

*Rivers Edge
Community Development District*

June 21, 2023

AGENDA

Rivers Edge
Community Development District
www.RiversEdgeCDD.com

June 14, 2023

Board of Supervisors
Rivers Edge Community Development District

Dear Board Members:

The Rivers Edge Community Development District Board of Supervisors Meeting is scheduled for **Wednesday, June 21, 2023 at 11:00 a.m. at the RiverTown Amenity Center, 156 Landing Street, St. Johns, Florida 32259.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Audience Comments Related to Agenda Items (Limited to 3 minutes per person)
- III. Approval of the Consent Agenda
 - A. Minutes of the May 17, 2023 Board of Supervisors Meeting
 - B. Financial Statements as of April 30, 2023
 - C. Check Register
- IV. Staff Reports
 - A. District Counsel – 2023 Legislative Update
 - B. District Engineer – Updates and Revised Rate Schedule
 - C. District Manager
 - D. General Manager
 - 1. Monthly Amenity and Field Operations Report
 - 2. Pond Service Report
 - E. Landscape and Irrigation Maintenance – Monthly Report
- V. Business Items
 - A. Items for Board Consideration
 - 1. Resolution 2023-12, Designating Officers

2. Resolution 2023-13, Authorizing a Change in the Registered Agent
 3. Proposal for Gate Access – Dog Park (GM)
 4. Discussion of Fence Easements and Stop Sign and Striping Proposal (DE)
 5. Easement Encroachment Requests
 6. Ratification of 2023 Mulch Application (Cost Share Item)
 7. Additional Mulch Proposal
 8. Acceptance of the Fiscal Year 2022 Audit Report
- B. Discussion Items
1. Pickleball Courts
 2. Holiday Lighting
- VI. Other Business
- VII. Supervisor Requests
- VIII. Audience Comments
- IX. Next Scheduled Meeting – July 19, 2023 at 11:00 a.m. at the RiverTown Amenity Center
- X. Adjournment

PUBLIC CONDUCT: Members of the public are provided the opportunity for public comment during the meeting. Each member of the public is limited to three (3) minutes, at the discretion of the Presiding Officer, which may be shortened depending on the number of speakers. Speakers shall refrain from disorderly conduct, including launching personal attacks; the Presiding Officer shall have the discretion to remove any speaker that disregards the District's public decorum policies. Public comments are not a Q&A session; Board Supervisors are not expected to respond to questions during the public comment period.

THIRD ORDER OF BUSINESS

A.

Minutes of Meeting
Rivers Edge
Community Development District

The regular meeting of the Board of Supervisors of the Rivers Edge Community Development District was held Wednesday, May 17, 2023 at 6:00 p.m. at the RiverTown Amenity Center, 156 Landing Street, St. Johns, Florida.

Present and constituting a quorum were:

Mac McIntyre	Chairman
Erick Saks	Vice Chairman
Frederick Baron	Supervisor
Robert Cameron	Supervisor
Scott Maynard	Supervisor

Also present were:

Howard McGaffney	District Manager
Lauren Gentry	District Counsel
Ryan Stillwell	District Engineer by telephone
Mike Scuncio	Yellowstone
Several Residents	

The following is a summary of the discussions and actions taken at the May 17, 2023 meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. McGaffney called the meeting to order at 6:00 p.m. and called the roll.

SECOND ORDER OF BUSINESS

Audience Comments

Mr. Harvey stated I live in Homestead across the bridge, the first house on the right. Nobody is going less than 25 around that curve. Everybody is going 25 and higher. I would like to see some speed bumps. Other areas are the same way and all you hear about are the speeders.

Mr. Winter stated like many residents here I work from home and have kids at home and our walls are not thick so being on quiet conference calls is hard, so I often come to the RiverClub or here when the RiverHouse is open. Unfortunately, the RiverHouse is only open to residents

like me when it is staffed and even then, sometimes the deadbolt is locked. The gym is open without staff most of the time especially during the hours I'm awake and I argue that it is an unsafe place. It would be great to have a quiet space that doesn't have music or a swimming pool by it to work.

Mr. McIntyre asked has that changed? I thought the RiverHouse was open during normal hours 10:30 – 5.

Mr. Davidson stated he was correct; it is generally open during the hours we are staffed.

Mr. Saks stated I agree with him, people have access to other facilities, and this wouldn't be that much different. If we could look into that or even if we had swipe access so not just anybody could walk in.

Mr. Winter stated I recognize there are often scheduled paid events here so you wouldn't want access then, if there is a public google calendar that can be made available to residents, that might be a good way to manage it or just a sign outside.

Mr. McGaffney stated I will get with Jason and review the policy and advise the board later in the meeting or after the meeting.

Mr. Martinez stated for the pool we have the RiverHouse cards, and they never get checked so it is hard to tell if people coming in and out of the gate live in RiverTown or not. That is a concern. There is nobody to check to see if people are residents to use the facilities. I don't know if there is a way to address that.

THIRD ORDER OF BUSINESS

Approval of the Consent Agenda

- A. Minutes of the April 19, 2023 Meeting**
- B. Financial Statements as of March 28, 2023**
- C. Check Register**

Mr. Baron stated in the package on page 80 and 81 it starts some financials from October 30, 2021, the first one is from Vesta \$1,205.95, page 81 addressed St. Augustine Electric Motor from September 16, 2021 for \$228.98. I'm sure there is an explanation why we have 10-15 pages of receipts from 2021. When I went back to November 17, 2021's package these were all identified within that package as being paid.

Mr. McGaffney stated that is a good observation and Supervisor Baron and I have had some conversations ahead of the meeting. We briefly discussed this at the March meeting where

Vesta had submitted an invoice that was quite a significant amount, for their monthly fees from a month back in 2021. We got the invoice from Vesta and the accounts payable team member said before we cut this check, we want to bring this to your attention. Wells Fargo did not permit the check to go through and in 2023 Vesta confirmed that it was not paid. The check has been processed and paid and included in this check register for March 2023.

Mr. Baron asked is there a legal limitation to a payout of an invoice?

Mr. Gentry stated it may have audit implications but legally, no.

Mr. Baron asked there is no limitation if someone came back how many years back for payment on a bill? What is the limitation?

Ms. Gentry stated there are statutes of limitations that apply to legal claims on a contractual obligation, but I don't know the statute of limitation for this off the top of my head. I can pull the statute and get back to you.

Mr. Baron stated I would like to know what it is.

Mr. Maynard asked are there any more of these floating out there?

Mr. McGaffney stated not that I'm aware of.

Mr. Baron stated I have been able to go back five years to Mattamy to collect funds and I have worked with Jim Perry, Ernesto, and Marilee before Mac. We have collected over \$300,000 going back over five years. I have been told that I can only go back five years and look but three years is what I can collect.

Ms. Gentry stated I did pull the statute and it is five years for a legal or equitable action on a contract or a liability founded on a written instrument. If there are obligations that are older than that, you can make the request, but your ability to bring a legal claim for it would be diminished.

Mr. Baron stated that goes both ways.

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

FOURTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Gentry stated I will start with something that came up earlier in the meeting related to the hours of the RiverHouse. Your amenity rules state generally the hours of operation are established and published by the district and may fluctuate based on the season and time of year.

It is very open ended. If this board would like to direct staff to open certain hours, you are within your rights to do that. I think in the past there might have been some issues with people coming in and not behaving themselves, and if that happens you can change your policy at any time.

Mr. McIntyre stated I think it would be prudent to open it up. This is a major facility that gets used and whatever the normal hours are from 10:30 a.m. to 5:00 p.m. I feel it should be opened until or unless we have an issue that causes us to refocus and change that.

Mr. Davidson asked what time would the board be comfortable with?

It was the consensus of the board to have the hours 8 – 5.

On MOTION by Mr. Baron seconded by Mr. McIntyre with all in favor the hours of the RiverHouse will be from 8:00 a.m. to 5:00 p.m. subject to the Chair's and staff's review to be revisited at the following meeting.

Mr. Maynard stated I would like to see if we post the calendar so that if someone comes in, they can look on the screen and see the calendar for that day, week or month. We can do that with that calendar, the tennis calendar, and the pool pavilion.

Mr. Baron stated I prefer them to use the website.

Mr. McIntyre stated I wonder if that can be done old school with a document protector and tape it to the cabinets and when staff comes in, make it part of the staff opening procedure at the beginning of the month or weekly.

Mr. Davidson stated as the resident alluded to, the google calendar may be our best bet. Let's see if we can have old school and new school make a baby that works.

Ms. Gentry stated I recommend as part of this change the board allow staff the discretion if they consult with the chair to cut back on those hours if they start having issues.

At the last meeting I promised you an update on all the legislative bills that passed. Our office is still working on that list, but I can give you a preview of the two most prevalent. First, there was no increase to the statutory limitations of liability for governments. You will not be exposed to additional statutory liability, and if your insurance premiums go up, it will not be due to a statutory change. The second one is that the legislature did pass a requirement for ethics training for CDD supervisors. That is going to be required on an annual basis, four hours starting the calendar year of 2024. We are going to put together a memo that gives you details of exactly

how you satisfy that and how you report it and some resources you can consult to satisfy those requirements.

A resident inquired about a bill that passed that prohibits children from driving golf carts. This board has decided to rely on county and state regulations so there is no change in your policies.

Mr. Saks asked how does that apply to multi-purpose paths? It is impossible to get to a multi-purpose path without going on a road.

Ms. Gentry stated my understanding of the bill is that it applies to all golf cart use on ROW designated for golf cart use by the County.

B. District Engineer

Mr. Stillwell stated we have not gotten the pricing for the Orange Branch Trail striping yet, but I did find out today that Mattamy is doing the work along Rivertown Main Street and they have a different contractor than the one we reached out to, so we reached out to them today as well. Hopefully, we can do the striping at the same time. As soon as I get that I will provide it to the board.

C. District Manager – Report on the Number of Registered Voters (3,458)

A copy of the letter from the supervisor of elections reporting that there are 3,458 registered voters residing within the district was included in the agenda package.

D. General Manager

1. Monthly Amenity and Field Operations Report

Mr. Davidson stated we became aware of the fish kill around 6:00 a.m. this morning. From there I began to troubleshoot and work with the pond provider, and we don't yet have an update as to what caused the fish kill. However, we are working diligently with Charles Aquatics, and they will do some water samples. Our team has been out all day cleaning up a lot of those dead fish and we will combine forces with Charles Aquatics to try to get everything cleaned up as soon as we can.

Mr. Saks asked when you get the water samples, will you let the board know?

Mr. Davidson stated we can update you daily if you'd like.

2. Pond Service Report

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

E. Landscape and Irrigation Maintenance – Monthly Report

Mr. Scuncio gave an overview of the landscape and irrigation maintenance monthly report that was included in the agenda package.

FIFTH ORDER OF BUSINESS

Business Items

A. Items for Board Consideration

1. Resolution 2023-10 Approving a Proposed Budget for Fiscal Year 2024 and Setting a Public Hearing date for Adoption

Mr. McGaffney stated overall the assessment increase is 1%. We recently discussed property insurance and on Friday I received information that it will go up an additional \$12,624 for a total of \$142,002. The big increase came after the hurricane there were a few items that were not insured, and they were added to the property schedule.

Mr. McGaffney highlighted the following changes: Admin: overall revenues, cost share agreement for amenity and field, an increase to the GMS contract, , and an increase to the Vesta contract. Field: landscape maintenance, irrigation water use, and electric. Amenity: increases in property insurance, lifestyle director increase to be covered by Vesta contract, pressure washing, and refuse.

Mr. Maynard stated I would like to meet the obligations in the reserve study. Based on what we project to put in reserves and what the reserve study calls for there is a \$51,000 difference. We have been below the recommended contribution every year and the original projects were based on a much lower rate of inflation.

Mr. McGaffney stated to address the long-term planning, for this year the general reserve grounds maintenance you are going from \$75,000 adopted in 2023 to \$100,000 in 2024 and the amenity center reserves from \$100,000 to \$175,000 and \$150,000 on the additional reserves stayed the same. Last year you only budgeted \$166,963 in capital projects and this year I put in \$150,000 for capital projects and an additional \$100,000 for capital repairs and replacement. Combined you can spend a total of \$250,000, you can lower that number on the expense side and increase your Fund Balance.

I outlined to the board in an email a basic process of what we will go through. We will start with your top ten needs and wants, look at the reserve study because there are items in there like what Supervisor Maynard and Supervisor Baron have brought up. We talked about whether the roads need to stay in there because people are going to pay now for something that maybe isn't going to happen for 20 years and that is when a bond could potentially be issued. There are other items we need to go through and individually look at them to say that needs to stay or no it doesn't need to stay then at that point we will know what the 10-year outlook looks like according to the Reserve Study. The District may be aiming for, at least increasing the reserve contribution 4% to 5% each year over the next 10 years over what we did in the year prior, but with inflation we may need to do more.

Public comments were made regarding the following topics: Landscaping, ponds, fish issue, lot on Meadow Creek that is not maintained.

Mr. McGaffney read Resolution 2023-10 by title, A resolution of the board of supervisors of the Rivers Edge Community Development District approving a proposed budget for fiscal year 2023/2024; declaring special assessments to fund the proposed budget pursuant to Chapter 190, 170 and/or 197, Florida Statutes; setting public hearings, addressing publication, addressing severability and providing an effective date.

On MOTION by Mr. Saks seconded by Mr. McIntyre with all in favor Resolution 2023-10 approving the fiscal year 2024 budget and setting the public hearing for August 16, 2023 was approved.

Ms. Gentry stated we will be preparing the required mailed notices that will go out to all residents. There is a lot of "legalese" that is required to be in them, but we will make it as user-friendly as possible and we will also add an explanation of why the costs are going up.

2. Resolution 2023-11 Setting a Public Hearing to Adopt Rates for the Community Garden

Ms. Gentry stated this is a cleanup item related to the charges imposed for the community garden lots. This resolution sets a formal hearing to adopt rates and ranges and also adopts those proposed rates and ranges on an interim basis until they can be formalized. Attached to the resolution is Exhibit A that has an enrollment fee of \$75 then a range of \$50 to \$200 per year for standard plots and small plots. The current rates are \$75 for enrollment, \$50 for small lots and

\$125 for standard lots. We are recommending advertising a range to give flexibility if that needs to change in the future.

On MOTION by Mr. McIntyre seconded by Mr. Saks with all in favor Resolution 2023-11 setting a public hearing for August 16, 2023 to adopt rates for the community garden was approved.

SIXTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS

Supervisors' Requests

Mr. Baron stated I want to give an update on what we are doing for the reclaimed water. It is coming back into alignment. We had two bad years that were over \$130,000 over budget and that is not happening. A great job by the team and by Vesta.

Mr. McIntyre stated a couple months back we talked about an interim pickleball court at the RiverClub and that turned out to not be adequate but we still have money set aside and I have been working with Jason and a couple of residents and considered the basketball courts but that presented challenges budget wise that we were not ready to fulfill. We are back to looking to doing one tennis court. There is new technology that will allow striping that is on a semi-permanent situation because it is not painted but there is adhesive and Velcro that goes across the middle playing line, until we have the funds to build proper pickleball courts someone is going to have to share the space to do this. The pickleball community has been extremely patient and it is only fair to work on something temporary as we talked about. I would like authorization to continue to work with Jason, take those funds and look at doing one court and see how that turns out with these new materials so we have something to play on.

Mr. McGaffney stated after the meeting with Rivers Edge II or III a specific board member who works for Mattamy had asked how things were going with Pickleball. They are not putting pickleball courts in any of the concepts for Rivers Edge III. It wasn't a decision that board made it was a statement that was made to me, and they seem to be agreeable to hearing about a potential cost share if Rivers Edge decides to build courts. Take that for what it was meant to be, which was probably an open-ended offer to discuss it and we could have discussions at a joint meeting.

Mr. Baron asked can I ask the supervisors to allow me to reach out to the county and work with Ryan on presenting a package for a pickleball court? The county has existing plans for two tennis courts, and I want to work with Ryan because he had mentioned before that they might request all architecture plans, which may be an expensive \$25,000. I would like to reach out to Randy Cooper the county engineer and see what I can come up with. I don't want to overstep what you have going but it sounds like your project is a little different than where I want to go work with the engineer and present to the county a proposal of what I can or can't do with that spot over there and come back and do a request for a cost share to initiate a conversation. The county has plans for tennis courts that they may ask us to amend for pickleball.

On MOTION by Mr. McIntyre seconded by Mr. Saks with all in favor Mr. Baron was authorized to work with staff and the county to gather information on the process for proposing and approving the construction of pickleball courts.

Mr. Maynard asked what was the issue with using the basketball court?

Mr. McIntyre stated there is no fencing so balls could go everywhere and there is no where people can rack and stack their play time. It seems that tennis courts right now are the most viable option. We need to work with the tennis community and pickleball community to work it out.

Mr. Baron moved to approve one tennis court be temporarily striped for pickleball use on a trial basis and Mr. Saks seconded the motion.

A resident stated the ball won't bounce right on a clay court. If you want more courts why not do it in Sullivan? Who is going to take the stuff on and off the courts?

Mr. McIntyre stated the pickleball players will be responsible to bring and remove whatever is portable. They want to give way to the tennis players because it is a tennis court, however, some things have to be shared just like we have to share our amenities with CDD II and III and vice versa. There comes a point where we don't have the resources to fulfill the obligation, there has to be some give and take. That is where we are at this point. They have been very gracious to this point, and this is not a perfect solution but I'm trying to give them something that they are happy with until we can solve that problem and if we need to work with the tennis community to work it out I am fine with being liaison to work with that group.

A resident stated instead of taking the soccer field and putting in six courts or something like that.

Mr. McIntyre stated that has to be brought up to the board and funds made available for that.

A resident I'm an avid pickleball player and have to leave the community to play and I do play on the tennis court at times. We just lower the net a little bit, it is not great, but we make it work. I appreciate you looking into this.

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

Mr. McIntyre stated we have to do something about security at the dog park. We are using an antiquated system with a punch code and people from all over the area bring their dogs to our dog park. I ran into a friend and client of mine at Publix and she mentioned that she brings her dog to the dog park, we have a friend who lives in RiverTown.

Mr. McGaffney stated he will get with staff to come to the next meeting with recommendations.

EIGHTH ORDER OF BUSINESS

Audience Comments

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Next Scheduled Meeting – June 21, 2023 at 11:00 a.m. at the RiverTown Amenity Center

Mr. McGaffney stated Rivers Edge II has authorized a not to exceed amount of \$7,000 for up to seven additional pool loungers to fit within the Florida Department of Health max capacity over there and they wanted to know if Rivers Edge would cost share that. If that is okay, Rivers Edge II is going to purchase them, and they wanted to make sure we could add this to the next agenda as a cost share item.

The next schedule meeting is June 21, 2023 at 11:00 a.m. at the same location.

On MOTION by Mr. Saks seconded by Mr. McIntyre with all in favor the meeting adjourned at 8:00 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Rivers Edge

Community Development District

Unaudited Financial Reporting
April 30, 2023



Rivers Edge
Community Development District
Combined Balance Sheet
April 30, 2023

	Governmental Fund Types				Totals
	General	Debt Service	Capital Projects	Capital Reserve	(Memorandum Only)
<u>Assets:</u>					
Cash	\$877,049	---	---	\$517,298	\$1,394,347
Due from Rivers Edge II-CS	\$5,674	---	---	---	\$5,674
Due from Mattamy - Utilities	\$6,815	---	---	---	\$6,815
Due from DS 2018	---	\$858	---	---	\$858
Due from General Fund	---	\$1,011	---	---	\$1,011
Due from Other	\$10	---	---	---	\$10
Investments:					
Custody	\$1,030,552	---	---	---	\$1,030,552
Investment - SBA	\$7,017	---	---	\$6,002	\$13,019
<u>Series 2016</u>					
Reserve	---	\$221,153	---	---	\$221,153
Revenue	---	\$747,211	---	---	\$747,211
Prepayment	---	\$120	---	---	\$120
<u>Series 2018</u>					
Reserve	---	\$117,126	---	---	\$117,126
Revenue	---	\$484,485	---	---	\$484,485
Prepayment	---	\$12,813	---	---	\$12,813
Construction	---	---	\$3,806	---	\$3,806
<u>Series 2018A-1/2018A-2</u>					
Revenue	---	\$447,122	---	---	\$447,122
Excess Revenue	---	\$12,411	---	---	\$12,411
Reserve 2018A-1	---	\$68,919	---	---	\$68,919
Reserve 2018A-2	---	\$88,813	---	---	\$88,813
Prepayment	---	\$1,127	---	---	\$1,127
Utilities Deposit	\$7,241	---	---	---	\$7,241
Prepaid Expenses	\$1,921	---	---	---	\$1,921
Accounts Receivable	\$100,786	---	---	---	\$100,786
Assessments Receivable	\$26,747	\$18,032	---	---	\$44,779
Total Assets	\$2,063,811	\$2,221,201	\$3,806	\$523,300	\$4,812,119
<u>Liabilities:</u>					
Accounts Payable	\$57,742	---	---	\$2,100	\$59,842
Accrued Expenses	\$24,870	---	---	---	\$24,870
Fica Payable	\$92	---	---	---	\$92
Due to DS 2018	\$1,011	---	---	---	\$1,011
Due to DS 2018A	---	\$858	---	---	\$858
<u>Fund Balances:</u>					
Restricted for Debt Service	---	\$2,220,343	---	---	\$2,220,343
Assigned	---	---	---	\$521,200	\$521,200
Restricted for Capital Projects	---	---	\$3,806	---	\$3,806
Nonspendable	\$15,977	---	---	---	\$15,977
Unassigned	\$1,964,121	---	---	---	\$1,964,121
Total Liabilities and Fund Equity	\$2,063,811	\$2,221,201	\$3,806	\$523,300	\$4,812,119

Rivers Edge
Community Development District
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	ADOPTED BUDGET	PRORATED	ACTUAL 4/30/23	VARIANCE
		BUDGET 4/30/23		
Assessments - Roll	\$2,245,579	\$2,245,579	\$2,249,590	\$4,012
Assessments - Direct	\$132,843	\$132,843	\$132,843	\$0
Misc Income/Interest	\$12,000	\$12,000	\$25,353	\$13,353
Insurance Proceeds	\$0	\$0	\$31,595	\$31,595
Rental Revenue	\$30,000	\$17,500	\$13,867	(\$3,633)
Special Events	\$6,000	\$3,500	\$3,868	\$368
Cost Share Landscaping Rivers Edge II	\$713,588	\$416,260	\$416,260	\$0
Cost Share Landscaping Rivers Edge III	\$179,286	\$104,584	\$104,584	\$0
Cost Share Amenity Rivers Edge III	\$316,559	\$184,659	\$184,659	\$0
Community Garden	\$1,000	\$583	\$980	\$397
Tennis Revenue	\$500	\$500	\$2,510	\$2,010
Total Income	\$3,637,354	\$3,118,007	\$3,166,109	\$48,101

Expenditures

Administrative

Supervisor Fees	\$12,000	\$7,000	\$8,800	(\$1,800)
FICA Expense	\$918	\$536	\$673	(\$138)
Engineering (Prosser)	\$25,000	\$14,583	\$11,684	\$2,899
Assessment Roll	\$5,000	\$5,000	\$5,000	\$0
Attorney	\$55,000	\$32,083	\$26,458	\$5,625
Annual Audit	\$5,000	\$2,917	\$0	\$2,917
Trustee Fees	\$11,000	\$11,000	\$13,230	(\$2,230)
Dissemination	\$6,100	\$3,558	\$3,958	(\$400)
Arbitrage	\$1,800	\$1,050	\$1,200	(\$150)
Management Fees	\$49,875	\$29,094	\$29,094	\$0
Information Technology	\$2,888	\$1,684	\$1,685	(\$0)
Website Maintenance	\$1,488	\$868	\$868	(\$0)
Telephone	\$800	\$467	\$315	\$152
Postage	\$1,500	\$875	\$629	\$246
Printing & Binding	\$3,000	\$1,750	\$943	\$807
Insurance	\$11,280	\$11,280	\$9,626	\$1,654
Legal Advertising	\$4,500	\$2,625	\$331	\$2,294
Other Current Charges	\$2,500	\$1,458	\$0	\$1,458
Office Supplies	\$150	\$88	\$18	\$70
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0

Total Administrative	\$199,973	\$128,091	\$114,688	\$13,403
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Grounds Maintenance

Field Operations Management	\$45,210	\$26,373	\$29,163	(\$2,791)
Landscape Maintenance	\$1,523,000	\$888,417	\$598,674	\$289,743
Landscape Reserves	\$60,000	\$35,000	\$51,481	(\$16,481)
Irrigation Repairs and Maintenance	\$15,000	\$15,000	\$40,548	(\$25,548)
Lakes, Vegetation and Algae Control	\$56,340	\$32,865	\$25,547	\$7,318
Irrigation Water Use	\$367,000	\$214,083	\$138,322	\$75,761
Electric	\$105,000	\$61,250	\$73,488	(\$12,238)
Street Lighting & Signage Repairs and Replacements	\$20,000	\$11,667	\$10,196	\$1,471
Street and Drainage Maintenance	\$5,000	\$2,917	\$0	\$2,917
Repairs and Maintenance	\$10,000	\$5,833	\$9,372	(\$3,539)

Total Grounds Maintenance	\$2,206,550	\$1,293,404	\$976,791	\$316,613
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Rivers Edge
Community Development District
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	ADOPTED	PRORATED	ACTUAL	VARIANCE
	BUDGET	BUDGET	4/30/23	
	BUDGET	4/30/23	4/30/23	
Amenity Center				
General Manager / Lifestyle Director (Vesta)	\$95,486	\$55,700	\$61,444	(\$5,744)
Lifeguards (Vesta)	\$46,009	\$26,839	\$13,534	\$13,304
Hospitality Staff (Vesta)	\$106,902	\$62,360	\$34,845	\$27,515
Amenity Manager (Vesta)	\$18,911	\$11,031	\$11,031	(\$0)
Security Monitoring	\$3,500	\$2,042	\$1,496	\$546
Security Guards	\$75,000	\$43,750	\$54,022	(\$10,272)
Telephone	\$17,406	\$10,154	\$6,534	\$3,620
Insurance	\$52,906	\$52,906	\$86,252	(\$33,346)
General Facility Maint/Common Grounds Maint (Vesta	\$76,541	\$44,649	\$48,149	(\$3,500)
Pool Maintenance (Vesta)	\$10,012	\$5,840	\$7,359	(\$1,519)
Pool Chemicals (Poolsure)	\$18,000	\$10,500	\$10,324	\$176
Janitorial Services/Supplies (Vesta)	\$31,003	\$18,085	\$19,429	(\$1,344)
Window Cleaning	\$2,767	\$1,614	\$0	\$1,614
Pressure Washing	\$40,000	\$23,333	\$0	\$23,333
Natural Gas	\$500	\$292	\$216	\$76
Electric	\$30,000	\$17,500	\$17,743	(\$243)
Sewer/Water/Irrigation	\$52,000	\$30,333	\$25,289	\$5,044
Repair and Replacements	\$110,000	\$64,167	\$68,443	(\$4,276)
Refuse	\$25,000	\$14,583	\$21,199	(\$6,616)
Pest Control	\$6,588	\$3,843	\$3,778	\$65
Facility Preventative Maintenance	\$2,000	\$1,167	\$0	\$1,167
Access Cards	\$2,000	\$1,167	\$517	\$650
License/Permits	\$1,800	\$1,050	\$101	\$949
Other Current	\$3,500	\$2,042	\$2,813	(\$772)
Special Events	\$50,000	\$29,167	\$16,764	\$12,403
Holiday Decorations	\$11,000	\$11,000	\$12,887	(\$1,887)
Office Supplies/Postage	\$1,500	\$875	\$660	\$215
Capital Expenditure	\$15,000	\$8,750	\$0	\$8,750
Leasing Gym Equipment	\$0	\$0	\$28,402	(\$28,402)
Community Garden	\$500	\$292	\$0	\$292
Total Amenity Center	\$905,831	\$555,029	\$553,233	\$1,796
General Reserve - Grounds Maintenance	\$75,000	\$0	\$0	\$0
General Reserve - Amenity Center	\$100,000	\$0	\$0	\$0
Additional Reserves	\$150,000	\$0	\$0	\$0
Total Expenses	\$3,637,354	\$1,976,524	\$1,644,712	\$331,812
Excess Revenues (Expenditures)	\$0		\$1,521,397	
Fund Balance - Beginning	\$0		\$458,701	
Fund Balance - Ending	\$0		\$1,980,098	

