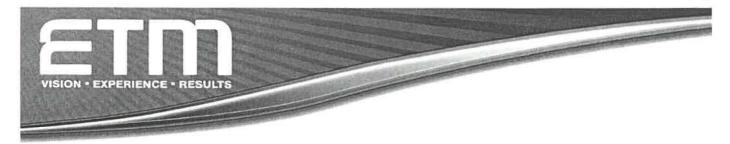
Community Development District

Funding Request FY20 #8 August 28, 2020

	Payee	 Construction Fund
1	England-Thims & Miller, Inc. Inv# 195007 - Phase 9 Construction Documents (WA#37) - July 2020	\$ 3,859.42
2	Clary & Associates, Inc. Inv# 2020-384 - Phase 9 - Tree Survey of Uplands & Impacted Wetlands - June 2020	\$ 23,900.00
3	ECS Florida, LLC Inv# 821965 - Phase 9 Pond Berm Stability - Geotechnical Services - July 2020	\$ 4,500.00
		\$ 32,259.42
	Total:	\$ 32,259.42

Please make check payable to:

Six Mile Creek CDD 1408 Hamlin Avenue Unit E St.Cloud, FL 34771



Six Mile Creek CDD C/O GMS, LLC 1408 Hamlin Ave. Unite E St. Cloud, FL 34771

July 31, 2020 Project No:

19200.00000

Invoice No:

0195007

Project

19200.00000

Six Mile Creek CDD-Phase 9 Construction Documents (WA#37)

Professional Services rendered through July 31, 2020

Total Expenses

Task 01 Site Plan Revisions

Current

Prior

To-Date

Total Billings

0.00

7,372.00

7,372.00

Contract Limit

7,500.00

128.00

Remaining

Total this Task

0.00

Task

02-07

Lump Sum Services

Task	Contract Amount	Percent Complete	Earned To Date	Previously Billed	Current Billed
2. MDP Modification	7,500.00	98.00	7,350.00	7,125.00	225.00
3. Construction Plan Preparation	76,050.00	98.00	74,529.00	74,529.00	0.00
4. Landscape Design(Code Design)	7,400.00	98.00	7,252.00	7,030.00	222.00
SJC & SJCUD Plan Approval	12,500.00	50.00	6,250.00	6,250.00	0.00
FDEP Water & Sewer Permits	5,000.00	50.00	2,500.00	2,500.00	0.00
7. SJRWMD ERP	19,200.00	90.00	17,280.00	14,400.00	2,880.00
Total Fee	127,650.00		115,161.00	111,834.00	3,327.00

Total Fee

3,327.00

Total this Task

\$3,327.00

Task	XP	Expenses		
Consultants				
W. W. Ga	y Fire & Integ	grated Systems, Inc	400.00	
	Total	Consultants	400.00	400.00
Expenses				
Reproduc	tions		60.72	
Delivery /	Messenger S	Svc	71.70	

Total this Task

132.42

132.42 \$532.42

Invoice Total this Period

1.0 times

\$3,859.42

Outstanding Invoices

Number Date **Balance** 0194659 7/2/2020 32,635.50 32,635.50 Total

Total Now Due

\$36,494.92

Clary & Associates, Inc.

3830 Crown Point Road Suite A Jacksonville, Florida 32257 * (904)260-2703

PHASE 9-DEVELOPER FUNDED LIST

INVOICE NO: 2020-384

PAGE 1

DATE: 07/31/20

4544

DELIVER TO:

SIX MILE CREEK CDD PER CONTRACT, SEE FILE FROM 475 WEST TOWN PLACE, #114 ETM FOR LIMITS

Saint Augustine FL 32092

ORDERED BY: GREGG KERN

DESCRIPTION: 06/12/20

W.O. NO. 2020-384

SUBDIVISION: TRAILMARK UNIT 9

SECTION: 38 TOWNSHIP: 6S RANGE: 28E

ADDRESS

: TRAILMARK DR

ST. JOHNS FL ST. JOHNS

IN NAME OF: PHASE 9: TREE SURVEY OF UPLANDS AND

IMPACTED WETLANDS

TREE SURVEY

27,650.00

TOTAL DUE \$XXXXXXX

Minus a credit of

-\$3750.00

TOTAL DUE = \$23,900.00

PAYMENT DUE 10 DAYS FROM RECEIPT PLEASE REFER TO INVOICE NUMBER WHEN MAKING PAYMENT



PLEASE REMIT TO:

ECS FLORIDA, LLC 14026 THUNDERBOLT PLACE, SUITE 600 CHANTILLY, VA 20151

Invoice Date

Invoice Number

8/5/2020

821965

Always Refer To Above Number

PROJECT NAME:

TrailMark Phase 9 Pond Berm Stability

St. Johns, FL.

TO: Mr. Gregg Kern

Six Mile Creek Community Development c/o Scott Wild, P.E. - England-Thims & M 14775 Qld Saint Augustine Road

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

513905

35:30586

CUSTOMER CODE PROJECT NO. BILLED THRU DATE 8/1/2020

TERMS

Please Pay This Amount:

\$4,500.00

Description ..

Organity.

DUE UPON RECEIPT Hous

Unit Price Fitension

For Geotechnical Services

\$4,500.00

Subtotal:

\$4,500.00

Invoice Total - Please Remit =>

\$4,500.00

If you have any questions regarding this invoice, please contact Chris Egan at 904.886.5015

* BUDGET SUMMARY *

Budget Estimate:

\$4,500.00

Previously Invoiced:

\$0.00

Amt. This Invoice:

\$4,500.00

Amt. Remaining:

\$0.00

.

