

TURNBULL CREEK
Community Development District

September 10, 2019

AGENDA

Turnbull Creek Community Development District

475 West Town Place
Suite 114
St. Augustine, Florida 32092
District Website: www.turnbullcreekcdd.com

September 3, 2019

Board of Supervisors
Turnbull Creek Community Development District

Dear Board Members:

The Turnbull Creek Community Development District Board of Supervisors Meeting is scheduled for **Tuesday, September 10, 2019 at 6:00 P.M.** at the **Murabella Amenity Center, 101 Positano Avenue, St. Augustine, Florida 32092.**

Following is the advance agenda for these meetings:

- I. Roll Call
- II. Audience Comments
- III. Staff Reports
 - A. Landscape Manager (*Presenter: Duval Landscape*)
 - B. Engineer (*Presenter: Mike Yuro*)
 1. Update 3531 Garribaldi Court
 2. County Proposed Sidewalk Crossing
 3. Estimates for Necessary Pond Bank Repairs
 - C. Future Horizons (*Presenter: Chris Rolling*)
- IV. Insurance Policy Review from Egis Insurance
- V. Discussion of Alcohol Policy
- VI. Discussion of Amenities League
- VII. Riverside Staffing Level and Update
- VIII. Capital Budget Items

- A. Signage Estimates
 - B. Necessary Pond Banks Repairs (per Engineer discussion)
 - C. Planned 2020 Projects per the Capital Reserve Study
 - D. Pool Lighting for Extension of Hours of Operation
 - E. Additional Lighting Needs, e.g. San Marino & Pescara Tracks
 - F. 125 Foot Fence Along Pacetti Road
 - G. Landscaping Improvements
 - H. Update – Capital Reserve Study
 - I. Other
- IX. Staff Reports (Part 2)
- A. Attorney (*Presenter: Jennifer Kilinski*)
 - B. Manager – (*Presenter: Ernesto Torres*)
 - C. Operation Manager (ASG) – (*Presenter: Lourens Erasmus*)
 - I. Report
 - D. Amenity Center Update (*Presenter: Matthew Krabill*)
 - I. Report
- X. Approval of Consent Agenda (*Presenter: Ernesto Torres*)
- A. Approval of Minutes of the August 13, 2019 Meeting
 - B. Balance Sheet as of July 31, 2019 and Statement of Revenues & Expenditures for the Period Ending July 31, 2019; Month-to-Month Income Statement; Assessment Receipt Schedule
 - C. Approval of Check Register
- XI. Supervisor's Requests and Audience Comments
- XII. Adjournment (*Next Scheduled Meeting – November 12, 2019 @ 6:30 p.m.*)

I look forward to seeing you at the meeting. If you have questions regarding any of the items on this agenda, please call me in advance of the meeting.

Sincerely,

Ernesto Torres

Ernesto Torres
District Manager

THIRD ORDER OF BUSINESS

B.

1.

Request for Topographical Survey
At Murabella
Garibaldi Way
St. Johns County, Florida

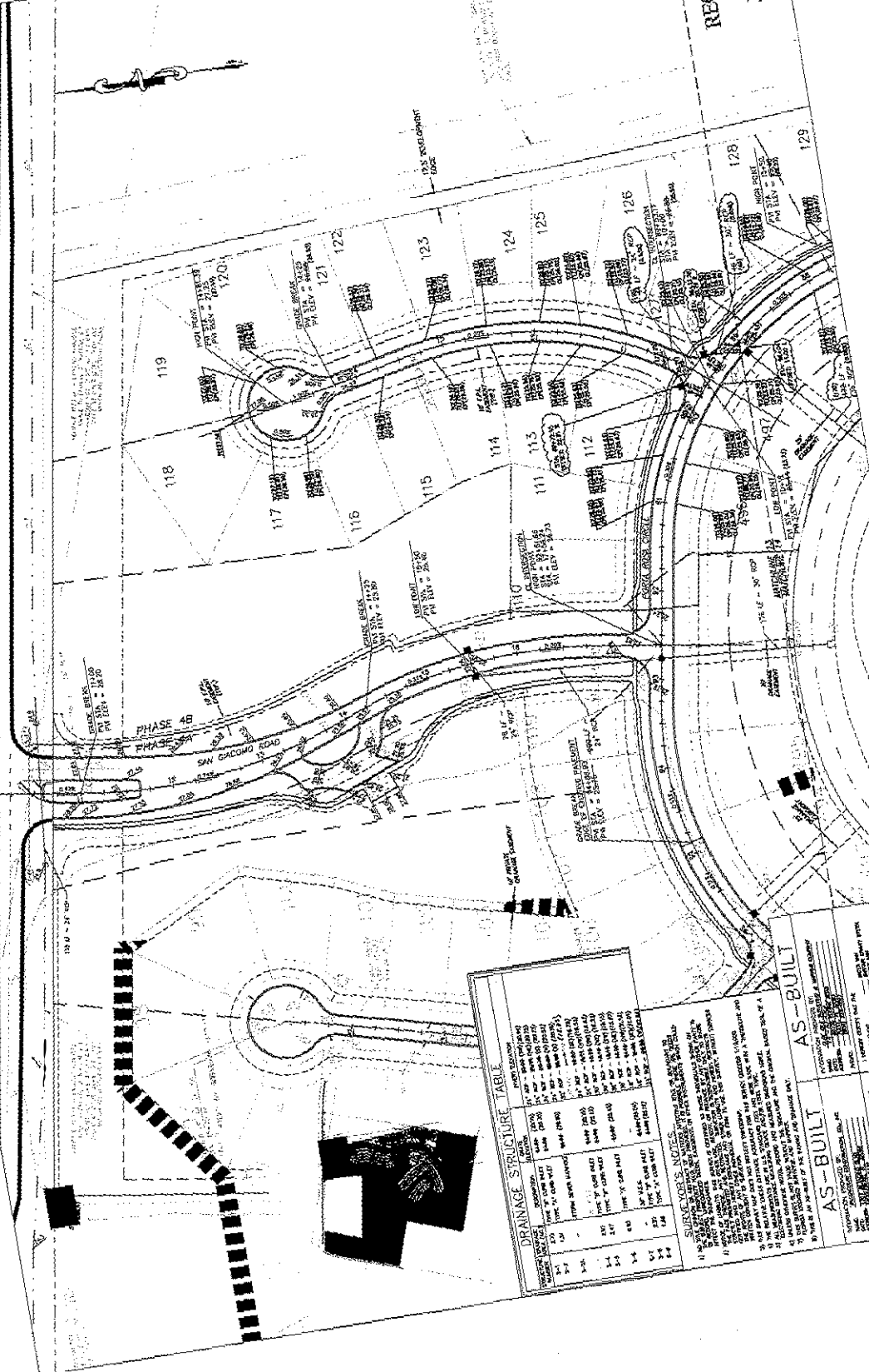


AS-BUILT

ALL AS-BUILT ELEVATIONS SHOWN THIS (11/11/11)
 EP = DENOTES ELEVATION OF PAVEMENT
 FL = DENOTES FINISH ELEVATION
 CL = DENOTES CENTERLINE OF ROAD
 CL = DENOTES CENTERLINE OF ROAD

VALLENCOURT CONSTRUCTION
 1701 BRIDGEMAN BLVD., WOODBRIDGE, FL 33608
 PHONE NUMBER (813) 291-1100 FAX NUMBER (813) 291-1100
 FILE # 2002-05
 MURA BELLA - PHASE IV
 ST. JOHNS COUNTY, FLORIDA
 PAVING AND DRAINAGE
 DATE: FEBRUARY 2, 2002
 DESIGNED BY: J. W. WILSON
 CHECKED BY: J. W. WILSON
 DRAWN BY: J. W. WILSON
 REVISIONS: AS-BUILT 11/11/11

RECEIVED
 DEC 11 2011
 JAX SC



DRAINAGE STRUCTURE TABLE

NO.	STRUCTURE	INLET	OUTLET	INLET ELEVATION	OUTLET ELEVATION	STRUCTURE ELEVATION
1	1" x 12" CULVERT	12.0	11.0	12.0	11.0	11.5
2	1" x 12" CULVERT	11.5	10.5	11.5	10.5	11.0
3	1" x 12" CULVERT	11.0	10.0	11.0	10.0	10.5
4	1" x 12" CULVERT	10.5	9.5	10.5	9.5	10.0
5	1" x 12" CULVERT	10.0	9.0	10.0	9.0	9.5
6	1" x 12" CULVERT	9.5	8.5	9.5	8.5	9.0
7	1" x 12" CULVERT	9.0	8.0	9.0	8.0	8.5
8	1" x 12" CULVERT	8.5	7.5	8.5	7.5	8.0
9	1" x 12" CULVERT	8.0	7.0	8.0	7.0	7.5
10	1" x 12" CULVERT	7.5	6.5	7.5	6.5	7.0
11	1" x 12" CULVERT	7.0	6.0	7.0	6.0	6.5
12	1" x 12" CULVERT	6.5	5.5	6.5	5.5	6.0
13	1" x 12" CULVERT	6.0	5.0	6.0	5.0	5.5
14	1" x 12" CULVERT	5.5	4.5	5.5	4.5	5.0
15	1" x 12" CULVERT	5.0	4.0	5.0	4.0	4.5
16	1" x 12" CULVERT	4.5	3.5	4.5	3.5	4.0
17	1" x 12" CULVERT	4.0	3.0	4.0	3.0	3.5
18	1" x 12" CULVERT	3.5	2.5	3.5	2.5	3.0
19	1" x 12" CULVERT	3.0	2.0	3.0	2.0	2.5
20	1" x 12" CULVERT	2.5	1.5	2.5	1.5	2.0
21	1" x 12" CULVERT	2.0	1.0	2.0	1.0	1.5
22	1" x 12" CULVERT	1.5	0.5	1.5	0.5	1.0
23	1" x 12" CULVERT	1.0	0.0	1.0	0.0	0.5
24	1" x 12" CULVERT	0.5	-0.5	0.5	-0.5	0.0
25	1" x 12" CULVERT	0.0	-1.0	0.0	-1.0	-0.5
26	1" x 12" CULVERT	-0.5	-1.5	-0.5	-1.5	-1.0
27	1" x 12" CULVERT	-1.0	-2.0	-1.0	-2.0	-1.5
28	1" x 12" CULVERT	-1.5	-2.5	-1.5	-2.5	-2.0
29	1" x 12" CULVERT	-2.0	-3.0	-2.0	-3.0	-2.5
30	1" x 12" CULVERT	-2.5	-3.5	-2.5	-3.5	-3.0
31	1" x 12" CULVERT	-3.0	-4.0	-3.0	-4.0	-3.5
32	1" x 12" CULVERT	-3.5	-4.5	-3.5	-4.5	-4.0
33	1" x 12" CULVERT	-4.0	-5.0	-4.0	-5.0	-4.5
34	1" x 12" CULVERT	-4.5	-5.5	-4.5	-5.5	-5.0
35	1" x 12" CULVERT	-5.0	-6.0	-5.0	-6.0	-5.5
36	1" x 12" CULVERT	-5.5	-6.5	-5.5	-6.5	-6.0
37	1" x 12" CULVERT	-6.0	-7.0	-6.0	-7.0	-6.5
38	1" x 12" CULVERT	-6.5	-7.5	-6.5	-7.5	-7.0
39	1" x 12" CULVERT	-7.0	-8.0	-7.0	-8.0	-7.5
40	1" x 12" CULVERT	-7.5	-8.5	-7.5	-8.5	-8.0
41	1" x 12" CULVERT	-8.0	-9.0	-8.0	-9.0	-8.5
42	1" x 12" CULVERT	-8.5	-9.5	-8.5	-9.5	-9.0
43	1" x 12" CULVERT	-9.0	-10.0	-9.0	-10.0	-9.5
44	1" x 12" CULVERT	-9.5	-10.5	-9.5	-10.5	-10.0
45	1" x 12" CULVERT	-10.0	-11.0	-10.0	-11.0	-10.5
46	1" x 12" CULVERT	-10.5	-11.5	-10.5	-11.5	-11.0
47	1" x 12" CULVERT	-11.0	-12.0	-11.0	-12.0	-11.5
48	1" x 12" CULVERT	-11.5	-12.5	-11.5	-12.5	-12.0
49	1" x 12" CULVERT	-12.0	-13.0	-12.0	-13.0	-12.5
50	1" x 12" CULVERT	-12.5	-13.5	-12.5	-13.5	-13.0
51	1" x 12" CULVERT	-13.0	-14.0	-13.0	-14.0	-13.5
52	1" x 12" CULVERT	-13.5	-14.5	-13.5	-14.5	-14.0
53	1" x 12" CULVERT	-14.0	-15.0	-14.0	-15.0	-14.5
54	1" x 12" CULVERT	-14.5	-15.5	-14.5	-15.5	-15.0
55	1" x 12" CULVERT	-15.0	-16.0	-15.0	-16.0	-15.5
56	1" x 12" CULVERT	-15.5	-16.5	-15.5	-16.5	-16.0
57	1" x 12" CULVERT	-16.0	-17.0	-16.0	-17.0	-16.5
58	1" x 12" CULVERT	-16.5	-17.5	-16.5	-17.5	-17.0
59	1" x 12" CULVERT	-17.0	-18.0	-17.0	-18.0	-17.5
60	1" x 12" CULVERT	-17.5	-18.5	-17.5	-18.5	-18.0
61	1" x 12" CULVERT	-18.0	-19.0	-18.0	-19.0	-18.5
62	1" x 12" CULVERT	-18.5	-19.5	-18.5	-19.5	-19.0
63	1" x 12" CULVERT	-19.0	-20.0	-19.0	-20.0	-19.5
64	1" x 12" CULVERT	-19.5	-20.5	-19.5	-20.5	-20.0
65	1" x 12" CULVERT	-20.0	-21.0	-20.0	-21.0	-20.5
66	1" x 12" CULVERT	-20.5	-21.5	-20.5	-21.5	-21.0
67	1" x 12" CULVERT	-21.0	-22.0	-21.0	-22.0	-21.5
68	1" x 12" CULVERT	-21.5	-22.5	-21.5	-22.5	-22.0
69	1" x 12" CULVERT	-22.0	-23.0	-22.0	-23.0	-22.5
70	1" x 12" CULVERT	-22.5	-23.5	-22.5	-23.5	-23.0
71	1" x 12" CULVERT	-23.0	-24.0	-23.0	-24.0	-23.5
72	1" x 12" CULVERT	-23.5	-24.5	-23.5	-24.5	-24.0
73	1" x 12" CULVERT	-24.0	-25.0	-24.0	-25.0	-24.5
74	1" x 12" CULVERT	-24.5	-25.5	-24.5	-25.5	-25.0
75	1" x 12" CULVERT	-25.0	-26.0	-25.0	-26.0	-25.5
76	1" x 12" CULVERT	-25.5	-26.5	-25.5	-26.5	-26.0
77	1" x 12" CULVERT	-26.0	-27.0	-26.0	-27.0	-26.5
78	1" x 12" CULVERT	-26.5	-27.5	-26.5	-27.5	-27.0
79	1" x 12" CULVERT	-27.0	-28.0	-27.0	-28.0	-27.5
80	1" x 12" CULVERT	-27.5	-28.5	-27.5	-28.5	-28.0
81	1" x 12" CULVERT	-28.0	-29.0	-28.0	-29.0	-28.5
82	1" x 12" CULVERT	-28.5	-29.5	-28.5	-29.5	-29.0
83	1" x 12" CULVERT	-29.0	-30.0	-29.0	-30.0	-29.5
84	1" x 12" CULVERT	-29.5	-30.5	-29.5	-30.5	-30.0
85	1" x 12" CULVERT	-30.0	-31.0	-30.0	-31.0	-30.5
86	1" x 12" CULVERT	-30.5	-31.5	-30.5	-31.5	-31.0
87	1" x 12" CULVERT	-31.0	-32.0	-31.0	-32.0	-31.5
88	1" x 12" CULVERT	-31.5	-32.5	-31.5	-32.5	-32.0
89	1" x 12" CULVERT	-32.0	-33.0	-32.0	-33.0	-32.5
90	1" x 12" CULVERT	-32.5	-33.5	-32.5	-33.5	-33.0
91	1" x 12" CULVERT	-33.0	-34.0	-33.0	-34.0	-33.5
92	1" x 12" CULVERT	-33.5	-34.5	-33.5	-34.5	-34.0
93	1" x 12" CULVERT	-34.0	-35.0	-34.0	-35.0	-34.5
94	1" x 12" CULVERT	-34.5	-35.5	-34.5	-35.5	-35.0
95	1" x 12" CULVERT	-35.0	-36.0	-35.0	-36.0	-35.5
96	1" x 12" CULVERT	-35.5	-36.5	-35.5	-36.5	-36.0
97	1" x 12" CULVERT	-36.0	-37.0	-36.0	-37.0	-36.5
98	1" x 12" CULVERT	-36.5	-37.5	-36.5	-37.5	-37.0
99	1" x 12" CULVERT	-37.0	-38.0	-37.0	-38.0	-37.5
100	1" x 12" CULVERT	-37.5	-38.5	-37.5	-38.5	-38.0