October	November	December	January	February	March	April	May	June	July	August	September	Total
\$0	\$140,353	\$413,208	\$1,428,217	\$220,964	\$18,370	\$28,479	\$0	\$0	\$0	\$0	\$0	\$2,249,590
\$66,421	\$33,211	\$33,211	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$132,843
\$1,343	\$4,929	\$2,483	\$3,191	\$4,549	\$4,700	\$4,158	\$0	\$0	\$0	\$0	\$0	\$25,353
\$0	\$10,711	\$0	\$0	\$15,634	\$0	\$5,250	\$0	\$0	\$0	\$0	\$0	\$31,595
\$0	\$4,905	\$1,522	\$2,665	\$1,275	\$1,325	\$2,175	\$0	\$0	\$0	\$0	\$0	\$13,867
\$0	\$0	\$989	\$0	\$1,639	\$317	\$922	\$0	\$0	\$0	\$0	\$0	\$3,868
\$59,466	\$59,466	\$59,466	\$59,466	\$59,466	\$59,466	\$59,466	\$0	\$0	\$0	\$0	\$0	\$416,260
\$14,941	\$14,941	\$14,941	\$14,941	\$14,941	\$14,941	\$14,941	\$0	\$0	\$0	\$0	\$0	\$104,584
\$26,380	\$26,380	\$26,380	\$26,380	\$26,380	\$26,380	\$26,380	\$0	\$0	\$0	\$0	\$0	\$184,659
\$0	\$730	\$0	\$0	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$980
\$0	\$0	\$0	\$0	\$0	\$1,924	\$587	\$0	\$0	\$0	\$0	\$0	\$2,510
\$168,551	\$295,624	\$552,198	\$1,534,860	\$345,097	\$127,421	\$142,357	\$0	\$0	\$0	\$0	\$0	\$3,166,109
\$800	\$1,000	\$1,000	\$2,000	\$2,000	\$1,000	\$1,000	\$0	\$0	\$0	\$0	\$0	\$8,800
\$61	\$77	\$77	\$153	\$153	\$77	\$77	\$0	\$0	\$0	\$0	\$0	\$673
\$869	\$763	\$3,155	\$1,060	\$1,631	\$2,424	\$1,783	\$0	\$0	\$0	\$0	\$0	\$11,684
\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
\$3,461	\$3,756	\$3,540	\$4,413	\$4,275	\$4,160	\$2,854	\$0	\$0	\$0	\$0	\$0	\$26,458
\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
\$9,203	\$4,026	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$13,230
\$508	\$508	\$508	\$508	\$508	\$508	\$908	\$0	\$0	\$0	\$0	\$0	\$3,958
\$0	\$600	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,200
\$4,156	\$4,156	\$4,156	\$4,156	\$4,156	\$4,156	\$4,156	\$0	\$0	\$0	\$0	\$0	\$29,094
\$241	\$241	\$241	\$241	\$241	\$241	\$241	\$0	\$0	\$0	\$0	\$0	\$1,685
\$124	\$124	\$124	\$124	\$124	\$124	\$124	\$0	\$0	\$0	\$0	\$0	\$868
\$96	\$23	\$42	\$30	\$46	\$36	\$42	\$0	\$0	\$0	\$0	\$0	\$315
\$50	\$19	\$366	\$67	\$22	\$81	\$23	\$0	\$0	\$0	\$0	\$0	\$629
\$349	\$165	\$91	\$102	\$68	\$104	\$64	\$0	\$0	\$0	\$0	\$0	\$943
\$9,626	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,626
\$0	\$0	\$0	\$0	\$104	\$227	\$0	\$0	\$0	\$0	\$0	\$0	\$331
\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
\$3	\$9	\$1	\$1	\$1	\$1	\$1	\$0	\$0	\$0	\$0	\$0	\$18
\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
\$34,721	\$15,466	\$13,902	\$12,856	\$13,329	\$13,140	\$11,274	\$0	\$0	\$0	\$0	\$0	\$114,688

Rivers Edge
Community Development District
General Fund
Month By Month Income Statement
Fiscal Year 2023

	October	November	December	January	February	March	April	May	June	July	August	September	Total
Grounds Maintenance													
Field Operations Management	\$6,558	\$3,768	\$3,768	\$3,768	\$3,768	\$3,768	\$3,768	\$0	\$0	\$0	\$0	\$0	\$29,163
Landscape Maintenance	\$84,659	\$84,659	\$85,203	\$85,203	\$86,316	\$86,316	\$86,316	\$0	\$0	\$0	\$0	\$0	\$598,674
Landscape Reserves	\$32,116	\$8,765	\$6,740	\$1,890	\$0	\$465	\$1,505	\$0	\$0	\$0	\$0	\$0	\$51,481
Irrigation Repairs and Maintenance	\$4,578	\$7,041	\$8,230	\$4,914	\$11,093	\$0	\$4,692	\$0	\$0	\$0	\$0	\$0	\$40,548
Lakes, Vegetation and Algae Control	\$3,514	\$3,514	\$4,463	\$3,514	\$3,514	\$3,514	\$3,514	\$0	\$0	\$0	\$0	\$0	\$25,547
Irrigation Water Use	\$19,951	\$29,577	\$28,242	\$15,483	\$13,436	\$15,366	\$16,268	\$0	\$0	\$0	\$0	\$0	\$138,322
Electric	\$9,247	\$9,522	\$9,851	\$11,229	\$11,228	\$11,152	\$11,259	\$0	\$0	\$0	\$0	\$0	\$73,488
Street Lighting & Signage Repairs and Replacements	\$780	\$5,808	\$1,240	\$1,998	\$0	\$0	\$370	\$0	\$0	\$0	\$0	\$0	\$10,196
Street and Drainage Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Repairs and Maintenance	\$404	\$2,915	\$257	\$2,214	\$0	\$0	\$3,583	\$0	\$0	\$0	\$0	\$0	\$9,372
Total Grounds Maintenance Expenses	\$161,807	\$155,567	\$147,993	\$130,212	\$129,355	\$120,582	\$131,275	\$0	\$0	\$0	\$0	\$0	\$976,791
Amenity Center													
General Manager / Lifestyle Director (Vesta)	\$13,386	\$7,957	\$7,957	\$8,102	\$8,127	\$7,957	\$7,957	\$0	\$0	\$0	\$0	\$0	\$61,444
Lifeguards (Vesta)	\$5,384	\$0	\$0	\$0	\$0	\$4,375	\$3,775	\$0	\$0	\$0	\$0	\$0	\$13,534
Hospitality Staff (Vesta)	\$5,121	\$4,121	\$5,121	\$5,121	\$5,121	\$5,121	\$5,121	\$0	\$0	\$0	\$0	\$0	\$34,845
Amenity Manager (Vesta)	\$1,576	\$1,576	\$1,576	\$1,576	\$1,576	\$1,576	\$1,576	\$0	\$0	\$0	\$0	\$0	\$11,031
Security Monitoring	\$199	\$199	\$304	\$199	\$199	\$199	\$199	\$0	\$0	\$0	\$0	\$0	\$1,496
Security Guards	\$7,329	\$7,524	\$6,985	\$7,170	\$7,187	\$9,956	\$7,871	\$0	\$0	\$0	\$0	\$0	\$54,022
Telephone	\$1,024	\$1,022	\$859	\$912	\$409	\$456	\$1,851	\$0	\$0	\$0	\$0	\$0	\$6,534
Insurance	\$63,557	\$0	\$0	\$0	\$22,695	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$86,252
General Facility Maint/Common Grounds Maint (Vesta)	\$9,878	\$6,378	\$6,378	\$6,378	\$6,378	\$6,378	\$6,378	\$0	\$0	\$0	\$0	\$0	\$48,149
Pool Maintenance (Vesta)	\$2,353	\$834	\$834	\$834	\$834	\$834	\$834	\$0	\$0	\$0	\$0	\$0	\$7,359
Pool Chemicals (Poolsure)	\$1,191	\$1,191	\$1,191	\$1,454	\$1,454	\$1,454	\$2,389	\$0	\$0	\$0	\$0	\$0	\$10,324
Janitorial Services/Supplies (Vesta)	\$3,928	\$2,584	\$2,584	\$2,584	\$2,584	\$2,584	\$2,584	\$0	\$0	\$0	\$0	\$0	\$19,429
Window Cleaning	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pressure Washing	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Natural Gas	\$31	\$31	\$32	\$29	\$31	\$32	\$31	\$0	\$0	\$0	\$0	\$0	\$216
Electric	\$2,422	\$2,272	\$2,327	\$2,483	\$2,712	\$2,428	\$3,100	\$0	\$0	\$0	\$0	\$0	\$17,743
Sewer/Water/Irrigation	\$3,312	\$4,220	\$4,242	\$3,560	\$3,461	\$3,191	\$3,302	\$0	\$0	\$0	\$0	\$0	\$25,289
Repair and Replacements	\$16,831	\$16,486	\$7,646	\$4,789	\$3,107	\$15,291	\$4,293	\$0	\$0	\$0	\$0	\$0	\$68,443
Refuse	\$2,780	\$2,795	\$3,067	\$3,050	\$3,018	\$2,988	\$3,503	\$0	\$0	\$0	\$0	\$0	\$21,199
Pest Control	\$524	\$524	\$524	\$576	\$691	\$576	\$364	\$0	\$0	\$0	\$0	\$0	\$3,778
Facility Preventative Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Access Cards	\$0	\$0	\$0	\$0	\$0	\$517	\$0	\$0	\$0	\$0	\$0	\$0	\$517
License/Permits	\$101	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$101
Other Current	\$429	\$359	\$589	\$274	\$376	\$331	\$457	\$0	\$0	\$0	\$0	\$0	\$2,813
Special Events	\$555	\$2,300	\$1,129	\$2,608	\$2,682	\$2,985	\$4,505	\$0	\$0	\$0	\$0	\$0	\$16,764
Holiday Decorations	\$0	\$12,887	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,887
Office Supplies/Postage	\$183	\$0	\$0	\$48	\$24	\$36	\$370	\$0	\$0	\$0	\$0	\$0	\$660
Capital Expenditure	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Leasing Gym Equipment	\$0	\$0	\$0	\$481	\$27,921	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$28,402
Community Garden	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Amenity Center Expenses	\$142,094	\$75,259	\$53,345	\$52,226	\$100,586	\$69,264	\$60,459	\$0	\$0	\$0	\$0	\$0	\$553,233
General Reserves - Grounds Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
General Reserve - Amenity Center	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Additional Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Expenses	\$338,622	\$246,293	\$215,240	\$195,293	\$243,270	\$202,986	\$203,008	\$0	\$0	\$0	\$0	\$0	\$1,644,712
Excess Revenues/Expenses	(\$170,071)	\$49,332	\$336,959	\$1,339,566	\$101,827	(\$75,565)	(\$60,651)	\$0	\$0	\$0	\$0	\$0	\$1,521,397

Rivers Edge
Community Development District
Debt Service Fund - Series 2016
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	ADOPTED BUDGET	PRORATED BUDGET 4/30/23	ACTUAL 4/30/23	VARIANCE
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Revenues:

Assessment - Tax Roll	\$698,180	\$698,180	\$697,695	(\$485)
Assessment - Direct	\$13,798	\$13,798	\$13,798	\$0
Interest Income	\$2,000	\$2,000	\$12,796	\$10,796

Total Revenues	\$713,978	\$713,978	\$724,289	\$10,311
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Expenditures

Series 2016

Interest 11/1	\$250,318	\$250,318	\$250,318	\$0
Special Call 11/1	\$0	\$0	\$30,000	(\$30,000)
Interest 5/1	\$250,318	\$0	\$0	\$0
Principal 5/1	\$210,000	\$0	\$0	\$0

Total Expenditures	\$710,635	\$250,318	\$280,318	(\$30,000)
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Excess Revenues (Expenditures)	\$3,343	\$463,661	\$443,972	(\$19,689)
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Fund Balance - Beginning	\$310,000	\$532,808
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Fund Balance - Ending	\$313,343	\$976,780
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Reserve	\$221,153
Revenue	\$747,211
Prepayment	\$120
Assessments Receivables	\$8,295
	<u>\$976,780</u>

Rivers Edge
Community Development District
Debt Service Fund - Series 2018
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	ADOPTED BUDGET	PRORATED	ACTUAL 4/30/23	VARIANCE
		BUDGET 4/30/23		

Revenues:

Assessment - Tax Roll	\$373,540	\$373,540	\$373,092	(\$449)
Assessment - Direct	\$96,492	\$96,492	\$96,492	\$0
Prepayments	\$0	\$0	\$12,748	\$12,748
Interest Income	\$1,500	\$1,500	\$7,712	\$6,212

Total Revenues	\$471,532	\$471,532	\$490,044	\$18,512
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Expenditures

Series 2018

Interest 11/1	\$174,943	\$174,943	\$174,943	\$0
Interest 5/1	\$174,943	\$0	\$0	\$0
Principal 5/1	\$120,000	\$0	\$0	\$0

Total Expenditures	\$469,885	\$174,943	\$174,943	\$0
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Excess Revenues (Expenditures)	\$1,647	\$296,590	\$315,102	\$18,512
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Fund Balance - Beginning	\$184,001		\$303,912	
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Fund Balance - Ending	\$185,648		\$619,013	
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Reserve	\$117,126
Revenue	\$484,485
Due to DS 2018A	(\$858)
Due from General	\$1,011
Assessments Receivables	\$4,436
Prepayment	\$12,813
	<u>\$619,013</u>

Rivers Edge
Community Development District
Debt Service Fund - Series 2018A-1/2018A-2
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	ADOPTED BUDGET	PRORATED BUDGET 4/30/23	ACTUAL 4/30/23	VARIANCE
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Revenues:

Assessment -Tax Roll	\$458,741	\$458,741	\$445,776	(\$12,965)
Interest Income	\$1,500	\$1,500	\$7,929	\$6,429

Total Revenues	\$460,241	\$460,241	\$453,705	(\$6,536)
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Expenditures

Series 2018A-1

Interest 11/1	\$54,246	\$54,246	\$54,246	\$0
Interest 5/1	\$54,246	\$0	\$0	\$0
Principal 5/1	\$155,000	\$0	\$0	\$0

Series 2018A-2

Interest 11/1	\$46,859	\$46,859	\$46,750	\$109
Interest 5/1	\$85,000	\$0	\$0	\$0
Principal 5/1	\$80,000	\$0	\$0	\$0

Total Expenditures	\$522,210	\$101,105	\$100,996	\$109
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Excess Revenues (Expenditures)	(\$61,969)	\$359,136	\$352,710	(\$6,427)
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Fund Balance - Beginning	\$121,827	\$271,840		
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Fund Balance - Ending	\$59,859	\$624,550		
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Revenue	\$447,122
Prepayment	\$12,411
Prepayment	\$1,127
Reserve 2018A-1	\$68,919
Reserve 2018A-2	\$88,813
Due from DS 2018	\$858
Assessments Receivables	\$5,300
	<u>\$624,550</u>

Rivers Edge
Community Development District
Capital Reserve Fund
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	PROPOSED	PRORATED	ACTUAL	VARIANCE
	BUDGET	BUDGET	4/30/23	
		4/30/23	4/30/23	
Revenues:				
Interest	\$3,405	\$1,986	\$6,603	\$4,617
General Reserve - Grounds Maintenance	\$75,000	\$0	\$0	\$0
General Reserve - Amenity Center	\$100,000	\$0	\$0	\$0
Additional Reserves	\$150,000	\$0	\$0	\$0
Total Revenues	\$328,405	\$1,986	\$6,603	\$4,617
Expenditures				
Other Current Charges	\$1,000	\$583	\$0	\$583
Capital Outlay	\$166,963	\$97,395	\$13,254	\$84,141
Repair and Replacements	\$0	\$0	\$19,935	(\$19,935)
Total Expenditures	\$166,963	\$97,395	\$33,189	\$64,790
Excess Revenues (Expenditures)	\$161,442		(\$26,586)	
Fund Balance - Beginning	\$536,521		\$547,786	
Fund Balance - Ending	\$697,963		\$521,200	

Rivers Edge
Community Development District
Capital Projects Fund
Statement of Revenues & Expenditures
For The Period Ending April 30, 2023

Description	SERIES 2018
<u>Revenues:</u>	
Interest Income	\$79
Bond Proceeds	\$0
Transfer In	\$0
Total Revenues	\$79
<u>Expenditures:</u>	
Capital Outlay	\$0
Cost of Issuance	\$0
Total Expenditures	\$0
Excess Revenues (Expenditures)	\$79
<u>Other Sources & Uses:</u>	
Transfer In (Out)	\$0
Fund Balance - Beginning	\$3,727
Fund Balance - Ending	\$3,806

Rivers Edge

Community Development District

Long Term Debt Report

Series 2016 Capital Improvement Revenue Bonds and Refunding Bonds	
Interest Rate:	4.5% - 5.3%
Maturity Date:	5/1/2046
Reserve Fund Definition:	30% of Maximum Annual Debt at Issuance
Reserve Fund Requirement:	\$221,153
Reserve Fund Balance:	\$221,153
Bonds outstanding - 10/19/16	\$10,765,000
Less: May 1, 2017 (Mandatory)	(\$160,000)
Less: May 1, 2018 (Mandatory)	(\$170,000)
Less: November 1, 2018 (Optional)	(\$5,000)
Less: May 1, 2019 (Mandatory)	(\$175,000)
Less: May 1, 2019 (Optional)	(\$5,000)
Less: November 1, 2019 (Optional)	(\$5,000)
Less: May 1, 2020 (Mandatory)	(\$185,000)
Less: May 1, 2020 (Optional)	(\$15,000)
Less: November 1, 2020 (Optional)	(\$5,000)
Less: May 1, 2021 (Mandatory)	(\$195,000)
Less: May 1, 2022 (Mandatory)	(\$200,000)
Less: May 1, 2022 (Optional)	(\$5,000)
Less: November 1, 2022 (Optional)	(\$30,000)
	\$9,610,000

Series 2018 Capital Improvement Revenue Bonds	
Interest Rate:	4.1% - 5.3%
Maturity Date:	5/1/2049
Reserve Fund Definition:	25% of Maximum Annual Debt at Issuance
Reserve Fund Requirement:	\$117,126
Reserve Fund Balance:	\$117,126
Bonds outstanding - 9/30/18	\$7,050,000
Less: May 1, 2020 (Mandatory)	(\$105,000)
Less: May 1, 2021 (Mandatory)	(\$110,000)
Less: November 1, 2021 (Optional)	(\$20,000)
Less: May 1, 2022 (Mandatory)	(\$115,000)
Less: May 1, 2022 (Optional)	(\$5,000)
Current Bonds Outstanding	\$6,695,000

Rivers Edge

Community Development District

Long Term Debt Report

Series 2018A-1 Capital Improvement Revenue Refunding Bonds		
Interest Rate:		2.9%-3.75%
Maturity Date:		5/1/2038
Reserve Fund Definition:	25% of Maximum Annual Debt at Issuance	
Reserve Fund Requirement:		\$68,919
Reserve Fund Balance:		\$68,919
Bonds outstanding - 9/30/18		\$3,940,000
Less: May 1, 2019 (Mandatory)		(\$150,000)
Less: May 1, 2019 (Optional)		(\$65,000)
Less: November 1, 2019 (Optional)		(\$25,000)
Less: May 1, 2020 (Mandatory)		(\$150,000)
Less: May 1, 2020 (Optional)		(\$10,000)
Less: November 1, 2020 (Optional)		(\$15,000)
Less: May 1, 2021 (Mandatory)		(\$150,000)
Less: May 1, 2021 (Optional)		(\$10,000)
Less: November 1, 2021 (Optional)		(\$5,000)
Less: May 1, 2022 (Mandatory)		(\$155,000)
Less: May 1, 2022 (Optional)		(\$5,000)
Current Bonds Outstanding		\$3,200,000

Series 2018A-2 Capital Improvement Revenue Refunding Bonds		
Interest Rate:		4.375%-5%
Maturity Date:		5/1/2038
Reserve Fund Definition:	50% of Maximum Annual Debt at Issuance	
Reserve Fund Requirement:		\$88,813
Reserve Fund Balance:		\$88,813
Bonds outstanding - 9/30/18		\$2,335,000
Less: May 1, 2019 (Mandatory)		(\$75,000)
Less: May 1, 2019 (Optional)		(\$40,000)
Less: November 1, 2019 (Optional)		(\$20,000)
Less: May 1, 2020 (Mandatory)		(\$75,000)
Less: May 1, 2020 (Optional)		(\$10,000)
Less: November 1, 2020 (Optional)		(\$10,000)
Less: May 1, 2021 (Mandatory)		(\$75,000)
Less: May 1, 2021 (Optional)		(\$5,000)
Less: May 1, 2022 (Mandatory)		(\$80,000)
Less: May 1, 2022 (Optional)		(\$5,000)
Current Bonds Outstanding		\$1,940,000

RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT
SUMMARY OF FISCAL YEAR 2023 ASSESSMENTS
10/1/22 - 9/30/23

ASSESSED TO	# UNITS	ASSESSED				
		SERIES 2018A1- 2 DEBT INVOICED NET	SERIES 2016 DEBT INVOICED NET	SERIES 2018 DEBT INVOICED NET	FY22 O&M	TOTAL NVOICED NET
MATTAMY - BULK (1)	66	-	13,798.45	96,491.77	132,842.92	243,133.14
TOTAL DIRECT BILLS	66	-	13,798.45	96,491.77	132,842.92	243,133.14
NET REVENUE TAX ROLL	1,452	444,980.69	696,449.67	372,425.79	2,245,575.32	3,759,431.46
TOTAL REVENUE	1,518	444,980.69	710,248.12	468,917.56	2,378,418.24	4,002,564.60

RECEIVED					
SERIES 2018A1- 2 DEBT PAID	SERIES 2016 DEBT PAID	SERIES 2018 DEBT PAID	O&M PAID	TOTAL PAID	BALANCE DUE / (DISCOUNTS NOT TAKEN)
-	13,798.45	96,491.77	132,842.92	243,133.14	-
-	13,798.45	96,491.77	132,842.92	243,133.14	-
445,776.29	697,694.87	373,091.67	2,249,590.28	3,766,153.11	(6,721.65)
445,776.29	711,493.32	469,583.44	2,382,433.20	4,009,286.25	(6,721.65)

DIRECT BILL PERCENT COLLECTED	0.00%	100.00%	100.00%	100.00%	100.00%
TAX ROLL PERCENT COLLECTED	100.18%	100.18%	100.18%	100.18%	100.18%
TOTAL PERCENT COLLECTED	100.18%	100.18%	100.14%	100.17%	100.17%

(1) Developer is on a payment plan for undeveloped land. Debt service assessments – 50% due December 1, 2022, 25% due February 1, 2023 and 25% due May 1, 2023
Operations and maintenance assessments – 50% on October 31, 2022, 25% on November 30, 2022 and 25% on December 31, 2022

SUMMARY OF TAX ROLL RECEIPTS						
ST JOHNS COUNT DIST.	DATE	AMOUNT	SERIES 2018A1- 2 DEBT	SERIES 2016 DEBT	SERIES 2018 DEBT	O&M
1	11/2/2022	7,705.26	912.02	1,427.43	763.32	4,602.49
2	11/17/2022	88,390.38	10,462.22	16,374.67	8,756.34	52,797.15
3	11/28/2022	138,876.04	16,437.90	25,727.34	13,757.67	82,953.13
4	12/12/2022	287,833.65	34,069.09	53,322.33	28,514.07	171,928.16
5	12/15/2022	403,938.84	47,811.75	74,831.28	40,015.96	241,279.86
6	1/23/2023	2,391,050.59	283,013.89	442,951.65	236,867.97	1,428,217.07
INTEREST	2/1/2023	5,030.65	595.45	931.95	498.36	3,004.90
7	2/21/2023	364,896.69	43,190.57	67,598.57	36,148.27	217,959.29
8	3/30/2023	30,753.32	3,640.08	5,697.18	3,046.56	18,369.51
INTEREST	4/6/2023	2,899.07	343.15	537.06	287.19	1,731.67
9	5/8/2023	44,778.60	5,300.17	8,295.41	4,435.96	26,747.05
			-	-	-	-
			-	-	-	-
			-	-	-	-
			-	-	-	-
TOTAL TAX ROLL RECEIPTS		3,766,153.09	445,776.29	697,694.87	373,091.67	2,249,590.28

C.

