



Rizzetta & Company

Turnbull Creek Community Development District

Board of Supervisors' Special Meeting September 16, 2025

**District Office:
2806 N. Fifth Street, Unit 403
St. Augustine, Florida 32084
(904) 436-6270**

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

Murabella Amenity Center
101 Positano Avenue, St. Augustine FL 32092
www.turnbullcreekcdd.com

District Board of Supervisors

Chris DelBene	Chairperson
Jennifer Martin	Vice Chairperson
Raymond Ames	Assistant Secretary
Michael Gernhard	Assistant Secretary
Daren Sallas	Assistant Secretary

District Manager

Ben Pfuhl	Rizzetta & Company
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District Counsel

Mary Grace Henley	Kilinski/Van Wyk
Jennifer Kilinski	Kilinski/Van Wyk

District Engineer

Mike Yuro	Yuro & Associates
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All cellular phones must be placed on mute while in the meeting room.

The Audience Comments portion, on Agenda Items Only, will be held at the beginning of the meeting. The Audience Comments portion of the agenda, on General Items, will be held at the end of the meeting. During these portions of the agenda, audience members may make comments on matters that concern the District (CDD) and will be limited to a total of three (3) minutes to make their comments.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (239) 936-0913. 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), who can aid you in contacting the District Office.

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

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

District Office · St. Augustine, Florida · (904) 436-6270
Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614
www.turnbullcreekcdd.com

Board of Supervisors
Turnbull Creek Community
Development District

September 9, 2025

FINAL AGENDA

Dear Board Members:

The Board of Supervisors for the Turnbull Creek Community Development District will hold a **special meeting on September 16, 2025, at 6:30 p.m.** at The Murabella Amenity Center 101 Positano Avenue, St. Augustine, FL 32092.

1. **CALL TO ORDER / ROLL CALL**
2. **AUDIENCE COMMENTS ON AGENDA ITEMS**
3. **STAFF REPORTS - Part A**
 - A. District Engineer
 - B. Landscape.....Tab 1
 - 1.) Yardnique Landscape Reports
4. **BUSINESS ITEMS**
 - A. Consideration of Security Proposals* - *(Under Separate Cover)*
 - B. Consideration of RFP Landscape Maintenance Proposals - *(Under Separate Cover)*
 - C. Consideration of Playground Mulch Proposal.....Tab 2
 - D. Consideration of Resolution 2025-10; Ratifying Submission of Special Security Powers Petition to St. Johns County.....Tab 3
 - E. Consideration of Court Resurfacing Proposals.....Tab 4
 - F. Consideration of LaBlast Dance Proposal.....Tab 5
 - G. Consideration of Fence/Gate Repair Proposal.....Tab 6
5. **BUSINESS ADMINISTRATION**
 - A. Approval of Consent Agenda.....Tab 7
 - 1.) Consideration of Minutes of the Board of Supervisors' Regular Meeting held August 13, 2025
 - 2.) Ratification of the Operation and Maintenance Expenditures for July 2025
6. **STAFF REPORTS - Part B**
 - A. District Counsel
 - B. Amenity and Field Operation Managers.....Tab 8
 - 1.) Field Operations & Amenity Management Report
 - 2.) Future Horizon Report
 - C. District Manager
7. **AUDIENCE COMMENTS AND SUPERVISOR REQUESTS**
8. **ADJOURNMENT**

*** Note: In accordance with Sections 119.071(3)(a) and 286.0113(1), Florida Statutes, a portion of the meeting may be closed to the public, as it relates to details of the District's security system plan. The closed session may occur at any time during the meeting and is expected to last approximately thirty (30) minutes but may end earlier or extend longer.**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact us at 904-436-6270.

Sincerely,
Ben Pfuhl
District Manager

Tab 1

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

<i>Landscape Maintenance Checklist Yardnique</i>	
1.0 Maintenance	8/25/2025
Growing Season Only (April 1st - October 31st)	
1.1 Mowing (by Friday of each week) 5 days / week	
All Turf & Pond Areas	
Monday - & Berm Along Pacetti Rd / Clubhouse areas Amenity Ponds # 1- 5	The clubhouse and Pacetti Berm were completely mowed. Ponds 1-5 were spot mowed due to being wet.
Tuesday- Verona Way, Park & SR16 Entrance / Ponds # 6 ,7, 8, 9, 15 & 16	Verona Way, Memorial Park and SR 16 entrance were spot mowed due to being wet. and new sod. Ponds 6-9,15 and 16 were spot mowed due to being wet.
Wednesday - Pescara Fields & playground areas Ponds # 1 - 5	Pescara Field and the playground were spot mowed due to being wet. Ponds 1b-5b were spot mowed due to being wet.
Thursday - Rugusa Field / Pond Banks #10, 11, 12, 13, 14,	Rugusa Field was spot mowed due to being. Ponds 10-14 were spot mowed due to being wet.
Friday - Outer berms off od SR16 & Pacetti Rd	SR16 and Pacetti berms were spot mowed due to being wet. The athletic field was spot mowed due to being wet.
1.2 String Trimming	
Trimming around all obstacles at every mowing cycle to include	String trimming was completed daily as part of the mowing service.
fences on pond side, light poles, tress & shrubs.	
1.3 Edging	
All hardscape and paved trails at each mowing cycle	The edging of the hard surfaces was not completed due to being wet.
1.4 Blowing	
All hardscape areas blown clean, including tennis & basketball courts, streets and parking lots	All hard surfaces were blown off once mowing was completed in each area.
1.5 Weed Control	Prepared by Jerry Lambert 9/8/2025

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Weeding of plant beds, all natural areas and berms	Annual flower beds are weeded weekly and large weeds are being pulled in the berms prior to herbicides being applied.
Pre & Post emergents applied at appropriate times	We continue to spray post emergent herbicides daily as weather allows (no rain and calm wind). This is done rotationally in each section once the mowing has been completed.
1.6 Pruning	
Shrubs, vines and oriental trees in common areas and berms to be pruned to maintain their natural shape and	
maintain appropriate distances between pedestrian and vehicle areas.	
Trees (crape Myrtles) shall be pruned when dormant (winter)	
Palms trimming shall be done one time per year (June-July)	
1.7 Berms	
Berms to be cleaned, weeded and manicured, grasses trimmed once a year at the same time pine straw is put down (Yearly)	
Weeds to be removed / treated year round as needed	Large weeds are being pulled weekly and berms are being sprayed on a rotation. Limbs are also being picked up on a rotation.
2.0 Pesticide Application	
2.1 Turf Pest Control	
Turf inspected weekly and spot treated (As Needed)	Turf is inspected weekly for insect or fungus issues.
Ant, mole & cricket control can be requested once a year Documentation shall be given to owner for proof & chemical	
Top Choice granular insecticide blanket application for (fire ant control) annually at 3 entrances, amenity center, roadways, bermuda grasses	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Fire ant spot treatments as needed to control mound outbreaks with "other" products (Not Top Choice) as needed	Ant mounds are being treated weekly as they appear on the same schedule as the mow rotation.
2.2 Shrub & Tree Pest Control	
Shrubs & Trees Pest Control inspected bi-weekly	All plant material is being inspected weekly for pests.
3.0 Fertilization	
3.1 Turf Areas	
All lawn areas (entrys, amenity center & mail kiosks are fertilized with grannular slow release fertilizers	
To be completed in 4 rounds (March, May, September & November)	
3.2 Shrubs & Trees	
Shrubs / trees to be fertilized twice a year with grannular slow release nitrogen source in 2 rounds (March & September)	
One application of systemic insecticide and liquid fertilizer made to shrubs and trees (April or May)	
Seasonal annuals fertilized on 30 day cycles	Annuals are scheduled to be fertilized the week of 8-11
4.0 Irrigation (All Inclusive Package) Guidelines	
Bi-Weekly Inspections (26 per year)	
All controllers, sprinkler heads, valve boxes, adjustments as needed, watering schedules, submit a written report	
Note: This contract shall include the following at N/C	
Lateral line repairs, valve repair and replacement as needed, Solenoid replacement, Head replacement,	
Relocation or adjustments to heads, Wire splices or cut wires, Valve box replacements, Decoder repairs,	
Battery replacements, Any damage to the landscape due to irrigation related issues like under & over watering	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

These are to be completed within 24 hours of notification.	
Note: Things that fall outside the contract	
The water source and pump system or respective controls, Mainline repairs 4" pipe, Timer repairs, vandalism.	
5.0 Mulching	
All amenity areas, roadways and roundabout mulched twice yearly (March & late summer) 2" depth	
Pine straw to be applied to all berms areas twice a year (March & September) 3" depth	
6.0 Seasonal Color	
Annuals shall be changed out 4 cycles per year (March, June, August-September, December)	New annuals are scheduled to be installed in September.
Areas of seasonal color are:	
SR16 / San Giacomo entrance (420 plants per installation)	
Pacetti Rd / Terrancina Dr (85 plants per installation)	
Main entrance at Pacetti Rd (215 plants per installation)	
Amenity center beds and roundabout (612 plants per installation)	
Christmas color display of poinsettia's at amenity center entrance at the holidays	
Signature (Yardnique):	Dwain Ayres

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

<i>Landscape Maintenance Checklist Yardnique</i>	
1.0 Maintenance	8/18/2025
Growing Season Only (April 1st - October 31st)	
1.1 Mowing (by Friday of each week) 5 days / week	
All Turf & Pond Areas	
Monday - & Berm Along Pacetti Rd / Clubhouse areas Amenity Ponds # 1- 5	The clubhouse and Pacetti Berm were completely mowed. Ponds 1-5 were completely mowed.
Tuesday- Verona Way, Park & SR16 Entrance / Ponds # 6 ,7, 8, 9, 15 & 16	Verona Way, Memorial Park and SR 16 entrance were spot mowed due to water and new sod. Ponds 6-9,15 and 16 were completely mowed.
Wednesday - Pescara Fields & playground areas Ponds # 1 - 5	Pescara Field and the playground were completely mowed. Ponds 1b-5b were completely mowed
Thursday - Rugusa Field / Pond Banks #10, 11, 12, 13, 14,	Rugusa Field was completely mowed. Ponds 10-14 were completely mowed.
Friday - Outer berms off od SR16 & Pacetti Rd	SR16 and Pacetti berms were completely mowed. The athletic field was completely mowed.
1.2 String Trimming	
Trimming around all obstacles at every mowing cycle to include	String trimming was completed daily as part of the mowing service.
fences on pond side, light poles, tress & shrubs.	
1.3 Edging	
All hardscape and paved trails at each mowing cycle	The edging was completed in each area as part of the mowing service.
1.4 Blowing	
All hardscape areas blown clean, including tennis & basketball courts, streets and parking lots	All hard surfaces were blown off once mowing was completed in each area.
1.5 Weed Control	Prepared by Jerry Lambert 9/8/2025

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Weeding of plant beds, all natural areas and berms	Annual flower beds are weeded weekly and large weeds are being pulled in the berms prior to herbicides being applied.
Pre & Post emergents applied at appropriate times	We continue to spray post emergent herbicides daily as weather allows (no rain and calm wind). This is done rotationally in each section once the mowing has been completed.
1.6 Pruning	
Shrubs, vines and oriental trees in common areas and berms to be pruned to maintain their natural shape and	
maintain appropriate distances between pedestrian and vehicle areas.	
Trees (crape Myrtles) shall be pruned when dormant (winter)	
Palms trimming shall be done one time per year (June-July)	
1.7 Berms	
Berms to be cleaned, weeded and manicured, grasses trimmed once a year at the same time pine straw is put down (Yearly)	
Weeds to be removed / treated year round as needed	Large weeds are being pulled weekly and berms are being sprayed on a rotation. Limbs are also being picked up on a rotation.
2.0 Pesticide Application	
2.1 Turf Pest Control	
Turf inspected weekly and spot treated (As Needed)	Turf is inspected weekly for insect or fungus issues.
Ant, mole & cricket control can be requested once a year Documentation shall be given to owner for proof & chemical	
Top Choice granular insecticide blanket application for (fire ant control) annually at 3 entrances, amenity center, roadways, bermuda grasses	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Fire ant spot treatments as needed to control mound outbreaks with "other" products (Not Top Choice) as needed	Ant mounds are being treated weekly as they appear on the same schedule as the mow rotation.
2.2 Shrub & Tree Pest Control	
Shrubs & Trees Pest Control inspected bi-weekly	All plant material is being inspected weekly for pests.
3.0 Fertilization	
3.1 Turf Areas	
All lawn areas (entrys, amenity center & mail kiosks are fertilized with grannular slow release fertilizers	
To be completed in 4 rounds (March, May, September & November)	
3.2 Shrubs & Trees	
Shrubs / trees to be fertilized twice a year with grannular slow release nitrogen source in 2 rounds (March & September)	
One application of systemic insecticide and liquid fertilizer made to shrubs and trees (April or May)	
Seasonal annuals fertilized on 30 day cycles	Annuals are scheduled to be fertilized the week of 8-11
4.0 Irrigation (All Inclusive Package) Guidelines	
Bi-Weekly Inspections (26 per year)	
All controllers, sprinkler heads, valve boxes, adjustments as needed, watering schedules, submit a written report	
Note: This contract shall include the following at N/C	
Lateral line repairs, valve repair and replacement as needed, Solenoid replacement, Head replacement,	
Relocation or adjustments to heads, Wire splices or cut wires, Valve box replacements, Decoder repairs,	
Battery replacements, Any damage to the landscape due to irrigation related issues like under & over watering	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