AS-BUILT

DATE: 11/11/11

BY: J. W. WILSON

CHECKED BY: J. W. WILSON

APPROVED BY: J. W. WILSON

1. THIS DRAWING IS A REVISION OF THE PREVIOUS EDITION AND SHALL BE USED IN CONJUNCTION WITH THE PREVIOUS EDITION.

2. THE DESIGNER IS NOT RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

4. THE OWNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

5. THE DESIGNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

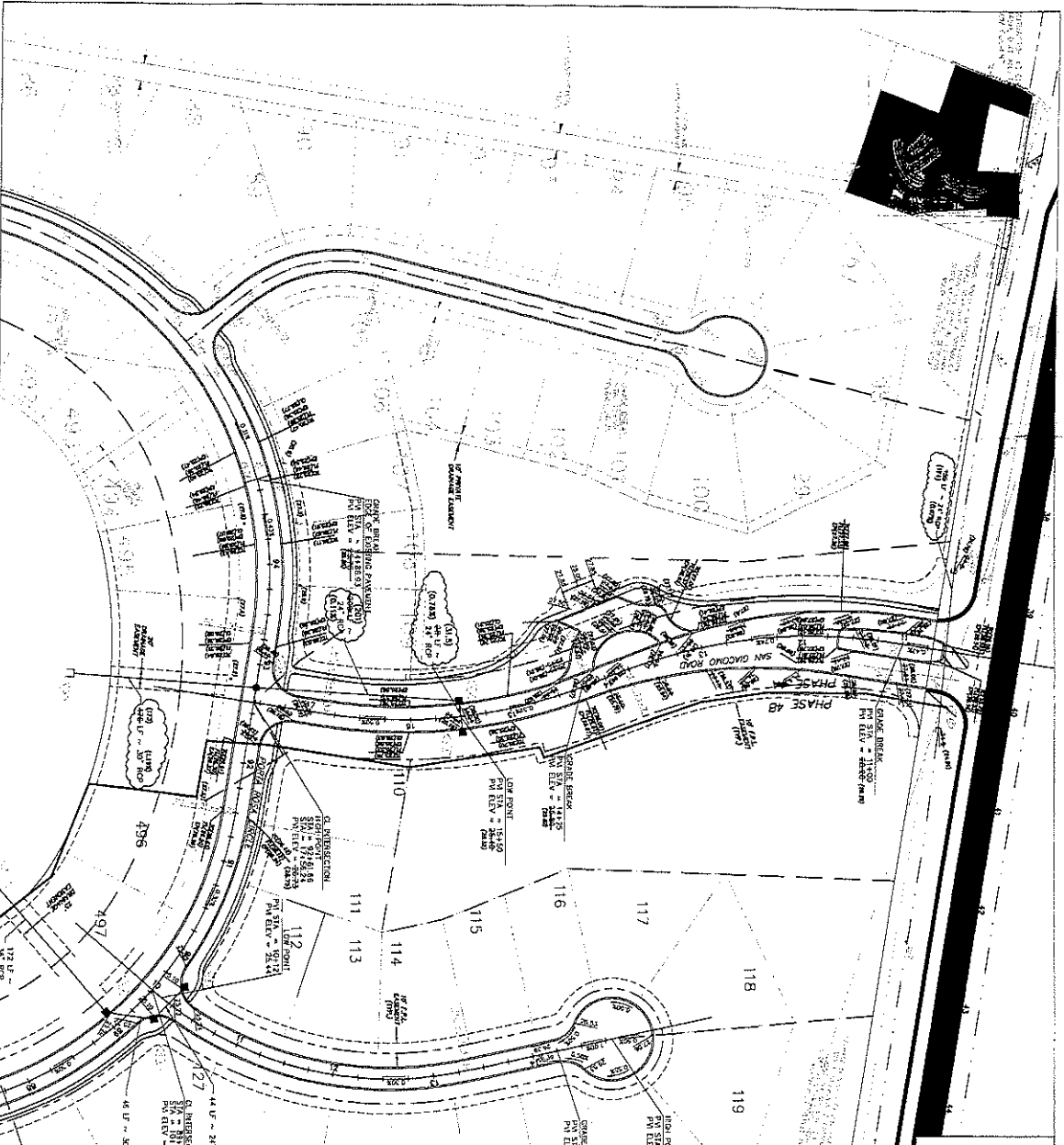
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

7. THE OWNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

8. THE DESIGNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.

10. THE OWNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT.



AS-BUILT

ALL AS-BUILT PAVING SHOW THIS (1/1/11)
 BP = DENOTES EDGE OF PAVEMENT
 FL = DENOTES FLOW LINE
 TD = DENOTES TOP OF CURB
 RD = DENOTES CENTERLINE OF ROAD

121 DRAINAGE STRUCTURE TABLE

NO.	STRUCTURE	INLET	OUTLET
121	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
122	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
123	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
124	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
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186	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
187	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
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195	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
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198	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
199	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)
200	1" x 1" GULCH INLET	44.00 (24.00)	44.00 (24.00)

SURVEYOR'S NOTES:

- 1) ALL SURVEYING AND PAVING SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE SURVEYING AND PAVING CODES AND STANDARDS.
- 2) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 3) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 4) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 5) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 6) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 7) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 8) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 9) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.
- 10) THE SURVEYOR HAS REVIEWED THE RECORD DRAWING AND FOUND IT TO BE IN ACCORDANCE WITH THE SURVEYING AND PAVING CODES AND STANDARDS.

AS-BUILT INFORMATION PROVIDED BY: NAME: [] ADDRESS: [] CITY: [] STATE: [] ZIP: [] PHONE: [] FAX: [] E-MAIL: [] DATE: [] DRAWN BY: [] CHECKED BY: [] APPROVED BY: [] TITLE: [] SIGNATURE: [] DATE: []		AS-BUILT INFORMATION PROVIDED BY: NAME: [] ADDRESS: [] CITY: [] STATE: [] ZIP: [] PHONE: [] FAX: [] E-MAIL: [] DATE: [] DRAWN BY: [] CHECKED BY: [] APPROVED BY: [] TITLE: [] SIGNATURE: [] DATE: []	
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VALLENCOURT CONSTRUCTION
 1701 BLANDING BLVD., MIDDLEBURG, FL 32088
 PHONE NUMBER (904)291-5330 FAX NUMBER (904)291-4922

PAVING AND DRAINAGE

MURA BELLA - PHASE IV A
 FILE # PD 2002-05 ORD # 2002-65
 ST. JOHNS COUNTY, FLORIDA

ETW NO. 02-178-10
 DRAWN BY: B. COW
 DESIGNED BY: S.W.D., S.D.
 CHECKED BY: J. WLOH
 DATE: FEBRUARY 7, 2005

REVISED AS-BUILT 8/20/08
 REVISED AS-BUILT 11/27/06

87 611 - 3
 DRAWING TITLE
 RECEIVED
 DEC 14 2005
 JAX SC

87 611 - 3
 DRAWING TITLE
 RECEIVED
 DEC 14 2005
 JAX SC

2.

Proposed Crosswalk

W Positano Ave

Porta Rosa Cir

E Positano Ave



EIGHTH ORDER OF BUSINESS

A.



10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)



\$5,900+tax

Polars, 10mm 32x160 Single Sided Full Color LED Display



10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)



\$6,200+tax

Polars, 10mm 40x160 Single Sided Full Color LED Display



10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)



\$8,000+tax

Polars, 10mm 64x160 Single Sided Full Color LED Display



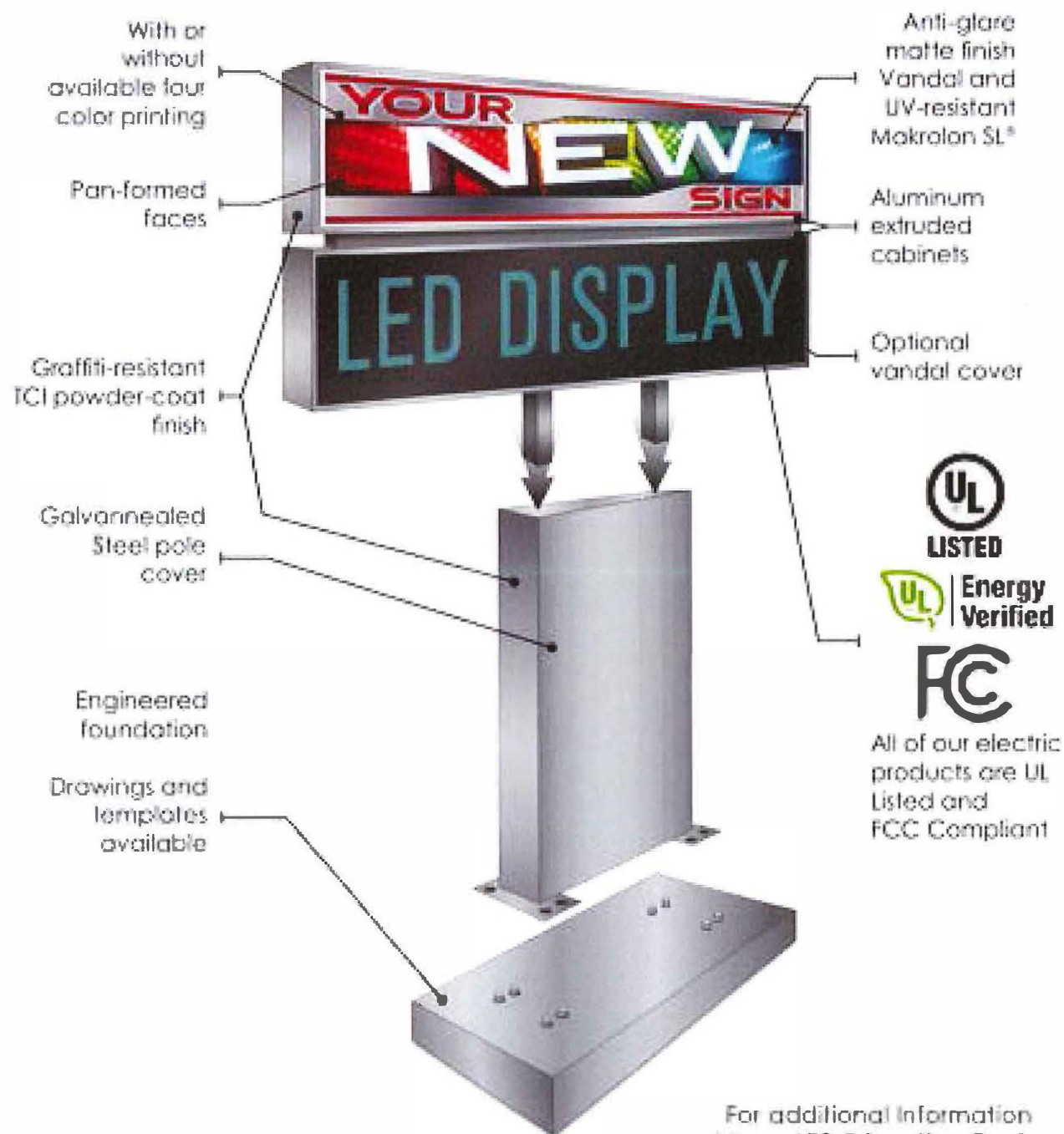
10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)
 10' x 10' x 10' (3048mm x 3048mm x 3048mm)



\$8,900+tax

Includes a 4' Single Pole. Add \$500 for pedestal.

ANATOMY OF A SIGN



For additional information
visit our **LED Education Center.**

stewartsigns.com | 1.800.237.3928

NINTH ORDER OF BUSINESS

C.

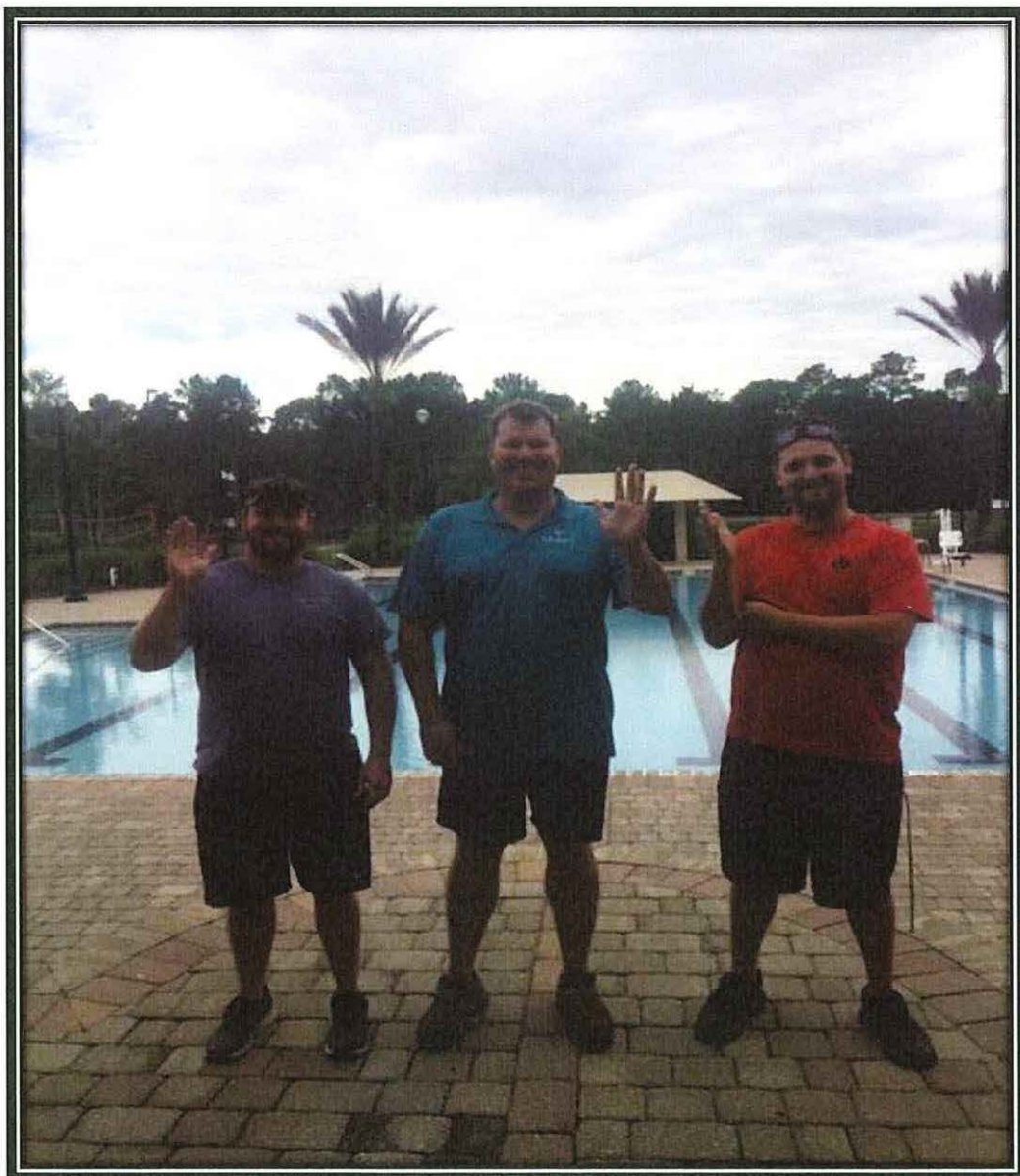


MuraBella
Field Operations Manager Report

Date of report: 9/5/2019

Submitted by: *Lourens Erasmus*

Farewell MuraBella:



D.



Exactly what you want, exactly where you want it.

Amenity Center Management Report

Date of Meeting: 9/10/2019

Submitted by: **Matt Krabill**

➤ Facility- Key points

- *Fitness center improvements are complete (last piece of equipment was installed).*
- *Exterior pressure washing was done to the building in the most troublesome areas to remove any build up or staining.*
- *Artesian well was fixed by Duval.*
- *Hurricane Prep. All furniture was removed from the pool deck and tennis wind screens were rolled up.*

➤ Activities- kids, adults, fitness, athletics, swim team

- *Ongoing programs: Ballet, Story time, The Bookmobile, Many HOA/Community Use clubs and Coffee Club.*
- *Amenity Soccer has begun registrations this month. We look forward to another record breaking number of registered participants.*
- *Ancient City Soccer started practices on September 26th.*
- *Lifeguards will only be on site on the weekends and the also the slide is open only then. This will cease September 2nd for the season*

➤ Amenity Management

- *The Back to school celebration on 8/18 went well, even though the weather was not cooperative.*
- *No damage from the Hurricane.*
- *It's been a pleasure serving the Murabella CDD.*

MURABELLA

ENVERA INTRUDER REPORT (Pool Deck)

Events for the month
of:

August

Date of Event	Description of Event	Damage	Cost of repairs
n/a	All Clear	n/a	n/a

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



904-940-1157

TENTH ORDER OF BUSINESS

A.

TURNBULL CREEK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Turnbull Creek Community Development District was held Tuesday, August 13, 2019 at 6:00 p.m. at the Murabella Amenity Center, 101 Positano Avenue, St. Augustine, Florida.

Present and constituting a quorum were:

Lee Clabots	Chairman
Wil Simmons	Vice Chairman (by telephone)
Brian J. Wing	Supervisor
Chuck Labanowski	Supervisor
Chris DelBene	Supervisor

Also Present were:

Ernesto Torres	District Manager
Mike Eckert	District Counsel
Mike Yuro	District Engineer
Mark Insel	Vesta/Amenity Services Group
Lourens Erasmus	Vesta/Amenity Services Group
Daniele Simpson	Riverside Management
John Barton	St. Johns County Public Works
Gregg Dunn	Florida Forest Service
Michael Johnson	Duval Landscape
13 Residents	

The following is a summary of the actions taken at the August 13, 2019 meeting. A copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Roll Call

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

SECOND ORDER OF BUSINESS

Audience Comments

Mr. Schroder stated I want to know the status of the pond bank repairs. There are a few areas that still need to be addressed and I wanted to know if that was in the budget or if it is going to be addressed somewhere else.

Mr. Erasmus stated we will address that under Mike Yuro's report.

THIRD ORDER OF BUSINESS

Affidavit of Publication

A copy of the affidavit of publication of the public hearing was included in the agenda package.

Mr. Torres stated we are going to take a couple of items out of order, John Barton from St. Johns County public works will speak about the roundabouts and the ADA compliance of those.

EIGHTH ORDER OF BUSINESS

Discussion of Round About ADA

Mr. Barton of St. Johns County Public Works updated the board on the cross walk by the roundabout that will commence after October 1st and they plan to pull out existing landscape material in that area and replace it with sod using county contractor, but at the district's expense and will provide that information to Ernesto.

FIFTH ORDER OF BUSINESS

Presentation from Gregg Dunn, Florida Forest Service

Mr. Dunn of the Florida Forest Service reported that the state will provide funding to replace of the pine trees with possibly cedar seedlings and mulch to keep the landscaper from running over them. This will be at no cost to the district with a target date of Arbor Day, January 2020. There will be a community event so that residents will be able to participate.

FOURTH ORDER OF BUSINESS

Staff Reports (Part 1)

A. Landscape Manager (Presenter: Duval Landscape)

Mr. Johnson gave an overview of the work accomplished by the landscape crew during the past meeting.

Mr. Clabots stated for the record talk about the pond banks, how frequently they are being mowed and in general.

Mr. Johnson responded Lourens and I work hand in hand on the pond banks. We got a little behind because we volunteered to trim a lot of the larger weeds that were growing out of the water throughout the community. We trimmed five or six ponds and that took time and got a little behind on the pond banks. We don't put machines on there when they are wet and we try to mow

the tops of the pond areas and come down a couple feet past the crest so it looks better from the road. After this week we will have a pretty good handle on all the pond banks.

B. Engineer (Presenter: Mike Yuro)

1. Public Facilities Report

2. 2019 Consulting Engineer's Report

Mr. Yuro stated I completed two reports that are required, the engineer's report associated with the bonds and the other is the facilities report that is due to the county every seven years.

Mr. Torres reported on a meeting with a resident on Murabella Way who brought an issue to the board about the common area behind his house holding water. The drainage was designed to flow from the back of the lot to the front. After discussion Mr. Yuro was directed to get a cost and timing of a topographic survey and to bring back to the September meeting some concept of possible solutions.

Mr. Yuro stated to answer Aage's question I had developed a priority list at the time of where we were and the repair costs but it stayed there because there was no money in the budget to do any further work. My recommendation would be if there is money to go further the list probably needs to be revisited and updated because things change and prioritize the issues for whatever money the board may have allocated.

Mr. Clabots stated I trust we would put the pond bank repairs in the reserve study.

Mr. Torres stated we can and we will develop an annual contribution to go to the priority list we establish.

Other issues discussed were: drainage by mail kiosk area by amenity center and mail kiosk on San Giacomo, pond bank behind Aage's house and ADA access to mail kiosks.

On MOTION by Mr. Labanowski seconded by Mr. Wing with all in favor the public facilities report and the 2019 Consulting Engineer's report were approved.

C. Future Horizons

Ms. Erasmus stated the installation of the aerators in San Marino was completed. The algae in the two ponds is almost gone.

Mr. Yuro left the meeting at this time.