Six Mile Creek

Community Development District

Funding Request FY20-#9 September 4, 2020

	Payee		General Fund FY2020	General Fund FY2021
1	Crown Pools, Inc. Inv# AUG-243 - Monthly Pool Maintenance - August 2020	\$	1,382.88	
2	EGIS Insurance Advisors, LLC Inv #11510 - FY2021 Insurance Premium			\$ 28,683.00
3	Evergreen Lifestyles Management LLC Inv# SMCCDD0820N - Facility Management/Reimbursable Expenses - August 2020	\$	9,025.16	
4	Giddens Security Corporation Inv# 23460808 - Monthly Security Services - August 2020	\$	3,931.34	
5	Governmental Management Services Inv# 130 - Monthly Management Services - September 2020	\$	3,384.38	
6	Hopping, Green & Sams Inv# 116540 - Monthly General Counsel - June 2020	\$	1,528.50	
7	North Florida Landscape Co. Inv# 21964 - Monthly Landscape Contract - September 2020 Inv# 21969 - Monthly Irrigation Repairs - August 2020	\$ \$	23,642.92 4,070.00	
8	Riverside Management Services, Inc. Inv# 95 - Facility Maintenance - July 2020 Inv# 96 - Monthly Janitorial Services - September 2020	\$ \$	500.01 1,145.00	
9	Security Engineering and Designs, Inc. Inv# 20-34966 - Monthly Fire Alarm Monitoring Services - September 2020	\$	34.95	
10	Sitex Aquatics Inv# 4029B - Monthly Lake Maintenance - September 2020	\$	1,675.00	
PANAL S		\$_	50,320.14	\$ 28,683.00
			Total:	\$ 79,003.14

Please make check payable to:

Six Mile Creek CDD 1408 Hamlin Avenue Unit E St.Cloud, FL 34771



Invoice

3002 PHILIPS HWY JACKSONVILLE, FL 32207

Date	Invoice #
8/31/2020	AUG-243

904-858-4300

ACCOUNTING@CROWNPOOLSINC.COM

Bill To

SIX MILE CREEK CDD C/O EVERGREEN LIFESTYLES MANAGEMENT 805 TRAILMARK DR ST. AUGUSTINE, FL 32092

APPROVED

By Alex Boyer at 8:28 am, Sep 04, 2020

Amenity- Pool Maint



Terms

Due upon receipt

Quantity Description Rate Serviced Amount 1 (\$0 1 INSTALLED SCUM GUTTER GRATE AS PER CODE MONTHLY POOL SERVICE FOR AUGUST 1,375.00 8/31/2020 7.388 1
370538-465 1 MONTHLY POOL SERVICE FOR AUGUST 1,375.00 8/31/2020 1,375.00

Total

\$1,382.88



Six Mile Creek Community Development District c/o Governmental Management Services 219 E Livingston St Orlando, FL 32801

INVOICE —

Customer	Six Mile Creek Community Development District	
Acct#	187	
Date	08/28/2020	
Customer Service	Kristina Rudez	
Page	1 of 1	

Payment Information		
Invoice Summary	\$	28,683.00
Payment Amount		
Payment for:	Invoice#11	510
100120193	_	

Thank You

Please detach and return with payment

Customer: Six Mile Creek Community Development District

Invoice	Effective	Transaction	Description	Amount
11510	10/01/2020	Renew policy	Policy #100120193 10/01/2020-10/01/2021 Florida Insurance Alliance Package - Renew policy Due Date: 8/28/2020	28,683.00
	DEC		Frozerty Insurance \$ 22,465.00 Gen. Liab/Public Offe \$ 16,218.00	
	Ву:	10 11 1	Gen. Liab/Public Offe \$ 6,218.00	

Total \$ 28,683.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:

Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

Remit Payment To: Egis Insurance Advisors, LLC	(321)233-9939	Date
Lockbox 234021 PO Box 84021 Chicago, IL 60689-4002	sclimer@egisadvisors.com	08/28/2020

Evergreen Lifestyles Management, LLC

2100 S Hiawassee Rd Orlando, FL 32835 321-558-6500 INVOICE

DATE: INVOICE # 8/31/2020 SMCCDD0820N

BILL TO

ACCT# 110059890 Six Mile Creek CDD Teresa Viscarra Governmental Management Services-CF, LLC 1408 Hamlin Avenue, Unit E

St. Cloud, L 3477	
	4

VENDOR	DESCRIPTION		A	TANDON
Monthly Mgt Fee		Mgt Fee	\$	4,925.3
Personnel Hours	120 Payroll Hours for August 2020	Payroll	\$	3,360.0
ELM-Verizon	iPad monthly service (321-320-5443)	Entertainment	\$	10.0
AMEX Various Purch	ases Event and Office Supplies		\$	309.7
ast Trivia	Adult and Family Trivia Night		\$	280.00
Fast Trivia	(Two) Bingo Nights		\$	140.0
STANKE ST				
The state of		the Company	Alexander	
NAME OF THE PARTY				
TO PERSON				-
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recting the sec		BEAST OF LAND	100	
			Higaria	SELEC
			Allow .	
				ideas in
HAN S. VIDS., IS				VE ASI
		the Art of The State		9,025.1

OTHER COMMENTS

Please include the account number 110059890 on your check Please send all payments to our new address:

2100 S Hiawassee Rd

Orlando, FL 32835

TOTAL Due

\$ 9,025.16

Make all checks payable to Evergreen Lifestyles Management, LLC

CHECK REQUEST INVOICE

DATE:

8/24/2020

INVOICE #

8242020

DUE DATE:

ASAP

_				
Evergreen	Litestyles	Manage	ment	ΠC
E V CI SI CCII		IVIUITUE		

(Payable to)

2100 S. Hiawassee Road, Orlando FL 32852

Address, City, State, Zip

(Mail to)

Association

☐ Vendor

BILL TO

Name and No. of Association:

Evergreen

Grate Pool
Grate Pool
ement Maitenance 21.89
or non ing Operating supplies p spray Operating -7.22
e Walk Prize Special Events 60.00
Prize Special Events 60.00 e Walk Prize Special Events 40.59
Prize Special Events 40.59 e Walk Prize Special Events 16.92
Prize Special Events 16.92 e Walk Prize Special Events 9.99
Bags Special Events 24.99
shelf Office Supplies 76.67
orn Special Events 39.99 ✓
eys & Operating gs Supplies 25.89
1

Please remember to attach all receipts!

Lynzi Chambers	TOTAL DUE \$	309.71
Authorized by:		

Approved by:

Customer Support



Search Keyword or Part #

Q

Shop Departments v

FREE SHIPPING ON ALL ORDERS OVER \$50

Thank you! Your order has been placed successfully.

Your order # is 129378579. You will receive an order confirmation email with details of your order and a link to track its progress.