These are to to completed within 24 hours of notification.	
Note: Things that fall outside the contract	Pescara pump collapsed. Working on proposals to rebuild.
The water source and pump system or respective controls, Mainline repairs 4" pipe, Timer repairs, vandalism.	Turned off the pump at the Amenity Center to try to determine if it is a mainline break.
5.0 Mulching	
All amenity areas, roadways and roundabout mulched twice yearly (March & late summer) 2" depth	
Pine straw to be applied to all berms areas twice a year (March & September) 3" depth	
6.0 Seasonal Color	
Annuals shall be changed out 4 cycles per year (March, June, August-September, December)	New annual flowers were installed in June.
Areas of seasonal color are:	
SR16 / San Giacomo entrance (420 plants per installion)	
Pacetti Rd / Terrancina Dr (85 plants per installation)	
Main entrance at Pacetti Rd (215 plants per installation)	
Amenity center beds and roundabout (612 plants per installation)	
Christmas color display of poinsetta's at amenity center entrance at the holidays	
Signature (Yardnique):	Dwain Ayres

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

<i>Landscape Maintenance Checklist Yardnique</i>	
1.0 Maintenance	8/11/2025
Growing Season Only (April 1st - October 31st)	
1.1 Mowing (by Friday of each week) 5 days / week	
All Turf & Pond Areas	
Monday - & Berm Along Pacetti Rd / Clubhouse areas Amenity Ponds # 1- 5	The clubhouse and Pacetti Berm were completely mowed. Ponds 1-5 were completely mowed.
Tuesday- Verona Way, Park & SR16 Entrance / Ponds # 6 ,7, 8, 9, 15 & 16	Verona Way, Memorial Park and SR 16 entrance were spot mowed due to water and new sod. Ponds 6-9,15 and 16 were completely mowed.
Wednesday - Pescara Fields & playground areas Ponds # 1 - 5	Pescara Field and the playground were completely mowed. Ponds 1b-5b were completely mowed
Thursday - Rugusa Field / Pond Banks #10, 11, 12, 13, 14,	Rugusa Field was completely mowed. Ponds 10-14 were completely mowed.
Friday - Outer berms off od SR16 & Pacetti Rd	SR16 and Pacetti berms were completely mowed. The athletic field was completely mowed.
1.2 String Trimming	
Trimming around all obstacles at every mowing cycle to include	String trimming was completed daily as part of the mowing service.
fences on pond side, light poles, tress & shrubs.	
1.3 Edging	
All hardscape and paved trails at each mowing cycle	The edging was completed in each area as part of the mowing service.
1.4 Blowing	
All hardscape areas blown clean, including tennis & basketball courts, streets and parking lots	All hard surfaces were blown off once mowing was completed in each area.
1.5 Weed Control	Prepared by Jerry Lambert 9/8/2025

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Weeding of plant beds, all natural areas and berms	Annual flower beds are weeded weekly and large weeds are being pulled in the berms prior to herbicides being applied.
Pre & Post emergents applied at appropriate times	We continue to spray post emergent herbicides daily as weather allows (no rain and calm wind). This is done rotationally in each section once the mowing has been completed.
1.6 Pruning	
Shrubs, vines and oriental trees in common areas and berms to be pruned to maintain their natural shape and	
maintain appropriate distances between pedestrian and vehicle areas.	
Trees (crape Myrtles) shall be pruned when dormant (winter)	
Palms trimming shall be done one time per year (June-July)	
1.7 Berms	
Berms to be cleaned, weeded and manicured, grasses trimmed once a year at the same time pine straw is put down (Yearly)	
Weeds to be removed / treated year round as needed	Large weeds are being pulled weekly and berms are being sprayed on a rotation. Limbs are also being picked up on a rotation.
2.0 Pesticide Application	
2.1 Turf Pest Control	
Turf inspected weekly and spot treated (As Needed)	Turf is inspected weekly for insect or fungus issues.
Ant, mole & cricket control can be requested once a year Documentation shall be given to owner for proof & chemical	
Top Choice granular insecticide blanket application for (fire ant control) annually at 3 entrances, amenity center, roadways, bermuda grasses	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Fire ant spot treatments as needed to control mound outbreaks with "other" products (Not Top Choice) as needed	Ant mounds are being treated weekly as they appear on the same schedule as the mow rotation.
2.2 Shrub & Tree Pest Control	
Shrubs & Trees Pest Control inspected bi-weekly	All plant material is being inspected weekly for pests.
3.0 Fertilization	
3.1 Turf Areas	
All lawn areas (entrys, amenity center & mail kiosks are fertilized with grannular slow release fertilizers	
To be completed in 4 rounds (March, May, September & November)	
3.2 Shrubs & Trees	
Shrubs / trees to be fertilized twice a year with grannular slow release nitrogen source in 2 rounds (March & September)	
One application of systemic insecticide and liquid fertilizer made to shrubs and trees (April or May)	
Seasonal annuals fertilized on 30 day cycles	Annuals are scheduled to be fertilized the week of 8-11
4.0 Irrigation (All Inclusive Package) Guidelines	
Bi-Weekly Inspections (26 per year)	
All controllers, sprinkler heads, valve boxes, adjustments as needed, watering schedules, submit a written report	
Note: This contract shall include the following at N/C	
Lateral line repairs, valve repair and replacement as needed, Solenoid replacement, Head replacement,	
Relocation or adjustments to heads, Wire splices or cut wires, Valve box replacements, Decoder repairs,	
Battery replacements, Any damage to the landscape due to irrigation related issues like under & over watering	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

These are to be completed within 24 hours of notification.	
Note: Things that fall outside the contract	
The water source and pump system or respective controls, Mainline repairs 4" pipe, Timer repairs, vandalism.	Identified standing water at the Amenity Center which is a possible mainline break.
5.0 Mulching	
All amenity areas, roadways and roundabout mulched twice yearly (March & late summer) 2" depth	
Pine straw to be applied to all berms areas twice a year (March & September) 3" depth	
6.0 Seasonal Color	
Annuals shall be changed out 4 cycles per year (March, June, August-September, December)	New annual flowers were installed in June.
Areas of seasonal color are:	
SR16 / San Giacomo entrance (420 plants per installation)	
Pacetti Rd / Terrancina Dr (85 plants per installation)	
Main entrance at Pacetti Rd (215 plants per installation)	
Amenity center beds and roundabout (612 plants per installation)	
Christmas color display of poinsettia's at amenity center entrance at the holidays	
Signature (Yardnique):	Dwain Ayres

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Landscape Maintenance Checklist Yardnique

1.0 Maintenance	8/4/2025
Growing Season Only (April 1st - October 31st)	
1.1 Mowing (by Friday of each week) 5 days / week	
All Turf & Pond Areas	
Monday - & Berm Along Pacetti Rd / Clubhouse areas Amenity Ponds # 1- 5	The clubhouse and Pacetti Berm were completely mowed. Ponds 1-5 were spot mowed due to the bank being wet.
Tuesday- Verona Way, Park & SR16 Entrance / Ponds # 6 ,7, 8, 9, 15 & 16	Verona Way, Memorial Park and SR 16 entrance were completely mowed. Ponds 6-9,15 and 16 were spot mowed.
Wednesday - Pescara Fields & playground areas Ponds # 1 - 5	Pescara Field and the playground were completely mowed. Ponds 1b-5b were not mowed due to being to wet.
Thursday - Rugusa Field / Pond Banks #10, 11, 12, 13, 14,	Rugusa Field was completely mowed. Ponds 10-14 were spot mowed.
Friday - Outer berms off od SR16 & Pacetti Rd	SR16 and Pacetti berms were completely mowed. The athletic field was spot mowed due to being wet.
1.2 String Trimming	
Trimming around all obstacles at every mowing cycle to include fences on pond side, light poles, tress & shrubs.	String trimming was completed daily as part of the mowing service.
1.3 Edging	
All hardscape and paved trails at each mowing cycle	The edging was completed in each area as part of the mowing service.
1.4 Blowing	
All hardscape areas blown clean, including tennis & basketball courts, streets and parking lots	All hard surfaces were blown off once mowing was completed in each area.
1.5 Weed Control	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Weeding of plant beds, all natural areas and berms	Annual flower beds are weeded weekly and large weeds are being pulled in the berms prior to herbicides being applied.
Pre & Post emergents applied at appropriate times	We continue to spray post emergent herbicides daily as weather allows (no rain and calm wind). This is done rotationally in each section once the mowing has been completed. This week we were able spray Wednesday and Thursday due to rain on Monday, Tuesday and Friday.
1.6 Pruning	
Shrubs, vines and oriental trees in common areas and berms to be pruned to maintain their natural shape and	
maintain appropriate distances between pedestrian and vehicle areas.	
Trees (crape Myrtles) shall be pruned when dormant (winter)	
Palms trimming shall be done one time per year (June-July)	
1.7 Berms	
Berms to be cleaned, weeded and manicured, grasses trimmed once a year at the same time pine straw is put down (Yearly)	
Weeds to be removed / treated year round as needed	Large weeds are being pulled weekly and berms are being sprayed on a rotation. Limbs are also being picked up on a rotation.
2.0 Pesticide Application	
2.1 Turf Pest Control	
Turf inspected weekly and spot treated (As Needed)	Turf is inspected weekly for insect or fungus issues. Spot treated for Mole Crickets at Verona Way and Porta Rosa.
Ant, mole & cricket control can be requested once a year Documentation shall be given to owner for proof & chemical	
Top Choice granular insecticide blanket application for (fire ant control) annually at 3 entrances, amenity center, roadways, bermuda grasses	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

Fire ant spot treatments as needed to control mound outbreaks with "other" products (Not Top Choice) as needed	Ant mounds are being treated weekly as they appear on the same schedule as the mow rotation.
2.2 Shrub & Tree Pest Control	
Shrubs & Trees Pest Control inspected bi-weekly	All plant material is being inspected weekly for pests.
3.0 Fertilization	
3.1 Turf Areas	
All lawn areas (entrys, amenity center & mail kiosks are fertilized with grannular slow release fertilizers	
To be completed in 4 rounds (March, May, September & November)	
3.2 Shrubs & Trees	
Shrubs / trees to be fertilized twice a year with grannular slow release nitrogen source in 2 rounds (March & September)	
One application of systemic insecticide and liquid fertilizer made to shrubs and trees (April or May)	
Seasonal annuals fertilized on 30 day cycles	Annuals are scheduled to be fertilized the week of 8-11
4.0 Irrigation (All Inclusive Package) Guidelines	
Bi-Weekly Inspections (26 per year)	
All controllers, sprinkler heads, valve boxes, adjustments as needed, watering schedules, submit a written report	
Note: This contract shall include the following at N/C	
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Battery replacements, Any damage to the landscape due to irrigation related issues like under & over watering	

Murabella / Turnbull Creek CDD / Landscape Irrigation Audit

These are to be completed within 24 hours of notification.	
Note: Things that fall outside the contract	
The water source and pump system or respective controls, Mainline repairs 4" pipe, Timer repairs, vandalism.	
5.0 Mulching	
All amenity areas, roadways and roundabout mulched twice yearly (March & late summer) 2" depth	
Pine straw to be applied to all berms areas twice a year (March & September) 3" depth	
6.0 Seasonal Color	
Annuals shall be changed out 4 cycles per year (March, June, August-September, December)	
Areas of seasonal color are:	
SR16 / San Giacomo entrance (420 plants per installation)	
Pacetti Rd / Terrancina Dr (85 plants per installation)	
Main entrance at Pacetti Rd (215 plants per installation)	
Amenity center beds and roundabout (612 plants per installation)	
Christmas color display of poinsettia's at amenity center entrance at the holidays	
Signature (Yardnique):	Dwain Ayres

Tab 2

U.S. MULCHING - JACKSONVILLE

409 Queen Anne Court
St. Augustine, FL 32092

**ESTIMATE**

Jay Schieszer
RMSNF
Murabella HOA

DATE September 8, 2025
PO number
TERMS

QUANTITY	DESCRIPTION	UNIT PRICE	AMOUNT
30	Install Certified Playground : 101 W Positano	\$60.00	\$1,800.00
20	Install Certified Playground : 165 Toscana Lane	\$60.00	\$1,200.00
20	Install Certified Playground : 124 E Francetta Lane	\$60.00	\$1,200.00
		SUBTOTAL	4,200.00
		TAX	0.00
			\$4,200.00
			PAY THIS AMOUNT

DIRECT ALL INQUIRIES TO:

Javi Sowers
(904) 422-5927
email: usmulchingjax@bellsouth.net
www.usmulchingjax.com

THANK YOU FOR YOUR BUSINESS!