Rivers Edge

Community Development District

Check Run Summary

April 30, 2023

Fund	Date	Check No.	Amount
General Fund			
<i>Payroll</i>	4/24/23	50610-50614	\$ 923.50
Sub-Total			\$ 923.50
<i>Accounts Payable</i>	4/3/23	5598	\$ 18,078.00
	4/5/23	5599-5600	\$ 795.73
	4/13/23	5601-5611	\$ 134,087.99
Sub-Total			\$ 152,961.72
Capital Fund			
<i>Accounts Payable</i>			
Sub-Total			\$ -
Total			\$ 153,885.22

PR300R

PAYROLL CHECK REGISTER

RUN 4/24/23 PAGE 1

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50610	18	AHMED M MCINTYRE	184.70	4/24/2023
50611	20	ERICK L SAKS	184.70	4/24/2023
50612	21	FREDERICK T BARON	184.70	4/24/2023
50613	22	ROBERT L CAMERON	184.70	4/24/2023
50614	23	SCOTT MAYNARD	184.70	4/24/2023
TOTAL FOR REGISTER			923.50	

REDG RIVERS EDGE DLAUGHLIN

Attendance Sheet

District Name: Rivers Edge CDD

Board Meeting Date: April 19, 2023 Meeting

	Name	In Attendance	Fee
1	Fred Baron <i>Assistant Secretary</i>		<u>YES</u> - \$200
2	Mac McIntyre <i>Vice Chairman</i>		<u>YES</u> - \$200
3	Robert Cameron <i>Assistant Secretary</i>		<u>YES</u> - \$200
4	Erick Saks <i>Assistant Secretary</i>		<u>YES</u> - \$200
5	Scott Maynard <i>Assistant Secretary</i>		<u>YES</u> - \$200

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

Approved for Payment:


District Manager Signature

4-19-2023
Date

PLEASE RETURN COMPLETED FORM TO DANIEL LAUGHLIN

AP300R		YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER						RUN 6/11/23		PAGE 1	
*** CHECK DATES 04/01/2023 - 04/30/2023 ***		RIVERS EDGE - GENERAL									
		BANK A RIVERS EDGE GENERAL									
CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE		...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS		VENDOR NAME		STATUS	AMOUNT	.....CHECK..... AMOUNT #	
4/03/23	00021	2/16/23	17995	202302	310-51300-45000			*	18,078.00		
		UPDATED		PROP IM SITEVISIT		EGIS INSURANCE ADVISORS LLC				18,078.00	005598

4/05/23	00103	3/26/23	14845635	202303	330-57200-50000			*	330.73		
		5G SPRING WATER X12				CRYSTAL SPRINGS				330.73	005599

4/05/23	00334	3/28/23	JAX50532	202303	320-57200-46102			*	465.00		
		RPLC TURF-ACCIDENT				YELLOWSTONE LANDSCAPE				465.00	005600

4/13/23	00020	4/01/23	47765	202304	320-57200-46800			*	3,514.00		
		APR LAKE MAINTENANCE				CHARLES AQUATICS, INC				3,514.00	005601

4/13/23	00152	3/31/23	51519650	202303	330-57200-45700			*	96.07		
		FIRST AID SUPPLIES				CINTAS CORPORATION				96.07	005602

4/13/23	00071	4/04/23	23467226	202303	330-57200-34510			*	2,427.04		
		3/20/23-4/2/23		SECURITY							
		4/04/23	23467226	202303	330-57200-34510			*	304.44		
		MILEAGE				GIDDENS SECURITY CORPORATION				2,731.48	005603

4/13/23	00003	4/01/23	249	202304	310-51300-34000			*	4,156.25		
		APR MANAGEMENT FEES									
		4/01/23	249	202304	310-51300-35100			*	124.00		
		APR WEBSITE ADMIN									
		4/01/23	249	202304	310-51300-35100			*	240.67		
		APR INFO TECH									
		4/01/23	249	202304	310-51300-32400			*	508.33		
		APR DISSEM AGENT SRVCS									
		4/01/23	249	202304	310-51300-51000			*	1.26		
		OFFICE SUPPLIES									
		4/01/23	249	202304	310-51300-42000			*	23.28		
		POSTAGE									
		4/01/23	249	202304	310-51300-42500			*	63.90		
		COPIES									
		4/01/23	249	202304	310-51300-41000			*	42.49		
		TELEPHONE									
						GOVERNMENTAL MANAGEMENT SERVICES				5,160.18	005604

4/13/23	00073	4/01/23	13129561	202304	330-57200-45210			*	2,389.30		
		APR POOL CHEMICALS									
						POOLSURE				2,389.30	005605

				REDG RIVERS EDGE		OKUZMUK					

*** CHECK DATES 04/01/2023 - 04/30/2023 ***
 RIVERS EDGE - GENERAL
 BANK A RIVERS EDGE GENERAL

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/13/23	00058	3/31/23 4112	202304 330-57200-34500		*	122.40	
		APR CLUBHOUSE MONITOR					
		3/31/23 4112	202304 330-57200-34500		*	32.40	
		APR FITNESS CNTR MONITOR					
		3/31/23 4112	202304 330-57200-34500		*	43.92	
		APR PARK MONITOR					
SONITROL OF NORTH CENTRAL FLORIDA							198.72 005606
4/13/23	00250	3/25/23 03252023	202303 330-57200-45700		*	596.70	
		MAINTENANCE SUPPLIES					
STAPLES BUSINESS CREDIT							596.70 005607
4/13/23	00156	2/27/23 20714280	202302 330-57200-45900		*	212.23	
		FEB PEST CONTROL					
TURNER PEST CONTROL							212.23 005608
4/13/23	00155	3/31/23 409186	202303 330-57200-34200		*	4,375.18	
		MAR LIFEGUARD HOURS					
		4/01/23 408614	202304 330-57200-34000		*	4,871.77	
		APR GENERAL MANAGER					
		4/01/23 408614	202304 320-57200-46001		*	3,767.50	
		APR FIELD OPS MANAGEMENT					
		4/01/23 408614	202304 330-57200-34000		*	3,085.45	
		APR LIFESTYLE SERVICES					
		4/01/23 408614	202304 330-57200-45200		*	834.31	
		APR POOL MAINTENANCE					
		4/01/23 408614	202304 330-57200-45300		*	2,583.58	
		APR JANITORIAL MAINT					
		4/01/23 408614	202304 330-57200-34100		*	6,378.44	
		APR MAINTENANCE SERVER					
		4/01/23 408614	202304 330-57200-34400		*	5,120.67	
		APR ATTENDENT/HOSPITALITY					
		4/01/23 408614	202304 330-57200-34402		*	1,575.92	
		APR ADMINISTRATIVE SRVCS					
VESTA PROPERTY SERVICES, INC.							32,592.82 005609
4/13/23	00174	3/27/23 1035281	202303 330-57200-45700		*	280.00	
		ANNUAL SPRINKLER INSPECT					
WAYNE AUTOMATIC FIRE SPRINKLERS, INC							280.00 005610
4/13/23	00334	4/01/23 JAX51098	202304 320-57200-46100		*	86,316.49	
		APR LANDSCAPE MAINTENANCE					
YELLOWSTONE LANDSCAPE							86,316.49 005611
TOTAL FOR BANK A						152,961.72	
REDG RIVERS EDGE				OKUZMUK			

CHECK	VEND#	.....INVOICE.....	...EXPENSED TO...	VENDOR NAME				STATUS	AMOUNT	....CHECK....	
DATE		DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS		AMOUNT	#
TOTAL FOR REGISTER										152,961.72	



INVOICE

Customer	Rivers Edge Community Development District
Acct #	292
Date	02/16/2023
Customer Service	Kristina Rudez
Page	1 of 1

Rivers Edge Community Development District
c/o Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

Payment Information	
Invoice Summary	\$ 18,078.00
Payment Amount	
Payment for:	Invoice#17995
100122551	

Thank You

Please detach and return with payment



Customer: Rivers Edge Community Development District

Invoice	Effective	Transaction	Description	Amount
17995	01/01/2023	Policy change	Policy #100122551 10/01/2022-10/01/2023 Florida Insurance Alliance Package - Updated Prop IM Auto SiteVisit Due Date: 2/16/2023 1-31-513-45 21	18,078.00
				Total
				\$ 18,078.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:
Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349

Remit Payment To: Egis Insurance Advisors
P.O. Box 748555
Atlanta, GA 30374-8555

(321)233-9939

sclimer@egisadvisors.com

Date

02/16/2023

Upcoming Delivery Dates

Delivery Calendars are available for each of
your Ship-To Locations by accessing your self-
service account online at selfserve.water.com.



Crystal
SPRINGS

Bottled Water * Filtration * Coffee

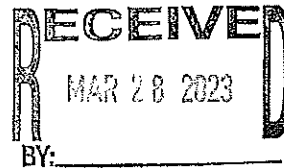
Wherever you go, take water with you!
Hydration is important all year round, so order
your grab-and-go cases of .5L bottles and always
have refreshing water on hand. Add to your order today!

Customer Account#: 662311414845635

RIVERTOWN FITNESS CENTER
See Account Summary Details

Invoice Date: 03-26-23
Invoice #: 14845635 032623
Purchase Order #: See Details Below

Date	Transaction #	Details	Qty	Each	Amount
03-17-23		Previous Balance			375.70
		Payment - Thank You			-375.70
		Remaining Balance			0.00
		Products and Other Charges			
		Ship To Reference # 14845634			0.00
		Ship To Reference # 15261387			337.74
		Total Products and Other Charges			337.74



Summary continued on next page...

Gym Water
Approved RECDD I
Submitted to AP on 3-28-23
by Jason Davidson

Jason Davidson
1,330.572.500

Did you know that in addition to the top left corner of this bill, you can also find your delivery schedule at water.com/myaccount? Online you can also easily skip or add a delivery as needed.

Previous Balance
\$375.70

Payment
\$375.70

Total New Charges
\$330.73

Pay This Amount
\$330.73

Write the complete account number on your check. Detach remittance and mail with payment in the enclosed envelope. To pay online go to www.water.com

Altamira

CANADIAN
Springs

Crystal Rock

Crystal

DEEPROCK
WATER

Hinckley
Spring

Kentwood

LAMARCA
Spring

Mountain Valley

THE MOUNTAIN
VALLEY

Sierra

Sparkletts

Vermont Pure



Crystal
SPRINGS

200 Eagles Landing Blvd
Lakeland, FL 33810

Customer Account#: 662311414845635
Due By: Upon Receipt
Late Fees May Apply After: 04-18-23
Total Amount Due: \$330.73

☐ Check here and see reverse for
address and phone corrections.

\$

|||||
RIVERTOWN FITNESS CENTER
Jason Davidson
475 W TOWN PL
STE 114
ST AUGUSTINE, FL 32092

↓ Mail Remittance With Payment To: ↓
|||||
CRYSTAL SPRINGS
PO BOX 660579
DALLAS, TX 75266-0579

Invoice #:14845635 032623

Date	Détails	Qty	Each	Amount
	Rental Ship To Reference # 14845634 Ship To Reference # 15261387 Total Rental			0.00 4.99 4.99
	Deposits Ship To Reference # 14845634 Ship To Reference # 15261387 Total Deposits			0.00 -12.00 -12.00
	Total New Charges:			330.73

Invoice #:14845635 032623

Date	Details	Qty	Each	Amount
	Ship-To Reference #14845634 Jason Davidson RIVERTOWN FITNESS CENTER 475 W TOWN PL STE 114 ST AUGUSTINE, FL 32092 Sales Tax Total			0.00 0.00
	Rec'd By: No Activity For This Billing Period Total for Location			 0.00

Date	Details	Qty	Each	Amount
	Ship-To Reference #15261387 JASON DAVIDSON RIVERTOWN FITNESS CENTER 140 LANDING ST FRUIT COVE, FL 32259			
03-01-23	T230606970045			
	CRYSTAL SPRINGS 5G SPRING WATER	12	12.99	155.88
	5.0 GALLON BOTTLE DEPOSIT	12	6.00	72.00
	5.0 GALLON BOTTLE RETURN	-13	6.00	-78.00
	DELIVERY FEE	1	12.99	12.99
	Sales Tax			0.00
	Total			162.87
	Rec'd By:			
03-15-23	T230746970044			
	CRYSTAL SPRINGS 5G SPRING WATER	12	12.99	155.88
	5.0 GALLON BOTTLE DEPOSIT	12	6.00	72.00
	5.0 GALLON BOTTLE RETURN	-13	6.00	-78.00
	DELIVERY FEE	1	12.99	12.99
	Sales Tax			0.00
	Total			162.87
	Rec'd By:			
R2308312623891	BLACK HOT AND COLD COOLER RENTAL	1	4.99	4.99
	Sales Tax			0.00
	Total			4.99
	Rec'd By:			
	Total for Location			330.73

Page 5 of 5



YELLOWSTONE
LANDSCAPE

INVOICE

INVOICE #	INVOICE DATE
JAX 505324	3/28/2023
TERMS	PO NUMBER
Net 30	

Bill To:

Rivers Edge CDD I
c/o Vesta Property Services
475 West Town Pl Suite 114
Saint Augustine, FL 32092

Property Name: Rivers Edge CDD I

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: April 27, 2023

Invoice Amount: \$465.00

Description	Current Amount
Replace damaged turf from car accident at roundabout	
Landscape Enhancement CORE	\$465.00

RECEIVED
MAR 29 2023

RECEIVED
MAR 29 2023
BY: _____

Invoice Total

\$465.00

Excellence
IN COMMERCIAL LANDSCAPING

Turf Replacement for 2-24-23 Accident in Roundabout
Approved RECDD I Submitted to AP on 3-29-2023
by Jason Davidson

Jason Davidson

Should you have any questions or inquiries please call (386) 437-6211.

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

Charles Aquatics, Inc.

6869 Phillips Parkway Drive South
Jacksonville, FL 32256
904-997-0044

Invoice

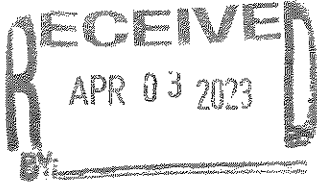
Date	Invoice #
4/1/2023	47765

Bill To
Rivers Edge Community Development Distric 475 West Town Place, Suite 114 St. Augustine, FL 32092

Due Date
5/1/2023

1,320.572.468

Vendor #

Qty	Description	Rate	Amount
1	Monthly Aquatic Management Services for 33 Ponds at River Town and 8 Ponds at CR244 For Monthly Pond Services RECDD I Submitted to AP on 4-3-2023 by Jason Davidson <i>Jason Davidson</i> 	3,514.00	3,514.00
It is a pleasure doing business with you!		Balance Due	\$3,514.00



CINTAS
P.O. Box 631025
CINCINNATI, OH 45263-1025

Service / Billing # (904)562-7000
Fax # (904)562-7020
Payment Inquiry # (888)994-2468

Invoice

Ship To RIVERS EDGE 1
140 LANDING STREET
ST JOHNS, FL 32259

Invoice # 5151965002
Invoice Date 03/31/2023
Credit Terms NET 30 DAYS
Customer # 10528780
Store# RIVERS EDGE COMMUNITY DEV DISTRICT
Cintas Route LOC #0292 ROUTE 0009
Order # 7039299580
Payer # 10596960

Bill To RIVERTOWN COMMUNITY ASSOCIATION
RIVERS EDGE COMMUNITY
DEVELOPMENT DIS
STE 114
475 W TOWN PL
ST AUGUSTINE, FL 32092-3649

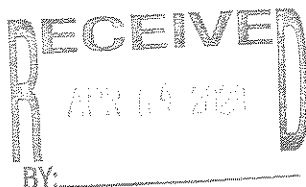
1,330.572.457

Material #	Description	Quantity	Unit Price	Ext Price	Tax
Unit	000000000004761083	Unit Description:	Pool Office		
110	SERVICE ACKNOWLEDGEMENT	1 EA	\$0.00	\$0.00	
120	CABINET ORGANIZED	1 EA	\$0.00	\$0.00	
130	EXPIRATION DATES CHECKED	1 EA	\$0.00	\$0.00	
132	BBP KIT CHECKED	1 EA	\$0.00	\$0.00	
43659	COMFORT 1/3 STRIP MEDIUM	1 BOX	\$12.02	\$12.02	
55555	HARD SURFACE DISINFEC SVC	1 EA	\$10.45	\$10.45	
101239	FIRST AID CREAM SMALL	1 BAG	\$9.25	\$9.25	
182019	STINGRELIEF WIPES 10/UNIT	1 BOX	\$10.34	\$10.34	
			Unit Subtotal:	\$42.06	
Unit	000000000009586565	Unit Description:	FITNESS		
110	SERVICE ACKNOWLEDGEMENT	1 EA	\$0.00	\$0.00	
159	AED CHECKED	1 EA	\$35.06	\$35.06	
564462	AED BATTERY CHECKED	1 EA	\$0.00	\$0.00	
564463	AED PADS CHECKED	1 EA	\$0.00	\$0.00	
			Unit Subtotal:	\$35.06	
Unit	000000000999900999	Unit Description:	Other		
400	SERVICE CHARGE	1 EA	\$18.95	\$18.95	
			Unit Subtotal:	\$18.95	
			Invoice Sub-total	\$96.07	
			Tax	\$0.00	
			Invoice Total	\$96.07	

Remit To CINTAS
P.O. Box 631025
CINCINNATI, OH 45263-1025

Approved RECDD I
Submitted to AP on 4-4-2023
by Jason Davidson

Jason Davidson



CINTAS
P.O. Box 631025
CINCINNATI, OH 45263-1025

Invoice

Material #	Description	Quantity	Unit Price	Ext Price	Tax
------------	-------------	----------	------------	-----------	-----

Note

Ken Conrad



Giddens Security Corporation
528 Edgewood Ave S Suite 1
Jacksonville, FL 32205

INVOICE NO.	23467226
DATE	04/04/23

CUSTOMER

Rivers Edge CDD
475 W. Town Place
Suite 114
Saint Augustine, FL 32092

SERVICE LOCATION

Rivertown
39 Riverwalk Blvd
Saint Johns, FL 32259-8621

TERMS: Upon Receipt	CUSTOMER NO. 1946	JOB NO. 1946	P.O. NO.	
Description	Quantity	Unit of Measure	Price	Amount
Security Service 03/20/2023-04/02/2023	112.00	Hours	21.67	2,427.04
Security Officer	516.00	Per	0.59	304.44
Mileage				
1,330,572.34510				
RECEIVED APR 05 2023 BY: _____				
Please remit payment to: Giddens Security Corporation 528 Edgewood Ave S Suite 1 Jacksonville, FL 32205				
Sub-Total			2,731.48	
Sales Tax				
TOTAL(\$)			\$2,731.48	

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 249**Invoice Date:** 4/1/23**Due Date:** 4/1/23**Case:****P.O. Number:****Bill To:**

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

Description	Hours/Qty	Rate	Amount
Management Fees - April 2023	1,310.513.340 ✓	4,156.25	4,156.25
Website Administration - April 2023	351 ✓	124.00	124.00
Information Technology - April 2023	351 ✓	240.67	240.67
Dissemination Agent Services - April 2023	324 ✓	508.33	508.33
Office Supplies	510 ✓	1.26	1.26
Postage	420 ✓	23.28	23.28
Copies	425 ✓	63.90	63.90
Telephone	410 ✓	42.49	42.49

RECEIVED
APR 05 2023
BY: _____

Total \$5,160.18**Payments/Credits** \$0.00**Balance Due** \$5,160.18



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

Invoice

Date 4/1/2023

Invoice # 131295613554

Terms	Net 20
Due Date	4/21/2023
PO #	

Bill To	Ship To
Rivers Edge c/o Government Management Services 475 West Town Place Suite 114 St Augustine FL 32092	Rivers Edge CDD 140 Landing Street Saint Johns FL 32259

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	2,339.30
WM-XPC Upgrade	XPC System Upgrade	1	ea	50.00
WM-Wireless Communication Charge	XPC Communication Fee	1	ea	0.00
Monthly Pool Chemistry Management Approved RECDD I Submitted to AP on 3-20-2023 by Jason Davidson <i>Jason Davidson</i> <i>1,330.572.452</i>				

RECEIVED
MAR 20 2023
BY: _____

Subtotal 2,389.30
Shipping Cost (FEDEX GROUND) 0.00
Total 2,389.30
Amount Due \$2,389.30

Remittance Slip

Customer
13RIV125
Invoice #
131295613554

Amount Due \$2,389.30

Amount Paid _____

Make Checks Payable To

Poolsure
PO Box 55372
Houston, TX 77255-5372



131295613554

Invoice #4112

SONITROL OF NORTH CENTRAL FLORIDA

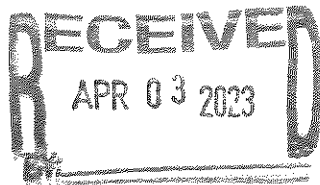


RIVERTOWN

Access Code



0534H0FCE6DD



Due Date: Apr 1st 2023

Balance (USD): \$198.72

SELECT YOUR PAYMENT METHOD:

Pay with card



Return Policy:

MERCHANT DISCRETION

1,330.572.345



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

947880 434 01 034738 04 NNNNNY
Daniel Laughlin
Rivers Edge Cdd
475 West Town Place Suite 114
Saint Augustine, FL 32092

Credit Account #	345854
Staples Account #	10235583RCH
Statement Date	03/25/23
Statement #	1647896467

Previous Account Balance	\$2,960.51
New Purchases	\$2,079.03
Other Charges/Credits	\$20.00
Payments	-\$2,425.52

Account Balance	\$2,634.02
------------------------	-------------------

Credit Limit	\$10,000.00	Payment Due Date(s)	
Account Balance	\$2,634.02	Unapplied Payments	-\$4,261.05
Available Credit	\$7,365.98	Past Due	\$4,796.04
		04/20/23	\$2,099.03

Approved Janitorial
Supplies
Submitted to AP
on 4-10-2023
by Jason Davidson

Jason Davidson
RECD 1 5500 70

RECDD I - \$596.70
RECDD II - \$1,482.33

RECEIVED
APR 03 2023

A Friendly Reminder

We have not yet received your payment. If payment is on its way, thank you! If you have questions or need assistance, please contact us at 877-457-6424 or help@staplesbusinesscredit.com. We're here to help!

Pay online at <https://www.StaplesAdvantage.com>.

For questions, or to report an unauthorized use claim, call Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com.

For online or phone payments, your account will be credited as of the business day we receive it, as long as it is made by 5 PM ET. Mail payments will be credited the same business day, as long as it is received by 3 PM ET at the correct address, noted below, with remitt coupon. Payments received by us at any other location or in any other form may not be credited as of the day we receive them. Allow at least 7 business days for mail delivery.

To avoid late charges, please make a payment within 5 days of the due date.
Please detach and return stub with payment to address below.

Daniel Laughlin
Rivers Edge Cdd
475 West Town Place Suite 114
Saint Augustine, FL 32092

Credit Account #	345854
Statement Date	03/25/23
Statement #	1647896467

Account Balance	\$2,634.02
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Address Change:

Amount Enclosed \$

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Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

[illegible]



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

Credit Account #
Staples Account #
Statement Date
Statement #

345854
10235583RCH
03/25/23
1647896467

CREDITS & ADJUSTMENTS	CURRENT	PAST DUE			ACCOUNT BALANCE
		1-59 DAYS	60-89 DAYS	90+ DAYS	
-\$4,261.05	\$2,099.03	\$4,796.04	\$0.00	\$0.00	\$2,634.02

OPEN ITEMS							
PO #	Budget Center	Order #	Purchase Location	Trans Date	Due Date	Trans Total	Balance Due
RECDD I	RECDD I	7370979454-0-1	StaplesAdvantage.com	12/27/22	02/20/23	\$348.95	\$348.95
RECDD I	RECDD I	7604281100-0-1	StaplesAdvantage.com	01/05/23	02/20/23	\$306.58	\$306.58
RECDD II	RECDD II	7604393285-0-1	StaplesAdvantage.com	01/06/23	02/20/23	\$121.14	\$121.14
RECDD I	RECDD I	7604593354-0-1	StaplesAdvantage.com	01/10/23	02/20/23	\$299.58	\$299.58
RECDD II	RECDD II	7604593672-0-1	StaplesAdvantage.com	01/10/23	02/20/23	\$191.16	\$191.16
RECDD I	RECDD I	7604771738-0-1	StaplesAdvantage.com	01/11/23	02/20/23	\$129.98	\$129.98
Payment				01/12/23	01/25/23	-\$922.37	-\$272.84
RECDD I	RECDD I	7371692057-0-1	StaplesAdvantage.com	01/17/23	02/20/23	\$37.87	\$37.87
RECDD I	RECDD I	7371714135-0-1	StaplesAdvantage.com	01/18/23	02/20/23	\$63.89	\$63.89
RECDD II	RECDD II	7371713900-0-1	StaplesAdvantage.com	01/18/23	02/20/23	\$63.89	\$63.89
RECDD I	RECDD I	7372038348-0-1	StaplesAdvantage.com	01/23/23	02/20/23	\$112.78	\$112.78
RECDD II	RECDD II	7372040605-0-1	StaplesAdvantage.com	01/23/23	02/20/23	\$320.74	\$320.74
RECDD II	RECDD II	7372357875-0-1	StaplesAdvantage.com	01/26/23	03/20/23	\$93.77	\$93.77
RECDD I	RECDD I	7372473850-0-1	StaplesAdvantage.com	01/27/23	03/20/23	\$134.18	\$134.18
RECDD II	RECDD II	7372471280-0-1	StaplesAdvantage.com	01/27/23	03/20/23	\$108.37	\$108.37
RECDD I	RECDD I	7372583383-0-1	StaplesAdvantage.com	01/30/23	03/20/23	\$122.45	\$122.45
RECDD I	RECDD I	7372588113-0-1	StaplesAdvantage.com	01/30/23	03/20/23	\$338.34	\$338.34
Payment				02/01/23	02/25/23	-\$263.06	-\$263.06
RECDD II	RECDD II	7372741136-0-1	StaplesAdvantage.com	02/01/23	03/20/23	\$418.32	\$418.32
RECDD II	RECDD II	7373053198-0-1	StaplesAdvantage.com	02/06/23	03/20/23	\$52.07	\$52.07
RECDD I	RECDD I	7373720027-0-1	StaplesAdvantage.com	02/14/23	03/20/23	\$103.32	\$103.32
RECDD II	RECDD II	7373722533-0-1	StaplesAdvantage.com	02/14/23	03/20/23	\$332.83	\$332.83
Payment				02/16/23	02/25/23	-\$1,299.63	-\$1,299.63
RECDD I	RECDD I	7605248690-0-1	StaplesAdvantage.com	02/16/23	03/20/23	\$35.33	\$35.33
RECDD II	RECDD II	7605248406-0-1	StaplesAdvantage.com	02/16/23	03/20/23	\$35.33	\$35.33
RECDD I	RECDD I	7373949518-0-1	StaplesAdvantage.com	02/17/23	03/20/23	\$531.01	\$531.01
RECDD II	RECDD II	7605332255-0-1	StaplesAdvantage.com	02/21/23	03/20/23	\$223.85	\$223.85
RECDD II	RECDD II	7605425486-0-1	StaplesAdvantage.com	02/21/23	03/20/23	\$260.31	\$260.31
Late Fee				02/25/23	03/20/23	\$10.00	\$10.00
RECDD II	RECDD II	7605425486-0-2	StaplesAdvantage.com	02/28/23	04/20/23	\$347.96	\$347.96
RECDD II	RECDD II	7374458216-0-1	StaplesAdvantage.com	03/01/23	04/20/23	\$487.01	\$487.01
RECDD I	RECDD I	7605770757-0-1	StaplesAdvantage.com	03/03/23	04/20/23	\$41.91	\$41.91
RECDD I	RECDD I	7374785489-0-1	StaplesAdvantage.com	03/07/23	04/20/23	\$55.59	\$55.59
RECDD II	RECDD II	7374794948-0-1	StaplesAdvantage.com	03/07/23	04/20/23	\$79.16	\$79.16
Payment				03/13/23	03/25/23	-\$1,160.89	-\$1,160.89

Continued on next page...

Pay online at <https://www.StaplesAdvantage.com>
Contact Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com with questions.