SKU	ltem	Price QTY	Total
SP1019BA	Gutter/Deck Grate Only with Screws 2-3/8 Inches Wide - White	\$3.65 4	\$14.60
		Subtotal:	\$14.60
Hara Hara		Tax:	\$1.34
		Shipping:	\$5.95
		Grand Total:	\$21.89

Payment Method

Credit Card

Billing Address

Evergreen-LM Lynzi Chambers 4.5 ****
Google
Customer Reviews

THANK YOU FOR SHOPPING AT TURNER ACE HARDWARE WGV 6205 STATE ROAD 16 ST. AUGUSTINE FL 32094 (904) 907-2424

PLEASE RI	MIT PAYN	MENT	13164	ATLANIC	BIV	0
	JACKSON	/TLLE	, FL :	32225		
08/17/20	2:52PM			402	SALE	
5605118		-1	EA	3.59	EA	[

HOUSE KEY Y11 PK/250. -3.59 HOUSE KEY YIT PK/250.

Orig: B78720/4 07/22/20 TX:

7415144 1 EA 3.99 EA S
FOAM WASP & HORNETT7.502 3.99

4.99 Regular Price: You Saved : 1.00 5605118 -2 EA 3.59 EA D HOUSE KEY Y11 PK/250. -7.18 Orig: 878720/4 07/22/20 TX:

SUB-TOTAL:\$ -6.78 TAX: \$ -.44 TUTAL: \$ -7.22 BC AMT: \$ -7.22

BK CARD#: XXXXXXXXXXXXX1007 MID:**********2885 TID:***6120 AUTH: 0 AMT: \$ -7.22 Host reference #:191015 Bat#

CARD TYPE:AM EXPRESS EXPR: XXXX TxnID/ValCode: 278036

Bank card USD\$ -7.22



==>> JRNL#B91015/4 CUST NO: +4

I agree to pay above total amount according to card issuer agreement (merchant agreement if credit voucher) ACCT: CASH CUSTOMER ST 4

Customer Copy

YOU SAVED \$.89 BY SHOPPING AT TURNER ACE HARDWARE WGV

Seasonal items are non-refundable. Special Orders are non-refundable. THANK YOU FOR SHOPPING AT TURNER ALL HARDWARE WGV 6205 STATE ROAD 16 ST. AUGUSTINE FL 32094 (904) 907-2424

PLEASE REMLI PAYMENT 13164 ATLANEC BLVD JACKSONVILLE, FL 32225 07/22/20 3:00PM

5605118 3 EA \$3.59 EA HOUSE KEY Y11 PK/250 \$10.77 5930037 3 LA \$2.79 EA KEYKRAFTER #95 BRAS \$8.37 5935937 2 FA \$1 59 EA CO IIN CHEEL REV RING \$3.18 50244 1 EA \$1.99 EA KEY SCHLAGE SC4-ACE \$1.99

SUB-TOTAL:\$ 24.31 TAX: \$ 1.58 TÚTAL \$ 25.89 1 61. b 25.89

BK CARD#: XXXXXXXXXXXX1007 MID: ******** 2885 TID: +**6170 AUTH: 898037 AMT: \$ 25.89 Host reference #:178720 Bat#

Authorizing Network: AMEX

Chip Read

CARD TYPE: AM EXPRESS EXPR: YXXX

AID: A000000025010801 TVR : 0000008000 IAD : 0640010360A002

TS1 : F800 ARC : 00 MODE : Issuer CVM . No CVM

Name : AMERICAN EXPRESS

ATC :0083

AC : 1530/587CE4056FC Txn1D/ValCode: 247969

Bank card

USIS 25.81



==>> JRNL#878720/4 CUST NO: #4

THANK YOU LYNZI CHAMBERS FOR YOUR PATRONAGE

LASH CUSTOMER ST 4

HE HINLY WHICH OVER UV IN THE STATE OF THE SALIN THE SAL

Bank III. 1348 Herchard III: 3217 Tera III: 001

Sale

XXXXXXXXXXXX1007 AMEX

Entry Method: Chip

Total: \$

60.00

08/14/20 Inv #: 000002

13:11:43 Appr Code: 835315

Approd: Online
Retrieval Ref # 20100001 Batch#: 227001

AMERICAN EXPRESS ALL: AUGUGGGG25010801 TSI: F800

Contumer Comy

THANK YUU!

Walgreens

#11165 5445 STATE ROAD 16 SAINT AUGUSTINE, FL 32092 904-940-5556

244

6984 0021 08/14/2020 1:54 PM

HERSHEY REESESTKS KING SZ 30Z
03400000203 A 1.99 SALE
REGULAR PRICE 2.29 or 2/4.00
REWARDS SAVINGS 0.30
RETURN VALUE 1.99

BROOKSIDE DK CHOC CYRD POMGRNT 7Z
06843738908 A 3.99 SALE
REGULAR PRICE 4.99 or 2/9.00
REWARDS SAVINGS 1.00
RETURN VALUE 3.99

GODIVA GOLDMRK GFT BX 11PC 4.670Z
03129013295 A 9.99
RETURN VALUE 9.99

GHIRARDELLI MLK CHOC W/CRML 3.50Z
74759960764 A 3.49

RETURN VALUE 3.49 (C) HALLMARK TISSUE WHITE 10SH

76379508782 A
RETURN VALUE 1.99
H/MARK BAG BUNDLE 3 LG SDLID B
76379553858 A

RETURN VALUE 7.99 JACK LINKS ORGAL STEAK BITE 1.50Z

01708288600 4. 2 @ 2.49 RETURN VALUE 2.49 ea SOUR PATCH WTRMLN THTR BOX 3.50Z 07046208251 A 1.

1 @ 1.69 or 4/4.00 RETURN VALUE 1.00 MARS M&MS MC THEATER BOX 3.10Z 04000049752 A 1.00

1 @ 1.69 or 4/4.00 RETURN VALUE 1.00 JOLLY RANCHER GUMMS ASRT BX 3.50Z 01070085840 A 1.00

1 @ 1.69 or 4/4.00 RETURN VALUE 1.00 HERSHEY REESE PIECES THTR BOX 40Z 03400011470 A 1.1 1 @ 1.69 or 4/4.00 RETURN VALUE 1.00

POINT CPN \$20.00+ PURCH

SUBTOTAL SALES TAX A=6.5% TOTAL AMEX ACCT 1007 CHANGE



Final Details for Order #114-0748567-8228211

Print this page for your records.