Tab 3

RESOLUTION 2025-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT RATIFYING THE BOARD'S DIRECTION TO THE CHAIRMAN AND DISTRICT STAFF TO SUBMIT A REQUEST TO ST. JOHNS COUNTY, FLORIDA, FOR CONSENT TO EXERCISE SPECIAL POWERS FOR SECURITY; MAKING FINDINGS IN SUPPORT THEREOF; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Turnbull Creek Community Development District ("**District**") is a local unit of special-purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, *Florida Statutes*, ("**Uniform Act**"), by Ordinance No. 2004-47, adopted by the Board of County Commissioners of St. Johns County, effective June 28, 2004, as amended by Ordinance 2006-77, adopted by the Board of County Commissioners of St. Johns County, effective July 5, 2006; and

WHEREAS, the District is located within the jurisdiction of St. Johns County, Florida ("**County**"), and all land uses and services planned within the District are not inconsistent with applicable elements or portions of the effective St. Johns County Comprehensive Plan; and

WHEREAS, all of the County's applicable land use, zoning and permitting requirements govern the development of land within the District, including all activities of the District in the provision of its services and facilities; and

WHEREAS, the District is authorized to exercise general powers pursuant to section 190.011, *Florida Statutes*; and

WHEREAS, the District is required to obtain the consent of the local general-purpose government prior to the exercise of powers related to Section 190.012(2), *Florida Statutes*; and

WHEREAS, the District has identified the need for certain security-related improvements and/or services within the boundaries of the District that it wishes to provide; and

WHEREAS, on August 13, 2025, during a public meeting of the Board of Supervisors of the District ("**Board**"), the Board directed District staff and the Board Chairman to submit a request to the Board of County Commissioners of St. Johns County, Florida, for consent to plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate and maintain systems and facilities for security, including, but not limited to, guardhouses, fences and gates, electronic intrusion-detection systems, and patrol cars, when authorized by proper governmental agencies as contained in Section 190.012(2)(d), *Florida Statutes* ("**Security Power**") and now desires to ratify the actions of the Board, Chairman, and District staff necessary to effectuate the Board's direction.

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

SECTION 1. The representations, findings and determinations contained in above recitals are recognized as true and accurate, and are expressly incorporated herein as a material part of this Resolution.

SECTION 2. The District respectfully requests that the Board of County Commissioners of St. Johns County, Florida, grant the District the consent required to exercise the special powers under the authority provided in Section 190.012(2)(d), *Florida Statutes*, to plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain systems and facilities for security, including, but not limited to, guardhouses, fences and gates, electronic intrusion-detection systems, and patrol cars, when authorized by proper governmental agencies, which are intended to be owned, operated and maintained by the District.

SECTION 3. The Board ratifies the actions of the Chairman and District staff to proceed in an expeditious manner to transmit this Resolution requesting consent to exercise the Security Power authorized in Section 190.012(2)(d), *Florida Statutes*, to the Board of County Commissioners of St. Johns County. The Board further authorizes the Chairman and District staff to take all actions necessary to obtain the authority requested.

SECTION 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 16th day of September 2025.

ATTEST:

**TURNBULL CREEK COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

Chairman, Board of Supervisors

Tab 4



Pickled Court North Florida
354 Palazzo Circle
St. Augustine, FL 32092
(904) 827-3833

INVOICE

June 6, 2025

Customer:

Turnbull Creek CDD / Murbella Amenities Center
101 West Positano St. Augustine FL, 32092
904-759-9833 Jim Schieszer
jschieszer@rmsnf.com

The following is what to expect and what is included in our quote for Repairing or Resurfacing existing pickleball court located at 101 West Positano St. Augustine FL, 32092

- * Mobilize material, equipment and personnel.
 - * Materials used will be installed according to Acrytech material specifications
 - * Identify all areas on pickleball court that need to be repaired due to any bike tire marks, cracks, gouges.
 - * All prep-work of existing surface of pickleball court to properly resurface area. Including Grinding and sanding the entire surface as needed
 - * Blow off the entire surface
 - * Apply crack patch to all areas in need of repair to best treat damaged area.
 - * Apply 1 coat of acrylic re-surfacer with sand to the entire surface using approved squeegee method
 - * Apply 2 coats color on all damaged courts surface with acrylic and color system with sand using approved squeegee method
 - * Repair all damaged pickleball lines (white in color). according to specs of pickleball surface
 - * Work should be completed when starting within 7-10 days depending on the weather.
 - * The colors will be **Competition Green** for outer edges of court and **Competition Blue** for the Kitchen/Court area. This will be finalized by the customer 2 weeks prior to the start of job.
- Using Player's Choice Colors [USE THIS LINK](#)

Total Cost \$17,739

OPTIONS BELOW:

Repair with painting all hallways of tire damage area

\$6,500 Note: Not recommended as it will not match other areas

Repair with only painting tire marks only \$1,500 Note: Not recommended as it will always show the painted line areas

Repair single gouge on court \$500 Note: Patch will always be seen



Pickled Court North Florida
354 Palazzo Circle
St. Augustine, FL 32092
(904) 827-3833

½ deposit to put on schedule with balance upon completion

Terms & Conditions:

Pickled Court will do its best to fix cracks but does not guarantee that cracks will not come back. While we put our best effort forward to create beautiful resurfacing on your court and to minimize the cracks, we can't control the quality of asphalt or cement under our resurfacing or the government of the earth in the natural cracking. Rebar and non-reinforced cracks will "telegraph" or "mirror" back. The only way to control the cracking is with a post-tension concrete court.

The owner will provide access to the court, water, and electricity. Also, the owner must have items removed from surface area or moved as necessary. Additional charges may apply if not completed and must be made by our staff.

The estimated time to complete your project is 2-3 day prep and 5-7 days surface install. However, the project may take longer due to poor weather conditions or things out of our immediate control.

It is customary to have scuff marks on the court surface. Proper court shoes should be worn. Putting furniture, bikes and skateboards on the court could damage the surface.

Any unnatural chipping or peeling of the paint within the first 365 days after completion of the sport court will be repaired by Pickled Court at no additional charge. Unnatural is defined as that which is not the expected depreciation that results from the use of the court. The customer is responsible for any dripping of water on the floor that causes damage to surface.

Any cracking, deterioration, or other damage to the asphalt or cement of the sport court is not the responsibility of Pickled Court. Responsibility for the condition of the asphalt or cement lies solely with the original individual or organization that poured it.

The court owner resumes all responsibility for the prolonged routine upkeep and maintenance of the court unless otherwise stated in a separate maintenance agreement.

Sincerely,

Roger Kaman
CEO/Owner
Pickled Court North Florida



July 11, 2025

Att: Jim Schieszer
Murabella Amenity Center
101 W. Positano Ave
St. Augustine, FL 32092

Please call 800-331-1723 or send email to info@courtsurfacesfla.com should you have any questions.

Following are the specifications and price to resurface one existing tennis court with pickleball lines and three pickleball courts at Murabella Amenity Center, St. Augustine, FL. Courts have been surfaced recently but damage to surface in several places needs re-painting. **We do not do patching on small damage due to most customers not happy with patching with paint not matching overall. We will do the minimal paint to coat the complete surface according to our standards.** While we are repairing, this quote will include general repairs and minor patching, check for birdbaths as well as the application of colored acrylic surfacing on the courts.

Scope of Work
Resurface – One Tennis Court – Three Pickleball – Asphalt
(120' x 120') 14,400 sq ft
Repair damage Overall

1. **Mobilization to site**
2. **Prep** - Scrape the court's surface of all dirt, debris and loose material. .
3. **Sanding** - Machine sand the surface of court as necessary to smooth and repair any uneven areas.
4. **Bird baths** - Apply outdoor court grade patching materials to all birdbaths/cracks and patch areas to bring each area flush with surrounding asphalt.
5. **Cracks** - Apply outdoor court grade patching materials to any cracks and patch areas to bring each area flush with surrounding asphalt. This is our minimum crack treatment which will improve but not eliminate the existing cracks.
6. **Patching** - Using outdoor court grade patch compounds:
 - a) One application will be made to each "birdbath". This will reduce water depth for faster drying times but may not eliminate all water ponding.
 - b) Cover and fill any rough areas of asphalt.
 - c) The edges of all patches will be scraped or ground smooth so that patches are not visible through the finished surface.
 - d) Light sanding on edges to smooth down.



7. **Leveling Course** - Apply one coat of sand - acrylic resurfacer mix over the entire surface of the court with a broad squeegee according to manufacturer's recommended coverage rates.
8. **Texture and Finish Courses** - Apply two successive coats of outdoor court grade filler coat (sand-filled acrylic color coating) to the entire area of the court with a broad squeegee according to manufacturer's coverage rates.
9. **Finished colors** – Will be owner's choice of any two manufacturer's standard colors. Existing court colors are light green borders and kitchens and blue center and serving areas.
10. **Lines** - Paint one (1) set of regulation two-inch-wide white playing lines for Tennis. Four sets of pickleball lines as existing set up.
11. **Clean-up** - Remove all excess materials and debris from the job after completion of the work.

Pricing

***Resurface – One Tennis Court – Three Pickleball – Asphalt
(120' x 120') 14,400 sq ft
Repair damage Overall***

The total price for the above outlined work is **\$18,804.00**, payable in two draws:

First Draw: Due upon acceptance	\$ 9,402.00
Final Draw: Due upon completion of job	\$ 9,402.00

This Price is good for thirty (30) days.

ACCEPTED BY: Court Surfaces

For:

Bryan McMandon
Managing Member

By signing this proposal, the customer acknowledges they have read and accept the proposed scope of work, price and terms and conditions outlined in this quote.



Terms and Conditions

Scope of Work. The work covered by this proposal will be only that specifically outlined herein, and to provide a price for the work in accordance with plans, specifications and or verbally agreed description that were furnished and provided to, Court Surfaces. Any change or variance between, owner, contractors, management, plans, specifications, proposal, or work not covered will be considered as an extra and may be subject to further negotiations, agreement and pricing between both parties prior to work being done. The attached scope of work is an integral part of this proposal/contract and must be completed, signed and returned with all legal owners, property management and job information (Notice of Commencement), before final acceptance can be considered or said work can be scheduled.

Damages/Delays. Court Surfaces agrees to perform, conduct, handle and maintain a professional manner, service, and workmanship. Court Surfaces will not be held responsible for the following (a) damage or replacement to undisclosed underground utilities, cables, lines pipes, irrigation and or landscaping. These areas should be properly surveyed and marked prior to our arrival (b) Damage to property of others, nor any and all of our work caused by other parties. (c) Delays in completion caused by strikes, acts of God, labor disputes, accidents, delays of other contractors, owners, management of property, or any other parties involved, inclement weather conditions, or other contingencies beyond our control. (d) Any unsuitable subsoil condition, or the removal of any unsuitable subsoil condition such as muck, marl, clay, water, etc. or the replacements of clean fill unless specifically stated.

Permitting. Permitting, Testing, Surveys, Engineer's Drawings are not included in this proposal. If permitting is required and Owner/Authorized Agent/Management directs contractor to perform work without permitting; any fines or fees as a result of unpermitted work will be documented in writing and will be the financial responsibility of said Owner/Authorized Agent/Manager.

Warranty. All work is guaranteed against defects in materials and workmanship for one year from date of completion, subject to proper maintenance by owner.

Exception to warranty. Any of the cracks in existing court's surface and / or any new cracks/blisters may reflect through the finished surface at any time. This does not constitute a defect in materials or workmanship. Court Surfaces is responsible for "top-down" workmanship only. We are not responsible for "bottom-up" issues due to existing base material including moisture, cracking, blisters, peeling, etc.

Payment. Payments are due upon receipt unless otherwise stated in writing. Payments over 30 days past due are subject to late fees outlined below:

30 days after Completion date OF 2.5% applied to bill balance

60 days after Completion date OF 5% applied to bill balance

90 Days after Completion date OF 7% applied to bill balance

120 days after Completion date OF 10% applied to bill balance

At 90 days liens will be placed on said property and WILL NOT BE RELEASED UNTILL COMPLETE FINAL PAYMENT IS MADE AND SAID PAYMENT FUNDS HAVE CLEARED.

Failure to pay on time will result in the forfeiture of Warranty.



Work Site. *Work site must be closed for the duration of the job. We recommend signage if possible. Damage done to the jobsite while work is in progress is not the responsibility of Court Surfaces and will result in an additional charge if further repairs are necessary as a result. This includes damage from outside factors including but not limited to people, pets, wildlife, vandalism etc.*

Irrigation. *Direct irrigation will cause damage to surfacing. It is required that any irrigation that directly contacts the court(s) be disabled for the duration of the job.*

Weather. *Our work schedule is weather dependent, and we will likely not be on the jobsite from 9:00 to 5:00. While we will make every effort to finish your job in a reasonable amount of time, there may be days we are not able to work due to the weather or other scheduling conflicts. Please set these expectations with all stakeholders in advance.*

Landscaping. *All landscaping work is the responsibility of the customer. While we will do our best to minimize our impact on the surrounding area, landscaping, grass, plants, hedges, etc may be damaged during the job. Court surfaces is not responsible for damage done to existing landscaping or adding landscaping around new construction.*

Cancellation. *Should customer/contractor cancel or reschedule this project after contract signature and return, before work has started, or within 24 hours of projected start date, a \$3,500.00/new construction or \$1,000.00/surfacing charge will be paid to Court Surfaces as liquidated damages (not as penalty) representing reasonable administrative expenses and interruption to Court Surfaces work schedule.*

Entrance/Exit. *Please note that we will take caution to try to protect concrete, asphalt or material that is used for entrance or exit points however with weight of construction equipment it is not a guarantee that damage will not occur. Court Surfaces will not be responsible for these damages. Broken areas will be a separate charge to repair or replace at a minimum per square ft. We are not responsible to damage to construction entrance or exits.*

Change Orders. *All Change Orders will be discussed by all parties and signed upon before changes can be made.*

Digging and Setting Sleeves. *Quote assumes digging and setting of sleeves will be in normal tennis spec asphalt/limerock. There will be an additional charge if we have to dig through multiple layers of asphalt or rebar or any other material that requires more time.*

Remobilization. *Our remobilization fee is \$1,500.00.*



9401 Corkscrew Palms Cir Ste 300 • Estero, FL 33928-6275 • Phone: (239) 292-3102

Jim Schieszer
Phone: 904-759-9833
Cell: +19047599833

Job Address:
101 W Positano
Saint Augustine, FL 32092

Print Date: 7-14-2025

Proposal for Vandalism Court Repair (3 Options)

License: CBC1263668

Mor Sports Is Proud To Be The Official Court Builder Of The US Open Pickleball Championship

Thank You for Considering Mor Sports Group!