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

Credit Account # 345854
Staples Account # 10235583RCH
Statement Date 03/25/23
Statement # 1647896467

OPEN ITEMS							
PO #	Budget Center	Order #	Purchase Location	Trans Date	Due Date	Trans Total	Balance Due
RECDD 1	RECDD I	7375185662-0-1	StaplesAdvantage.com	03/14/23	04/20/23	\$499.20	\$499.20
RECDD II	RECDD II	7375127622-0-2	StaplesAdvantage.com	03/14/23	04/20/23	\$78.94	\$78.94
Payment				03/15/23	03/25/23	-\$1,264.63	-\$1,264.63
RECDD II	RECDD II	7375127622-0-1	StaplesAdvantage.com	03/20/23	04/20/23	\$109.26	\$109.26
RECDD II	RECDD II	7606947465-0-1	StaplesAdvantage.com	03/23/23	04/20/23	\$185.03	\$185.03
RECDD II	RECDD II	7606947465-0-2	StaplesAdvantage.com	03/23/23	04/20/23	\$194.97	\$194.97
Late Fee				03/25/23	04/20/23	\$20.00	\$20.00
Account Balance							\$2,534.02

PURCHASES							
PO #	Budget Center	Order #	Purchase Location	Trans Date	Due Date	Trans Total	Balance Due
RECDD II	RECDD II	7605425486-0-2	StaplesAdvantage.com	02/28/23	04/20/23	\$347.96	\$347.96
RECDD II	RECDD II	7374468216-0-1	StaplesAdvantage.com	03/01/23	04/20/23	\$487.01	\$487.01
RECDD 1	RECDD I	7605770757-0-1	StaplesAdvantage.com	03/03/23	04/20/23	\$41.91	\$41.91
RECDD 1	RECDD I	7374786469-0-1	StaplesAdvantage.com	03/07/23	04/20/23	\$55.59	\$55.59
RECDD II	RECDD II	7374794948-0-1	StaplesAdvantage.com	03/07/23	04/20/23	\$79.16	\$79.16
RECDD 1	RECDD I	7375185662-0-1	StaplesAdvantage.com	03/14/23	04/20/23	\$499.20	\$499.20
RECDD II	RECDD II	7375127622-0-2	StaplesAdvantage.com	03/14/23	04/20/23	\$78.94	\$78.94
RECDD II	RECDD II	7375127622-0-1	StaplesAdvantage.com	03/20/23	04/20/23	\$109.26	\$109.26
RECDD II	RECDD II	7606947465-0-1	StaplesAdvantage.com	03/23/23	04/20/23	\$185.03	\$185.03
RECDD II	RECDD II	7606947465-0-2	StaplesAdvantage.com	03/23/23	04/20/23	\$194.97	\$194.97
Total Purchases						\$2,079.03	

OTHER CHARGES AND CREDITS				
Description	Trans Date	Due Date	Trans Total	Balance Due
Late Fee	03/25/23	04/20/23	\$20.00	\$20.00
Total Other Charges and Credits			\$20.00	

PAYMENTS		
Date	Payment Number	Amount
03/13/23	Check # 1226	-\$1,160.89
03/15/23	Check # 5570	-\$1,264.63
Total Payments		-\$2,425.52

Pay online at <https://www.StaplesAdvantage.com>
Contact Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com with questions.



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

Credit Account # 345854
Staples Account # 10235583RCH
Statement Date 03/25/23

PO # RECDD:II	ORDER # 7605425486-0-2	REF JASON DAVIDSON	BUDGET CENTER RECDD:II
TERMS Standard	INVOICE DATE 02/28/23	DUE DATE 04/20/23	
SOLD TO Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SHIP TO SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	PURCHASED AT StaplesAdvantage.com	INVOICE TOTAL \$347.96
SKU	DESCRIPTION	\$/UNIT	UNITS
CSDW202	WIPES,SCRIM,4PLY,POPU,WH	\$86.99	4.0
			TOTAL
			\$347.96
			SUBTOTAL
			\$347.96
			TAX
			\$0.00
			TOTAL
			\$347.96

PO # RECDD:II	ORDER # 7374458216-0-1	REF JASON DAVIDSON	BUDGET CENTER RECDD:II
TERMS Standard	INVOICE DATE 03/01/23	DUE DATE 04/20/23	
SOLD TO Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SHIP TO SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	PURCHASED AT StaplesAdvantage.com	INVOICE TOTAL \$487.01
SKU	DESCRIPTION	\$/UNIT	UNITS
365374	CWP MULTIF WHT 250SH/RL	\$39.99	4.0
394139	LINERS 38X58 1.5MIL REPRO	\$65.79	4.0
375681	SEB BATH TISSUE 80/PK	\$63.89	1.0
			TOTAL
			\$487.01
			SUBTOTAL
			\$487.01
			TAX
			\$0.00
			TOTAL
			\$487.01

PO # RECDD:1	ORDER # 7605770757-0-1	REF JASON DAVIDSON	BUDGET CENTER RECDD:1
TERMS Standard	INVOICE DATE 03/03/23	DUE DATE 04/20/23	
SOLD TO Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SHIP TO SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	PURCHASED AT StaplesAdvantage.com	INVOICE TOTAL \$41.91
SKU	DESCRIPTION	\$/UNIT	UNITS
	Adjustment	\$7.99	1.0
219211	CLOROX 4IN1 DSNFCT SPRAY 14OZ	\$4.24	8.0
			TOTAL
			\$41.91
			SUBTOTAL
			\$41.91
			TAX
			\$0.00
			TOTAL
			\$41.91

Pay online at <https://www.StaplesAdvantage.com>
Contact Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com with questions.



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

Credit Account # 345854
Staples Account # 10235583RCH
Statement Date 03/25/23

PO # RECDD 1	ORDER # 7374785469-0-1	REF JASON DAVIDSON	BUDGET CENTER RECDD 1	
TERMS Standard	INVOICE DATE 03/07/23	DUE DATE 04/20/23		
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$55.59	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
814903	LINER WASTE 24X33 REG 6MIL	\$55.59	1.0	\$55.59
SUBTOTAL				\$55.59
TAX				\$0.00
TOTAL				\$55.59

PO # RECDD II	ORDER # 7374794948-0-1	REF JASON DAVIDSON	BUDGET CENTER RECDD II	
TERMS Standard	INVOICE DATE 03/07/23	DUE DATE 04/20/23		
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$79.16	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
24532239	BP ROUND STIC 1.0M BLE 144CT	\$19.99	1.0	\$19.99
24532238	BP ROUND STIC 1.0M BLK 144CT	\$19.99	1.0	\$19.99
271674	SHARPIE 36CT FINE BLACK BOX	\$19.59	2.0	\$39.18
			SUBTOTAL	\$79.16
			TAX	\$0.00
			TOTAL	\$79.16

Pay online at <https://www.StaplesAdvantage.com>
Contact Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com with questions.



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

Credit Account # 345854
Staples Account # 10235583RCH
Statement Date 03/25/23

PO # RECDD 1	ORDER # 7375185662-0-1	REF JASON DAVIDSON	BUDGET CENTER RECDD 1	
TERMS Standard	INVOICE DATE 03/14/23	DUE DATE 04/20/23		
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$499.20	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
24342199	GLADE PLUG INS OIL HOLDER	\$7.09	1.0	\$7.09
24556201	GLADE PLUG-IN CLEAN LINEN 7PK	\$24.99	1.0	\$24.99
394139	LINERS 38X58 1.5MIL REPRO	\$65.79	4.0	\$263.16
394138	LINERSX33X39 1.5MIL REPRO	\$50.99	4.0	\$203.96
SUBTOTAL				\$499.20
TAX				\$0.00
TOTAL				\$499.20

PO # RECDD II	ORDER # 7375127622-0-2	REF JASON DAVIDSON	BUDGET CENTER RECDD II	
TERMS Standard	INVOICE DATE 03/14/23	DUE DATE 04/20/23		
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$78.94	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
807721	MULTI-USE CLNR 1 GAL REFILL	\$10.29	4.0	\$41.16
931432	NITRILE DISP GLOVE PWDPR LG BX	\$18.89	2.0	\$37.78
			SUBTOTAL	\$78.94
			TAX	\$0.00
			TOTAL	\$78.94

Pay online at <https://www.StaplesAdvantage.com>
Contact Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com with questions.



Staples Business Credit
PO BOX 105638
ATLANTA, GA 30348-5638

Credit Account # 345854
Staples Account # 10235583RCH
Statement Date 03/25/23

PO # RECDD:II	ORDER # 7875127622-0-1	REF JASON DAVIDSON	BUDGET CENTER	
TERMS Standard	INVOICE DATE 03/20/23	DUE DATE 04/20/23	RECDD:II	
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$109.26	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
1667564	SIMPLEHUMAN Q LINERS 240CT	\$109.26	1.0	\$109.26
			SUBTOTAL	\$109.26
			TAX	\$0.00
			TOTAL	\$109.26

PO # RECDD II	ORDER # 7606947465-0-1	REF JASON DAVIDSON	BUDGET CENTER	
TERMS Standard	INVOICE DATE 03/23/23	DUE DATE 04/20/23	RECDD II	
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$185.03	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
365374	CWP MULTIF WHT 250SH/RL	\$39.99	2.0	\$79.98
807721	MULTI-USE CLNR 1 GAL REFILL	\$10.29	4.0	\$41.16
375681	SEB BATH TISSUE 80/PK	\$63.89	1.0	\$63.89
			SUBTOTAL	\$185.03
			TAX	\$0.00
			TOTAL	\$185.03

PO # RECDD:II	ORDER # 7606947465-0-2	REF JASON DAVIDSON	BUDGET CENTER	
TERMS Standard	INVOICE DATE 03/23/23	DUE DATE 04/20/23	RECDD:II	
SOLD TO	SHIP TO	PURCHASED AT	INVOICE TOTAL	
Daniel Laughlin Rivers Edge Cdd 475 West Town Place Suite 114 Saint Augustine, FL 32092	SAINT JOHNS RIVERS EDGE CDD 140 LANDING ST SAINT JOHNS, FL 32259	StaplesAdvantage.com	\$194.97	
SKU	DESCRIPTION	\$/UNIT	UNITS	TOTAL
483409	WYPALL X80 FOODSERVICE TOWEL	\$64.99	3.0	\$194.97
			SUBTOTAL	\$194.97
			TAX	\$0.00
			TOTAL	\$194.97

Pay online at <https://www.StaplesAdvantage.com>
Contact Staples Business Credit at 877-457-6424 or email help@staplesbusinesscredit.com with questions.




RECEIVED
AIR MAIL 1965
BY: _____

INVOICE:	20714280
DATE:	2/27/2023
ORDER:	20714280

Work Location: [233943] 904-679-5523
RiverHouse(RECDD 1)
140 Landing Street
Saint Johns, FL 32259-8621

1,330.572.459

Work Date	Time	Target Pest	Technician		Time In
2/27/2023	01:49 PM				01:49 PM
Purchase Order	Terms	Last Service	Map Code		Time Out
	NET 30	3/20/2023			02:37 PM

Service	Description	Price
CPCM	Commercial Pest Control - Monthly Service	\$212.23
Approved RECDD I Submitted to AP on 4-4-2023 by Jason Davidson <i>Jason Davidson</i>		SUBTOTAL \$212.23 TAX \$0.00 AMT. PAID \$0.00 TOTAL \$212.23
		AMOUNT DUE \$212.23
		 _____ TECHNICIAN SIGNATURE
		_____ CUSTOMER SIGNATURE

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

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

PLEASE PAY FROM THIS INVOICE



Invoice

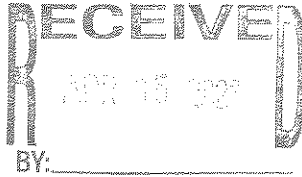
Vesta Property Services, Inc.
245 Riverside Avenue
Suite 300
Jacksonville FL 32202

Invoice # 408614
Date 4/1/2023

Terms Net 30
Due Date 4/20/2023
Memo Rivers Edge CDDI

Bill To

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



Description	Quantity	Rate	Amount
General Manager Services	1.330.572.340	1	4,871.77
Field operations Management	1.320.572.46001	1	3,767.50
Lifestyle Services	330.	1	3,085.45
Pool Maintenance	.340	1	834.31
Janitorial Maintenance	.452	1	2,583.58
Maintenance Services	.453	1	6,378.44
Facility Attendant /Hospitality Services	.341	1	5,120.67
Administrative Services	.344	1	1,575.92
	34402		

Thank you for your business.

Total \$28,217.64



Invoice

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

Invoice # 409186
Date 3/31/2023

Terms Net 30
Due Date 4/30/2023
Memo Lifeguard Hours

Bill To

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



1,330.572.342

Description	Quantity	Rate	Amount
Lifeguard Hours March	244.56	17.89	4,375.18

Thank you for your business.

Total \$4,375.18



Vested in your community.

Vesta
245 Riverside Avenue
Suite 300
Jacksonville, FL 32202
Phone: 904-355-1831

Billable Services Invoice

Invoice #: 2023-3R

Date: 4-6-23

To:

Rivers Edge CDD
475 W. Town Place Suite 114
St. Augustine, Florida 32092
904-940-5850

For:

Non-contractual Billable Services
Lifeguard Hours

DESCRIPTION	HOURS	RATE	AMOUNT
March 1 - March 31	244.56	\$17.89	\$4,375.18
TOTAL			\$4,375.18



Thank you for your business!

Time Detail Report

Date Range (03/01/2023 - 03/31/2023)
Freeze Time (04/04/2023 13:02:49)
Generated (04/04/2023 13:03:16)

Employee: ADAMS, JOSHUA DAVID (A3QB)

Badge #: 627660

Department: Aquatics

Pay Class: PT Hourly

Trm Gp: Web Time Clock

Status: Active

Hire Date: 03/01/2023

Home Allocation: Aquatics-VESTA-District
Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									kcouncil (03/01/2023)
Thu (03/02)		--	--									kcouncil (03/02/2023)
Fri (03/03)		--	--									kcouncil (03/03/2023)
Sat (03/04)		--	--									kcouncil (03/04/2023)
Total Units/Hours For Week:								0	0.00			
Sun (03/05)		--	--									kcouncil (03/05/2023)
Mon (03/06)		--	--									kcouncil (03/06/2023)
Tue (03/07)		--	--									kcouncil (03/07/2023)
Wed (03/08)		--	--									kcouncil (03/08/2023)
Thu (03/09)		--	--									kcouncil (03/09/2023)
Fri (03/10)		ID-11:00	OD-15:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.00	4.00		kcouncil (03/10/2023)
Sat (03/11)		ID-10:54	OL-14:30	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.60			kcouncil (03/11/2023)
Sat (03/11)		IL-15:00	OD-18:35	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.58	7.18		kcouncil (03/11/2023)
Total Units/Hours For Week:								0.00	11.18			
Sun (03/12)		ID-15:00	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.00	4.00		kcouncil (03/12/2023)
Mon (03/13)		--	--									kcouncil (03/13/2023)
Tue (03/14)		--	--									kcouncil (03/14/2023)
Wed (03/15)		ID-11:20	OD-14:57	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.62	3.62		kcouncil (03/15/2023)
Thu (03/16)		--	--									kcouncil (03/16/2023)
Fri (03/17)		ID-14:00	OD-17:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.00	3.00		kcouncil (03/17/2023)
Sat (03/18)		ID-10:48	OD-15:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.20	4.20		kcouncil (03/18/2023)
Total Units/Hours For Week:								0.00	14.82			
Sun (03/19)		ID-14:53	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.12	4.12		kcouncil (03/19/2023)
Mon (03/20)		--	--									kcouncil (03/20/2023)
Tue (03/21)		--	--									kcouncil (03/21/2023)
Wed (03/22)		--	--									kcouncil (03/22/2023)
Thu (03/23)		--	--									kcouncil (03/23/2023)
Fri (03/24)		--	--									kcouncil (03/24/2023)
Sat (03/25)		ID-14:54	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.10	4.10		kcouncil (03/25/2023)
Total Units/Hours For Week:								0.00	8.22			
Sun (03/26)		--	--									kcouncil (03/26/2023)
Mon (03/27)		--	--									kcouncil (03/27/2023)
Tue (03/28)		--	--									kcouncil (03/28/2023)
Wed (03/29)		--	--									kcouncil (03/29/2023)
Thu (03/30)		--	--									kcouncil (03/30/2023)
Fri (03/31)		--	--									kcouncil (03/31/2023)
Total Units: 0 Total Hours: 34.22												

Pay Code	Allocation	TaxPrf	Hours	Units	Rate	Dollars
Regular	[AQU] - VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown		34.22			

Employee Signature: _____

Days Approved: _____ 0

Time Detail Report

Date Range (03/01/2023 - 03/31/2023)
Freeze Time (04/04/2023 13:02:49)
Generated (04/04/2023 13:03:16)

(JOSHUA ADAMS)

Supervisor Signature: _____

** ELECTRONIC APPROVAL **

Days Approved: _____

31

Kenneth Council

Employee: BAILEY, PARKER DANIEL (A2WS)

Badge #: 464378

Department: Aquatics

Pay Class: PT Hourly

Trm Gp: Web Time Clock

Status: Active

Hire Date: 08/21/2021

Home Allocation: Aquatics-VESTA-District
Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									kcouncil (03/01/2023)
Thu (03/02)		--	--									kcouncil (03/02/2023)
Fri (03/03)		--	--									kcouncil (03/03/2023)
Sat (03/04)		--	--									kcouncil (03/04/2023)
Total Units/Hours For Week:								0		0.00		
Sun (03/05)		--	--									kcouncil (03/05/2023)
Mon (03/06)		--	--									kcouncil (03/06/2023)
Tue (03/07)		--	--									kcouncil (03/07/2023)
Wed (03/08)		--	--									kcouncil (03/08/2023)
Thu (03/09)		--	--									kcouncil (03/09/2023)
Fri (03/10)		ID-10:56	OL-15:21	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.42			kcouncil (03/10/2023)
Fri (03/10)		IL-15:49	OD-18:41	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					2.87	7.29		kcouncil (03/10/2023)
Sat (03/11)		--	--									kcouncil (03/11/2023)
Total Units/Hours For Week:								0.00		7.29		
Sun (03/12)		ID-10:57	OD-15:31	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.57	4.57		kcouncil (03/12/2023)
Mon (03/13)		ID-10:58	OD-11:52	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					0.90	0.90		kcouncil (03/13/2023)
Tue (03/14)		--	--									kcouncil (03/14/2023)
Wed (03/15)		ID-14:55	OD-18:52	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.95	3.95		kcouncil (03/15/2023)
Thu (03/16)		ID-10:55	OD-15:08	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.22	4.22		kcouncil (03/16/2023)
Fri (03/17)		ID-10:57	OD-14:31	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.57	3.57		kcouncil (03/17/2023)
Sat (03/18)		--	--									kcouncil (03/18/2023)
Total Units/Hours For Week:								0.00		17.21		
Sun (03/19)		--	--									kcouncil (03/19/2023)
Mon (03/20)		--	--									kcouncil (03/20/2023)
Tue (03/21)		--	--									kcouncil (03/21/2023)
Wed (03/22)	Fixed: (OBP)	n/a	n/a	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown	1				2.00	2.00		kcouncil (03/22/2023)
Thu (03/23)		--	--									kcouncil (03/23/2023)
Fri (03/24)		--	--									kcouncil (03/24/2023)
Sat (03/25)		ID-10:59	OD-15:14	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.25	4.25		kcouncil (03/25/2023)
Total Units/Hours For Week:								0.00		6.25		
Sun (03/26)		ID-15:02	OD-19:02	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.00	4.00		kcouncil (03/26/2023)
Mon (03/27)		--	--									kcouncil (03/27/2023)
Tue (03/28)		--	--									kcouncil (03/28/2023)
Wed (03/29)		--	--									kcouncil (03/29/2023)
Thu (03/30)		--	--									kcouncil (03/30/2023)
Fri (03/31)		--	--									kcouncil (03/31/2023)
Total Units: 0 Total Hours: 34.75												

Pay Code	Allocation	TaxPrf	Hours	Units	Rate	Dollars
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Time Detail Report

Date Range (03/01/2023 - 03/31/2023)
Freeze Time (04/04/2023 13:02:49)
Generated (04/04/2023 13:03:16)

Regular	[AQU] - VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown	32.75
Onboarding Pay	[AQU] - VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown	1

Employee Signature: _____ Days Approved: 0

(PARKER BAILEY)

Supervisor Signature: ** ELECTRONIC APPROVAL ** Days Approved: 31

Kenneth Council

Employee: GOODWIN, PEYTON KAY (A390)	Badge #: 752554	Trm Gp: Web Time Clock
Department: Aquatics	Pay Class: PT Hourly	
Status: Active	Hire Date: 03/09/2022	
Home Allocation: Aquatics-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown		

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									kcouncil (03/01/2023)
Thu (03/02)		--	--									kcouncil (03/02/2023)
Fri (03/03)		--	--									kcouncil (03/03/2023)
Sat (03/04)		--	--									kcouncil (03/04/2023)
Total Units/Hours For Week:								0		0.00		
Sun (03/05)		--	--									kcouncil (03/05/2023)
Mon (03/06)		--	--									kcouncil (03/06/2023)
Tue (03/07)		--	--									kcouncil (03/07/2023)
Wed (03/08)		--	--									kcouncil (03/08/2023)
Thu (03/09)		--	--									kcouncil (03/09/2023)
Fri (03/10)		--	--									kcouncil (03/10/2023)
Sat (03/11)		--	--									kcouncil (03/11/2023)
Total Units/Hours For Week:								0.00		0.00		
Sun (03/12)		--	--									kcouncil (03/12/2023)
Mon (03/13)		--	--									kcouncil (03/13/2023)
Tue (03/14)		ID-10:57	OL-14:30	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.55			kcouncil (03/14/2023)
Tue (03/14)		IL-15:00	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.00	7.55		kcouncil (03/14/2023)
Wed (03/15)		ID-10:58	OD-15:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.03	4.03		kcouncil (03/15/2023)
Thu (03/16)		ID-14:55	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.08	4.08		kcouncil (03/16/2023)
Fri (03/17)		ID-14:55	OD-19:03	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.13	4.13		kcouncil (03/17/2023)
Sat (03/18)		--	--									kcouncil (03/18/2023)
Total Units/Hours For Week:								0.00		19.79		
Sun (03/19)		ID-10:52	OD-18:39	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					7.76	7.76		kcouncil (03/19/2023)
Mon (03/20)		--	--									kcouncil (03/20/2023)
Tue (03/21)		--	--									kcouncil (03/21/2023)
Wed (03/22)		--	--									kcouncil (03/22/2023)
Thu (03/23)		--	--									kcouncil (03/23/2023)
Fri (03/24)		--	--									kcouncil (03/24/2023)
Sat (03/25)		ID-14:53	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.12	4.12		kcouncil (03/25/2023)
Total Units/Hours For Week:								0.00		11.90		
Sun (03/26)		--	--									kcouncil (03/26/2023)
Mon (03/27)		--	--									kcouncil (03/27/2023)
Tue (03/28)		--	--									kcouncil (03/28/2023)

Time Detail Report

Date Range (03/01/2023 - 03/31/2023)
Freeze Time (04/04/2023 13:02:49)
Generated (04/04/2023 13:03:16)

Total Units/Hours For Week:										0.00		0.00	
Sun (03/26)		--	--										kcouncil (03/26/2023)
Mon (03/27)		--	--										kcouncil (03/27/2023)
Tue (03/28)		--	--										kcouncil (03/28/2023)
Wed (03/29)		--	--										kcouncil (03/29/2023)
Thu (03/30)		--	--										kcouncil (03/30/2023)
Fri (03/31)		--	--										kcouncil (03/31/2023)
Total Units: 0 Total Hours: 18.97													

Pay Code	Allocation	TaxPrf	Hours	Units	Rate	Dollars
Regular	[AQU] - VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown		18.97			

Employee Signature: _____ Days Approved: _____ 0

(COOPER HANEGAN)

Supervisor Signature: _____ ** ELECTRONIC APPROVAL ** Days Approved: _____ 31

Kenneth Council

Employee: KENCITZSKI, HANNAH RAE IRENE (A3QX)	Badge #: 560893	Trm Gp: Web Time Clock
Department: Aquatics	Pay Class: PT Hourly	
Status: Active	Hire Date: 03/10/2023	
Home Allocation: Aquatics-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown		

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									kcouncil (03/01/2023)
Thu (03/02)		--	--									kcouncil (03/02/2023)
Fri (03/03)		--	--									kcouncil (03/03/2023)
Sat (03/04)		--	--									kcouncil (03/04/2023)
Total Units/Hours For Week:									0	0.00		
Sun (03/05)		--	--									kcouncil (03/05/2023)
Mon (03/06)		--	--									kcouncil (03/06/2023)
Tue (03/07)	Fixed: (ORP)	n/a	n/a	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown	1				2.00	2.00		kcouncil (03/07/2023)
Wed (03/08)		--	--									kcouncil (03/08/2023)
Thu (03/09)		--	--									kcouncil (03/09/2023)
Fri (03/10)		--	--									kcouncil (03/10/2023)
Sat (03/11)		--	--									kcouncil (03/11/2023)
Total Units/Hours For Week:									0.00	2.00		
Sun (03/12)		--	--									kcouncil (03/12/2023)
Mon (03/13)		--	--									kcouncil (03/13/2023)
Tue (03/14)		--	--									kcouncil (03/14/2023)
Wed (03/15)		--	--									kcouncil (03/15/2023)
Thu (03/16)		--	--									kcouncil (03/16/2023)
Fri (03/17)		--	--									kcouncil (03/17/2023)
Sat (03/18)		--	--									kcouncil (03/18/2023)
Total Units/Hours For Week:									0.00	0.00		
Sun (03/19)		--	--									kcouncil (03/19/2023)
Mon (03/20)		--	--									kcouncil (03/20/2023)
Tue (03/21)		--	--									kcouncil (03/21/2023)
Wed (03/22)		--	--									kcouncil (03/22/2023)

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Time Detail Report

Date Range (03/01/2023 - 03/31/2023)
Freeze Time (04/04/2023 13:02:49)
Generated (04/04/2023 13:03:16)

Fri (03/17)		ID-10:51	OL-14:30	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.65			kcouncil (03/17/2023)
Fri (03/17)		IL-14:59	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.02	7.67		kcouncil (03/17/2023)
Sat (03/18)		ID-10:53	OD-15:06	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.22	4.22		kcouncil (03/18/2023)
Total Units/Hours For Week:									0.00	31.46		
Sun (03/19)		ID-11:02	OD-14:47	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.75	3.75		kcouncil (03/19/2023)
Mon (03/20)		--	--									kcouncil (03/20/2023)
Tue (03/21)		--	--									kcouncil (03/21/2023)
Wed (03/22)		--	--									kcouncil (03/22/2023)
Thu (03/23)		--	--									kcouncil (03/23/2023)
Fri (03/24)		--	--									kcouncil (03/24/2023)
Sat (03/25)		ID-10:59	OD-15:07	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.13	4.13		kcouncil (03/25/2023)
Total Units/Hours For Week:									0.00	7.89		
Sun (03/26)		ID-10:51	OD-15:17	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.43	4.43		kcouncil (03/26/2023)
Mon (03/27)		--	--									kcouncil (03/27/2023)
Tue (03/28)		--	--									kcouncil (03/28/2023)
Wed (03/29)		--	--									kcouncil (03/29/2023)
Thu (03/30)		--	--									kcouncil (03/30/2023)
Fri (03/31)		--	--									kcouncil (03/31/2023)
Total Units: 0 Total Hours: 53.01												

Pay Code	Allocation	TaxPrf	Hours	Units	Rate	Dollars
Onboarding Pay	[AQU] -VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown	1				
Regular	[AQU] -VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown		51.01			

Employee Signature:

Days Approved:

0

(JACQUELINE REBEOR)

Supervisor Signature:

** ELECTRONIC APPROVAL **

Days Approved:

31

Kenneth Council

Employee: SAEY, JACK JOSEPH (A3T1)	Badge #: 588692
Department: Aquatics	Pay Class: PT Hourly
Status: Active	Trm Gp: Web Time Clock
Home Allocation: Aquatics-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown	Hire Date: 03/16/2023

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									
Thu (03/02)		--	--									
Fri (03/03)		--	--									
Sat (03/04)		--	--									
Total Units/Hours For Week:									0	0.00		
Sun (03/05)		--	--									
Mon (03/06)		--	--									
Tue (03/07)		--	--									
Wed (03/08)		--	--									
Thu (03/09)		--	--									
Fri (03/10)		--	--									kcouncil (03/10/2023)
Sat (03/11)		--	--									kcouncil (03/11/2023)
Total Units/Hours For Week:									0.00	0.00		
Sun (03/12)		--	--									kcouncil (03/12/2023)
Mon (03/13)		--	--									kcouncil (03/13/2023)
Tue (03/14)		--	--									kcouncil (03/14/2023)
Wed (03/15)		--	--									kcouncil (03/15/2023)

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									kccouncil (03/01/2023)
Thu (03/02)		--	--									kccouncil (03/02/2023)
Fri (03/03)		--	--									kccouncil (03/03/2023)
Sat (03/04)		--	--									kccouncil (03/04/2023)
Total Units/Hours For Week:								0		0.00		
Sun (03/05)		--	--									kccouncil (03/05/2023)
Mon (03/06)		--	--									kccouncil (03/06/2023)
Tue (03/07)		--	--									kccouncil (03/07/2023)
Wed (03/08)		--	--									kccouncil (03/08/2023)
Thu (03/09)		--	--									kccouncil (03/09/2023)
Fri (03/10)		--	--									kccouncil (03/10/2023)
Sat (03/11)		IL-15:00	OD-18:37	[AQU]-VESTA-District Services-Northeast Rivertown-Lifeguard-Lifeguard-Rivertown					3.62	3.62		kccouncil (03/11/2023)
Total Units/Hours For Week:								0.00		3.62		
Sun (03/12)		--	--									kccouncil (03/12/2023)

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Time Detail Report

Date Range (03/01/2023 - 03/31/2023)
Freeze Time (04/04/2023 13:02:49)
Generated (04/04/2023 13:03:16)

Date	Pay Code	IN	OUT	Allocation	Tax Profile	Missing	Dollars	Units	Total Hrs.	Total Hrs./Day	Employee Approval	Supervisor Approval
Wed (03/01)		--	--									kcouncil (03/01/2023)
Thu (03/02)		--	--									kcouncil (03/02/2023)
Fri (03/03)		--	--									kcouncil (03/03/2023)
Sat (03/04)		--	--									kcouncil (03/04/2023)
Total Units/Hours For Week:								0		0.00		
Sun (03/05)		--	--									kcouncil (03/05/2023)
Mon (03/06)		--	--									kcouncil (03/06/2023)
Tue (03/07)		--	--									kcouncil (03/07/2023)
Wed (03/08)		--	--									kcouncil (03/08/2023)
Thu (03/09)		--	--									kcouncil (03/09/2023)
Fri (03/10)		--	--									kcouncil (03/10/2023)
Sat (03/11)		ID-11:04	OD-15:04	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.00	4.00		kcouncil (03/11/2023)
Total Units/Hours For Week:								0.00		4.00		
Sun (03/12)		ID-10:56	OD-15:06	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.17	4.17		kcouncil (03/12/2023)
Mon (03/13)		--	--									kcouncil (03/13/2023)
Tue (03/14)		ID-14:55	OD-19:00	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.08	4.08		kcouncil (03/14/2023)
Wed (03/15)		--	--									kcouncil (03/15/2023)
Thu (03/16)		--	--									kcouncil (03/16/2023)
Fri (03/17)		ID-15:04	OD-19:01	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					3.95	3.95		kcouncil (03/17/2023)
Sat (03/18)		--	--									kcouncil (03/18/2023)
Total Units/Hours For Week:								0.00		12.20		
Sun (03/19)		--	--									kcouncil (03/19/2023)
Mon (03/20)		--	--									kcouncil (03/20/2023)
Tue (03/21)		--	--									kcouncil (03/21/2023)
Wed (03/22)		--	--									kcouncil (03/22/2023)
Thu (03/23)		--	--									kcouncil (03/23/2023)
Fri (03/24)		--	--									kcouncil (03/24/2023)
Sat (03/25)		--	--									kcouncil (03/25/2023)
Total Units/Hours For Week:								0.00		0.00		
Sun (03/26)		ID-10:54	OD-15:18	[AQU]-VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown					4.40	4.40		kcouncil (03/26/2023)
Mon (03/27)		--	--									kcouncil (03/27/2023)
Tue (03/28)		--	--									kcouncil (03/28/2023)
Wed (03/29)		--	--									kcouncil (03/29/2023)
Thu (03/30)		--	--									kcouncil (03/30/2023)
Fri (03/31)		--	--									kcouncil (03/31/2023)
Total Units: 0 Total Hours: 20.60												

Pay Code	Allocation	TaxPrf	Hours	Units	Rate	Dollars
Regular	[AQU] -VESTA-District Services-Northeast-Rivertown-Lifeguard-Lifeguard-Rivertown		20.60			

Employee Signature:

Days Approved:

0

(HAILEY VALENZUELA)

Supervisor Signature:

** ELECTRONIC APPROVAL **

Days Approved:

31

Kenneth Council

Total Hours Serviced = 244.56





INVOICE
1035281
INVOICE DATE
03/27/2023

**MINUTES
MATTER®**

SOLD TO: Rivers Edge CDD
475 West Town Place
Suite 114
Saint Augustine, FL 32092

SHIP TO: Rivers Edge CDD
140 Landing Street
Saint Johns, FL 32259

CALL NO.	CUSTOMER NO.	P.O. NUMBER	TERMS	BRANCH
674024	REC0147		NET 30	11326 Distribution Ave W Jacksonville, FL 32256-2745

COMMENTS

Caller Name: Jason Davidson (904) 940 0008

Call Details:

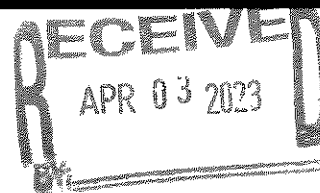
Contact - Jason Davidson - 904-440-5668

Issue - Leaking backflow at bldg 156 - to left of stair well near bike rack

Solution:

***** CALL JASON WITH ETA WHEN COMPLETED WITH OTHER WORK *****

03/22/2023 (AJTOMLINSON) Arrived onsite to investigate leak on 6" fire backflow. Leak was present at 6" Kennedy OSY valve packing. I attempted to tighten the bolts but was unable too due to corrosion. Valves will need to be repacked.



DESCRIPTION

PRICE
(BEFORE TAXES
IF APPLICABLE)

Material, Labor and Other: \$280.00

Please reference invoice number on payment. Thank You!

VISA & MASTERCARD ACCEPTED

A surcharge of 3% will be applied to credit card purchases.

Questions Regarding this invoice please contact:

Name: Maya N Hunnicutt

Phone: 9042683030

Email: mnhunnicutt@waynefire.com

SUBTOTAL:	\$280.00
TOTAL:	\$280.00

Remit To:

Wayne Automatic Fire Sprinklers, Inc.
222 Capitol Court
Ocoee, FL 34761
Phone: (407)656-3030
Fax: (407)656-8026

Repair and Replacement
RECDD I Submitted to AP on
4-3-2023 by Jason Davidson

Jason Davidson



YELLOWSTONE
LANDSCAPE

INVOICE

INVOICE #	INVOICE DATE
JAX 510987	4/1/2023
TERMS	PO NUMBER
Net 30	

Bill To:

Rivers Edge CDD I
c/o Vesta Property Services
475 West Town PI Suite 114
Saint Augustine, FL 32092

Property Name: Rivers Edge CDD I

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: May 1, 2023

Invoice Amount: \$86,316.49

Description	Current Amount
Monthly Landscape Maintenance April 2023	\$86,316.49

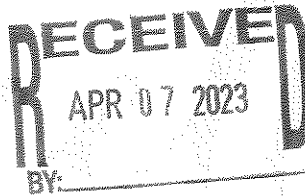
Approved RECDD I
Submitted to AP on 4-7-2023
by Jason Davidson

Jason Davidson

1,320,572.46100

Invoice Total

\$86,316.49



IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

FOURTH ORDER OF BUSINESS

B.



May 5, 2023

Re: Prosser, a Prime AE Company 2023 Rate Schedule

Dear Valued Client:

We appreciate the trust you have placed in Prosser, a Prime AE Company and look forward to continuing to fulfill your design and planning needs in the future. We are constantly working toward keeping our fees at a reasonable and competitive rate. However, it has been two years since our last rate increase, therefore we have updated our standard hourly rate schedule that is attached. Please note that the new hourly rate schedule will go into effect for your project on June 1, 2023 and does not impact any existing Lump Sum Contracts.

If you have any questions or concerns, whether related to the rate schedule or your project, please contact your project manager.

Sincerely,

PROSSER, a Prime AE Company

A handwritten signature in blue ink, appearing to read "J. Bradford Davis".

J. Bradford Davis, PE
Senior Vice President

Hourly Rate Schedule

Effective May, 2023

Planning & Engineering

Senior Vice President	\$300
Vice President	\$250
Project Director/Chief	\$235
Senior Project Manager	\$200
Project Manager	\$190
Senior Engineer	\$185
Engineer	\$150
Senior Planner & Senior Landscape Architect	\$180
Planner & Landscape Architect	\$150
Senior Graphic Arts Director	\$170
Graphic Art Designer	\$130
Senior Designer	\$150
Designer	\$120
CADD Technician	\$105
Clerical	\$ 95
Administrative Support	\$ 95

Project & Business Services

Project Administrator	\$160
Sr. Project Researcher	\$150
Project Researcher	\$145
Sr. Public Relations Liaison	\$160
Technical Writer	\$115

Information Services

Programmer	\$150
Information Systems	\$150
GIS Programmer	\$165
GIS Analyst	\$140
GIS Technician	\$125

CEI/Construction Management Services

Resident Engineer	\$175
Construction Project Manager	\$190
Sr. Construction Inspector	\$125
Construction Inspector	\$105

ALL REIMBURSABLE EXPENSES SHALL BE COST TIMES A FACTOR OF 1.15

D.

1.

RIVERTOWN

RECDD's Amenity & Field Operation Report

Date of report: 6/21/23

Submitted by: Jason Davidson & Kevin McKendree

RECDD I

Gym Equipment update:

Commercial Fitness provided us with an update from their Logistics Coordinator. Much of the equipment has arrived at their warehouse where they are currently under assembly and inspection. The flooring materials have been shipped and should be arriving with us shortly. Once they receive tracking, they will be able to discuss getting everything scheduled – extraction, flooring material arrival, flooring installation with Real Floors and the installation of our new Matrix Fitness equipment. Assuming everything ships on time, and everything is received, we're looking at late June to mid-July for completion.

RiverHouse Light Pole:

We are working diligently with the vendor who originally installed the light to execute the repair. There is a three-month timeline for the replacement parts to arrive in order to return the light to operational standard. We were able to wire up a temporary light on this pole for safety purposes that operates off the same timer as the broken light. We reached out again this week to the electrician in charge of this project for an update and the parts are still on order with no ETA at the moment. We will continue to inquire weekly.

Lap Pool Coping:

Approximately 12 feet of coping broke loose and was in danger of falling in the pool. Our team cautioned off the area immediately upon finding this. We contracted Epic pools to repair the coping and reattach the tiles that were damaged.

Family Pool VFD:

We were experiencing issues with the VFD (variable frequency drive) overheating. We replaced the VFD with a in line motor starter that contains overload protection. This is now installed and operable.

Pickleball Courts

We have been working with B.A.B. Tennis Courts to gather information and a quote on adding pickleball lines to one of the tennis courts. We will present this to the board when all the information is available.

Arbors Play Park:

We relocated boulders from the Arbors play park for safety reasons. These boulders were moved to the RiverClub parking lot to further aid in traffic flow as the previous ones added have been very successful.

Dog Parks:

It was requested in this month's CDD meeting to gather cost information for adding key card access readers to the dog park gates for security purposes. We have already identified places to tie in electrical power and are working with Sterling Fence to acquire the magnet locks that are needed.

Walking Trails Gate Access:

Yellowstone needed access to the walking trails for maintenance reasons. Our previous access point was over in Highpoint but a house was finally built that blocked our trail. We made it a priority to build a gate near the dog park on Rivertown Main so that maintenance can access the trails by ATV going forward. The gate is somewhat concealed and blends into the existing fence in hopes of deterring residents from breaking in and using golf carts on the trails. There is a numeric padlock on the backside and all hardware was installed with fasteners that use an uncommon bit so that they are not easily removed.

RiverHouse Pool Speakers:

All but one of the ground stereo speakers are shot at the RiverHouse pools. They are original to the facility and corroded beyond repair internally. We did attempt to replace a transformer in one of them in hopes we could replace parts, but the speaker was still non-operational. These will need to be replaced, we have received two quotes already and will gather one more.

Gardens Sewer Cover Holding Water:

From Ryan Stillwell with Prosser: This area is where the single lift of asphalt meets the final lift of asphalt. Prior to final sign-off from SJC this area will be repaired, and the second lift of asphalt will be installed. It appears in our discussion in the field that the sprinkler water is ponding here as the inlet to the north still has the lip since the second lift is not installed.

Longleaf Pine Asphalt Trails:

While picking up trash along Longleaf Pine Pkwy, a member of our maintenance team discovered multiple, large areas of the asphalt trail washing out along the wood line. We checked irrigation immediately and that does not appear to be the cause. We worked with the District Engineer and JEA to try to find the source of the problem, but nobody could find an actual cause and the consensus was that rainfall was to blame. After that we had the county's Road and Bridges department repair the damaged trail. We will continue to monitor the trail and look for more washouts and safety issues.

RiverClub Roundabout Accident:

The Roundabout in front of the RiverClub had a hit and run accident on 5/23/23. During this accident we suffered losses to one of our light poles and two traffic signs. There was also some turf rut and minor plant material that was damaged. Yellowstone repaired the landscaping the day of the accident. KAD Electric replaced the light pole and Sundancer Signs is replacing the signs. We are still awaiting the powder coating of one pole before final installation and then we will be back up to standard.

RECDD II**Pond Fountain Across from WaterSong:**

The fountain in the pond across from the WaterSong entrance became non-operational a few weeks back. It is pulling 3 times the number of amps as it should which keeps tripping the breaker. We have obtained two quotes for replacement and will present them to the board.

Right side firepit

The fire pit on the right side if you are looking at the river has stopped firing up. We had it diagnosed by a vendor, and they found it to be the pilot light module not getting hot enough. We were informed this week that the module is no longer manufactured for that model, so we are awaiting a quote for replacement of the entire fire bowl now. In the meantime, the firepit can be lit manually using a lighter but we are hesitant to let the guests know this for safety reasons.

Pool Furniture Quantity Check

As requested by Supervisors the team is gathering a quantity count of loungers and chairs surrounding the pool deck. We are currently obtaining quotes to add seven chairs and attempting to track down the exact model we currently have for uniformity.

Landscaping at the Trail Head in the Manor:

In the April BOS meeting there was a resident that was concerned with the Trail Head in the Manor. Specifically, the condition of the Landscaping, lack of landscaping around the pond and no directional signs leading patrons out of the trail. Felt that the landscaping around the pond was lacking and compared it to other ponds in the neighborhood. Felt that in the absence of the directional signs that patrons were cutting between residences, specifically theirs. There is a pond inlet that leads to an outfall structure on the corner of this pond that would make landscaping that corner impossible as the pipe needs to remain free of vegetation on top of it.

Manor monument lighting:

Residents of The Manor have been vocal concerning the non-lighting of the two monument signs for their neighborhood. We have obtained a quote for a solar option and will present it to the board.

RiverClub Breezeway Power:

All the lighting and fans within the breezeway of the RiverClub became non-operational. After much time and effort, it turns out that the motion sensor located in the breezeway was malfunctioning thus not activating the switch panel. This is now fixed.

RiverClub Parking Lot Boulders:

We relocated boulders from the Arbors play park for safety reasons. These boulders were moved to the RiverClub parking lot to further aid in traffic flow as the previous ones added have been very successful. We also relocated an

RECDD III

Haven Playground Sign Lettering:

Some of the raised letters on the Haven playpark sign have been damaged. We contacted BNS signs which provided us with replacement letters at no cost and our team made the repair.

Monument lighting at The Haven

It was reported by a resident in last month's CDD meeting that there have been numerous concerns within the Haven of the monument lights not working and/or absent. We replaced the nonoperational solar light on the sign farthest away from Main Street under a warranty claim. We have a quote for solar powered lighting to remain consistent with other lighting applications throughout the community and will present it to the board.

RIVERTOWN

Lifestyle and Events Update

Date of Report: 6-21-2023

Submitted by: Ross Ruben & Jason Davidson

End of May Events:

- **May 26th - RiverTown Baseball Night with the Jacksonville Jumbo Shrimp**
 - 16 residents attended this event at the park
 - Weather was nasty but everyone had a great time and had access to food and their own private area.



- **May 26th**
 - **Food Truck Friday at the RiverHouse**
- **Memorial Weekend Entertainment – 12pm – 3pm**
 - RiverClub
 - May 27th – Mark O’Quinn
 - May 28th – Jay Peele
 - May 29th – Dalton Ammerman

- **RiverHouse**
 - May 27th – Ian Kelly
 - May 28th – Alex Affronti
 - May 29th – Mark Metterhouse

June Events:

- **June 2nd – Friday Night Music with Jeremy Wineglass**
 - Food Trucks at the RiverHouse
- **June 3rd – Saturday Food Truck at the RiverClub**
- **June 8th – Trivia Night at the RiverClub**
 - 14 teams played
- **June 9th – Food Trucks at the RiverHouse**
- **June 10th – RiverTown Vendor Fair at the RiverHouse Soccer Field**
 - 20 Vendors at the Soccer Field, 4 food trucks, Free Water Sponsor – CGC Water
 - Attendance was steady throughout the whole event
 - Not doing this for July and possibly August and bringing it back in the Fall due to heat and weather.



- **June 10th – Dive In Movie at the RiverClub**
 - Canceled due to inclement weather
 - Rescheduled for Shark Week in July

Upcoming June Events:

- **June 16th – Bookmobile at the RiverHouse**

- **June 16th – Food Trucks at the RiverHouse**
- **June 16th – Amphitheater Concert with the band Tasteful**
- **June 17th – RiverTown Luau at the RiverHouse**
 - **4 Food Trucks**
 - **Tons of giveaways**
 - **Airbrush Tattoos**
 - **Water and soda**
 - **Pele's Polynesian Revue performance starting at 6:15**
- **June 22rd – Music Bingo at the RiverClub**
- **June 23rd – Food Trucks at the RiverHouse**
- **June 24th – Food Truck at the RiverClub with New Lifestyle Director Meet and Greet**
 - **More details to be added**
- **June 30th – Bookmobile at the RiverHouse**



- **July 1st – Yappy 4th – Celebrate with your pups!**
- **July 4th – Go Cart Parade, 4th of July celebrations at both Amenity Centers with live entertainment**
- **July 6th – Trivia at the RiverClub**
- **July 7th – Live music with Jeremy Wineglass at the RiverClub**
- **July 7th – Food Trucks at the RiverHouse**
- **July 14th – Bookmobile at the RiverHouse**
- **July 14th – Food Trucks at the RiverHouse**

- **July 15th – Re-scheduled Dive In Movie – Jaws (Shark Week)**
- **July 16th – Sunday Funday at the RiverHouse Wear Your Team Spirit with DJ Mike**
- **July 21st – Food Truck Friday**
- **July 27th – Music Bingo at the RiverClub**
- **July 28th – Food Truck Friday at the RiverHouse**
- **July 30th – Caribbean Sunday Funday at the RiverClub with Steel Drums**
- **July 30th – Caribbean Sunday Funday at the RiverHouse with DJ Mike with games**



2.



6869 Phillips Parkway Drive S Jacksonville, FL 32256

Fax: 904-807-9158

Phone: 904-997-0044

Service Report

Date : May, 2023

Field Techs: Mike Liddell
Justin Powers

Client: RiverTown

Pond A: Treated baby tears around pond.



Pond B: Algae treatments have been effective.



Pond C: Applied algaecide to pond.



Pond D: Applied pond dye.

Pond E: Applied algaecide around edge of pond.



Pond G: Treated perimeter vegetation.



Pond H: Applied algae treatment.



Pond I: Perimeter vegetation is decaying, algae starting to develop.



Pond J: Treated perimeter vegetation.



Pond K: Removed dead fish from pond results of low dissolved oxygen levels.

Pond L: Pond is in good condition. No algae noticed.

Pond M: Pond is in good condition, no algae noticed. Fountain was running at time of visit.



Pond Q: No algae noticed, previous treatment was effective.



Pond R: Pond in good condition



Pond S: Pond in good condition. No algae noticed.



Pond T: Pond is in good condition.



Pond U: Treated for algae and perimeter weeds.



Pond V: Previous treatment was effective. Pond in good condition.



Pond W: Applied pond dye.

Pond X: (Homestead) Treatment for coontail was effective, mostly dead stems floating.

Pond Y: (behind model homes) pond in good condition.



Pond Z: (behind pond K) Algae treatments have been effective.



Pond AA: (Homestead) Needs treatment for planktonic algae. Locating new access.



Pond BB: (Homestead) No algae noticed.

Pond CC: previous algae treatment was effective.



Pond DD: previous treatment effective.



Pond EE: Previous treatment effective.



Pond FF: previous treatment effective.



Pond GG: previous treatment was effective.



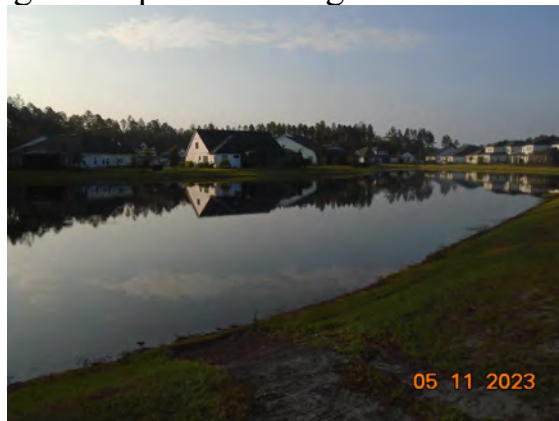
Pond HH: Treated algae.



Pond II: treated perimeter weeds.



Pond JJ: Treated algae and perimeter vegetation.



Pond KK: Perimeter vegetation is decaying.



Pond LL: Pond is in good condition, previous treatment effective.



Pond MM: previous treatment was effective.



Pond NN: Treated algae around pond.



Pond OO: Previous treatment effective.



Pond PP: Treated perimeter weeds.



Pond QQ: Treated perimeter weeds.



Pond RR: Pond in good condition no algae noticed.



Pond SS: Applied algaecide.



Pond TT: Treated perimeter vegetation.



Pond UU: Treated perimeter vegetation and algae.



Pond VV: Previous treatment was effective no trash or algae noticed.



Pond WW: Pond in good condition, previous treatment was effective.

Pond XX: Pond in good condition, no algae noticed, treated perimeter weeds.



Pond YY: Pond is dry



Pond ZZ: Pond in good condition, no algae noticed. Picked up trash.

Pond AAA: Pond in good condition. Water level is low.



Pond BBB: Pond in good condition



Pond CCC: Pond in good condition



Pond DDD: Pond in good condition



Pond EEE: Pond in good condition, water level low



Pond CR-7 (front): Pond looks great, previous treatments were effective.



Pond River Club 1: Pond is dry.



Pond River Club 2: Vegetation is decaying.



Water Song

Pond 1: Applied pond dye.



Pond 2: Treated perimeter vegetation.



Pond 3: No invasive species.



Pond 4: Applied pond dye.



Pond 5: Perimeter vegetation is decaying.



Pond 6: Treated perimeter vegetation.



Pond 7: No invasive vegetation noticed.



Pond 8: Treated algae.



Pond 9: Treated perimeter vegetation.



Pond 10: Water clarity improved. No new growth noted.



Pond 11: Treated for minor torpedo grass and cattails.



Pond 12: No new growth noted. Water clarity is excellent.



Pond 13: Vegetation is decaying.



Pond 14: Treated cattails.



Pond 15: Applied algaecide to pond.



E.



Rivers Edge CDD – I, II, and III

Landscape Update for June 2023

- **General Maintenance**

- Our maintenance team has mowed all common grounds throughout community and have been cleaning up shrub beds
- We have Detailed and Cleaned up the Riverhouse and Riverclub.
- We have completed Renderings for the front entrance of Main Street, Roundabouts on SR 13, and The River House.
- Team is spraying for weeds throughout the community and trimming shrubs.
- Team has been spraying all mulch beds for clean appearance.
- Mattamy, Vesta, and Yellowstone are doing monthly drives throughout the community to check on status of concerned areas and the overall appearance of the community.
- We have Completed Mulch throughout the community. Back Ponds that have never had pine straw will not be completed. We trimmed the grasses back and it has created open space that could be Pine strawed. We can propose this if wanted. We Installed the quantity of mulch and straw that was in contract. Other neighborhoods have come online and will need to be mulched. This will make the quantity go up.
- Annual flowers will be installed on June 30th along with fresh and rich soil. We raised the beds for a better show. We will install Yellow Coleus in the back, Lipstick Pentas in the middle, and Purple Angelonia in front. This will give the Summer feel and look amazing. The next rotation will be in September.
 - The low beds have caused the flowers in the past to decline prematurely and not show off as intended.
 - This is caused by the flowers staying too saturated which causes the roots to rot.
- Proper mowing heights for each type of turf will be achieved throughout the winter and early spring months.
 - Because of this you will see scalping occasionally until the proper height is

achieved.

- Ex. If you want to maintain a height of 4in you need to drop the level of the existing canopy of the turf to between 3.5-3.75 so that the new green growth is what is showing after each mowing occurrence moving forward.

- **Irrigation**

- Techs have been running through system and making repairs as we go.
- All clocks are being set to run four times a week due to Warm temperatures and the drought we are in.
- Lead tech is working with IQ system to help system run more efficiently.
- We are setting three day rain delays when we have rain
- We have cut the water bill in half
- Other options are being looked at to make the system more efficient and save on the annual water cost.
 - Items being looked at:
 - Eliminating bubblers on established trees that do not need them anymore
 - Making sure all rain sensors are operational
 - Adding rain sensors to battery operated valves
 - Each area will be different depending on layout and justification of cost.
 - Some will be looked at to be added to a clock with wiring.
 - Others will be looked at for rain sensor installation and hidden by plant material if required.
 - Full Irrigation inspection report will be sent over once we have run through entire system
 - We are running system 4 to 5 days a week during the drought we are in. Irrigation is supplemental to the amount of rainfall we get. Turf will recover and look much better once we receive rain.

- **Fert/Chem**

- Our techs will be fertilizing the entire property this month with 21-7-14 Granular. Lots of Iron in this treatment to get turf to push and green up.
- We will treat for turf weeds throughout community.
 - Seasonal weeds such as chamber bitter is popping up in a lot of areas already.
- The turf is starting to push growth. We have had record warm temperatures during this time, so our team has been doing full maintenance throughout community.
- Lead tech is Treating roses with bone meal and liquid fertilizer

- **Arbor**

- We will continue to lift low hanging trees throughout community each week for line of site issues, safety issues, aesthetics, and improved tree health with balanced weight distribution from the branches.