SIXTH ORDER OF BUSINESS**Presentation from Alysha Stanton, Flock Safety User Portal Video**

Mr. Wing stated the president of the HOA attended a conference and he looked at various systems that people have and Flock Safety is solar operated cameras that monitor traffic going into a community. I attended a presentation and I wanted to see if this board had any interest in doing this. Without the presentation it is not fair to ask the board to consider it. If she would like to make a presentation in September she is free to do so.

SEVENTH ORDER OF BUSINESS**Consideration of Reserve Study**

Mr. Torres stated we have been discussing this over the last meeting and there was some thought in April 2017 when you first engaged Dreux Isaac that the district was going to receive a free update. I went back to the proposal they originally submitted in March 2017 and that is not the case. There is a discounted fee of \$1,100 for an update and if the board chooses to engage with Dreux Isaac for the update I would ask for a motion to approve the proposal.

Mr. Labanowski moved to approve an update to the reserve study in the amount of \$1,100 and Mr. Clabots seconded the motion.

Mr. DelBene asked what is the typical time period for a reserve study to exist?

Mr. Torres stated it depends on the tempo of what the district accomplishes in between and in this case we have done a lot and this district follows the capital reserve study to make decisions on the repair and replacements. There is a lot on the list that we have complete and there are items mentioned tonight that are not in the reserve study such as the contribution for the pond bank repair. I would like it to be in there so we have a set amount of funds set each year to do that. Right now we are kind of picking and choosing.

Mr. DelBene asked it is normal to update the reserve study after two years when we haven't added any infrastructure to the property?

Mr. Clabots stated I think it is appropriate to update it because we have had requests for capital investments in this community and they are not factored into the study.

On voice vote with all in favor the motion passed.

EIGHTH ORDER OF BUSINESS

Discussion of Round About ADA

This item taken earlier in the meeting.

NINTH ORDER OF BUSINESS

**Public Hearing Adopting the Budget for
Fiscal Year 2020 (Presenter: Ernesto Torres)**

Mr. Torres gave an overview of the budget process and the proposed budget that resulted in the same per unit assessment as the current year.

Mr. Clabots gave an overview of the carry forward surplus and how it has been used.

Mr. Labanowski stated I would like to see some of the funds moved around in the budget and be added to the capital reserve.

Staff to keep a close eye on line items during the year.

On MOTION by Mr. Clabots seconded by Mr. Labanowski with all in favor the public hearing was opened.
--

Ms. Venezia asked does the CDD have the right insurance considering the low reserve funds in the event there is a major weather event?

Mr. Eckert stated I don't know what the district has in terms of insurance but I have dealt with FEMA after hurricanes and things like that and the landscaping is something you are unable to insure but you can submit a claim but there are very specific procedures you have to follow after a hurricane to be able to get reimbursement. We have been successful after a year or two.

Ms. Venezia asked are we covered for this building and everything that is in it?

Mr. Torres stated I will research our policy, I'm not sure we have a flood insurance requirement.

Mr. Erasmus stated damage from a hurricane will fall under the deductible. The percentage is on the value of this building, there is over \$1 million worth of property and the deductible is large. Last time we filed a claim but couldn't get close to the deductible.

A resident stated under waste collection, this year it is zero and next year it is \$18,200. Can you explain that?

Mr. Torres stated that is the waste pickup. Last year it was combined in one account under field operations and this year we created a new line.

A resident asked is this to clear the new waste cans in the mail kiosks and common areas, \$18,000 a year?

Mr. Torres responded that is my understanding, along the trails, common areas and the mail kiosks.

Ms. Venezia stated the dog waste stations are included in that.

On MOTION by Mr. Labanowski seconded by Mr. Clabots with all in favor the public hearing was closed.

A. Consideration of Resolution 2019-07 Relating to the Annual Appropriations and Adopting the Budget for Fiscal Year 2020

On MOTION by Mr. Wing seconded by Mr. Labanowski with all in favor Resolution 2019-07 was approved.

B. Consideration of Resolution 2019-08 Imposing Special Assessments and Certifying an Assessment Roll for Fiscal Year 2020

On MOTION by Mr. Wing seconded by Mr. Labanowski with all in favor Resolution 2019-08 was approved.

TENTH ORDER OF BUSINESS

**Consideration of Resolution 2019-09
Ratifying Adoption of Interim Amenity
Policies (suspension rules)**

Mr. Torres stated as you will recall Jennifer drafted a suspension change to our policies and there were no comments by the board and this is to ratify that action.

Mr. Labanowski moved to approve Resolution 2019-09 and Mr. Wing seconded the motion.

Mr. DelBene stated the first strike in our policy allows a verbal warning and suspension for up to a week. Is that what the board really wants for a first offense, a suspension?

Mr. Wing stated depending on the severity and that language is in there.

Mr. Torres stated it does say discretion.

Mr. Clabots stated it depends on how severe the offense is. That is something the board is going to have to pay attention to if a verbal becomes a suspension for a period of time.

Mr. DelBene stated my only issue is that the second offense is reviewable by the board so is the third but a first offense if we decided that suspension wasn't warranted because they abused their discretion there is nothing we can do about it. We just suspended someone's privileges with no review at someone else's discretion.

Mr. Torres stated the first suspension is only a week whereas the second offense escalates from there to 30 days and the third offense is a year.

Mr. DelBene stated my issue is there is no review except by staff.

On voice vote with four in favor and Mr. DelBene opposed the motion passed.

ELEVENTH ORDER OF BUSINESS

Consideration of Updated Amenity Policies (lease terms & definition of patron)

Mr. Torres stated she redefines the patron and it is to discourage the short term rental such as Airbnb or vacation rental type patrons.

Mr. Eckert stated you have defined patrons that they have to be a lease for six months or greater and in the user fee structure no. 3 a guest is anyone who is not a patron.

Mr. DelBene stated I'm happy on patron change, apparently it is now defined as a six-month term for any rental so they wouldn't have access to amenities without having proof of a written lease for at least six months.

On MOTION by Mr. Labanowski seconded by Mr. Clabots with all in favor the updated amenity policies were approved.

Mr. DelBene stated user fee structure no. 1 is \$2,500 for use of our facilities. Do we have anyone currently paying that?

Mr. Torres stated every now and then we get inquiries and when you tell them the fee they are discouraged. At the present time we have no one paying that fee.

Mr. DelBene asked where did the \$2,500 fee come from? Was there a calculation of the wear and tear that a normal single-family residence would use?

Mr. Eckert stated typically the way these fees are structured is we look at what a resident pays to live in the CDD. You look not only at their debt assessment they pay as well as the O&M assessment and typically there is a little bit of enhancement factor that you apply to that total to account for the fact that folks from the outside are not going to take as good of care of your weights, pool and things like that because they are not invested in the community.

Mr. Clabots stated I would like to know what other communities around us charge for that.

Mr. Torres stated I have communities much larger than this and I think you are below the threshold of those.

TWELFTH ORDER OF BUSINESS

Staff Reports (Part 2)

A. Attorney (Presenter: Mike Eckert)

Mr. Eckert stated thank you for letting me attend your meeting again, it has been a while. Our office just finalized our amended and restated rules of procedure that take into account the statutory changes the Florida Legislature made last session and you will be seeing those most likely at your September meeting to consider. There is a notice period and then you will adopt them 30 to 60 days after that date. We saw the revised Florida Administrative Code Rules for the auditors and that is the direction from the state to the auditors who audit your books every year and one of the things that jumped out is that the auditors are proposed to be charged with making sure your website has everything that is supposed to be on there per Florida Statute including your budget being on when it is supposed to and in a timely manner. We are reminding districts that now you are going to have another set of eyes looking at that and making sure you are compliant with Florida Statutes and what is on your website is going to be even more important because you don't want to be reported to have a very clean fiscal audit but you get a finding that goes to the state because you didn't have the public facilities report on your website. The big thing that is unknown right now is they are now requiring all special districts to develop policies to prevent fraud, waste and abuse. We have to work with the district's manager and auditor to figure out what those policies need to be because we don't want either the manager or our office to go out on our own and come up with policies and then have the auditor say they are insufficient. That is a collective effort that we will undergo in the next six months.

B. Manager (Presenter: Ernesto Torres)

Discussion of Meeting Schedule for Fiscal Year 2020

Mr. Torres stated I have the proposed fiscal year 2020 meeting schedule and if you are okay with that I will need a motion to approve so that we can publish those dates.

On MOTION by Mr. DelBene seconded by Mr. Wing with four in favor and Mr. Labanowski opposed the notice of proposed meetings for fiscal year 2020 was approved as amended with meetings to start at 6:30 p.m.

Mr. Torres stated Danielle will talk about the transition.

Ms. Simpson stated we have started our resources as far as contacting candidates, we collected resumes and have had five interviews to date, we have a good pool already that we feel would fit in well here. We are going to start our transition in September as we stated two meetings ago. Otherwise, we are on track.

Mr. Clabots asked how many people are you looking to hire?

Ms. Simpson stated you have it defined as deck monitors/attendants and we are looking at someone at least two full time people for facility management, also do attendant hours and responsibilities there as well, in addition to the operational side.

Mr. Clabots asked the total number of people you are going to hire.

Ms. Simpson stated it depends on how many part time and attendants, some people work one day, some work three or four days, it depends on availability.

Mr. Wing stated I recall you made the offer to let us sit in on the interviews and I said I would like to but I have not heard from you.

Ms. Simpson stated Wil said the same thing and once we get the top three to five candidates we would ask you to participate in the interviews, ask questions and you will have separate times due to the sunshine law restrictions.

Mr. Wing asked when will that start?

Ms. Simpson stated that will also be in September. Our transition process will involve myself and current Riverside staff is going to come in and work with Vesta, it is not going to be the staff we hire to come in and work with Vesta. We will be here to work with Vesta and transition our staff over in October. We will be here at our cost for September. We will make every possible aspect as smooth as it can be.

Mr. Clabots asked how many board members can be present when interviewing candidates?

Mr. Eckert responded it should only be one. It is too difficult to have a conversation between the candidate and the other board members and yourself.

Ms. Simpson stated we would like to present the top five that we feel would fit best here and we can set up dates Brian is available and the same for Wil on a separate date and time.

Mr. Wing stated Vesta has signs out for soccer league, etc. for fall that goes beyond the turnover date. You have your own amenity type stuff so how are you working this out?

Ms. Simpson stated if it is something Vesta wants to retain and keep as far as the amenity side that means a separate contract to set up with Riverside or the board and whatever percentage they are currently paying or whatever. We are not opposed to working with other vendors especially if it is highly attended.

Mr. Wing stated I think the issue is Vesta has been running this as part of their contract here, their contract ends so they really have no right to use the fields or anything else. How are you going to work that through?

Mr. Insel stated we don't use your fields, it is your residents. This is all resident driven. They have the field and the games at Bartram or Heritage Landing. Here the only thing we had been doing is promoting. Going forward if we need to look into keeping that going and working like Ancient City is doing now.

Mr. Wing stated you have practices here, you have coaches here.

Mr. Insel stated these are all residents. That is the beauty of our league, it is a neighborhood team that is why we wanted all of our games and practices here. How they initially started the league was you can walk to your field or ride your bike to your field.

Mr. Wing stated I hope you work something out but I assume that you would be running your group and Vesta will be running the athletic side of things.

Mr. Eckert stated I think that is a very good question and do you mind if I follow-up with Jennifer offline and make sure how that works.

Mr. Clabots stated beyond that there will be people who want to plan events and how does Vesta say you can have this room if it is after they are out and you are in. Things like that need to be coordinated and the residents need to know how that is going to happen.

Ms. Simpson stated we will work with it and if events are planned we will come in and roll with that but also notify that our transition period starts October 1st, in September we will go over all that information.

C. Operations Manager (ASG) (Presenter: Lourens Erasmus)

1. Report

A copy of the report was included in the agenda package.

2. Mailbox Quotes

Mr. Erasmus stated I had a gentleman from the post office here and we looked at adding parcel block lockers in the back end of this mail kiosk for right now in order to accommodate packages. As long as it is far enough away from the walls so it will accommodate a wheelchair and be able to use the mail facility he was okay with that. He said they would put the postal locks in for free. I went online and Walmart had the cheapest option per box per unit and they have free delivery. We would take care of the installation.

On MOTION by Mr. Labanowski seconded by Mr. DelBene with all in favor staff was authorized to proceed with the purchase of the mail boxes for parcels from Walmart in an amount not to exceed \$3,500.
--

Mr. Erasmus stated at the last meeting we discussed night swim lights and I provided an estimate of \$48,888. When we go with Smith Electric that provided the quote they will also do the photometric plan, and include the cost in the number. If we decide to get more bids and we want to compare apples to apples we need to purchase this plan from them for \$1,500 then it is ours. Then we can call any other electrical company and ask for a quote on this plan. Do you want to discuss, is this something you want to do?

Mr. Wing stated I assumed this would be in an item in the capital budget.

Mr. Torres stated it wouldn't be in the capital reserves because we don't have it currently. It won't be something that we replace or repair.

Mr. DelBene asked if we don't do this right away will the light survey still be good?

Mr. Erasmus stated I will follow-up with Smith Electric to make sure before we purchase that to see how long that would be valid.

Mr. Clabots stated find out and we will take some action in September.

Mr. Erasmus stated you have to discuss the total package that becomes involved with that. I didn't do any homework on that, just the light package.

Mr. Erasmus and the board discussed the pump having to be manually started and took the following action.

On MOTION by Mr. Labanowski seconded by Mr. Wing with all in favor staff was authorized to repair the pump for \$1,100 and if the money is not available in operations then to take it out of the capital reserves.

**D. Amenity Center Update (Presenter: Mark Insel)
Report**

Mr. Insel gave an overview of the amenity center update.

THIRTEENTH ORDER OF BUSINESS Approval of Consent Agenda (Presenter: Ernesto Torres)

- A. Approval of Minutes of the June 11, 2019 Meeting**
- B. Balance Sheet as of June 30, 2019 and Statement of Revenues & Expenditures for the Period Ending June 30, 2019; Month-to-Month Income Statement; Assessment Receipt Schedule**
- C. Approval of Check Register**

On MOTION by Mr. Wing seconded by Mr. Labanowski with all in favor the consent agenda items were approved.

FOURTEENTH ORDER OF BUSINESS Supervisor's Requests and Audience Comments

Mr. Wing stated several residents have asked about using the room to have a ping pong tournament, they would bring their own tables. I will get more information about the timing of it but it would be a nice event.

Ms. Venezia stated listening to the woman from RMS I would like to know how the board hired a company that doesn't even have staffing for what we need and you have no idea what she has and is going to have by that time.

Mr. Wing stated they have staff for the contracts they currently have, during the transition they are borrowing a couple of them and bringing in some others and they will transition and need to hire staff for a new contract, which is not unusual.

Mr. Clabots stated at some point in time I want to see a hard copy of what their staff is comprised of. I would like to see more detail. The transition happens in September and I expect to see a full staff.

Mr. Labanowski stated I met with FP&L today and all we have to do now is get some paperwork from them give it to Ernesto and we have to fill it out and send it back to FP&L and they will process it and send an invoice and when they get paid then it will be installed in a three month period. There will be a total of nine poles.

A resident asked is there any discussion about a traffic light at the intersection of 16th and San Giacomo? That is dangerous.

Mr. Labanowski stated there won't be anything done there until they widen 16.

Mr. DelBene stated they probably won't put one there, it will be at 2209 and 16.

FIFTEENTH ORDER OF BUSINESS

**Next Scheduled Meeting – September 10, 2019
at 6:00 p.m.**

Mr. Clabots stated we talked about the meetings starting at 6:30 in November but our next meeting is September 10th at 6:00 p.m

On MOTION by Mr. Labanowski seconded by Mr. Wing with all in favor the meeting adjourned at 7:58 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Turnbull Creek

Community Development District

Unaudited Financial Reporting
July 31, 2019

*Turnbull Creek
Community Development District
Combined Balance Sheet
July 31, 2019*

	<u>Governmental Fund Types</u>				<u>Totals</u>
	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>Capital Reserve</u>	<u>(Memorandum Only)</u>
Assets:					
Cash - Wells Fargo	---	---	---	\$164,393	\$164,393
Cash - Hancock Bank	\$129,284	---	---	---	\$129,284
Investments:					
Due From General Fund	---	\$7,154	---	---	\$7,154
Investment - SBA	\$42	---	---	---	\$42
Investment-General Account	\$395,268	---	---	---	\$395,268
Series 2015 A1-A2					
Revenue	---	\$260,587	---	---	\$260,587
Reserve A1	---	\$391,464	---	---	\$391,464
Reserve A2	---	\$107,610	---	---	\$107,610
Prepayment A1	---	\$0	---	---	\$0
Prepayment A2	---	\$47	---	---	\$47
Construction	---	---	\$1	---	\$1
COI	---	---	\$2,707	---	\$2,707
Series 2015 B1-B2					
Revenue B	---	\$29,284	---	---	\$29,284
Reserve B1	---	\$32,672	---	---	\$32,672
Reserve B2	---	\$9,728	---	---	\$9,728
Prepayment B1	---	\$170	---	---	\$170
Prepayment B2	---	\$2,708	---	---	\$2,708
Construction	---	---	\$103	---	\$103
Series 2016					
Sinking	---	\$10	---	---	\$10
Reserve	---	\$120,455	---	---	\$120,455
Revenue	---	\$73,830	---	---	\$73,830
Prepayment	---	\$3,949	---	---	\$3,949
Interest	---	\$5	---	---	\$5
Prepaid Expenses	\$4,617	---	---	---	\$4,617
Total Assets	\$529,211	\$1,039,673	\$2,811	\$164,393	\$1,736,088
Liabilities:					
Accounts Payable	\$10,744	---	---	---	\$10,744
Due to Debt Service 2016	\$106	---	---	---	\$106
Fund Balances:					
Assigned General Fund	\$34,240	---	---	---	\$34,240
Restricted for Debt Service	---	\$1,039,673	---	---	\$1,039,673
Restricted for Capital Projects	---	---	\$2,811	---	\$2,811
Nonspendable	\$4,617	---	---	---	\$4,617
Unassigned	\$479,504	---	---	\$164,393	\$643,897
Total Liabilities and Fund Equity	\$529,211	\$1,039,673	\$2,811	\$164,393	\$1,736,088

*Turnbull Creek
Community Development District
General Fund
Statement of Revenues & Expenditures
For the Period ending July 31, 2019*

	Adopted Budget	Prorated Thru 07/31/19	Actual Thru 07/31/19	Variance
<u>Revenues:</u>				
Maintenance Assessments	\$1,126,178	\$1,126,178	\$1,131,923	\$5,745
Interest/Miscellaneous	\$13,575	\$11,313	\$16,193	\$4,880
Amenities Revenue	\$2,000	\$1,667	\$511	(\$1,156)
Total Revenues	\$1,141,753	\$1,139,157	\$1,148,626	\$9,469

Expenditures:

Administrative

Supervisor Fees	\$7,000	\$5,833	\$4,200	\$1,633
FICA Expense	\$536	\$446	\$321	\$125
Engineering (Yuro & Associates, LLC)	\$13,000	\$10,833	\$5,813	\$5,021
Arbitrage (Grau)	\$3,000	\$0	\$0	\$0
Dissemination (Disclosure Services)	\$2,200	\$1,833	\$1,283	\$550
Trustee (US Bank)	\$12,667	\$12,667	\$14,616	(\$1,949)
Attorney (HGS)	\$40,000	\$33,333	\$38,400	(\$5,066)
Tax Roll Assessments (GMS)	\$5,000	\$5,000	\$5,000	\$0
Annual Audit (Grau and Assoc)	\$3,525	\$3,525	\$3,525	\$0
Management Fees (GMS)	\$45,000	\$37,500	\$37,500	\$0
Information Technology (GMS)	\$1,600	\$1,333	\$1,333	\$0
Telephone	\$450	\$375	\$256	\$119
Postage	\$1,100	\$917	\$579	\$338
Printing & Binding	\$2,500	\$2,083	\$1,850	\$234
Insurance (FIA)	\$8,816	\$8,816	\$8,014	\$802
Legal Advertising	\$1,400	\$1,167	\$559	\$608
Other Current Charges	\$1,300	\$1,083	\$599	\$485
Office Supplies	\$170	\$142	\$94	\$48
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Website Compliance	\$0	\$0	\$1,750	(\$1,750)

Administrative Expenses

\$149,439	\$127,063	\$125,866	\$1,197
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Amenity Center

Insurance (FIA)	\$15,664	\$15,664	\$14,240	\$1,424
Pest Control (Turner Pest Control)	\$2,673	\$2,228	\$1,850	\$378
Repairs & Replacements	\$48,800	\$40,667	\$21,804	\$18,862
Recreational Passes	\$600	\$500	\$402	\$98
Office Supplies	\$1,025	\$854	\$943	(\$89)
Other Current Charges	\$300	\$250	\$0	\$250
Permit Fees (Pool, ASCAP/BMI/SEASAC)	\$1,850	\$1,850	\$1,901	(\$51)

Utilities

Water & Sewer (STCUD)	\$10,500	\$8,750	\$8,624	\$126
Electric (FPL)	\$33,510	\$27,925	\$28,330	(\$405)
Telephone/Internet (Comcast)	\$3,800	\$3,167	\$3,098	\$69

*Turnbull Creek
Community Development District
General Fund
Statement of Revenues & Expenditures
For the Period ending July 31, 2019*

	Adopted Budget	Prorated Thru 07/31/19	Actual Thru 07/31/19	Variance
<u><i>Amenity Center Cont'd</i></u>				
<u><i>Management Contracts</i></u>				
<i>Lifeguards/Pool Monitors (ASG)</i>	\$33,166	\$16,250	\$16,250	\$0
<i>Facility Monitor (ASG)</i>	\$28,737	\$23,948	\$23,948	(\$0)
<i>Facility Management (ASG)</i>	\$61,285	\$51,071	\$51,071	\$0
<i>Facility Attendants (ASG)</i>	\$17,510	\$14,592	\$14,592	(\$0)
<i>Field Operations (ASG)</i>	\$70,015	\$58,346	\$43,346	\$15,000
<i>Facility Maintenance (ASG)</i>	\$49,440	\$41,200	\$41,200	\$0
<i>Pool Maintenance (ASG)</i>	\$14,729	\$12,274	\$12,274	(\$0)
<i>Pool Chemicals</i>	\$11,000	\$9,167	\$10,394	(\$1,227)
<i>Janitorial Services (ASG)</i>	\$9,064	\$7,553	\$7,553	\$0
<i>Program Director (ASG)</i>	\$2,575	\$2,146	\$2,083	\$63
<i>Refuse Service (Advance Disposal)</i>	\$8,124	\$6,770	\$7,786	(\$1,016)
<i>Security - ENVERA</i>	\$6,093	\$5,078	\$4,930	\$148
<i>Special Events</i>	\$9,000	\$8,685	\$8,685	\$0
 <i>Amenity Center Expenses</i>	 \$439,460	 \$358,933	 \$325,303	 \$33,630
<u><i>Grounds Maintenance</i></u>				
<i>Streetlighting (FPL)</i>	\$36,000	\$30,000	\$29,537	\$463
<i>Lake Maintenance (Future Horizons)</i>	\$7,740	\$6,450	\$10,225	(\$3,775)
<i>Landscape Maintenance (Duval Landscape)</i>	\$299,573	\$249,644	\$249,644	\$0
<i>Landscape Contingency</i>	\$30,700	\$25,583	\$24,850	\$733
<i>Irrigation Repairs</i>	\$6,000	\$5,000	\$4,035	\$965
<i>Capital Reserves</i>	\$207,081	\$207,081	\$207,081	\$0
 <i>Grounds Maintenance Expenses</i>	 \$587,094	 \$523,759	 \$525,372	 (\$1,614)
 <i>Total Expenses</i>	 \$1,175,993	 \$1,009,754	 \$976,541	 \$33,213
 <i>Excess Revenues (Expenditures)</i>	 (\$34,240)		 \$172,085	
 <i>Fund Balance - Beginning</i>	 \$34,240		 \$346,276	
 <i>Fund Balance - Ending</i>	 \$0		 \$518,361	

Turnbull Creek
Community Development District
General Fund
Month By Month Income Statement
FY 2019

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues:</u>													
Maintenance Assessments	\$0	\$41,210	\$409,354	\$557,771	\$43,338	\$50,106	\$13,506	\$0	\$16,221	\$416	\$0	\$0	\$1,131,923
Interest/Miscellaneous	\$62	\$2,028	\$1,045	\$11,651	\$148	\$249	\$225	\$165	\$490	\$131	\$0	\$0	\$16,193
Amenities Revenue	\$155	\$23	\$0	\$5	\$0	\$150	\$2	\$0	\$175	\$0	\$0	\$0	\$511
Total Revenues	\$217	\$43,261	\$410,399	\$569,427	\$43,486	\$50,505	\$13,734	\$165	\$16,886	\$546	\$0	\$0	\$1,148,626
<u>Expenditures:</u>													
<u>Administrative</u>													
Supervisor Fees	\$0	\$1,000	\$0	\$800	\$0	\$800	\$0	\$800	\$800	\$0	\$0	\$0	\$4,200
FICA Expense	\$0	\$77	\$0	\$61	\$0	\$61	\$0	\$61	\$61	\$0	\$0	\$0	\$321
Engineering	\$750	\$875	\$0	\$375	\$563	\$813	\$875	\$1,375	\$188	\$0	\$0	\$0	\$5,813
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dissemination	\$133	\$83	\$83	\$83	\$83	\$133	\$433	\$83	\$83	\$83	\$0	\$0	\$1,283
Trustee	\$4,357	\$0	\$0	\$0	\$0	\$5,759	\$0	\$4,500	\$0	\$0	\$0	\$0	\$14,616
Attorney	\$104	\$0	\$5,433	\$5,691	\$1,996	\$5,578	\$3,487	\$8,172	\$7,156	\$783	\$0	\$0	\$38,400
Tax Roll Assessments	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,525	\$0	\$0	\$3,525
Management Fees	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$0	\$0	\$37,500
Computer Time	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$0	\$0	\$1,333
Telephone	\$82	\$17	\$0	\$18	\$30	\$0	\$45	\$64	\$0	\$0	\$0	\$0	\$256
Postage	\$44	\$27	\$14	\$27	\$319	\$10	\$48	\$33	\$40	\$16	\$0	\$0	\$579
Printing & Binding	\$565	\$47	\$213	\$72	\$233	\$43	\$248	\$16	\$221	\$192	\$0	\$0	\$1,850
Insurance	\$8,014	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,014
Legal Advertising	\$0	\$72	\$76	\$0	\$0	\$72	\$72	\$76	\$0	\$191	\$0	\$0	\$559
Other Current Charges	\$121	\$56	\$37	\$23	\$177	\$28	\$23	\$60	\$39	\$36	\$0	\$0	\$599
Office Supplies	\$21	\$0	\$23	\$0	\$21	\$1	\$19	\$0	\$1	\$7	\$0	\$0	\$94
Dues, Licenses & Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Website Compliance	\$0	\$0	\$0	\$1,750	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,750
Administrative Expenses	\$23,250	\$6,138	\$9,763	\$12,784	\$7,304	\$17,181	\$9,134	\$19,124	\$12,472	\$8,716	\$0	\$0	\$125,666
<u>Amenity Center</u>													
Insurance	\$14,240	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,240
Pest Control	\$185	\$185	\$185	\$185	\$185	\$185	\$185	\$185	\$185	\$185	\$0	\$0	\$1,850
Repairs & Replacements	\$2,474	\$3,219	\$2,056	\$1,432	\$3,778	\$940	\$1,862	\$1,390	\$2,432	\$2,222	\$0	\$0	\$21,804
Recreational Passes	\$0	\$195	\$0	\$0	\$207	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$402
Office Supplies	\$0	\$140	\$70	\$86	\$200	\$70	\$70	\$108	\$129	\$70	\$0	\$0	\$943
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Permit Fees	\$358	\$0	\$0	\$1,193	\$0	\$0	\$0	\$0	\$350	\$0	\$0	\$0	\$1,901
<u>Utilities</u>													
Water & Sewer	\$887	\$782	\$462	\$476	\$1,272	\$449	\$1,153	\$912	\$976	\$1,254	\$0	\$0	\$8,624
Electric	\$2,959	\$2,746	\$2,623	\$2,699	\$2,495	\$2,171	\$2,913	\$2,957	\$3,368	\$3,401	\$0	\$0	\$28,330
Telephone/Cable/Internet	\$311	\$311	\$317	\$313	\$313	\$313	\$313	\$313	\$297	\$297	\$0	\$0	\$3,098

Turnbull Creek
Community Development District
General Fund
Month By Month Income Statement
FY 2019

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<i>Amenity Center Cont'd</i>													
<u>Management Contracts</u>													
Pool Monitors/Lifeguards	\$0	\$0	\$0	\$0	\$0	\$1,336	\$1,074	\$1,506	\$6,040	\$6,295	\$0	\$0	\$16,250
Facility Monitor (1,550 and 2,325)	\$2,395	\$2,395	\$2,395	\$2,395	\$2,395	\$2,395	\$2,395	\$2,395	\$2,395	\$2,395	\$0	\$0	\$23,948
Facility Management (5,107.08)	\$5,107	\$5,107	\$5,107	\$5,107	\$5,107	\$5,107	\$5,107	\$5,107	\$5,107	\$5,107	\$0	\$0	\$51,071
Facility Attendants (1,459.17)	\$1,459	\$1,459	\$1,459	\$1,459	\$1,459	\$1,459	\$1,459	\$1,459	\$1,459	\$1,459	\$0	\$0	\$14,592
Field Operations (4,334.58)	\$4,335	\$4,335	\$4,335	\$4,335	\$4,335	\$4,335	\$4,335	\$4,335	\$4,335	\$4,335	\$0	\$0	\$43,346
Facility Maintenance (4,120)	\$4,120	\$4,120	\$4,120	\$4,120	\$4,120	\$4,120	\$4,120	\$4,120	\$4,120	\$4,120	\$0	\$0	\$41,200
Pool Maintenance (1,227.42)	\$1,227	\$1,227	\$1,227	\$1,227	\$1,227	\$1,227	\$1,227	\$1,227	\$1,227	\$1,227	\$0	\$0	\$12,274
Pool Chemicals (815.59 and 1,333.57)	\$816	\$816	\$831	\$831	\$831	\$831	\$1,359	\$1,359	\$1,359	\$1,359	\$0	\$0	\$10,394
Janitorial Services (755.33)	\$755	\$755	\$755	\$755	\$755	\$755	\$755	\$755	\$755	\$755	\$0	\$0	\$7,553
Refuse Service	\$764	\$766	\$766	\$766	\$766	\$766	\$778	\$776	\$819	\$819	\$0	\$0	\$7,786
Security - Envera (470)	\$493	\$493	\$493	\$493	\$493	\$493	\$493	\$493	\$493	\$493	\$0	\$0	\$4,930
Special Events	\$3,379	\$1,317	\$626	\$0	\$0	\$302	\$1,357	\$920	\$692	\$93	\$0	\$0	\$8,685
Program Director (208.33)	\$208	\$208	\$208	\$208	\$208	\$208	\$208	\$208	\$208	\$208	\$0	\$0	\$2,083
<i>Amenity Center Expenses</i>	<i>\$46,473</i>	<i>\$30,578</i>	<i>\$28,035</i>	<i>\$28,080</i>	<i>\$30,145</i>	<i>\$27,461</i>	<i>\$31,164</i>	<i>\$30,525</i>	<i>\$36,746</i>	<i>\$36,095</i>	<i>\$0</i>	<i>\$0</i>	<i>\$325,303</i>
<u>Grounds Maintenance</u>													
Street lighting	\$2,991	\$2,971	\$2,914	\$2,914	\$2,916	\$2,930	\$2,932	\$2,989	\$2,989	\$2,990	\$0	\$0	\$29,537
Lake Maintenance (1645.00)	\$645	\$645	\$645	\$645	\$645	\$2,300	\$1,175	\$1,175	\$1,175	\$1,175	\$0	\$0	\$10,225
Landscape Maintenance (26,489.41)	\$24,964	\$24,964	\$24,964	\$24,964	\$24,964	\$24,964	\$24,964	\$24,964	\$24,964	\$24,964	\$0	\$0	\$249,644
Landscape Contingency	\$1,525	\$1,525	\$1,525	\$6,325	\$6,325	\$1,525	\$1,525	\$1,525	\$1,525	\$1,525	\$0	\$0	\$24,850
Irrigation Repairs	\$0	\$765	\$0	\$435	\$0	\$0	\$1,115	\$1,720	\$0	\$0	\$0	\$0	\$4,035
Capital Reserves	\$0	\$0	\$0	\$0	\$0	\$207,081	\$0	\$0	\$0	\$0	\$0	\$0	\$207,081
<i>Grounds Maintenance Expenses</i>	<i>\$30,125</i>	<i>\$30,871</i>	<i>\$30,049</i>	<i>\$35,284</i>	<i>\$34,851</i>	<i>\$238,801</i>	<i>\$31,712</i>	<i>\$32,373</i>	<i>\$30,653</i>	<i>\$30,655</i>	<i>\$0</i>	<i>\$0</i>	<i>\$525,372</i>
<i>Total Expenses</i>	<i>\$99,848</i>	<i>\$67,586</i>	<i>\$67,847</i>	<i>\$76,148</i>	<i>\$72,300</i>	<i>\$283,443</i>	<i>\$72,009</i>	<i>\$82,023</i>	<i>\$79,872</i>	<i>\$75,466</i>	<i>\$0</i>	<i>\$0</i>	<i>\$976,541</i>
<i>Excess Revenues (Expenditures)</i>	<i>(\$99,632)</i>	<i>(\$24,324)</i>	<i>\$342,552</i>	<i>\$493,279</i>	<i>(\$28,814)</i>	<i>(\$232,938)</i>	<i>(\$58,276)</i>	<i>(\$81,858)</i>	<i>(\$62,985)</i>	<i>(\$74,919)</i>	<i>\$0</i>	<i>\$0</i>	<i>\$172,085</i>

Turnbull Creek
Community Development District
Debt Service Fund - Series 2015A1-A2
Statement of Revenues & Expenditures
For the Period ending July 31,2019

<i>Adopted Budget</i>	<i>Prorated Thru 07/31/19</i>	<i>Actual Thru 07/31/19</i>	<i>Variance</i>
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Revenues:

<i>Interest Income</i>	\$300	\$300	\$17,537	\$17,237
<i>Assessments</i>	\$989,969	\$989,969	\$992,301	\$2,332
<i>Prepayments A1</i>	\$0	\$0	\$0	\$0
<i>Prepayments A2</i>	\$0	\$0	\$0	\$0

<i>Total Revenues</i>	\$990,269	\$990,269	\$1,009,838	\$19,569
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Expenditures

Series 2015A-1

<i>Interest 11/1</i>	\$183,059	\$183,059	\$182,887	\$173
<i>Principal Prepayment 11/1</i>	\$0	\$0	\$5,000	(\$5,000)
<i>Interest 5/1</i>	\$183,059	\$183,059	\$182,778	\$282
<i>Principal 5/1</i>	\$415,000	\$415,000	\$400,000	\$15,000
<i>Special Call 5/1</i>	\$0	\$0	\$5,000	(\$5,000)

Series 2015A-2

<i>Interest 11/1</i>	\$57,831	\$57,831	\$57,356	\$475
<i>Principal Prepayment 11/1</i>	\$0	\$0	\$0	\$0
<i>Interest 5/1</i>	\$57,831	\$57,831	\$57,356	\$475
<i>Principal 5/1</i>	\$95,000	\$95,000	\$95,000	\$0
<i>Special Call 5/1</i>	\$0	\$0	\$30,000	(\$30,000)

<i>Total Expenditures</i>	\$991,781	\$991,781	\$1,015,377	(\$23,596)
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<i>Excess Revenues (Expenditures)</i>	(\$1,512)	(\$1,512)	(\$5,539)	(\$4,027)
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Other Sources (Uses)

<i>Operating Transfer In (Out)</i>	\$0	\$0	\$0	\$0
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<i>Total Other Sources(Uses)</i>	\$0	\$0	\$0	\$0
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<i>Net Change in Fund Balance</i>	(\$1,512)	(\$5,539)		
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<i>Fund Balance - Beginning</i>	\$257,026	\$765,247		
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<i>Fund Balance - Ending</i>	\$255,514	\$759,709		
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Turnbull Creek
Community Development District
Debt Service Fund - Series 2015B1-B2
Statement of Revenues & Expenditures
For the Period ending July 31,2019

<i>Adopted Budget</i>	<i>Provated Thru 07/31/19</i>	<i>Actual Thru 07/31/19</i>	<i>Variance</i>
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Revenues:

<i>Interest Income</i>	\$0	\$0	\$1,533	\$1,533
<i>Assessments</i>	\$79,318	\$79,318	\$79,475	\$157
<i>Prepayments B1</i>	\$0	\$0	\$0	\$0
<i>Prepayments B2</i>	\$0	\$0	\$0	\$0

<i>Total Revenues</i>	\$79,318	\$79,318	\$81,007	\$1,689
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Expenditures

Series 2015B-1

<i>Interest 11/1</i>	\$20,125	\$20,125	\$20,025	\$100
<i>Principal Prepayment 11/1</i>	\$0	\$0	\$0	\$0
<i>Interest 5/1</i>	\$20,125	\$20,125	\$20,025	\$100
<i>Principal 5/1</i>	\$20,000	\$20,000	\$20,000	\$0

Series 2015B-2

<i>Interest 11/1</i>	\$5,913	\$5,913	\$5,913	\$0
<i>Principal Prepayment 11/1</i>	\$0	\$0	\$5,000	(\$5,000)
<i>Interest 5/1</i>	\$5,913	\$5,913	\$5,788	\$125
<i>Principal 5/1</i>	\$5,000	\$5,000	\$5,000	\$0

<i>Total Expenditures</i>	\$77,075	\$77,075	\$81,750	(\$4,675)
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<i>Excess Revenues (Expenditures)</i>	\$2,243	\$2,243	(\$743)	
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<i>Fund Balance - Beginning</i>	(\$2,069)		\$75,304	
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<i>Fund Balance - Ending</i>	\$174		\$74,562	
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Turnbull Creek
Community Development District
Debt Service Fund - Series 2016
Statement of Revenues & Expenditures
For the Period ending July 31, 2019