We are excited to receive your inquiry and provide a quotation for your project. At Mor Sports Group, we are dedicated to exceeding your expectations by delivering top-quality sports construction services.

Why Choose Mor Sports Group?

- **Competitive Pricing:** We've partnered with our suppliers to offer you the most competitive quotation possible, ensuring we stay within your budget.
- **Quality by Design & Valued Engineering:** These core values are the foundation of all our projects. We prioritize both exceptional craftsmanship and cost-effective solutions.
- **Right First Time, On Time:** We hold ourselves accountable to our client mission statement, ensuring your project is completed efficiently and to your satisfaction.
- **Proven Expertise:** As a certified building contractor and proud member of the American Sports Builder Association, we offer a proven track record of success.

- **Experience You Can Trust:** We were the court building contractor of choice for the US Open Pickleball Championship in Naples, constructing or surfacing over 60 tournament courts.

Next Steps:

We've attached a detailed quotation outlining the project scope and pricing. Please take your time to review it. We are happy to answer any questions, discuss changes or amendments, and address any budgetary concerns you may have.

We look forward to partnering with you on your project!

Sincerely,

The Mor Sports Group Team

Tennis Court Resurfacing

Mor Sports Group is pleased to provide this detailed scope of work for the resurfacing of your two tennis courts. This document outlines a professional resurfacing process that adheres to industry best practices.

Project Overview:

- Complete resurfacing of existing asphalt tennis courts, including crack repair, patching, line painting, and color application.

Client Responsibilities:

- **Site Access and Utilities:** Provide clear access to the courts for material storage, preparation, and equipment movement.
- **Water Access:** Provide access to clean, potable water near the work zone.
- **Restroom Facilities:** Provide access to restrooms or arrange for a portable facility at an additional cost.

Mor Sports Group Responsibilities:**Preparation Works:**

- **Site Setup:** Establish a designated area for secure material storage.

Court Cleaning:

- Thoroughly clean the entire tennis court surface to remove debris and contaminants.

Bird Bath Repair (Limited):

- Attempt to patch isolated depressions (bird baths) holding water using court patch binder.
- **Important Note:** Mor Sports cannot level large depressions or guarantee complete water elimination due to potential settling and drainage issues. Resurfacing may provide temporary relief, but long-term solutions may require court reconstruction.

Crack Repair:

- Patch existing cracks using court patch binder.
- **Important Note:** Mor Sports cannot guarantee that cracks won't reappear due to the court's age and condition. Resurfacing may extend the court's life, but long-term solutions may require court reconstruction.
- **Additional Note:** This quote excludes the removal or repair of uneven surfaces, root damage, or other faults not explicitly mentioned.

Color Coating:

- **Acrylic Resurfacer:** Apply one layer of acrylic resurfacer across the entire tennis court surface.
- **Color Application:** Apply two layers of client-selected color to the designated playing area (inner court).

- **Outer Court Color:** Apply two layers of a contrasting client-selected color to the outer court area.
- **Line Marking:** Mark court lines according to ASBA and ITF specifications.
- **Line Installation:** Install line tapes and seal them with line sealer.
- **Line Painting:** Apply one layer of white acrylic line paint.
- **Net Post Maintenance (Optional):** Upon request, spray paint existing tennis net posts.

Demobilization:

- Remove all equipment and materials from the site.

Project Timeline:

A detailed project timeline will be provided upon contract approval. Please note that asphalt curing can take 21-30 days, depending on weather conditions.

Additional Notes:

- The market for building materials is volatile, and sudden price increases are possible. Mor Sports will absorb reasonable cost increases but will notify the client of any significant changes.
- This quote is valid for 30 days.

Contact Mor Sports Group today to discuss your tennis court resurfacing project and receive a free consultation!

Additional Best Practices to Consider:

- **Court Drainage Assessment:** Consider including a drainage assessment to identify and address any potential drainage issues that could contribute to birdbath formation.
- **Crack Repair Evaluation:** Depending on the severity of existing cracks, a more advanced crack repair system might be recommended for extended durability.
- **Warranty Options:** Explore warranty options for the resurfacing materials and workmanship to provide additional peace of mind.
-

****** SELECT ONE OPTION FROM BELOW ******

Full Resurface of Tennis and Pickleball Courts

- Install 1 Layers of Acrylic Resurfacer
- Install 2 Layers of Color
- Install White Tennis Lines

Full Resurface of Tennis and Pickleball Courts Total:**\$27,840.00****Resurface For Damaged Sections Only**

- Install 1 Layers of Acrylic Resurfacer
- Install 2 Layers of Color
- Install White Tennis Lines

Resurface For Damaged Sections Only Total:**\$14,240.00****Touch Paint**

- 5 Gallon Drum of Touch Up Paint For Each Color and 1 Gallon of Line Paint
- Includes Shipping and Tax
- ** Client Responsible For Installation**

Touch Paint Total:**\$1,425.04****Total Price: \$43,505.04****Payment Schedule:**

To ensure a smooth project flow and timely completion, we kindly request adherence to the following payment schedule:

- **50% Deposit:** A deposit is required to schedule your project. Work won't begin until this initial payment is received. (100% Payment Due before supplies will be shipped if touch up option is selected)
- **Stage Payments:** Each project milestone will be invoiced separately and must be paid in full before we proceed to the next stage.
- **Final Payment:** A walkthrough with Mor Sports management and your designated point of contact (POC) will occur before net and post installation. Once you, the authorized POC, sign the completion/handover sheet acknowledging the project's completion as per the agreement, final payment will be due.
- **Late Fees:** A 5% late fee will be applied to any outstanding balance 30 days past the due date.

Project Management & Communication:

By accepting this proposal, you agree to Mor Sports' payment terms. Additionally, you'll receive an activation prompt for our online project management platform (Buildertrend). This platform provides 24/7 access to project schedules, invoices, daily progress reports, photos, and videos. This allows for continuous communication and transparency throughout the project.

To access your Buildertrend account, simply enter your email address as the username and create your password. This account will be available for future projects with Mor Sports Group.

Thank you for choosing Mor Sports Group!

Tab 5

When you get a chance the board would like to know what the price per person is: **Classes are typically between \$10-15. I propose \$8 for Murabella residents and \$10 for non-residents.**

how you advertise: Great question. My experience is limited in this area. In the past, I always taught in fitness facilities so it was not a concern. Getting out into local communities is a new endeavor. My one experience has been with SilverLeaf. They are doing all the promotion internally because it is ONLY for their residents. I have offered to post and promote via social media but they wanted to keep it internal. My thought and hope is that there is a community FB page and other means of communication that I can tap into. I'm more than happy to promote on social media, prepare and send out information about the class, write a brief article if there is some type of community newsletter. Basically, I'm [open to all ideas](#) and will take advantage of promoting through any forms of communication you already use to inform residents about different events. I will also promote on my personal pages and on any local St. Johns/WGV/St. Augustine pages I can get into. Although, I have to admit that I've been looking around and what I've found so far is that most don't let you promote your work. Currently, I'm in one group that does. It's disappointing because I do believe there will be a strong interest. I had a packed class yesterday (kick off class in SilverLeaf). There must be some local pages out there that let people share things like this.

, how many kids do you project to have per class - At this point, the class will only be offered to adults. Depending on rules and liability concerns on Murabella's side of things, I would be open to allowing 16+ as long as they are with an adult/parent and the parent has signed off on a waiver. Even with that, I'd have to check back with the attorney and get a different waiver created. I do teach kids (I taught in public ed for over 20 years) and there is actually a LaBlast kids program but that's for another day! If I meet some moms who are really interested in it, then we can discuss options but the classes I'm offering right now are for adults.

and if you plan on opening this up to neighboring communities and if you are will there be any discounts to Murabella residents. Thanks! If it can be opened to other communities, then I will do it. I think it gives a better opportunity to fill classes and get more people involved. I know every community has different rules. There may be a couple of people from Markland who would go to Murabella for a class. I've had people ask me about teaching here but we don't have a space for it. (I said no to teaching outside in the parking lot... ha ha). And, yes, 20% discount for Murabella residents.

***If I also taught Serenity Stretch class, it would be \$4 for a resident, \$5 for a non-resident. That class is 35 minutes long rather than an hour.**

Tab 6



Date: 5/27/2025

Proposal #:

250182-MD

Customer:

Murabella HOA.
101 w Positano Ave
St Augustine, FL 32092

Project Location:

Murabella HOA
101 W Positano Ave
St Augustine, FL 32092

Project Contact:

James Schieszer
jschieszer@rmsnf.com

Project Description:

gate leaf repairs right side

All Weather Contractors (**AWC**) is pleased to submit the following proposal:

❖ **SCOPE OF WORK - Description**

AWC scope of work includes labor and materials, unless otherwise noted:

1. Re weld broken entry gate in a multitude of areas broken from impact on entry side.
2. Repair the broken line posts and concrete back into ground.
3. Hang and attach gate back into position.
4. Prime and paint new work to match as close as possible.
5. Clean jobsite and dispose of debris.

❖ **VALIDITY**

1. This proposal is valid for 30 days from the date of the proposal.

❖ **PRICE**

1. Total price for the work is: **\$ 4,295.00.**
2. Terms of Payment: **100%** Upon completion of work.

❖ **EXCLUSIONS**

❖ **ALTERNATES & UNIT PRICES (if applicable)**

1. N/A

❖ **QUALIFICATIONS & CLARIFICATIONS**

1. Payment and performance bond not required; permitting is the responsibility of owner/manager, unless otherwise noted. Work outside scope will require a written change order. Debris & haul-away included.

❖ **WORK HOURS & SCHEDULE**

1. Workdays are Monday – Friday 8:00am to 5:00pm, unless otherwise specified.
2. Weather-related issues may delay completion.

❖ **CERTIFICATIONS & INSURANCE MAINTAINED BY ALL WEATHER CONTRACTORS**

1. **GC**—CGC1523954 — **HVAC**—CMC1250093 — **Plumbing**—CFC1432682 — **Roofing**—CCC1334999 licenses.
2. Commercial General Liability Insurance \$1,000,000
3. Commercial General Liability Aggregate \$2,000,000
4. Workers Compensation Insurance \$1,000,000
5. Automotive Liability Insurance \$1,000,000
6. Umbrella General Liability Insurance \$5,000,000



Date: 5/27/2025

Proposal #:

250182-MD

❖ **WARRANTY**

1. Material warranty by manufacturer. AWC will provide a 1-year warranty for workmanship.

❖ **INSPECTION**

1. Work shall be inspected by the customer representative at the completion of the work.

All Weather Contractors is uniquely qualified to perform the work detailed above. We are RealPage approved supplier of construction services, and our teams of highly experienced tradespeople are ready to begin your project. Accept this proposal by placing an initial on each page of this proposal and signing the acceptance below. Return to our offices as soon as possible to get your project underway.

❖ **PROPOSAL SUBMITTED BY:**

David Bane, Metal Fabrication Manager

Dbane@allweathercontractors.com

904-789-1795

❖ **PROPOSAL ACCEPTED BY:**

Name & Title

Date

WO/PO#, if applicable

General Statement: This proposal is based exclusively on the direct cost elements described above, such as labor, material, specified equipment, and normal mark-ups. It does not include any amount for changes in the sequence and scope of work, delays, disruptions, re-scheduling, extended overhead, overtime, acceleration, and/or impact costs not specifically noted and/or mutually agreed. If needed All Weather Contractors reserves the right to submit a claim for all impacts, limitations, and related items of cost.

Tab 7

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 3434 COLWELL AVENUE, SUITE 200 · TAMPA, FL 33614

Operations and Maintenance Expenditures July 2025 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from July 1, 2025 through July 31, 2025. This does not include expenditures previously approved by the Board.