FIFTH ORDER OF BUSINESS

A.

1.

RESOLUTION 2023-12

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF
RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT
DESIGNATING THE OFFICERS OF THE DISTRICT, AND
PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, Rivers Edge Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within the County of St. Johns, Florida; and

WHEREAS, the Board of Supervisors of the District desires to designate the Officers of the District.

NOW, THEREFORE, be it resolved by the Board of Supervisors of Rivers Edge Community Development District:

SECTION 1. _____ is appointed Chairman.

SECTION 2. _____ is appointed Vice Chairman.

SECTION 3. _____ is appointed Secretary and Treasurer.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Treasurer.

_____ is appointed Assistant Secretary.

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

PASSED AND ADOPTED THIS 21ST DAY OF JUNE, 2023.

ATTEST

**RIVERS EDGE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairman/Vice Chairman

2.

RESOLUTION 2023-13

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND APPROVING CHANGE OF DESIGNATED REGISTERED AGENT AND REGISTERED OFFICE.

WHEREAS, the Rivers Edge Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within St. Johns County, Florida; and

WHEREAS, the District is statutorily required to designate a registered agent and a registered office location for the purposes of records keeping and accepting any process, notice, or demand required or permitting by law to be served upon the District in accordance with Section 189.014(1), *Florida Statutes*.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RIVERS EDGE COMMUNITY DEVELOPMENT DISTRICT:

Section 1. Howard McGaffney is hereby designated as Registered Agent for the Rivers Edge Community Development District.

Section 2. The District's Registered Office shall be located at Governmental Management Services, LLC, 475 West Town Place, Suite 114, St. Augustine, FL 32092.

Section 3. In accordance with Section 189.014(1), *Florida Statutes*, the District’s Secretary is hereby directed to file certified copies of this resolution with St. Johns County and the Florida Department of Economic Opportunity.

Section 4. This Resolution shall become effective on upon its adoption.

PASSED AND ADOPTED THIS 21ST DAY OF JUNE 2023.

ATTEST:

**RIVERS EDGE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairman, Board of Supervisors

3.

Dynamic Security Professionals, Inc.
5570 Florida Mining Blvd
Bldg 600 Unit 606
Jacksonville, FL 32257
EF0001108

Rivertown Dog Parks

RE: Access Control for Entry Gates and IP Camera Systems

Attention: Jason Davidson

Jason,

Here is the proposals for both dog parks in Rivertown. I am providing additional quotes for small IP camera systems for surveillance at the locations since we will have the NEMA4 enclosure with power. This proposal assumes that the entry gates will be re-done by Sterling with the Locinox maglocks on the gates. We will take it from there. We would also need the electrician to provide a 120V circuit inside of our NEMA4 can. There needs to be an internet modem installed inside the can for remote access to the Access control system which we will enroll into your existing Aurora software at the Riverclub. If you have any questions, please contact me at your convenience. I look forward to hearing from you.

Best Regards,

Isaac "Ike" Hayden
President

Rivertown Dog Park Access Control:

01-Meier NEMA4 Climate Controlled Enclosure

01-Keyscan CA150B Single Door Processor

01-Altronix SMP3ET 12VDC Power Supply

02-Weatherproof Push to Release Buttons

01-HID Proximity Card Reader

01-Pull of 6 conductor Reader Wire

02-Pulls of 18/4 Stranded Wire

50 feet of ¾" PVC Conduit with Peripherals

01-Labor for Installation, Programming and Testing

Total Investment for Rivertown Dog Park Access.....\$8,250.00

Rivertown Dog Park IP Camera System:

01-Avycon 4 Channel Network Video Recorder w/2 terabyte Hard Drive

02-Avycon 5 Megapixel IP Color Cameras with 2.8mm Lenses and Infrared

01-HD Color 22" LED Monitor with HDMI cable

02-Mounting Brackets for Cameras

01-Mounting Post for Cameras

01-Bag of Quickcrete Concrete

01-825-Watt UPS Power Backup

20-feet of ¾" PVC Conduit with Peripherals

01-4 Port Network Switch

02-Pulls of Direct Burial CAT6 Wire

01-Labor for Installation, Programming and Testing

Total Investment for Rivertown Dog Park IP Camera System.....\$4,875.00

Dynamic Security Professionals, Inc.
5570 Florida Mining Blvd
Bldg 600 Unit 606
Jacksonville, FL 32257
EF0001108

North Lake Dog Park Access Control:

01-Meier NEMA4 Climate Controlled Enclosure
01-Keyscan CA150B Single Door Processor
01-Altronix SMP3ET 12VDC Power Supply
01-Weatherproof Push to Release Buttons
01-HID Proximity Card Reader
01-Pull of 6 conductor Reader Wire
02-Pulls of 18/4 Stranded Wire
75 feet of ¾" PVC Conduit with Peripherals
01-Labor for Installation, Programming and Testing
Total Investment for North Lake Dog Park Access.....\$8,000.00

North Lake Dog Park IP Camera System:

01-Avycon 4 Channel Network Video Recorder w/2 terabyte Hard Drive
02-Avycon 5 Megapixel IP Color Cameras with 2.8mm Lenses and Infrared
01-HD Color 22" LED Monitor with HDMI cable
02-Mounting Brackets for Cameras
01-Mounting Post for Cameras
01-Bag of Quickcrete Concrete
01-825-Watt UPS Power Backup
20-feet of ¾" PVC Conduit with Peripherals
01-4 Port Network Switch
02-Pulls of Direct Burial CAT6 Wire
01-Labor for Installation, Programming and Testing
Total Investment for North Lake Dog Park IP Camera System.....\$4,875.00

5.

- *Easement Encroachment Request for 145 Oak Shadow*
 - The Patron is asking to encroach into 5 ft of our easement. Still leaves 10ft of the easement exposed. The 5ft encroachment will allow for the yard to be completely fenced in. Without allowing the encroachment the porch, located at the rear on the right-hand side of the home, would be exposed allowing access to the backyard.
 - An AT&T box is present therefore inhibiting the ability to get a boat back to the pond for maintenance purposes.
 - There is another easement adjacent to the home that will be used to perform pond maintenance.
 - There is an underlying drainage pipe in the easement.
 - The Patron is willing to enter into an MOU with the District specific to if any repairs are needed to the pipe, the CDD is not responsible for damage incurred to homeowners' property.

Rivertown Community Association, Inc
414 Old Hard Rd Suite 502
Fleming Island, FL 32003
Phone: 904-592-4090
Fax: 904-269-2729

Badr and Renee Goubi
145 Oak Shadow Pl
St Johns FL 32259

CONDITIONAL ARCHITECTURAL APPROVAL

2/3/2022

145 Oak Shadow Pl

Dear Badr and Renee Goubi:

We thank you for your above-referenced architectural submittal, and are pleased to inform you that same has been conditionally approved. You may proceed according to the Community Guidelines, other applicable documents, and the following conditions:

- 1) Wellington Style fencing; four-foot (4') high, flat top, two (2)-rail black aluminum fencing.*
- 2) Approved installation lines as shown on the revised survey (Approved Fencing Plan), attached and made part of this approval. Fencing plan originally submitted is NOT approved.*
- 3) Fencing shall be held ten feet (10') within the side property line and shall not protrude into the twenty-foot (20') CDD Drainage Access and Maintenance Easement at the rear of the property. The CDD easement is shown in yellow on the survey.*
- 4) Structural supports shall face the interior of the subject lot.*
- 5) Fencing shall commence at least halfway back from the front corners of the home.*
- 6) Rear fencing to have gate as Owner remains responsible for lawn maintenance, including watering and fertilization, for any lands lying outside the approved fencing installation lines.*
- 7) If connecting to existing fencing, please obtain permission from neighbor prior to installation.*
- 8) Should fencing encroach upon any CDD or other drainage, utility, maintenance, or any other public or private easement(s), and if in the future fencing must be removed temporarily, or permanently, to facilitate any work within said easement(s), any expense associated with such removal and/or replacement will be borne solely by the owner. Installation of fencing indicates homeowner's agreement to such terms.*

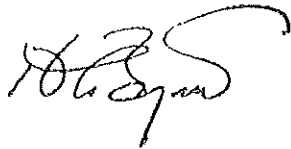
This approval concerns only your submitted architectural plans. It is your responsibility to obtain any easements, permits, licenses and or approvals which may be necessary to improve the property in accordance with the approved plans. This approval must not be considered to be permission to encroach on another property owner's right to use and enjoy all possible property rights. Approval of this submittal does not constitute a warranty or representation by the ACC, or any developer or landowner, that the proposed improvements will be consistent with the development plans of any other landowner.

Furthermore, this approval does not in any way grant variances to, exceptions, or deviations from any setbacks or use restrictions unless a specific letter of variance request is submitted, and a specific letter of "variance approval" is issued by the party entitled to enforce such setbacks or restrictions. This approval also does not constitute approval of any typographical, clerical, or interpretative errors on the submitted plans.

Compliance with the approved plans is the responsibility of the OWNER of legal record, and any change to the approved plans without prior ACC approval, subjects these changes to disapproval, and enforced compliance to the approved submitted plans.

In addition, you as the property owner are responsible for positive drainage during and after construction. No water drainage is to be diverted to any adjoining lots. Also please note, you are responsible for contacting the appropriate Utility Companies prior to any excavation or digging.

Regards,

A handwritten signature in black ink, appearing to read 'H. Boyett', with a stylized flourish at the end.

By: Herbert Boyett, Architectural Review Director
Floridian Property Management
For: Rivertown Community Association, Inc

RIVERTOWN

matany, inc.

Check # 1006 \$50.00

Request for Home Improvement – Architectural Review Application

To: Architectural Review Board

From: Property Owners:

Mailing Address:

Renee and Bobr Goubi

145 Oak Shadow Pl

St. Johns, FL 32259

Approval Requested for property address:

145 Oak Shadow Pl

Contact Phone Number:

(720) 989-4411

Contact Email Address:

reneegoubi@gmail.com

Make out to, and Mail checks with Application to, Floridian Property Management, 414 Old Hard Road (Suite #502) Fleming Island, Florida 32003.

(ARC Meetings are the 1st and 3rd Wednesday of each month.)

Applications must be received no later than the Friday prior to ARC Hearings

"THIRTY (30) DAYS FOLLOWING APPLICATION RECEIPT IS ALLOWED FOR THE APPROVAL PROCESS"

Applications are not Received until a Complete Application is submitted.

<p><input type="checkbox"/> Satellite Dish - \$50 review fee Please include a copy of your survey and note where the dish will be installed; Include a picture of the dish you plan to install</p>	<p><input type="checkbox"/> Play Equipment - \$50 review fee Attach copy of survey with location of equipment marked and proposed landscape plan.</p>
<p><input checked="" type="checkbox"/> Fence Plan and Detail - \$50 review fee Attach copy of survey with fence location noted (Denote type, Height & color, provide all information from contractor.)</p>	<p><input type="checkbox"/> Exterior Color Selections - \$50 review fee Attach color chip samples, denote body, trim & roof colors.</p>
<p><input type="checkbox"/> Pool Plan and Detail - \$50 review fee Attach copy of survey with pool location noted. Provide all construction documents, electrical, plumbing & finish material, estimate from contractor and landscape plan. Must be permanent. Show location of all requested items. *No above ground pools are allowed</p>	<p><input type="checkbox"/> Basketball Goal - \$50 review fee Must have black pole, orange rim and a clear backboard. Provide survey with location.</p>
<p><input type="checkbox"/> Screen Room or Addition - \$50 review fee Attach copy of survey showing footprint, color, material, elevation drawings & landscape plan. Provide all construction documents, electrical, plumbing and contractor information.</p>	<p><input type="checkbox"/> Screen Enclosure on Existing Porch - \$50 review fee Attach copy of drawings, material, and construction documents.</p>
<p><input type="checkbox"/> Major Landscape & Hardscape Alterations, including fountain & water features - \$50 review fee Attach copy of survey and identify plant or material types being used and any existing plants or materials being removed.</p> <p><input type="checkbox"/> Minor Landscape & Hardscape Alterations - \$50 review fee Attach copy of survey and identify plant or material types being used and any existing plants or materials being removed.</p>	<p><input type="checkbox"/> Exterior Low Voltage Lighting - \$50 review fee Attach copy of all plans</p> <p><input type="checkbox"/> Exterior 110 Voltage Lighting - \$50 review fee Attach copy of all plans</p> <p><input type="checkbox"/> Gutters - \$50 review fee Attach copy of all plans</p>

JAN 24 2022

RIVERTOWN

matanyos

<p>_____ Fireplaces 24" or higher - <u>\$50 review fee</u> Attach copy of survey showing footprint, color, material, elevation drawings & landscape plan. Provide all construction documents and contractor information.</p>	<p>_____ Other (Please attach a brief description of proposed improvement, including pictures, brochures, etc.) <u>Review fee varies.</u></p>
<p>_____ Master/Preliminary Plan Review - <u>\$300 review fee</u> Attach copy of drawings showing site plan, foundation plan, floor plan, exterior color, roof plans, material, exterior elevations & landscape plan. Provide all construction documents and contractor information. Attach all site specific information.</p>	<p>_____ Final/Site Specific Plan Review - <u>\$50 review fee</u> Attach copy of drawings showing site plan, foundation plan, floor plan, exterior color, roof plans, material, exterior elevations & landscape plan. Provide all construction documents and contractor information. Attach all site specific information.</p>

YOUR REQUEST MAY BE DELAYED OR RETURNED IF ALL INFORMATION REQUESTED IS NOT INCLUDED.

All checks must be made payable to Floridian Property Management; All applicable information must be received in full by no later than the Friday before the week of an ARB meeting.

All Homeowners must call for a final inspection within 30 days of completion of work. The Architectural Review Board (ARB) will perform the final inspection to determine if the work has been completed per the approved ARB plans and guidelines, all proper clean-up is completed, and there is not any visible property damage to the community or neighboring properties from the completion of this work. I understand that the Board of Directors and/or Architectural Review Board will act on this request as quickly as possible and will contact me in writing regarding their approval or disapproval of this request. I agree not to begin work on improvements until I am notified in writing of the approval of the Board of Directors and/or Architectural Review Board.

Signature of homeowner: Ruijia Date: 1/20/2022

*****DO NOT WRITE BELOW THIS LINE*****

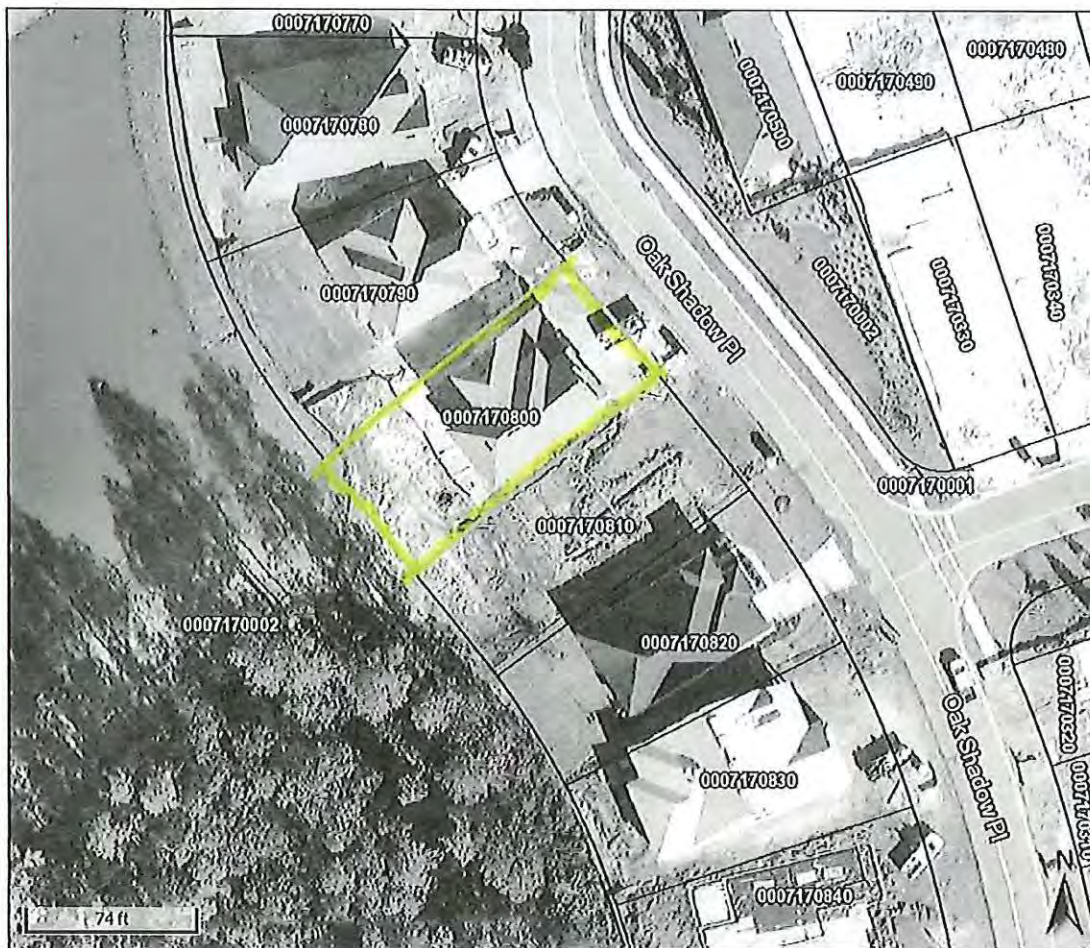
From: Architectural Review Board

Your application is approved / disapproved subject to the following conditions, if any:

Signature: _____ Date: _____
 Printed Name: _____ Title: _____

Note: The cost and/or repair of any damage caused to any lot or common area is the sole responsibility of the owner. These plans have been reviewed for the limited purpose of determining the aesthetic compatibility of the plans with the community and in conjunction with deed restrictions of your community. These plans are approved on a limited basis. No review has been made with respect to functionality, safety, and compliance with governmental regulations or otherwise and no reliance on this approval should be made by any party with respect to such matters. The approving authority expressly disclaims liability of any kind with respect to these plans, the review hereof, or any structures built pursuant hereto, including, but not limited to, liability for negligence or breach of express or implied warranty.

414 Old Hard Rd. Suite 502 | Fleming Island, FL 32003 | Tel: 904-592-4090 | www.floridianpropertymanagement.com



Overview



Legend

□ Parcels

Parcel ID	0007170800	Physical Address	145 OAK SHADOW PL	Building Value	\$350,547	Last 2 Sales			
Property Class	0100 - Single Family		SAINT JOHNS	Extra Feature	N/A	Date	Price	Reason	Qual
Taxing District	Rivers Edge Community Development District	Mailing Address	GOUBI BADR, RENEE J	Value		4/20/2021	\$518900	01	Q
Acres	0.18		145 OAK SHADOW PL	Total Land Value	\$80,000	n/a	0	n/a	n/a
			SAINT JOHNS FL 32259-0000	Just Value	\$430,547				
				Total	N/A				
				Deferred					
				Assessed Value	\$430,547				
				Total	N/A				
				Exemptions					
				Taxable Value	\$430,547				

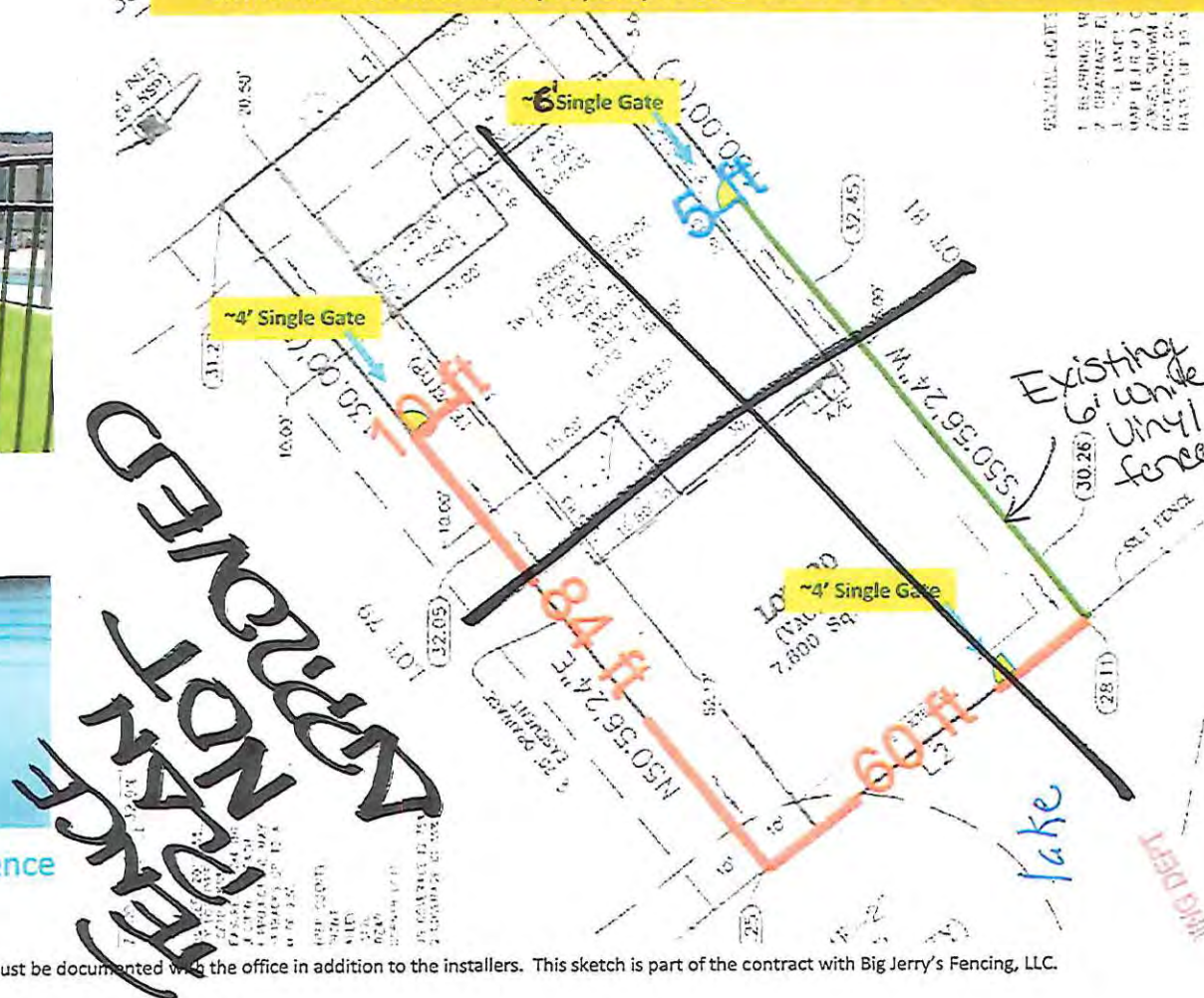
The St. Johns County Property Appraiser's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation.

Date created: 2/2/2022
Last Data Uploaded: 2/2/2022 12:23:31 AM

Developed by  Schneider
GEOSPATIAL

Any requests to change sketch must be documented with the office in addition to the installers. This sketch is part of the contract with Big Jerry's Fencing, LLC.

- There is a manhole in the rear right corner on the yard for the lake, our property line goes right over it so if we can either work around it or come in 2 feet from the property line so the fence isn't installed over it.



www.BigIerrysFencing.com

Note:

- Sketch is not to Scale
- Big Jerry's provides our quotes using the total linear footage including the width of the gates and we pre-discount our gates accordingly.

Renee Goubi
145 Oak Shadow Pl.
Saint Johns, FL 32259
720-989-4411

reneegoubi@gmail.com

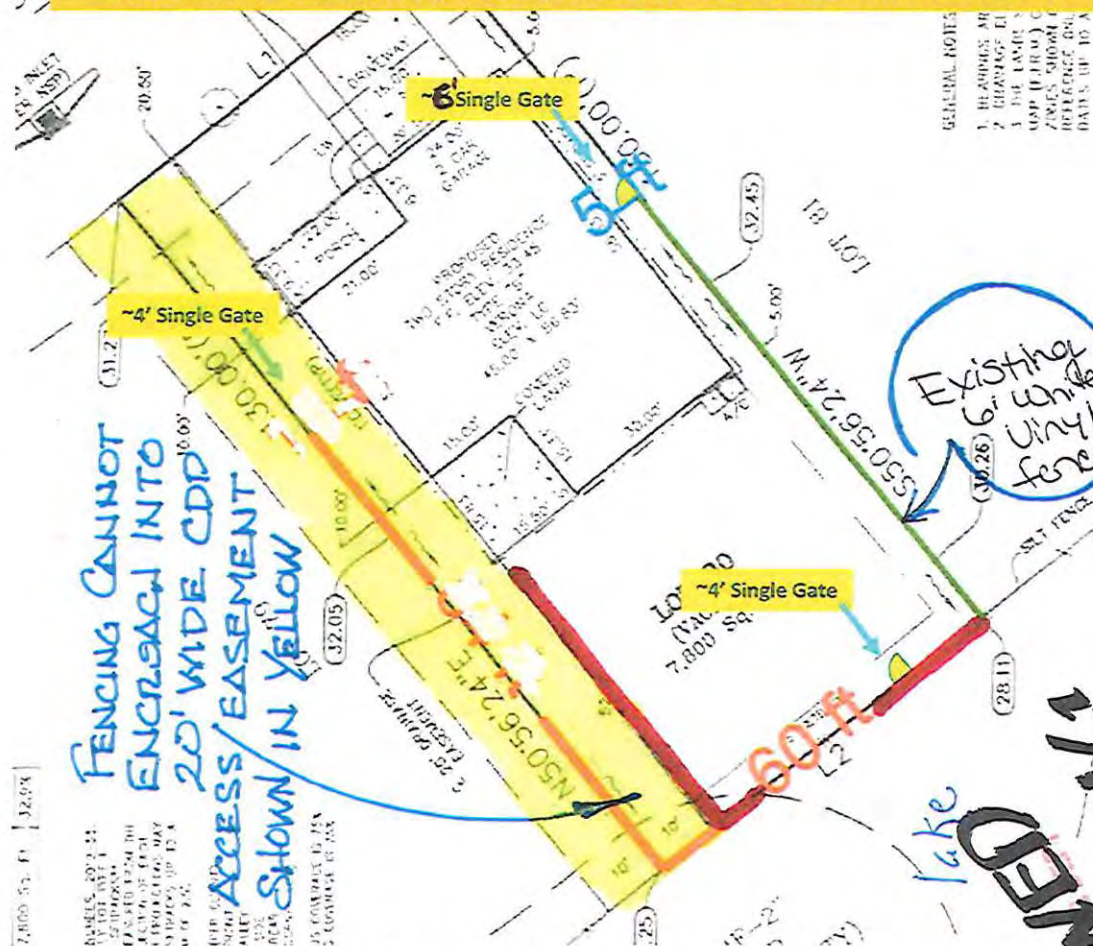


4' Black Aluminum
3-rail
154' (Including Gates)



6' White Vinyl Privacy Fence
5' (Including Gate)

- There is a manhole in the rear right corner on the yard for the lake, our property line goes right over it so if we can either work around it or come in 2 feet from the property line so the fence isn't installed over it.



www.BigJerrysFencing.com

Note:

- Sketch is not to Scale
- Big Jerry's provides our quotes using the total linear footage including the width of the gates and we pre-discount our gates accordingly.