Order Placed: August 12, 2020

Amazon.com order number: 114-0748567-8228211

Order Total: \$26.91

Shipped on August 13, 2020

Items Ordered Price

1 of: Unicorn Adventure Scratch and Sketch: An Art Activity Book for Creative Kids of All \$9.99

Ages, Lee Nemmers

Sold by: Amazon.com Services LLC

Condition: New

1 of: Paint by Sticker Kids: Zoo Animals: Create 10 Pictures One Sticker at a Time!, \$5.90

Workman Publishing

Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

One-Day Shipping

Shipped on August 13, 2020

Items Ordered Price

1 of: Komidea DIY Oil Painting, Paint by Number Kits for Kids Beginner, Lovely Owl \$9.99

8x8inch

Sold by: Komidea (seller profile)

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

One-Day Shipping

Payment information

Payment Method: Item(s) Subtotal: \$25.88

https://www.amazon.com/gp/css/summary/print.html/ref=ppx yo dt b invoice o05?ie=UTF8&orderID=114-0748567-8228211

American Express | Last digits: 1007 Shipping & Handling: \$0.00

Billing address Total before tax: \$25.88

Lynzi Chambers 2100 S Hiawassee Rd Orlando, FL 32835 United States Estimated tax to be collected: \$1.03

Grand Total: \$26.91

Credit Card transactions

AmericanExpress ending in 1007: August 13, 2020: \$16.92 AmericanExpress ending in 1007: August 13, 2020: \$9.99

To view the status of your order, return to Order Summary.

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Final Details for Order #114-1498436-6385812

Print this page for your records.

Order Placed: August 7, 2020

Amazon.com order number: 114-1498436-6385812

Order Total: \$76.67

Shipped on August 8, 2020

Items Ordered Price

1 of: VASAGLE Tree Bookshelf, 8-Tier Floor Standing Bookcase, with Wooden Shelves for \$71.99 Living Room, Home Office, Rustic Brown ULBC11BX
Sold by: Songmics Direct (seller profile) | Product question? Ask Seller

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

One-Day Shipping

Payment information

Payment Method:

American Express | Last digits: 1007

Item(s) Subtotal: \$71.99

Shipping & Handling: \$0.00

Billing address

Lynzi Chambers 2100 S Hiawassee Rd Orlando, FL 32835 United States

2100 S Hiawassee Rd Orlando, El 32835 Total before tax: \$71.99

Estimated tax to be collected: \$4.68

Grand Total: \$76.67

Credit Card transactions

American Express ending in 1007: August 8, 2020: \$76.67

To view the status of your order, return to Order Summary.

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Final Details for Order #114-3587539-2778615

Print this page for your records.

Order Placed: August 6, 2020

Amazon.com order number: 114-3587539-2778615

Order Total: \$64.98

Shipped on August 8, 2020

Items Ordered Price

1 of: 4108 Great Northern Popcorn Premium 8 Ounce Popcorn Portion Packs, Case of 40 \$39.99 Sold by: Amazon.com Services LLC

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

Amazon Day Delivery

Shipped on August 10, 2020

Items Ordered Price

1 of: 1 oz. Popcorn Bag, Burst Design, 1000 per Case

Sold by: Snappy Popcorn Co. (seller profile)

Condition: New

Shipping Address:

Lynzi Chambers 805 Trailmark Drive St. Augustine, FL 32092 United States

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method: Item(s) Subtotal: \$64.98

American Express | Last digits: 1007 Shipping & Handling: \$0.00

Billing address

Total before tax: \$64.98
Lynzi Chambers

2100 S Hiawassee Rd Estimated tax to be collected: \$0.00

Orlando, FL 32835
United States
Grand Total:\$64.98

Credit Card transactionsAmericanExpress ending in 1007: August 10, 2020: \$24.99
AmericanExpress ending in 1007: August 8, 2020: \$39.99

\$24.99

Page	1	of	3
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CHECK REQUEST INVOICE

DATE:	07.29.20	
INVOICE #	73020	
DUE DATE:	ΔςΔΡ	

John Harrell

(Payable to)

1119 Romaine Circle E, Jacksonville, FL 32225

Address, City, State, Zip

(Mail to)

☐ Association

✓ Vendor

BILL TO

Evergreen Lifestyles Management

DESCRIPTION	GL CODE	AMOUNT
Trivia Night- Adult		140
Trivia Night- Family		140
Bill back to Six Mile Creek CDD		
Please print in Jacksonville corporate office for pick up by		
7/28/2020		

Please remember to attach all receipts!

Lynzi Chambers

TOTAL DUE \$

280.00

Authorized by:



FAST JAXTRIVIA.com

Jacksonville's Best Trivia Shows!

Jacksonville, Florida (904) 233-7792 john@fastjaxtrivia.com

 INVOICE NO.
 170

 DATE
 7/17/2020

 DATE OF SERVICE
 8/29/2020

TO

John Harrell FastJAXTRIVIA.com Jacksonville, Florida

JOB	PAYMENT TERMS			
Trivia Host		Due on day o	f service	
DESCRIPTION	QUANTITY	AMOUNT	TOTAL	
Trivia		1.00	\$140.00	\$140.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
			STORY THAT	\$0.00
			TOTAL DUE	\$140.00

Make all checks payable to John Harrell

THANK YOU FOR YOUR SUPPORT!

Page	_1_	of	2
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CHECK REQUEST INVOICE

		DATE:	08.27.20
		INVOICE #	82720
		DUE DATE:	ASAP
John Harrell			
Payable to)			
L119 Romaine Circle	e E, Jacksonville, FL 32225		
Address, City, State, Zip			
Mail to)			
☐ Association	☑ Vendor		

BILL TO

Evergreen Lifestyles Management

DESCRIPTION	GL CODE	AMOUNT
Bingo Night- Teen		140
Bill back to Six Mile Creek CDD		
		1

Please remember to attach all receipts!

Lynzi Chambers

Authorized by:

TOTAL DUE \$ 140.00

INVOICE

FAST JAXTRIVIA.com

Jacksonville's Best Trivia

Shows!

220

DATE DATE OF SERVICE

INVOICE NO.