The total items being presented:

Approval of Expenditures: **\$64,694.90**

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

Paid Operation and Maintenance Expenditures

July 1, 2025 Through July 31, 2025

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Transaction Description</u>	<u>Check Amount</u>
Alfred W Grover	100853	63025	Service Call - Gate Lock 06/25	\$ 1,200.00
Alfred W Grover	100856	70725	Intermatic Timer Switches for Courts 07/25	\$ 317.00
Alfred W Grover	100856	71425	Replaced 1-3 Pole Lighting Contractor for Tennis Court 07/25	\$ 80.00
Alfred W Grover	100856	71525	Pescara Mail Kiosk & Parking Lot Lights 07/25	\$ 470.00
COMCAST	20250721-2	8495 74 140 0863399 07/25 ACH	Cable Services 07/25	\$ 344.84
COMCAST	20250721-3	8495 74 140 1701846 07/25 ACH	Internet Services 07/25	\$ 116.57
Deanco Building Solutions, Inc.	100860	145341	Janitorial Services 06/25	\$ 75.56
Deanco Building Solutions, Inc.	100860	145342	Janitorial Services 07/25	\$ 680.00
Fitness Pro	100857	35298	Service Request 06/25	\$ 151.41
Florida Power & Light Company	20250722-1	Monthly Summary 06/25 ACH 616	Electric Services 06/25	\$ 7,232.94
Future Horizons, Inc.	100861	90293	Aquatic Weed Control 06/25	\$ 1,375.00
Governmental Management Services, LLC	100862	326	Website Maintenance 07/25	\$ 100.00

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

Paid Operation and Maintenance Expenditures

July 1, 2025 Through July 31, 2025

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Transaction Description</u>	<u>Check Amount</u>
Grau & Associates, P.A.	100854	28007	Arbitrage Rebate Calculation Series 2015A-1 & 2015A-2, 2015B-1 & 2015B-2	\$ 2,400.00
Grau & Associates, P.A.	100867	28024	Arbitrage Calculation-Series 2016 03/31/25	\$ 600.00
Hancock Bank	20250723-1	062825 ACH	Credit Card Expenses 06/25	\$ 1,945.07
Hi-Tech System Associates	20250702-1	426954 ACH	Alarm Access Control 07/25	\$ 30.00
Neighborhood Publications, Inc	100863	MURA5918	Premium Website 07/25	\$ 45.00
Paychex	20250710-1	2025062600 ACH	Express Payroll Direct Deposit Processing 06/12/25	\$ 134.04
Poolsure	100855	131295629743	Pool Chemicals 07/25	\$ 1,922.87
Republic Services	20250722-2	0687-001545260 ACH	Waste Disposal Services 07/25	\$ 294.08
Riverside Management Services, Inc	100864	194	Management Services 07/25	\$ 27,027.33
Riverside Management Services, Inc	100858	195	Lifeguard Services 06/25	\$ 10,341.66
Rizzetta & Company, Inc.	100850	INV0000100514	District Management Fees 07/25	\$ 3,945.83
Rizzetta & Company, Inc.	100859	INV0000100597	Mass Mailing - Budget Notice 07/25	\$ 1,850.53

TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT

Paid Operation and Maintenance Expenditures

July 1, 2025 Through July 31, 2025

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Transaction Description</u>	<u>Check Amount</u>
St Johns Utility Department	20250721-1	Monthly Summary 06/25 ACH 616	Water-Sewer Services 06/25	\$ 944.18
Turner Pest Control, LLC	100865	620892624	Pest Control Services 07/25	\$ 190.96
Vector Security, Inc	100852	76155576	Security Monitoring Services 07/25	\$ 590.03
Yuro & Associates, LLC	100866	3830	Engineering Services 06/25	<u>\$ 290.00</u>
Report Total				<u>\$ 64,694.90</u>

INVOICE

Alfred W. Grover, Electrical Contractor

1304 Padola Road
St Augustine, FL 32092
215-847-5339
awg7422@gmail.com

FL License: EC 13010167

DATE: 6/30/2025
INVOICE # 63025
TERMS: *Due upon receipt*

Bill To:

Turnbull Creek CDD
c/o Jim Schieszer



Job Location: Murabella Amenity Center

DESCRIPTION OF WORK	AMOUNT
1) Installed 1 KVA transformer to supply a 120 volt outlet for gate lock system	
Approved via email by James 06-30-2025	
Material and labor	1,200.00
06-30-2025	
TOTAL	\$ 1,200.00

Please make check payable to: **Alfred W. Grover**

THANK YOU FOR YOUR BUSINESS!

THANK YOU FOR YOUR BUSINESS!

INVOICE

Alfred W. Grover, Electrical Contractor

1304 Padola Road
St Augustine, FL 32092
215-847-5339
awg7422@gmail.com

FL License: EC 13010167

DATE: 7/15/2025
INVOICE # 71525
TERMS: *Due upon receipt*

Bill To:

Turnbull Creek CDD
c/o Jim Schieszer



Approved via email by James 07-15-2025

Job Location: Pescara Mail Kiosk & Parking Lot

DESCRIPTION OF WORK	AMOUNT
1) Replaced 7 - 6 inch LED light fixtures	
2) Removed defective photo cell lighting control for parking lot pole lights	
3) Replaced 1 outdoor weather resistant GFCI outlet and in-use cover	
4) Replaced 1 outdoor weather resistant GFCI cover plate	
Material:	110.00
Labor: 1 electrician 4.5 hrs @ \$80 per hr	360.00
07-15-2025	
TOTAL	\$ 470.00

Please make check payable to: **Alfred W. Grover**

THANK YOU FOR YOUR BUSINESS!

INVOICE

Allways Improving LLC dba
Fitness Pro
1400 Village Square Blvd #3 293
Tallahassee, FL 32312

tracy@wearefitnesspro.com
+1 (850) 523 8882
www.wearefitnesspro.com



1400 Village Square #3-293
Tallahassee, FL 32312
850-523-8882

Bill to

Turnbull Creek CDD Murabella
Turnbull Creek CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614

Ship to

Turnbull Creek CDD Murabella
101 W Positano Avenue
Jacksonville, FL 32092

Invoice details

Invoice no.: 35298
Terms: Net 15
Invoice date: 06/26/2025
Due date: 07/11/2025

Approved via email by Erick 07-08-25

#	Product or service	SKU	Description	Qty	Rate	Amount
1.			SERVICE REQUEST 43923 - REPAIRS IDENTIFIED DURING APRIL PM			
2.	1. CS WO Contract or Purchase		Estimated Labor Tech replaced cable on LF bi/tri. UNIT TESTS CORRECT Tech tightened shroud for lower pulley on delt/fly. UNIT TESTS CORRECT Tech replaced split ring and adjusted rod holders on lat pulldown. UNIT TESTS CORRECT Life Fitness chest press OSTWR5 MP SN: 101920814237 pop pin handle beginning to crack needs pop pin for angle adjustment	1.25	\$95.00	\$118.75
3.	2a. Parts		Parts for Repair: ASSY, CABLE, OSBT, BICEP (Item 2) -- Customer has part	1	\$0.00	\$0.00
4.	2b. Shipping/ Handling		Shipping and Handling Estimate:	1	\$32.66	\$32.66
5.			Service Request Details/Notes: 2. Life Fitness standing Bi/Tri OSBT SN: 101920757701 needs lower cable (see photos) New issues per customer:			

- 1. the pulley adjusted for the pectoral fly
- 2. the pulley and coupler adjusted on the pull down machine
- 3. yellow end cap that adjusts the angle of the chest press to be replaced. **
get information to confirm what is needed

Total	\$151.41
-------	----------

06-26-2025

Grau and Associates

1001 W. Yamato Road, Suite 301
Boca Raton, FL 33431
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Turnbull Creek Community Development District
3434 Colwell Ave, Suite 200
Wesley Chapel, FL 33614

Invoice No. 28007
Date 07/02/2025

SERVICE	AMOUNT
Project: Arbitrage - Series 2015A-1 FYE 2/28/25	
Arbitrage Services	
Arbitrage	\$ 600.00
Subtotal:	<u>600.00</u>
Project: Arbitrage - Series 2015A-2 FYE 2/28/25	
Arbitrage Services	
Arbitrage	\$ 600.00
Subtotal:	<u>600.00</u>
Project: Arbitrage - Series 2015B-1 FYE 2/28/25	
Arbitrage Services	
Arbitrage	\$ 600.00
Subtotal:	<u>600.00</u>
Project: Arbitrage - Series 2015B-2 FYE 2/28/25	
Arbitrage Services	
Arbitrage	\$ 600.00
Subtotal:	<u>600.00</u>
Total	2,400.00
07-01-2025 Current Amount Due	\$ <u>2,400.00</u>

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.

Grau and Associates

1001 W. Yamato Road, Suite 301
Boca Raton, FL 33431
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Turnbull Creek Community Development District
3434 Colwell Ave, Suite 200
Wesley Chapel, FL 33614

Invoice No. 28024
Date 07/25/2025

SERVICE	AMOUNT
Project: Arbitrage - Series 2016 3/31/2025	
Arbitrage Services	
Arbitrage	\$ <u>600.00</u>
Subtotal:	<u>600.00</u>
Total	600.00
Current Amount Due	\$ <u>600.00</u>

07-25-2025

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

Payment due upon receipt.

Turnbull Creek CDD
Hancock Whitney Visa Acct
6/28/2025

General Fund

				Parks & Rec	Parks & Rec	Parks & Rec	Parks & Rec	Parks & Rec	Parks & Rec
				Pest Control	Pool Maintenance	Maintenance & Repair	Clubhouse Facility Maintenance	ID & Access Cards	Office Supplies
Date	Vendor Name	Description	Amount	57200-4529	57200-4600	57200-4647	57200-4708	57200-4907	57200-5101
5/27/2025		Previous Balance	3,607.11						
	Erick								
5/21/2025	AMAZON	RETURNED ITEM	(119.94)					(119.94)	
5/26/2025	AMAZON	LOCKS	49.46			49.46			
5/28/2025	AMAZON	LAP SWIM SIGN	43.93		43.93				
5/29/2025	CONSTANT CONTACT	EMAIL SERVICE	70.40				70.40		
6/2/2025	COSTCO	TRIFOLDS/WATER	50.98				50.98		
6/5/2025	AMAZON	RESCUE TUBES	129.90		129.90				
6/8/2025	CUBESMART	STORAGE UNIT	166.00				166.00		
6/13/2025	AMAZON	POOL CLOCK	52.70		52.70				
6/23/2025	PUBLIX	PRINTER PAPER	26.97						26.97
6/26/2025	AMAZON	PLYO BOX	117.14			117.14			
	James								
5/28/2025	AMAZON	POOL CLEANER	48.96		48.96				
5/29/2025	AMAZON	DRY WIPES	50.73				50.73		
5/30/2025	AMAZON	WET WIPES	95.66				95.66		
5/29/2025	HOME DEPOT	CLUBHOUSE SUPPLIES	124.34				124.34		
6/4/2025	VKA	KEYS	25.56			25.56			
6/6/2025	HOME DEPOT	TOILET REPAIR KIT/PAINT	65.39			65.39			
6/11/2025	AMAZON	DOOR HANDLE	37.33			37.33			
6/10/2025	KULLY	FOUNTAIN PUSHBAR	46.78			46.78			
6/10/2025	COSTCO	SAW/TRIFOLDS	137.96			137.96			
6/12/2025	ACE	WASP SPRY	20.17	20.17					
6/12/2025	AMAZON	VAN SIGN	50.55			50.55			
6/13/2025	PUBLIX	COFFEE CUPS/CREAM	8.97				8.97		
6/17/2025	ACE	SNAP RING PLIERS	19.99			19.99			
6/16/2025	HOME DEPOT	MAINTENANCE SUPPLIES	26.57			26.57			
6/17/2025	AMAZON	MOUNTING BRACKETS	31.71			31.71			
6/17/2025	AMAZON	POLE CLAMPS	33.28			33.28			
6/18/2025	HOME DEPOT	MAINTENANCE SUPPLIES	231.02			231.02			
6/19/2025	AMAZON	POOL BRUSH/THERMOMETER	47.90		47.90				
6/23/2025	COSTCO	COFFEE/CREAMER	31.98				31.98		
6/24/2025	ACE	POLY CART	59.99				59.99		
6/26/2025	AMAZON	DRAIN GRATE	18.69		18.69				
6/25/2025	AMAZON	DRY WIPES	50.04				50.04		
6/26/2025	COSTCO	TRIFOLDS/TP/WATER	93.96				93.96		
	TOTAL		1,945.07	20.17	342.08	872.74	803.05	(119.94)	26.97

6/28/2025	Previous Payment	(3,607.11)
	Ending Balance	1,945.07
	001-22900	

Benjamin P. Hall
 DM Approval

7/17/25
 Date

EXP REPORT ERICK/JIM

Total

\$1,945.07

ERICK

Vendor	Item	Date	Cost	Expense Account
AMAZON	RETURNED ITEM	5/21/25	\$119.94	
AMAZON	LOCKS	5/26/25	\$49.46	4647
AMAZON	LAP SWIM SIGN	5/28/25	\$43.93	4600
CONSTANT CONTACT	EMAIL SERVICE	5/29/25	\$70.40	4708
COSTCO	TRIFOLDS/WATER	6/2/25	\$50.98	4708
AMAZON	RESCUE TUBES	6/5/25	\$129.90	4600
CUBESMART	STORAGE UNIT	6/8/25	\$166.00	4708
AMAZON	POOL CLOCK	6/13/25	\$52.70	4600
PUBLIX	PRINTER PAPER	6/23/25	\$26.97	5101
AMAZON	PLYO BOX	6/26/25	\$117.14	4647
			\$587.54	