ADDITIONAL 20' WIDE CDD ACCESS/EASEMENT SHOWN IN YELLOW

Any requests to change sketch must be documented with the office in addition to the installers. This sketch is part of the contract with Big Jerry's Fencing, LLC.

- *Easement Encroachment Request for 429 Narrowleaf Drive*
 - This easement is unique in that their backyard fence has already encroached the easement for by design the back fence spans behind all the homes from Narrowleaf Dr to Sawyer Cv and was installed to separate all the neighbors back yards.
 - Not allowing the four involved homeowners (see photo) to fence the easement will result in two 20' wide "no man's land" with no particular use.
 - This is a pipe easement and not an access easement, would the CDD allow the fencing with the caveat that if fencing ever needed be removed and replaced to allow work within the easement, all costs of doing so would be the responsibility of the owner?

RIVERTOWN

mattamy HOMES

Request for Home Improvement – Architectural Review Application

To: Architectural Review Board
From: Property Owners: Juan Carlos Rios Rosa and Yesi Rios
Mailing Address: 429 NarrowLeaf DR, ST Johns FL 32259
(LOT # 232)

Approval Requested for property address: 429 NarrowLeaf DR, ST Johns FL

Contact Phone Number: (904) 589-4798 and (904) 589-4341 Contact Email Address: jrios20102015@gmail.com and yesi_r_210@hotmail.com

Application Fee: \$50 payable to Floridian Property Management
Mail To: 414 Old Hard Road (Suite #502) Fleming Island, Florida 32003.
OR

When submitting application via email – Application and all supporting documentation should be scanned as one attachment to the email, which can be downloaded and printed as a single and complete PDF document. Email the receipt if applicable and completed application with the scanned documents to sherry@fpm.company

Online Payment: Go to floridianpropertymanagement.com. Go to “SERVICES” then “ARB REQUESTS.” Fill out the form found there and then “SUBMIT.” Applications will not be entered for processing until receipt of payment.

(ARC Meetings are the 2nd and 4th Tuesday of each month.)
Applications must be received no later than the Tuesday prior to ARC Hearings

***“THIRTY (30) DAYS IS ALLOWED FOR THE APPROVAL PROCESS
FOLLOWING RECEIPT OF A COMPLETE APPLICATION”***

<input type="checkbox"/> Satellite Dish Please include a copy of your survey and note where the dish will be installed; include a picture of the dish you plan to install	<input type="checkbox"/> Play Equipment Attach copy of survey with location of equipment marked and proposed landscape plan.
<input checked="" type="checkbox"/> Fence Plan and Detail Attach copy of survey with fence location noted (Denote type, Height & color, provide all information from contractor.)	<input type="checkbox"/> Exterior Color Selections Attach color chip samples, denote body, trim & roof colors.
<input type="checkbox"/> Pool Plan and Detail - Attach copy of survey with pool location noted. Provide all construction documents, electrical, plumbing & finish material, estimate from contractor and landscape plan Must be permanent. Show location of all requested items. *No above ground pools are allowed	<input type="checkbox"/> Basketball Goal Must have black pole, orange rim and a clear backboard. Provide survey with location.
<input type="checkbox"/> Screen Room or Addition Attach copy of survey showing footprint, color, material, elevation drawings & landscape plan. Provide all construction documents, electrical, plumbing and contractor information.	<input type="checkbox"/> Screen Enclosure on Existing Porch Attach copy of drawings, material, and construction documents.

leaf Dr



Copyright ©2023 Maxar Technologies, U.S. Geological Survey, Map data ©2023 Google 50 ft



DEVELOPER,
EXISTING 6'
VINYL FENCE

6.

COST-SHARE STATUS COVER SHEET

Instructions to Staff: Please complete this form and attach as a cover sheet to each proposal presented for approval.

Proposal: _____

1. Is the cost for this work intended to be shared?

☐ Yes (Please proceed to question 2)

☐ No, the entire cost will be paid by: _____
(Please leave remainder of form blank)

2. If yes, please check one of the following:

☐ This work was reviewed by the engineer and methodology consultant and jointly they have determined the costs are “Shared Costs”, as defined in the *Interlocal Agreement*, and such Shared Costs are budgeted expenses in the current fiscal year budget.

☐ This work is for a new or supplemental area, service, or improvement that was not previously budgeted as Shared Costs and/or were not budgeted items for the current fiscal year and require immediate funding. (Please attach the Cost-Share Request Form).

[End of Cover Sheet]



Proposal #284568

Date: 02/24/2023

From: Michael Scuncio

Proposal For

Rivers Edge CDD I

c/o Vesta Property Services
475 West Town PI Suite 114
Saint Augustine, FL 32092

main: 904-679-5523
mobile:
j davidson@vestapropertyservices.com

Location

475 West Town Place Suite 114

St. Augustine, FL 32092

Property Name: Rivers Edge CDD I

2023 Mulch Install

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Brown mulch	600.00	\$30,000.00
Pine Straw	10339.00	\$75,784.87
Shared Offsites Brown Mulch	362.77	\$18,138.50
Shared Offsites Pinestraw	2732.77	\$20,031.20

Client Notes

Yellowstone will Install Brown mulch and Pinestraw throughout CDD I According to Contract amounts and pricing.
This price includes Shared Offsite amounts according to contract

Signature

x

SUBTOTAL \$143,954.57

SALES TAX \$0.00

TOTAL \$143,954.57

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Michael Scuncio

Office:
mscuncio@yellowstonelandscape.com

7.



Proposal #288821

Date: 02/28/2023

From: Michael Scuncio

Proposal For

Rivers Edge CDD I

c/o Vesta Property Services
475 West Town Pl Suite 114
Saint Augustine, FL 32092

main: 904-679-5523
mobile:
j davidson@vestapropertyservices.com

Location

475 West Town Place Suite 114

St. Augustine, FL 32092

Property Name: Rivers Edge CDD I

Removal of Mulch at River House Pool

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Mulch Removal	1.00	\$3,750.00

Client Notes

Yellowstone will remove mulch that has been piled up at the amenity center. This will help keep mulch from flowing out of beds and help keep plant material healthy

	SUBTOTAL	\$3,750.00
Signature	SALES TAX	\$0.00
x	TOTAL	\$3,750.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Michael Scuncio

Office:

mscuncio@yellowstonelandscape.com

8.

**Rivers Edge
Community Development District**

ANNUAL FINANCIAL REPORT

September 30, 2022

Rivers Edge Community Development District

ANNUAL FINANCIAL REPORT

September 30, 2022

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Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

REPORT OF INDEPENDENT AUDITORS

To the Board of Supervisors
Rivers Edge Community Development District
St. Johns County, Florida

Report on Audit of the Financial Statements

Opinion

We have audited the financial statements of the governmental activities and each major fund of Rivers Edge Community Development District (the "District"), as of and for the year ended September 30, 2022, and the related notes to financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of Rivers Edge Community Development District as of September 30, 2022, and the respective changes in financial position and the budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits in accordance with auditing standards generally accepted in the United States of America (GAAS), and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.



To the Board of Supervisors
Rivers Edge Community Development District

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for one year beyond the financial statement date, including currently known information that may raise substantial doubt thereafter.

Auditor's Responsibility for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users made on the basis of these financial statements.

In performing an audit in accordance with GAAS and *Government Auditing Standards*, we:

- Exercise professional judgement and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgement, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.



To the Board of Supervisors
Rivers Edge Community Development District

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that Management's Discussion and Analysis be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the *Governmental Accounting Standards Board* who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued a report dated June 15, 2023 on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations and contracts.

The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering Rivers Edge Community Development District's internal control over financial reporting and compliance.

*Berger Toombs Elam
Gaines & Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

June 15, 2023

**Rivers Edge Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2022**

Management's discussion and analysis of Rivers Edge Community Development District (the "District") financial performance provides an objective and easily readable analysis of the District's financial activities. The analysis provides summary financial information for the District and should be read in conjunction with the District's financial statements.

OVERVIEW OF THE FINANCIAL STATEMENTS

The District's basic financial statements comprise three components; 1) *Government-wide financial statements*, 2) *Fund financial statements*, and 3) *Notes to financial statements*. The *Government-wide financial statements* present an overall picture of the District's financial position and results of operations. The *Fund financial statements* present financial information for the District's major funds. The *Notes to financial statements* provide additional information concerning the District's finances.

The *Government-wide financial statements* are the **statement of net position** and the **statement of activities**. These statements use accounting methods similar to those used by private-sector companies. Emphasis is placed on the net position of governmental activities and the change in net position. Governmental activities are primarily supported by special assessments.

The **statement of net position** presents information on all assets and liabilities of the District, with the difference between assets and liabilities reported as net position. Assets, liabilities, and net position are reported for all Governmental activities.

The **statement of activities** presents information on all revenues and expenses of the District and the change in net position. Expenses are reported by major function and program revenues relating to those functions are reported, providing the net cost of all functions provided by the District. To assist in understanding the District's operations, expenses have been reported as governmental activities. Governmental activities financed by the District include general government, physical environment, culture/recreation and debt service.

Fund financial statements present financial information for governmental funds. These statements provide financial information for the major funds of the District. Governmental fund financial statements provide information on the current assets and liabilities of the funds, changes in current financial resources (revenues and expenditures), and current available resources.

**Rivers Edge Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2022**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Fund financial statements include a **balance sheet** and a **statement of revenues, expenditures and changes in fund balances** for all governmental funds. A **statement of revenues, expenditures, and changes in fund balances – budget and actual** is provided for the District's General Fund. *Fund financial statements* provide more detailed information about the District's activities. Individual funds are established by the District to track revenues that are restricted to certain uses or to comply with legal requirements.

The *government-wide financial statements* and the *fund financial statements* provide different pictures of the District. The *government-wide financial statements* provide an overall picture of the District's financial standing. These statements are comparable to private-sector companies and give a good understanding of the District's overall financial health and how the District paid for the various activities, or functions, provided by the District. All assets of the District, including capital assets, are reported in the **statement of net position**. All liabilities, including principal outstanding on bonds are included. In the **statement of activities**, transactions between the different functions of the District have been eliminated in order to avoid "doubling up" the revenues and expenses. The *fund financial statements* provide a picture of the major funds of the District. In the case of governmental activities, outlays for long lived assets are reported as expenditures and long-term liabilities, such as general obligation bonds, are not included in the fund financial statements. To provide a link from the *fund financial statements* to the *government-wide financial statements*, reconciliation is provided from the *fund financial statements* to the *government-wide financial statements*.

Notes to financial statements provide additional detail concerning the financial activities and financial balances of the District. Additional information about the accounting practices of the District, investments of the District, capital assets and long-term debt are some of the items included in the *notes to financial statements*.

Financial Highlights

The following are the highlights of financial activity for the year ended September 30, 2022.

- ◆ The District's total assets and deferred outflows of resources exceeded total liabilities by \$51,456,753 (net position). Net investment in capital assets was \$50,121,032, restricted net position was \$335,364 and unrestricted net position was \$1,000,357.
- ◆ Governmental activities revenues totaled \$4,888,918 while governmental activities expenses totaled \$6,295,185.

**Rivers Edge Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2022**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Financial Analysis of the District

The following schedule provides a summary of the assets, deferred outflows of resources, liabilities and net position of the District and is presented by category for comparison purposes.

Net Position

	Governmental Activities	
	2022	2021
Current assets	\$ 1,312,027	\$ 988,455
Restricted assets	1,097,941	1,092,813
Capital assets, net	70,859,421	72,988,421
Total Assets	73,269,389	75,069,689
Deferred Outflows of Resources	339,506	362,140
Current liabilities	1,305,870	1,111,207
Non-current liabilities	20,846,272	21,457,602
Total Liabilities	22,152,142	22,568,809
Net investment in capital assets	50,121,032	51,898,101
Net position - restricted	335,364	100,431
Net position - unrestricted	1,000,357	864,488
Total Net Position	\$ 51,456,753	\$ 52,863,020

The increase in current assets and current liabilities is related to the increase in due from other governments and accounts payable in the current year.

The decrease in capital assets is the result of current year depreciation.

The decrease in non-current liabilities is mainly the result of the principal payments made in the current year.

The decrease in net position is mainly the result of depreciation in the current year.

**Rivers Edge Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2022**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Financial Analysis of the District (Continued)

The following schedule provides a summary of the changes in net position of the District and is presented by category for comparison purposes.

Change in Net Position

	Governmental Activities	
	2022	2021
Program Revenues		
Charges for services	\$ 3,758,521	\$ 3,427,134
General Revenues		
Investment earnings	6,430	501
Miscellaneous	1,123,967	982,213
Total Revenues	<u>4,888,918</u>	<u>4,409,848</u>
Expenses		
General government	177,274	178,236
Physical environment	3,579,966	3,484,880
Culture/recreation	1,446,343	1,136,265
Interest and other charges	1,091,602	1,113,879
Total Expenses	<u>6,295,185</u>	<u>5,913,260</u>
Change in Net Position	(1,406,267)	(1,503,412)
Net Position - Beginning of Year	<u>52,863,020</u>	<u>54,366,432</u>
Net Position - End of Year	<u>\$ 51,456,753</u>	<u>\$ 52,863,020</u>

The increase in charges for services is related to the increase in special assessments in the current year.

The increase in miscellaneous revenues is related to the increase in cost sharing revenues in the current year.

The increase in physical environment is related to the increase in landscape maintenance expenses in the current year.

The increase in culture/recreation is related to the increase in water use, electric and amenity repairs expenses in the current year.

**Rivers Edge Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2022**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Capital Assets Activity

The following schedule provides a summary of the District's capital assets as of September 30, 2022 and 2021.

	Governmental Activities	
	2022	2021
Land and improvements	\$ 23,918,886	\$ 23,918,886
Buildings and improvements	4,603,449	4,603,449
Infrastructure	59,266,566	59,266,566
Less: accumulated depreciation	(16,929,480)	(14,800,480)
Total	<u>\$ 70,859,421</u>	<u>\$ 72,988,421</u>

Current year activity consisted of depreciation of \$2,129,000.

General Fund Budgetary Highlights

Budgeted expenditures exceeded actual expenditures primarily due to less irrigation and amenity repair costs than anticipated.

The September 30, 2022 budget was amended for legal, water use and amenity repair expenditures that were higher than originally anticipated.

Debt Management

Governmental Activities debt includes the following:

- ◆ In October 2016, the District issued \$10,765,000 Series 2016 Capital Improvement Revenue and Refunding Bonds. These bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property owners within the District and to refund and redeem a portion of the Series 2008 Capital Improvement Revenue Bonds. As of September 30, 2022, the balance outstanding was \$9,640,000.
- ◆ In May 2018, the District issued \$7,050,000 Series 2018 Capital Improvement Revenue Bonds. These bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property owners within the District. As of September 30, 2022, the balance outstanding was \$6,695,000.

**Rivers Edge Community Development District
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Year Ended September 30, 2022**

OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)

Debt Management (Continued)

- ◆ In July 2018, the District issued \$3,940,000 Series 2018A-1 Capital Improvement Revenue Refunding Bonds. These bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property owners within the District and to refund and redeem a portion of the Series 2008 Capital Improvement Revenue Bonds. As of September 30, 2022, the balance outstanding was \$3,200,000.
- ◆ In July 2018, the District issued \$2,335,000 Series 2018A-2 Capital Improvement Revenue Refunding Bonds. These bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property owners within the District and to refund and redeem a portion of the Series 2008 Capital Improvement Revenue Bonds. As of September 30, 2022, the balance outstanding was \$1,940,000.

Economic Factors and Next Year's Budget

Rivers Edge Community Development District does not expect any economic factors to have a significant effect on the financial position or results of operations of the District in fiscal year 2023.

Request for Information

The financial report is designed to provide a general overview of Rivers Edge Community Development District's finances for all those with an interest. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the Rivers Edge Community Development District, Governmental Management Services, 475 West Town Place, Suite 114, St. Augustine, Florida 32092.

River's Edge Community Development District
STATEMENT OF NET POSITION
September 30, 2022

	Governmental Activities
ASSETS	
Current Assets	
Cash	\$ 847,566
Investments	40,657
Assessments receivable	30,474
Due from other governments	299,264
Due from developer	8,779
Prepaid expenses	78,046
Deposits	7,241
Total Current Assets	<u>1,312,027</u>
Non-Current Assets	
Restricted Assets	
Investments	1,097,941
Capital Assets, Not Being Depreciated	
Land and improvements	23,918,886
Capital Assets, Being Depreciated	
Infrastructure	59,266,566
Buildings and improvements	4,603,449
Less: accumulated depreciation	<u>(16,929,480)</u>
Total Non-Current Assets	<u>71,957,362</u>
Total Assets	<u>73,269,389</u>
 DEFERRED OUTFLOWS OF RESOURCES	
Deferred amount on refunding, net	<u>339,506</u>
 LIABILITIES	
Current Liabilities	
Accounts payable	297,324
Bonds payable	570,000
Accrued interest	438,546
Total Current Liabilities	<u>1,305,870</u>
Non-Current Liabilities	
Bonds payable, net	<u>20,846,272</u>
Total Liabilities	<u>22,152,142</u>
 NET POSITION	
Net investment in capital assets	50,121,032
Restricted for debt service	331,637
Restricted for capital projects	3,727
Unrestricted	<u>1,000,357</u>
Net Position	<u>\$ 51,456,753</u>

See accompanying notes to financial statements.

River's Edge Community Development District
STATEMENT OF ACTIVITIES
For the Year Ended September 30, 2022

Functions/Programs	Expenses	Program Revenues Charges for Services	Net (Expense) Revenues and Changes in Net Position Governmental Activities
Governmental Activities			
General government	\$ (177,274)	\$ 120,217	\$ (57,057)
Physical environment	(3,579,966)	1,088,021	(2,491,945)
Culture/recreation	(1,446,343)	876,767	(569,576)
Interest and other charges	(1,091,602)	1,673,516	581,914
Total Governmental Activities	<u>\$ (6,295,185)</u>	<u>\$ 3,758,521</u>	<u>(2,536,664)</u>
General Revenues			
Investment income			6,430
Miscellaneous revenues			<u>1,123,967</u>
Total General Revenues			<u>1,130,397</u>
			Change in Net Position (1,406,267)
			Net Position - October 1, 2021 <u>52,863,020</u>
			Net Position - September 30, 2022 <u>\$ 51,456,753</u>

See accompanying notes to financial statements.

River's Edge Community Development District
BALANCE SHEET –
GOVERNMENTAL FUNDS
September 30, 2022

	General	Debt Service	Capital Projects	Total Governmental Funds
ASSETS				
Cash	\$ 847,566	\$ -	\$ -	\$ 847,566
Investments	40,657	-	-	40,657
Assessments receivable	17,139	13,335	-	30,474
Due from other governments	299,264	-	-	299,264
Due from developer	8,779	-	-	8,779
Due from other funds	-	1,011	-	1,011
Prepaid expenses	78,046	-	-	78,046
Deposits	7,241	-	-	7,241
Restricted assets				
Cash and investments, at fair value	-	1,094,214	3,727	1,097,941
Total Assets	<u>\$ 1,298,692</u>	<u>\$ 1,108,560</u>	<u>\$ 3,727</u>	<u>\$ 2,410,979</u>
LIABILITIES AND FUND BALANCES				
LIABILITIES				
Accounts payable	\$ 297,324	\$ -	\$ -	\$ 297,324
Due to other funds	1,011	-	-	1,011
Total Liabilities	<u>298,335</u>	<u>-</u>	<u>-</u>	<u>298,335</u>
FUND BALANCES				
Nonspendable - prepaids/deposits	85,287	-	-	85,287
Restricted:				
Debt service	-	1,108,560	-	1,108,560
Capital projects	-	-	3,727	3,727
Assigned - capital projects	427,653	-	-	427,653
Unassigned	487,417	-	-	487,417
Total Fund Balances	<u>1,000,357</u>	<u>1,108,560</u>	<u>3,727</u>	<u>2,112,644</u>
Total Liabilities and Fund Balances	<u>\$ 1,298,692</u>	<u>\$ 1,108,560</u>	<u>\$ 3,727</u>	<u>\$ 2,410,979</u>

See accompanying notes to financial statements.

River's Edge Community Development District
RECONCILIATION OF TOTAL GOVERNMENTAL FUND BALANCES
TO NET POSITION OF GOVERNMENTAL ACTIVITIES
September 30, 2022

Total Governmental Fund Balances	\$ 2,112,644
Amounts reported for governmental activities in the Statement of Net Position are different because:	
Capital assets, land and improvements, \$23,918,886, buildings and improvements, \$4,603,449 and infrastructure, \$59,266,566, net of accumulated depreciation, \$(16,929,480), used in governmental activities are not current financial resources and therefore, are not reported at the fund level.	70,859,421
Deferred outflow of resources are not current financial resources and therefore, are not reported at the fund level.	339,506
Long-term liabilities, including bonds payable, \$(21,475,000), net of bond discount, net, \$58,728, are not due and payable in the current period and therefore, are not reported at the fund level.	(21,416,272)
Accrued interest expense for long-term debt is not a current financial use and therefore, is not reported at the fund level.	<u>(438,546)</u>
Net Position of Governmental Activities	<u><u>\$ 51,456,753</u></u>

See accompanying notes to financial statements.

River's Edge Community Development District
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES
IN FUND BALANCES – GOVERNMENTAL FUNDS
For the Year Ended September 30, 2022

	General	Debt Service	Capital Projects	Total Governmental Funds
Revenues				
Special assessments	\$2,085,005	\$ 1,673,516	\$ -	\$ 3,758,521
Investment income	1,480	4,934	16	6,430
Miscellaneous income	1,122,790	-	-	1,122,790
Total Revenues	<u>3,209,275</u>	<u>1,678,450</u>	<u>16</u>	<u>4,887,741</u>
Expenditures				
Current				
General government	177,274	-	-	177,274
Physical environment	1,604,414	-	-	1,604,414
Culture and recreation	1,292,895	-	-	1,292,895
Debt service				
Principal	-	595,000	-	595,000
Interest	-	1,074,881	-	1,074,881
Total Expenditures	<u>3,074,583</u>	<u>1,669,881</u>	<u>-</u>	<u>4,744,464</u>
Excess of revenues over/(under) expenditures	<u>134,692</u>	<u>8,569</u>	<u>16</u>	<u>143,277</u>
Other Financing Sources/(Uses)				
Insurance proceeds	1,177	-	-	1,177
Transfers in	-	13	-	13
Transfers out	-	-	(13)	(13)
Total Other Financing Sources/(Uses)	<u>1,177</u>	<u>13</u>	<u>(13)</u>	<u>1,177</u>
Net Change in Fund Balances	135,869	8,582	3	144,454
Fund Balances - October 1, 2021	<u>864,488</u>	<u>1,099,978</u>	<u>3,724</u>	<u>1,968,190</u>
Fund Balances - September 30, 2022	<u><u>\$1,000,357</u></u>	<u><u>\$ 1,108,560</u></u>	<u><u>\$ 3,727</u></u>	<u><u>\$ 2,112,644</u></u>

See accompanying notes to financial statements.

River's Edge Community Development District
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
TO THE STATEMENT OF ACTIVITIES
For the Year Ended September 30, 2022

Net Change in Fund Balances - Total Governmental Funds	\$ 144,454
Amounts reported for governmental activities in the Statement of Activities are different because:	
Governmental funds report capital outlays as expenditures. However, in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives as depreciation. This is the amount that depreciation, in the current period.	(2,129,000)
Repayments of principal are expenditures at the fund level, but the repayments reduce long-term liabilities in the Statement of Net Position.	595,000
The deferred amount on refunding is amortized at the government-wide level as interest over the life of the associated bonds payable. This is the current year amortization.	(22,634)
Bond discounts are amortized over the life of the bonds as interest. This is the current period amortization.	(3,670)
At the fund level interest is recognized when due. At the government-wide level interest is accrued on outstanding debt. This is the current year change in accrued interest.	<u>9,583</u>
Change in Net Position of Governmental Activities	<u>\$ (1,406,267)</u>

See accompanying notes to financial statements.

River's Edge Community Development District
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES – BUDGET AND ACTUAL – GENERAL FUND
For the Year Ended September 30, 2022

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues				
Special assessments	\$ 2,062,535	\$ 2,085,006	\$ 2,085,005	\$ (1)
Investment income	-	-	1,480	1,480
Miscellaneous revenues	1,109,135	1,124,041	1,122,790	(1,251)
Total Revenues	<u>3,171,670</u>	<u>3,209,047</u>	<u>3,209,275</u>	<u>228</u>
Expenditures				
Current				
General government	165,164	185,759	177,274	8,485
Physical environment	1,687,292	1,618,805	1,604,414	14,391
Culture/recreation	1,319,214	1,437,755	1,292,895	144,860
Total Expenditures	<u>3,171,670</u>	<u>3,242,319</u>	<u>3,074,583</u>	<u>167,736</u>
Excess of revenues over/(under) expenditures	<u>-</u>	<u>(33,272)</u>	<u>134,692</u>	<u>167,964</u>
Other Financing Sources/(Uses)				
Insurance proceeds	<u>-</u>	<u>1,177</u>	<u>1,177</u>	<u>-</u>
Net Change in Fund Balances	-	(32,095)	135,869	167,964
Fund Balances - October 1, 2021	<u>-</u>	<u>32,095</u>	<u>864,488</u>	<u>832,393</u>
Fund Balances - September 30, 2022	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 1,000,357</u>	<u>\$ 1,000,357</u>

See accompanying notes to financial statements.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The financial statements of the District have been prepared in conformity with generally accepted accounting principles (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The District's more significant accounting policies are described below.

1. Reporting Entity

The District was established on November 1, 2006, pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "Act"), by Rule 42FFF-1.001, et seq, Florida Administrative Code, of the Florida Land and Water Adjudicatory Commission as amended September 6, 2011, and June 27, 2017 as a community development district. The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of the infrastructure necessary for community development within its jurisdiction. The District is authorized to issue bonds for the purpose, among others, of financing, funding, planning, establishing, acquiring, constructing district roads, landscaping, and other basic infrastructure projects within or outside the boundaries of the Rivers Edge Community Development District. The District contracted its boundaries by approximately 2500 acres to approximately 1677 acres on June 27, 2017. The District is governed by a Board of Supervisors who are elected on at large basis by the qualified electors within the District. The District operates within the criteria established by Chapter 190, Florida Statutes.

As required by GAAP, these financial statements present the Rivers Edge Community Development District (the primary government) as a stand-alone government. The reporting entity for the District includes all functions of government in which the District's Board exercises oversight responsibility including, but not limited to, financial interdependency, selection of governing authority, designation of management, significant ability to influence operations and accountability for fiscal matters.

Based upon the application of the above-mentioned criteria as set forth in Governmental Accounting Standards, the District has identified no component units.

2. Measurement Focus and Basis of Accounting

The basic financial statements of the District are composed of the following:

- Government-wide financial statements
- Fund financial statements
- Notes to financial statements

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

a. Government-wide Financial Statements

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Government-wide financial statements report all non-fiduciary information about the reporting government as a whole. These statements include all the governmental activities of the primary government. The effect of interfund activity has been removed from these statements.