<i>Adopted Budget</i>	<i>Prorated Thru 07/31/19</i>	<i>Actual Thru 07/31/19</i>	<i>Variance</i>
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Revenues:

<i>Interest Income</i>	\$0	\$0	\$3,624	\$3,624
<i>Assessments</i>	\$286,688	\$286,688	\$287,974	\$1,286

Total Revenues

\$286,688	\$286,688	\$291,597	\$4,909
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Expenditures

Series 2016

<i>Interest 11/1</i>	\$72,280	\$72,280	\$72,280	\$0
<i>Interest 5/1</i>	\$72,280	\$72,280	\$72,280	\$0
<i>Principal 5/1</i>	\$144,000	\$144,000	\$144,000	\$0
<i>Special Call 5/1</i>	\$0	\$0	\$0	\$0

Total Expenditures

\$288,559	\$288,559	\$288,559	\$0
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Excess Revenues (Expenditures)

(\$1,871)	(\$1,871)	\$3,038
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Fund Balance - Beginning

\$83,379	\$202,364
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Fund Balance - Ending

\$81,508	\$205,403
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Turnbull Creek
Community Development District
Capital Projects Fund
Statement of Revenues & Expenditures
For the Period ending July 31,2019

	Series 2015A-1 & A-2	Series 2015B-1 & B-2	Total
<u>Revenues:</u>			
Interest Income	\$49	\$2	\$59
Total Revenues	\$49	\$2	\$50
<u>Expenditures</u>			
Capital Outlay (1) - Series 2016	\$0	\$0	\$0
Capital Outlay - Series 2015A-1-A2	\$0	\$0	\$0
Capital Outlay - Series 2015 B-1-B2	\$0	\$0	\$0
Cost of Issuance	\$0	\$0	\$0
Total Expenditures	\$0	\$0	\$0
Excess Revenues (Expenditures)	\$49	\$2	\$50
<u>Other Sources (Uses)</u>			
Operating Transfer In	\$0	\$0	\$0
Total Other Sources(Uses)	\$0	\$0	\$0
Net Change in Fund Balance	\$49	\$2	\$50
Fund Balance - Beginning	\$2,660	\$101	\$2,761
Fund Balance - Ending	\$2,708	\$103	\$2,811

Turnbull Creek
Community Development District
Capital Reserve Funds
Statement of Revenues & Expenditures
For the Period ending July 31, 2019

	<i>Adopted Budget</i>	<i>Prorated Thru 07/31/19</i>	<i>Actual Thru 07/31/19</i>	<i>Variance</i>
<u><i>Revenues:</i></u>				
<i>Capital Reserve Funding - Transfer In</i>	\$207,081	\$207,081	\$207,081	\$0
<i>Total Revenues</i>	\$207,081	\$207,081	\$207,081	\$0
<u><i>Expenditures</i></u>				
<i>Capital Outlay</i>	\$329,411	\$112,923	\$112,923	\$0
<i>Other Current Charges</i>	\$0	\$0	\$86	(\$86)
<i>Total Expenditures</i>	\$329,411	\$112,923	\$113,009	(\$86)
<i>Excess Revenues (Expenditures)</i>	(\$122,330)		\$94,072	
<i>Fund Balance - Beginning</i>	\$227,472		\$70,321	
<i>Fund Balance - Ending</i>	\$105,142		\$164,393	

Turnbull Creek Community Development District
FY 2019 Assesment Receipts Summary

# UNITS ASSESSED	TOTAL ASSESSED	SERIES 2015 A1-A2 DEBT ASSESSED	SERIES 2016 DEBT ASSESSED	SERIES 2015 B1-2 DEBT ASSESSED	O&M ASSESSED
---------------------	-------------------	--	------------------------------------	---	-----------------

CERTIFIED TAX ROLL	959	2,478,962.18	987,239.09	286,504.77	79,069.42	1,126,148.91
--------------------	-----	--------------	------------	------------	-----------	--------------

TAX ROLL RECEIPTS						
DATE RECEIVED	ST JOHNS CO. DIST.	TOTAL RECEIVED	SERIES 2015 A1- A2 DEBT RECEIVED	SERIES 2016 DEBT RECEIVED	SERIES 2015 B1-2 DEBT RECEIVED	O&M RECEIVED

11/7/18	1	24,266.28	9,663.97	2,804.56	774.00	11,023.75
11/19/18	2	66,448.03	26,462.72	7,679.70	2,119.44	30,186.17
11/27/18	3	105,535.99	42,029.38	12,197.27	3,366.18	47,943.15
12/13/18	4	541,819.69	215,778.03	62,620.53	17,281.99	246,139.14
12/27/18	5	253,745.68	101,053.44	29,326.53	8,093.52	115,272.20
1/10/19	INTEREST	368.32	146.68	42.57	11.75	167.32
1/28/19	6	1,227,439.07	488,823.85	141,860.63	39,150.61	557,603.98
2/25/19	7	95,399.32	37,992.49	11,025.73	3,042.87	43,338.23
3/19/19	8	110,296.51	43,925.25	12,747.46	3,518.04	50,105.76
4/11/19	INTEREST	4,453.27	1,773.50	514.68	142.03	2,023.05
4/24/19	9	25,276.76	10,066.39	2,921.35	806.23	11,482.79
6/19/19	TAX CERTS	13,389.36	5,332.27	1,547.47	427.07	6,082.55
6/24/19	10 (MAY REC)	22,318.50	8,888.27	2,579.45	711.87	10,138.90
7/16/19	INTEREST	915.24	364.49	105.78	29.19	415.78
			-	-	-	-
			-	-	-	-
			-	-	-	-
			-	-	-	-

TOTAL TAX ROLL RECEIPTS	2,491,672.02	992,300.73	287,973.71	79,474.80	1,131,922.77
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PERCENT COLLECTED	100.51%	100.51%	100.51%	100.51%	100.51%
--------------------------	----------------	----------------	----------------	----------------	----------------

Turnbull Creek
Community Development District
Long Term Debt Report

Series 2015A1-A2 Special Assessment Refunding Bonds	
Interest Rate:	4.190%
Maturity Date:	5/1/2035
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$495,258
Reserve Fund Balance:	\$499,074
Bonds outstanding - 4/30/2015	\$13,375,000
Less: May 2, 2016 (Principal)	(\$475,000)
Less: May 2, 2016 (Prepayment -A2)	(\$15,000)
Less: November 1, 2016 (Prepayment -A1)	(\$10,000)
Less: November 1, 2016 (Prepayment -A2)	(\$5,000)
Less: May 1, 2017 (Principal-A1)	(\$395,000)
Less: May 1, 2017 (Principal-A2)	(\$90,000)
Less: May 1, 2017 (Prepayment-A2)	(\$10,000)
Less: November 1, 2017 (Prepayment -A1)	(\$15,000)
Less: November 1, 2017 (Prepayment -A2)	(\$5,000)
Less: May 1, 2018 (Principal-A1)	(\$405,000)
Less: May 1, 2018 (Principal-A2)	(\$90,000)
Less: May 1, 2018 (Prepayment -A1)	(\$15,000)
Less: November 1, 2018 (Principal-A1)	(\$5,000)
Less: May 1, 2019 (Principal-A1)	(\$400,000)
Less: May 1, 2019 (Principal-A2)	(\$95,000)
Less: May 1, 2019 (Prepayment -A1)	(\$5,000)
Less: May 1, 2019 (Prepayment -A2)	(\$30,000)
Current Bonds Outstanding	\$11,310,000

Series 2015B1-B2 Pond Bank Reconstruction Special Assessment Bonds	
Interest Rate:	4.450%
Maturity Date:	5/1/2045
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$41,378
Reserve Fund Balance:	\$42,400
Bonds outstanding - 4/30/2015	\$1,280,000
Less: May 2, 2016 Principal B1	(\$20,000)
Less: May 2, 2016 Principal B2	(\$5,000)
Less: May 1, 2017 (Principal-B1)	(\$20,000)
Less: May 1, 2017 (Principal-B2)	(\$5,000)
Less: November 1, 2017 (Prepayment-B1)	(\$5,000)
Less: May 1, 2018 (Principal-B1)	(\$20,000)
Less: May 1, 2018 (Principal-B2)	(\$5,000)
Less: November 1, 2018 (Principal-B2)	(\$5,000)
Less: May 1, 2019 (Principal-B1)	(\$20,000)
Less: May 1, 2019 (Principal-B2)	(\$5,000)
Current Bonds Outstanding	\$1,170,000

Series 2016 Special Assessment Refunding and Revenue Bonds	
Interest Rate:	3.700%
Maturity Date:	11/1/2037
Reserve Fund Definition:	40% Max Annual Debt
Reserve Fund Requirement:	\$115,142
Reserve Fund Balance:	\$120,455
Bonds outstanding - 5/31/2016	\$4,196,000
Less: May 1, 2017 Principal	(\$150,000)
Less: May 1, 2018 Principal	(\$139,000)
Less: May 1, 2019 Principal	(\$144,000)
Current Bonds Outstanding	\$3,763,000

C.

Turnbull Creek

Community Development District

Check Run Summary

August 31, 2019

<i>Fund</i>	<i>Date</i>	<i>Check No.s</i>	<i>Amount</i>
<i>Payroll</i>	8/19/19	50646-50649	\$ 738.80
			<u><i>Subtotal</i> \$ 738.80</u>
<u><i>General Fund</i></u>			
<i>Accounts Payable</i>	8/1/19	927	\$ 598.75
	8/9/19	928-935	\$ 59,843.37
	8/15/19	936-937	\$ 2,590.95
	8/22/19	938	\$ 1,785.95
	8/29/19	939-944	\$ 1,809.12
			<u><i>Subtotal</i> \$ 66,628.14</u>
<u><i>Capital Reserve Fund</i></u>			
<i>Accounts Payable</i>	8/29/19	89-90	\$ 17,086.85
			<u><i>Subtotal</i> \$ 17,086.85</u>
<i>Total</i>			\$ 84,453.79

**Fedex invoices available upon request.*

BR040M-A CHECKS WRITTEN LISTING AS OF 8/31/2019 RUN 8/30/2019 PAGE 1
 CMPY-001 TURNBULL CREEK CDD BANK-P TURNBULL CREEK PR

CHECK#	TYPE	SYSTEM	CHECK DATE	CHECK AMT	EMP/CUS/VEN#	DESCRIPTION
050646	R	PR	08/19/2019	184.70	15	LELAND G CLABOTS
050647	R	PR	08/19/2019	184.70	12	CHARLES A LABANOWSKI
050648	R	PR	08/19/2019	184.70	14	WILLIAM SIMMONS
050649	R	PR	08/19/2019	184.70	13	BRIAN J WING
BANK TOTAL				738.80		
COMPANY TOTAL				738.80		

TURN TURNBULL CREEK BPEREGRINO

Attendance Sheet

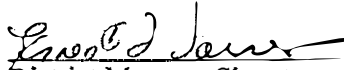
District Name: Turnbull Creek CDD

Board Meeting Date: August 13, 2019

	Name	In Attendance	Fee
1	Brian Wing	<input checked="" type="checkbox"/>	YES - \$200
2	Chris DelBene	<input checked="" type="checkbox"/>	NO
3	William Simmons	<input checked="" type="checkbox"/>	YES - \$200
4	Lee Clabots	<input checked="" type="checkbox"/>	YES - \$200
5	Chuck Labanowski	<input checked="" type="checkbox"/>	YES - \$200

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

Approved for Payment:


District Manager Signature

8/14/19
Date

PLEASE RETURN COMPLETED FORM BERNADETTE PEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
8/01/19	00119	7/19/19 S7391	201907 330-57200-63100	DOOR ACCESS REPAIR	*	598.75	
				SECURITY 101			598.75 000927
8/09/19	00054	7/31/19 PW71490	201908 330-57200-44900	AUG REFUSE	*	819.13	
				ADVANCED DISPOSAL			819.13 000928
8/09/19	00277	8/01/19 1926	201908 320-53800-46600	AUG LANDSCAPE MAINTENANCE	*	24,964.41	
				DUVAL LANDSCAPE MAINTENANCE LLC			24,964.41 000929
8/09/19	00205	7/31/19 59424	201907 320-53800-46800	JUL LAKE MAINTENANCE	*	1,175.00	
				FUTURE HORIZONS INC			1,175.00 000930
8/09/19	00016	8/01/19 252	201908 310-51300-34000	AUG MANAGEMENT FEES	*	3,750.00	
		8/01/19 252	201908 310-51300-35100	AUG INFORM TECHNOLOGY	*	133.33	
		8/01/19 252	201908 310-51300-31300	AUG DISSEMINATION SERVICE	*	83.33	
		8/01/19 252	201908 310-51300-51000	OFFICE SUPPLIES	*	.42	
		8/01/19 252	201908 310-51300-42000	POSTAGE	*	7.00	
		8/01/19 252	201908 310-51300-42500	COPIES	*	18.75	
				GOVERNMENTAL MANAGEMENT SERVICES			3,992.83 000931
8/09/19	00041	8/01/19 13129558	201908 330-57200-46500	AUG POOL MAINTENANCE	*	1,320.85	
		8/01/19 13129558	201908 330-57200-46500	FUEL	*	38.62	
				POOLSURE			1,359.47 000932
8/09/19	00303	8/07/19 08072019	201908 300-20700-10500	ST JOHNS CTY TAX DIST INT	*	105.78	
				TURNBULL CREEK CDD-HANCOCK 2016			105.78 000933
8/09/19	00311	7/31/19 359072	201907 330-57200-34600	JUL LIFEGUARD HOURS	*	6,295.08	
				VESTA PROPERTY SERVICES, INC.			6,295.08 000934
8/09/19	00311	8/01/19 358757	201908 330-57200-34000	AUG FACIL MANAGER SERVICE	*	5,107.08	
				TURN TURNBULL CREEK BPEREGRINO			

AP300R

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER

RUN 8/30/19

PAGE 2

*** CHECK DATES 08/01/2019 - 08/31/2019 ***

TURNBULL CREEK CDD
BANK C TURNBULL HANCOCK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
8/01/19		358757	201908 330-57200-34300	AUG FACIL ATTEND SERVICE	*	1,459.17	
8/01/19		358757	201908 330-57200-34100	AUG FIELD OPERAT SERVICE	*	4,334.58	
8/01/19		358757	201908 330-57200-46400	AUG POOL MAINTENANCE	*	1,227.42	
8/01/19		358757	201908 330-57200-34200	AUG JANITORIAL SERVOCE	*	755.33	
8/01/19		358757	201908 330-57200-34800	AUG FACIL MONITOR SERVICE	*	2,394.76	
8/01/19		358757	201908 330-57200-34400	AUG COMMON GROUND SERVICE	*	4,120.00	
8/01/19		358757	201908 320-53800-46700	AUG PET SERVICE	*	1,525.00	
8/01/19		358757	201908 330-57200-34700	AUG PROGRAM DIRECTOR	*	208.33	
VESTA PROPERTY SERVICES, INC.							21,131.67 000935
8/15/19	00023	8/07/19 18605	201908 310-51300-31200	ARB2015 A1&2/B1&2 2/28/19	*	2,400.00	
GRAU & ASSOCIATES							2,400.00 000936
8/15/19	00004	7/16/19 10319420	201907 310-51300-48000	NOTICE OF MEETING 8/13/19	*	190.95	
THE ST. AUGUSTINE RECORD							190.95 000937
8/22/19	00311	7/31/19 359370	201907 330-57200-63100	ZIP LOCK BAGS	*	46.62	
		7/31/19 359370	201907 330-57200-49400	PAPAER PALTES	*	54.52	
		7/31/19 359370	201907 330-57200-63100	PAPER/COFFEE/CLOROX WIPES	*	402.22	
		7/31/19 359370	201907 330-57200-63100	BOARD FOR NOTICE	*	16.03	
		7/31/19 359370	201907 330-57200-63100	MAINTENANCE SUPPLIES	*	54.27	
		7/31/19 359370	201907 330-57200-51000	CONSTANT CONTACT	*	70.00	
		7/31/19 359370	201907 330-57200-63100	SWING SEAT	*	123.04	
		7/31/19 359370	201907 330-57200-63100	UMBRELLAS/STRAPS	*	136.67	
		7/31/19 359370	201907 330-57200-63100	WIPES FOR GYM	*	212.72	
		7/31/19 359370	201907 330-57200-63100	BRASS ROUND FLOOR BOX	*	234.22	

TURN TURNBULL CREEK BPEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
		7/31/19 359370	201907 330-57200-63100	TV AND WALL MOUNT	*	397.12	
		7/31/19 359370	201907 330-57200-49400	REFRESHMENTS FOR SP EVENT	*	38.52	
				VESTA PROPERTY SERVICES, INC.			1,785.95 000938
8/29/19 00304		8/18/19 08182019	201908 330-57200-49400	SLIP & SLIDE	*	365.00	
				BOUNCERS, SLIDES, AND MORE INC.			365.00 000939
8/29/19 00015		8/16/19 109247	201907 310-51300-31500	JUL GENERAL COUNSEL	*	783.00	
				HOPPING GREEN & SAMS			783.00 000940
8/29/19 00157		7/22/19 110037	201908 330-57200-49400	BACK TO SCHOOL 8/18/19	*	395.00	
				PROGRESSIVE ENTERTAINMENT			395.00 000941
8/29/19 00039		8/20/19 5995411	201908 330-57200-46600	AUG PEST CONTROL	*	110.00	
				TURNER PEST CONTROL			110.00 000942
8/29/19 00039		8/20/19 5996242	201908 330-57200-46600	AUG PEST CONTROL	*	75.00	
				TURNER PEST CONTROL			75.00 000943
8/29/19 00311		8/31/19 359794	201908 330-57200-63100	BILLABLE MILEAGE	*	81.12	
				VESTA PROPERTY SERVICES, INC.			81.12 000944
						TOTAL FOR BANK C	66,628.14
						TOTAL FOR REGISTER	66,628.14

TURN TURNBULL CREEK BPEREGRINO



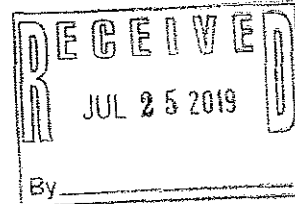
Security101
Protecting People, Property & Profits

TNTSI, Inc.
8110 Cypress Plaza Dr., Suite 304
Jacksonville, FL 32256
904-260-9101

Invoice

Date	Invoice #
7/19/2019	S7391

Bill To
Mura Bella Amenity Center 101 West Positano Avenue St. Augustine, FL 32092 USA



Please Remit Payment To:
8110 Cypress Plaza Dr., Suite 304
Jacksonville, FL 32256

P.O. No.	Terms
	Net 30

Quantity	Description	Rate	Amount
	Service Ticket #114649 dated 7/2/2019 Issue: email request: having issues with our locks at our back pool gate and also our new gate access to the fields here.		
1	7/5/2019 Trip Charge	50.00	50.00T
3.75	Hours Of Service Labor from 7/5/2019 10:30:00 AM To 2:15 PM	105.00	393.75T
1	7/18/2019 Trip Charge	50.00	50.00T
1	Hours Of Service Labor from 7/18/2019 4:00:00 PM To 4:30 PM	105.00	105.00T
	Resolution of Service Ticket #114649: 7/5 - TWO issues, First one is the gate to the play ground, Tested lock and it works. Found Controller and reader boards under counter. The power supply for this gate is in another room. It had dead batteries. the power supply was not on. It does have 177 VAC to it. Pulled AC power for about 15 min. plugged back in and power supply activated and now the gate is functioning again. The other gate by the pool is not access control. It is controlled by a KEY switch. I found the power supply, it is providing 24 VDC. I followed the power to the cable going to the key switch. Need to check the other end at the MAG lock, BAD thunder storm rolled in and the Contact did not want us out by the pool because of the storm and would like me to come back next week during calmer weather.		
	7/18 - Cable from switch in office to lock is open. Need quote to replace cable, power suppl. Switch is good.		
	Tax Exempt Certificate #85-8013325158C-1		
	Sales Tax	0.00%	0.00
	V-119 (C) 1,330.572.631		
Thank you for your business.		Total	\$598.75



Advanced Disposal

ADVANCED DISPOSAL
ST. JOHNS COUNTY - PW
7580 PHILIPS HWY
JACKSONVILLE FL 32256

Pay By Phone: 1-877-720-1583
Phone PIN: 2020022290000

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!

RETURN SERVICE REQUESTED

000396 000000286



TURNBULL CREEK CDD
475 W TOWN PL STE 114
ST AUGUSTINE FL 32092-3649

1-57 (C)

1,330,572,449

Aug. Refuse

Account Information

Account Number PW002229
Site Number 0000
Invoice Date July 31, 2019
Invoice Number PW0000071490

Account Summary

Previous Balance \$819.13
Payments/Adjustments -\$819.13
Current Invoice Amount \$819.13

Amount Due

\$819.13

Due Date Upon Receipt

Invoice Breakdown

Current \$819.13
30 days - past due \$0.00
60 days - past due \$0.00
90 days - past due \$0.00

It's easy being Green... sign up
for bill and auto pay at
<http://www.AdvancedDisposal.com/billpay>

Contact Us

(904) 783-7000
JacksonvilleFL@AdvancedDisposal.com

Previous Balance

07/18/19 LOCKBOX AUTOMATED -\$819.13

\$819.13

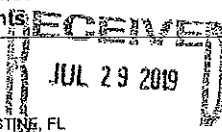
Payments and Adjustments

-\$819.13

CUSTOMER PO: 0

TURNBULL CREEK CDD (0001)

100 W POSITANO AVE ST AUGUSTINE, FL



Date	Description	Reference	Qty	Unit Price	Amount
1.00 - 6.00YD:COMM FL TRASH (001)					
07/31/19	TRASH STANDARD		1.00	484.00	484.00
	SERVICE:				
	08/01/19-08/31/19				
1.00 - 0.50YD:COMM RL RECYCLING SINGLE STREAM (002)					
07/31/19	ENERGY CHARGE-NF	SC62335	1.00	4.69	4.69
07/31/19	ENVIRONMENTALCHARGE-SC62334		1.00	6.24	6.24
	-NF				
07/31/19	TRASH STANDARD		1.00	26.00	26.00
	SERVICE - NT:				
	08/01/19-08/31/19				
07/31/19	ENERGY CHARGE		1.00	87.31	87.31
07/31/19	ENVIRONMENTAL CHARGE		1.00	116.16	116.16

PW1907231001.btl-791-000000286

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Great for regular payments.

Visit www.advanceddisposal.com/billpay to enroll in online bill pay methods.

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- 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.

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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

Please Send All Correspondence to Above Address



Please check box for address change and print new address on reverse side.

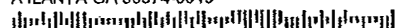
Due Date: Upon Receipt

Customer Billing Address:

TURNBULL CREEK CDD
475 WEST TOWN PLACE
SUITE #114
ST AUGUSTINE, FL 32092

Remit Payment To:
(Please do not send CASH via mail)

Advanced Disposal
St Johns County - PW
PO BOX 743019
ATLANTA GA 30374-3019



IF PAYING BY CREDIT CARD, FILL OUT BELOW.		CHECK CARDUSING FOR PAYMENT	
CARD NUMBER	AMOUNT PAID	<input type="checkbox"/> VISA	
SIGNATURE	EXP. DATE	<input type="checkbox"/> MASTER CARD	
		<input type="checkbox"/> AMERICAN EXP.	
		<input type="checkbox"/> DISCOVER	
ACCOUNT #	INVOICE #	AMT. ENCLOSED	
PW002229	PW0000071490		
INVOICE TOTAL	BALANCE DUE		
\$819.13	\$819.13		

PW 002229 0000 073119 0000071490 00081913 00081913 3



**Advanced
Disposal**

TURNBULL CREEK CDD
475 W. TOWN PL STE 114
ST AUGUSTINE FL 32082-3649

PW1007231001.txt-793-000000266

Account Information

Account Number	PW002229
Site Number	0000
Invoice Date	July 31, 2019
Invoice Number	PW0000071490

Page 3 of 3

Current Charges (Continued)



<u>Date</u>	<u>Description</u>	<u>Reference</u>	<u>Qty</u>	<u>Unit Price</u>	<u>Amount</u>
	St Johns South Comm FF		687.47		34.37
	SITE TOTAL				758.77
07/31/19	C ADMIN FEE	SC63125	1.00	7.00	7.00
07/31/19	COMPLIANCE AND BUSINESS IMPACT CHARGE	SC63126	1.00	50.49	50.49
	St Johns South Comm FF		67.49		2.87
	Current Charges				\$819.13
	Amount Due				\$819.13

5280-F-0017



Duval Landscape Maintenance
7011 Business Park Blvd N
Jacksonville, FL 32256

www.duvallandscape.com

INVOICE

Date	Invoice No.
08/01/19	1928
Terms	Due Date
Net 40	09/10/19

BILL TO

Lourens Erasmus
TURNBULL CREEK COMMUNITY
DEVELOPMENT DIST
Attn: District Manager
475 WEST TOWN PLACE, SUITE
#114
ST. AUGUSTINE, FL 32092

PROPERTY

Murabella
475 WEST TOWN PLACE, SUITE
#114
ST. AUGUSTINE, FL 32092

Amount Due	PO Number
\$24,964.41	

Please detach top portion and return with your payment.

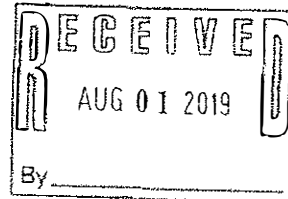
DESCRIPTION	TOTAL
#240 - Turnbull Creek CDD August 2019	\$24,964.41

Total

\$24,964.41

1,320,538.466

V-2577 (C)



Future Horizons, Inc.

403 North First Street
P O Box 1115
Hastings, FL 32145-1115

INVOICE

Invoice Number: 59424
Invoice Date: Jul 31, 2019

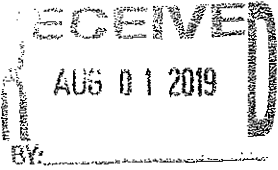
Page: 1

Voice: 800-682-1187
Fax: 904-692-1193

Bill To:
Turnbull Creek CDD c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine, FL 32145

Ship to:
Aquatic Weed Control Services

Customer ID	Customer PO	Payment Terms	
Turnbull01	Per Contract	Net 45 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Hand Deliver		9/14/19

Quantity	Item	Description	Unit Price	Amount
1.00	Aquatic Weed Control	Aquatic Weed Control services within Turnbull creek for the month of July, 2019 <i>V-20-S (C)</i> <i>1,320, 538, 468</i> 	1,175.00	1,175.00
Subtotal				1,175.00
Sales Tax				
Freight				
Total Invoice Amount				1,175.00
Payment/Credit Applied				
TOTAL				1,175.00

Check/Credit Memo No:

Overdue invoices are subject to finance charges.

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 252

Invoice Date: 8/1/19

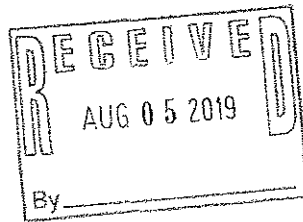
Due Date: 8/1/19

Case:

P.O. Number:

Bill To:

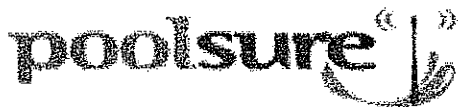
Turnbull Creek CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092



Description	Hours/Qty	Rate	Amount
Management Fees - August 2019 1, 310, 573.340		3,750.00	3,750.00
Information Technology - August 2019 -11- 357		133.33	133.33
Dissemination Agent Services - August 2019 -11- 313		83.33	83.33
Office Supplies 570		0.42	0.42
Postage 420		7.00	7.00
Copies 425		18.75	18.75

V-10 (C)

Total **\$3,992.83****Payments/Credits** **\$0.00****Balance Due** **\$3,992.83**



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

Invoice

Date 8/1/2019

Invoice # 131295587205

Terms	Net 20
Due Date	8/21/2019
PO #	
Customer #	13MUR100

Bill To Turnbull Creek CDD 475 West Town Place Suite 114 St. Augustine FL 32092	Ship To Jeff Branch Turnbull Creek CDD 101 E Positano Ave Saint Augustine FL 32092
--	---

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	1,320.85
Fuel Surcharge	Fuel/Environmental Transit Fee	1	ea	38.62
<p>V-41 (C) 1,330.572.463</p> <p>RECEIVED JUL 24 2019 BY: _____</p>				

Total 1,359.47
Amount Due \$1,359.47

Remittance Slip

Customer
13MUR100
Invoice #
131295587205

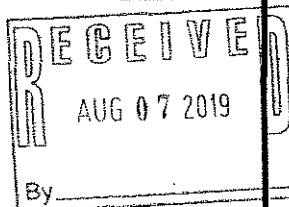
Amount Due \$1,359.47

Amount Paid

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



131295587205

General Fund

Date	Amount	Authorized By
August 7, 2019	\$ 105.78	Sheryl Fulks

Turnbull Creek CDD- Hancock 2016 Revenue Account #303

ASAP	001-300-20700-10500
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[illegible]



Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice #
Date

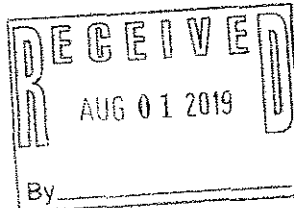
359072
7/31/2019

Terms
Due Date
Memo

Net 30
8/30/2019
Lifeguard Hours July

Bill To

Turnbull Creek, C.D.D.
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine FL 32092



Description	Quantity	Rate	Amount
Lifeguard Hours for July	385.02	16.35	6,295.08

Thank you for your business.

Total

\$6,295.08

V-311 TC

1,330,572,346

VESTA PROPERTY SERVICES INC
Client: 0YCU7

Labor Allocation Report

Date Range (07/01/2019 - 07/31/2019)
Freeze Time (08/01/2019 08:55:02)
Generated (08/01/2019 08:57:56)

EE Name	Bridge	Pay Class	EE Status	Hire Date	Department	Payroll Profile	Division	Region	Location	Job Title	Job Detail	Check Site	Average Rate	Hours	Units	Amount	Hours % to Dis	Hours % to Company	Amount % to Dis	Amount % to Company
NICKELL, GARRETT ROLLINS (A1SY)	187521	PT Hourly	ACTIVE	03/25/2019	Aquatics [AQU]	Amenity [OWE33]	Facility-Amenity [FACAMEN]	Northeast [NE]	Murabella [MYRA]	Lifeguard [LG]	Lifeguard [LG]	Aberdeen [ABER]	\$10.00	97.24	0.00	\$972.40	64.5255%	23.2558%	63.9581%	25.0879%
NICKELL, LIAM (A0UO)	517983	PT Hourly	ACTIVE	07/25/2017	Aquatics [AQU]	Amenity [OWE33]	Facility-Amenity [FACAMEN]	Northeast [NE]	Murabella [MYRA]	Lifeguard [LG]	Lifeguard [LG]	Aberdeen [ABER]	\$10.25	53.46	0.00	\$547.97	35.4745%	13.8850%	36.0419%	14.1376%
Aquatics [AQU] - Amenity [OWE33] - Facility-Amenity [FACAMEN] - Northeast [NE] - Murabella [MYRA] - Lifeguard [LG] - Lifeguard [LG] - Aberdeen [ABER] - Total																				
BARTONE, JOHNNY PAUL (A1JR)	254186	PT Hourly	ACTIVE	06/07/2018	Aquatics [AQU]	Amenity [OWE33]	Facility-Amenity [FACAMEN]	Northeast [NE]	Murabella [MYRA]	Lifeguard [LG]	Lifeguard [LG]	Heritage Landing [HERIT]	\$10.00	112.25	0.00	\$1,122.50	100.0000%	29.1543%	100.0000%	28.9605%
Aquatics [AQU] - Amenity [OWE33] - Facility-Amenity [FACAMEN] - Northeast [NE] - Murabella [MYRA] - Lifeguard [LG] - Lifeguard [LG] - Heritage Landing [HERIT] - Total																				
MARSHALL, ERIC SAVARIO (A1D8)	84257	PT Hourly	ACTIVE	03/22/2018	Aquatics [AQU]	Amenity [OWE33]	Facility-Amenity [FACAMEN]	Northeast [NE]	Murabella [MYRA]	Lifeguard [LG]	Lifeguard [LG]	Murabella [MURA]	\$9.50	57.90	0.00	\$550.10	47.4318%	15.0382%	44.6111%	14.1926%
SYMONE, CATLYN (A14D)	996044	PT Hourly	ACTIVE	03/14/2016	Aquatics [AQU]	Amenity [OWE33]	Facility-Amenity [FACAMEN]	Northeast [NE]	Murabella [MYRA]	Lifeguard [LG]	Lifeguard [LG]	Murabella [MURA]	\$13.00	20.96	0.00	\$272.48	17.1705%	5.4439%	22.0972%	7.0300%
THOMPSON, KYLE DOUGLAS (A1CW)	390878	PT Hourly	ACTIVE	03/22/2018	Aquatics [AQU]	Amenity [OWE33]	Facility-Amenity [FACAMEN]	Northeast [NE]	Murabella [MYRA]	Lifeguard [LG]	Lifeguard [LG]	Murabella [MURA]	\$9.50	43.21	0.00	\$410.52	35.3977%	11.2228%	33.2917%	10.5914%
Aquatics [AQU] - Amenity [OWE33] - Facility-Amenity [FACAMEN] - Northeast [NE] - Murabella [MYRA] - Lifeguard [LG] - Lifeguard [LG] - Murabella [MURA] - Total																				
Company Totals														222.86	0.00	\$1,233.90	100.00%	53.7088%	100.00%	53.8840%
														365.02	0.00	\$3,875.97				





Invoice

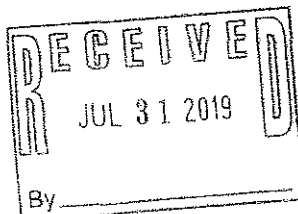
Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice # 358757
Date 8/1/2019

Terms Net 30
Due Date 8/31/2019
Memo August 2019 Fees

Bill To

Turnbull Creek, C.D.D.
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine FL 32092



Description	Quantity	Rate	Amount
① Facility Manager Services for Turnbull Creek C.D.D. Amenity Center	1	5,107.08	5,107.08
② Facility Attendants Services for Turnbull Creek C.D.D. Amenity Center	1	1,459.17	1,459.17
③ Field Operations Manager Services for Turnbull Creek C.D.D. Amenity Center	1	4,334.58	4,334.58
④ Pool Maintenance Services for Turnbull Creek C.D.D. Amenity Center	1	1,227.42	1,227.42
⑤ Janitorial Services for Turnbull Creek C.D.D. Amenity Center	1	755.33	755.33
⑥ Facility Monitor Services for Turnbull Creek C.D.D. Amenity Center	1	2,394.76	2,394.76
⑦ Common Grounds & Facility Services for Turnbull Creek C.D.D. Amenity Center	1	4,120.00	4,120.00
⑧ Pet-Waste Station Management 1,320,538,467	1	1,525.00	1,525.00
⑨ Program Director	1	208.33	208.33

Thank you for your business.

Total \$21,131.67

V, 311 C

- ① 1,330,572,340
- ② 343
- ③ 341
- ④ 464
- ⑤ 342
- ⑥ 348
- ⑦ 344
- ⑧ 1,320,538,467
- ⑨ 347

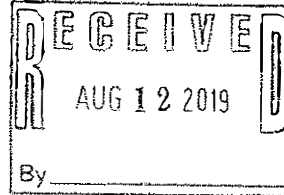
Grau and Associates

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

Phone: 561-994-9299

Fax: 561-994-5823

Turnbull Creek Community Development District
1408 Hamlin Avenue, Unit E
Saint Cloud, FL 34771



Invoice No. 18605

Date 08/07/2019

SERVICE

AMOUNT

Arbitrage Series 2015A-1 and A-2 and
Series 2015B-1 and B-2 FYE 02/28/2019

\$ 2,400.00

Current Amount Due

\$ 2,400.00

(C)

V-23

1,310.573.312

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
2,400.00	0.00	0.00	0.00	0.00	2,400.00

Payment due upon receipt.



Questions on this invoice call:
(866) 470-7133 Option 2

10	11	12/14	13	15	16	17	18	19
START STOP	NEWSPAPER REFERENCE	DESCRIPTION	PRODUCT	SAU SIZE	BILLED UNITS	TIMES RUN	RATE	AMOUNT
06/30		Balance Forward						\$76.29
07/01	P90755	Payment - Lockbox 902						\$-76.29
07/16 07/16	103194200-07232019	Notice Budget Hearing and Regular Meeting	SA St Augustine Record	1.00 x 5.7500	5.75	1	\$8.98	\$51.64
07/16 07/16	103194200-07232019	Notice Budget Hearing and Regular Meeting	SA St Aug Record Online	1.00 x 5.7500	5.75	1	\$8.97	\$51.58
07/23 07/23	103194200-07232019	Notice Budget Hearing and Regular Meeting	SA St Augustine Record	1.00 x 5.7500	5.75	1	\$7.63	\$43.89
07/23 07/23	103194200-07232019	Notice Budget Hearing and Regular Meeting	SA St Aug Record Online	1.00 x 5.7500	5.75	1	\$7.62	\$43.84
PREVIOUS AMOUNT OWED:				\$76.29				
NEW CHARGES THIS PERIOD:				\$190.95				
CASH THIS PERIOD:				(\$76.29)				
DEBIT ADJUSTMENTS THIS PERIOD:				\$0.00				
CREDIT ADJUSTMENTS THIS PERIOD:				\$0.00				
We appreciate your business.								

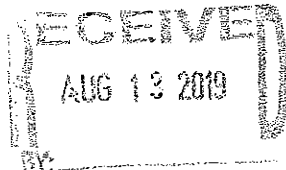
RECEIVED

AUG 13 2019

V-4

1,310,573.480

(c)



V-4
1,310,513,480 (C)

INVOICE AND STATEMENT OF ACCOUNT

AGING OF PAST DUE ACCOUNTS

* UNAPPLIED AMOUNTS ARE INCLUDED IN TOTAL AMOUNT DUE



21	CURRENT NET AMOUNT	22	30 DAYS	60 DAYS	OVER 90 DAYS	* UNAPPLIED AMOUNT	23	TOTAL AMOUNT DUE	
	\$190.95		\$0.00	\$0.00	\$0.00	\$0.00		\$190.95	
SALES REP/PHONE #		ADVERTISER INFORMATION							
Melissa Rhinehart 904-819-3423		1	BILLING PERIOD	6	BILLED ACCOUNT NUMBER	7	ADVERTISER/CLIENT NUMBER	2	ADVERTISER/CLIENT NAME
			07/01/2019 - 08/04/2019		18409		18409		TURNBULL CREEK CDD/MURA BELLA/

MAKE CHECKS PAYABLE TO

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

Payment is due upon receipt.

The St. Augustine Record

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE



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

ADVERTISING INVOICE and STATEMENT

1		BILLING PERIOD		2		ADVERTISER/CLIENT NAME													
		07/01/2019 - 08/04/2019				TURNBULL CREEK CDD/MURA BELLA/													
COMPANY		23		TOTAL AMOUNT DUE		* UNAPPLIED AMOUNT		3		TERMS OF PAYMENT									
SA 7				\$190.95		\$0.00				NET 15 DAYS									
21		CURRENT NET AMOUNT		22		30 DAYS		60 DAYS		OVER 90 DAYS									
		\$190.95				\$0.00		\$0.00		\$0.00									
4		PAGE #		5		BILLING DATE		6		BILLED ACCOUNT NUMBER		7		ADVERTISER/CLIENT NUMBER		24		STATEMENT NUMBER	
						08/04/2019				18409				18409				0000052097	

BILLING ACCOUNT NAME AND ADDRESS

REMITTANCE ADDRESS



8 - 2791

TURNBULL CREEK CDD/MURA BELLA/
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649



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

Tue, Jul 16, 2019
8:00:56AM

Legal Ad Invoice

The St. Augustine Record

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

Acct: 18409
Phone: 19049405850

E-Mail:

Client: TURNBULL CREEK CDD/MURA BEL

Name: TURNBULL CREEK CDD/MURA BELLA/
Address: 475 W TOWN PLACE
ROOM 114

City: SAINT AUGUSTINE

State: FL

Zip: 32092

Ad Number: 0003194200-01

Start: 07/16/2019

Placement: SA Legals

Copy Line: TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOF

Caller: SARAH SWEETING

Issues: 1

Rep: Melissa Rhinehart

Paytype: BILL

Stop: 07/16/2019

Lines 69
Depth 5.75
Columns 1

Price \$103.22

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

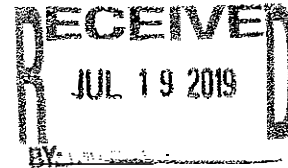
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGETS; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors ("Board") of the Turnbull Creek Community Development District ("District") will hold a public hearing on August 18, 2019, at 5:00 p.m. at the Murabella Amenity Center, 101 Positano Avenue, St. Augustine, Florida 32092 for the purpose of hearing comments and objections on the adoption of the proposed budgets ("Proposed Budget") of the District for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Governmental Management Services, LLC, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, (904) 940-5850 ("District Manager's Office"), during normal business hours. The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

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

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Ernesto Torres
District Manager
0003194200 July 16, 2019



THE ST. AUGUSTINE RECORD
Affidavit of Publication

TURNBULL CREEK CDD/MURA BELLA/
475 W TOWN PLACE
ROOM 114
SAINT AUGUSTINE, FL 32092

ACCT: 18409
AD# 0003194200-01

PO#

PUBLISHED EVERY MORNING SUNDAY THROUGH SATURDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF ST. JOHNS

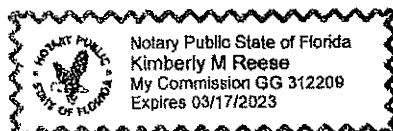
Before the undersigned authority personally appeared JULIA KERTI who on oath says he/she is an Employee of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida; that the attached copy of advertisement being a **NOTICE OF HEARING** in the matter of **Notice Budget Hearing and Regular Meeting** was published in said newspaper on **07/16/2019**.

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 and subscribed before me this 16 day of JULY 2019

by Julia Kerti who is personally known to me
or who has produced as identification

Kimberly M Reese
(Signature of Notary Public)



TURNBULL CREEK COMMUNITY
DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO
CONSIDER THE ADOPTION OF
THE FISCAL YEAR 2019/2020
BUDGETS; AND NOTICE OF
REGULAR BOARD OF
SUPERVISORS MEETING.

The Board of Supervisors ("Board") of the Turnbull Creek Community Development District ("District") will hold a public hearing on August 13, 2019 at 6:00 p.m. at the Murabella Amenity Center, 101 Positano Avenue, St. Augustine, Florida 32092 for the purpose of hearing comments and objections on the adoption of the proposed budgets ("Proposed Budget") of the District for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Governmental Management Services, LLC, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, (904) 940-5850 ("District Manager's Office"), during normal business hours. The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

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Ernesto Torres
District Manager
0003194200 July 16, 23, 2019



Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice #
Date

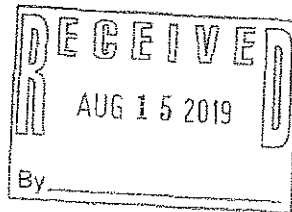
359370
7/31/2019

Terms
Due Date
Memo

Net 30
8/30/2019
Pass Thru July

Bill To

Turnbull Creek, C.D.D.
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine FL 32092



V-B/H ©

Description	Quantity	Rate	Amount
Billable Expenses			
Zip lock bags RR			46.62
Paperplates SE			54.62
Copy paper, coffee, fabuloso, napkins, scent oil, carpet floor smell good, toilet bowl cleaner, clorox wipes, & Handling fee RR			402.22
L. Erasmus - Home Depot; Board for notice boards RR			16.09
M. Insel - Publix; Refreshments for gym reopening SE			98.52
M. Insel - Turner Ace Hardware; Materials for outlet coverings in gym ER			53.27
M. Insel - Constant Contact; Constant Contact receipt OS			70.00
L. Erasmus - Amazon; Swing seat RR			123.00
M. Insel - Lifeguard Store; Umbrellas & Back board straps ER			136.67
M. Insel - Wipes; Wipes for gym equipment RR			212.72
L. Erasmus - Lowe's; Brass round floor box RR			234.22
L. Erasmus - Walmart; TV and Wall mount RR			387.12
Total Billable Expenses			1,785.95

Total

\$1,785.95

RR 1,380,572.681
OS 1,380,572.510
SE 1,380,572.494



INVOICE DATE	CUSTOMER	SUMMARY INVOICE
7/13/19	ATL 1821005	8055015944
PLEASE PAY BY	TERMS	AMOUNT DUE
8/12/19	Net 30 Days	503.36

INVOICE DETAIL

staples

Federal ID #:04-3390816

Bill to Account: 1070818

Ship to Account: MORABELLA

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

TURNBULL CREEK MORA BELLA
ATTN: MARK INSEL
101 W POSITANO AVE
SAINT AUGUSTINE, FL 32092

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

Invoice Number: 3419300970
Order : 7221743898-000-002
Ordered By : MARK INSEL
Order Date : 7/11/19

Order Line	Item Number	Description	order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
9	RFPR81430	BAG,HEFTY,GL,STOR,ZIP,CLR FACILITIES: BILLABLE	3		0 BX	3	14.59	43.77
Freight:		.00	Tax:(6.5000 %)		2.85		Sub-Total:	43.77
							Total:	46.62



INVOICE DATE	CUSTOMER	SUMMARY INVOICE
7/13/19	ATL 1821005	8055015944
PLEASE PAY BY	TERMS	AMOUNT DUE
8/12/19	Net 30 Days	503.36

INVOICE DETAIL

staples

Federal ID #:04-3390816

Bill to Account: 1070818

Ship to Account: MURABELLA

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

TURNBULL CREEK MURA BELLA
ATTN: MARK INSEL
101 W POSITANO AVE
SAINT AUGUSTINE, FL 32092

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

Invoice Number: 3419300973
Order : 7221743898-000-003
Ordered By : MARK INSEL
Order Date : 7/11/19

Order Line	Item Number	Description	Order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
14	24328456	STAPLES 8.5IN PAPERPLATE 500CT FACILITIES: BILLABLE	1		0 CT	1	51.19	51.19
Freight:		.00	Tax: (6.5000 %)		3.33	Sub-Total:		51.18
							Total:	54.52



INVOICE DATE	CUSTOMER	SUMMARY INVOICE
7/13/19	ATL 1821005	8055015944
PLEASE PAY BY	TERMS	AMOUNT DUE
8/12/19	Net 30 Days	503.36

INVOICE DETAIL

Staples

Federal ID #:04-3390816

Bill to Account: 1870818

Ship to Account: MURABILLA

VESTA PROPERTY SERVICES
CHRYSTONE BARNDOFF
245 RIVERSIDE AVE
STE 250
JACKSONVILLE, FL 32202

TURNBULL CREEK MURA BELLA
ATTN: MARK INSEL
101 W POSITANO AVE
SAINT AUGUSTINE, FL 32092

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

Invoice Number: 3419300966
Order : 7221743898-000-001
Ordered By : MARK INSEL
Order Date : 7/11/19

Order Line	Item Number	Description	Order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
1	135848	STAPLES 8.5X11 COPY CS FACILITIES: BILLABLE	1		0 CT	1	42.01	42.01
2	491292	TOWEL CFOLD 2400/CT WE FACILITIES: BILLABLE	3		0 CT	3	30.49	91.47
3	1684921	FOLGERS CLASSIC ROAST 30.5 OZ FACILITIES: BILLABLE	1		0 EA	1	9.99	9.99
4	790212	LINERS CAN RECYCLED 56GAL BK FACILITIES: BILLABLE	1		0 CT	1	70.29	70.29
5	648595	FABULOSO ALL PURPOSE CLEANER FACILITIES: BILLABLE	2		0 EA	2	12.59	25.18
6	887844	LUNCHEON NAPKINS 400SHTS WHITE FACILITIES: BILLABLE	1		0 PK	1	5.49	5.49
7	918460	SCENTO OIL TWIN REFILL LAV/CAM FACILITIES: BILLABLE	1		0 PK	1	6.71	6.71
8	608507	REFILL LITMS APLE&SPCE FACILITIES: BILLABLE	6		0 EA	6	7.29	43.74
10	2802131	CARPET ODOR ELMNTR FRSH BREEZE FACILITIES: BILLABLE	1		0 CT	1	23.99	23.99



INVOICE DATE	CUSTOMER	SUMMARY INVOICE
7/13/19	ATL 1821005	8055015944
PLEASE PAY BY	TERMS	AMOUNT DUE
8/12/19	Net 30 Days	503.36

INVOICE DETAIL

Staples

Federal ID #:04-3390816

Bill to Account: 1070818

Ship to Account: MURABELLA

VERBA PROPERTY SERVICES
CHRYSTLE BARDROFF
245 RIVERSIDE AVE
STE 250
JACKSONVILLE, FL 32202

TURMULL CREEK MURA BELLA
ATTN: MARK INSEL
101 W POSITANO AVE
SAINT AUGUSTINE, FL 32092

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

Invoice Number: 3419300966
Order : 7221743898-000-001
Ordered By : MARK INSEL
Order Date : 7/11/19

Order Line	Item Number	Description	Order Qty	B/O Qty	Unit Meas	Ship Qty	Unit Price	Extended Price
11	870432	LYSOL TOILET BOWL CLEANER FACILITIES: BILLABLE	1		0 CT	1	49.79	49.79
12	369657	CLOROX WIPES VALUE PK 3/35CT FACILITIES: BILLABLE	1		0 PK	1	8.63	8.63
13	2452743	HANDLING FEE TAXABLE FACILITIES: BILLABLE	1		0 PK	1	.99	.99
Freight:		.00	Tax:(6.5000 %)		23.94		Sub-Total:	378.28
							Total:	402.22



More saving.
More doing.™

230 DURBIN PAVILION DRIVE
ST. JOHNS, FL 32259 (904) 417-4600

1324 00062 01628 07/03/19 11:34 AM
SELF CHECK OUT

073590414373 3/4"X4X8 ISO <A> 14.97
3/4"X4"X8" ISO ENERGYGUARD

SUBTOTAL 14.97
TAX + PTF 1.06
TOTAL \$16.03

XXXXXXXXXX2966 AMEX

USD\$ 16.03

AUTH CODE 819930/9624883

ATD A000000025010801 AMERICAN EXPRESS



1324 62 01628 07/03/2019 3024

PIF NOTICE

THE TAX ON YOUR RECEIPT CONTAINS A 0.50%
PUBLIC INFRASTRUCTURE FEE, PAYABLE TO
THE DPI COMMUNITY DEVELOPMENT DISTRICT.
THE FEE IS COLLECTED AND USED TO FINANCE
PUBLIC IMPROVEMENTS IN THE DISTRICT.
THIS FEE IS NOT A TAX AND IS CHARGED IN
ADDITION TO SALES TAX. THIS FEE BECOMES
PART OF THE SALES PRICE AND IS SUBJECT
TO SALES TAX.

RETURN POLICY DEFINITIONS

POLICY ID DAYS POLICY EXPIRES ON
A 1 90 10/01/2019

DID WE NAIL IT?

Take a short survey for a chance to WIN
A \$5.000 HOME DEPOT GIFT CARD

Opine en español

www.homedepot.com/survey

User ID: H89 4869 3607
PASSWORD: 19353 3545

Entries must be completed within 14 days
of purchase. Entrants must be 18 or
older to enter. See complete rules on
website. No purchase necessary.

Publix

John's Creek Center
2845 County Rd. 210 W
St Johns, FL 32259
Store Manager: Pete Miller
904-230-3939

PUBLIX SPRNG 24PK		
2 @ 3.49	6.98	F
You Saved	2.00	
GW BLBRRY MINI MFF	4.49	I
You Saved	0.50	
GW BLBRRY MINI MFF	4.49	I
You Saved	0.50	
N V GRANOLA BARS	3.59	F
NV CIN GRANOLA BAK	3.59	F
Promotion	-3.59	F
CLIF CHOC CHIP PB	5.99	F
KG NUTRI GRAIN BAR	3.49	F
KG NUTRI GRAIN BAR	3.49	F
KIND DK CHOC CHUNK		
1 @ 2 FOR 6.00	3.00	F
You Saved	0.99	
KIND OATS & HONEY		
1 @ 2 FOR 6.00	3.00	F
You Saved	0.99	
Order Total	38.52	
Sales Tax	0.00	
Grand Total	38.52	
Credit	Payment	38.52
Change		0.00

Savings Summary
Special Price Savings 8.57

* Your Savings at Publix *
* 8.57 *

PRESTO!
Trace #: 050994
Reference #: 1470811727
Acct #: XXXXXXXXXXXX2669
Purchase American Express
Amount: \$38.52
Auth #: 854108

CREDIT CARD	PURCHASE
A00000025010801	AMERICAN EXPRESS
Entry Method:	Chip Read
Mode:	Issuer

Your cashier was Lauren S.

07/17/2019 12:44 S1099 R105 4601 C0329

Explore the many ways to save at Publix.
View bargains at publix.com/savingstyle

Publix Super Markets, Inc.

THANK YOU FOR SHOPPING AT
TURNER ACE HARDWARE WGV
6205 STATE ROAD 16
ST. AUGUSTINE FL 32094
(904) 907-2424

PLEASE REMIT PAYMENT 13164 ATLANTIC BLVD
JACKSONVILLE, FL 32225
07/19/19 1:46PM 404 SALE

74142	1	EA	\$23.99	EA
ROUNDUP W&G LONG 36.80Z.			\$23.99	
4595567	1	EA	\$9.99	EA
GORILLA TAPE BLACK 35YD			\$9.99	
1462613	1	EA	\$6.99	EA
CAULK DEXLEX230 BLK 100Z			\$6.99	
1590801	1	EA	\$9.99	EA
GORILLA HD CONGT ADH 90Z			\$9.99	

SUB-TOTAL:\$	50.96	TAX: \$	3.31
		TOTAL: \$	54.27
	BC AMT: \$		54.27

BK CARD#: XXXXXXXXX2669
MTD:*****2885 TID:***6120
AUTH: 841670 AMT: \$
Host reference #:027328 Bat#

54.27

Authorizing Network: AMEX

Chip Read
CARD TYPE:AM EXPRESS (XPR: XXX)
AID: A000000025010001
TVR: 0000008000
IAO: 0649010360A062
TSI: F800
ARC: 00
MODE: Issuer
CVM:
Name: AMERICAN EXPRESS
ATC: 000E
AC: DE3F18E6733157F6
TxnID/ValCode: 864511

Bank card USD 54.27



==> JRNL#A23328/4 <==
CUST NO:64947

THANK YOU DAISY KING
FOR YOUR PATRONAGE
ACE REWARDS ID # 1933283805

Name: X
I agree to pay above total amount
according to card issuer agreement
(merchant agreement if credit voucher)
Acct: LOURENS ERASMUS

Customer Copy

Vesta
Attn.: ASG ASG Vesta Properties
245 Riverside Ave. Suite 250
Jacksonville, FL 32202
US
904-940-1157

Today's Date: July 24, 2019
Payment Date: July 24, 2019
Payment Method: American Express

User Name: murabella1

Thank you for your payment!

Description	Amount Paid
Payment - Credit Card	\$70.00

Amounts shown may reflect sales tax which is applicable in certain areas.

amazon.com**Details for Order #112-7627452-0409800**Print this page for your records.**Order Placed:** July 15, 2019**Amazon.com order number:** 112-7627452-0409800**Order Total:** \$123.04**Not Yet Shipped****Items Ordered****Price**

1 of: *Blue Rabbit Play Outdoor Toddler/Baby Full-Bucket Swing with Chains and Sleeves, Commercial-Grade, Black* \$123.04
Sold by: Fun with Blue Rabbit Play ([seller profile](#))

Condition: New

Shipping Address:

Lourens Erasmus
101 W POSITANO AVE
SAINT AUGUSTINE, FL 32092-4787
United States

Shipping Speed:

Standard Shipping

Payment information**Payment Method:**

American Express | Last digits: 2966

Item(s) Subtotal: \$123.04

Shipping & Handling: \$0.00

Billing address

Lourens Erasmus
101 W POSITANO AVE
SAINT AUGUSTINE, FL 32092-4787
United States

Total before tax: \$123.04

Estimated tax to be collected: \$0.00

Grand Total: \$123.04To view the status of your order, return to [Order Summary](#).[Conditions of Use](#) | [Privacy Notice](#) © 1996-2019, Amazon.com, Inc. or its affiliates

Your Order #000657120

Placed on Jun 28, 2019, 10:11:02 AM

Billing Info

mark Insel
vesta
245 riverside ave
jacksonville , Florida, 32202
United States
T: 9043551831

Shipping Info

mark Insel
vesta
101 West Positano Ave
st augustine, Florida, 32092
United States
T: 9049401157

Payment Method

Credit Card

Credit Card Type American Express
Credit Card Number XXXX-2669

Shipping Method

Ground

Items	Qty	Price
Spineboard Straps SKU: 600550	1	\$17.25
Solar Lifeguard Umbrella SKU: 1150S Color Green	2	\$98.00
Subtotal		\$115.25
Shipping & Handling		\$14.50

Tax
Grand Total

\$6.92
\$136.67

Thank you, The Lifeguard Store!

Thank you for your order. Your order number is 16522, placed 07/11/2019 at 10:33AM.

Bill To:

Vesta/asg
Mark Insel
245 riverside ave
suite 250
jacksonville, FL 32204
United States
9043551831
mark.insel@vestaforyou.com

Ship To:

Murabella
mark Insel
101 West Positano Ave
St Augustine, FL 32092
United States
9049401157

Payment Info:

Credit Card: American Express
mark Insel
*****2669

Shipping Method:

UPS Ground

Order Details:

Code	Item	Qty	Price	Grand Total
DisinfectingWipes	Wipes.com Disinfecting Wipes	2	\$89.97	\$179.94

Subtotal: \$179.94

Tax: \$0.00

Shipping Cost: \$32.78

Grand Total: \$212.72

LOVE'S HOME CENTERS, LLC
1955 US HIGHWAY 1 SOUTH
ST. AUGUSTINE, FL 32086 (904) 417-4242

- SALE -

SALES#: S3230VH1 2589224 TRANS#: 6291821 07/16/19

673735 BRASS ROUND FLO DR BOX COV 219.92
4 9 54.98

SUBTOTAL: 219.92
TAX: 14.30
INVOICE 06719 TOTAL: 234.22
AMEX: 234.22

AMEX:XXXXXXXXXX2966 AMOUNT:234.22 AUTHCD:851396
CHIP REFID:323006207086 07/16/19 11:43:32
APL: AMERICAN EXPRESS TUR: 0000008000
ATD: A000000025010801 TS1: F800
STORE: 3230 TERMINAL: 06 07/16/19 11:44:02

OF ITEMS PURCHASED: 4

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOVE'S.
SEE REVERSE SIDE FOR RETURN POLICY.
STORE MANAGER: JAMES BAYER

LOVE'S PRICE MATCH GUARANTEE
FOR MORE DETAILS, VISIT: LOVES.COM/PRICEMATCH

* YOUR OPINIONS COUNT! REGISTER FOR A CHANCE TO *
* WIN \$5,000 QUARTERLY. ONE PRIZE FOR CONSUMERS *
* AND ONE PRIZE FOR HOME IMPROVEMENT PROFESSIONALS *
* (REGISTRESE EN EL SORTEO TRIMESTRAL *
* Y SER UNO DE LOS DOS GANADORES DE \$5,000! *

* REGISTER BY COMPLETING A GUEST SATISFACTION SURVEY *
* WITHIN ONE WEEK AT: www.loves.com/survey *
* YOUR ID # 06719 3230 197 *
* *
* NO PURCHASE NECESSARY TO ENTER OR WIN. *

* VOID WHERE PROHIBITED. MUST BE 18 OR OLDER TO ENTER. *
* OFFICIAL RULES & WINNERS AT: www.loves.com/survey *

STORE: 3230 TERMINAL: 06 07/16/19 11:44:02

See back of receipt for your chance
to win \$1000 ID.#:7N6L8C68L3C

Walmart *

904-797-3909 Mar:SRINIVAS KAHINENI
2355 US HIGHWAY 1 S

ST AUGUSTINE FL 32086

STA 00579 OPN 001704 TRN 66 TRN 06856

PRODUCT SERIAL # 905HXUHQ1430

LB 49 INCH 071919261026 348.00 X

TILT MOUNT 068113128201 24.88 X

SUBTOTAL 372.88

TAX 1 6.500 3 24.24

TOTAL 397.12

AMEX TEND 397.12

AMERICAN EXPRESS *** ** 966 1 0

APPROVAL # 015400

REF # 000100259304

TRANS ID - 801211768964480

AID A000000025010801

TC DEEC1DD4C8C67272

TERMINAL # SC010344

*NO SIGNATURE REQUIRED

07/09/19 10:53:12

CHANGE ONE 0.00

ITEMS SOLD 2


TCN 0561 0438 7455 0029 4569 3



07/09/19 10:53:12

CUSTOMER COPY



		Bouncers, Slides, and More Inc. 1915 Bluebonnet Way Fleming Island, FL 32003		Invoice Date: 18 August, 2019 Invoice Number: 08182019.08		
Name / Address Attn: Kathy Sargent MuraBella CDD - Vesta Kathy.Sargent@vestaforyou.com 904-230-4208		Additional Details: <div style="border: 1px solid black; padding: 5px; display: inline-block;"> RECEIVED AUG 23 2019 By _____ </div>				
	Description	Quantity	Rate	Discount	SubTotal	Extended
1	30ft Slip n Slide	1	\$200.00	10.00%	\$180.00	\$180.00
2	Soccer Kick	1	\$175.00	20.00%	\$140.00	\$140.00
3	Corn Hole	1	\$75.00	50.00%	\$37.50	\$7.50
4	Generators	1	\$75.00	50.00%	\$37.50	\$37.50
5						
6						
7						
8						
9						
10						
11						
12						
13						
14						
15						
16						
17						
18						
19						
20						
Comments:		Subtotal				\$365.00
		Sales Tax (0.0%)				n/a
		Total				\$365.00

RECEIVED

AUG 16 2019

K. Sargent

V-3011 (C)
1,380.572.494

Hopping Green & Sams

Attorneys and Counselors

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

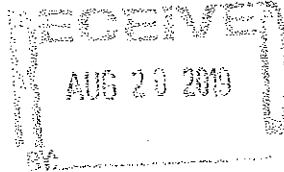
V-15 (C)
1,310, 573, 815

STATEMENT

August 16, 2019

Turnbull Creek CDD
Governmental Management Services, LLC
c/o District Manager
475 W. Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 109247
Billed through 07/31/2019



General Counsel

TURNBL 00001 JLK

FOR PROFESSIONAL SERVICES RENDERED

07/03/19	JLK	Conference call regarding updates to amenity rules for termination and suspension of privileges and options related to same; review policies and research options for short term rental rules; confer with chair and staff on same; draft form of policies and transmit same; confer regarding audit edits and audit letter and finalize same.	1.70 hrs
07/19/19	JLK	Finalize budget related documents, including resolutions and required advertisements and transmit the same.	0.60 hrs
07/25/19	JLK	Confer regarding policy changes with DM and coordinate call on same; review updated TA.	0.30 hrs
07/31/19	MCE	Research new law regarding new definition of "home address" and property appraiser objections to confidential information in assessment rolls; prepare memorandum to district manager regarding same.	0.10 hrs
07/31/19	JLK	Review draft agenda; confer with staff on same.	0.30 hrs
Total fees for this matter			\$783.00

MATTER SUMMARY

Kilinski, Jennifer L.	2.90 hrs	260 /hr	\$754.00
Eckert, Michael C.	0.10 hrs	290 /hr	\$29.00

TOTAL FEES \$783.00

TOTAL CHARGES FOR THIS MATTER \$783.00

BILLING SUMMARY

Kilinski, Jennifer L.	2.90 hrs	260 /hr	\$754.00
Eckert, Michael C.	0.10 hrs	290 /hr	\$29.00



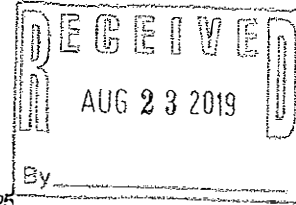
Total Entertainment Services

Invoice-Agreement

Mailing Correspondence Address: 1623 Troy Lynn Trail, Jacksonville, FL 32225
(904) 645-9068 Fax: (904) 645-9082

E-mail: bookme@progressiveent.com

www.progressiveent.com



Invoice Date: 7/22/19

Customer name: Murabella- Turnbull Creek CDD **Invoice #** 110037 **Event Type:** Back to School
Billing address: 101 E. Positano Ave, St. Augustine, FL 32092
Original contact person: Kathy Sargent **Wk:** 904-230-4208 **Cell:** 904-347-7028 **E-mail/ fax:** kathy.sargent@vestaforyou.com
At event contacts with cell: Mark Insel **Cell-** (904) 940-1157 **E-mail/ fax:** Minisel@vestapropertyservices.com
Event date: Sunday August 18, 2019 **Hours of event:** 1:00 pm- 4:00 pm
Approximate set up time: between: 12:00 and 12:15 pm

Location name and address: Same

Where to set up at location: Poolside

Set up-grass or pavement: PV

Water within 75': n/a

Power within 75': Yes

Covered area for entertainer:

Notes:

Services Options:

SERVICES NEEDED:

* Interactive Mobile DJ Services
with bonus contests

Reg. Rate \$	495.00	Your Cost \$	395.00
--------------	--------	--------------	--------

Total Savings: \$ 100.00

DJ to bring tent and table

RECEIVED

AUG 03 2019

Sub Total: \$ 395.00

Sales Tax: \$ -

Invoice Total: \$ 395.00

50 % Deposit required \$ Waived

Balance due at set up \$ 395.00 or net 10 days

Payments received \$ -

Current Balance \$ 395.00

CANCELLATION, RESCHEDULING, INCLEMENT WEATHER POLICY

Any cancellation of this agreement by customer must be in writing at least 30 days prior to event date with specific reasons with verification by Progressive Entertainment. Any stopping of delivery/service of Progressive Entertainment must be at least 24 hrs. in advance to avoid labor costs. No penalties or loss of deposit occur if event is re-scheduled within 60 days of original event date. A 50% cancellation fee of total amount occurs when not within these terms. Other arrangements must be noted by Progressive Entertainment. For customer pick up- customer is responsible for theft or damage to equipment or materials while in possession, Progressive Entertainment is not responsible for any acts of nature which prevent event from taking place or being shortened. Service reserves the right to stop service if guests cause a safety or behavior issue to service.

Customer signature required x

K. Sargent

Date:

8/3/19



Main: 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305
www.turnerpest.com

Service Slip/Invoice

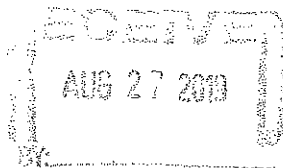
INVOICE: 5995411
DATE: 8/20/2019
ORDER: 5995411

Bill To: [129708]
Turnbull Creek CCD
475 W Town Pl Ste 114
Saint Augustine, FL 32092-3649

Work Location: [129708] 904-589-4783
Murabella Owners Assoc Inc
101 W Positano
Saint Augustine, FL 32092-4787

Work Date	Time	Target Pest	Technician	Time In
8/20/2019	12:00 PM			12:00 PM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	8/20/2019		12:30 PM

Service	Description	Price
CPCM	Commercial Pest Control - Monthly Service	110.00
		SUBTOTAL \$110.00
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$110.00
		AMOUNT DUE \$110.00



V-39 @
1,330,572,466

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

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



Main: 8400 Baymeadows Way, Suite 12, Jacksonville, Florida 32256
904-355-5300 • Fax: 904-353-1498 • Toll Free: 800-225-5305
www.turnerpest.com

Service Slip/Invoice

INVOICE: 5996242
DATE: 8/20/2019
ORDER: 5996242

Bill To: [129708]
Turnbull Creek CCD
475 W Town Pl Ste 114
Saint Augustine, FL 32092-3649

Work Location: [129708] 904-589-4783
Murabella Owners Assoc Inc
101 W Positano
Saint Augustine, FL 32092-4787

Work Date	Time	Target Pest	Technician	Time In
8/20/2019	12:00 PM			12:00 PM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	8/20/2019		12:30 PM

Service	Description	Price
CPCM	Commercial Pest Control - Monthly Service	75.00
SUBTOTAL		\$75.00
TAX		\$0.00
AMT. PAID		\$0.00
TOTAL		\$75.00
AMOUNT DUE		\$75.00

V-39
C
1,330,572.466

RECEIVED
AUG 27 2019

BY: _____

My Pest Control

TECHNICIAN SIGNATURE _____

CUSTOMER SIGNATURE _____

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

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

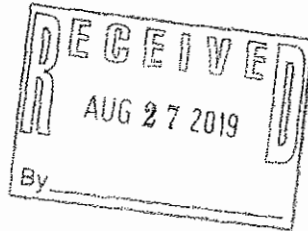


Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice # 359794
Date 8/31/2019
Terms Net 30
Due Date 9/30/2019
Memo Billable Mileage

Bill To
Turnbull Creek, C.D.D.
c/o GMS, LLC
475 West Town Place, Suite 114
St. Augustine FL 32092



Description	Quantity	Rate	Amount
Billable Mileage	1		81.12

Total \$81.12

Misc. 001. 380. 572.632

V-311 (C) (631) - RR

1. *Introduction*

Total Miles	156
IRS Reimbursement Rate	\$0.520
Total Expense	\$81.12

Access through Paycom as "billable" and Save to server in mileage folder
 Separate communities by using the tabs below. Change name of tab to the appropriate community name
 Updated 2/28/19

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 8/30/19 PAGE 1
 *** CHECK DATES 08/01/2019 - 08/31/2019 *** TURNBULL CREEK-CAPITAL RESERVE
 BANK B CAPITAL RESERVE FUND

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
8/29/19	00038	8/07/19 59673	201908 600-53800-61000		INSTALLED AERATION SYSTEM	*	13,742.50	
					FUTURE HORIZONS, INC.			13,742.50 000089
8/29/19	00021	8/27/19 S7513	201908 600-53800-61000		REPAIR POOL GATE	*	3,344.35	
					SECURITY 101			3,344.35 000090
TOTAL FOR BANK B							17,086.85	
TOTAL FOR REGISTER							17,086.85	

TURN TURNBULL CREEK BPEREGRINO

Future Horizons, Inc.

403 North First Street
 P O Box 1115
 Hastings, FL 32145-1115

INVOICE

Invoice Number: 59673
 Invoice Date: Aug 7, 2019
 Page: 1

Voice: 800-682-1187
 Fax: 904-692-1193

Bill To:
Turnbull Creek CDD c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine, FL 32145

Ship to:
Turnbull Creek CDD c/o GMS, LLC 475 West Town Place, Suite 114 St. Augustine, FL 32145

RECEIVED

Customer ID	Customer PO #	Payment Terms	
Turnbull01	Per Quote	Net 45 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
Kenney01	Hand Deliver	8/5/19	9/21/19

Quantity	Item	Description	Unit Price	Amount
1.00	Kasco RA3-PM	System 3 Diffused Air System by Kasco Marine with three diffuser assemblies and one KM-120 Compressor and 300' 3/8 tubing Serial # 9130RA3PM834	2,421.00	2,421.00
4.00	773580	Suresink Tubing Kit, 5/8 100'	159.50	638.00
1.00	Aerator Service	Assembly and In-Water Installation	425.00	425.00
1.00	Kasco RA3-PM	System 3 Diffused Air System by Kasco Marine with three diffuser assemblies and one KM-120 Compressor. Serial # 9130RA3PM835	2,421.00	2,421.00
5.00	773580	Suresink Tubing Kit, 5/8 100'	159.50	797.50
1.00	Aerator Service	Electrical Installation	6,615.00	6,615.00
1.00	Aerator Service	Assembly and in-water installation	425.00	425.00
<div style="text-align: right;"> <i>✓ 38</i> <i>38,600.538.600</i> </div>				<div style="text-align: right;"> <i>(B)</i> </div>
Subtotal				13,742.50
Sales Tax				
Freight				
Total Invoice Amount				13,742.50
Payment/Credit Applied				
TOTAL				13,742.50

Check/Credit Memo No:

Overdue invoices are subject to finance charges.



Security101
Protecting People, Property & Profits

Invoice

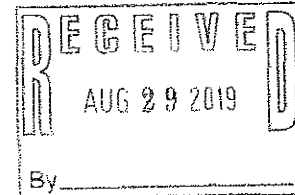
TNTSI, Inc.
8110 Cypress Plaza Dr., Suite 304
Jacksonville, FL 32256
904-260-9101

(B)

V-21 33-600-538-610

Date	Invoice #
8/27/2019	S7513

Bill To
Mura Bella Amenity Center 101 West Positano Avenue St. Augustine, FL 32092 USA



Capital

Please Remit Payment To: 8110 Cypress Plaza Dr., Suite 304 Jacksonville, FL 32256

P.O. No.	Terms
	Net 30

Quantity	Description	Rate	Amount
	Service Ticket #115612 dated 7/19/2019 Issue: EMERGENCY SERVICE We had a severe thunderstorm pass through and our pool and playground gates will not work. They are open and are not locking. The pool gate is a great concern for us. When is the first possible time you can come out here and troubleshoot?		
1	AX 12/24VDC 5AMP/120VAC RELAY	17.31	17.31T
1	MiniProx Proximity Reader (pre-configured) Charcoal Gray, 1 1/8 inches/45.7 cm pigtail, Standard beeper/LED functionality	192.14	192.14T
1	7/19/2019 Emergency Trip Charge	100.00	100.00T
2	Hours Of Emergency Response from 7/19/2019 6:30:00 PM To 7:30 PM	157.50	315.00T
1	5365EGP00 (MINPROX RDR GRY PGTAIL WIEGOUT)	192.14	192.14T
1	7/22/2019 Trip Charge	50.00	50.00T
2.75	Hours Of Service Labor from 7/22/2019 2:15:00 PM To 5:00 PM	105.00	288.75T
1	7/23/2019 Trip Charge	50.00	50.00T
2.25	Hours Of Service Labor from 7/23/2019 10:45:00 AM To 1:00 PM	105.00	236.25T
1	7/31/2019 Trip Charge	50.00	50.00T
2.5	Hours Of Service Labor from 7/31/2019 7:30:00 AM To 10:00 AM	105.00	262.50T
2	PW6K1R2 (PW-Series Dual Reader Module Includes 2 inputs/2 outputs per reader board)	795.13	1,590.26T
1	Hours Of No Charge Service from 8/1/2019 11:30:00 AM To 12:00 PM		0.00T
	Resolution of Service Ticket #115612: 7/19 - Address 1 board offline, power cycle pro watch and reboot computer with negative results. Need anew board		
	7/22 - The 24 VDC power supply that power the Mag lock on the pool gate failed. The reader on the pool gate failed also. MiniProxCAN22361032212A The PWSK1R2 also failed. After power cycling it did not come back on line. I exchanged the reader card, this card controls the gym door and pool gate. the Gym door functions correctly. I want to trace/ID the power wires to the mag so I can rewrite this circuit through the 12/24 relay. The power to the play ground was down, power it off long enough to reset it, lock is locked. Exchanged the reader card to test, reader is bad.		
Thank you for your business.		Total	



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Invoice

Date	Invoice #
8/27/2019	S7513

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8110 Cypress Plaza Dr., Suite 304
Jacksonville, FL 32256

P.O. No.	Terms
	Net 30

Quantity	Description	Rate	Amount
	7/23 - Replaced the play ground reader, put original reader card back and this gate is functioning. Martin remoted to server and checked setting, both reader cards showing on line. The 6K card is now showing offline. But gate is still functioning. Replaced reader on pool gate, installed new 12VDC power supply and pool gate is back online. 7/31 - Replaced reader card 1 PW6K1R2 On line, Downloaded and tested, good Tax Exempt Certificate #85-8013325158C-1 Sales Tax	0.00%	0.00
Thank you for your business.		Total	\$3,344.35