JIM S

Vendor	Item	Date	Cost	Expense Account
AMAZON	POOL CLEANER	5/28/25	\$48.96	4600
AMAZON	DRY WIPES	5/29/25	\$50.73	4708
AMAZON	WET WIPES	5/30/25	\$95.66	4708
HOME DEPOT	CLUBHOUSE SUPPLIES	5/29/25	\$124.34	4708
VKA	KEYS	6/4/25	\$25.56	4647
HOME DEPOT	TOILET REPAIR KIT/PAINT	6/6/25	\$65.39	4647
AMAZON	DOOR HANDLE	6/11/25	\$37.33	4647
KULLY	FOUNTAIN PUSHBAR	6/10/25	\$46.78	4647
COSTCO	SAW/TRIFOLDS	6/10/25	\$137.96	4647
ACE	WASP SPRY	6/12/25	\$20.17	4529
AMAZON	VAN SIGN	6/12/25	\$50.55	4647
PUBLIX	COFFEE CUPS/CREAM	6/13/25	\$8.97	4708
ACE	SNAP RING PLIERS	6/17/25	\$19.99	4647
HOME DEPOT	MAINTENANCE SUPPLIES	6/16/25	\$26.57	4647
AMAZON	MOUNTING BRACKETS	6/17/25	\$31.71	4647
AMAZON	POLE CLAMPS	6/17/25	\$33.28	4647
HOME DEPOT	MAINTENANCE SUPPLIES	6/18/25	\$231.02	4647
AMAZON	POOL BRUSH/THERMOMETER	6/19/25	\$47.90	4600
COSTCO	COFFEE/CREAMER	6/23/25	\$31.98	4708
ACE	POLY CART	6/24/25	\$59.99	4708
AMAZON	DRAIN GRATE	6/26/25	\$18.69	4600
AMAZON	DRY WIPES	6/25/25	\$50.04	4708
COSTCO	TRIFOLDS/TP/WATER	6/26/25	\$93.96	4708
			\$1,357.53	



Final Details for Order #112-0052067-2885018

Order Placed: May 27, 2025

Amazon.com order number: 112-0052067-2885018

Order Total: \$49.46

Shipped on May 27, 2025

Items Ordered	Price
3 of: 1 Pack Mailbox Lock with Key, Mailbox Lock Replacement for L-1172C Mailbox Key Lock, Nickel Finish	\$16.64
Sold by: DBZZ-US (seller profile)	
Business Price	
Condition: New	
Shipping Address:	
	Item(s) Subtotal: \$49.92
	Shipping & Handling: \$6.99
	Promotion Applied: -\$3.49
	Free Shipping: -\$6.99

Shipping Speed:	Total before tax: \$46.43
FREE Shipping	Sales Tax: \$3.03

	Total for This Shipment: \$49.46

Payment information

Payment Method:	Item(s) Subtotal: \$49.92
Visa Last digits: [REDACTED]	Shipping & Handling: \$6.99
	Promotion applied: -\$10.48

Billing address	Total before tax: \$46.43
Erick Hutchison	Estimated Tax: \$3.03
3434 COLWELL AVE	-----
TAMPA, FL 33614-8390	
United States	Grand Total: \$49.46
Credit Card transactions	
Visa ending in [REDACTED] May 27, 2025: \$49.46	

To view the status of your order, return to [Order Summary](#).



Final Details for Order #112-3986147-6293807

Order Placed: May 27, 2025

Amazon.com order number: 112-3986147-6293807

Seller's order number: SOA-404072

Order Total: \$43.93

Shipped on May 28, 2025

Items Ordered

1 of: SmartSign 25 x 12 inch "Lap Swim Only" Two-Sided Standing Floor Sign, Portable A-Frame, Easy Grip Handle, Plastic, Multicolor, Made in USA
Sold by: SmartSign ([seller profile](#))
Condition: New

Price

\$41.25

Shipping Address:

Item(s) Subtotal: \$41.25

Shipping & Handling: \$0.00

Total before tax: \$41.25

Sales Tax: \$2.68

Shipping Speed:
Standard Shipping

Total for This Shipment: \$43.93

Payment information

Payment Method:

Visa | Last digits: [REDACTED]

Item(s) Subtotal: \$41.25

Shipping & Handling: \$0.00

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Total before tax: \$41.25

Estimated Tax: \$2.68

Grand Total: \$43.93

Credit Card transactions

Visa ending in [REDACTED] May 28, 2025: \$43.93

To view the status of your order, return to [Order Summary](#).

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[Print](#)

Billing Activity - Payments

Turnbull Creek CDD

Attn: Erick Hutchison

3434 Colwell Ave

Suite 200

Tampa FL 33614

US

P: 6504502236

Today's Date: 07/01/2025

User Name:

Payments from 05/29/2025 to 05/29/2025

Date	Description	Charge Amount	Credit Amount
05-29-2025 04:09:49 AM	Payment - Credit Card (Visa) [REDACTED]		\$70.40

Billing questions? [Contact Support](#)

Constant Contact - 890 Winter St - Waltham, MA 02451 US



St. Augustine #1615

215 World Commerce Pkwy
St. Augustine, FL 32092

FI Member 111950640008

RESALE ON

E 906165 KS WATER 80Z 8.99
75838 *M-FOLD TWL* 41.99

G:858013325158C1

EXP:

RESALE TOTAL 50.98
NON RESALE TOTAL 0.00

SUBTOTAL 50.98
TAX 0.00

*** TOTAL 50.98

H

AID: A0000000031010

Seq# 4855 App#: 095326

Visa Resp: APPROVED

Tran ID#: 515300004855....

APPROVED - Purchase

AMOUNT: \$50.98

06/02/2025 13:37 1615 4 197 667

Visa 50.98
CHANGE 0.00

TOTAL NUMBER OF ITEMS SOLD = 2

06/02/2025 13:37 1615 4 197 667



21161500401972506021337

OP#: 667 Name: Zachary W

Thank You!

Please Come Again

Whse:1615 Trn:4 Trn:197 OP:667

Items Sold: 2

FI 06/02/2025 13:37



Final Details for Order #112-3736012-9433003

Order Placed: June 5, 2025

Amazon.com order number: 112-3736012-9433003

Seller's order number: 1317454

Order Total: \$129.90

Shipped on June 5, 2025

Items Ordered

Price

2 of: Kemp USA 50-Inch Red Rescue Tube - Durable Survival Kit & Lifeguard Accessories with White 'Guard' Logo -
Throwable Flotation Device for Pools and Open Water

\$60.99

Sold by: CPR Savers & First Aid Supply LLC ([seller profile](#))

Condition: New

Shipping Address:

Item(s) Subtotal: \$121.98

Shipping & Handling: \$0.00

Total before tax: \$121.98

Sales Tax: \$7.92

Shipping Speed:

Standard Shipping

Total for This Shipment: \$129.90

Payment information

Payment Method:

Visa | Last digits: [REDACTED]

Item(s) Subtotal: \$121.98

Shipping & Handling: \$0.00

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Total before tax: \$121.98

Estimated Tax: \$7.92

Grand Total: \$129.90

Credit Card transactions

Visa ending in [REDACTED] June 5, 2025: \$129.90

To view the status of your order, return to [Order Summary](#).

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5650 CUBESMART FL ST AUGUSTINE COMMERCE PAYMENT RECEIPT
LAKE DRIVE

235 Commerce Lake Dr
St Augustine, FL 32095
(904) 810-3222

Account Number: [REDACTED]

101 West Postino Ave
St. Augustine, FL 32092
(650) 450-2236

RECEIPT ID	PAYMENT DATE	CHANGE DUE	AMOUNT
1061928696	6/8/2025	\$0.00	\$166.00

Invoice	Item	Qty	Rate	Discount	Subtotal	Tax	Total	Paid
#475192	PROTECTION_PLAN-1 Protection Plan - \$2,000.00 (6/8/2025 - 7/7/2025)		\$12.00		\$12.00	\$0.00	\$12.00	\$12.00
#475192	Cube #2078 Rent Unit 2078 - 5x10x8 (6/8/2025 - 7/7/2025)		\$154.00	0% 25% Off	\$154.00	\$0.00	\$154.00	\$154.00

Total Paid

Jun 08, 2025 12:47 AM Visa ***[REDACTED] \$166.00

Cube #2078 paid through 7/7/2025

Cardmember acknowledges receipt of goods and/or services in the amount of the total shown here and agrees to perform the obligations set forth by the cardmember's agreement with the issuer.

X _____ Cardholder Signature

Thank you for your payment. You can always pay at your store, online, through our app, at www.cubessmart.com or our automated service at 1-844-354-3971.

.....
If you have any past due amounts for your storage unit(s), those balances will appear below.



Final Details for Order #112-7481187-5624250

Order Placed: June 9, 2025

Amazon.com order number: 112-7481187-5624250

Order Total: \$52.70

Shipped on June 13, 2025

Items Ordered	Price
1 of: Taylor Indoor Outdoor Metal Wall Clock, Wireless Thermometer with Easy to Read Large Numbers for Patio, Pool, and Indoor Areas, 18-inch	\$49.48
Sold by: Amazon.com	
Condition: New	
Shipping Address:	
	Item(s) Subtotal: \$49.48
	Shipping & Handling: \$6.99
	Free Shipping: -\$6.99

	Total before tax: \$49.48
Shipping Speed:	Sales Tax: \$3.22
FREE Shipping	-----
	Total for This Shipment: \$52.70

Payment information

Payment Method:	Item(s) Subtotal: \$49.48
Visa Last digits: [REDACTED]	Shipping & Handling: \$6.99
	Promotion applied: -\$6.99

Billing address	Total before tax: \$49.48
Erick Hutchison	Estimated Tax: \$3.22
3434 COLWELL AVE	-----
TAMPA, FL 33614-8390	
United States	Grand Total: \$52.70

To view the status of your order, return to [Order Summary](#).

Publix

Shoppes at Murabella
84 Tuscan Way
Saint Augustine, FL 32092
Store Manager: Kevin Carine
904-940-2889



1239 6NQ 522 873

MR CLEAN GLOVES	9.99	1
PW MULTI PURP PAPE	8.49	1
PW MULTI PURP PAPE	8.49	1
TAX EXEMPT		

Order Total	26.97	
Grand Total	26.97	
Credit	Payment	26.97
TAX FORGIVEN	1.75	
Change	0.00	

Receipt ID: 1239 6NQ 522 873

PRESTO!

Trace #: 521017

Reference #: 1259971671

Acct #: XXXXXXXXXX

Purchase VISA

Amount: \$26.97

Auth #: 03584G

CREDIT CARD	PURCHASE
A0000000031010	VISA CREDIT
Entry Method:	Cntctless
Mode:	Issuer

Your cashier was Ashawnti C

06/23/2025 13:03 S1239 R152 2873 C0426

Join the Publix family!
Apply today at apply.publix.jobs.
We're an equal opportunity employer.

Publix Super Markets, Inc.



Final Details for Order #112-0608591-3219439

Order Placed: June 25, 2025

Amazon.com order number: 112-0608591-3219439

Order Total: \$117.14

Shipped on June 25, 2025	
Items Ordered	Price
1 of: <i>RitFit 3 in 1 Extra Firm Soft Plyo Box 200lb Weight Capacity 20"x 18"x 16"-A Small</i>	\$109.99
Sold by: H&L Direct (seller profile)	
Business Price	
Condition: New	
Shipping Address:	
	Item(s) Subtotal: \$109.99
	Shipping & Handling: \$0.00

	Total before tax: \$109.99
	Sales Tax: \$7.15

Shipping Speed:	Total for This Shipment: \$117.14
Standard Shipping	-----

Payment information	
Payment Method:	Item(s) Subtotal: \$109.99
Visa Last digits: [REDACTED]	Shipping & Handling: \$0.00

Billing address	Total before tax: \$109.99
Erick Hutchison	Estimated Tax: \$7.15
3434 COLWELL AVE	-----
TAMPA, FL 33614-8390	Grand Total: \$117.14
United States	
Credit Card transactions	Visa ending in [REDACTED] June 25, 2025: \$117.14

To view the status of your order, return to [Order Summary](#).



Final Details for Order #112-1644750-1776218

Order Placed: May 28, 2025

Amazon.com order number: 112-1644750-1776218

Order Total: \$48.96

Shipped on May 28, 2025	
Items Ordered	Price
2 of: SeaKlear Thick Tile & Vinyl Cleaner, 1 Quart Bottle Sold by: Doheny's Pool Supplies Fast (seller profile) Condition: New	\$22.99
Shipping Address:	
	Item(s) Subtotal: \$45.98
	Shipping & Handling: \$0.00

	Total before tax: \$45.98
	Sales Tax: \$2.98

Shipping Speed: Standard Shipping	Total for This Shipment: \$48.96

Payment information	
Payment Method: Visa Last digits [REDACTED]	Item(s) Subtotal: \$45.98
	Shipping & Handling: \$0.00

Billing address Erick Hutchison 3434 COLWELL AVE TAMPA, FL 33614-8390 United States	Total before tax: \$45.98
	Estimated Tax: \$2.98

	Grand Total: \$48.96
Credit Card transactions	
	Visa ending in [REDACTED] May 28, 2025: \$48.96

To view the status of your order, return to [Order Summary](#).

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Final Details for Order #112-3723390-1515412

Order Placed: May 29, 2025

Amazon.com order number: 112-3723390-1515412

Order Total: \$50.73

Shipped on May 29, 2025	
Items Ordered	Price
1 of: Centerpull Paper Towels Refill Bulk (6 Rolls/Case) Compatible - Universal Dispensers Soft 2-Ply Refills M2 58204 559028A 121204 28124 RC530 Centerfeed Center Pull Commercial Dispenser 600 Sheets/Roll Sold by: Bluetable (seller profile) Business Price Condition: New	\$47.63
Shipping Address:	
	Item(s) Subtotal: \$47.63
	Shipping & Handling: \$0.00

	Total before tax: \$47.63
	Sales Tax: \$3.10

Shipping Speed: Standard Shipping	Total for This Shipment: \$50.73

Payment information	
Payment Method: Visa Last digits: [REDACTED]	Item(s) Subtotal: \$47.63
	Shipping & Handling: \$0.00

Billing address Erick Hutchison 3434 COLWELL AVE TAMPA, FL 33614-8390 United States	Total before tax: \$47.63
	Estimated Tax: \$3.10

	Grand Total: \$50.73
Credit Card transactions	Visa ending in [REDACTED] May 29, 2025: \$50.73

To view the status of your order, return to [Order Summary](#).