Governmental activities are supported by special assessments. Program revenues are netted with program expenses in the statement of activities to present the net cost of each program.

Amounts paid to acquire capital assets are capitalized as assets, rather than reported as an expenditure. Proceeds of long-term debt are recorded as liabilities in the government-wide financial statements, rather than as an other financing source.

Amounts paid to reduce long-term indebtedness of the reporting government are reported as a reduction of the related liability, rather than as an expenditure.

b. Fund Financial Statements

The underlying accounting system of the District is organized and operated on the basis of separate funds, each of which is considered to be a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues and expenditures or expenses, as appropriate. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled.

Fund financial statements for the primary government's governmental funds are presented after the government-wide financial statements. These statements display information about major funds individually.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

b. Fund Financial Statements (Continued)

Governmental Funds

The District reports fund balance according to Governmental Accounting Standards Board Statement 54 – Fund Balance Reporting and Governmental Fund Type Definitions. The Statement requires the fund balance for governmental funds to be reported in classifications that comprise a hierarchy based primarily on the extent to which the government is bound to honor constraints on the specific purposes for which amounts in those funds can be spent.

The District has various policies governing the fund balance classifications.

Nonspendable Fund Balance – This classification consists of amounts that cannot be spent because they are either not in spendable form or are legally or contractually required to be maintained intact.

Restricted Fund Balance – This classification includes amounts that can be spent only for specific purposes stipulated by constitution, external resource providers, or through enabling legislation.

Assigned Fund Balance – This classification consists of the Board of Supervisors' intent to be used for specific purposes, but are neither restricted nor committed. The assigned fund balances can also be assigned by the District's management company.

Unassigned Fund Balance – This classification is the residual classification for the government's general fund and includes all spendable amounts not contained in the other classifications. Unassigned fund balance is considered to be utilized first when an expenditure is incurred for purposes for which amounts in any of those unrestricted fund balance classifications could be used.

Fund Balance Spending Hierarchy – For all governmental funds except special revenue funds, when restricted, committed, assigned, and unassigned fund balances are combined in a fund, qualified expenditures are paid first from restricted or committed fund balance, as appropriate, then assigned and finally unassigned fund balances.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

2. Measurement Focus and Basis of Accounting (Continued)

b. Fund Financial Statements (Continued)

Governmental Funds (Continued)

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are considered to be available when they are collected within the current period or soon thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period.

Expenditures generally are recorded when a liability is incurred, as under accrual accounting. Interest associated with the current fiscal period is considered to be an accrual item and so has been recognized as revenue of the current fiscal period.

Under the current financial resources measurement focus, only current assets and current liabilities are generally included on the balance sheet. The reported fund balance is considered to be a measure of “available spendable resources”.

Governmental fund operating statements present increases (revenues and other financing sources) and decreases (expenditures and other financing uses) in net current assets. Accordingly, they are said to present a summary of sources and uses of “available spendable resources” during a period.

Because of their spending measurement focus, expenditure recognition for governmental fund types excludes amounts represented by non-current liabilities. Since they do not affect net current assets, such long-term amounts are not recognized as governmental fund type expenditures or fund liabilities.

Amounts expended to acquire capital assets are recorded as expenditures in the year that resources are expended, rather than as fund assets. The proceeds of long-term debt are recorded as an other financing source rather than as a fund liability.

Debt service expenditures are recorded only when payment is due.

3. Basis of Presentation

a. Governmental Major Funds

General Fund – The General Fund is the District’s primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

3. Basis of Presentation (Continued)

a. Governmental Major Funds (Continued)

Debt Service Fund – The Debt Service Fund accounts for debt service requirements to retire the Special Assessment and Capital Improvement Revenue Bonds, which were used to finance the construction of certain improvements within the District.

Capital Projects Fund – The Capital Projects Fund accounts for acquisition and construction of infrastructure improvements located within the boundaries of the District.

b. Non-current Governmental Assets/Liabilities

GASB Statement 34 requires that non-current governmental assets, such as construction in progress, and non-current governmental liabilities, such as general obligation bonds be reported in the governmental activities column in the government-wide Statement of Net Position.

4. Assets, Deferred Outflows of Resources, Liabilities, and Net Position

a. Cash and Investments

Florida Statutes require state and local governmental units to deposit monies with financial institutions classified as "Qualified Public Depositories," a multiple financial institution pool whereby groups of securities pledged by the various financial institutions provide common collateral from their deposits of public funds. This pool is provided as additional insurance to the federal depository insurance and allows for additional assessments against the member institutions, providing full insurance for public deposits.

The District is authorized to invest in those financial instruments as established by Section 218.415, Florida Statutes. The authorized investments consist of:

1. Direct obligations of the United States Treasury;
2. The Local Government Surplus Funds Trust or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperative Act of 1969;
3. Interest-bearing time deposits or savings accounts in authorized qualified public depositories;

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

4. Assets, Liabilities, Deferred Outflows of Resources and Net Position (Continued)

a. Cash and Investments (Continued)

4. Securities and Exchange Commission, registered money market funds with the highest credit quality rating from a nationally recognized rating agency.

Cash and investments include time deposits, certificates of deposit, money market funds, and all highly liquid debt instruments with original maturities of three months or less.

b. Restricted Assets

Certain net position of the District are classified as restricted assets on the Statement of Net Position because their use is limited either by law through constitutional provisions or enabling legislation; or by restrictions imposed externally by creditors. In a fund with both restricted and unrestricted net position, qualified expenses are considered to be paid first from restricted net position and then from unrestricted net position.

c. Capital Assets

Capital assets, which include land and improvements, buildings and improvements and infrastructure, are reported in the governmental activities column.

The District defines capital assets as assets with an initial, individual cost of \$5,000 or more and an estimated useful life in excess of one year. The valuation basis for all assets is historical cost.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend its useful life are not capitalized.

Major outlays for capital assets and improvements are capitalized as projects are constructed.

Capital assets of the District are depreciated using the straight-line method over the following estimated useful lives:

Buildings and improvements	30 years
Infrastructure	30 years

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

4. Assets, Liabilities, Deferred Outflows of Resources and Net Position (Continued)

d. Deferred Outflows of Resources

Deferred outflow of resources is the consumption of net position by the government that is applicable to a future reporting period. Deferred amount on refunding is amortized and recognized as a component of interest expense over the life of the bond.

e. Unamortized Bond Discount

Bond discounts are presented on the government-wide financial statements. The costs are amortized over the life of the bonds. For financial reporting, the unamortized bond discount is netted against the applicable long-term debt.

f. Budgets

Budgets are prepared and adopted after public hearings for the governmental funds, pursuant to Chapter 190, Florida Statutes. The District utilizes the same basis of accounting for budgets as it does for revenues and expenditures in its various funds. The legal level of budgetary control is at the fund level. All budgeted appropriations lapse at year end. Formal budgets are adopted for the general and debt service funds. As a result, deficits in the budget columns of the accompanying financial statements may occur.

NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS

1. Explanation of Differences Between the Governmental Fund Balance Sheet and the Government-wide Statement of Net Position

“Total fund balances” of the District’s governmental funds, \$2,112,644, differs from “net position” of governmental activities, \$51,456,753, reported in the Statement of Net Position. This difference primarily results from the long-term economic focus of the Statement of Net Position versus the current financial resources focus of the governmental fund balance sheet. The effect of the differences is illustrated as follows:

Capital related items

When capital assets (land, buildings and improvements and infrastructure that are to be used in governmental activities) are purchased or constructed, the cost of those assets is reported as expenditures in governmental funds. However, the Statement of Net Position included those capital assets among the assets of the District as a whole.

Land and improvements	\$ 23,918,886
Buildings and improvements	4,603,449
Infrastructure	59,266,566
Less: accumulated depreciation	(16,929,480)
Total	<u>\$ 70,859,421</u>

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (CONTINUED)

1. Explanation of Differences Between the Governmental Fund Balance Sheet and the Government-wide Statement of Net Position (Continued)

Long-term debt transactions

Long-term liabilities applicable to the District's governmental activities are not due and payable in the current period and accordingly are not reported as fund liabilities. All liabilities (both current and long-term) are reported in the Statement of Net Position. Balances at September 30, 2022 were:

Bonds payable	\$ (21,475,000)
Bond discount, net	<u>58,728</u>
Total	<u><u>\$ (21,416,272)</u></u>

Deferred amount on refunding

The difference between the outstanding balance of the old debt and the cost of the new debt is a deferred outflow of resources. This balance is amortized over the life of the new debt. The unamortized balance is reflected as deferred amount on refunding.

Deferred amount on refunding, net	<u><u>\$ 339,506</u></u>
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Accrued interest

Accrued liabilities in the Statement of Net Position differ from the amount reported in governmental funds due to the accrued interest on bonds.

Accrued interest	<u><u>\$ (438,546)</u></u>
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2. Explanation of Differences Between the Governmental Fund Operating Statements and the Statement of Activities

The "net change in fund balances" for government funds, \$144,454, differs from the "change in net position" for governmental activities, \$(1,406,267), reported in the Statement of Activities. The differences arise primarily from the long-term economic focus of the Statement of Activities versus the current financial resources focus of the governmental funds. The effect of the differences is illustrated on the next page:

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (CONTINUED)

2. Explanation of Differences Between the Governmental Fund Operating Statements and the Statement of Activities (Continued)

Capital related items

When capital assets that are to be used in governmental activities are purchased or constructed, the resources expended for those assets are reported as expenditures in governmental funds. However, in the Statement of Activities, the costs of those assets is allocated over their estimated useful lives and reported as depreciation. As a result, fund balances decrease by the amount of financial resources expended, whereas net position decrease by the amount of depreciation charged for the year.

Depreciation	\$ <u>(2,129,000)</u>
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Deferred amount on refunding

Amortization expense of the deferred amount on refunding does not require the use of current resources and therefore is not reported in the governmental funds.

Amortization of deferred amount on refunding	\$ <u>(22,634)</u>
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Long-term debt transactions

Repayments of bond principal are reported as expenditures in the governmental funds and, thus, have the effect of reducing fund balance because current financial resources have been used; however, the repayment reduces non-current liabilities at the government-wide level. Also, some expenses reported in the statement of activities do not require the use of current financial resources; therefore, are not reported as expenditures in governmental funds.

Principal payments on long-term debt	\$ 595,000
Amortization of bond discount	(3,670)
Change in accrued interest	<u>9,583</u>
Total	<u>\$ 600,913</u>

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE C – CASH AND INVESTMENTS

All deposits are held in qualified public depositories and are included on the accompanying balance sheet as cash and investments.

Custodial Credit Risk – Deposits

Custodial credit risk is the risk that in the event of a bank failure, the District's deposits may not be returned to it. The District does not have a formal deposit policy for custodial credit risk, however, they follow the provisions of Chapter 280, Florida Statutes regarding deposits and investments. As of September 30, 2022, the District's bank balance was \$908,368 and the carrying value was \$847,566. Exposure to custodial credit risk was as follows. The District maintains all deposits in a qualified public depository in accordance with the provisions of Chapter 280, Florida Statutes, which means that all deposits are fully insured by Federal Depositors Insurance or collateralized under Chapter 280, Florida Statutes.

Investments

As of September 30, 2022, the District had the following investments and maturities:

<u>Investment</u>	<u>Maturity Date</u>	<u>Fair Value</u>
First American Treasury Obligation	13 Days*	\$ 40,657
First American Government Obligation	14 Days*	1,097,941
Total		<u>\$ 1,138,598</u>

*Maturity is a weighted average maturity.

The District categorizes its fair value measurements within the fair value hierarchy recently established by generally accepted accounting principles. The fair value is the price that would be received to sell an asset, or paid to transfer a liability, in an orderly transaction between market participants at the measurement date. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. The District uses a market approach in measuring fair value that uses prices and other relevant information generated by market transactions involving identical or similar assets, liabilities, or groups of assets and liabilities.

Assets or liabilities are classified into one of three levels. Level 1 is the most reliable and is based on quoted price for identical assets, or liabilities, in an active market. Level 2 uses significant other observable inputs when obtaining quoted prices for identical or similar assets, or liabilities, in markets that are not active. Level 3 is the least reliable and uses significant unobservable inputs that use the best information available under the circumstances, which includes the District's own data in measuring unobservable inputs.

Based on the criteria in the preceding paragraph, the investments listed above are Level 1 asset.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE C – CASH AND INVESTMENTS (CONTINUED)

Investments (Continued)

The District's investment policy allows management to invest funds in investments permitted under Section 218.415(17) Florida Statutes. Among other investments, the policy allows the District to invest in Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency.

Interest Rate Risk

The District does not have a formal investment policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates.

Credit Risk

The District's investments are limited by state statutory requirements and bond compliance. The District has no investment policy that would further limit its investment choices. As of September 30, 2022, the District's investments in both First American Treasury Obligation and First American Government Obligation were rated AAAm by Standards and Poor's.

Concentration of Credit Risk

The District places no limit on the amount it may invest in any one fund. The investments in First American Treasury Obligation Funds represent 4% of the District's total investments. The investments in First American Government Obligation funds represent 96% of the District's total investments.

The types of deposits and investments and their level of risk exposure as of September 30, 2022 were typical of these items during the fiscal year then ended. The District considers any decline in fair value for certain investments to be temporary.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE D – CAPITAL ASSETS

Capital Asset activity for the year ended September 30, 2022 was as follows:

	Balance 10/1/21	Additions	Deletions	Balance 09/30/22
<u>Governmental Activities:</u>				
Capital assets, not depreciated:				
Land and improvements	\$ 23,918,886	\$ -	\$ -	\$ 23,918,886
Capital assets, being depreciated:				
Infrastructure	59,266,566	-	-	59,266,566
Buildings and improvements	4,603,449	-	-	4,603,449
Total Capital Assets, Being Depreciated	63,870,015	-	-	63,870,015
Less accumulated depreciation for:				
Infrastructure	(13,879,791)	(1,975,552)	-	(15,855,343)
Buildings and improvements	(920,689)	(153,448)	-	(1,074,137)
Total Accumulated Depreciation	(14,800,480)	(2,129,000)	-	(16,929,480)
Total Capital Assets Depreciated, Net	49,069,535	(2,129,000)	-	46,940,535
Governmental Activities Capital Assets	<u>\$ 72,988,421</u>	<u>\$ (2,129,000)</u>	<u>\$ -</u>	<u>\$ 70,859,421</u>

During the year, depreciation of \$1,975,552 was charged to physical environment and \$153,448 was charged to culture/recreation.

NOTE E – LONG-TERM DEBT

Long-term debt is comprised of the following:

Governmental Activities

The following is a summary of activity for long-term debt of the Governmental Activities for the year ended September 30, 2022:

Long-term debt at October 1, 2021	\$ 22,070,000
Principal payments	<u>(595,000)</u>
Long-term debt at September 30, 2022	21,475,000
Less: bond discount, net	<u>(58,728)</u>
Bonds Payable, Net at September 30, 2022	<u>\$ 21,416,272</u>

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE E – LONG-TERM DEBT (CONTINUED)

Long-term debt for Governmental Activities is comprised of the following:

Capital Improvement Revenue and Refunding Bonds

\$10,765,000 Series 2016 Capital Improvement Revenue and Refunding Bonds are due in annual principal installments beginning May 2017 maturing May 2046. Interest at various rates between 4.5% and 5.3% is due May and November beginning May 2017. Current portion is \$210,000. \$ 9,640,000

\$7,050,000 Series 2018 Capital Improvement Revenue Bonds are due in annual principal installments beginning May 2020 maturing May 2049. Interest at various rates between 4.1% and 5.35% is due May and November beginning November 2018. Current portion is \$120,000. 6,695,000

\$3,940,000 Series 2018A-1 Capital Improvement Revenue Bonds are due in annual principal installments beginning May 2019 maturing May 2038. Interest at various rates between 2% and 3.75% is due May and November beginning November 2018. Current portion is 155,000. 3,200,000

\$2,335,000 Series 2018A-2 Capital Improvement Revenue Bonds are due in annual principal installments beginning May 2019 maturing May 2038. Interest at various rates between 4.375% and 5% is due May and November beginning November 2018. Current portion is \$85,000. 1,940,000

Bond payable 21,475,000

Bond discount, net (58,728)

Bonds Payable, Net \$ 21,416,272

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE E – LONG-TERM DEBT (CONTINUED)

The annual requirements to amortize the principal and interest of bonded debt outstanding as of September 30, 2022 are as follows:

Year Ending September 30,	Principal	Interest	Total
2023	\$ 570,000	\$ 1,052,511	\$ 1,622,511
2024	590,000	1,030,388	1,620,388
2025	615,000	1,006,409	1,621,409
2026	640,000	981,184	1,621,184
2027	675,000	954,488	1,629,488
2028-2032	3,860,000	4,280,556	8,140,556
2033-2037	4,915,000	3,265,970	8,180,970
2038-2042	4,340,000	2,066,680	6,406,680
2043-2047	4,385,000	889,105	5,274,105
2048-2049	885,000	71,690	956,690
Totals	<u>\$ 21,475,000</u>	<u>\$ 15,598,981</u>	<u>\$ 37,073,981</u>

Summary of Significant Bond Resolution Terms and Covenants

Capital Improvement Revenue and Refunding Bonds

Significant Bond Provisions

The Series 2016 Bonds are subject to redemption at the option of the District prior to their maturity, in whole or in part, at any time after May 1, 2026 at a redemption price set forth in the Trust Indenture. The Series 2016 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Trust Indenture.

The Series 2018 Bonds are subject to redemption at the option of the District prior to their maturity, in whole or in part, at any time after May 1, 2028 at a redemption price set forth in the Trust Indenture. The Series 2018 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Trust Indenture.

The Series 2018A-1 and Series 2018A-2 Bonds are subject to redemption at the option of the District prior to their maturity, in whole or in part, at any time after May 1, 2028 at a redemption price equal to the principal amount of the Series 2018A-1 Bonds and Series 2018A-2 Bonds to be redeemed, together with accrued interest to the date of redemption. The Series 2018A-1 and Series 2018A-2 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Trust Indenture.

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE E – LONG-TERM DEBT (CONTINUED)

Summary of Significant Bond Resolution Terms and Covenants (Continued)

Capital Improvement Revenue and Refunding Bonds (Continued)

Significant Bond Provisions (Continued)

The Trust Indenture established certain amounts be maintained in a reserve account. In addition, the Trust Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements.

Depository Funds

The bond resolution establishes certain funds and determines the order in which revenues are to be deposited into these funds. A description of the significant funds, including their purposes, is as follows:

Reserve Funds – The Series 2016 Reserve Account shall not exceed 50% of the maximum annual debt service requirement. As of September 30, 2022, the reserve account balance for the Series 2016 was \$215,631. As of September 30, 2022, the maximum reserve account balance for the Series 2016 was \$215,631. The Series 2018 Reserve Accounts were funded from the proceeds of the Series 2018 Bonds in amounts equal to 25 percent of the outstanding maximum annual debt service of the Series 2018 Bonds. The Series 2018A-1 and Series 2018A-2 Reserve Accounts were funded from the proceeds of the Series 2018A-1 and Series 2018A-2 Bonds in amounts equal to 50 percent of the outstanding Series 2018A-1 and Series 2018A-2 Bonds. Monies held in the reserve accounts will be used only for the purposes established in the Trust Indenture.

The following is a schedule of required reserve balances as of September 30, 2022:

	<u>Reserve Balance</u>	<u>Reserve Requirement</u>
Capital Improvement Revenue Bonds, Series 2018	\$ 117,191	\$ 117,126
Capital Improvement Revenue Refunding Bonds, Series 2018A-1	\$ 89,016	\$ 88,813
Capital Improvement Revenue Refunding Bonds, Series 2018A-2	\$ 137,838	\$ 132,438

Rivers Edge Community Development District
NOTES TO FINANCIAL STATEMENTS
September 30, 2022

NOTE F – ECONOMIC DEPENDENCY

A significant portion of the District's activity is dependent upon the continued involvement of the Developer, the loss of which could have a material adverse effect on the District's operations.

NOTE G – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the government carries commercial insurance. There were no claims or settled claims from these risks that exceeded commercial insurance coverage in the last three years.

NOTE H – INTERLOCAL AGREEMENT

In November 2019, the District entered into an interlocal cost share agreement for shared improvement operation and maintenance services and providing for the joint use of amenity facilities with River's Edge II Community Development District and River's Edge III Community Development District. For the fiscal year ended, September 30, 2022, the funding from this agreement with the District was \$688,906 from River's Edge II Community Development District and \$391,479 from River's Edge III Community Development District.

NOTE I – SUBSEQUENT EVENT

In November 2022, the District made a prepayment of \$30,000 on the Series 2016 Capital Improvement Revenue and Refunding Bonds.

In May 2023, the District made a prepayment of \$5,000 on the Series 2016 Capital Improvement Revenue and Refunding Bonds. As well as a \$15,000 prepayment on the Series 2018 Capital Improvement Revenue Bonds, a \$5,000 prepayment on the Series 2018A-1 Capital Improvement Revenue Refunding Bonds and a \$85,000 prepayment on the Series 2018A-2 Capital Improvement Revenue Refunding Bonds.



Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

INDEPENDENT AUDITORS' REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

To the Board of Supervisors
Rivers Edge Community Development District
St. Johns County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements, as listed in the table of contents, of Rivers Edge Community Development District, as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the basic financial statements and have issued our report thereon dated June 15, 2023.

Report on Internal Control Over Financial Reporting

In planning and performing our audit, we considered Rivers Edge Community Development District's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of Rivers Edge Community Development District's internal control. Accordingly, we do not express an opinion on the effectiveness of Rivers Edge Community Development District's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented or detected and corrected on a timely basis. A significant deficiency is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that have not been identified.



Berger, Toombs, Elam,
Gaines & Frank
Certified Public Accountants PL

To the Board of Supervisors
Rivers Edge Community Development District

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether Rivers Edge Community Development District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

June 15, 2023



Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

MANAGEMENT LETTER

To the Board of Supervisors
Rivers Edge Community Development District
St. Johns County, Florida

Report on the Financial Statements

We have audited the financial statements of the Rivers Edge Community Development District as of and for the year ended September 30, 2022, and have issued our report thereon dated June 15, 2023.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and Chapter 10.550, Rules of the Florida Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and our Independent Auditor's Report on an examination conducted in accordance with *AICPA Professionals Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated July 15, 2023, should be considered in conjunction with this management letter.

Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding financial audit report. There were no findings or recommendations in the preceding financial audit report.

Financial Condition and Management

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not Rivers Edge Community Development District has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific conditions met. In connection with our audit, we determined that Rivers Edge Community Development District did not meet any of the conditions described in Section 218.503(1) Florida Statutes.



To the Board of Supervisors
Rivers Edge Community Development District

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for Rivers Edge Community Development District. It is management's responsibility to monitor the Rivers Edge Community Development District's financial condition; our financial condition assessment was based in part on the representations made by management and the review of the financial information provided by the same as of September 30, 2022.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Specific Information

The information provided below was provided by management and has not been audited; therefore, we do not express an opinion or provide any assurance on the information.

As required by Section 218.39(3)(c), Florida Statutes, and Section 10.554(1)(i)6, Rules of the Auditor General, the Rivers Edge Community Development District reported:

- 1) The total number of district employees compensated in the last pay period of the District's fiscal year: 5. Board of Supervisors may not be considered employees for other legal purposes.
- 2) The total number of independent contractors to whom nonemployee compensation, defined as individuals or entities that receive 1099s, was paid in the last month of the District's fiscal year: 35
- 3) All compensation earned by or awarded to employees, whether paid or accrued, regardless of contingency: \$12,005
- 4) All compensation earned by or awarded to nonemployee independent contractors, whether paid or accrued, regardless of contingency: \$2,443,903
- 5) Each construction project with a total cost of at least \$65,000 approved by the District that is scheduled to begin on or after October 1, 2021, together with the total expenditures for such project: The District did not have any construction projects.
- 6) A budget variance based on the budget adopted under Section 189.016(4), Florida Statutes, before the beginning of the fiscal year being reported if the District amends a final adopted budget under Section 189.016(6), Florida Statutes: The budget was amended, see the next page.

As required by Section 218.39(3)(c), Florida Statutes, and Section 10.554(1)(i)8, Rules of the Auditor General, the Rivers Edge Community Development District reported:

- 1) The rate or rates of non-ad valorem special assessments imposed by the District: The General Fund, \$973 - \$12,921.36, and Debt Service Funds, \$723.16 - \$1,754.07.
- 2) The amount of special assessments collected by or on behalf of the District: Total special assessments collected was \$3,758,521.
- 3) The total amount of outstanding bonds issued by the District and the terms of such bonds: Series 2016 Bonds, \$9,640,000, maturing May 2046, Series 2018 Bonds, \$6,695,000, maturing May 2049, and Series 2018A Bonds, \$5,140,000 maturing May 2038.

To the Board of Supervisors
Rivers Edge Community Development District

	Original Budget	Actual	Variance with Original Budget Positive (Negative)
Revenues			
Special assessments	\$ 2,062,535	\$ 2,085,005	\$ 22,470
Investment income	-	1,480	1,480
Miscellaneous revenues	1,109,135	1,122,790	13,655
Total Revenues	<u>3,171,670</u>	<u>3,209,275</u>	<u>37,605</u>
Expenditures			
Current			
General government	165,164	177,274	(12,110)
Physical environment	1,687,292	1,604,414	82,878
Culture/recreation	1,319,214	1,292,895	26,319
Total Expenditures	<u>3,171,670</u>	<u>3,074,583</u>	<u>97,087</u>
Excess of revenues over/(under) expenditures	<u>-</u>	<u>134,692</u>	<u>134,692</u>
Other Financing Sources/(Uses)			
Insurance proceeds	<u>-</u>	<u>1,177</u>	<u>1,177</u>
Net Change in Fund Balances	-	135,869	135,869
Fund Balances - October 1, 2021	<u>-</u>	<u>864,488</u>	<u>864,488</u>
Fund Balances - September 30, 2022	<u>\$ -</u>	<u>\$ 1,000,357</u>	<u>\$ 1,000,357</u>

Additional Matters

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.



Berger, Toombs, Elam,
Gaines & Frank
Certified Public Accountants PL

To the Board of Supervisors
Rivers Edge Community Development District

Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Board of Supervisors, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

*Berger Toombs Elam
Gaines & Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

June 15, 2023



**Berger, Toombs, Elam,
Gaines & Frank**

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

**INDEPENDENT ACCOUNTANTS' REPORT/COMPLIANCE
WITH SECTION 218.415, FLORIDA STATUTES**

To the Board of Supervisors
Rivers Edge Community Development District
St. Johns County, Florida

We have examined Rivers Edge Community Development District's compliance with Section 218.415, Florida Statutes during the year ended September 30, 2022. Management is responsible for Rivers Edge Community Development District's compliance with those requirements. Our responsibility is to express an opinion on Rivers Edge Community Development District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and, accordingly, included examining, on a test basis, evidence about Rivers Edge Community Development District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on Rivers Edge Community Development District's compliance with the specified requirements.

In our opinion, Rivers Edge Community Development District complied, in all material respects, with the aforementioned requirements during the year ended September 30, 2022.

*Berger Toombs Elam
Gaines & Frank*

Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL
Fort Pierce, Florida

June 15, 2023