8/27/2020 9/25/2020

Jacksonville, Florida (904) 233-7792 john@fastjaxtrivia.com

TO

John Harrell FastJAXTRIVIA.com Jacksonville, Florida

JOB		PAYMENT TE	RMS	and the second second
Bingo Host		Due on day o	f service	
DESCRIPTION	QUANTITY	AMOUNT	TOTAL	
Bingo		1.00	\$140.00	\$140.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
				\$0.00
			TOTAL DUE	\$140.00

Make all checks payable to John Harrell

THANK YOU FOR YOUR SUPPORT!

GIDDENS SECURITY CORPORATION

Invoice

Lic# B0001267 528 S. Edgewood Ave. Suite 1 JACKSONVILLE, FL 32205

Date	Invoice #
9/1/2020	23460808

Bill To	
Six Mile Creek CDD (Trailmark) 1408 Hamlin Ave. Unit E St. Cloud, FL 34771	

904-384-8071

904-389-9931

APPROVED By Alex Boyer at 2:51 pm, Sep 01, 2020

Security patrol

P.O. No.	Terms	Project
	Due on receipt	

akoon@giddenssecurity.com

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 130

Invoice Date: 9/1/20 Due Date: 9/1/20

Case:

P.O. Number:

Bill To:

Six Mile Creek CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description 🚻	Hours/Qty	Rate	Amount
Management Fees - September 2020 Information Technology - September 2020 Dissemination Agent Services - September 2020 Office Supplies Postage Copies 30 51334 31 31 31 31 31 31 31 31 31 31 31 31 31		2,416.67 100.00 416.67 16.02 49.37 385.65	2,416.67 100.00 416.67 16.02 49.37 385.65

Total	\$3,384.38
Payments/Credits	\$0.00
Balance Due	\$3,384.38

Hopping Green & Sams

Attorneys and Counselors

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

July 31, 2020 RECEIVED Bill Number 116540

Six Mile Creek CDD c/o GOVERNMENT MANAGEMENT SERVICES, LLC 1408 Hamlin Avenue, Unit E St. Cloud, FL 34771 #2\d

#2/wl 310:513:315 AUG 172020

Billed through 06/30/2020

BY:_____

General Counsel

SIXCDD 00001 WSH

EOD DDOI	FECCION	AL CENTICES DEMOCRED	
06/05/20	WSH	Confer with Kern and review and revise re-opening policies for Phase 2.	0.70 hrs
06/05/20	SSW	Research physical quorum and public comment requirements and guidance pursuant to Governor's Executive Order and Task Force Report for Phase 2 Re-opening.	0.10 hrs
06/10/20	WSH	Prepare for and participate in conference call to discuss agenda for June meeting.	0.60 hrs
06/12/20	WSH	Confer with Chambers and Oliver regarding amenity facility rentals.	0.30 hrs
06/15/20	LMG	Research and analyze implications of Phase 2 reopening plan for amenities operation; develop best practices related to same.	0.30 hrs
06/17/20	WSH	Prepare for board meeting; confer with Oliver.	0.50 hrs
06/18/20	WSH	Prepare or and participate in board meeting.	0.90 hrs
06/19/20	WSH	Prepare agreement for use of amenity facilities during COVID; confer with Chambers regarding same.	0.40 hrs
06/24/20	WSH	Review correspondence from county regarding traffic light installation; prepare notices for budget and O&M assessments and confer with Sweeting and Oliver regarding same; confer with Chambers and Kern regarding agreement for fitness trainer use of district facilities.	1.40 hrs
06/26/20	SSW	Review Executive Order 20-150 regarding extension of waiver of physical quorum requirement for local government public meetings; prepare and circulate correspondence to District Managers regarding same.	0.10 hrs
06/26/20	WSH	Review audit and prepare language for note regarding status of 2007 bonds and assessments securing the bonds.	0.70 hrs
06/28/20	KSB	Research and prepare correspondence to property appraiser regarding release of tax roll.	0.10 hrs
06/29/20	WSH	Review revised budget and confer with Viscarra regarding same.	0.20 hrs

Six Mile Cree		eral C	Bill No. 116540				Page 2
06/30/20	JLK	Review Phase 2 EO; prepare and review categories of reopening expansions; confer with in house lawyers on various nuances for same; multiple calls with district managers and amenity managers; multiple calls with FIA on same; review, edit and transmit COVID waivers and license agreements for use of same; review, edit and transmit reservation language and screening questionnaires; review PPE requirements promulgated by local jurisdictions; confer regarding COVID notification process.					0.30 hrs
06/30/20	KFJ	Research status of budg	get and assessment he	aring documer	its.		0.20 hrs
	Total fee	s for this matter					\$1,528.50
MATTER S	SUMMAR	<u>Y</u>					,
	Jusevitch Buchana Gentry, I Warren,	Jennifer L. n, Karen F Paralegal n, Katie S. Lauren M. Sarah S. Vesley S.	TOTAL FEES	0.30 hrs 0.20 hrs 0.10 hrs 0.30 hrs 0.20 hrs 5.70 hrs	180 /h 125 /h 200 /h 180 /h 180 /h 235 /h	nr hr hr hr	\$54.00 \$25.00 \$20.00 \$54.00 \$36.00 \$1,339.50
	7	OTAL CHARGES FOR T	HIS MATTED			-	\$1,528.50
BILLING			III MATTER				\$1,320.30
	Jusevitch Buchana Gentry, I Warren,	Dennifer L. n, Karen F Paralegal n, Katie S. Lauren M. Sarah S. Vesley S.		0.30 hrs 0.20 hrs 0.10 hrs 0.30 hrs 0.20 hrs 5.70 hrs	180 /H 125 /H 200 /H 180 /H 180 /H 235 /H	hr hr hr hr	\$54.00 \$25.00 \$20.00 \$54.00 \$36.00 \$1,339.50
			TOTAL FEES				\$1,528.50
		TOTAL CHARGES FO	OR THIS BILL			-	\$1,528.50

Please include the bill number with your payment.

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092



Invoice #

Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771



	mollylandscapegir	l89@gmail.com
	Date	Phone #
Please make check out to North Florida Landscape	9/1/2020	904-388-9354
Quantity Description	Rate	Amount
Landscape Services: TrailMark: Common Area - September	2,180.42	20,975.00 2,180.42 487.50
Please make check out to North Florida Landscape	Total	\$23,642.92

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092



Invoice #
21969

Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771

320.138.463



		mollylandscapegir	189@gmail.com
Please make check out to North Florida Landscape		Date	Phone #
		8/28/2020	904-388-9354
Quantity Description		Rate	Amount
Landscape Services: Relocate Mainline 160' Sch 40 sleeve @ \$10.00 160' 2" sleeve, Sch 40 @ \$2.00 160 1" sleeve, Sch 40 @ \$1.25 200' 3" mainline @ \$4.00 200' Hunter 2 Wire irrigation wire @ \$2.0 New Zone and Labor APPROVED By Alex Boyer at 11:07 am, Aug D&M Irrigation Maintenance		0.00 1,600.00 320.00 200.00 800.00 400.00 750.00	0.00 1,600.00 320.00 200.00 800.00 400.00 750.00
Please make check out to North Florida L	andscape	Total	\$4,070.00

Riverside Management Services, Inc 9655 Florida Mining Blvd. W. Building 300, Suite 305 Jacksonville, FL 32257

Invoice

Invoice #: 95

Invoice Date: 8/11/2020

Due Date: 8/11/2020

Case:

P.O. Number:

Bill To:

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

Description #28 hd	Hours/Qty	Rate	Amount
Facility Meintenance July 1, 2020 - July 31, 2020 - 320 ฏะ น่าไร้ Maintenance Supplies 320 ฏะ เปล		293.35 206.66	293.35 206,66
RECEIVED			
AUG 1 7 2020			
BY:			
	Total		\$500.01
	Paymen	ts/Credits	\$0.00
	Balance	Due	\$500.01

RVW 8,13,20

Trailmark community development district - SIX Mile Creek MAINTENANCE BILLABLE HOURS FOR THE MONTH OF JULY 2020

Date	Hours	Employee	Description	
7/23/20	8	S.A.	Deep clean camp house	
TOTAL	8			
MILES	30		*Mileage is relimbursable per section 112.061 Florida Statutes Mileage Rate 2009-	0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 08/05/20

DISTRICT SMC SIX MILE CREEK	DATE	SUPPLIES	PRICE	EMPLOYEE
	7/7/20	Paper Towels 12 rolls	26,42	F.\$.
	7/7/20	Trash Bags 42 gallon 50cl	29.87	F.S.
	7/27/20	Toilet Paper 12 rolls (3)	41.30	F.S.
	7/27/20	13 gallon Trash Bags 150ct	16.07	F.S.
	7/27/20	42 gallon Trash Bags 32ct	20.67	F.S.
	7/27/20	Paper Towels 12 rolls	19.52	F.S.
	8/4/20	Tollet Paper 18 rolls (2)	52.83	F.S.
		w cutristication to the design to the contract of the contract		

TOTAL \$206.66

Riverside Management Services, Inc.

9655 Florida Mining Blvd. W. Building 300, Suite 305 Jacksonville, FL 32257

Invoice

Invoice #: 96

Invoice Date: 9/1/2020 Due Date: 9/1/2020

Case:

P.O. Number:

Bill To:

Six Mile Creek

475 West Town Place Suite 114

St. Augustine, FL 32092

Description #28 Rate Hours/Qty Amount 320.538.467 1,145.00 Janitorial Services - September 2020 1,145.00

> Payments/Credits \$0.00 \$1,145.00 **Balance Due**

Total

\$1,145.00

Invoice

Invoice Numbe

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

Invoice Date 9/1/20

Page

Voice: 904-371-4931 **Fax**: 904-371-4939

Trailamrk Amenity Center (6 MILE CREEK) 1408 HAMLIN AVENUE.

UNIT E

Sold To:

ST. CLOUD, FL 34771

Site Address:

Trailamrk Amenity Center 805 Trailmark Dr. St. Augustine, FL 32092



Customer IDFA-3315-5F

Customer PO	Payment Terms	Sales Rep ID	Due Date
	Net 10 Days	1865 tips to an interpretational and the confidence of the confide	9/11/20
D	escription		Amount
THLY FIRE ALARM MONITORI	NG SERVICE	• 1	34.
		#84	
APPROVED		20 ·578 Jub	*
	13808888		

Security Monitoring

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

Installation: 371-4931

	Subtota	34.95
Please include invoice number on payment	Sales Ta	
	Total Invoice Amou	34.95
20-34966	Payment Receive	0.00
	TOTAL	34.95



7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256

Date	Invoice #	
9/1/2020	4029B	

Bill To
Six Mile Creek CDD
Teresa Viscarra
GMS

APPROVED

By Alex Boyer at 1:23 pm, Aug 31, 2020

Lake Contract



P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	Monthly Lake Service- 13 Waterways #39 310 528 464	1,675.00	1,675.00
	Please note that our remittance address has changed. Our new remittance address is: 7643 Gate Parkway Suite# 104-167 Jacksonville, FL 32256		

Six Mile Creek

Community Development District

Funding Request FY20-#10 October 16, 2020

	Payee		(Construction Fund FY2020
1	Clary & Associates, Inc. Inv# 2020-406 - Phase 9: Topo Survey of Wetland Crossing - June 2020 Inv# 2020-527 - Phase 9: Maps & Descriptions of 7 Conservation Easements - August 2020		\$ \$	4,850.00 4,450.00
2	England-Thims & Miller, Inc. Inv# 0194659 - Phase 9 Consttruciton Documents (WA#37) - June 2020		\$	32,635.00
_		_	\$	41,935.00
		Total:	\$	41,935.00

Please make check payable to:

Six Mile Creek CDD 1408 Hamlin Avenue Unit E

St.Cloud, FL 34771

Clary & Associates, Inc.

3830 Crown Point Road Suite A • Jacksonville, Florida 32257 • (904)260-2703

INVOICE NO: 2020-406 DATE: 08/20/20

PAGE 1

4544

SIX MILE CREEK CDD PER CONTRACT, SEE FILE FROM 475 WEST TOWN PLACE, #114 ETM FOR LIMITS Saint Augustine FL 32092

DELIVER TO:

ORDERED BY: GREGG KERN

DESCRIPTION: 06/23/20

W.O. NO. 2020-406

LOT : EAST END

SUBDIVISION: TRAILMARK UNIT 9

SECTION: 38 TOWNSHIP: 6S RANGE: 28E

ADDRESS : TRAILMARK DR

ST. JOHNS FL ST. JOHNS

IN NAME OF : PHASE 9: TOPO SURVEY OF WETLAND CROSSING

AT EASE END OF SITE

TOPOGRAPHIC SURVEY

4,850.00

TOTAL DUE \$4,850.00



Clary & Associates, Inc.

3830 Crown Point Road Suite A • Jacksonville, Florida 32257 • (904)260-2703

INVOICE NO: 2020-527 DATE: 08/27/20 PAGE 1

4544

DELIVER TO:

SIX MILE CREEK CDD PER CONTRACT, SEE FILE
475 WEST TOWN PLACE, #114 PROVIDED

Saint Augustine FL 32092

ORDERED BY: GREGG KERN

DESCRIPTION: 08/11/20

W.O. NO. 2020-527

LOT : CE'S

SUBDIVISION: TRAILMARK UNIT 9

SECTION: 38 TOWNSHIP: 6S RANGE: 28E

ADDRESS : TRAILMARK DR

ST. JOHNS FL ST. JOHNS

IN NAME OF: PHASE 9: MAPS & DESCRIPTIONS OF 7

CONSERVATION EASEMENTS

MAP & LEGAL 4,450.00

TOTAL DUE \$4,450.00



Six Mile Creek CDD C/O GMS, LLC

1408 Hamlin Ave. Unite E St. Cloud, FL 34771

Total Billings

Contract Limit

Remaining

July 2, 2020

Project No: 19200.00000

Invoice No: 0194659

19200.00000 Six Mile Creek CDD-Phase 9 Construction Documents (WA#37) **Project**

Professional Services rendered through June 30, 2020

Site Plan Revisions Task 01

> To-Date Current Prior 0.00 7,372.00 7,372.00 7,500.00 128.00

> > **Total this Task** 0.00

Lump Sum Services Task 02-07

Task	Contract Amount	Percent Complete	Earned To Date	Previously Billed	Current Billed
2. MDP Modification	7,500.00	95.00	7,125.00	7,125.00	0.00
3. Construction Plan Preparation	76,050.00	98.00	74,529.00	72,247.50	2,281.50
4. Landscape Design(Code Design)	7,400.00	95.00	7,030.00	0.00	7,030.00
5. SJC & SJCUD Plan Approval	12,500.00	50.00	6,250.00	0.00	6,250.00
FDEP Water & Sewer Permits	5,000.00	50.00	2,500.00	0.00	2,500.00
7. SJRWMD ERP	19,200.00	75.00	14,400.00	0.00	14,400.00
Total Fee	127,650.00		111,834.00	79,372.50	32,461.50

Total Fee 32,461.50

> **Total this Task** \$32,461.50

Task XΡ Expenses

Expenses

Reproductions 87.71 Delivery / Messenger Svc 26.29 Permits 60.00

> **Total Expenses** 1.0 times 174.00 174.00

> > **Total this Task** \$174.00

Invoice Total this Period \$32,635.50

Outstanding Invoices

Number	Date	Balance
0194065	5/1/2020	4,904.45
Total		4,904.45

\$37,539.95 **Total Now Due**

4.

Six Mile Creek

Community Development District

Funding Request FY21-#1 October 16, 2020

	Payee	General Fund FY2020		General Fund FY2021
1	Governmental Management Services Inv# 131 - FY2021 Assessment Roll Certification Services - October 2020 Inv# 132 - Management Services - October 2020		\$ \$	5,000.00 3,137.36
2	Hopping, Green & Sams Inv #117761 - General Counsel - August 2020	\$ 1,322.00		
3	M&G Holiday Lighting Inv# 1615 - 50% Down Payment - Holiday Decorations - October 2020		\$	9,863.21
4	North Florida Landscape Inv# 21990 - Monthly Landscape Contract - October 2020		\$	23,642.92
		\$ 1,322.00	\$	41,643.49
		Total:	\$	42,965.49

Please make check payable to:

Six Mile Creek CDD 1408 Hamlin Avenue Unit E St.Cloud, FL 34771

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 131

Invoice Date: 9/15/20

Due Date: 9/15/20

Case:

P.O. Number:

Bill To:

Six Mile Creek CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Assessment Roll Certification - FY 2021		5,000.00	5,000.00
#1 310-513-314			
310.513.317			
	Total		\$5,000.00
	Paymen	ts/Credits	\$0.00
	Balance	Due	\$5,000.00

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 132

Invoice Date: 10/1/20 Due Date: 10/1/20

Case:

P.O. Number:

Bill To:

Six Mile Creek CDD 475 West Town Place Suite 114

St. Augustine, FL 32092



	BY		
Description #\hd	Hours/Qty	Rate	Amount
Management Fees - October 2020 Information Technology - October 2020 Dissemination Agent Services - October 2020 Office Supplies Postage Copies Telephone Management Fees - October 2020 33 I Dissemination Agent Services - October 2020 313 SI Fig. Fig. Fig. Fig. Fig. Fig. Fig. Fig.		2,416.67 100.00 416.67 0.66 107.58 19.05 76.73	2,416.67 100.00 416.67 0.66 107.58 19.05 76.73
	Total		\$3,137.36
	Payment	ts/Credits	\$0.00
	Balance	Due	\$3,137.36

Hopping Green & Sams \$2 Attorneys and Counselors 001-310-51300 -31500

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

September 30, 2020

Six Mile Creek CDD c/o GOVERNMENT MANAGEMENT SERVICES, LLC 1408 Hamlin Avenue, Unit E St. Cloud, FL 34771

Bill Number 117761 Billed through 08/31/2020

General Counsel

SIXCDD 00001 **WSH**

FOR PROF 08/03/20	WSH	AL SERVICES RENDERED Review and respond to correspondence regarding execution of landscape maintenance contract.	0.40 hrs
08/07/20	WSH	Confer with Fender and Dame regarding recordation of bond documents.	0.50 hrs
08/10/20	WSH	Prepare for and participate in agenda call.	0.70 hrs
08/10/20	KFJ	Correspond with bond counsel regarding closing list; confer with Haber regarding ratification resolution and disclosure of public financing.	0.20 hrs
08/11/20	WSH	Review and revise budget documents.	0.40 hrs
08/11/20	SSW	Monitor and review executive orders regarding requirements for budget and assessment hearings and waiver of physical quorum requirement for conducting same due to COVID-19 public health emergency; research and respond to questions regarding same; monitor and review executive orders extending waiver of physical quorum requirement for local government public meetings.	0.20 hrs
08/11/20	KFJ	Confer with Haber and correspond with district manager regarding budget hearing documents.	0.20 hrs
08/13/20	WSH	Review and respond to correspondence from Oliver regarding agenda for August meeting.	0.40 hrs
08/19/20	WSH	Prepare for and participate in board meeting.	1.40 hrs
08/21/20	WSH	Review correspondence regarding lien cancellation agreement and confer with Dame and Feldman regarding same; confer with Chambers regarding amendment to gym policy.	0.60 hrs
08/24/20	WSH	Prepare agreement for UPS Pod and neighborhood delivery.	0.40 hrs
08/24/20	KFJ	Prepare UPS agreement; confer with Haber.	0.30 hrs
08/28/20	WSH	Prepare for and participate in call with Oliver and Perry to discuss assessment levels.	0.30 hrs
	Total fe	es for this matter	\$1,322.00

Page 2 ______

MATTER SUMMARY

Jusevitch, Karen F Paralegal Warren, Sarah S. Haber, Wesley S.	0.70 hrs 0.20 hrs 5.10 hrs	125 /hr 180 /hr 235 /hr	\$87.50 \$36.00 \$1,198.50
TOTAL FEES			\$1,322.00
TOTAL CHARGES FOR THIS MATTER			\$1,322.00
BILLING SUMMARY			
Jusevitch, Karen F Paralegal Warren, Sarah S. Haber, Wesley S.	0.70 hrs 0.20 hrs 5.10 hrs	125 /hr 180 /hr 235 /hr	\$87.50 \$36.00 \$1,198.50
TOTAL FEES			\$1,322.00
TOTAL CHARGES FOR THIS BILL			\$1,322.00

Please include the bill number with your payment.

M&G Holiday Lighting

4845 Belle Terre Pkwy
Palm Coast, FL 32164 US
mgbusinessventures@gmail.com

APPROVED

By Alex Boyer at 9:33 am, Oct 07, 2020

50% Down Payment Amenity-Holiday Decorations



1 149, 001-300 15500 10000



INVOICE

BILL TO Trail Mark - Evergreen Lifestyles Management 10301 Deerwood Park Blvd., Suite 3200 Jacksonville, FL 32256

 INVOICE
 1615

 DATE
 10/07/2020

 TERMS
 Net 30

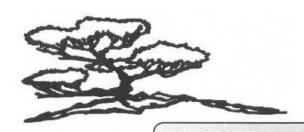
 DUE DATE
 11/06/2020

DATE	DESCRIPTION	QTY	RATE	AMOUNT
Holiday Lighting - New Install	Outline the West side of building in C7 WW Lights to gutter line and facia (all elevations, see exhibit)	1	522.50	522.50
Holiday Lighting - New Install	Install 60" pre-lit wreath to the west side of building (see exhibit)	1	363.83	363.83
Holiday Lighting - New Install	Install C7 WW Lights to the facia and gutter line of the South building at p-lot (all elevations, see exhibit)	1	855.00	855.00
Holiday Lighting - New Install	Install WW C7 lights to Mid building (all elevations, see exhibit)	1	427.50	427.50
Holiday Lighting - New Install	Install 60" pre-lit wreathto Mid building (See exhibit)	1	363.83	363.83
Holiday Lighting - New Install	Install C7 Lighting to the East building gutter line and facia (all elevations, see exhibit)	1	712.50	712.50
Holiday Lighting - New Install	Install C7 WW Lights to the gutter line and facia of the Back building (all elevations, see exhibit)	1	1,011.75	1,011.75
Holiday Lighting - New Install	Install C7 WW Lights to the facia and gutter line of the North side of the back building (all elevations, see exhibit)	1	451.25	451.25
Holiday Lighting - New Install	Wrap 4 small trees at main entrance in WW Mini lights	1	1,253.16	1,253.16
Holiday Lighting - New Install	Install WW C7 Stake lighting to the south building landscape lines	1	380.00	380.00
Holiday Lighting - New Install	Install WW C7 Stake lighting to the East building landscape lines (see exhbit)	1	546.25	546.25
Holiday Lighting - New Install	FRONT ENTRANCE SIGN - Install Stake Lighting following the landscape lines at the neighborhood sign (see exhibit)	1	1,187.50	1,187.50
Holiday Lighting - New	Install 2, 36" pre-lit wreaths to either	1	259.14	259.14

Install	side of the neighborhood sign (will need confirmed power at this location)			
Shipping	Shipping of new product	1	120.00	120.00
Miscellaneous - Wire - Plugs, Supplies, etc	Miscellaneous - Wire - Plugs, Supplies, etc	1	184.00	184.00
Removal	Removal of Lights and Decor at the end of the season	1	475.00	475.00
Equipment charges	Boom Rental for Install and Removal	1	600.00	600.00
Storage	Storage of Holiday lights and decor till the next season	1	150.00	150.00

BALANCE DUE \$9,863.21

North Florida Landscape Co 2585 Pacetti Rd St. Augustine, FL 32092



Invoice #
21990

Bill To

Sixmile Creek CDD c/o Governmental Management Services 1408 Hamlin Avenue, Unit E St. Cloud, Fl. 34771 **APPROVED**

By Alex Boyer at 3:04 pm, Oct 01, 2020

O&M Landscape \$21,462.50 Amenities- Landscape \$2180.42

		mollylandscapegirl89@gmail.com	
D1	1 1 1 1 4 NT 1 T1 1 T 1	Date	Phone #
Please make check out to North Florida Landscape		10/1/2020	904-388-9354
Quantity	Description	Rate	Amount
	Landscape Services: TrailMark: Common Area - October Landscape Services: TrailMark: Amenities Center - October Landscape Services: TrailMark: Right-of-way in unsold lots - October #14 320.578.462 330.58.462 320.538.462	20,975.00 2,180.42 487.50	20,975.00 2,180.42 487.50
Please m	ake check out to North Florida Landscape	Total	\$23,642.92