Final Details for Order #112-7450363-6020206

Order Placed: May 29, 2025

Amazon.com order number: 112-7450363-6020206

Order Total: \$95.66

Shipped on May 29, 2025

Items Ordered

	Price
1 of: Freshnaps Wet Wipes Bulk - 4 x 800 Count Refill Bags (3200 Commercial Disposable Wipes) Value Pack - For Upward Pull Disperser Ideal For Public Use Sold by: Innovent Inc (seller profile) Business Price Condition: New	\$89.82

Shipping Address:

Shipping Speed:
FREE Shipping

Item(s) Subtotal:	\$89.82
Shipping & Handling:	\$6.99
Free Shipping:	-\$6.99

Total before tax:	\$89.82
Sales Tax:	\$5.84

Total for This Shipment:	\$95.66

Payment information

Payment Method:

Visa | Last digits [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	\$89.82
Shipping & Handling:	\$6.99
Promotion applied:	-\$6.99

Total before tax:	\$89.82
Estimated Tax:	\$5.84

Grand Total: \$95.66

Credit Card transactions

Visa ending in [REDACTED] May 29, 2025: \$95.66

To view the status of your order, return to [Order Summary](#).

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How doers
get more done.

2905 International Golf Parkway
World Commerce, FL 32092

6342 52 45493 05/29/25 09:53 AM
SALE CASHIER RHIANNON

054000100604 SCOTT12PK <A> 14.48N
SCOTT 1000 12PK BATH TISSUE
074182268008 SOFTSOAP AOU <A>
SOFTSOAP HS AQUARIUM 7.50Z
201.78 3.56N
070043021329 GOO GRAFFITI <A> 9.47N
GOO GONE GRAFFITI REMOVER TRIG 240Z
051141916903 SCOUR PAD <A> 5.98N
SB HEAVY DUTY SCOUR PAD 6PK
07001014786 55G DRUM LNR <A>
55 GAL 40CT CLEAR DRUM LINERS
97 49.94N
07002216 SP WTH 2PK <A> 6.97N
SFLUORACIDE WSP & HURNEI 2-18.50Z
073257014779 33/39G CLEAR <A>
HDX 33-39 GAL 50CT OUTDOOR CLR BAGS
2016.97 33.94N

SUBTOTAL 124.34
SALES TAX 0.00
TAX EXEMPT
XXXXXXXXXX TOTAL \$124.34
VISA
AUTH CODE 09009G/2524705 USD\$ 124.34
Contactless TA
AID A0000000031010 VISA CREDIT

P.O.#/JOB NAME: 00

6342 05/29/25 09:53 AM



6342 52 45493 05/29/2025 8655

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 08/27/2025

VKA Security
441 STATE RD 16
ST AUGUSTINE, FL 32084
9048245003

Cashier: 01REG

Transaction 104100

Total \$25.56

CREDIT CARD SALE \$25.56
VISA 3411

Retain this copy for statement
validation

04-Jun-2025 2:23:59P

\$25.56 Method CONTACTLESS

VISA CREDIT

XXXXXXXXXXXX

VISA CARDHOLDER

Reference ID: 515500709930

Auth ID: 07445G

MID: *****

AID: A0000000031010

AthNtwkNm: VISA

Online: [https://clover.com/p
/F4NM8A027CTHC](https://clover.com/p/F4NM8A027CTHC)

Payment F4NM8A027CTHC

Clover Privacy Policy
<https://clover.com/privacy>



How doers
get more done.

2905 International Golf Parkway
World Commerce, FL 32092

6342 00052 611 06/06/25 11:28 AM
SALE CASHIER KAVLEY

030772156629 BIV6DP <A>	19.98N
BOUNTY 6DP SAS WHITE	
736511500714 71YALEKEY <A>	4.97N
BRASS 71 KEY YALE	
039961014771 400ARHRKP10 <A>	20.98N
PERFORMAX COMPLETE TOILET REPAIR KIT	
077089601305 6PCTRAYKIT <A>	12.98N
BETTER 9 IN TRAY SET - 6 PIECE	
020066442361 PT2XSATWHI <A>	6.48N
PAINTERS TOUCH 2X SATIN BLSSM WHITE	

	SUBTOTAL	65.39
	SALES TAX	0.00
TAX EXEMPT		

XXXXXXXXXXXX	TOTAL	\$65.39
--------------	-------	---------

AUTH CODE 01712G/4525599	USD\$ 65.39
Contactless	TA

AID A0000000031010	VISA CREDIT
--------------------	-------------

P.O.#/JOB NAME: 00

6342 06/06/25 11:28 AM



6342 52 61672 06/06/2025 3196

RETURN POLICY DEFINITIONS		
POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	09/04/2025



Final Details for Order #112-1272268-3105019

Order Placed: June 10, 2025

Amazon.com order number: 112-1272268-3105019

Order Total: \$37.33

Shipped on June 10, 2025

Items Ordered

	Price
1 of: VRSS 304 Stainless Steel Satin Finish Door Push Pull Handles, 100mm Width x 400mm Height x 1.2mm Thick, 180mm Hole to Ho	\$28.49
le, 200mm Handle Length, 19mm Pull Diameter (1 Pair)	
Sold by: VRSS (seller profile)	
Business Price	
Condition: New	

Shipping Address:

Shipping Speed:
Standard Shipping

Item(s) Subtotal:	\$28.49
Shipping & Handling:	\$6.99

Total before tax:	\$35.48
Sales Tax:	\$1.85

Total for This Shipment:	\$37.33

Payment information

Payment Method:

Visa | Last digits [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	\$28.49
Shipping & Handling:	\$6.99

Total before tax:	\$35.48
Estimated Tax:	\$1.85

Grand Total:	\$37.33

Credit Card transactions

Visa ending in [REDACTED] June 10, 2025: \$37.33

To view the status of your order, return to [Order Summary](#).

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Kully Supply
2110 County Road 42 West
Burnsville, MN, 55337
Phone: 800-518-5388
Web: www.KullySupply.com

INVOICE

Reference Nbr.:

679533

Date:

10-Jun-2025

Due Date:

10-Jun-2025

Customer ID:

Currency:

USD

BILL TO:		SHIP TO:				
Jim Schieszer 3434 Colwell Ave ste 200 Tampa FL 33614 UNITED STATES Attn: Jim Schieszer		Jim Schieszer				
CUSTOMER REF. NBR.		TERMS		CONTACT		
		Credit Card				
NO.	ITEM	QTY.	UOM	UNIT PRICE	DISC.	EXTENDED PRICE
1	102484: Elkay 55999C EZ-Series Drinking Fountain Front Pushbar	1.00	EA	38.28	0%	38.28
2	Freight ShipVia UPSGROUND	0.00		0.00	0%	8.50

Sales Total:	46.78
Tax Total:	0.00
Discount Total:	0.00
Total (USD):	46.78
Paid:	46.78
Balance Due:	0.00



St. Augustine #1615

215 World Commerce Pkwy

St. Augustine, FL 32092

CD Member 111950640007

RESALE ON

1713545	SAW+PRUNER	69.99
0000354737	/1713545	10.00-
75838	*M-FOLD TWL*	41.99
E 906165	KS WATER 80Z	8.99
912796	*SCOTT BATH*	26.99
TOTAL NUMBER OF ITEMS SOLD =		4

G:858013325158C1

EXP:

RESALE TOTAL	137.96
NON RESALE TOTAL	0.00
SUBTOTAL	137.96
TAX	0.00
**** TOTAL	137.96

XXXXXXXXXXXX H
AID: A0000000031010
Seq# 2282 App#: 09293G
Visa Resp: APPROVED
Tran ID#: 516100002282....

APPROVED - Purchase

AMOUNT: \$137.96

06/10/2025 12:41 1615 2 153 625

Visa	137.96
CHANGE	0.00

TOTAL NUMBER OF ITEMS SOLD = 4
INSTANT SAVINGS \$ 10.00
06/10/2025 12:41 1615 2 153 625



21161500201532506101241

OP#: 625 Name: Olivia K

Thank You!

Please Come Again

Whse:1615 Trn:2 Trn:153 OP:625

Items Sold: 4

CD 06/10/2025 12:41

PAGE NO 1

CUST NO: 4617	JOB NO: 000	PURCHASE ORDER:	REFERENCE:	TERMS: NET 20TH	CLERK: KLM	DATE / TIME: 6/12/25 1:21
------------------	----------------	-----------------	------------	--------------------	---------------	------------------------------

SHIP TO:
CARDHOLDER/MISA

DUE DATE: 7/20/25 TERMINAL: 401

TAX: ^{WGV} DEFAULT TAX CODE ST4

SKU	MFG PART #	DESCRIPTION	SUGG	UNITS	PRICE /PER	EXTENSION
7415144	HG-41506	FOAM WASP & HORNET17.5OZ	5.59	2	5.59 EA	11.18 N
1864495	339004	SPRY PAINT CAMO SAND12OZ	8.99	1	8.99 EA	8.99 N

20.17

TAXABLE	0.00
NON-TAXABLE	20.17
SUBTOTAL	20.17

TAX AMOUNT	0.00
------------	------

20.17	TOTAL	20.17
-------	--------------	--------------

BANKCARD PAYMENT
BKCRD# XXXXXXXXXXXX

XR: 200116

x

Received By



Final Details for Order #112-7051757-6245064

Order Placed: June 11, 2025

Amazon.com order number: 112-7051757-6245064

Order Total: \$50.55

Shipped on June 12, 2025

Items Ordered

3 of: SmartSign - K-1507-HI-06x12 Van Accessible Sign By | 6" x 12" 3M High Intensity Grade Reflective Aluminum Green on White
Sold by: Amazon.com
Condition: New

Price

\$15.82

Shipping Address:

Shipping Speed:
FREE Shipping

Item(s) Subtotal: \$47.46
Shipping & Handling: \$6.99
Free Shipping: -\$6.99

Total before tax: \$47.46
Sales Tax: \$3.09

Total for This Shipment: \$50.55

Payment information

Payment Method:

Visa | Last digits [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal: \$47.46
Shipping & Handling: \$6.99
Promotion applied: -\$6.99

Total before tax: \$47.46
Estimated Tax: \$3.09

Grand Total: [REDACTED]

Credit Card transactions

Visa ending in 3441: June 12, 2025: \$50.55

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Publix

Shoppes at Murabella
84 Tuscan Way
Saint Augustine, FL 32092
Store Manager: Kevin Carine
904-940-2889



1239 600 515 396

ID ND SWEET CREAMY	4.59	F
PUB CUP FOAM 8.5OZ	2.19	T
PUB CUP FOAM 8.5OZ	2.19	T

TAX EXEMPT

Order Total	8.97
Grand Total	8.97
Credit Payment	8.97

TAX FORGIVEN	0.28
--------------	------

Change	0.00
--------	------

Receipt ID: 1239 600 515 396

PRESTO!

Trace #: 515232

Reference #: 1251700252

Acct #: XXXXXXXXXXXX

Purchase VISA

Amount: \$8.97

Auth #: 00504G

CREDIT CARD	PURCHASE
A0000000031010	VISA CREDIT
Entry Method:	Cardless
Mode:	Issuer

Your cashier was Lexis

06/13/2025 13:14 1239 R151 5396 C0409

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Apply today at apply.publix.jobs.
We're an equal opportunity employer.

Publix Super Markets, Inc.

PAGE NO 1

CUST NO:	JOB NO:	PURCHASE ORDER:	REFERENCE:	TERMS:	CLERK:	DATE / TIME:
4617	000			NET 20TH	ACP	6/17/25 11:16

TERMINAL: 405

INVOICE: C02519/4

SKU	MFG PART #	DESCRIPTION	SUGG	UNITS	PRICE /PER	EXTENSION
2023976	23567803	ACE SNAP RING PLIERS SET	19.99	1	19.99 EA	19.99 N

TOTAL	19.99
-------	-------

X

Received By _____



How doers
get more done™

2905 International Golf Parkway
World Commerce, FL 32092

6342 00054 52511 06/16/25 12:23 PM
SALE CASHIER LAILA

045242307630	STEPBIT #1 <A>	24.97N
MKE #1	BLACK OXIDE 13 HOLE STEP BIT	
AMD	5/16X21/2HBL <A>	0.40N
HEX BOLT	ZINC 5/16 X 2-1/2 (AMD)	
ABB	CUTWSHR5/16" <A>	
FLAT WASHER	ZINC 5/16 (ABB)	
4@0.16		0.64N
ABC	5/16HXNUTUSS <A>	
HEX NUT	ZINC 5/16 (ABC)	
4@0.14		0.56N

SUBTOTAL	26.57
SALES TAX	0.00

TAX EXEMPT

XXXXXXXXXX	TOTAL	\$26.57
	VISA	

AUTH CODE 04393G/4542687	USD\$ 26.57
Contactless	TA

AID A0000000031010	VISA CREDIT
--------------------	-------------

P.O.#/JOB NAME: 1

6342 06/16/25 12:23 PM



6342 54 52511 06/16/2025 6229

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON



Final Details for Order #112-4889013-7969009

Order Placed: June 17, 2025

Amazon.com order number: 112-4889013-7969009

Order Total: \$31.71

Shipped on June 17, 2025

Items Ordered

1 of: Pipe Post Mounting Brackets (Two Signs)

Sold by: Signs Direct ([seller profile](#))

Business Price

Condition: New

Price

\$29.77

Shipping Address:

Shipping Speed:

Standard Shipping

Item(s) Subtotal: \$29.77

Shipping & Handling: \$0.00

Total before tax: \$29.77

Sales Tax: \$1.94

Total for This Shipment: \$31.71

Payment information

Payment Method:

Visa | Last digits: [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal: \$29.77

Shipping & Handling: \$0.00

Total before tax: \$29.77

Estimated Tax: \$1.94

Grand Total: \$31.71

Credit Card transactions

Visa ending in [REDACTED] June 17, 2025: \$31.71

To view the status of your order, return to [Order Summary](#).

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Final Details for Order #112-8914229-2560241

Order Placed: June 17, 2025

Amazon.com order number: 112-8914229-2560241

Order Total: \$33.28

Shipped on June 17, 2025

Items Ordered

	Price
1 of: ZhouDaShu 2 Set Sign Mounting Brackets for Larger Poles, Adjustable Street Sign Mounting Hardware with Pole Clamps, Pole Mounting Kit for Water Heater Expansion Tank, Security Camera, Solar Light Panel	\$24.69
Sold by: ZhouDaShu (seller profile)	
Business Price	
Condition: New	

Shipping Address:

United States

Shipping Speed:
Standard Shipping

Item(s) Subtotal:	\$24.69
Shipping & Handling:	\$6.99

Total before tax:	\$31.68
Sales Tax:	\$1.60

Total for This Shipment:	\$33.28

Payment information

Payment Method:

Visa | Last digits [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	\$24.69
Shipping & Handling:	\$6.99

Total before tax:	\$31.68
Estimated Tax:	\$1.60

Grand Total:	\$33.28

Credit Card transactions

Visa ending in [REDACTED] June 17, 2025: \$33.28

To view the status of your order, return to [Order Summary](#).

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How does
get more done.

2905 International Golf Parkway
World Commerce, FL 32092

6342 00052 36950 06/18/25 12:33 PM
SALE CASHIER RHIANNON

046396053176 RYB 40V 550C <A> 159.00N
RYOBI 40V 550 CFM BLOWER 4AH KIT
672288061365 RL RAGS 1 LB <A> 6.98N
ROLL-O-RAGS 1LB
074182268008 SOFTSOAP AGU <A>
SOFTSOAP HS AQUARIUM 7.50Z
3@1.78 5.34N
073257014736 55G DRUM LNR <A> 24.97N
HDX 55 GAL 40CT CLEAR DRUM LINERS
073257014779 33/39G CLEAR <A> 16.97N
HDX 33-39 GAL 50CT OUTDOOR CLR BAGS
051141916903 SCOUR PAD <A> 5.98N
SB HEAVY DUTY SCOUR PAD 6PK
731919245656 1 SIZE FITS <A> 5.30N
HDX DISPOSABLE VINYL 50CT
074182459932 SS 500Z AQUA <A> 6.48N
SOFTSOAP HS REFILL AQUARIUM 500Z

SUBTOTAL 231.02
SALES TAX 0.00

TAX EXEMPT

TOTAL \$231.02

XXXXXXXXXX

VISA

USD\$ 231.02

AUTH CODE 01234G/2527010

TA

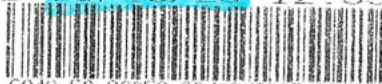
Contactless

AID A0000000031010

VISA CREDIT

P.O.#/JOB NAME: 00

6342 06/18/25 12:33 PM



6342 52 86950 06/18/2025 2008

RETURN POLICY DEFINITIONS

POLICY ID DAYS POLICY EXPIRES ON
A 1 90 09/16/2025



Final Details for Order #112-4095516-0429805

Order Placed: June 19, 2025

Amazon.com order number: 112-4095516-0429805

Order Total: \$47.90

Shipped on June 21, 2025

Items Ordered

	Price
1 of: Pool Tile Brush Scrubber 2-in-1 Scrub and Scour Waterline Tile Scale Cleaner - Easily Clean Swimming Pool Tiles Flip Brush	\$24.99
Sold by: Pool Patch (seller profile)	
Condition: New	
1 of: Pool Thermometer Floating Easy Read, Solar Powered Digital Pool Thermometer, IPX-8 Waterproof, Digital Temperature Gauge with Rope for Swimming Pools, Spa, Hot Tubs	\$19.99
Sold by: Yueyitek (seller profile)	
Condition: New	

Shipping Address:

Shipping Speed:
FREE Shipping

Item(s) Subtotal:	\$44.98
Shipping & Handling:	\$6.99
Free Shipping:	-\$6.99

Total before tax:	\$44.98
Sales Tax:	\$2.92

Total for This Shipment:	\$47.90

Payment information

Payment Method:

Visa | Last digits: [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal:	\$44.98
Shipping & Handling:	\$6.99
Promotion applied:	-\$6.99

Total before tax:	\$44.98
Estimated Tax:	\$2.92

Grand Total:	\$47.90

Credit Card transactions

Visa ending in [REDACTED] June 21, 2025: \$47.90

To view the status of your order, return to [Order Summary](#).



St. Augustine #1615

215 World Commerce Pkwy

St. Augustine, FL 32092

DC Member 111950640007

RESALE ON

E 1334985 DUNKIN DONUT 22.99

E 478617 LIQ CREAMER 8.99

G:858013325158C1 EXP:

RESALE TOTAL	31.98
NON RESALE TOTAL	0.00

SUBTOTAL	31.98
TAX	0.00
*** TOTAL	31.98

XXXXXXXXXXXX H
AID: A0000000031010
Seq# 3272 App#: 00654G
Visa Resp: APPROVED
Tran ID#: 517400003272....

APPROVED - Purchase

AMOUNT: \$31.98

06/23/2025 11:50 1615 3 68 625

Visa	31.98
CHANGE	0.00

TOTAL NUMBER OF ITEMS SOLD = 2

06/23/2025 11:50 1615 3 68 625



21161500300682506231150

OP#: 625 Name: Olivia K

Thank You!

PAGE NO 1

PHONE: (904) 907-2424

TAX: ^{WGV} DEFAULT TAX CODE ST4

Received By



Final Details for Order #112-3735021-8424229

Order Placed: June 26, 2025

Amazon.com order number: 112-3735021-8424229

Order Total: \$18.69

Shipped on June 26, 2025

Items Ordered

1 of: Southeastern 5 Pack Swimming Pool Deck Drain Rectangular Grate 2x4 with Screws Replacement for Hayward(R)
SP1019BA

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

Condition: New

Price

\$10.99

Shipping Address:

Shipping Speed:

Standard Shipping

Item(s) Subtotal: \$10.99

Shipping & Handling: \$6.99

Total before tax: \$17.98

Sales Tax: \$0.71

Total for This Shipment: \$18.69

Payment information

Payment Method:

Visa | Last digits: [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal: \$10.99

Shipping & Handling: \$6.99

Total before tax: \$17.98

Estimated Tax: \$0.71

Grand Total: \$18.69

Credit Card transactions

Visa ending in [REDACTED] June 26, 2025: \$18.69

To view the status of your order, return to [Order Summary](#).

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Final Details for Order #112-1787427-1285803

Order Placed: June 25, 2025

Amazon.com order number: 112-1787427-1285803

Seller's order number: 11JR2VQ

Order Total: \$50.04

Shipped on June 26, 2025

Items Ordered

1 of: SoftPull Centerpull Regular Capacity Premium Paper Towel, White, 28124, 324 Sheets Per Roll, 6 Rolls Per Case

Sold by: ClickWise Essentia ([seller profile](#))

Business Price

Condition: New

Price

\$46.99

Shipping Address:

Shipping Speed:

Standard Shipping

Item(s) Subtotal: \$46.99

Shipping & Handling: \$0.00

Total before tax: \$46.99

Sales Tax: \$3.05

Total for This Shipment: \$50.04

Payment information

Payment Method:

Visa | Last digits: [REDACTED]

Billing address

Erick Hutchison
3434 COLWELL AVE
TAMPA, FL 33614-8390
United States

Item(s) Subtotal: \$46.99

Shipping & Handling: \$0.00

Total before tax: \$46.99

Estimated Tax: \$3.05

Grand Total: \$50.04

Credit Card transactions

Visa ending in [REDACTED] June 26, 2025: \$50.04

To view the status of your order, return to [Order Summary](#).

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St. Augustine #1615

215 World Commerce Pkwy

St. Augustine, FL 32092

JA Member 111950640007

RESALE ON

E 1498286 GATORADECORE 15.99

E 906165 KS WATER 8OZ 8.99

75838 *M-FOLD TWL* 41.99

912796 *SCOTT BATH* 26.99

TOTAL NUMBER OF ITEMS SOLD = 4

G:858013325158C1

EXP:

RESALE TOTAL 93.96
NON RESALE TOTAL 0.00

SUBTOTAL 93.96
TAX 0.00
**** TOTAL 93.96

XXXXXXXXXXXX H
AID: A0000000031010
Seq# 2121 App#: 03384G
Visa Resp: APPROVED
Tran ID#: 517700002121....

APPROVED - Purchase
AMOUNT: \$93.96
06/26/2025 13:03 1615 2 182 6

Visa 93.96
CHANGE 0.00

TOTAL NUMBER OF ITEMS SOLD = 4
06/26/2025 13:03 1615 2 182 6



21161500201822506261303

OP#: 6 Name: Bob R

Thank You!

Please Come Again

Whse:1615 Trm:2 Trn:182 OP:6

Items Sold: 4
JA 06/26/2025 13:03

Tab 8

Turnbull Creek Community Development District

9655 Florida Mining Blvd., Bldg. 300, Suite 305, Jacksonville, Florida 32257

Memorandum

Date: Sept 16, 2025

To: Turnbull Board of Supervisors

Melissa Dobbins, Darrin Mossing, Ben Pfuhl

From: Jim Schieszer, Operations Manager

Erick Hutchison, Amenity Manager

Re: Turnbull Creek CDD

Monthly Murabella Operations Report

The following is a summary of activities related to the RMS operations of the Turnbull Creek Community Development District.

Site Field Manager: Jim Schieszer

1. Property maintenance, janitorial, trash cans bags, trash pickup on all roads and common areas and athletic fields, dog pots & mail kiosks & playground areas.
2. Daily pool maintenance: chemicals & vacuuming, timer changed & ADA lift chairs maintenance.
3. Follow through with resident concerns regarding property issues, (Ant hills, irrigation breaks, pond bank erosion issues, pond algae and tree issues, etc.)
4. Meeting with Yardnique Landscape (Brien Stephens) in regard to landscaping issues and updates.
5. Communications with Brian Stephens with Yardnique on irrigation leaks occurred for repairs.
6. Communication with Chris Railing (Future Horizons) for lake work and monthly reports.
7. Auditing / Documentation of Yardnique Outdoors.
8. Yardnique has trimmed the palm trees
9. Cat 6 has been run for the tennis court gate.
10. The Gate closer has been installed at the tennis court also ready for card reader installation.
11. Gate repair and painting done at Monument at Pacetti entrance after car accident.
12. Three bids for Tennis court repairs

13. Working on pavers at bulkhead under the slide

14 removed several dead trees from berms and parks

Amenity Manager: Erick Hutchison

- All rentals and amenities are fully operational and running smoothly
- All high touched surfaces are being sanitized daily
- Nike soccer camp
- Christmas lighting
- LaBlast Dance class

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Should you have any questions or comments regarding the above information, please feel free to contact Darrin Mossing at (865) 603-5101

Derrick

Turnbull Creek Treat Sheet

Date: 8/12/25

MuraBella

Lake	Plants Treated	Trash Pickup	Remarks
1	Shoreline	<input checked="" type="checkbox"/> Yes() No	
2	Shoreline	<input checked="" type="checkbox"/> Yes() No	
3	Shoreline	<input checked="" type="checkbox"/> Yes() No	
4	Shoreline	<input checked="" type="checkbox"/> Yes() No	
5	Shoreline	<input checked="" type="checkbox"/> Yes() No	
6	N/T	<input checked="" type="checkbox"/> Yes() No	
7	Shoreline	<input checked="" type="checkbox"/> Yes() No	
8	N/T	<input checked="" type="checkbox"/> Yes() No	
9	N/T	<input checked="" type="checkbox"/> Yes() No	
10	Shoreline	<input checked="" type="checkbox"/> Yes() No	
11	Shoreline	<input checked="" type="checkbox"/> Yes() No	
12	Algae	<input checked="" type="checkbox"/> Yes() No	
13	Shoreline	<input checked="" type="checkbox"/> Yes() No	
14	N/T	<input checked="" type="checkbox"/> Yes() No	

San Marino

Lake	Plants Treated	Trash Pickup	Remarks
1	Dyed Ponds	<input checked="" type="checkbox"/> Yes() No	
2	Dyed Ponds	<input checked="" type="checkbox"/> Yes() No	

Pescara

Lake	Plants Treated	Trash Pickup	Remarks
1	N/T	<input checked="" type="checkbox"/> Yes() No	
2	N/T	<input checked="" type="checkbox"/> Yes() No	
3	N/T	<input checked="" type="checkbox"/> Yes() No	
4	N/T	<input checked="" type="checkbox"/> Yes() No	
5	N/T	<input checked="" type="checkbox"/> Yes() No	

Comments:
