



Rizzetta & Company

# CFM Community Development District

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**Board of Supervisors' Meeting  
July 18, 2019**

**District Office:  
9530 Marketplace Road, Suite 206  
Fort Myers, Florida 33912  
(239) 936-0913**

[www.cfmccd.org](http://www.cfmccd.org)

**CFM**  
**COMMUNITY DEVELOPMENT DISTRICT**

Rizzetta & Company, Inc., 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912

<b>Board of Supervisors</b>	Leah Popelka Scott Campbell Paul Mayotte Chip Jones Sue Streeter	Chairman Vice Chairman Assistant Secretary Assistant Secretary Board Supervisor
<b>District Manager</b>	Belinda Blandon	Rizzetta & Company, Inc.
<b>District Counsel</b>	Tucker Mackie	Hopping Green & Sams, P.A.
<b>District Engineer</b>	Brent Burford	Johnson Engineering, Inc.

**All cellular phones must be placed on mute while in the meeting room.**

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (239) 936-0913. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

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

**CFM COMMUNITY DEVELOPMENT DISTRICT**  
**DISTRICT OFFICE • 9530 MARKETPLACE ROAD • SUITE 206 • FORT MYERS • FLORIDA • 33912**

[www.cfmccd.org](http://www.cfmccd.org)

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July 17, 2018

Board of Supervisors  
**CFM Community  
Development District**

**REVISED AGENDA**

Dear Board Members:

The regular meeting of the Board of Supervisors of the CFM Community Development District will be held on **Thursday, July 18, 2019 at 11:30 a.m.**, at the office of Rizzetta & Company, Inc., 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912. The following is the agenda for the meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT**
- 3. BUSINESS ADMINISTRATION**
  - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on May 16, 2019..... Tab 1
  - B. Consideration of the Operations and Maintenance Expenditures for the Months of April, May, and June 2019..... Tab 2
- 4. BUSINESS ITEMS**
  - A. Review and Acceptance of Arbitrage Rebate Calculations, Series 2004A & 2004B, for Period Ended April 30, 2019..... Tab 3
  - B. Consideration of Landscape Recommendations ..... Tab 4
  - C. Consideration of Renewal of Aquatic Maintenance Contract with Solitude (to include three new lakes) ..... Tab 5
  - D. Consideration of Proposals for ADA Website Compliance..... Tab 6
  - E. Discussion Regarding DR Horton Reimbursement of Roadway Repairs
  - F. Discussion Relating to Proposed Trifurcation of CFM Community Development District Capital Improvement Revenue Bonds, Series 2004A**
- 5. STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
- 6. SUPERVISOR REQUESTS AND COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (239) 936-0913.

Very truly yours,  
*Belinda Blandon*  
Belinda Blandon  
District Manager

cc: Tucker Mackie, Hopping Green & Sams, P.A.

# Tab 1

**MINUTES OF MEETING**

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

**CFM COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the CFM Community Development District was held on **Thursday, May 16, 2019 at 11:30 a.m.** at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, FL 33912.

Present and constituting a quorum:

Leah Popelka	<b>Board Supervisor, Chairperson</b>
Scott Campbell	<b>Board Supervisor, Vice Chairman</b>
Paul Mayotte	<b>Board Supervisor, Assistant Secretary</b>
Chip Jones, Jr.	<b>Board Supervisor, Assistant Secretary</b>
Sue Streeter	<b>Board Supervisor, Board Supervisor</b>

Also present were:

Belinda Blandon	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Tucker Mackie	<b>District Counsel, Hopping Green &amp; Sams, P.A. (via speaker phone)</b>
Brent Burford	<b>District Engineer, Johnson Engineering</b>
Audience	

**FIRST ORDER OF BUSINESS** **Call to Order**

Ms. Blandon called the meeting to order and read the roll call.

**SECOND ORDER OF BUSINESS** **Public Comment**

Ms. Blandon opened the floor for public comment.

Mr. Streeter discussed the bank repair conducted two years ago that does not seem to be holding. Ms. Blandon advised that she will have the area reviewed.

**THIRD ORDER OF BUSINESS** **Consideration of the Minutes of the Board of Supervisors' Meeting held on April 18, 2019**

Ms. Blandon presented the Minutes of the Board of Supervisors' meeting held on April 18, 2019. She asked if there were any questions related to the minutes. There were none.

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On a Motion by Mr. Jones, Jr., seconded by Ms. Popelka, with all in favor, the Board Approved the Minutes of the Board of Supervisors' Meeting held on April 18, 2019, for the CFM Community Development District.

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51 **FOURTH ORDER OF BUSINESS**

**Consideration of the Operations and  
Maintenance Expenditures for the  
Month of March 2019**

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55 Ms. Blandon provided an overview of the expenditures paid for the period of March  
56 1-31, 2019 which totaled \$33,573.54 and asked if there were any questions related to any  
57 item of expenditure.

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On a Motion by Ms. Streeter, seconded by Mr. Mayotte, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the Month of March 2019 (\$33,573.54), for the CFM Community Development District.

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60 **FIFTH ORDER OF BUSINESS**

**Presentation of the Registered Voter  
Count as of April 15, 2019 as Provided  
by the Lee County Supervisor of  
Elections**

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65 Ms. Blandon advised that per Florida Statutes the District is required, prior to June  
66 1<sup>st</sup> of each year, to announce the number of registered voters residing within the District  
67 as of April 15 of that year. She stated that as of April 15, 2019, there are 400 persons  
68 registered to vote residing within the CFM Community Development District, as provided  
69 by the Lee County Supervisor of Elections. Ms. Blandon asked if there were any  
70 questions. There were none.

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72 **SIXTH ORDER OF BUSINESS**

**Presentation of the Proposed Budget  
for Fiscal Year 2019/2020**

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75 Ms. Blandon provided an overview of the proposed budget highlighting the line  
76 items experiencing an increase from the current year budget. She advised that letters will  
77 be mailed to all landowners advising of the expected increase to assessments. The Board  
78 asked that the line item for District Engineering be decreased to \$24,000.00, and that the  
79 line item for District Counsel be decreased to \$30,000.00. Mr. Campbell advised that he  
80 will provide to Ms. Mackie a letter to be included with the mailed notice to be sent.

81

On a Motion by Mr. Mayotte, seconded by Mr. Campbell, with all in favor, the Board Approved the Proposed Budget for Fiscal Year 2019/2020, as Amended on the Record, for the CFM Community Development District.

82 **SEVENTH ORDER OF BUSINESS**

**Consideration of Resolution 2019-03,  
Approving a Proposed Budget for  
Fiscal Year 2019/2020, Declaring  
Special Assessments, and Setting a  
Public Hearing Thereon**

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Ms. Bandon provided an overview of the resolution and asked if there were any questions. There were none.

On a Motion by Ms. Popelka, seconded by Mr. Jones, Jr., with all in favor, the Board Adopted Resolution 2019-03, Approving a Proposed Budget for Fiscal Year 2019/2020, Declaring Special Assessments, and Setting a Public Hearing Thereon for Thursday, August 15, 2019 at 11:30 a.m. to be held at the Office of Rizzetta & Company, Inc., 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912, for the CFM Community Development District.

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**EIGHTH ORDER OF BUSINESS**

**Consideration of Resolution 2019-04,  
Designating Officers of the District**

Ms. Bandon provided an overview of the resolution and asked if there were any questions. There were none.

On a Motion by Mr. Jones, Jr., seconded by Ms. Streeter, with all in favor, the Board Adopted Resolution 2019-04, Designating the Officers of the District as follows: Ms. Popelka to Serve as Chair, Mr. Campbell to Serve as Vice Chair, and Mr. Jones, Jr, Mr. Mayotte, Ms. Streeter, Mr. Roethke, and Ms. Bandon to Serve as Assistant Secretaries, for the CFM Community Development District.

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**NINTH ORDER OF BUSINESS**

**Staff Reports**

- A. District Counsel  
Ms. Mackie advised that she had no report but would be happy to answer any questions. Mr. Jones, Jr. thanked Ms. Mackie for her work on the debt resolution discussions.
- B. District Engineer  
Mr. Burford advised that he will follow up with Mr. Quarles regarding the inverted crown in the roadways. He further advised that the signage requested for the median which would identify Magnolia Landing does not meet DOT requirements and DOT has recommended a traffic signal at buildout. Ms. Streeter addressed concerns related to the installation of a street light. Mr. Burford advised that he had a meeting with SFWMD onsite to discuss the mitigation project notice of non-compliance. Mr. Jones, Jr. recommended a burn to remediate the wetland/upland concerns. Mr. Burford advised of concerns related to a large amount of tires that need to be removed.

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C. District Manager  
Ms. Blandon advised the next meeting of the Board of Supervisors is scheduled for Thursday, June 20, 2019 at 11:30 a.m.

Ms. Blandon advised that the supplies have been ordered for the entry lighting enhancements and Earth Tech has completed their first maintenance event.

**TENTH ORDER OF BUSINESS** **Supervisor Requests**

Ms. Blandon opened the floor for Supervisor requests and comments.

Mr. Mayotte inquired regarding the timing for the monument lighting and monument repairs. Ms. Blandon advised that the lighting will be completed in two weeks and she will inquire regarding the status of the monument repairs.

Ms. Blandon opened the floor to Audience requests and comments. There were none.

**ELEVENTH ORDER OF BUSINESS** **Adjournment**

Ms. Blandon advised there is no further business to come before the Board and asked for a motion to adjourn.

On a Motion by Ms. Popelka, seconded by Mr. Jones Jr., with all in favor, the Board adjourned the meeting at 12:24 p.m., for the CFM Community Development District.

\_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_  
Chairman/Vice Chairman

# Tab 2

# CFM COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FLORIDA 33912

## Operation and Maintenance Expenditures April 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from April 1, 2019 through April 30, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$14,491.89**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

# CFM Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2019 Through April 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Brad Cohan	002453	19367	Pressure Wash Sidewalks 04/19	\$ 145.00
Carr Riggs & Ingram LLC	002455	16642904	Audit Financials-Billing 09/30/18	\$ 500.00
Johnson Engineering Inc	002456	135	General Engineering Services 03/17/19	\$ 6,337.50
LCEC	002452	6571809552 03/19	Street Lights 3000 Magnolia Landing Ln 03/19	\$ 1,855.06
Lee County Tax Collector	002454	04-43-24-L4- 13RD1.000 2018	2018 Non Ad Valorem Assessment Roll	\$ 22.99
Rizzetta & Company, Inc.	002450	INV00000039751	District Management Fees 04/19	\$ 3,703.34
Rizzetta Technology Services, LLC	002451	INV0000004282	Website Hosting & Email Services 04/19	\$ 175.00
Solitude Lake Management LLC	002457	PI-A00250767	Monthly Lake & Pond Service 03/19	<u>\$ 1,753.00</u>
Report Total				<u>\$ 14,491.89</u>

From: Brad Cohan <brads@brads-pressure-washing.com>

Sent: Thursday, April 04, 2019 5:55 PM

To: Belinda Blandon <BBlandon@rizzetta.com>

Subject: pressure washing invoice

# Brad's Pressure

RECEIVED

APR 09 2019

04-04-2019

Invoice # 19367

To: Mrs. Blandon,

Pressure wash the entrance sign located in Magnolia Landing of Ft. Myers-----\$145.00

Thank you,

Brad Cohan - President  
Brad's Pressure Washing, Inc.  
[www.brads-pressure-washing.com](http://www.brads-pressure-washing.com)  
1-204-6085  
9-292-7099

Please send check to-

Brad's Pressure Washing, inc.  
116 Abdella Ln  
North Port FL 34291

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approved Belinda Blandon Date 4/12/19

Date entered 04/12/19

Fund 001 GL 54100 OC 4621

Check # \_\_\_\_\_



**CRI** CARR  
RIGGS &  
INGRAM

CPAs and Advisors

500 Grand Boulevard, Suite 210  
Miramar Beach, FL 32550  
850-837-3141  
Federal ID 72-1396621

RECEIVED

APR 03 2019

CFM Community Development District  
c/o Rizzetta & Company  
9530 Marketplace Road #206  
Fort Myers, FL 33912

Invoice No. 16642904 (include on check)  
Date 03/29/2019  
Client No. 20-03862.000

Professional services rendered as follows:

Final billing on audit of financial statements  
as of September 30, 2018

Progress Applied \$ 4,300.00  
Current Amount Due (3,800.00)  
\$ 500.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

O/M approval Belinda Blandon Date 4/8/19

Date entered APR 04 2019

Fund 001 GL 51300 OC 3002

Check # \_\_\_\_\_

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
500.00	0.00	0.00	0.00	0.00	500.00

We accept most major credit cards. Please complete the following information or contact our office to submit your payment over the phone.

Invoice Date: 03/29/2019 Client No: 20-03862  
Invoice Number: 16642904 Total Amount Due: \$ 500.00 CFM Community Development District

Name as it appears on card: \_\_\_\_\_

Billing Address: \_\_\_\_\_

Card # \_\_\_\_\_ Exp Date: \_\_\_\_\_ Security # \_\_\_\_\_

Payment Amount: \_\_\_\_\_ Signature: \_\_\_\_\_

Carr, Riggs & Ingram, LLC reserves the right to assess finance charges on past due balances up to the maximum amount allowed under State law.

Johnson Engineering, Inc.  
 Remit To:  
 P.O. Box 2112  
 Fort Myers, FL 33902  
 Ph: 239.334.0046 Fax: 239.334.3661  
 Project Manager Andrew Tilton

# Invoice

RECEIVED  
 MAR 26 2019

March 22, 2019  
 Project No: 20044888-001  
 Invoice No: 135

FEID #59-1173834

Accounts Payable  
 CFM CDD  
 c/o Rizzetta & Company, Inc.  
 9530 Marketplace Road, Suite 206  
 Fort Myers, FL 33912

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/1/2019

Project 20044888-001 CFM CDD General Engineering

Date entered MAR 29 2019

**Professional Services through March 17, 2019**

Fund 001 GL 51300 OC 3103

Phase 01 General Engineering

Check # \_\_\_\_\_

**Professional Personnel**

		Hours	Rate	Amount
Technician II				
Barrett, Christopher	2/25/2019	3.00	65.00	195.00
Created and updated Exhibit. found SY on Asphalt and made revisions per JT.				
Principal GIS Consultant				
Lohr, Michael	2/14/2019	1.00	170.00	170.00
Pavement photo processing for J Glenn				
Lohr, Michael	2/15/2019	.50	170.00	85.00
Review photos layer and shapefile.				
GIS Consultant III				
Lohr, Paul	2/14/2019	2.00	135.00	270.00
CFM CDD / Magnolia Landing. Pavement Condition Survey for Final Lift. Converting Collector field points to CAD file and shapefile, add unique ID column, convert photos from database records to flat file jpg format. Requested by John Glenn and Mike Lohr.				
Engineer V				
Glenn, John	2/13/2019	2.00	135.00	270.00
Magnolia Landing Pavement Assessment				
Glenn, John	2/25/2019	1.00	135.00	135.00
Pavement Rehab Exhibit				
Ecologist I				
Thomas, Gregory	2/28/2019	2.00	100.00	200.00
Reviewing non-compliance letter; reviewing permit; reviewing approved mitigation plan and original RFP				
Thomas, Gregory	3/4/2019	2.00	100.00	200.00
Researching executed contracts for Time Zero work to see if it matched with Mitigation Plan				
Thomas, Gregory	3/6/2019	7.00	100.00	700.00
Drafting non-compliance letter responses				
Thomas, Gregory	3/7/2019	2.00	100.00	200.00
Final edits to first draft non-compliance letter responses				
Thomas, Gregory	3/12/2019	4.00	100.00	400.00
Finalizing non-compliance response letter				

Project	20044888-001	CFM CDD General Engineering	Invoice	135
Principal Ecologist				
Herrero, Laura	2/20/2019	.75	170.00	127.50
Coordination regarding letter mod - revised mitigation work schedule				
Herrero, Laura	3/12/2019	1.25	170.00	212.50
Coordination with CDD engineer regarding response to Notice of non-compliance; review and edit draft response to the same notice				
Technician II				
Keen, Cynthia	2/22/2019	.75	65.00	48.75
Pavement Condition Report - B Blandon email to B Burford for followup; copy of SFWMD approved Permit Mod to B Burford, L Herrera; Horton contact info to B Burford for entry street lighting from B Blandon				
Keen, Cynthia	2/28/2019	1.00	65.00	65.00
CFM CDD Mitigation Notice of Non-compliance to B Burford; Conservation Easements 23 & 24 to B Burford, D Robson; Permitting assistance contract to B Burford, D Robson				
Keen, Cynthia	3/4/2019	.50	65.00	32.50
CFM CDD RFP Notice of Award on Conservation Area Maintenance emailed to bidders per D Robson; Magnolia Landing Entry Lighting information forwarded to D Robson/B Blandon				
Keen, Cynthia	3/8/2019	.25	65.00	16.25
CFM CDD Conservation Maintenance - review emails for proposal from Aquagenix/George Bowling (none found)				
Engineer Intern III				
Burford, Brent	2/21/2019	2.00	115.00	230.00
Prepare for and attend the CFM CDD Board of Supervisors meeting.				
Burford, Brent	3/12/2019	.50	115.00	57.50
Reviewed response letter to Notice of Non-Compliance made corrections.				
Burford, Brent	3/14/2019	.50	115.00	57.50
Reviewed corrections and returned to Belinda for approval.				
Engineer VIII				
Robson, David	2/11/2019	1.50	170.00	255.00
Contact RFP responders to review responses.				
Robson, David	2/13/2019	2.00	170.00	340.00
CA RFP Summary preparations.				
Robson, David	2/20/2019	1.00	170.00	170.00
CA Maint Cost and scheduling review with District Manager.				
Robson, David	2/21/2019	2.00	170.00	340.00
Preparation and attend BOS.				
Robson, David	3/4/2019	1.00	170.00	170.00
Entry lighting discussion with Chris Quarles, DR Horton, and research of DR Horton plan source.				
Robson, David	3/4/2019	1.50	170.00	255.00
SFWMD Mitigation Non-compliance letter review and mitigation plan discussion.				
Robson, David	3/5/2019	1.00	170.00	170.00
Coordinate development of Mitigation Non-compliance response development.				
Robson, David	3/5/2019	1.00	170.00	170.00
Update Chris Quarles and Belinda Blandon re entry lighting plans.				
Robson, David	3/6/2019	1.00	170.00	170.00
Coordinate development of Mitigation Non-compliance response development.				
Robson, David	3/6/2019	1.00	170.00	170.00
Update C Quarles re entry lighting plan and email summary to B Blandon.				

Project	20044888-001	CFM CDD General Engineering			Invoice	135
Robson, David	3/7/2019	.50	170.00		85.00	
Provide B Blandon with Lee County rename of Avenida Del Vera renaming to Herons Glen Blvd from Lee County.						
Robson, David	3/7/2019	.50	170.00		85.00	
Update C Quarles re entry lighting plan and email summary to B Blandon.						
Engineer IX						
Tilton, Andrew	2/14/2019	1.00	190.00		190.00	
Review of information for meeting						
Tilton, Andrew	2/21/2019	.50	190.00		95.00	
Coordination meeting/discussed loading calculations						
Totals		49.50			6,337.50	
<b>Total Labor</b>						<b>6,337.50</b>
					<b>Total this Phase</b>	<b>\$6,337.50</b>
					<b>Total this Invoice</b>	<b>\$6,337.50</b>



Service Address: 3501 AVENIDA DEL VERA BLVD, NORTH FORT MYERS, 33917  
 Service Location: 1000091001

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$1.92
100 watt LED		\$9.13
Power Cost Adjustment	20 kWh @ 0.00630	\$0.13
Franchise Fee Lee County		\$0.53
Gross Receipts Tax		\$0.07
<b>Total Current Charges for this Location</b>		<b>\$11.78</b>

Service Address: 3501 AVENIDA DEL VERA BLVD, NORTH FORT MYERS, 33917  
 Service Location: 1000091002

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$1.92
100 watt LED		\$9.13
Power Cost Adjustment	20 kWh @ 0.00630	\$0.13
Franchise Fee Lee County		\$0.53
Gross Receipts Tax		\$0.07
<b>Total Current Charges for this Location</b>		<b>\$11.78</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000111790

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000111791

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000111792

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170338

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170339

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170340

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170341

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170342

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240195

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240196

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240197

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240198

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240199

Service Dates: 02/20/19 - 03/22/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240205

Service Dates: 02/20/19 - 03/22/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240206

Service Dates: 02/20/19 - 03/22/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240207

Service Dates: 02/20/19 - 03/22/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240208

Service Dates: 02/20/19 - 03/22/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240209

Service Dates: 02/20/19 - 03/22/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
Service Location: 1000240215

Service Dates: 02/20/19 - 03/22/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
Service Location: 1000240216

Service Dates: 02/20/19 - 03/22/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
Service Location: 1000240217

Service Dates: 02/20/19 - 03/22/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
Service Location: 1000240218

Service Dates: 02/20/19 - 03/22/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
Service Location: 1000240219

Service Dates: 02/20/19 - 03/22/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Account Number:  
04-43-24-L4-13RD1.0000

Site Address:  
3000 MAGNOLIA LANDING LN

Values and Exemptions:  
MARKET ASSESSED VALUE 318332  
CAP ASSESSED VALUE 318332  
WHOLLY-EX VALUE 318332  
TAXABLE VALUE 0

Personal ID Number:  
18-00161660

Legal Description:  
MAGNOLIA LANDING PACEL A DESC  
IN INST # 2017-238899 TRACT  
RD-1  
INSTRUMENT #: 2017000238899

District:  
039

APR 15 2019  
RECEIVED

★ See message below.



Date Rec'd Rizzetta & Co., Inc. \_\_\_\_\_  
D/M approval Belinda Blandon Date 4/16/19  
Date entered APR 16 2019  
Fund 001 GL 51300 OC 4905  
Check# \_\_\_\_\_



CFM CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390



### 2018 Real Estate Reminder Notice

If the taxes for **2018** on your property are not paid in full, a tax certificate will be sold on *May 21, 2019*, for the delinquent taxes. To prevent a certificate from being sold, payment in certified U.S. funds must be **received** (*not postmarked*) by **May 20, 2019**.

**Amount Due if Received By:**  
**May 20, 2019**  
  
**\$22.99**

**Important:**

Personal and business checks will be accepted if received in our office by April 30, 2019. After this date, all payments must be made in certified funds. Payments are accepted online at [www.leetc.com](http://www.leetc.com) until 5:00 p.m. EDT on May 20, 2019.

Keep for your records

### 2018 Real Estate Reminder Notice

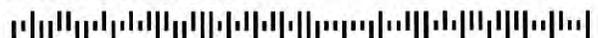
<b>Account:</b> 04-43-24-L4-13RD1.0000	
<b>Site Address:</b> 3000 MAGNOLIA LANDING LN	
<b>Personal ID Number:</b> 18-00161660	
For payment options and instructions refer to the back of this notice or visit us online at <a href="http://www.leetc.com">www.leetc.com</a> .	
<u>If Received By</u>	<u>Amount Due</u>
May 20, 2019	\$22.99

Phone/Email Contact: \_\_\_\_\_

★ If the address below is not correct, complete the Change of Mailing Address form on the reverse side or visit [www.leepa.org](http://www.leepa.org) to update your address.

CFM CDD  
3434 COLWELL AVE STE 200  
TAMPA FL 33614

Make check payable to:  
LEE COUNTY TAX COLLECTOR  
PO BOX 1609  
FORT MYERS FL 33902-1609



Rizzetta & Company, Inc.  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

Invoice

Date	Invoice #
4/1/2019	INV0000039751

Bill To:

CFM CDD  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614

RECEIVED  
 MAR 26 2019

Description	Services for the month of	Terms	Client Number
	April	Upon Receipt	00545
	Qty	Rate	Amount
District Management Services <i>3101</i>	1.00	\$1,416.67	\$1,416.67
Administrative Services <i>3100</i>	1.00	\$450.00	\$450.00
Accounting Services <i>3201</i>	1.00	\$1,420.00	\$1,420.00
Financial & Revenue Collections <i>3111</i>	1.00	\$416.67	\$416.67
Date Rec'd Rizzetta & Co, Inc _____ D/M approval <i>Belinda Blandon</i> Date <i>4/1/2019</i> Date entered <i>MAR 29 2019</i> Fund <i>001</i> GL <i>51300</i> OC <i>KK</i> Check # _____			
Subtotal			\$3,703.34
Total			\$3,703.34

Rizzetta Technology Services  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

**Invoice**

Date	Invoice #
4/1/2019	INV0000004282

**Bill To:**

CFM CDD  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614

RECEIVED  
 MAR 26 2019

Description	Services for the month of	Terms	Client Number
	April		00545
	Qty	Rate	Amount
EEmail Hosting	5	\$15.00	\$75.00
Website Hosting Services	1	\$100.00	\$100.00
<b>Subtotal</b>			\$175.00
<b>Total</b>			\$175.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 D/M approval Belinda Blandon Date 4/1/2019  
 Date entered MAR 29 2019  
 Fund 001 GL 51300 OC 5103  
 Check # \_\_\_\_\_



**INVOICE**

Voice: (888) 480-5253 Fax: (888) 358-0088

Invoice Number: PI-A00250767

Invoice Date: 04/01/19

PROPERTY: CFM CDD -  
Magnolia  
Landing

RECEIVED

APR 03 2019

**SOLD TO:** CFM CDD - Magnolia Landing  
c/o Rizzetta & Company  
9530 Market Place Road Ste. 206  
Ft. Myers, FL 33912

<b>CUSTOMER ID</b> C2226	<b>CUSTOMER PO</b>	<b>Payment Terms</b> Due upon receipt	
<b>Sales Rep ID</b> Rill Kurth	<b>Shipment Method</b>	<b>Ship Date</b>	<b>Due Date</b> 04/01/19

Qty	Item / Description	Unit Price	Extension
1	Lake & Pond Management Services SVR05732 04/01/19 - 04/30/19 Lake & Pond Management Services	1,753.00	1,753.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 D/M approval Belinda Blandon Date 4/8/19  
 Date entered APR 04 2019  
 Fund 001 GL 53800 OC 44005  
 Check # \_\_\_\_\_

**PLEASE REMIT PAYMENT TO:**

1320 Brookwood Drive, Suite H  
Little Rock, AR 72202

Subtotal	1,753.00
Sales Tax	0.00
Total Invoice	1,753.00
Payment Received	0.00
<b>TOTAL</b>	<b>1,753.00</b>

# CFM COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 12750 CITRUS PARK LANE · SUITE 115 · TAMPA, FLORIDA 33625

## Operation and Maintenance Expenditures May 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2019 through May 31, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$58,972.73**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

## CFM Community Development District

### Paid Operation & Maintenance Expenditures

May 1, 2019 Through May 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Dale S. Jones Jr.	002460	DJ04.18.19	Board of Supervisors Meeting 04/18/19	\$ 200.00
Dale S. Jones Jr.	002474	DJ051619	Board of Supervisors Meeting 05/16/19	\$ 200.00
Earth Tech Environmental, LLC	002472	5252	Quarterly Preserve Maintenance 05/19	\$ 27,678.00
Hopping Green & Sams	002473	107147	General/Monthly Legal Services 03/19	\$ 5,505.50
Johnson Engineering Inc	002468	136	General Engineering Services 03/19	\$ 678.75
LCEC	002469	6571809552 04/19	Street Lights 3000 Magnolia Landing Ln 04/19	\$ 1,678.98
Leah Popelka	002464	LP04.18.19	Board of Supervisors Meeting 04/18/19	\$ 200.00
Leah Popelka	002480	LP051619	Board of Supervisors Meeting 05/16/19	\$ 200.00
LLS Tax Solutions, Inc	002475	001731	Arbitrage Rebate Calculation Series 2004AB PE 05/08/19	\$ 500.00
Magnolia Landing Golf	002462	1154	Aerator Agreement & Water 04/19	\$ 625.00
Magnolia Landing Golf	002462	1155	Aerator Utility Cost 04/19	\$ 900.00

## CFM Community Development District

### Paid Operation & Maintenance Expenditures

May 1, 2019 Through May 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Magnolia Landing Golf	002477	1157	Removal of 7 Trees on Chesnut Ridge 05/19	\$ 1,050.00
Magnolia Landing Golf	002477	1158	Stop Sign Repair at Dennisport 05/19	\$ 50.00
Magnolia Landing Golf	002477	1167	Aerator Agreement & Water 05/19	\$ 625.00
Magnolia Landing Golf	002477	1168	Aerator Utility Cost 05/19	\$ 900.00
Magnolia Landing Golf	002477	1169	Lawn Repairs 05/19	\$ 429.00
Magnolia Landing Golf	002477	1174	Tree Trimming Sky Meadow 05/19	\$ 750.00
Magnolia Landing Master Association, Inc.	002461	351	Landscape Maintenance 03/19	\$ 3,494.58
Magnolia Landing Master Association, Inc.	002476	352	Landscape Maintenance 04/19	\$ 3,494.58
Paul Mayotte	002463	PM04.18.19	Board of Supervisors Meeting 04/18/19	\$ 200.00
Paul Mayotte	002478	PM051619	Board of Supervisors Meeting 05/16/19	\$ 200.00
Pavement Maintenance LLC	002479	8739	Removal and Replace Valley Gutter 05/19	\$ 2,875.00
Rizzetta & Company, Inc.	002465	INV00000040328	District Management Fees 05/19	\$ 3,703.34

# CFM Community Development District

## Paid Operation & Maintenance Expenditures

May 1, 2019 Through May 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta Technology Services, LLC	002466	INV0000004368	Website Hosting & Email Services 05/19	\$ 175.00
Robert Bishop	002458	BB04.18.19	Board of Supervisors Meeting 04/18/19	\$ 200.00
Scott Campbell	002459	SC04.18.19	Board of Supervisors Meeting 04/18/19	\$ 200.00
Scott Campbell	002471	SC051619	Board of Supervisors Meeting 05/16/19	\$ 200.00
Solitude Lake Management LLC	002481	PI-A00259938	Monthly Lake & Pond Service 05/19	\$ 1,753.00
Sue Streeter	002482	SS051619	Board of Supervisors Meeting 05/16/19	\$ 200.00
The Daily Breeze	002467	113574	Legal Advertising 04/19	\$ 54.00
The Daily Breeze	002483	113834	Legal Advertising 05/19	<u>\$ 53.00</u>
Report Total				<u>\$ 58,972.73</u>

**CFM CDD**

Meeting Date: April 18, 2019

**SUPERVISOR PAY REQUEST**

RECEIVED  
APR 24 2019

Name of Board Supervisor	Check if present	Check if paid
Scott Campbell	✓	X
Paul Mayotte	✓	X
Bob Bishop	✓	X
Leah Popelka	✓	X
Dale Jones, Jr.	✓	X

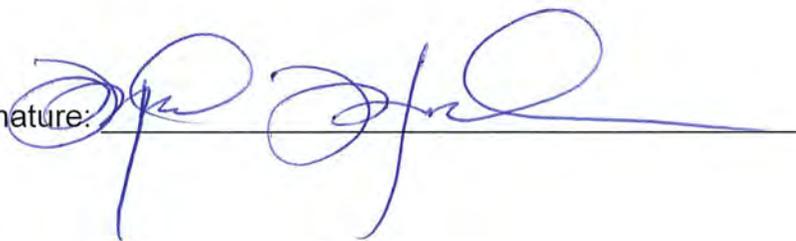
(\*) Does not get paid

**EXTENDED MEETING TIMECARD**

Meeting Start Time:	11:32 am
Meeting End Time:	12:30 pm
Total Meeting Time:	58 mins

Time Over \_\_\_\_\_ () Hours:

Total at \$175 per Hour:

DM Signature: 

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 4/29/19

Date entered APR 26 2019

Fund 001 GL 51100 OC 1101

Check # \_\_\_\_\_

**CFM CDD**

Meeting Date: May 16, 2019

RECEIVED  
MAY 17 2019

**SUPERVISOR PAY REQUEST**

Name of Board Supervisor	Check if present	Check if paid
✓ Scott Campbell	✓	X
✓ Paul Mayotte	✓	X
✓ Sue Streeter	✓	X
✓ Leah Popelka	✓	X
✓ Dale Jones, Jr.	✓	X

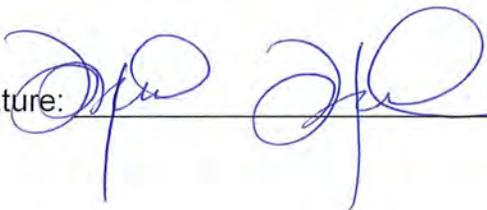
(\*) Does not get paid

**EXTENDED MEETING TIMECARD**

Meeting Start Time:	<u>11:30 am</u>
Meeting End Time:	<u>12:24 pm</u>
Total Meeting Time:	<u>54 mins</u>

Time Over \_\_\_\_\_ () Hours: \_\_\_\_\_

Total at \$175 per Hour: \_\_\_\_\_

DM Signature: 

Date Rec'd Rizzetta & Co, Inc. \_\_\_\_\_

D/M approval Belinda Blandon Date 5/24/19

Date entered **MAY 22 2019**

Fund 001 GL 51100 OC 1101

Check # \_\_\_\_\_



Environmental, LLC

**EARTH TECH ENVIRONMENTAL**  
10600 Jolea Avenue  
Bonita Springs, FL 34135 US  
(239) 304-0030  
www.eteflorida.com

RECEIVED  
MAY 03 2019

# Invoice

**BILL TO**

CFM Community Development  
District  
c/o Rizzetta & Company  
9530 Marketplace Road  
Suite 206  
Ft. Myers, FL 33912

**INVOICE #** 5252  
**DATE** 05/02/2019  
**DUE DATE** 06/01/2019  
**TERMS** Net 30

**PROJECT**  
CFM -CDD

**PROJECT MANAGER**  
donnb@eteflorida.com

**PROJECT NO.**  
190228

CFM-CDD: Earth Tech Environmental LLC provided the below-listed services within 263.60 acres of designated preserve areas associated with CFM Community Development District.

Task 2.0 Quarterly Preserve Maintenance ( 1 of 4 events ) : Exotic and nuisance vegetation maintenance included the hand removal of all nuisance vegetation and Category I and II exotic species found on the most current Florida Exotic Plant Pest Council (EPPC) List of Invasive Species. Exotic and nuisance vegetation to be eradicated included, but is not limited to, Brazilian pepper (*Schinus terebinthifolius*), melaleuca (*Melaleuca quinquenervia*), earleaf acacia (*Acacia auriculiformis*), Old World climbing fern (*Lygodium microphyllum*), Caesarweed (*Urena lobata*), climbing cassia (*Senna pendula*), primrose willow (*Ludwigia peruviana*), white vine (*Sarcostemma clausum*), torpedo grass (*Panicum repens*), and climbing hempweed (*Mikania scandens*). A licensed herbicide applicator supervised all herbicide applications to ensure the activities were conducted in accordance with label requirements and state or local regulations. Methods of exotic and nuisance vegetation eradication included:

1. Hand pulling of seedlings and small saplings;
2. Foliar herbicide application with tracer dye;
3. Killing in place of melaleuca greater than 4-inches diameter at breast height (DBH);
4. Hand cutting exotic vegetation within 12 inches from the ground, removal of cut slash (cut slash must be no greater than four feet in length if placed in existing burn piles), and treatment of the remaining stump with an approved herbicide and tracer dye.

1      27,678.00      27,678.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 5/14/19

Date entered MAY 03 2019

Fund 001 GL 53800 OC 4007

Check # \_\_\_\_\_

Thank you for allowing Earth Tech Environmental LLC to provide you and your community with environmental services. **BALANCE DUE**

**\$27,678.00**



10600 Jole Avenue  
Bonita Springs, FL 34135

Office: (239) 304-0030  
Fax: (239) 324-0054  
www.etefl.com

CC License # 33235

# Earth Tech Environmental, LLC Daily Treatment Report

### FDACS Licensed Applicators

Project Manager - Donn Brown  
Project Foreman - Adam Hogue  
Project Foreman - Jim Blalock  
Field Technician - Spencer Blalock  
Field Technician - Dean Fella  
Field Technician - Jason Miller  
Field Technician - Auston Germano  
Field Technician - Payton Blalock  
Field Technician - Gayk Mekenyan

### FDACS License Number

CM15838  
CM20505  
CM22866  
CM22852  
CM22736  
CM23692  
CM23746  
CM25056  
CM25154

Project Name : CFM CDD Application Date : 4/15/2019-4/19/2019  
Project Number : 190228 Application Start Time : 7:00 AM  
Project Location : N. Fort Myers, FL Application End Time : 3:30 PM

### Daily Herbicide Usage (per Gallons or Ounces of Product) 1 Gallon = 128 Ounces

#### HERBICIDES

Rodeo® (53.8% glyphosate) 390 oz  
Polaris® (27.7% Imazapyr) \_\_\_\_\_  
Habitat® (27.7% Imazapyr) \_\_\_\_\_  
Weedar 64® (46.8% 2, 4-D) 130 oz  
Weed Destroy® (46.8% 2, 4-D) \_\_\_\_\_  
Reward® (37.3% Diquat) \_\_\_\_\_  
Other \_\_\_\_\_  
Other \_\_\_\_\_

#### HERBICIDES

Garlon 4® (60.4% / Impel Red\* 285 oz  
Garlon 3® (44.4% triclopyr amine) 288 oz  
Renovate® (44.4% triclopyr amine) \_\_\_\_\_  
Other \_\_\_\_\_  
Other \_\_\_\_\_  
Other \_\_\_\_\_

#### SURFACTANTS & ADJUVANTS

Blazon® Blue 226 oz  
Induce® (90% spreader adjuvant) 226 oz  
Quest® (50% conditioning agent) 113 oz  
Other \_\_\_\_\_  
Other \_\_\_\_\_  
Other \_\_\_\_\_

*Herbicide mixtures may include surfactant and indicator @, @ per recommended label rates \*Unless otherwise noted Garlon 4 (60.4% triclopyr ester) / Impel Red mix rate @ 18.2%*

### Treatment Methods (check all that apply)

Basal \_\_\_\_\_ Frill/Girdle X Spot Spray X  
Foliar X Cut Stump X Hand Pull \_\_\_\_\_

### Site Conditions

Water Levels : 0' Temperature : 61-88F Est. Wind Speed : 0-10MPH  
Weather Conditions (rain, cloud coverage, sunny...etc.) : Sunny, Cloudy

### Treatment Area

*Indicate total size of areas treated: acreage, wetland ID and/or preserve ID and additional notes*

Treatment Location: \_\_\_\_\_ Est. Exotic Coverage: 50% Est. Acreage: 108

4/15 Spray (36 gal) - Torpedo Grass, Caesar's Weed, Dog Fennel, Spanish Needle, Rag Weed, Old World, Melaleuca, Downy Rose Myrtle, Earleaf Acacia

4/16 Spray (55 gal) - Torpedo Grass, Old World, Caesar's Weed, Dog Fennel, Spanish Needle, Melaleuca, Downy Rose Myrtle, Brazilian Pepper

Cut & Spray/Frill (100 oz G4) - Brazilian Pepper, Melaleuca, Downy Rose Myrtle

4/17 Spray (70 gal) - Old World, Dog Fennel, Spanish Needle, Rag Weed, Hemp Vine, Melaleuca, Downy Rose Myrtle

Cut & Spray (90 oz G4) - Brazilian Pepper, Melaleuca, Downy Rose Myrtle

4/18 Spray (45 gal) - Torpedo Grass, Para Grass, Hemp Vine, Old World, Poison Oak, Rag Weed, Spanish Needle, Melaleuca, Downy Rose Myrtle

Cut & Spray/Frill (60 oz G4) - Brazilian Pepper, Melaleuca, Downy Rose Myrtle

4/19 Spray (20 gal) - Caesar's Weed, Dog Fennel, Rag Weed, Poison Oak, Old World

Mix Rates: 3 oz per gal of Rodeo, 1 oz per gal of Weedar64 w/ Surfactants & Dye, 3 oz per gal of Garlon 3A w/ Surfactants and Dye

Total Applied Gallons of Mixed Chemical: 226 Gallons

*Indicate equipment usage: equipment type and hours of usage*

F-150 (236.4M), RTV 900 (2H/9.2M), 50 Gal Skid Sprayer, 30 Gal Spray Tank, 4 Gal Backpack Sprayers, 32 oz Spray Bottles, Machettes

### Application Personnel

*Employee Hours Per Day (not including breaks & lunch)*

Applicator Name	Hours	Applicator Name	Hours	Applicator Name	Hours
Project Manager		Field Technician #2	38.0	Field Technician #8	12.5
Project Foreman		Field Technician #3	38.0	Field Technician #9	
Field Technician Leader #1	49.0	Field Technician #4	38.0	Field Technician #10	
Field Technician Leader #2	53.5	Field Technician #5	38.0	Field Technician #11	
Field Technician Leader #3		Field Technician #6	29.5	Field Technician #12	
Field Technician #1	38.0	Field Technician #7	21.0	Field Technician #13	

Signature: Dean T. Fella Jr.



10600 Jole Avenue  
Bonita Springs, FL 34135

Office: (239) 304-0030  
Fax: (239) 324-0054  
www.etefflorida.com

CC License # 33235

# Earth Tech Environmental, LLC Daily Treatment Report

### FDACS Licensed Applicators

Project Manager - Donn Brown  
Project Foreman - Adam Hogue  
Project Foreman - Jim Blalock  
Field Technician - Spencer Blalock  
Field Technician - Dean Fella  
Field Technician - Jason Miller  
Field Technician - Auston Germano  
Field Technician - Payton Blalock  
Field Technician - Gayk Mekenyan

### FDACS License Number

CM16838  
CM20505  
CM22866  
CM22652  
CM22736  
CM23692  
CM23746  
CM25056  
CM25154

54B

Project Name : CFM CDD Application Date : 4/22/2019-4/24/2019  
Project Number : 190228 Application Start Time : 7:00 AM  
Project Location : N. Fort Myers, FL Application End Time : 3:30 PM

### Daily Herbicide Usage (per Gallons or Ounces of Product) 1 Gallon = 128 Ounces

HERBICIDES		HERBICIDES		SURFACTANTS & ADJUVANTS	
Rodeo® (53.8% glyphosate)	270 oz	Garlon 4® (60.4%) / Impel Red*	1235 oz	Blazon® Blue	195 oz
Polaris® (27.7% Imazapyr)		Garlon 3® (44.4% triclopyr amine)	135 oz	Induce® (90% spreader adjuvant)	195 oz
Habitat® (27.7% Imazapyr)		Renovate® (44.4% triclopyr amine)	180 oz	Quest® (50% conditioning agent)	98 oz
Weedar 64® (46.8% 2, 4-D)	30 oz	Other		Other	
Weed Destroy® (46.8% 2, 4-D)		Other		Other	
Reward® (37.3% Diquat)		Other		Other	
Other		Other		Other	
Other		Other		Other	

Herbicide mixtures may include surfactant and indicator dye per recommended label rates \*Unless otherwise noted Garlon 4 (60.4% triclopyr ester / Impel Red mix rate @ 18.2%\*

### Treatment Methods (check all that apply)

Basal  Frill/Girdle  Spot Spray   
Foliar  Cut Stump  Hand Pull

### Site Conditions

Water Levels : 0' Temperature : 57-84F Est. Wind Speed : 0-10MPH  
Weather Conditions (rain, cloud coverage, sunny...etc.) : Sunny

### Treatment Area

Indicate total size of areas treated: acreage, wetland ID and/or preserve ID and additional notes

Treatment Location: ESMT. 18 & 23 Est. Exotic Coverage: 50% Est. Acreage: 63.5

4/22 Spray (30 gal Rodeo/Weedar) - Old World, Torpedo Grass, Dog Fennel, Spanish Needle, Rag Weed, Hemp Vine

Spray (45 gal Garlon 3A) - Brazillian Pepper, Melaleuca, Downy Rose Myrtle

Cut & Spray/ Frill (300 oz G4) - Melaleuca, Brazillian Pepper, Downy Rose Myrtle

4/23 Spray (30 gal Rodeo) - Hemp Vine, Torpedo Grass, Cat Tail, Dog Fennel

Cut & Spray/ Frill (515 oz G4) - Melaleuca, Brazillian Pepper, Downy Rose Myrtle

4/24 Spray (30 gal Rodeo) - Old World, Torpedo Grass, Cat Tail, Hemp Vine

Spray (60 gal Renovate) - Brazillian Pepper, Melaleuca, Downy Rose Myrtle

Cut & Spray/ Frill (420 oz G4) - Brazillian Pepper, Melaleuca, Downy Rose Myrtle

Mix Rates: 3 oz per gal of Rodeo, 1 oz per gal of Weedar64 w/ Surfactants & Dye, 3 oz per gal of Garlon 3A w/ Surfactants and Dye, 3 oz per gal of Renovate

Total Applied Gallons of Mixed Chemical: 195 Gallons

Indicate equipment usage: equipment type and hours of usage

F-150, RTV 900, 50 Gal Skid Sprayer, 30 Gal Spray Tank, 4 Gal Backpack Sprayers, 32 oz Spray Bottles, Machettes

### Application Personnel

Employee Hours Per Day (not including breaks & lunch)

Applicator Name	Hours	Applicator Name	Hours	Applicator Name	Hours
Project Manager		Field Technician #4	25.0	Field Technician #10	25.0
Field Technician Leader #1	32.5	Field Technician #5	25.0	Field Technician #11	25.0
Field Technician Leader #2	29.5	Field Technician #6	25.0	Field Technician #12	25.0
Field Technician #1	25.0	Field Technician #7	25.0	Field Technician #13	25.0
Field Technician #2	25.0	Field Technician #8	25.0	Field Technician #14	25.0
Field Technician #3	25.0	Field Technician #9	25.0	Field Technician #15	8.5

Signature: Dean T. Fella Jr.



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www.etoflorida.com

CC License # 33235

# Earth Tech Environmental, LLC Daily Treatment Report

### FDACS Licensed Applicators

Project Manager - Donn Brown  
Project Foreman - Adam Hogue  
Project Foreman - Jim Bialock  
Field Technician - Spencer Bialock  
Field Technician - Dean Fella  
Field Technician - Jason Miller  
Field Technician - Auston Germano  
Field Technician - Payton Bialock  
Field Technician - Gayk Mekenyan

### FDACS License Number

CM15838  
CM20505  
CM22866  
CM22652  
CM22736  
CM23692  
CM23746  
CM25056  
CM25154

5481

Project Name : CFM CDD Application Date : 4/25/2019-4/26/2019  
Project Number : 190228 Application Start Time : 7:00 AM  
Project Location : N. Fort Myers, FL Application End Time : 3:30 PM

### Daily Herbicide Usage (per Gallons or Ounces of Product) 1 Gallon = 128 Ounces

HERBICIDES		HERBICIDES		SURFACTANTS & ADJUVANTS	
Rodeo® (53.8% glyphosate)	270 oz	Garlon 4® (60.4%) / Impel Red*	790 oz	Blazon® Blue	165 oz
Polaris® (27.7% Imazapyr)		Garlon 3® (44.4% triclopyr amine)		Induce® (90% spreader adjuvant)	165 oz
Habitat® (27.7% Imazapyr)		Renovate® (44.4% triclopyr amine)	225 oz	Quest® (50% conditioning agent)	83 oz
Weedar 64® (46.8% 2, 4-D)	30 oz	Other		Other	
Weed Destroy® (46.8% 2, 4-D)		Other		Other	
Reward® (37.3% Diquat)		Other		Other	
Other		Other		Other	
Other		Other		Other	

*Herbicide mixtures may include surfactant and indicator dye per recommended label rates \*Unless otherwise noted Garlon 4 (60.4% triclopyr ester) / Impel Red mix rate @ 18.2%\**

### Treatment Methods (check all that apply)

Basal  Frill/Girdle  Spot Spray   
Foliar  Cut Stump  Hand Pull

### Site Conditions

Water Levels : 0' Temperature : 64-82F Est. Wind Speed : 0-10MPH  
Weather Conditions (rain, cloud coverage, sunny...etc.) : Sunny, Cloudy

### Treatment Area

*Indicate total size of areas treated: acreage, wetland ID and/or preserve ID and additional notes*

Treatment Location: ESMT. 18 & 23 Est. Exotic Coverage: 50% Est. Acreage: 63.5

4/25 Spray (30 gal Rodeo/Weedar) - Old World, Torpedo Grass, Dog Fennel, Spanish Needle, Rag Weed, Hemp Vine

Spray (45 gal Rodeo) - Torpedo Grass, Old World, Dog Fennel, West Indian, Phragmite

Cut & Spray/ Frill (430 oz G4) - Melaleuca, Brazilian Pepper, Downy Rose Myrtle

4/26 Spray (75 gal Renovate) - Melaleuca, Brazilian Pepper, Downy Rose Myrtle

Frill (360 oz G4) - Melaleuca

Mix Rates: 3 oz per gal of Rodeo, 1 oz per gal of Weedar64 w/ Surfactants & Dye, 3 oz per gal of Rodeo w/ Surfactants and Dye, 3 oz per gal or Renovate

Total Applied Gallons of Mixed Chemical: 165 Gallons

*Indicate equipment usage: equipment type and hours of usage*

F-150 (235.8M), RTV 900 (2.4H/12M), 50 Gal Skid Sprayer, 30 Gal Spray Tank, 4 Gal Backpack Sprayers, 32 oz Spray Bottles, Machettes

### Application Personnel

*Employee Hours Per Day (not including breaks & lunch)*

Applicator Name	Hours	Applicator Name	Hours	Applicator Name	Hours
Project Manager		Field Technician #4	13.5	Field Technician #10	13.5
Field Technician Leader #1	19.0	Field Technician #5	13.5	Field Technician #11	13.5
Field Technician Leader #2	17.0	Field Technician #6	13.5	Field Technician #12	13.5
Field Technician #1	13.5	Field Technician #7	13.5	Field Technician #13	13.5
Field Technician #2	13.5	Field Technician #8	13.5	Field Technician #14	5.0
Field Technician #3	13.5	Field Technician #9	13.5	Field Technician #15	

Signature: Dean T. Fella Jr.



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CC License # 33235

## Earth Tech Environmental, LLC Daily Treatment Report

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Project Foreman - Jim Blalock  
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Field Technician - Dean Fella  
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Field Technician - Gayk Mekenyan

### FDACS License Number

CM15838  
CM20505  
CM22866  
CM22652  
CM22736  
CM23692  
CM23746  
CM25056  
CM25154

548f

Project Name : CFM CDD Application Date : 4/29/2019-5/1/2019  
Project Number : 190228 Application Start Time : 7:00 AM  
Project Location : N. Fort Myers, FL Application End Time : 3:30 PM

### Daily Herbicide Usage (per Gallons or Ounces of Product) 1 Gallon = 128 Ounces

HERBICIDES		HERBICIDES		SURFACTANTS & ADJUVANTS	
Rodeo® (53.8% glyphosate)	<u>390 oz</u>	Garlon 4® (60.4%) / Impel Red*	<u>665 oz</u>	Blazon® Blue	<u>310 oz</u>
Polaris® (27.7% imazapyr)		Garlon 3® (44.4% triclopyr amine)		Induce® (90% spreader adjuvant)	<u>310 oz</u>
Habitat® (27.7% imazapyr)		Renovate® (44.4% triclopyr amine)	<u>540 oz</u>	Quest® (50% conditioning agent)	<u>155 oz</u>
Weedar 64® (46.6% 2, 4-D)	<u>130 oz</u>	Other		Other	
Weed Destroy® (46.6% 2, 4-D)		Other		Other	
Reward® (37.3% Diquat)		Other		Other	
Other		Other		Other	
Other		Other		Other	

Herbicide mixtures may include surfactant and indicator dye. Use recommended label rates \*Unless otherwise noted Garlon 4 (60.4% triclopyr ester) / Impel Red mix rate @ 18.2%\*

### Treatment Methods (check all that apply)

Basal \_\_\_\_\_ Frill/Girdle X Spot Spray X  
Foliar X Cut Stump X Hand Pull \_\_\_\_\_

### Site Conditions

Water Levels : 0' Temperature : 64-82F Est. Wind Speed : 0-10MPH  
Weather Conditions (rain, cloud coverage, sunny...etc.) : Sunny, Cloudy

### Treatment Area

Indicate total size of areas treated: acreage, wetland ID and/or preserve ID and additional notes

Treatment Location: 24, 25, 26, 27, 31 Est. Exotic Coverage: 50% Est. Acreage: 43 Acres

4/29 Spray (105 gal) - Torpedo Grass, Old World, Dog Fennel, Caesar's Weed, Primrose Willow, Melaleuca, Brazilian Pepper, Downy Rose Myrtle

Cut & Spray/ Frill (300 oz G4) - Brazilian Pepper, Melaleuca, Downy Rose Myrtle

4/30 Spray (150 gal) - Torpedo Grass, Old World, Cogon Grass, Cat Tail, Caesar's Weed, Brazilian Pepper, Melaleuca, Downy Rose Myrtle

Cut & Spray/ Frill (75 oz G4) - Brazilian Pepper, Melaleuca, Downy Rose Myrtle

5/1 Spray (55 gal) - Torpedo Grass, West Indian, Old World, Hemp Vine, Balsam Apple, Dog Fennel, Primrose Willow, Melaleuca, Brazilian Pepper

Cut & Spray/ Frill (290 oz G4) - Brazilian Pepper, Melaleuca, Downy Rose Myrtle

Mix Rates: 3 oz per gal of Rodeo, 1 oz per gal of Weedar64 w/ Surfactants & Dye, 3 oz per gal of Renovate w/ Surfactants & Dye

Total Applied Gallons of Mixed Chemical: 310 Gallons

Indicate equipment usage: equipment type and hours of usage

F-150 (134.7M), RTV 900 (1H/6.1M), 50 Gal Skid Sprayer, 30 Gal Spray Tank, 4 Gal Backpack Sprayers, 32 oz Spray Bottles, Machettes

### Application Personnel

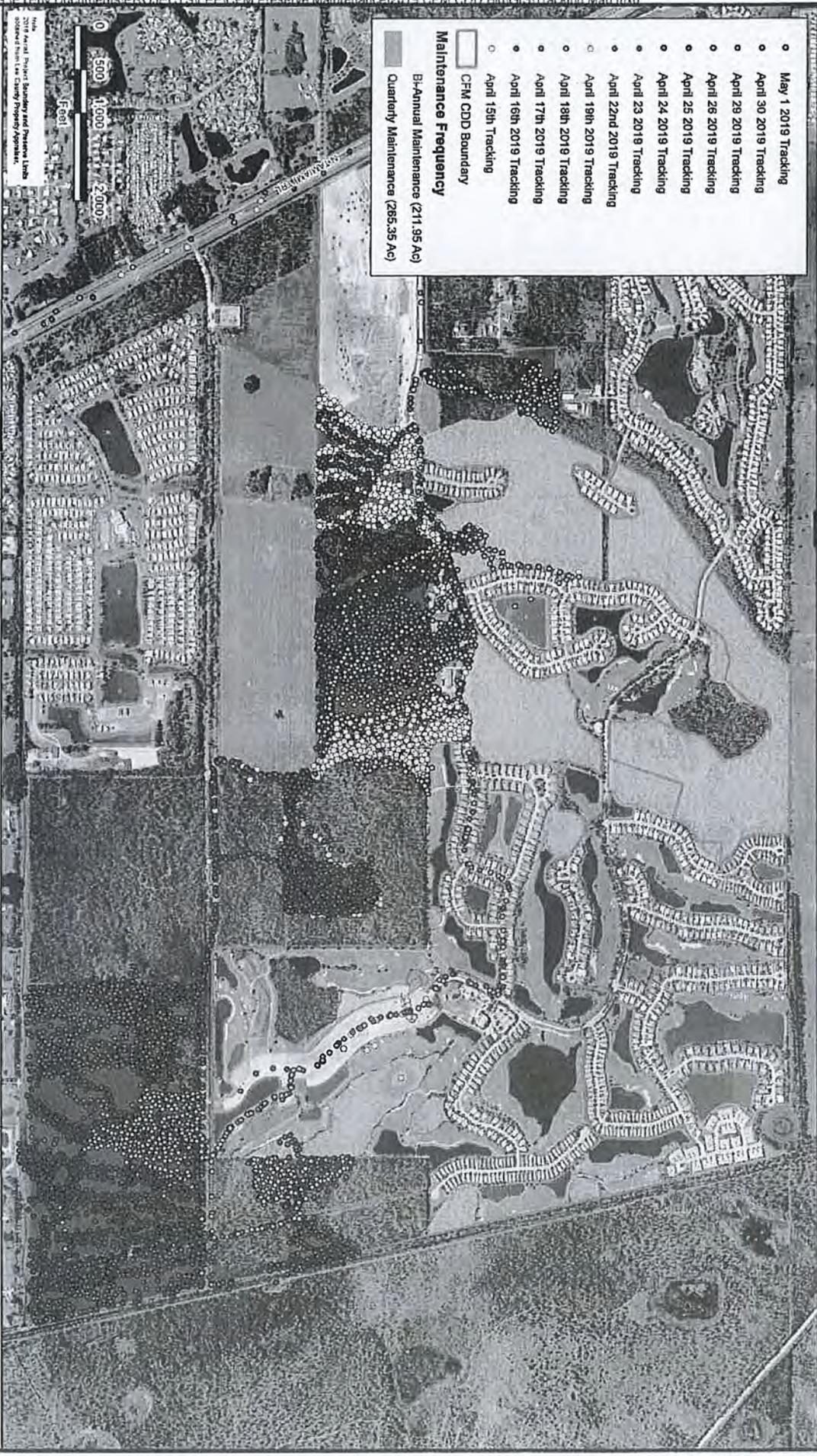
Employee Hours Per Day (not including breaks & lunch)

Applicator Name	Hours	Applicator Name	Hours	Applicator Name	Hours
Project Manager		Field Technician #2	23.0	Field Technician #8	23.0
Project Foreman #1	28.0	Field Technician #3	23.0	Field Technician #9	23.0
Project Foreman #2	23.0	Field Technician #4	23.0	Field Technician #10	23.0
Field Technician Leader #1	28.0	Field Technician #5	23.0	Field Technician #11	23.0
Field Technician Leader #2	23.0	Field Technician #6	23.0	Field Technician #12	23.0
Field Technician #1	23.0	Field Technician #7	23.0	Field Technician #13	17.0

Signature: Dean T. Fella Jr.

COPY

- May 1 2019 Tracking
  - April 30 2019 Tracking
  - April 29 2019 Tracking
  - April 28 2019 Tracking
  - April 26 2019 Tracking
  - April 25 2019 Tracking
  - April 24 2019 Tracking
  - April 23 2019 Tracking
  - April 22nd 2019 Tracking
  - April 19th 2019 Tracking
  - April 18th 2019 Tracking
  - April 17th 2019 Tracking
  - April 16th 2019 Tracking
  - April 15th Tracking
  - CFM CDD Boundary
- Maintenance Frequency**
- Bi-Annual Maintenance (211.95 Ac)
  - Quarterly Maintenance (285.35 Ac)



**CFM CDD**  
**Magnolia Landing**  
 Lee County, Florida

**Earth Tech Environmental, LLC**  
 EARTH TECH ENVIRONMENTAL, LLC  
 1455 RAILHEAD BLVD, SUITE 8  
 NAPLES, FLORIDA 34110  
 PHONE (239) 304-0030 FAX (239) 324-0054  
 WWW.ETFLORIDA.COM

SHEET NO. 1	DATE 5/02/19	PROJECT NO. N/A	SCALE AS SHOWN
----------------	-----------------	--------------------	-------------------

# Hopping Green & Sams

Attorneys and Counselors

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

===== STATEMENT =====

April 10, 2019

CFM Community Development District  
c/o Rizzetta & Company  
12750 Citrus Park Lane, Suite 115  
Tampa, FL 33626

Bill Number 107147  
Billed through 03/31/2019

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_

D/M approval Belinda Blandon Date 5/14/19

Date entered MAY 07 2019

Fund 001 GL 51400 OC 3107

**General Counsel/Monthly Meeting**  
**CFMCDD 00001 TFM**

**FOR PROFESSIONAL SERVICES RENDERED**

Check # \_\_\_\_\_

03/04/19	MCE	Review draft meeting minutes and provide comments.	0.20 hrs
03/04/19	APA	Update district status chart.	0.10 hrs
03/05/19	MCE	Review outstanding tasks; prepare for board meeting.	0.30 hrs
03/07/19	MCE	Review draft audit and provide comments; prepare response to auditor; Confer with Brizendine; confer with Campbell.	1.50 hrs
03/07/19	APA	Prepare attorney response to auditor letter fiscal year end 2018.	0.50 hrs
03/13/19	MCE	Review pending tasks; work on conservation easement issues.	0.40 hrs
03/17/19	MCE	Review assessment and mitigation issues.	1.20 hrs
03/18/19	MCE	Review status of assessment receivables; confer with Brizendine and Dailey; review conservation easement issue.	0.30 hrs
03/18/19	TFM	Research issues relating to debt assessments and conservation lands.	0.80 hrs
03/18/19	SRS	Confer with Mackie regarding status; follow-up regarding same.	0.40 hrs
03/19/19	TFM	Research matters pertaining to debt service assessment allocation; research matters pertaining to conservation easements; confer with Campbell; confer with Brizendine.	2.10 hrs
03/20/19	TFM	Research matters pertaining to debt assessment allocation; confer with Brizendine; confer with Campbell.	3.30 hrs
03/21/19	MCE	Confer with Brizendine and Dailey; review assessment write-down issue; follow-up.	0.80 hrs
03/21/19	TFM	Confer with Eckert; confer with Brizendine; research matters pertaining to assessments.	2.10 hrs
03/22/19	MCE	Research and prepare response to auditor letter; confer with Blandon; review landscaping issue.	0.50 hrs

03/22/19	MGC	Review auditor letter response.	0.70 hrs
03/22/19	APA	Finalize attorney response, including reportable matters, to auditor letter fiscal year end 2018.	0.30 hrs
03/25/19	MCE	Review landscape contracts; prepare work order; confer with Blandon.	0.30 hrs
03/25/19	TFM	Prepare work order for landscaping enhancements and confer with District Manager regarding same.	0.80 hrs
03/26/19	MGC	Confer with Earlywine regarding auditor letter and finalize same.	0.20 hrs
03/26/19	TFM	Confer with Brizendine.	0.20 hrs
03/27/19	TFM	Research matters pertaining to District assessments.	2.00 hrs
03/28/19	TFM	Review assessment roll and confer with Brizendine regarding same.	1.10 hrs
03/31/19	JLK	Research and review ADA regulations on records compliance; continue negotiating ADA website and records agreements; confer with district management company regarding provider options, accessibility, records and finalize agreements related to same.	0.10 hrs

Total fees for this matter

\$5,505.50

RECEIVED

115 115 115 115 115 115  
 VM approval \_\_\_\_\_ Date \_\_\_\_\_  
 ate entered \_\_\_\_\_

**MATTER SUMMARY**

Papp, Annie M. - Paralegal	ind	GL	OC	0.90 hrs	125 /hr	\$112.50
Kilinski, Jennifer L.				0.10 hrs	250 /hr	\$25.00
Eckert, Michael C.				5.50 hrs	310 /hr	\$1,705.00
Collazo, Mike				0.90 hrs	310 /hr	\$279.00
Sandy, Sarah R.				0.40 hrs	245 /hr	\$98.00
Mackie, A.Tucker Frazee				12.40 hrs	265 /hr	\$3,286.00

TOTAL FEES

\$5,505.50

**TOTAL CHARGES FOR THIS MATTER**

**\$5,505.50**

**BILLING SUMMARY**

Papp, Annie M. - Paralegal	0.90 hrs	125 /hr	\$112.50
Kilinski, Jennifer L.	0.10 hrs	250 /hr	\$25.00
Eckert, Michael C.	5.50 hrs	310 /hr	\$1,705.00
Collazo, Mike	0.90 hrs	310 /hr	\$279.00
Sandy, Sarah R.	0.40 hrs	245 /hr	\$98.00
Mackie, A.Tucker Frazee	12.40 hrs	265 /hr	\$3,286.00

TOTAL FEES

\$5,505.50

**TOTAL CHARGES FOR THIS BILL**

**\$5,505.50**

=====

**Please include the bill number on your check.**

Johnson Engineering, Inc.  
 Remit To:  
 P.O. Box 2112  
 Fort Myers, FL 33902  
 Ph: 239.334.0046 Fax: 239.334.3661

RECEIVED  
 MAY 01 2019

# Invoice

Project Manager Andrew Tilton

April 22, 2019  
 Project No: 20044888-001  
 Invoice No: 136

Accounts Payable  
 CFM CDD  
 c/o Rizzetta & Company, Inc.  
 9530 Marketplace Road, Suite 206  
 Fort Myers, FL 33912

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 D/M approval Belinda Blandon Date 5/6/19 FEID #59-1173834  
 Date entered MAY 03 2019  
 Fund 001 GL 51300 OC 3103

Project 20044888-001 Check # \_\_\_\_\_ CFM CDD General Engineering

**Professional Services through April 14, 2019**

Phase 01 General Engineering

**Professional Personnel**

			Hours	Rate	Amount	
Ecologist I						
Thomas, Gregory	3/28/2019	Water level data downloads	2.00	100.00	200.00	
Technician II						
Keen, Cynthia	3/27/2019	2019 Conservation Area Maintenance bid tabulation to D Hormann, Solitude per D Robson	.25	65.00	16.25	
Keen, Cynthia	4/12/2019	04-18-2019 Regular Meeting agenda downloaded, reviewed, sent to B Burford, A Tilton for meeting prep	.25	65.00	16.25	
Engineer Intern III						
Burford, Brent	3/26/2019	Research Plats and DOs to answer sewer reapiir connection at 3256 Magnolia Landing Lane. Emailed Belinda a marked up plat.	2.00	115.00	230.00	
Burford, Brent	3/28/2019	Site visit to 3256 Magnolia Landing Lane. Discuss sewer lateral nd ROW with David Robson.	1.00	115.00	115.00	
Engineer VIII						
Robson, David	3/26/2019	Review CFM CA Noncompliance options with B Burford.	.50	170.00	85.00	
Technician II						
Marino, Brian	3/26/2019	Platt for utility question	.25	65.00	16.25	
Totals			6.25		678.75	
<b>Total Labor</b>						<b>678.75</b>
						<b>Total this Phase \$678.75</b>
						<b>Total this Invoice \$678.75</b>

**Outstanding Invoices**

Number	Date	Balance
135	3/22/2019	6,337.50
<b>Total</b>		<b>6,337.50</b>



Service Address: 3501 AVENIDA DEL VERA BLVD, NORTH FORT MYERS, 33917  
 Service Location: 1000091001

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$1.92
100 watt LED		\$9.13
Power Cost Adjustment	20 kWh @ 0.00630	\$0.13
Franchise Fee Lee County		\$0.53
Gross Receipts Tax		\$0.07
<b>Total Current Charges for this Location</b>		<b>\$11.78</b>

Service Address: 3501 AVENIDA DEL VERA BLVD, NORTH FORT MYERS, 33917  
 Service Location: 1000091002

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$1.92
100 watt LED		\$9.13
Power Cost Adjustment	20 kWh @ 0.00630	\$0.13
Franchise Fee Lee County		\$0.53
Gross Receipts Tax		\$0.07
<b>Total Current Charges for this Location</b>		<b>\$11.78</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000111790

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000111791

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000111792

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170338

Service Dates: 03/22/19 - 04/24/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170339

Service Dates: 03/22/19 - 04/24/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170340

Service Dates: 03/22/19 - 04/24/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170341

Service Dates: 03/22/19 - 04/24/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917  
 Service Location: 1000170342

Service Dates: 03/22/19 - 04/24/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240195

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240196

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240197

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240198

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240199

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240205

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240206

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240207

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240208

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240209

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240215

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240216

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240217

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240218

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240219

Service Dates: 03/22/19 - 04/24/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**





Specializing In Tax - Exempt Bond Services

LLS Tax Solutions  
2172 W. Nine Mile Rd.  
#352  
Pensacola, FL 32534  
Telephone: 850-754-0311  
Email: liscott@llstax.com

RECEIVED  
MAY 09 2019

# INVOICE

**BILL TO:**

CFM Community Development District  
c/o Rizzetta & Company, Inc.  
12750 Citrus Park Lane, Suite 115  
Tampa, Florida 33625

DATE: 5/8/2019  
INVOICE # 001731

DESCRIPTION	AMOUNT
Total billings in connection with the \$42,940,000 CFM Community Development District Capital Improvement Revenue Bonds, Series 2004A and Series 2004B – Rebate Amount Calculation for the period ended April 30, 2019.	<u>\$500.00</u>
Date Rec'd Rizzetta & Co, Inc _____	
D/M approval <u>Belinda Blandon</u> Date <u>5/17/19</u>	
Date entered <u>MAY 15 2019</u>	
Fund <u>001</u> GL <u>51300</u> OC <u>3503</u>	
Check # _____	

**PAYMENT TERMS**

1. Due and Payable upon receipt
2. Please include the invoice number on your check or wire transfer

**Total \$500.00**

*Thank You For Your Business!*



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED  
 APR 24 2019

**INVOICE**

Date	Invoice #
Apr 1, 2019	1154

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
4/30/19	April 2019

Quantity	Description	Rate	Tax	Amount
1	Aerator Agreement & Water	625.00	0.00	625.00
Rec'd Rizzetta & Co, Inc _____ J/M approval <u>Belinda Blandon</u> Date <u>4/29/19</u> Date entered <u>APR 26 2019</u> Fund <u>001</u> GL <u>53800</u> OC <u>4614</u> Check # _____				
			<b>Total</b>	<b>625.00</b>



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED  
 APR 24 2019

**INVOICE**

Date	Invoice #
Apr 1, 2019	1155

**Bill to**

CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
4/30/19	April 2019

Quantity	Description	Rate	Tax	Amount
1	Aerator Utility Cost	900.00	0.00	900.00
Date Rec'd Rizzetta & Co, Inc _____ D/M approval <u>Belinda Blandon</u> Date <u>4/29/19</u> Date entered <u>APR 26 2019</u> Fund <u>001</u> GL <u>53100</u> OC <u>4304</u> Check # _____				
<b>Total</b>				<b>900.00</b>

# INVOICE



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED  
 MAY 08 2019

Date	Invoice #
May 7, 2019	1157

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
5/17/19	

Quantity	Description	Rate	Tax	Amount
7	Removal of Pine Trees at the corner of Magnolia Landing Lane and Chestnut Ridge Drive	150.00	0.00	1,050.00
Date Rec'd Rizzetta & Co, Inc _____ D/M approval <u>Belinda Blandon</u> Date <u>5/17/19</u> Date entered <b>MAY 15 2019</b> Fund <u>001</u> GL <u>53900</u> OC <u>4604</u> Check # _____				
<b>Total</b>				<b>1,050.00</b>



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED

MAY 08 2019

**INVOICE**

Date	Invoice #
May 7, 2019	1158

**Bill to**

CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
5/17/19	

Quantity	Description	Rate	Tax	Amount
1	Stop Sign Repair at Dennisport	50.00	0.00	50.00
		Date Rec'd Rizzetta & Co, Inc _____		
		D/M approval <u>Belinda Blandon</u> Date <u>5/17/19</u>		
		Date entered <u>MAY 15 2019</u>		
		Fund <u>001</u> GL <u>54100</u> OC <u>4622</u>		
		Check # _____		
			<b>Total</b>	<b>50.00</b>



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED  
 MAY 08 2019

# INVOICE

Date	Invoice #
May 1, 2019	1167

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
5/31/19	May 2019

Quantity	Description	Rate	Tax	Amount
1	Aerator Agreement & Water	625.00	0.00	625.00
			Date Rec'd Rizzetta & Co, Inc _____	
			O/M approval <i>Belinda Blandon</i> Date 5/17/19 _____	
			Date entered <b>MAY 15 2019</b> _____	
			Fund <u>001</u> GL <u>53800</u> OC <u>4014</u> _____	
			Check # _____	
			<b>Total</b>	<b>625.00</b>



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED

MAY 08 2019

**INVOICE**

Date	Invoice #
May 1, 2019	1168

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
5/31/19	May 2019

Quantity	Description	Rate	Tax	Amount
1	Aerator Utility Cost	900.00	0.00	900.00
		Date Rec'd Rizzetta & Co, Inc		
		D/M approval <i>Balinda Blandon</i> Date 5/17/19		
		Date entered <b>MAY 15 2019</b>		
		Fund <u>001</u> GL <u>53100</u> OC <u>4304</u>		
		Check # _____		
			<b>Total</b>	<b>900.00</b>



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

MAY 08 2019

# INVOICE

Date	Invoice #
May 1, 2019	1169

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
5/31/19	

Quantity	Description	Rate	Tax	Amount
1.43	Parcel J Green Space by lot 1 (.16 acres) Initial Mow 1/28/2019  Parcel A 3 <sup>rd</sup> Phase NW of Berm (2,050' x 27', 1.27 acres) Initial Mow 2/4/2019	300.00	0.00	429.00
			<b>Total</b>	<b>429.00</b>

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 D/M approval Belinda Blandon Date 5/17/19  
 Date entered **MAY 15 2019**  
 Fund 001 GL 53900 OC 46004  
 Check # \_\_\_\_\_



**Pavement Maintenance, LLC**

1640 Benchmark Ave.  
Fort Myers FL 33905  
239-334-6760

**Contract Invoice**

Invoice#: 8739

Date: 05/17/2019

RECEIVED

MAY 17 2019

**Billed To:** CFM CDD  
9530 Marketplace Rd  
Suite 206  
Ft. Myers FL 33912

**Project:** Sky Meadow Lane - Valley Gutter  
20476 Sky Meadow Lane  
North Ft. Myers FL 33917

**Due Date:** 06/17/2019

**Terms:**

**Order#**

Description	Quantity	Price	Amount
Removal and replacement of Valley Gutter	1.00	2,875.00	2,875.00

**Notes:**

Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 PM approval Belinda Blandon Date 5/24/19  
 Date entered MAY 22 2019  
 Fund 001 GL 54100 OC 4630  
 Check # \_\_\_\_\_

Thank you for your prompt payment!

Non-Taxable Amount:	2,875.00
Taxable Amount:	0.00
Sales Tax:	0.00
<b>Amount Due</b>	<b>2,875.00</b>

Rizzetta & Company, Inc.  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

RECEIVED  
 APR 24 2019

Invoice

Date	Invoice #
5/1/2019	INV0000040328

Bill To:

CFM CDD  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614

Description	Services for the month of	Terms	Client Number
	May	Upon Receipt	00545
	Qty	Rate	Amount
District Management Services 3101	1.00	\$1,416.67	\$1,416.67
Administrative Services 3100	1.00	\$450.00	\$450.00
Accounting Services 3201	1.00	\$1,420.00	\$1,420.00
Financial & Revenue Collections 3111	1.00	\$416.67	\$416.67
Subtotal			\$3,703.34
Total			\$3,703.34

Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 M approval Belinda Blandon Date 4/29/19  
 Date entered APR 26 2019  
 Fund 001 GL 51300 OC \_\_\_\_\_  
 Check # \_\_\_\_\_

Rizzetta Technology Services  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

RECEIVED  
 APR 24 2019

Invoice

Date	Invoice #
5/1/2019	INV0000004368

Bill To:

CFM CDD  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614

Description	Services for the month of	Terms	Client Number
	May		00545
	Qty	Rate	Amount
EEmail Hosting	5	\$15.00	\$75.00
Website Hosting Services	1	\$100.00	\$100.00
Subtotal			\$175.00
Total			\$175.00

Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 M approval Belinda Blandon Date 4/29/19  
 Date entered APR 26 2019  
 Fund 001 GL 51300 OC 5103  
 Check # \_\_\_\_\_

**Classified/Legal Advertising Invoice**

**The Breeze Legals**

2510 DEL PRADO BLVD.

CAPE CORAL, FL  
33904  
(239) 574-1110

CFM/CDD  
12750 CITRUS PARK LANE  
SUITE 115  
TAMPA, FL

04/09/2019 1:58:09PM

33625

**No: 113574**

Phone: 239 936-0913

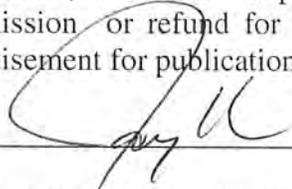
Ad No <b>113574</b>	Customer No: <b>L03434</b>	Start Date <b>04-10-2019</b>	Stop Date <b>04-10-2019</b>	Category: <b>Legals</b>		Classification: <b>MISCELLANEOUS</b>			
Order No	Rate: <b>LA</b>	Lines: <b>108</b>	Words: <b>360</b>	Inches: <b>10.50</b>	Cost <b>54.00</b>	Payments <b>.00</b>	Balance <b>54.00</b>		
Publications ... Runs <b>Breeze Legals ... 1</b> <b>Online Legals ... 1</b>		Solicitor: <b>SM</b>	Origin: <b>17</b>	Sales Rep: <b>3</b>	Credit Card	Credit Card Number	Card Expire		
		<table border="1"> <tr> <td align="center">Identifier</td> </tr> <tr> <td>                     NOTICE OF PUBLIC MEETING                      CFM COMMUNITY DEVELOPMENT DISTRICT                       The Board of Supervisors of the CFM Community                 </td> </tr> </table>			Identifier	NOTICE OF PUBLIC MEETING CFM COMMUNITY DEVELOPMENT DISTRICT  The Board of Supervisors of the CFM Community	<p align="right"><b>RECEIVED</b> <b>APR 12 2019</b></p> <p><i>Belinda Blandon</i> Date 4/29/19</p> <p>APR 23 2019</p> <p>GL 51300 OC 4801</p>		
Identifier									
NOTICE OF PUBLIC MEETING CFM COMMUNITY DEVELOPMENT DISTRICT  The Board of Supervisors of the CFM Community									
<p>*=Extend Expiration Date</p>									

**CAPE CORAL BREEZE  
PUBLISHED CAPE CORAL, FLA**

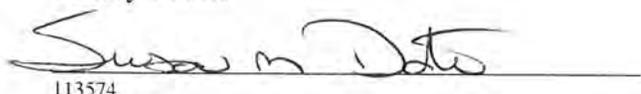
**Affidavit of Publication**

State of Florida  
County of Lee

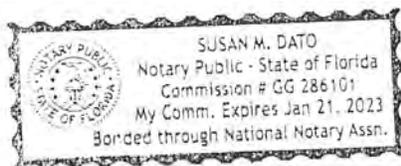
Before the undersigned authority personally appeared Jay Hill, who on oath says that he/she is the ADVERTISING REPRESENTATIVE of the Cape Coral Breeze newspaper, published at Cape Coral, Lee County, Florida that the attached copy of advertisement, being a Legal Notice, in the matter of Notice of Public Meeting CFM Community Development District, as published in said newspaper in the issues of April 10, 2019. Affiant further says that the Cape Coral Breeze is a newspaper published at Cape Coral, said Lee County, Florida and that the said newspaper has heretofore been continuously published in said Lee County, Florida, and has been entered as a second class periodicals matter at the post office in Fort Myers in said Lee County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said Newspaper.



SWORN TO AND SUBSCRIBED before me this  
April 10, 2019  
Notary Public



113574



**NOTICE OF PUBLIC MEETING  
CFM COMMUNITY DEVELOPMENT  
DISTRICT**

The Board of Supervisors of the CFM Community Development District ("District") will hold a regular meeting on Thursday, April 18, 2019, at 11:30 a.m. at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912. A copy of the agenda for the meeting can be obtained from the District Office at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912 or by phone at (239) 936-0913. Additionally, a copy of the agenda, along with any meeting materials available in an electronic format, may be obtained at [www.cfmcd.org](http://www.cfmcd.org). Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. There may be occasions when one or more Board Supervisors or staff members will participate by telephone. A speaker telephone will be present at the above location so that any Board Supervisor or staff member can attend the meeting by telephone and be fully informed of the discussions taking place either in person or by telephone communication. The meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (239) 936-0913, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

Belinda Blandon  
District Manager  
Run Date: 04/10/2019  
113574

**Classified/Legal Advertising Invoice**

**The Breeze Legals**

2510 DEL PRADO BLVD.

CAPE CORAL, FL  
33904  
(239) 574-1110

RECEIVED  
MAY 13 2019

CFM/CDD  
12750 CITRUS PARK LANE  
SUITE 115  
TAMPA, FL

05/07/2019 9:11:43AM

**33625**

**No: 113834**

Phone: 239 936-0913

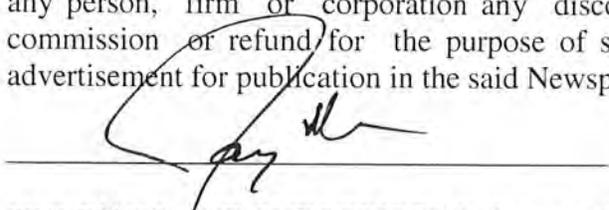
Ad No <b>113834</b>	Customer No: <b>L03434</b>	Start Date <b>05-08-2019</b>	Stop Date <b>05-08-2019</b>	Category: <b>Legals</b>		Classification: <b>MISCELLANEOUS</b>			
Order No	Rate: <b>LA</b>	Lines: <b>106</b>	Words: <b>360</b>	Inches: <b>10.31</b>	Cost <b>53.00</b>	Payments <b>.00</b>	Balance <b>53.00</b>		
Publications ... Runs <b>Breeze Legals ... 1</b> <b>Online Legals ... 1</b>		Solicitor: <b>SM</b>	Origin: <b>17</b>	Sales Rep: <b>3</b>	Credit Card	Credit Card Number	Card Expire		
<table border="1" style="width: 100%;"> <tr> <td align="center">Identifier</td> </tr> <tr> <td>                     NOTICE OF PUBLIC MEETING                      CFM COMMUNITY DEVELOPMENT DISTRICT                       The Board of Supervisors of the CFM Community                 </td> </tr> </table> <p align="right">                     Date Rec'd Rizzetta &amp; Co, Inc _____                      D/M approval <u>Belinda Blandon</u> Date <u>5/17/19</u>                      Date entered <u>MAY 15 2019</u>                      Fund <u>001</u> GL <u>51300</u> OC <u>4801</u>                      Check # _____                 </p>								Identifier	NOTICE OF PUBLIC MEETING CFM COMMUNITY DEVELOPMENT DISTRICT  The Board of Supervisors of the CFM Community
Identifier									
NOTICE OF PUBLIC MEETING CFM COMMUNITY DEVELOPMENT DISTRICT  The Board of Supervisors of the CFM Community									
<p>*=Extend Expiration Date</p>									

**CAPE CORAL BREEZE  
PUBLISHED CAPE CORAL, FLA**

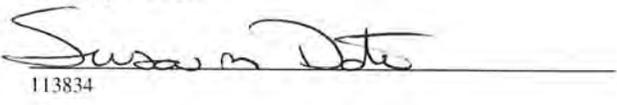
**Affidavit of Publication**

State of Florida  
County of Lee

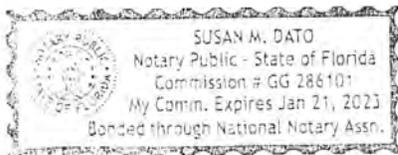
Before the undersigned authority personally appeared Jay Hill, who on oath says that he/she is the ADVERTISING REPRESENTATIVE of the Cape Coral Breeze newspaper, published at Cape Coral, Lee County, Florida that the attached copy of advertisement, being a Legal Notice, in the matter of Notice of Public Meeting CFM Community Development District, as published in said newspaper in the issues of May 8, 2019. Affiant further says that the Cape Coral Breeze is a newspaper published at Cape Coral, said Lee County, Florida and that the said newspaper has heretofore been continuously published in said Lee County, Florida, and has been entered as a second class periodicals matter at the post office in Fort Myers in said Lee County, Florida for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said Newspaper.



SWORN TO AND SUBSCRIBED before me this  
May 8, 2019  
Notary Public



113834



**NOTICE OF PUBLIC MEETING  
CFM COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the CFM Community Development District ("District") will hold a regular meeting on Thursday, May 16, 2019, at 11:30 a.m. at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912. A copy of the agenda for the meeting can be obtained from the District Office at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912 or by phone at (239) 936-0913. Additionally, a copy of the agenda, along with any meeting materials available in an electronic format, may be obtained at [www.cfmcdd.org](http://www.cfmcdd.org). Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities.

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Belinda Blandon  
District Manager  
Run Date: 05/08/2019  
113834

# CFM COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 12750 CITRUS PARK LANE · SUITE 115 · TAMPA, FLORIDA 33625

## Operation and Maintenance Expenditures June 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2019 through June 30, 2019. This does not include expenditures previously approved by the Board.

The total items being presented:    **\$26,577.62**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

# CFM Community Development District

## Paid Operation & Maintenance Expenditures

June 1, 2019 Through June 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Casas Del Sol, Inc	002488	1626	Decorative Stone 05/19	\$ 3,500.00
Casas Del Sol, Inc	002488	1627	Decorative Stone 05/19	\$ 460.00
Hopping Green & Sams	002490	107538	General/Monthly Legal Services 04/19	\$ 5,364.88
Johnson Engineering Inc	002491	137	General Engineering Services 05/19	\$ 4,393.75
LCEC	002486	6571809552 05/19	Street Lights 3000 Magnolia Landing Ln 05/19	\$ 1,588.07
Lykins Signtek, Inc.	002489	100311	Repair Street Stop Signs 04/19	\$ 620.00
Magnolia Landing Golf, LLC	002493	1183	Aerator Utility Cost 06/19	\$ 900.00
Magnolia Landing Golf, LLC	002493	1184	Aerator Agreement & Water 06/19	\$ 625.00
Magnolia Landing Master Association, Inc.	002492	353	Landscape Maintenance 05/19	\$ 3,494.58
Rizzetta & Company, Inc.	002484	INV00000041072	District Management Fees 06/19	\$ 3,703.34

# CFM Community Development District

## Paid Operation & Maintenance Expenditures

June 1, 2019 Through June 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta Technology Services, LLC	002485	INV0000004453	Website Hosting & Email Services 06/19	\$ 175.00
Solitude Lake Management LLC	002494	PI-A00269072	Monthly Lake & Pond Service 05/19	<u>\$ 1,753.00</u>
Report Total				<u>\$ 26,577.62</u>

Casas del Sol, Inc.  
 Port Charlotte, FL 33953

# INVOICE

RECEIVED  
 JUN 06 2019

Date	Invoice #
5/27/2019	1626

Client Name / Address
CFM Community Development District 9530 Marketplace Road Suite 206 Fort Myers, FL 33912

Project Name / Address
3501 Herons Glen Blvd Fort Myers, FL 33917

Item	TRADE Description	Terms Amount
General Contracting Service	Fix entry decorative layer of stone	3,500.00
Date Rec'd Rizzetta & Co, Inc _____ D/M approval <u>Belinda Blandon</u> Date <u>6/14/19</u> <u>JUN 14 2019</u> Date entered _____ Fund <u>001</u> GL <u>54100</u> OC <u>4622</u> Check # _____		
		<b>Total</b> \$3,500.00
		<b>Payments/Credits</b> \$0.00
		<b>Balance Due</b> \$3,500.00

Casas del Sol, Inc.  
 Port Charlotte, FL 33953

# INVOICE

RECEIVED  
 JUN 11 6 2019

Date	Invoice #
5/27/2019	1627

Client Name / Address
CFM Community Development District 9530 Marketplace Road Suite 206 Fort Myers, FL 33912

Project Name / Address
Magnolia Landing 3501 Herons Glen Blvd Fort Myers, FL 33917

TRADE		Terms						
Item	Description	Amount						
General Contracting Service	Extra stone veneer material needed to complete job not on the original quote.  Date Rec'd Rizzetta & Co, Inc _____ D/M approval <u>Belinda Blandon</u> Date <u>6/14/19</u> Date entered <u>JUN 14 2019</u> Fund <u>001</u> GL <u>54100</u> OC <u>4622</u> Check # _____	460.00						
<table border="1"> <tr> <td><b>Total</b></td> <td>\$460.00</td> </tr> <tr> <td><b>Payments/Credits</b></td> <td>\$0.00</td> </tr> <tr> <td><b>Balance Due</b></td> <td>\$460.00</td> </tr> </table>		<b>Total</b>	\$460.00	<b>Payments/Credits</b>	\$0.00	<b>Balance Due</b>	\$460.00	
<b>Total</b>	\$460.00							
<b>Payments/Credits</b>	\$0.00							
<b>Balance Due</b>	\$460.00							

# Hopping Green & Sams

Attorneys and Counselors

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

===== STATEMENT =====

May 10, 2019

CFM Community Development District  
c/o Rizzetta & Company  
12750 Citrus Park Lane, Suite 115  
Tampa, FL 33626

Bill Number 107538  
Billed through 04/30/2019

## General Counsel/Monthly Meeting

CFMCDD 00001 TFM

### FOR PROFESSIONAL SERVICES RENDERED

04/01/19	TFM	Research issues regarding assessments assigned to preserve parcels and confer with Campbell regarding same; confer with Brizendine.	1.10 hrs
04/01/19	SRS	Continue research regarding ADA website accessibility.	0.10 hrs
04/01/19	DGW	Draft prepayment in kind resolution.	0.50 hrs
04/02/19	DGW	Draft prepayment in kind resolution.	0.40 hrs
04/03/19	MCE	Review assessment issues.	0.20 hrs
04/05/19	TFM	Confer with Campbell.	0.40 hrs
04/10/19	TFM	Prepare prepayment resolution.	2.50 hrs
04/10/19	DGW	Confer with Mackie regarding form of prepayment in kind resolution.	0.30 hrs
04/11/19	TFM	Prepare prepayment in kind documents; confer with Campbell; confer with Blandon.	2.80 hrs
04/11/19	DGW	Compile and organize all debt assessment resolutions and supporting documents; draft bondholder direction regarding prepayment in kind; draft resolution approving indenture amendment; conferences with Mackie regarding all.	2.60 hrs
04/12/19	TFM	Confer with Campbell regarding prepayment documents.	0.60 hrs
04/12/19	DGW	Draft and disseminate budget approval documents.	0.30 hrs
04/15/19	TFM	Prepare for Board meeting; confer with Campbell, Bloom and Marshall.	0.90 hrs
04/16/19	TFM	Confer with Campbell.	0.20 hrs
04/17/19	TFM	Travel to Board meeting; confer with Campbell; confer with Bloom; confer with Blandon.	1.20 hrs
04/18/19	TFM	Prepare for, travel to and attend Board meeting; return travel; confer with Blandon; confer with Bloom; confer with Campbell.	3.80 hrs

04/19/19	TFM	Review first amendment and confer with Bloom regarding same.	0.50 hrs
04/25/19	TFM	Confer with Sandy; confer with Hardwick; confer with Bligh; confer with Jones.	0.80 hrs
04/29/19	TFM	Finalize exhibits to prepayment resolution.	0.60 hrs
04/30/19	TFM	Finalize prepayment exhibits; confer with Jones; review meeting minutes; confer with Blandon; prepare FY 2020 budget documents.	1.10 hrs
04/30/19	JLK	Review and negotiate standard form of agreement for professional technological services.	0.10 hrs
04/30/19	DGW	Draft O&M declaring resolution.	0.20 hrs
Total fees for this matter			\$5,021.50

RECEIVED  
MAY 28 2019  
Date received: Belinda Blandon 5/30/19  
Date entered: MAY 29 2019  
Fund: 001 GL: 51400 DC: 3107

**DISBURSEMENTS**

Document Reproduction	6.00
Travel	293.37
Travel - Meals	36.60
Conference Calls	7.41
Total disbursements for this matter	\$343.38

**MATTER SUMMARY**

Wilbourn, David - Paralegal	4.30 hrs	125 /hr	\$537.50
Kilinski, Jennifer L.	0.10 hrs	250 /hr	\$25.00
Eckert, Michael C.	0.20 hrs	310 /hr	\$62.00
Sandy, Sarah R.	0.10 hrs	245 /hr	\$24.50
Mackie, A.Tucker Frazee	16.50 hrs	265 /hr	\$4,372.50
TOTAL FEES			\$5,021.50
TOTAL DISBURSEMENTS			\$343.38

**TOTAL CHARGES FOR THIS MATTER \$5,364.88**

**BILLING SUMMARY**

Wilbourn, David - Paralegal	4.30 hrs	125 /hr	\$537.50
Kilinski, Jennifer L.	0.10 hrs	250 /hr	\$25.00
Eckert, Michael C.	0.20 hrs	310 /hr	\$62.00
Sandy, Sarah R.	0.10 hrs	245 /hr	\$24.50
Mackie, A.Tucker Frazee	16.50 hrs	265 /hr	\$4,372.50
TOTAL FEES			\$5,021.50
TOTAL DISBURSEMENTS			\$343.38

**TOTAL CHARGES FOR THIS BILL \$5,364.88**

=====

**Please include the bill number on your check.**

Johnson Engineering, Inc.  
 Remit To:  
 P.O. Box 2112  
 Fort Myers, FL 33902  
 Ph: 239.334.0046 Fax: 239.334.3661

# Invoice

Project Manager Andrew Tilton

May 24, 2019  
 Project No: 20044888-001  
 Invoice No: 137

Accounts Payable  
 CFM CDD  
 c/o Rizzetta & Company, Inc.  
 9530 Marketplace Road, Suite 206  
 Fort Myers, FL 33912

FEID #59-1173834

Project 20044888-001

CFM CDD General Engineering

Professional Services through May 12, 2019

Phase 01 General Engineering

**Professional Personnel**

			Hours	Rate	Amount
<b>Ecologist II</b>					
Thomas, Gregory	4/23/2019		4.00	115.00	460.00
Corrective action plan for mitigation areas; correspondence regarding Earth Tech email					
Thomas, Gregory	5/10/2019		2.00	115.00	230.00
Meeting w/ Laura Layman concerning non-compliance issues					
<b>Principal Ecologist</b>					
Herrero, Laura	4/23/2019		.75	170.00	127.50
Exotic maintenance coordination					
Herrero, Laura	4/25/2019		.50	170.00	85.00
Response to questions from Earth Tech regarding request for additional services					
Herrero, Laura	5/8/2019		.50	170.00	85.00
Mitigation coordination related to potential available excess credits on the ledger for CE modification					
<b>Technician II</b>					
Keen, Cynthia	4/18/2019		.25	65.00	16.25
Email Agenda meeting book to B Burford					
Keen, Cynthia	5/8/2019		.25	65.00	16.25
05-16-2019 Meeting Agenda downloaded, reviewed, sent to B Burford for meeting attendance					
<b>Engineer Intern III</b>					
Burford, Brent	4/18/2019		2.50	115.00	287.50
Prepare for and attend CFMCDD Board of Supervisors Meeting.					
Burford, Brent	4/22/2019		2.50	115.00	287.50
Review mitigation response to prepare request for quotes. Contacted our transportation staff and Brian Deboy with FDOT in regard to US 41 signage. Site visit to 3366 Magnolia Landing Lane in regard to pavement holding water as requested by Paul Mayotte.					
Burford, Brent	4/24/2019		1.00	115.00	115.00
Discuss paving issue with our Development and Transportation team. Discussed US41 signage request with FDOT staff.					

Project	20044888-001	CFM CDD General Engineering	Invoice	137
Burford, Brent	4/25/2019	3.00	115.00	345.00
Visited 3366 Magnolia Landing Lane and measured and marked pavement issue as requested by Paul Mayotte. Visited 20476 Sky Meadow Lane and 20733 Castle Pines Court in regard to valley gutter and sidewalk issues as requested by CDD manager.				
Burford, Brent	4/26/2019	4.50	115.00	517.50
Requesting quotes for items outlined in the SFWMD Notice of Noncompliance. Phone conversations with staff and contractor. Forwarded SFWMD Noncompliance and response letters to contractor. Emailed Chip Jones documents in regard to SFWMD noncompliance letter. Emailed Belinda with findings for 20476 Sky Meadow and 20733 Castle Pines. Contacting PMI to have sidewalk repaired. Phone conversation with Troy at FDOT in regard to US 41 signage.				
Burford, Brent	4/29/2019	.75	115.00	86.25
Correspondence with David Plummer & Associates and Troy Norwood FDOT in regard to traffic counts for US41 signage. Obtaining proposal for valley gutter replacement. Discuss with staff in regard reconciling cost to perform conservation area encroachment work.				
Burford, Brent	5/3/2019	.50	115.00	57.50
Coordinate with PMI on 20476 Sky Meadow Lane valley gutter repair. Phone conversation with SFWMD in regard to non-compliance letter.				
Burford, Brent	5/6/2019	1.00	115.00	115.00
Sky Meadow valley gutter and lake trees.				
Burford, Brent	5/9/2019	1.00	115.00	115.00
Prepare for and attend meeting with SFWMD				
Engineer VIII				
Robson, David	5/6/2019	.50	170.00	85.00
20507 Sky meadow tee trim request recommendation to District Manager.				
Totals		25.50		3,031.25
<b>Total Labor</b>				<b>3,031.25</b>
<b>Total this Phase</b>				<b>\$3,031.25</b>

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Phase	02	2019 Affidavit Non-Encroachment		
<b>Professional Personnel</b>				
		Hours	Rate	Amount
Technician II				
Keen, Cynthia	4/19/2019	.50	65.00	32.50
Affidavit of no encroachment (2016 and 2017) reviewed, discussed 2018/2019 Affidavit with A Tilton, D Hume				
Keen, Cynthia	4/29/2019	.50	65.00	32.50
CFM CDD Affidavit of No Encroachment costs for 2016 & 2017 affidavit provided per B Blandon's request to B Burford				
Keen, Cynthia	4/30/2019	.50	65.00	32.50
Affidavit of No Encroachment email correspondence w/B Blandon, re billing entity				
Keen, Cynthia	5/2/2019	.50	65.00	32.50
DRAFT CFM CDD Affidavit of No Encroachment prepared, sent to B Burford, A Tilton for review/markup.				
Engineer Intern III				
Burford, Brent	4/17/2019	1.00	115.00	115.00
Review encroachment survey and conservation remediation issues.				
Burford, Brent	4/29/2019	2.50	115.00	287.50
Conservation encroachment investigation.				

Project	20044888-001	CFM CDD General Engineering	Invoice	137
Burford, Brent	5/2/2019	4.00	115.00	460.00
Conservation encroachment investigation. Discussion with staff on findings.				
Engineer VIII				
Robson, David	4/16/2019	.50	170.00	85.00
Prepare for field observation effort to update Conservation Structural Encroachment letter for ERP App 060718-4.				
Engineer IX				
Tilton, Andrew	4/19/2019	.50	190.00	95.00
Planning for update of non-encroachment into conservation easements				
Tilton, Andrew	4/22/2019	.50	190.00	95.00
Make arrangements for field observation of encroachments into conservation easement				
Tilton, Andrew	5/2/2019	.50	190.00	95.00
Modify text in certification				
Totals		11.50		1,362.50
<b>Total Labor</b>				<b>1,362.50</b>
<b>Total this Phase</b>				<b>\$1,362.50</b>
<b>Total this Invoice</b>				<b>\$4,393.75</b>

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
D/M approval Belinda Blandon Date 5/30/19  
Date entered MAY 30 2019  
Fund 001 GL 51300 OC 3103  
Check # \_\_\_\_\_



### Explanation of Charges

**Public Service Tax:** A tax assessed by a municipality when applicable. All monies collected are paid to the municipality. Also referred to as municipal tax.

**Franchise Fee:** A fee paid to the applicable city/county for the right or privilege to utilize the public property of the city/county for the purpose of supplying electric service. All monies collected are paid to the city/county.

**County Tax:** A discretionary sales surtax imposed by individual Florida counties. This tax is remitted to the State of Florida and then distributed to the counties where the surtax is levied.

**Sales Tax:** A tax levied by the State of Florida, when applicable, at the current rate. This tax is remitted to the state in accordance with state laws.

**Gross Receipts Tax:** A tax that is levied by the State of Florida on LCEC's total gross receipts and remitted to the State in accordance with applicable laws.

**Power Cost Adjustment:** This charge reflects the difference between the actual cost of purchased power from the wholesale supplier and the base wholesale cost of power included in the energy charge.



**Auto Pay**  
Free automatic withdrawal from checking or savings. Enroll at [www.lcec.net](http://www.lcec.net) or by phone.



**By Phone**  
Free with checking or savings account; \$4.00 service fee\*\* using credit or debit card.



**Online**  
Free with checking or savings account; \$4.00 service fee\*\* using credit or debit card. Visit [www.lcec.net](http://www.lcec.net).



**Pay Stations**  
\$1.50 service fee\*\* cash payments only. Visit [www.lcec.net](http://www.lcec.net) for a complete list of authorized pay stations.



**Mail**  
Mail check or money order to: LCEC  
P.O. Box 31477  
Tampa, FL 33631

\*\* All service fees are collected by third-party vendors. LCEC receives no portion of these service fees. Please visit [www.lcec.net](http://www.lcec.net) for more information about fees.

**Thank you for being a member!**

Mailing Address or Phone Number Changes

Please call us for all other service change requests.

Permanent  Temporary (from \_\_\_/\_\_\_/\_\_\_ to \_\_\_/\_\_\_/\_\_\_)

Mailing Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Email \_\_\_\_\_

Home Phone \_\_\_\_\_

Cell Phone \_\_\_\_\_

Comments

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Service Address: 3501 AVENIDA DEL VERA BLVD, NORTH FORT MYERS, 33917

Service Location: 1000091001

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$1.92
100 watt LED		\$9.13
Power Cost Adjustment	20 kWh @ 0.00630	\$0.13
Franchise Fee Lee County		\$0.53
Gross Receipts Tax		\$0.07
<b>Total Current Charges for this Location</b>		<b>\$11.78</b>

Service Address: 3501 AVENIDA DEL VERA BLVD, NORTH FORT MYERS, 33917

Service Location: 1000091002

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$1.92
100 watt LED		\$9.13
Power Cost Adjustment	20 kWh @ 0.00630	\$0.13
Franchise Fee Lee County		\$0.53
Gross Receipts Tax		\$0.07
<b>Total Current Charges for this Location</b>		<b>\$11.78</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000111790

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000111791

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000111792

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000111793

Service Dates: 04/24/19 - 05/23/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170334

Service Dates: 04/24/19 - 05/23/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170335

Service Dates: 04/24/19 - 05/23/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170336

Service Dates: 04/24/19 - 05/23/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170337

Service Dates: 04/24/19 - 05/23/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170338

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170339

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170340

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170341

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3000 MAGNOLIA LANDING LN, NORTH FORT MYERS, 33917

Service Location: 1000170342

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>



Service Address: MAGNOLIA LANDING LN & LONG POND RD, NORTH FORT MYERS, 33917

Service Location: 1000217219

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN & LONG POND RD, NORTH FORT MYERS, 33917

Service Location: 1000217220

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN & LONG POND RD, NORTH FORT MYERS, 33917

Service Location: 1000217221

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: MAGNOLIA LANDING LN & LONG POND RD, NORTH FORT MYERS, 33917

Service Location: 1000217222

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240194

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240195

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240196

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240197

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240198

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240199

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22

**Total Current Charges for this Location** **\$35.92**



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240200

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240201

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240202

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240203

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240204

Service Dates: 04/24/19 - 05/23/19

Current Service Detail	
Light Energy Charge	\$6.74
150 watt HPS	\$14.17
13' Decorative Pole	\$12.75
Power Cost Adjustment	69 kWh @ 0.00630 \$0.43
Franchise Fee Lee County	\$1.61
Gross Receipts Tax	\$0.22
<b>Total Current Charges for this Location</b>	<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240205

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240206

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240207

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240208

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917  
 Service Location: 1000240209

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240210

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240211

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240212

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
UG Conductor .01FT		\$2.95
Franchise Fee Lee County		\$1.75
Gross Receipts Tax		\$0.23
<b>Total Current Charges for this Location</b>		<b>\$39.02</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240213

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240214

Service Dates: 04/24/19 - 05/23/19

Current Service Detail		
Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240215

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240216

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240217

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240218

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240219

Service Dates: 04/24/19 - 05/23/19

#### Current Service Detail

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>



Service Address: 3501 AVENIDA DEL VERA BLVD # LIGHTS, NORTH FORT MYERS, 33917

Service Location: 1000240220

Service Dates: 04/24/19 - 05/23/19

**Current Service Detail**

Light Energy Charge		\$6.74
150 watt HPS		\$14.17
13' Decorative Pole		\$12.75
Power Cost Adjustment	69 kWh @ 0.00630	\$0.43
Franchise Fee Lee County		\$1.61
Gross Receipts Tax		\$0.22
<b>Total Current Charges for this Location</b>		<b>\$35.92</b>

# Lykins-Signtek

5935 TAYLOR RD  
NAPLES, FL 34109-1832



RECEIVED

JUN 11 2019

# INVOICE

Tel: 239-594-8494 Fax: 239-591-3940

TYPE:			
DATE:	4/30/2019	NO.:	100311

BILL TO	P.O.:	NO	JOB SITE
CFM (MAGNOLIA LANDING) C/O RIZZETTA & COMPANY, INC 9530 MARKETPLACE RD, STE #206 FT. MYERS, FL 33912			ORDER CONTACT: BELINDA BLANDON MAGNOLIA LANDING
TAX ID:	85-8013406380C0		INSTALLATION BY US

P.O. #:	JOB #:	79958	TEL:	239-936-0913	REP:	MS
CODE:	TERMS:	DOR	FAX:	239-936-1815	CSR:	AH

DESCRIPTION	QTY	RATE	AMOUNT
REMOVE, REPAIR AND REINSTALL STOP SIGN AT MAGNOLIA LANDING.	1	395.00	395.00
REPLACE 3" FLUTED POST.	1	65.00	65.00
REPLACE 3" NAPLES BASE.	1	85.00	85.00
REPLACE 24" STOP SIGN INSERT.	1	75.00	75.00
<b>SUBTOTAL</b>			<b>620.00</b>

D/M approval Belinda Blandon Date 6/14/19  
 Date entered JUN 14 2019  
 Fund 001 GL 54100 OC 4602  
 Check # \_\_\_\_\_

<b>THANK YOU FOR YOUR BUSINESS.</b>	<b>Total</b>	<b>\$620.00</b>
	<b>Payments / Deposits</b>	<b>\$0.00</b>
	<b>Balance Due</b>	<b>\$620.00</b>

# INVOICE



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED  
 MAY 30 2019

Date	Invoice #
Jun 1, 2019	1183

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
6/30/19	June 2019

Quantity	Description	Rate	Tax	Amount
1	Aerator Utility Cost	900.00	0.00	900.00
			<b>Total</b>	<b>900.00</b>

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 O/M approval Belinda Blandon Date 5/30/19  
 Date entered MAY 30 2019  
 Fund 001 GL 53100 OC 4304  
 Check # \_\_\_\_\_

# INVOICE



Magnolia Landing Golf, LLC.  
 3501 Avenida Del Vera  
 North Fort Myers, FL 33917  
 239.543.4146

RECEIVED  
 MAY 30 2019

Date	Invoice #
Jun 1, 2019	1184

**Bill to**  
 CFM CDD  
 9530 Marketplace Rd  
 Suite 206  
 Fort Myers, FL 33912

Due Date	Billing Period
6/30/19	June 2019

Quantity	Description	Rate	Tax	Amount
1	Aerator Agreement & Water	625.00	0.00	625.00
		Date Rec'd Rizzetta & Co, Inc _____ M approval <u>Belinda Blandon</u> Date <u>5/30/19</u> Date entered <u>MAY 30 2019</u> Fund <u>001</u> GL <u>53800</u> OC <u>4614</u> Check # _____		
			<b>Total</b>	<b>625.00</b>



Rizzetta & Company, Inc.  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

**Invoice**

Date	Invoice #
6/1/2019	INV0000041072

**Bill To:**

CFM CDD  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614

MAILED  
 MAY 24 2019

Services for the month of	Terms	Client Number
June	Upon Receipt	00545

Description	Qty	Rate	Amount
District Management Services 3101	1.00	\$1,416.67	\$1,416.67
Administrative Services 3100	1.00	\$450.00	\$450.00
Accounting Services 3201	1.00	\$1,420.00	\$1,420.00
Financial & Revenue Collections 3111	1.00	\$416.67	\$416.67
<p>Date Rec'd Rizzetta &amp; Co, Inc _____</p> <p>WM approval <u>Belinda Blandon</u> Date <u>5/24/19</u></p> <p>Date entered <u>MAY 24 2019</u></p> <p>Fund <u>001</u> GL <u>51300</u> OC _____</p> <p>Check # _____</p>			
<b>Subtotal</b>			\$3,703.34
<b>Total</b>			\$3,703.34

Rizzetta Technology Services  
 3434 Colwell Avenue  
 Suite 200  
 Tampa FL 33614

**Invoice**

Date	Invoice #
6/1/2019	INV0000004453

**Bill To:**

CFM CDD  
 3434 Colwell Avenue, Suite 200  
 Tampa FL 33614

RECEIVED  
 MAY 23 2019

Services for the month of	Terms	Client Number
June		00545

Description	Qty	Rate	Amount
E-Mail Accounts, Admin & Maintenance	5	\$15.00	\$75.00
Website Hosting, Backup and Content Updating	1	\$100.00	\$100.00
<b>Subtotal</b>			\$175.00
<b>Total</b>			\$175.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 P/M approval Belinda Blandon Date 5/24/19  
 Date entered MAY 24 2019  
 Ind 001 GL 51300 OC 5103  
 Check # \_\_\_\_\_



**INVOICE**

RECEIVED  
JUN 04 2019

Voice: (888) 480-5253 Fax: (888) 358-0088

Invoice Number: PI-A00269072  
 Invoice Date: 06/01/19  
 PROPERTY: CFM CDD -  
 Magnolia  
 Landing

**SOLD TO:** CFM CDD - Magnolia Landing  
 c/o Rizzetta & Company  
 9530 Market Place Road Ste. 206  
 Ft. Myers, FL 33912

<b>CUSTOMER ID</b> C2226	<b>CUSTOMER PO</b>	<b>Payment Terms</b> Due upon receipt	
<b>Sales Rep ID</b> Rill Kirth	<b>Shipment Method</b>	<b>Ship Date</b>	<b>Due Date</b> 06/01/19

Qty	Item / Description	UOM	Unit Price	Extension
1	Lake & Pond Management Services SVR05732 06/01/19 - 06/30/19 Lake & Pond Management Services		1,753.00	1,753.00

Date Rec'd Rizzetta & Co, Inc \_\_\_\_\_  
 D/M approval Belinda Blandon Date 6/6/19  
 JUN 06 2019  
 Date entered \_\_\_\_\_  
 Fund 001 GL 53800 OC 4605  
 Check # \_\_\_\_\_

**PLEASE REMIT PAYMENT TO:**

1320 Brookwood Drive, Suite H  
 Little Rock, AR 72202

Subtotal	1,753.00
Sales Tax	0.00
Total Invoice	1,753.00
Payment Received	0.00
<b>TOTAL</b>	<b>1,753.00</b>

# Tab 3

# Memo

**To:** Belinda Blandon

**From:** Shandra Torres

**CC:**

**Date:** 5/14/2019

**Re:** CFM CDD – Arbitrage Rebate Calculation Series 2004AB – 4/30/2019

---

Attached are copies of the Arbitrage Rebate **CFM – Arbitrage Rebate Calculation Series 2004AB – 4/30/19**. There is no arbitrage liability at this time. The arbitrage calculations are required by the Internal Revenue Service, as well as bond indenture to ensure compliance with the IRS requirements.

This report has been scanned to I:\Districts\CFM\Bonds\Arbitrage Rebate Calculations

Shandra

***CFM Community  
Development District***

*\$42,940,000 CFM Community Development District  
Capital Improvement Revenue Bonds, Series 2004A and  
Series 2004B*

*For the period ended April 30, 2019*



LLS Tax Solutions  
2172 W. Nine Mile Rd.  
#352  
Pensacola, FL 32534  
Telephone: 850-754-0311  
Email: [liscott@llstax.com](mailto:liscott@llstax.com)

May 8, 2019

CFM Community Development District  
c/o Rizzetta & Company, Inc.  
12750 Citrus Park Lane, Suite 115  
Tampa, Florida 33625

Re: \$42,940,000 CFM Community Development District Capital Improvement Revenue Bonds, Series 2004A and Series 2004B ("Bonds")

CFM Community Development District ("Client") has requested that we prepare certain computations related to the above-described Bonds for the period ended April 30, 2019 ("Computation Period"). The scope of our engagement consisted of the preparation of computations to determine the Rebate Amount for the Bonds for the Computation Period as described in Section 148(f) of the Internal Revenue Code of 1986, as amended ("Code"), and this report is not to be used for any other purpose.

In order to prepare these computations, we were provided by the Client with and have relied upon certain closing documents for the Bonds and investment earnings information on the proceeds of the Bonds during the Computation Period. The attached schedule is based upon the aforementioned information provided to us. The assumptions and computational methods we used in the preparation of the schedule are described in the Summary of Notes, Assumptions, Definitions and Source Information. A brief description of the schedule is also attached.

The results of our computations indicate a negative Cumulative Rebate Amount of \$(7,125,934.75) at April 30, 2019. As such, no amount must be on deposit in the Rebate Fund.

As specified in the Federal Tax Certificate, the calculations have been performed based upon a Bond Yield of 6.18775%. Accordingly, we have not recomputed the Bond Yield.

The scope of our engagement was limited to the preparation of a mathematically accurate Rebate Amount for the Bonds for the Computation Period based on the information provided to us. The Rebate Amount has been determined as described in the Code, and regulations promulgated thereunder ("Regulations"). We have no obligation to update this report because of events occurring, or information coming to our attention, subsequent to the date of this report.

*LLS Tax Solutions Inc.*

## **SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE**

CFM Community Development District

May 8, 2019

\$42,940,000 Capital Improvement Revenue Bonds, Series 2004A and Series 2004B

For the period ended April 30, 2019

### **NOTES AND ASSUMPTIONS**

1. The issue date of the Bonds is May 24, 2004.
2. The end of the first Bond Year for the Bonds is April 30, 2005.
3. Computations of yield are based upon a 30-day month, a 360-day year and semiannual compounding.
4. We have assumed that the only funds and accounts relating to the Bonds that are subject to rebate under Section 148(f) of the Code are shown in the attached schedule.
5. For investment cash flow purposes, all payments and receipts are assumed to be paid or received, respectively, as shown in the attached schedule. In determining the Rebate Amount for the Bonds, we have relied on information provided by you without independent verification, and we can therefore express no opinion as to the completeness or suitability of such information for such purposes. In addition, we have undertaken no responsibility to review the tax exempt status of interest on the Bonds.
6. We have assumed that the purchase and sale prices of all investments as represented to us are at fair market value, exclusive of brokerage commissions, administrative expenses, or similar expenses, and representative of arms' length transactions that did not artificially reduce the Rebate Amount for the Bonds, and that no "prohibited payments" occurred and no "imputed receipts" are required with respect to the Bonds.
7. Ninety percent (90%) of the Rebate Amount as of the next "computation date" ("Next Computation Date") is due to the United States Treasury not later than 60 days thereafter ("Next Payment Date"). (An issuer may select any date as a computation date, as long as the first computation date is not later than five years after the issue date, and each subsequent computation date is no more than five years after the previous computation date.) No other payment of rebate is required prior to the Next Payment Date. The Rebate Amount as of the Next Computation Date will not be the Rebate Amount reflected herein, but will be based on future computations that will include the period ending on the Next Computation Date. If all of the Bonds are retired prior to what would have been the Next Computation Date, one hundred percent (100%) of the unpaid Rebate Amount computed as of the date of retirement will be due to the United States Treasury not later than 60 days thereafter.
8. For purposes of determining what constitutes an "issue" under Section 148(f) of the Code, we have assumed that the Bonds constitute a single issue and are not required to be aggregated with any other bonds.

**SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE**

CFM Community Development District

May 8, 2019

\$42,940,000 Capital Improvement Revenue Bonds, Series 2004A and Series 2004B

For the period ended April 30, 2019

**NOTES AND ASSUMPTIONS (cont'd)**

9. The accrual basis of accounting has been used to calculate earnings on investments. Earnings accrued but not received at the last day of the Computation Period are treated as though received on that day. For investments purchased at a premium or a discount (if any), amortization or accretion is included in the earnings accrued at the last day of the Computation Period. Such amortization or accretion is computed in such a manner as to result in a constant rate of return for such investment. This is equivalent to the “present value” method of valuation that is described in the Regulations.
10. No provision has been made in this report for any debt service fund. Under Section 148(f)(4)(A) of the Code, a “bona fide debt service fund” for public purpose bonds issued after November 10, 1988 is not subject to rebate if the average maturity of the issue of bonds is at least five years and the rates of interest on the bonds are fixed at the issue date. It appears and has been assumed that the debt service fund allocable to the Bonds qualifies as a bona fide debt service fund, and that this provision applies to the Bonds.
11. In order to prepare the Arbitrage Calculation we have relied on prior arbitrage report by Deloitte Tax LLP with respect to the Rebate Amount Liability as of April 30, 2011.

## **SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE**

CFM Community Development District

May 8, 2019

\$42,940,000 Capital Improvement Revenue Bonds, Series 2004A and Series 2004B

For the period ended April 30, 2019

### **DEFINITIONS**

1. *Bond Year*: Each one-year period that ends on the day selected by the Client. The first and last Bond Years may be shorter periods.
2. *Bond Yield*: The yield that, when used in computing the present value (at the issue date of the Bonds) of all scheduled payments of principal and interest to be paid over the life of the Bonds, produces an amount equal to the Issue Price.
3. *Allowable Earnings*: The amount that would have been earned if all nonpurpose investments were invested at a rate equal to the Bond Yield, which amount is determined under a future value method described in the Regulations.
4. *Computation Date Credit*: A credit allowed by the Regulations as a reduction to the Rebate Amount on certain prescribed dates.
5. *Rebate Amount*: The excess of actual earnings over Allowable Earnings and Computation Date Credits.
6. *Issue Price*: Generally, the initial offering price at which a substantial portion of the Bonds is sold to the public. For this purpose, 10% is a substantial portion.

**SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE**

CFM Community Development District  
May 8, 2019

\$42,940,000 Capital Improvement Revenue Bonds, Series 2004A and Series 2004B  
For the period ended April 30, 2019

**SOURCE INFORMATION**

Bonds

Source

Closing Date

Federal Tax Certificate

Bond Yield

Federal Tax Certificate

Investments

Source

Principal and Interest Receipt Amounts  
and Dates

Trust Statements

Investment Dates and Purchase Prices

Trust Statements

**SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE**

CFM Community Development District  
May 8, 2019

\$42,940,000 Capital Improvement Revenue Bonds, Series 2004A and Series 2004B  
For the period ended April 30, 2019

**DESCRIPTION OF SCHEDULE**

**SCHEDULE 1 - REBATE AMOUNT CALCULATION**

Schedule 1 sets forth the amount of interest receipts and gains/losses on sales of investments and the calculation of the Rebate Amount.

\$42,940,000 CFM COMMUNITY DEVELOPMENT DISTRICT  
 CAPITAL IMPROVEMENT REVENUE BONDS,  
 SERIES 2004A AND SERIES 2004B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

5 / 24 / 2004 ISSUE DATE  
 5 / 1 / 2014 BEGINNING OF COMPUTATION PERIOD  
 4 / 30 / 2019 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 6.18775%	ALLOWABLE EARNINGS
5 / 1 / 2014	BEGINNING BALANCE		0.00	551,195.66	747,413.45	196,217.79
5 / 1 / 2014	RESERVE FUND AB		4.53	0.00	0.00	0.00
5 / 2 / 2014	RESERVE FUND AB		0.00	(4.53)	(6.14)	(1.61)
6 / 2 / 2014	RESERVE FUND AB		4.68	0.00	0.00	0.00
6 / 3 / 2014	RESERVE FUND AB		0.00	(4.68)	(6.31)	(1.63)
7 / 1 / 2014	RESERVE FUND AB		4.53	0.00	0.00	0.00
7 / 2 / 2014	RESERVE FUND AB		0.00	(4.53)	(6.08)	(1.55)
8 / 1 / 2014	RESERVE FUND AB		18.73	0.00	0.00	0.00
8 / 4 / 2014	RESERVE FUND AB		0.00	(18.73)	(25.00)	(6.27)
9 / 2 / 2014	RESERVE FUND AB		18.73	0.00	0.00	0.00
9 / 3 / 2014	RESERVE FUND AB		0.00	(18.73)	(24.88)	(6.15)
10 / 1 / 2014	RESERVE FUND AB		18.12	0.00	0.00	0.00
10 / 2 / 2014	RESERVE FUND AB		0.00	(18.12)	(23.95)	(5.83)
11 / 3 / 2014	RESERVE FUND AB		9.36	0.00	0.00	0.00
11 / 4 / 2014	RESERVE FUND AB		0.00	(9.36)	(12.30)	(2.94)
12 / 1 / 2014	RESERVE FUND AB		9.06	0.00	0.00	0.00
12 / 2 / 2014	RESERVE FUND AB		0.00	(9.06)	(11.85)	(2.79)
1 / 2 / 2015	RESERVE FUND AB		9.36	0.00	0.00	0.00
1 / 5 / 2015	RESERVE FUND AB		0.00	(9.36)	(12.18)	(2.82)
2 / 2 / 2015	RESERVE FUND AB		4.83	0.00	0.00	0.00
2 / 3 / 2015	RESERVE FUND AB		0.00	(4.83)	(6.25)	(1.42)
3 / 2 / 2015	RESERVE FUND AB		4.23	0.00	0.00	0.00
3 / 3 / 2015	RESERVE FUND AB		0.00	(4.23)	(5.45)	(1.22)
4 / 1 / 2015	RESERVE FUND AB		4.68	0.00	0.00	0.00
4 / 2 / 2015	RESERVE FUND AB		0.00	(4.68)	(6.00)	(1.32)
5 / 1 / 2015	RESERVE FUND AB		4.53	0.00	0.00	0.00
5 / 4 / 2015	RESERVE FUND AB		0.00	(4.53)	(5.78)	(1.25)
6 / 1 / 2015	RESERVE FUND AB		4.68	0.00	0.00	0.00
6 / 2 / 2015	RESERVE FUND AB		0.00	(4.68)	(5.94)	(1.26)
7 / 1 / 2015	RESERVE FUND AB		4.53	0.00	0.00	0.00
7 / 2 / 2015	RESERVE FUND AB		0.00	(4.53)	(5.72)	(1.19)
7 / 3 / 2015	RESERVE FUND AB		14.04	0.00	0.00	0.00
8 / 4 / 2015	RESERVE FUND AB		0.00	(14.04)	(17.63)	(3.59)
9 / 1 / 2015	RESERVE FUND AB		14.04	0.00	0.00	0.00
9 / 2 / 2015	RESERVE FUND AB		0.00	(14.04)	(17.55)	(3.51)

\$42,940,000 CFM COMMUNITY DEVELOPMENT DISTRICT  
 CAPITAL IMPROVEMENT REVENUE BONDS,  
 SERIES 2004A AND SERIES 2004B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

5 / 24 / 2004 ISSUE DATE  
 5 / 1 / 2014 BEGINNING OF COMPUTATION PERIOD  
 4 / 30 / 2019 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 6.18775%	ALLOWABLE EARNINGS
10 / 1 / 2015	RESERVE FUND AB		13.59	0.00	0.00	0.00
10 / 2 / 2015	RESERVE FUND AB		0.00	(13.59)	(16.90)	(3.31)
11 / 2 / 2015	RESERVE FUND AB		9.36	0.00	0.00	0.00
11 / 3 / 2015	RESERVE FUND AB		0.00	(9.36)	(11.58)	(2.22)
12 / 1 / 2015	RESERVE FUND AB		9.06	0.00	0.00	0.00
12 / 2 / 2015	RESERVE FUND AB		0.00	(9.06)	(11.15)	(2.09)
1 / 4 / 2016	RESERVE FUND AB		9.36	0.00	0.00	0.00
1 / 5 / 2016	RESERVE FUND AB		0.00	(9.36)	(11.46)	(2.10)
2 / 1 / 2016	RESERVE FUND AB		21.99	0.00	0.00	0.00
2 / 2 / 2016	RESERVE FUND AB		0.00	(21.99)	(26.80)	(4.81)
3 / 1 / 2016	RESERVE FUND AB		21.84	0.00	0.00	0.00
3 / 2 / 2016	RESERVE FUND AB		0.00	(21.84)	(26.48)	(4.64)
4 / 1 / 2016	RESERVE FUND AB		23.34	0.00	0.00	0.00
4 / 4 / 2016	RESERVE FUND AB		0.00	(23.34)	(28.15)	(4.81)
5 / 2 / 2016	RESERVE FUND AB		22.59	0.00	0.00	0.00
5 / 3 / 2016	RESERVE FUND AB		0.00	(22.59)	(27.11)	(4.52)
6 / 1 / 2016	RESERVE FUND AB		23.34	0.00	0.00	0.00
6 / 2 / 2016	RESERVE FUND AB		0.00	(23.34)	(27.87)	(4.53)
7 / 1 / 2016	RESERVE FUND AB		22.59	0.00	0.00	0.00
7 / 5 / 2016	RESERVE FUND AB		0.00	(22.59)	(26.82)	(4.23)
8 / 1 / 2016	RESERVE FUND AB		46.69	0.00	0.00	0.00
8 / 2 / 2016	RESERVE FUND AB		0.00	(46.69)	(55.19)	(8.50)
9 / 1 / 2016	RESERVE FUND AB		46.69	0.00	0.00	0.00
9 / 2 / 2016	RESERVE FUND AB		0.00	(46.69)	(54.91)	(8.22)
10 / 3 / 2016	RESERVE FUND AB		45.18	0.00	0.00	0.00
10 / 4 / 2016	RESERVE FUND AB		0.00	(45.18)	(52.85)	(7.67)
11 / 1 / 2016	RESERVE FUND AB		90.36	0.00	0.00	0.00
11 / 2 / 2016	RESERVE FUND AB		0.00	(90.36)	(105.19)	(14.83)
12 / 1 / 2016	RESERVE FUND AB		90.36	0.00	0.00	0.00
12 / 2 / 2016	RESERVE FUND AB		0.00	(90.36)	(104.66)	(14.30)
1 / 3 / 2017	RESERVE FUND AB		93.37	0.00	0.00	0.00
1 / 4 / 2017	RESERVE FUND AB		0.00	(93.37)	(107.56)	(14.19)
2 / 1 / 2017	RESERVE FUND AB		185.59	0.00	0.00	0.00
2 / 2 / 2017	RESERVE FUND AB		0.00	(185.59)	(212.79)	(27.20)
3 / 1 / 2017	RESERVE FUND AB		173.36	0.00	0.00	0.00

\$42,940,000 CFM COMMUNITY DEVELOPMENT DISTRICT  
 CAPITAL IMPROVEMENT REVENUE BONDS,  
 SERIES 2004A AND SERIES 2004B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

5 / 24 / 2004 ISSUE DATE  
 5 / 1 / 2014 BEGINNING OF COMPUTATION PERIOD  
 4 / 30 / 2019 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 6.18775%	ALLOWABLE EARNINGS
3 / 2 / 2017	RESERVE FUND AB		0.00	(173.36)	(197.76)	(24.40)
4 / 3 / 2017	RESERVE FUND AB		191.94	0.00	0.00	0.00
4 / 4 / 2017	RESERVE FUND AB		0.00	(191.94)	(217.78)	(25.84)
5 / 1 / 2017	RESERVE FUND AB		185.75	0.00	0.00	0.00
5 / 2 / 2017	RESERVE FUND AB		0.00	(185.75)	(209.76)	(24.01)
6 / 1 / 2017	RESERVE FUND AB		191.94	0.00	0.00	0.00
6 / 2 / 2017	RESERVE FUND AB		0.00	(191.94)	(215.65)	(23.71)
7 / 3 / 2017	RESERVE FUND AB		185.75	0.00	0.00	0.00
7 / 5 / 2017	RESERVE FUND AB		0.00	(185.75)	(207.53)	(21.78)
8 / 1 / 2017	RESERVE FUND AB		246.06	0.00	0.00	0.00
8 / 1 / 2017	RESERVE FUND AB		27.48	0.00	0.00	0.00
8 / 2 / 2017	RESERVE FUND AB		0.00	(273.54)	(304.22)	(30.68)
9 / 1 / 2017	RESERVE FUND AB		296.18	0.00	0.00	0.00
9 / 5 / 2017	RESERVE FUND AB		0.00	(296.18)	(327.57)	(31.39)
10 / 1 / 2017	RESERVE FUND AB		296.49	0.00	0.00	0.00
10 / 3 / 2017	RESERVE FUND AB		0.00	(296.49)	(326.36)	(29.87)
11 / 1 / 2017	RESERVE FUND AB		313.11	0.00	0.00	0.00
11 / 2 / 2017	RESERVE FUND AB		0.00	(313.11)	(342.96)	(29.85)
11 / 3 / 2017	RESERVE FUND AB		0.00	(191,349.77)	(209,558.84)	(18,209.07)
12 / 1 / 2017	RESERVE FUND AB		213.72	0.00	0.00	0.00
12 / 4 / 2017	RESERVE FUND AB		0.00	(213.72)	(232.83)	(19.11)
1 / 2 / 2018	RESERVE FUND AB		251.12	0.00	0.00	0.00
1 / 3 / 2018	RESERVE FUND AB		0.00	(251.12)	(272.24)	(21.12)
2 / 1 / 2018	RESERVE FUND AB		288.78	0.00	0.00	0.00
2 / 2 / 2018	RESERVE FUND AB		0.00	(288.78)	(311.53)	(22.75)
2 / 22 / 2018	RESERVE FUND AB		0.00	(193,869.16)	(208,436.39)	(14,567.23)
3 / 1 / 2018	RESERVE FUND AB		235.68	0.00	0.00	0.00
3 / 2 / 2018	RESERVE FUND AB		0.00	(235.68)	(252.96)	(17.28)
4 / 2 / 2018	RESERVE FUND AB		159.36	0.00	0.00	0.00
4 / 3 / 2018	RESERVE FUND AB		0.00	(159.36)	(170.15)	(10.79)
5 / 1 / 2018	RESERVE FUND AB		176.56	0.00	0.00	0.00
5 / 2 / 2018	RESERVE FUND AB		0.00	(176.56)	(187.59)	(11.03)
5 / 8 / 2018	RESERVE FUND AB		0.00	(20,000.00)	(21,227.93)	(1,227.93)
6 / 1 / 2018	RESERVE FUND AB		174.33	0.00	0.00	0.00
6 / 4 / 2018	RESERVE FUND AB		0.00	(174.33)	(184.22)	(9.89)

\$42,940,000 CFM COMMUNITY DEVELOPMENT DISTRICT  
 CAPITAL IMPROVEMENT REVENUE BONDS,  
 SERIES 2004A AND SERIES 2004B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

5 / 24 / 2004 ISSUE DATE  
 5 / 1 / 2014 BEGINNING OF COMPUTATION PERIOD  
 4 / 30 / 2019 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 6.18775%	ALLOWABLE EARNINGS
7 / 2 / 2018	RESERVE FUND AB		175.61	0.00	0.00	0.00
7 / 3 / 2018	RESERVE FUND AB		0.00	(175.61)	(184.66)	(9.05)
8 / 1 / 2018	RESERVE FUND AB		191.50	0.00	0.00	0.00
8 / 2 / 2018	RESERVE FUND AB		0.00	(191.50)	(200.39)	(8.89)
9 / 4 / 2018	RESERVE FUND AB		193.44	0.00	0.00	0.00
9 / 5 / 2018	RESERVE FUND AB		0.00	(193.44)	(201.29)	(7.85)
10 / 1 / 2018	RESERVE FUND AB		194.75	0.00	0.00	0.00
10 / 2 / 2018	RESERVE FUND AB		0.00	(194.75)	(201.73)	(6.98)
10 / 16 / 2018	RESERVE FUND AB		0.00	(25,000.00)	(25,834.62)	(834.62)
11 / 1 / 2018	RESERVE FUND AB		200.98	0.00	0.00	0.00
11 / 2 / 2018	RESERVE FUND AB		0.00	(200.98)	(207.13)	(6.15)
11 / 15 / 2018	RESERVE FUND AB		0.00	(10,000.00)	(10,283.24)	(283.24)
11 / 15 / 2018	RESERVE FUND AB		0.00	(1,015.66)	(1,044.43)	(28.77)
11 / 15 / 2018	RESERVE FUND AB		0.00	(626.56)	(644.31)	(17.75)
11 / 15 / 2018	RESERVE FUND AB		0.00	(123.48)	(126.98)	(3.50)
11 / 15 / 2018	RESERVE FUND AB		0.00	(4.91)	(5.05)	(0.14)
11 / 15 / 2018	RESERVE FUND AB		0.00	(8.59)	(8.83)	(0.24)
11 / 15 / 2018	RESERVE FUND AB		0.00	(128.07)	(131.70)	(3.63)
11 / 15 / 2018	RESERVE FUND AB		0.00	(1,144.18)	(1,176.59)	(32.41)
11 / 15 / 2018	RESERVE FUND AB		0.00	(3,342.40)	(3,437.07)	(94.67)
11 / 15 / 2018	RESERVE FUND AB		0.00	(2,641.15)	(2,715.96)	(74.81)
11 / 15 / 2018	RESERVE FUND AB		0.00	(978.08)	(1,005.78)	(27.70)
11 / 15 / 2018	RESERVE FUND AB		0.00	(3,785.98)	(3,893.22)	(107.24)
11 / 15 / 2018	RESERVE FUND AB		0.00	(1,311.38)	(1,348.52)	(37.14)
11 / 15 / 2018	RESERVE FUND AB		0.00	(164.11)	(168.76)	(4.65)
11 / 15 / 2018	RESERVE FUND AB		0.00	(604.44)	(621.56)	(17.12)
11 / 15 / 2018	RESERVE FUND AB		0.00	(3,565.56)	(3,666.55)	(100.99)
11 / 15 / 2018	RESERVE FUND AB		0.00	(6,753.19)	(6,944.47)	(191.28)
11 / 15 / 2018	RESERVE FUND AB		0.00	(1,932.55)	(1,987.29)	(54.74)
11 / 19 / 2018	RESERVE FUND AB		0.00	(16,067.50)	(16,511.42)	(443.92)
12 / 3 / 2018	RESERVE FUND AB		142.07	0.00	0.00	0.00
12 / 4 / 2018	RESERVE FUND AB		0.00	(142.07)	(145.62)	(3.55)
1 / 2 / 2019	RESERVE FUND AB		108.97	0.00	0.00	0.00
1 / 3 / 2019	RESERVE FUND AB		0.00	(108.97)	(111.15)	(2.18)
1 / 4 / 2019	RESERVE FUND AB		0.00	(10,000.00)	(10,198.30)	(198.30)

\$42,940,000 CFM COMMUNITY DEVELOPMENT DISTRICT  
 CAPITAL IMPROVEMENT REVENUE BONDS,  
 SERIES 2004A AND SERIES 2004B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

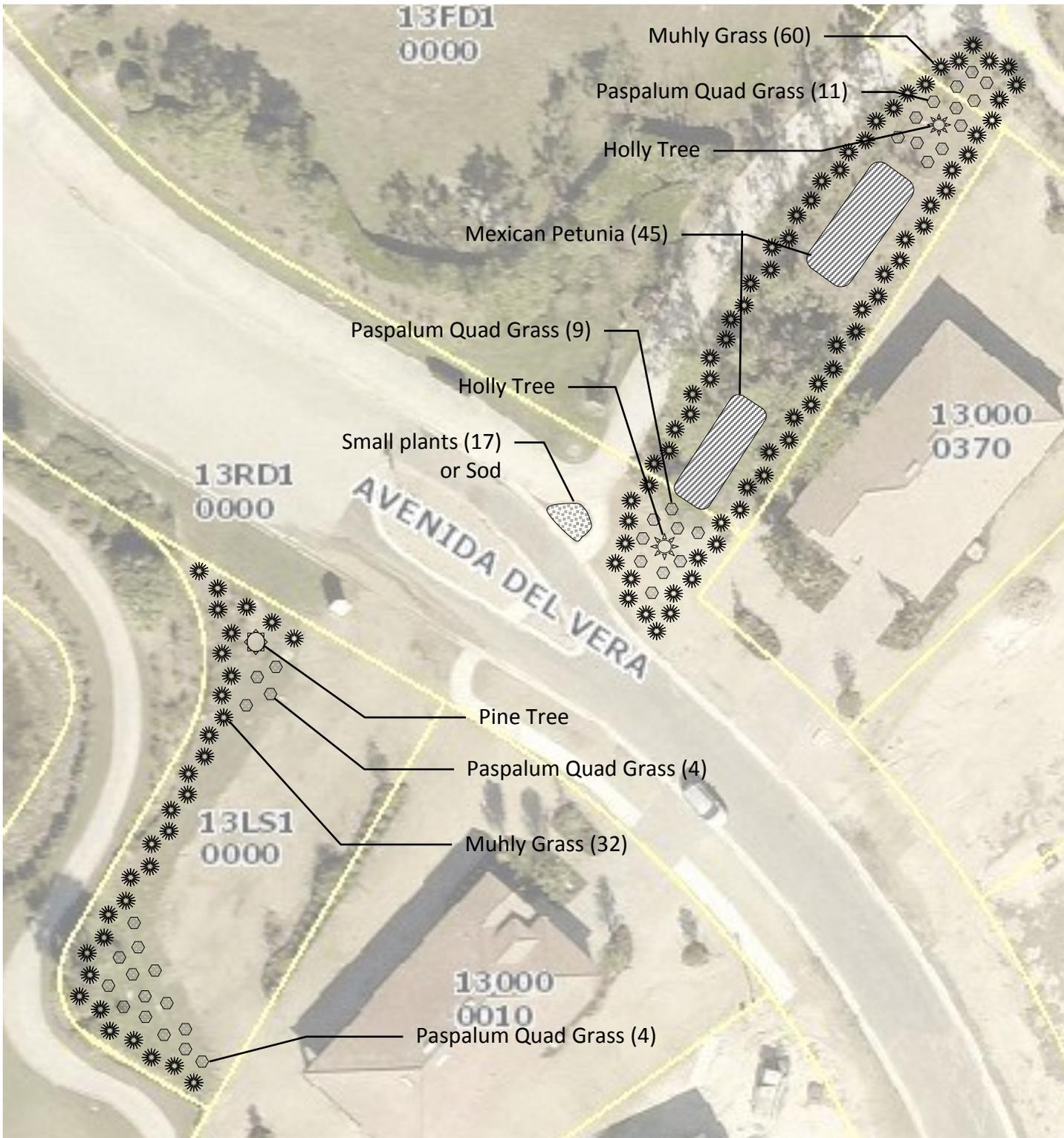
5 / 24 / 2004	ISSUE DATE											
5 / 1 / 2014	BEGINNING OF COMPUTATION PERIOD											
4 / 30 / 2019	COMPUTATION DATE											
DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 6.18775%	ALLOWABLE EARNINGS						
1 / 4 / 2019	RESERVE FUND AB		0.00	(10,275.00)	(10,478.75)	(203.75)						
1 / 4 / 2019	RESERVE FUND AB		0.00	(13,516.32)	(13,784.35)	(268.03)						
2 / 1 / 2019	RESERVE FUND AB		62.61	0.00	0.00	0.00						
2 / 4 / 2019	RESERVE FUND AB		0.00	(62.61)	(63.53)	(0.92)						
3 / 1 / 2019	RESERVE FUND AB		51.49	0.00	0.00	0.00						
3 / 1 / 2019	RESERVE FUND AB		0.00	(51.49)	(52.01)	(0.52)						
4 / 1 / 2019	RESERVE FUND AB		57.36	0.00	0.00	0.00						
4 / 2 / 2019	RESERVE FUND AB	32,987.62	0.00	(57.36)	(57.63)	(0.27)						
			5,914.35	27,073.27	185,679.81	158,606.54						

ACTUAL EARNINGS 5,914.35  
 ALLOWABLE EARNINGS 158,606.54

REBATE AMOUNT (152,692.19)  
 FUTURE VALUE OF 4/30/2014 CUMULATIVE REBATE AMOUNT (6,963,732.84)  
 FUTURE VALUE OF 4/30/2015 COMPUTATION CREDIT (2,105.46)  
 FUTURE VALUE OF 4/30/2016 COMPUTATION CREDIT (1,980.98)  
 FUTURE VALUE OF 4/30/2017 COMPUTATION CREDIT (1,886.46)  
 FUTURE VALUE OF 4/30/2018 COMPUTATION CREDIT (1,806.82)  
 COMPUTATION DATE CREDIT (1,730.00)

CUMULATIVE REBATE AMOUNT (7,125,934.75)

# Tab 4



**Current Landscape**





**West of Lot 37 - Approx. 6,300 sq ft**

<b>Item</b>	<b>Quantity</b>	<b>Per Unit</b>	<b>Amount</b>
Add fill, level and prep (for proper pitch and draining)			\$250
Add 2' risers to irrigation heads (2' dirt added, not MLG)			\$200
Holly Tree	2	\$110	\$220
Muhly Grass	60	\$8	\$480
Paspalum Quad	20	\$8	\$160
Mexican Petunia's	45	\$8	\$360
Pine straw bale	18	\$40	\$720
<b>Total</b>			<b>\$2,390</b>

**West of Lot 37 - Approx. 100 sq ft, area between road and new sidewalk**

<b>Item</b>	<b>Quantity</b>	<b>Per Unit</b>	<b>Amount</b>
Sod			\$220
<b>OR</b> Small Plants and pine straw	17		\$250
Extend irrigation (if needed)			\$100

**West of Lot 1 - Approx. 3,000 sq ft, no irrigation, Bahia (not Floratam) laid, grass dead**

<b>Item</b>	<b>Quantity</b>	<b>Per Unit</b>	<b>Amount</b>
Extend irrigation			\$1,000
Remove Bahia, plant trees, ornamental grass and lay pine straw			\$1,750
<b>OR</b> Lay Floratam Sod			\$2,400

# Tab 5

**ANNUAL POND MANAGEMENT CONTRACT**

PROPERTY NAME: CFM CDD (Magnolia Landing)

CONTRACT TERM: July 1<sup>st</sup>, 2019 to June 30<sup>th</sup>, 2020

SUBMITTED TO: Belinda Blandon [bblandon@rizzetta.com](mailto:bblandon@rizzetta.com) #239-936-0913

SUBMITTED BY: Jeff Moding

SPECIFICATIONS: Lake Management for 28 lakes Approximately 89.12 Acres

Visual Inspections:

1. Contractor will perform a visual inspection of the pond(s) during each visit to the site. The inspections shall include the following:
  - Water levels
  - Water clarity or quality
  - Turbidity
  - Beneficial Aquatic Vegetation
  - Nuisance, Invasive, or Exotic Aquatic Vegetation
  - Algae
  - Erosion
  - Issues with shoreline and bank stabilization measures such as rip rap stone, bulkheads, retaining walls, etc.
  - Trash and debris
2. Any issues or deficiencies that are observed during this visual monitoring will be documented by our staff in the field notes of the service order completed at the time the issue was first observed and reported to the client in writing as part of that month's service report.
3. Customer will be notified immediately if there are any deficiencies observed that appear in the judgment of our staff to be posing an immediate risk or otherwise jeopardizing the integrity of the pond(s) structures.
4. The scope of these services is limited to what can be reasonably observed at the surface of the water and above the ground around the water that makes up the physical structure of the pond(s). These routine inspection services are not intended to replace any requirement or need for a more comprehensive engineered inspection, or any other type of inspection that would require expertise or equipment to survey the condition of the physical components of the pond(s) underground, underwater, or inside any of the associated structures.

Pond Aquatic Weed Control:

1. Pond(s) will be inspected on a *two (2) times per month* basis.



2. Any growth of undesirable aquatic weeds and vegetation found in the pond(s) with each inspection shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the specific varieties of aquatic weeds and vegetation found in the pond(s) at the time of application.
3. Invasive and unwanted submersed and floating vegetation will be treated and controlled preventatively and curatively each spring and early summer through the use of systemic herbicides at the rate appropriate for control of the target species. Application rates will be designed to allow for selective control of unwanted species while allowing for desirable species of submersed and emergent wetland plants to prosper.

Shoreline Aquatic Weed Control:

1. Shoreline areas will be inspected on a *two (2) times per month* basis.
2. Any growth of cattails, Torpedograss, or other unwanted shoreline vegetation found within the pond areas shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required for control of the plants present at time of application.
3. Any growth of unwanted plants or weeds growing in areas where stone has been installed for bank stabilization and erosion control shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the unwanted growth present at the time of application.

Water Quality Monitoring:

1. Pond water samples will be taken and tested One (1) per year for the following parameters:  
Temperature                      Dissolved Oxygen  
pH

The results of the tests along with recommendations and analysis of the results will be provided to the client in a written report following each testing period.

1. Any data collected that needs immediate action to resolve an issue will be brought to the client's attention at once.

Pond Algae Control:

1. Pond(s) will be inspected on a *two (2) times per month* basis.
2. Any algae found in the pond(s) with each inspection shall be treated and controlled through the application of algaecides, aquatic herbicides, and aquatic surfactants as needed for control of the algae present at the time of service.



Trash Removal:

1. Trash and light debris will be removed from the pond(s) with each service and disposed off site. Any large item or debris that is not easily and reasonably removable by one person during the routine visit will be removed with the client's approval for an additional fee. Routine trash and debris removal services are for the pond areas only, and do not include any trash or debris removal from the surrounding terrestrial (dry land) areas.

Client Responsibilities:

1. Client will be responsible for the following:
  - a. Compliance and enforcement of temporary water-use restrictions where applicable.

Service Reporting:

1. Client will be provided with a monthly service report detailing all of the work performed as part of this contract.

General:

1. Contractor is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Managers are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Contractor is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for site specific water quality management prescriptions and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our clients' lakes and ponds as part of an overall integrated pest management program.
4. Contractor guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this contract will meet or exceed all of the contractor's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Contractor will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Contractor will furnish personnel, equipment, boats, materials, and other items required to provide the foregoing at his expense.



7. Contractor will maintain general liability and workman's compensation insurance.
8. Client understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat their ponds. The client is responsible for notifying the contractor in advance of the contract signing and the start of the contract treatment if they utilize any of the water in their ponds for irrigation purposes. The client accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the client for irrigation without the consent or knowledge of the contractor.
9. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, any time there is an extreme infestation of algae and aquatic weeds, there is a risk of dissolved oxygen drops as a result of large masses of algae and aquatic weeds dying and decomposing simultaneously. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Often ponds will experience natural fish kills under these conditions even if no treatment is performed. Every effort, to include the method and timing of application, the choice of products, and the skill and training of the applicators is made to avoid such problems. This risk is especially mitigated by the use of systemic herbicides wherever possible, which results in a very slow steady control of the target weed species. However, the client understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of the contractor that will result in the death of some fish and other aquatic life. The client also understands and accepts that similar risks would remain if the algae or submersed invasive vegetation present in the pond goes uncontrolled, as it will over time interfere with the health and well being of the existing fish population. The client agrees to hold the contractor harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of the contractor, unless there is willful negligence on the part of the contractor.
10. Contractor shall be reimbursed by the client for any non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on the contractor by the client that are not covered specifically by the written specifications of this contract.
11. The term of this agreement is for a period of twelve (12) months, with payment to be made in twelve (12) equal monthly payments due by the last day of each month. As a courtesy, the client will be invoiced on the first day of each month, reminding them that a contract payment is due by the end of that same month. The client is obligated to pay each monthly contract payment per the terms of this contract, without any obligation on the part of the contractor to invoice or send any other sort of reminder or notice. The Annual Contract Price is based on the total value of services to be provided over a period of twelve (12) months. For the convenience of the client, we offer Monthly Contract Pricing that is simply an even twelve (12) month amortization of the Annual Contract Price. Due to the seasonality of these services, and the disproportionate amount of time and materials dedicated to providing these services during some times of the year as



compared to others, based on the season, weather patterns, and other natural factors, the amount billed and paid to date is not necessarily equivalent to the amount of work performed to date.

- 12. Contract will automatically renew annually at the end of the contract period for subsequent one (1) year terms, with a three percent (3%) escalation in the Annual Contract Price and Additional Enhancements each year, under the same terms, specifications, and conditions as set forth by this contract, unless either party gives written notice of cancellation thirty (30) days prior to the termination date of this contract, or subsequent renewal contracts.
- 13. The client agrees to pay penalties and interest in the amount of 2% per month for all past due invoices and related account balances in excess of 30 days past due from the due date as specified by the contract and as stated on the relevant invoice presented to the client.
- 14. The client covenants and agrees to pay reasonable attorney's fees and all other related costs and expenses of SŌLitude Lake Management® for collection of past due invoices and account balances and for any other actions required to remedy a material breach of this contract.

**CONTRACT PRICE:**                    **\$27,336.00**      **Total Annual Contract**  
    **\$2,278.00**      **Monthly Service Amount for twelve (12) months**

APPROVED: \_\_\_\_\_

SŌLitude Lake Management®

\_\_\_\_\_  
*(Authorized Client Signature)*

**CFM CDD (Magnolia Landing)**

\_\_\_\_\_  
*(Print Name and Title)*

\_\_\_\_\_  
*(Date)*



# Tab 6

**CFM Community Development District  
Website Compliance and Accessibility**



# A Sampling of Our Clients



# Dear CFM CDD Board Members:

Thank you for the chance to present our company, ADA Site Compliance, the leader in website accessibility for Florida's community development districts. We've worked with 200+ CDDs and government entities, and hundreds of businesses, including some of the world's best-known brands. We're confident our website and PDF accessibility expertise makes us the right choice for CFM.

We realize you have a choice when selecting any vendor. We also know that ADA website and PDF accessibility are highly specialized, so it's important for you to understand what sets one company apart from another. Below are a few key facts you should know about us:

## 1. We have one business – website and PDF accessibility and compliance – and we do it the right way

Since the explosion of ADA website lawsuits two years ago, many companies in fields like web design and SEO are now seeking a new revenue stream in digital accessibility. Many are good marketers but simply lack the skills and knowledge to properly do this work. At ADASC, we have one business: making and keeping our clients' websites and PDFs accessible.

## 2. Community Development Districts are our specialty – and we have a perfect track record

We have worked with hundreds of special districts in Florida, including more than 200 CDDs. In that time, no ADASC clients who have completed their auditing and remediation have been sued. That's because we do the work the way it must be done and never take shortcuts.

## 3. We are the experts' experts

Our clients are also the clients of dozens of the world's largest law firms (we're happy to share a list). They continue to refer us those clients because they trust us to serve them well, to manage their risk exposure, and to keep their costs low.

We respectfully urge the board to consider these points in order to get a true apples-to-apples comparison of your options. As litigation continues against CDDs, having a truly accessible website and PDFs will save you time and money. And it's the right thing to do.

We welcome your questions and look forward to serving as your trusted resource for all your accessibility needs.

Sincerely,

The ADA Site Compliance Team

# Experience Counts



ADASC is proud to be the trusted partner of 200+ Florida CDDs, their board members, management companies, insurance carriers, and legal counsel.

Districts across Florida turn to us for all their accessibility and compliance needs:

- ✓ Website and PDF remediation
- ✓ Creation of new, ADA-compliant, accessible websites
- ✓ Risk-mitigation in a climate of growing litigation
- ✓ Ongoing maintenance and support of accessibility efforts
- ✓ Website hosting, back-up, and security
- ✓ Training, consulting, and expert advice

*We are happy to provide you with references upon request*

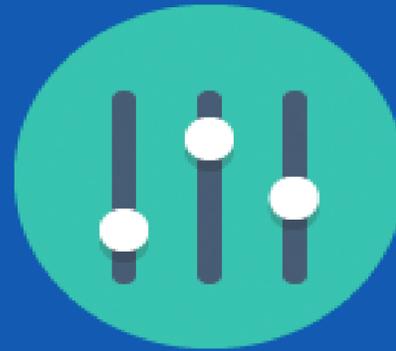


# Phase 1: Risk-Mitigation



## Compliance Shield

A certificate on your website indicates that you have a compliance plan in place and are taking active steps toward usability for all.



## Site Accessibility Policy

A compliance plan details your strides toward access for all and lists alternate contact info for users in need of accommodations.



## Compliance Audit Report

A detailed audit report shows the lines of code to be corrected and screen shots and text descriptions of every compliance failure.

# Your New, Accessible & Compliant Website

## Phase 2

### Migration of All Content

Our technical team migrates your current content to a brand new website built to be accessible and compliant.

## Phase 3

### Quality Assurance

Our compliance team re-tests your new website to ensure that it meets WCAG 2.1 AA-level criteria.



# Sample Pages from a District's New, Compliant Website



**Waterset Central CDD**      Welcome   Links   Documents   Information   Contacts

[CDD](#)   [Election](#)   [Finances](#)   [HOA](#)   [Meetings](#)   [Questions](#)

[Services](#)

Search     

## Waterset Central

Community Development District

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## Welcome

Welcome to the official website for the Waterset Central Community Development District (the "District"). This website is funded on behalf of the District to serve two major purposes. The first is to comply with Chapter 189.069 of the *Florida Statutes*, which requires each special district to maintain an official internet website. The second is an effort to help educate the general public about the services provided by the District, and to highlight the other agencies involved in the day-to-day operations of the community. These agencies include, but are not limited to the Florida Department of Economic Opportunity, Hillsborough County and the Waterset Central homeowner's association.

## Upcoming Events

- October 11, 2018 Meeting Minutes
- November 8, 2018 Revised Final Agenda
- November 8, 2018 Final Agenda
- November 8, 2018 Tentative Agenda
- September 2018 Financial Statement
- August 9, 2018 Meeting Minutes
- October 11, 2018 Final Agenda
- October 11, 2018 Tentative Agenda
- August 2018 Financial Statement
- September 13, 2018 Tentative Agenda

## District Administration

The District Manager's responsibilities include:

- Preparation and submittal of a proposed operations and maintenance budgets for Board review and action
- Preparation of contract specifications for District operations, including community appearance, waterway management, street lighting and facilities maintenance
- File all required forms and documents with state and local agencies
- Attend all Board of Supervisor meetings – implement the policies of the Board
- Additional duties as directed by the Board

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**Rizzetta & Company, Inc.**  
 9428 Camden Field Parkway  
 Riverview, FL 33578  
 Joe Roethke  
 District Manager  
 Ph. 813-533-2950

If you have a concern, please let us know. [Contact us here](#) to report your concern. Certain documents will be in PDF format.

Certain documents will be in PDF format. To view them you may have to [download](#) the latest version of Adobe Reader.

**Waterset Central CDD**      Welcome   Links   Documents   Information   Contacts

[CDD](#)   [Election](#)   [Finances](#)   [HOA](#)   [Meetings](#)   [Questions](#)

[Services](#)

Search     

## Community Development District Overview

The Waterset Central Community Development District ("District") is an independent local unit of, special-purpose government, created pursuant to and existing under the provisions of Chapter 190, *Florida Statutes*, and established by Ordinance 17-25, adopted of the Board of County Commissioners of Hillsborough County, Florida which became effective on October 11<sup>th</sup>, 2017.

The District currently encompasses approximately four hundred seven (406.567) acres of land located entirely within Hillsborough County, Florida. As a local unit of special-purpose government, the District provides an alternative means for planning, financing, constructing, operating and maintaining various public improvements and community facilities within its jurisdiction.

### Upcoming Events

October 11, 2018 Meeting Minutes  
 November 8, 2018 Revised Final Agenda  
 November 8, 2018 Final Agenda  
 November 8, 2018 Tentative Agenda  
 September 2018 Financial Statement  
 August 9, 2018 Meeting Minutes  
 October 11, 2018 Final Agenda  
 October 11, 2018 Tentative Agenda  
 August 2018 Financial Statement  
 September 13, 2018 Tentative Agenda

# Creation of a New, Compliant & Accessible Website



**\$2,400 (year 1)** \* **Migration of current site content to new, ADA-compliant format**

\* **CFM CDD owns 100% of the website**

\* **No annual fee in year one**

**\$900 (annually)** - **Continued accessibility and ongoing compliance support as standards change**

## Includes:

\* **20 FREE hours of annual consulting (a \$5,000 value)**

\* **FREE monthly tech audit reports for ongoing maintenance (a \$999 value)**

\* **Customized Accessibility Policy**

\* **ADASC Compliance Shield**

\* **No annual fee in year one**

*\* the pricing above reflects a 20% discount that ADA Site Compliance is pleased to offer to all Egis & Rizzetta clients*





# PDFs

\$99 for two years of PDF conversion to text/HTML format

Conversion will improve PDF accessibility

Complex document remediation starts at \$1.00

Template creation available to reduce future costs

# Hosting

\$300 per year (a \$1,200 value)

Includes the following premium features:

- Active firewall
  - Virus protection
  - SSL certificate
  - Daily file and database backup
  - Disaster recovery
  - Server optimization
- *the pricing above reflects a 20% discount that ADA Site Compliance is pleased to offer to all Egis & Rizzetta clients*

### Districts Choose ADASC For:

- \* Turnkey solutions that provide unmatched convenience
- \* Services that don't just meet, but exceed, insurance requirements
- \* The most experienced team of experts in our field
- \* Our single focus on digital accessibility and compliance
- \* The lowest-cost option among legitimate service providers

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**New, Compliant Website: \$2,400**

**PDFs: \$99**

**Hosting & Backup: \$300**

**Year One Cost: \$2,799**



# **FREE for All Rizzetta Clients**

## **A \$5,999 Value**

- \* 20 FREE hours of annual website consulting (a \$5,000 value)
- \* FREE monthly tech audit reports for ongoing compliance (a \$999 value)



# A Word from a Fan



"A big shout out to ADA Site Compliance, which helps businesses and public entities make their websites and PDFs accessible and compliant with the Americans with Disabilities Act. Check out ADA Site Compliance. This is a good thing to have. Compliance is a must..."

- KEVIN O'LEARY A.K.A. "MR. WONDERFUL"  
ABC TV'S SHARK TANK



# *ADA Site Compliance*

**The Website & PDF Accessibility Experts Asked to Present to:**



**The Trusted Resource for Those That You Trust**





# Contact Information

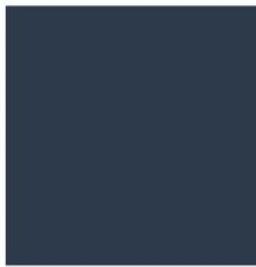
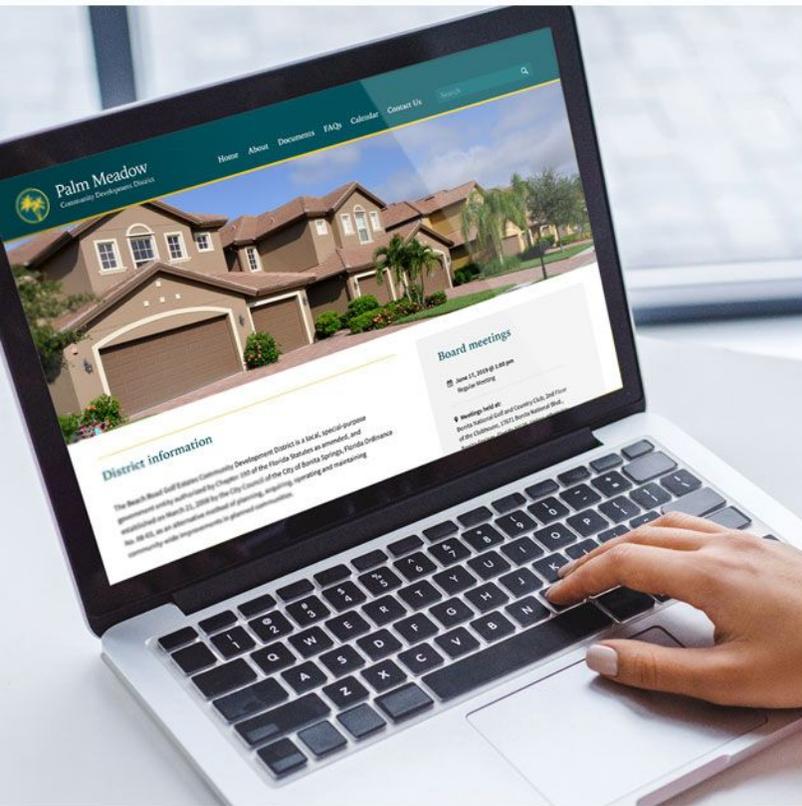


**ADA Site Compliance, LLC**

Jeremy Horelick, Vice President  
(561) 258-9518 Direct

[jeremy@AdaSiteCompliance.com](mailto:jeremy@AdaSiteCompliance.com)

**[www.AccessibleDistrictWebsites.com](http://www.AccessibleDistrictWebsites.com)**



# Keeping your community informed. And you compliant.

CFM Community Development District

Proposal date: 2019-07-10

Proposal ID: VL5N8-7JMLR-ZUXQM-V4L6Y

Pricing.....	2
Services.....	3-5
FAQs.....	6
Statement of work.....	7-8
Terms and conditions.....	9-12



**Ted Saul**

*Director - Digital Communication*

 *Certified Specialist*

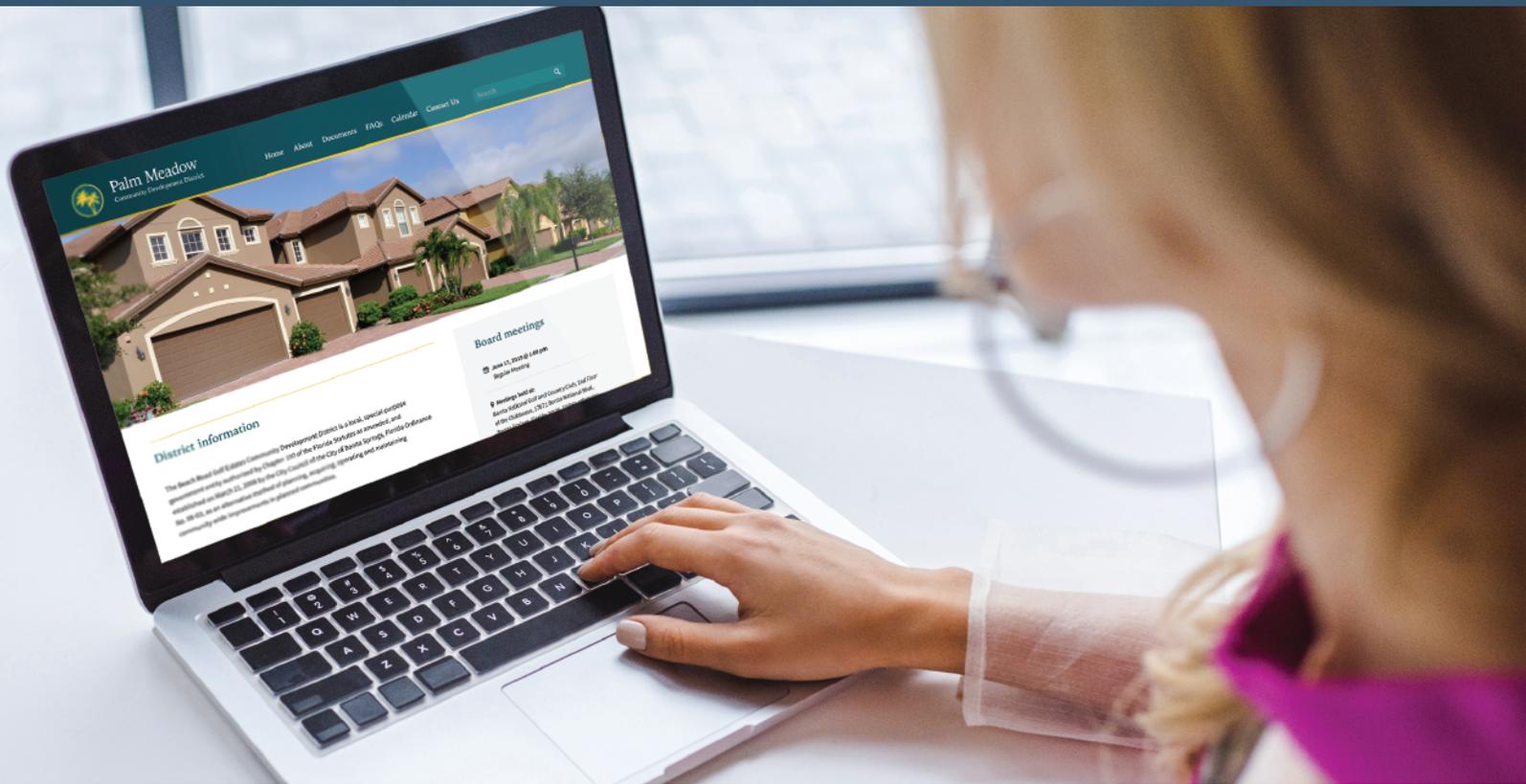
**campus**  
suite

# Pricing

Effective date: 2019-07-15

<b>Implementation</b>	Quantity	Subtotal
<b>Onboarding of ADA Compliant Website and Remediation of Historical Documents</b> <ul style="list-style-type: none"><li>• Migration website pages and present on a staged website for approval</li><li>• Initial PDF Accessibility Compliance Service for 1500 pages of remediation</li></ul>	1	\$2,325.00
<b>Ongoing services</b>	Quantity	Subtotal
<b>Website services</b> <ul style="list-style-type: none"><li>• Hosting, support and training for users</li><li>• Website management tools to make updates</li><li>• Secure certification (https)</li><li>• Monthly site reporting, monitoring and error corrections</li></ul>	1	\$600.00
<b>Ongoing PDF Accessibility Compliance Service</b> <ul style="list-style-type: none"><li>• Remediation of all PDFs stored on your website</li><li>• Remediation of up to 750 PDF pages</li><li>• Dashboard for reporting and managing all PDFs</li><li>• 48-hour turnaround for fixes for board agendas</li><li>• PDF manager dashboard</li></ul>	750*	\$937.50
<b>Social Media Manager</b>		Included
	<b>Total:</b>	<b>\$3,862.50</b>

\*Maximum PDF pages per 12 month period



## Accountable, compliant communications

Keeping your residents and property owners informed is a big responsibility – one that requires constant diligence. Staying current with the laws that apply to public access to district records, reports and other legal requirements presents a big challenge for many CDD communities.

When it comes to your website and all the web-based documents you are required to publish, they all need to be fully accessible. Florida statutes and federal laws require you and every special district be compliant with ADA (Americans with Disabilities Act) and accessibility regulations.

### Keeping it all accessible – and legal

Campus Suite provides the total accessibility solution to keep all your web communications and web documents on the right side of these laws – specifically chapters 189 and 282 of the Florida Statutes.

### Designed for districts



Easy-to-update website, hosting and support



Worry-free ADA-compliance, auditing and full reporting



Meets Florida statutes and federal laws

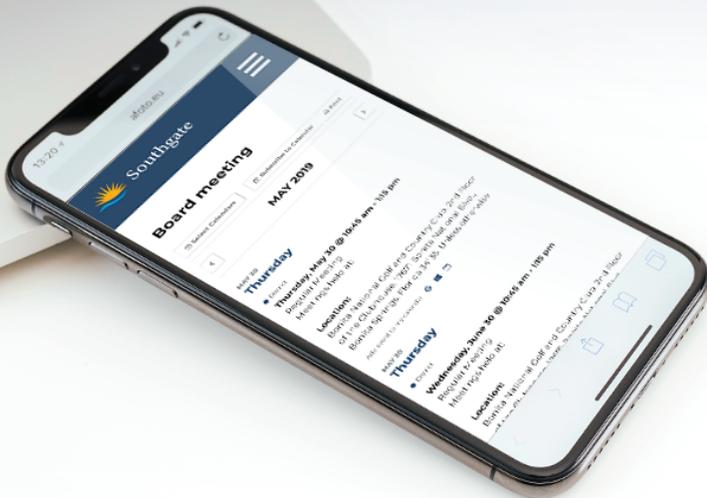


Save CDD board time and money

# Keeping your community informed and compliant.



**Accessibility Compliance**  
with Campus Suite



## We'll handle all your website and document accessibility.

We take on the responsibility of making and keeping your website fully accessible to people with disabilities. We know what's at stake if your website is not ADA-compliant, so we handle it all – monitoring, reporting, and remediation.

### We stand behind our seal of approval.

Each page of your website will have our official certification of a website that meets the required accessibility standards.

## A website with all the features your district needs.

Communication is key to success in any organization, and your community development district is no exception. At Campus Suite, we understand the unique communication needs of CDDs and create a comprehensive website that serves as your communication hub.

Your property owners and residents will come to depend on the wealth of information at their fingertips. And your board members, management team and staff will come to rely on the role your website serves in streamlining the critical communications functions you're required by law to provide.

### Maintain ADA compliance:

- ✓ Website and documents meet WCAG 2.1 requirements
- ✓ Monthly accessibility scanning audits and reporting
- ✓ In-house team that fixes all of the accessibility errors
- ✓ On-demand PDF remediation (48-hour turnaround)

### Your district website features:

- ✓ Professional website design
- ✓ Easy-to-use tools to make updates
- ✓ Total document management
- ✓ Support and training for users
- ✓ Calendar of events
- ✓ Clubhouse and rental scheduling
- ✓ Meeting notices and minutes



## A trusted name for compliance.

For over 15 years, Campus Suite has built a reputation helping public schools across the country eliminate communication barriers and improve school community engagement. We do it by creating easy-to-use, affordably priced websites featuring professional design, unmatched customer service, and paving a leadership role in website accessibility.

We've helped districts build web accessibility policies and websites, and even created contingency plans for responding to web issues and complaints from the OCR (U.S. Office for Civil Rights). These include detailed resolution plans when clients need to respond to avoid fines and the negative publicity that sometimes surrounds non-compliance.

Campus Suite has also pioneered educating public institutions about website accessibility by establishing the Website Accessibility Education Center, a valuable resource for website administrators..



**Campus Suite Academy  
Website Accessibility Center**

[www.campussuite.com/accessibility-center](http://www.campussuite.com/accessibility-center)

# Frequently asked questions

## **For PDF service, what is the price per page?**

Pricing can range based on the volume of PDFs you have on your website and if it is part of the initial remediation or the on-demand service. The price range is between \$1.05 per page to \$1.75 per page.

## **What does the PDF scan and remediation process look like?**

You'll upload your documents to the dashboard. We are notified and begin setting up the scan. After the fixes are made, we put the documents back onto the dashboard and you are notified. You then put them back to the appropriate location on your website.

## **What does the ADA managed service process for our website look like?**

Our team performs monthly scans of your site utilizing software. Our team then goes through the results and fixes the content-related errors by hand. A report is produced for your records and uploaded to your ADA dashboard. Any outlying issues we may encounter, you will be notified until the issue is resolved.

## **How long does it take?**

For non-urgent doc remediation, we can scan and fix up to 2000 pages per week. We also have urgent services available for an additional fee with a turnaround time of 48 hours.

## **What standards do you follow for ADA?**

We follow WCAG AA 2.1 guidelines

## **Are there any hidden fees?**

No.

## **How long does it take to build the website?**

It depends upon your responsiveness, but generally only a couple of weeks.

## **Can we change the design of our website?**

Our themes are customizable to address your preferences. There are some guardrails in place to help ensure ADA compliance to a degree, but you can select colors, images, etc...

## **Do your sites offer a calendar?**

Yes. This site can be utilized in many different ways. One of which is a calendar to help with your clubhouse availability/rental schedule.

# Statement of work

1. **On-boarding of ADA Compliant Website and Remediation of Historical Documents.** Contractor will deliver a functional, responsive, working ADA compliant website that can display content submitted to the Contractor by the District. At a minimum, the website and the documents on the website will:
  1. Comply with the guidelines provided by Web Content Accessibility Guidelines 2.1, as amended and/or replaced by new releases from time to time (“WCAG”);
  2. Contain a website accessibility policy that includes: a commitment to accessibility for persons with disabilities, the accessibility standard used and applied to the website (at a minimum WCAG), and contact information of the District Manager or their designee (email and phone number) in case users encounter any problems;
  3. Display an ADA compliance shield, seal, or certification;
  4. Provide options to create a CDD-branded design (colors, logo, etc...)
  5. Be accessible on modern versions of Internet Explorer, Edge, Mozilla, Safari, and Chrome web browsers and be “mobile friendly” and offer a “mobile version” of the sites content for access from tablets or smart phones.
  6. Be free of any commercial advertising;
  7. Be free of any known spyware, virus, or malware;
  8. Secure certification (https)
  9. Secure cloud hosting with fail-overs
  10. Allow for data backups, and record retention as required by law;
  11. Allow for the display a calendar, reservation request form, and newsletter;
  12. Creation of a dashboard for the District to upload and remove content, manage all documents, manage document remediation, and review reports generated by the Contractor; and
  13. Remediate 1500 pages identified by the District for the new website in an ADA compliant format.\*
2. **Maintenance and Management of the Website.**
  1. Contractor will manage and maintain the website;
  2. Remediate in an ADA compliant format new documents (a not to exceed 750 pages per year) uploaded by the District Manager to the document portal;\*
    1. For Agenda Packages, the Contractor shall turn around the documents within 2 business days
  3. District shall be responsible for uploading the documents onto the document portal for the website. Upon completion of the remediation services, Contractor shall ensure that the remediated documents are live on the website. Contractor shall ensure that the District only has the ability to upload documents to the document portal (not the ability to make documents go live on the website) or remove documents on the website and cannot alter any other aspect of the website;
  4. Contractor will store all District data, including files, text and parameters; data will be backed-up on a separate storage system at regular intervals; and

5. The ADA compliant website will be on-line at all times unless maintenance or upgrades require it to be unavailable. When maintenance or upgrades require the website to be unavailable, Contractor will provide the District with reasonable advance notice in writing.

**3. Monthly Auditing and Remediation Services.**

1. Every month Contractor will comprehensively audit the website's compliance with (1) WCAG and (2) any applicable laws, rules, and regulations (including, the Department of Justice);
2. After the audit, Contractor will remediate any web accessibility deficiencies of the website or content on the website; and
3. The Contractor will provide a written report to the District that summarizes the audit and any remediations made.

**4. Support Services.**

Contractor will supply telephone and/or email support to the District on a reasonable and necessary basis to within business hours – Monday to Friday 9 am to 6 pm EST, exclusive of holidays. The Contractor will provide a listing of detailed hours, holidays, and service availability on their website, and reserves the right to modify the times technical support is available.

\*If certain PDFs are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in the PDF and provide contact information if anyone needs reasonable accommodations to access the full content within that PDF.

# Website Creation and Management Agreement

## AGREEMENT BETWEEN THE CFM COMMUNITY DEVELOPMENT DISTRICT AND INNERSYNC STUDIO, LTD., D/B/A CAMPUS SUITE, FOR WEBSITE AUDITING, REMEDIATION, AND MAINTENANCE SERVICES

This Agreement ("Agreement") is entered into as of 2019-07-15 by and between:

**CFM Community Development District**, a local unit of special-purpose government, established and existing pursuant to Chapter 190, *Florida Statutes*, with a mailing address of 3434 Colwell Avenue, Tampa, FL 33614 (the "**District**"), and

**Innersync Studio, Ltd., d/b/a Campus Suite**, an Ohio limited liability company, authorized to do business in Florida, with a mailing address of 752 Dunwoodie Drive, Cincinnati, Ohio 45230 ("**Contractor**").

### RECITALS

**Whereas**, the District is a local unit of special-purpose government, created and existing pursuant to Chapter 190, *Florida Statutes*; and

**Whereas**, pursuant to section 189.069, *Florida Statutes*, the District must maintain an official website containing, at minimum, the statutorily required information ("**Website**"); and

**Whereas**, the District has a need to obtain a qualified independent contractor to perform audits of the Website to ensure compliance with the accessibility requirements of Title II of the Americans with Disabilities Act ("**ADA**"), which ADA accessibility requirements and standards may change from time to time, and to remediate or otherwise convert the Website to meet such ADA accessibility requirements, to routinely audit the Website to ensure continued compliance with the ADA and to perform ongoing maintenance of the Website, all as more particularly described herein and in the proposal attached hereto as **Exhibit A** and made a part herein (together, the "**Services**"); and

**Whereas**, Contractor represents and warrants to the District that it is qualified, willing and capable of providing the Services; and

**Whereas**, the District and Contractor desire to enter into this Agreement for the purposes stated herein and the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

**Now, therefore,** in consideration of the recitals, agreements and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

**Section 1. Recitals.** The recitals stated above are true and correct and by this reference are incorporated herein and form a material part of this Agreement.

**Section 2. Scope of Work.** Contractor shall provide Services in accordance with the terms provided in this Agreement and in **Exhibit A**, which Services include:

**A. Initial Website Remediation.** Contractor shall migrate the District's existing Website or otherwise create a new Website in order to produce a functional, responsive, working Website compliant with federally recommended ADA best practices for state and local governments as promulgated by federal law and rulemaking, including but not limited to Web Content Accessibility Guidelines 2.1 Level AA, as the same may be amended and updated from time to time (as amended and updated from time to time, "**WCAG**"). Specifically, Contractor shall, at a minimum:

- i.** provide an ADA compliant Website that meets, at minimum, the currently-effective WCAG standards;
- ii.** convert up to 1500 pages of PDF documents identified by the District to accessible formats for assistive technologies. If certain PDFs are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in the PDF and provide contact information if anyone needs reasonable accommodations to access the full content within that PDF;
- iii.** provide a website accessibility policy that includes a commitment to accessibility for persons with disabilities, the District's engagement of Contractor for ADA specific services, in an effort to bring the Website into ADA compliance, accessibility standard used and applied to the Website (which shall be at a minimum WCAG), and contact information of the District Manager or their designee (email and phone number) for users encountering any problems;
- iv.** provide options to create a District-branded design (colors, logo, etc.);
- v.** provide Contractor's ADA compliance shield, seal or certification for display on the Website ("Compliance Shield");
- vi.** cross-check ADA compliance for accessibility and compatibility of the Website with various technology mediums, including but not limited to mobile phones, smart phones, tablets, laptop computers, desktop computers, and provide "mobile friendly" or "mobile versions" of the Website accessible via various web browsers including but not limited to Internet Explorer, Edge, Mozilla, Safari, and Chrome;
- vii.** eliminate and prevent any commercial advertising on the Website;
- viii.** eliminate and prevent exposure to any known spyware, virus or malware affecting functionality or accessibility of the Website;

- ix. secure “https” certification and provide secure “cloud” hosting with fail-over back-up measures to ensure continued functionality and accessibility of the Website;
- x. provide data back-up and records retention measures as required by Florida law;
- xi. provide and/or allow display of a calendar, reservation request form, and newsletter, as applicable or necessary to the District;
- xii. provide a “dashboard” accessible to the District Manager or his or her designee which allows the District to upload and remove content, manage documents to be remediated by Contractor, and review ADA compliance reports generated by Contractor. However, Contractor shall ensure that the District does not have the ability to alter any other aspect of the Website which may negatively impact the functionality or accessibility of the Website;
- xiii. provide any and all other effort reasonably necessary to allow the District to receive the maximum benefit of the Services contemplated by this Agreement and **Exhibit A**, recognizing the District is relying on Contractor’s expertise for Website design/best practices in accordance with the ADA requirements including but not limited to WCAG standards.

**B. Maintenance.** Starting October 1, 2019, Contractor shall provide on-going maintenance of the Website, to ensure continued compliance with WCAG. Specifically, Contractor shall:

- i. manage and maintain the Website;
- ii. remediate new documents, up to seven hundred fifty (750) pages per year; for any agenda packages, Contractor shall turn around the remediated version within two (2) business days; any updates or fixes needed to the agenda requiring remediation shall be remediated within 48 hours of the District Manager’s submission for such request.
- iii. remediate new documents identified by the District to accessible formats for assistive technologies. If certain documents are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in such document and provide contact information if anyone needs reasonable accommodations to access the full content within that document. For any agenda packages, including any updates thereto, Contractor shall turn around the remediated version within two (2) business days of the District Manager’s submission for such request.
- iv. provide assistive technical support via telephone and/or email, as reasonably needed, within regular business hours between 9 a.m. and 6 p.m., Monday through Friday, exclusive of federal holidays, which shall include but not be limited to assistance in converting newly added documents and upgrading to new ADA recommended standards, if any, and regularly corresponding with the District staff on such items as updates, changes and recommendations;
- v. store and retain all District content, including files, texts, parameters, documents, and other types of data by backing up the same in a separate storage system and regularly backing up new content as they are submitted and uploaded to the Website;
- vi. ensure that the Website is “live” and “on-line” at all times, unless a scheduled maintenance or upgrades

are required; for any scheduled maintenance or upgrades which would affect the functionality or accessibility of the Website for a prolonged time, Contractor shall provide reasonable advance notice to the District in writing, and post a disclaimer message on the Website during such maintenance or upgrade;

- vii. perform monthly comprehensive technological, and human as needed, audits to ensure Website's compliance with WCAG standards or better and any applicable laws, rules and regulations applicable to the Website. After each audit, Contractor shall remediate any deficiencies identified during such audit and provide a written report to the District summarizing the audit and remediations made, if any;
- viii. in the event that certain documents are not able to be fully remediated and accessible in accordance with ADA compliance standards, Contractor shall immediately notify the District of such documents and shall provide contact information for anyone who needs reasonable accommodation to access all or any portion of such content;
- ix. continue to provide and update, as needed, those Services identified in Section 2(A)(iii), (v), (viii), (x), and (xii); and
- x. provide any and all other effort reasonably necessary to allow the District to receive the maximum benefit of the Services contemplated by this Agreement and **Exhibit A**, recognizing the District is relying on Contractor's expertise for Website design/best practices in accordance with the ADA requirements including but not limited to WCAG standards

**C. Additional Services.** In the event that the District desires additional work or services, Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiation regarding the terms of the additional work, including scope and compensation, the parties shall agree in writing to a work order, addendum, addenda, or change order to this Agreement prior to commencement of any such additional work. The following is a non-exhaustive list of possible additional services that the District may request of Contractor:

- i. providing a point of contact to respond to requests for Website accommodation;
- ii. converting documents for a public records requests received by the District;
- iii. providing any other ADA recommended compliance services requested by the District that Contractor is capable of performing.

**Section 3. Compensation.** As compensation for the Services, the District agrees to pay Contractor in accordance with the following terms:

**A. Initial Website Remediation.** For performance of the Services as provided in Section 2(A) of this Agreement, the District shall pay Contractor a one-time fee of \$2,325.00 [plus (\$0.98) per page remediated pursuant to Section 2(A)(ii)]. Contractor shall invoice the District upon substantial completion of the Services provided in Section 2(A).

**B. Maintenance.** For performance of the Services as provided in Section 2(B) of this Agreement, starting October 1, 2019 the District shall pay Contractor (\$1,537.50) per year, payable in one annual installment for Ongoing PDF Accessibility Compliance Service and Website Services. Parties understands and acknowledges that this includes (i) the annual fee for the domain name for the District's Website, which Contractor shall pay, at its sole expense, on behalf of the District; and (ii) document remediation pursuant to Section 2(B)(iii) of up to seven-hundred fifty (750) pages per year ("Annual Max Pages").

**C. Additional Conversions.** For remediating and converting any documents in excess of the Annual Max Pages included in the maintenance price, Contractor shall provide such services for an amount not to exceed One Dollar and Twenty-Five Cents (\$1.25) per page. Contractor shall perform remediation and conversion of additional documents only upon receipt of written authorization of the District approving the same.

**D. Invoices; Payment.** Contractor shall maintain records conforming to usual accounting practices. Further, Contractor shall render each invoice to the District in writing, which shall be delivered promptly upon completion of each Service. Each invoice shall contain, at a minimum, the District's name, Contractor's name, the invoice date, an invoice number, an itemized listing of all costs billed on each invoice with a sufficient description of each allowing the District to approve each cost, the time frame within which the Services were provided, and the address or bank information to which payment is to be remitted. Consistent with Florida's Prompt Payment Act, section 218.70, *et al.*, *Florida Statutes*, the invoices shall be due and payable within forty-five (45) days of receipt by the District.

#### **Section 4. Term and Termination.**

**A. Term.** This Agreement shall become effective upon the date and year first written above and shall be in effect until terminated by either party in accordance with the terms of this Agreement.

**B. Termination.** The District agrees that Contractor may terminate this Agreement for cause by providing sixty (60) days' written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to Contractor. Contractor agrees that the District may terminate this Agreement without cause; provided that the District shall provide thirty (30) days' written notice of termination without cause. Upon any termination of this Agreement, Contractor shall (i) be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or offsets the District may have against Contractor as the sole means of recovery for termination; (ii) be permitted to remove the Compliance Shield from the Website as of the effective date of the termination; (iii) provide the District, or its designee, all domain names, authorizations, usernames, passwords, and content (including remediated content) in the format in which it was stored on the service; and (iv) if the Contractor used proprietary and/or licensed software to provide the Services herein to the District, then

Contractor shall coordinate with the District as to the terminated use of such software, including any migration of the Website that may be required pursuant to such termination.

**Section 5. Representations, Warranties and Covenants.** Contractor represents, warrants, and covenants that (a) the Services will conform to the requirements provided in Section 2 herein and Exhibit A; (b) the Services shall be performed by qualified personnel in a professional, prompt, diligent, good, safe and workmanlike manner in accordance with all laws, industry standards, and all applicable ADA and other website accessibility compliance standards, including but not limited to WCAG 2.1 Level AA and other federally recommended guidelines, as may be amended from time to time; and (c) neither the Services nor any product provided by Contractor shall infringe, misappropriate, or otherwise violate the intellectual property rights of any third-party. To the extent that any defects are found and reported to the Contractor, the Contractor shall correct such defects within thirty (30) days.

#### **Section 6. Intellectual Property.**

**A. Contractor Materials.** Except as provided herein, Contractor shall retain all right, title, and interest in and to (i) all patents, trademarks, service marks, copyrights, and other intellectual property or proprietary rights of Contractor used in or otherwise associated with the Services, and other materials provided to the District hereunder; and (ii) all trade secrets, technical specifications and data to the extent they are intellectual property, and inventions which are authored, conceived, devised, developed, reduced to practice, or otherwise performed by Contractor which arise out of Contractor's performance of the Services, none of which shall be deemed a "work made for hire" under the Copyright Act of 1976 (collectively, "**Contractor Materials**"), and nothing contained herein shall be construed to restrict, impair, transfer, license, convey, or otherwise alter or deprive Contractor of any of its intellectual property and proprietary interests associated therewith. Subject to the foregoing, Contractor grants to the District a non-exclusive, non-transferable worldwide perpetual limited right and license to access and use the Contractor Materials in connection with the ordinary and intended use by the District as contemplated in this Agreement, including viewing, downloading and printing the Contractor Materials for the District's use, and without in any case removing Contractor's copyright, trademark or other intellectual property ownership notices.

**B. The District Materials; Publicity and Trademarks.** The District shall own the Website, domain name, all e-mail addresses, and all website and e-mail content (including all remediated content provided by the Contractor), under all circumstances. In the event of a termination of this Agreement for any reason, Contractor shall take all necessary steps to transfer, or otherwise allow the District to retain, such website, domain name, e-mail addresses and content of the same. Additionally, to the extent applicable, Contractor shall take commercially reasonable precautions consistent with industry standards to protect confidential information, including, e.g., credit card information and other sensitive information protected under Florida's Public Records Laws. Contractor shall immediately notify the District of any breach or loss of data, and take such steps as are reasonably necessary to

address any such issue. Except as provided herein, the District shall retain all right, title, and interest in and to all intellectual property of the District provided or made available to the Contractor in connection with Contractor's Services (collectively, "District Materials") and nothing contained herein shall be construed to restrict, impair, transfer, license, convey, or otherwise alter or deprive the District of any of its intellectual property or other proprietary interests associated therewith, if any. Subject to the foregoing, the District grants to Contractor a non-exclusive, non-transferable worldwide limited right and license to access and use such District Materials in connection with the provision of the Services as contemplated by this Agreement. Further, the District permits Contractor to identify the District as a customer of Contractor in Contractor's marketing materials (including using the District's name and logo for such limited purposes).

The District further acknowledges and agrees that for Contractor to perform the Services, it must, in some cases, give Contractor remote access to areas behind log-ins that are to be audited hereunder, including, without limitation to content management systems and/or servers (collectively, "System"), and agrees that it will furnish to Contractor all necessary information and/or user names and passwords required to do so. Contractor agrees to follow commercially reasonable and accepted security policies for accessing the District's System including any specific security procedures as may be communicated to Contractor by the District prior to Contractor accessing the System. Contractor shall on its own or through coordination with the District's Website provider, create a back-up copy of all data that may be affected by Contractor's access to the System.

**C. Right to Display Contractor's Compliance Shield / Accessibility Policy.** Pursuant to this Agreement, the Contractor shall provide District a Compliance Shield and customized accessibility policy, which District shall display on its Websites and web applications. The District is expressly prohibited from using the Compliance Shield for any purpose not specifically authorized by this Agreement, and in no event may use such Compliance Shield for or on behalf of any other party or in connection with any domain name and/or organization name other than those being scanned or serviced in connection with the Services.

**Section 7. Public Records.** Contractor understands and agrees that all documents or on-line content of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to section 119.0701, *Florida Statutes*. Contractor acknowledges that the designated public records custodian for the District is \_\_\_\_\_ ("Public Records Custodian"). Among other requirements and to the extent applicable by law, Contractor shall 1) keep and maintain public records required by the District to perform the Work; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the

District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by Contractor, Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

**IF CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT ( ) - , @ .COM, OR AT \_\_\_\_\_, FLORIDA \_\_\_\_\_.**

**Section 8. Indemnity.**

**A.** Contractor agrees to indemnify and hold harmless the District and its officers, supervisors, staff, employees, successors, assigns, members, affiliates, attorneys or representatives from any and all liability, claims, actions, suits, liens, demands, costs, interest, expenses, damages, penalties, fines, or judgments against the District, or loss or damage, whether monetary or otherwise, including but not limited to an ADA website related claim by a third-party, arising out of, wholly or in part by, Contractor's willfully reckless or willfully negligent act(s) or omission(s). Contractor further agrees that nothing herein shall constitute or be construed as a waiver of the District's limitations on liability contained in section 768.28, *Florida Statutes*, or other statute.

**B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorneys' fees, paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings), any interest, expenses, damages, penalties, fines, or judgments against the District, all as actually incurred.

**Section 9. Scrutinized Companies Statement.** Contractor certifies that it is not in violation of section 287.135, *Florida Statutes*, and is not prohibited from doing business with the District under Florida law, including but not limited to Scrutinized Companies with Activities in Sudan List or Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List. If Contractor is found to have submitted a false statement, has been placed on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, or has been engaged in business operations in Cuba or Syria, or is now or in the future on the Scrutinized Companies that Boycott Israel List, or engaged in a boycott of Israel, the District may immediately terminate the Contract.

**Section 10. General Provisions.**

**A. Conflicts.** The terms of this Agreement and Exhibit A are intended to complement each other, and to the extent they conflict, the terms of Exhibit A shall control only to the extent that such provisions provide clarifications on Services and materials to be provided by Contractor pursuant to Exhibit A; in all other respects, the provisions of this Agreement shall control.

**B. Authorization.** The execution of this Agreement has been duly authorized by the appropriate body or official of the District and Contractor, both the District and Contractor have complied with all the requirements of law, and both the District and Contractor have full power and authority to comply with the terms and provisions of this Agreement.

**C. Independent Contractor.** It is understood and agreed that at all times the relationship of Contractor and its employees, agents, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint-venturer, or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of the District and at all times entirely under Contractor's supervision, direction, and control.

In particular, the District will not: i) withhold FICA (Social Security) from Contractor's payments; ii) make state or federal unemployment insurance contributions on Contractor's behalf; iii) withhold state or federal income tax from payment to Contractor; iv) make disability insurance contributions on behalf of Contractor; or v) obtain workers' compensation insurance on behalf of Contractor.

**D. Dispute Resolution.** Before initiating any legal claim or action (except with respect to equitable relief), the parties agree to attempt in good faith to settle any dispute, controversy, or claim arising out of or related to this Agreement or the Services (collectively, "**Dispute**") through discussions which shall be initiated upon written notice of a Dispute by either party to the other. If the parties cannot resolve the Dispute within ten (10) business days, then the parties shall attempt to settle the Dispute by mediation. If mediation is unsuccessful, the parties may then proceed to filing a claim in the appropriate jurisdictional court in accordance with this Agreement. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorneys' fees, paralegal fees, expert witness fees, and costs for trial, alternative dispute resolution, or appellate proceedings.

**E. Applicable Law and Venue.** This Agreement shall be governed by and construed in accordance with the

laws of the State of Florida without reference to the principles of conflict of laws. Except for actions seeking injunctive relief (which may be brought in any appropriate jurisdiction), suits under this agreement shall only be brought in a court of competent jurisdiction in the county of \_\_\_\_\_, Florida. This choice of venue is intended by the parties to be mandatory and not permissive in nature, and to preclude the possibility of litigation between the parties with respect to, or arising out of, this Agreement in any jurisdiction other than that specified in this section. The District and Contractor waive any right they may have to assert the doctrine of *forum non conveniens* or similar doctrine, or to object to venue with respect to any proceeding brought in accordance with this Section.

**F. Limitations on Governmental Liability.** Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third-party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

**G. Third-Party Beneficiaries.** This Agreement is solely for the benefit of the District and Contractor and no right or cause of action shall accrue upon or by reason to or for the benefit of any third-party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and Contractor and their respective representatives, successors, and assigns.

**H. Default and Protection against Third-Party Interference.** A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third-party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third-party to this Agreement.

**I. Notices.** All notices, requests, consents, and other communications under this Agreement ("Notice" or "Notices") shall be in writing and shall be delivered, mailed by Overnight Delivery or First Class Mail, postage prepaid, to the parties, as follows:

**If to Contractor:**

Innersync Studio, Ltd.,  
d/b/a Campus Suite  
752 Dunwoodie Drive  
Cincinnati, Ohio 45230

Attn: Steven Williams

**If to District:**

CFM Community Development District

---

Attn: District Manager

**With a copy to:**

Hopping Green & Sams PA

119 South Monroe Street, Suite 300

Tallahassee, Florida 32301

Attn: District Counsel

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for Contractor may deliver Notice on behalf of the District and Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days' written notice to the parties and addressees set forth herein.

**J. Entire Agreement.** This Agreement, together with Exhibit A, sets forth the entire agreement of the parties, and supersedes any prior agreements or statements with respect to the subject matter hereof.

**K. Severability.** The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

**L. Assignment.** Neither the District nor Contractor may assign this Agreement without the prior written consent of the other. Any purported assignment without such consent shall be null and void.

**M. Amendments.** This Agreement may be amended or modified only by a written instrument duly executed by both parties.

**N. Force Majeure.** If either party is prevented from performing any of its obligations under this Agreement

due to any cause beyond the party's reasonable control, including, without limitations, an “act of God,” fire, flood, war, strike, government regulation, civil or military authority, acts or omissions of transmitters, utilities, providers or hackers, the time for that party's performance will be extended for the period of the delay or inability to perform due to such occurrence.

**O. Survival.** In addition to such other provisions hereof which, by their terms, survive any termination or expiration of this Agreement, Section 5 (Representations, Warranties and Covenants), Section 6 (Intellectual Property), Section 7 (Public Records), Section 8 (Indemnity), and Section 10 (General Provisions) shall survive any termination or expiration of this Agreement.

**P. Waiver.** No breach of any term of this Agreement shall be deemed waived unless expressly waived in writing by the party who might assert such breach. Any failure or delay by either party to exercise any right, power, or privilege under this Agreement shall not be deemed a waiver of any such right, power, or privilege under this Agreement on that or any subsequent occasion. Any waiver by either party, whether express or implied, of any provision of this Agreement, any waiver of default, or any course of dealing hereunder, shall not affect such party's right to thereafter enforce such provision or to exercise any right or remedy in the event of any other default or breach, whether or not similar.

**Q. Counterparts.** This instrument may be executed in any number of counterparts, each of which, when executed and delivered, shall constitute an original, and such counterparts together shall constitute one and the same instrument. Signature and acknowledgement pages, if any, may be detached from the counterparts and attached to a single copy of this document to physically form one document.

**R. Arm's Length Transaction.** This Agreement has been negotiated fully between the parties as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In case of a Dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either party.

**S. Descriptive Headings.** The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

**In witness whereof**, the parties have, by their duly authorized representatives, executed this Agreement as of the date and year first set forth above.

**ATTEST:CFM COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary Chairperson, Board of Supervisors .      \_\_\_\_\_  
Date

\_\_\_\_\_  
Print name

**WITNESS: INNERSYNC STUDIO, LTD., D/B/A CAMPUS SUITE**, an Ohio limited liability company

\_\_\_\_\_  
Print Name: By: Steven Williams, (Title) .      \_\_\_\_\_  
Date

## Exhibit A: Proposal for Services

<b>Implementation</b>	Quantity	Subtotal
<b>Onboarding of ADA Compliant Website and Remediation of Historical Documents</b> <ul style="list-style-type: none"><li>• Migration website pages and present on a staged website for approval</li><li>• Initial PDF Accessibility Compliance Service for 1500 pages of remediation</li></ul>	1	\$2,325.00
<b>Ongoing services</b>	Quantity	Subtotal
<b>Website services</b> <ul style="list-style-type: none"><li>• Hosting, support and training for users</li><li>• Website management tools to make updates</li><li>• Secure certification (https)</li><li>• Monthly site reporting, monitoring and error corrections</li></ul>	1	\$600.00
<b>Ongoing PDF Accessibility Compliance Service</b> <ul style="list-style-type: none"><li>• Remediation of all PDFs stored on your website</li><li>• Remediation of up to 750 PDF pages</li><li>• Dashboard for reporting and managing all PDFs</li><li>• 48-hour turnaround for fixes for board agendas</li><li>• PDF manager dashboard</li></ul>	750*	\$937.50
<b>Social Media Manager</b>		Included

# CFM CDD

URL: <http://cfmcdd.org/> Website Type: Medium

## Website Accessibility for People with Disabilities as per Nondiscrimination requirements of Title II of the American Disabilities Act (ADA) & WCAG

Date	Version#	Comments	Author
August 13, 2018	1.0	Updated "The Law, ADA and WCAG" section details	VB Joshi, Kristen T
January 10 <sup>th</sup> , 2019	2.0	Updated conversion and support costs based on discussed scope	VB Joshi
February 25, 2019	2.2	Updated fee-simple pricing and human audit seal	VB Joshi
March 21, 2019	2.3	Added quarterly audit as per insurance requirement	VB Joshi
March 28, 2019	2.4	Updated Annual Maintenance price for ADA support only	VB Joshi
May 7, 2019	2.5	Updated for CDD specific info after conversing with CDD Manager	VB Joshi
May 20, 2019	2.6	Added Human Audit Details	VB Joshi
June 9, 2019	2.7	Added Hosting and Backup to Maintenance	VB Joshi



BBB Rating: A+  
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**Your website gets 2 Compliance Seals**

**VGlobalTech's Technical Compliance Seal & Human Audit Compliance Seal\***

(\* Human Audit Contract required. Please email [contact@vglobaltech.com](mailto:contact@vglobaltech.com) for audit proposal)



*VGlobalTech is the ADA, WCAG Compliance Expert, with over 100 ADA & WCAG compliant websites created (...and counting) to-date! We have partnered with a non-profit agency to conduct Human Audit and Certification Seal.*

Visit <https://vglobaltech.com/website-compliance/> for details.

**COPYRIGHT ©:** This proposal and the contents within this document are solely created by VGlobalTech team for its customers and cannot be reproduced, copied, modified or distributed (including forwarding to other customers, competitors, web designers etc.) without the written consent of VGlobalTech. VGlobalTech company holds Intellectual Property details along with company software details that must not be shared with others without the written permission of the company. The proposal and software details are customized for the requesting customer and cannot be applied to any other customer / asset / solution. This document does not apply to a case if it is not exclusively sent to you by VGlobalTech upon request.

**Any violations are punishable under the law and shall be prosecuted.**

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## 1.0 The Law

Source: [http://www.leg.state.fl.us/statutes/index.cfm?App\\_mode=Display\\_Statute&URL=0100-0199/0189/Sections/0189.069.html](http://www.leg.state.fl.us/statutes/index.cfm?App_mode=Display_Statute&URL=0100-0199/0189/Sections/0189.069.html)

### **189.069 Special districts; required reporting of information; web-based public access. —**

(1) Beginning on October 1, 2015, or by the end of the first full fiscal year after its creation, each special district shall maintain an official website containing the information required by this section. Each special district shall submit its official website address to the department.

(a) Each independent special district shall maintain a separate website.

(b) Each dependent special district shall be prominently displayed on the home page of the website of the local general-purpose government upon which it is dependent with a hyperlink to such webpages as are necessary to provide the information required by this section. A dependent special district may maintain a separate website providing the information required by this section.

(2)(a) A special district shall post the following information, at a minimum, on the district's official website:

1. The full legal name of the special district.
2. The public purpose of the special district.
3. The name, official address, official e-mail address, and, if applicable, term and appointing authority for each member of the governing body of the special district.
4. The fiscal year of the special district.
5. The full text of the special district's charter, the date of establishment, the establishing entity, and the statute or statutes under which the special district operates, if different from the statute or statutes under which the special district was established. Community development districts may reference chapter 190 as the uniform charter but must include information relating to any grant of special powers.
6. The mailing address, e-mail address, telephone number, and website uniform resource locator of the special district.
7. A description of the boundaries or service area of, and the services provided by, the special district.
8. A listing of all taxes, fees, assessments, or charges imposed and collected by the special district, including the rates or amounts for the fiscal year and the statutory authority for the levy

of the tax, fee, assessment, or charge. For purposes of this subparagraph, charges do not include patient charges by a hospital or other health care provider.

9. The primary contact information for the special district for purposes of communication from the department.

10. A code of ethics adopted by the special district, if applicable, and a hyperlink to generally applicable ethics provisions.

11. The budget of the special district and any amendments thereto in accordance with s.189.016.

12. The final, complete audit report for the most recent completed fiscal year and audit reports required by law or authorized by the governing body of the special district.

13. A listing of its regularly scheduled public meetings as required by s. 189.015(1).

14. The public facilities report, if applicable.

15. The link to the Department of Financial Services' website as set forth in s. 218.32(1)(g).

16. At least 7 days before each meeting or workshop, the agenda of the event, along with any meeting materials available in an electronic format, excluding confidential and exempt information. The information must remain on the website for at least 1 year after the event.

(b) The department's website list of special districts in the state required under s. 189.061 shall include a link for each special district that provides web-based access to the public for all information and documentation required for submission to the department pursuant to subsection

## 2.0 ADA & WCAG Compliance – Introduction

Every individual must have equal access to information whether it is in person service or online. This is a general agreement and understanding of access.

The Internet has dramatically changed the way state and local governments do business. Today, government agencies routinely make much more information about their programs, activities, and services available to the public by posting it on their websites. As a result, many people can easily access this information seven day a week, 24 hours a day.

Many government services and activities are also provided on websites because the public is able to participate in them at any time of day and without the assistance of government personnel. Many government websites offer a low cost, quick, and convenient way of filing tax returns, paying bills, renewing licenses, signing up for programs, applying for permits or funding, submitting job applications, and performing a wide variety of other activities.

The Americans with Disabilities Act (ADA) and, if the government entities receive federal funding, the Rehabilitation Act of 1973 generally require that state and local governments provide qualified individuals with disabilities equal access to their programs, services, or activities unless doing so would fundamentally alter the nature of their programs, services, or activities or would impose an undue burden. One way to help meet these requirements is to ensure that government websites have accessible features for people with disabilities, using the simple steps described in this document. An agency with an inaccessible website may also meet its legal obligations by providing an alternative accessible way for citizens to use the programs or services, such as a staffed telephone information line. These alternatives, however, are unlikely to provide an equal degree of access in terms of hours of operation and the range of options and programs available.

The World Wide Web Consortium (W3C) sets the main international standards for the World Wide Web and its accessibility. W3C created the Web Content Accessibility Guidelines (WCAG 2.0 and 2.1) which are similar to Section 508, but on an international level. WCAG 2.0 and 2.1 requires specific techniques for compliance and is more current than Section 508.

Many countries and international organizations require compliance with WCAG 2.0 and 2.1. The guidelines are categorized into three levels of compliance: A (must support), AA (should support), and AAA (may support). Representatives from the accessibility community around the world participate in the evolution of these guidelines.

Source: <https://www.w3.org/WAI/standards-guidelines/wcag/>

**Visit <http://vglobaltech.com/website-compliance/> for more details, do a website compliance check on your website and to download a PDF proposal.**

## 2.1 Common Problems and Solutions in Website Accessibility?

### 2.1.1 Problem: Images Without Text Equivalents

#### **Solution: Add a Text Equivalent to Every Image**

Adding a line of simple HTML code to provide text for each image and graphic will enable a user with a vision disability to understand what it is. Add a type of HTML tag, such as an “alt” tag for brief amounts of text or a “longdesc” tag for large amounts, to each image and graphic on your agency’s website.

The words in the tag should be more than a description. They should provide a text equivalent of the image. In other words, the tag should include the same meaningful information that other users obtain by looking at the image. In the example of the mayor’s picture, adding an “alt” tag with the words “Photograph of Mayor Jane Smith” provides a meaningful description.

In some circumstances, longer and more detailed text will be necessary to convey the same meaningful information that other visitors to the website can see. For example, a map showing the locations of neighborhood branches of a city library needs a tag with much more information in text format. In that instance, where the map conveys the locations of several facilities, add a “longdesc” tag that includes a text equivalent description of each location shown on the map – e.g., “City Center Library, 433 N. Main Street, located on North Main Street between 4th Avenue and 5th Avenue.”

### 2.1.2 Problem: Documents Are Not Posted In an Accessible Format

#### **Solution: Post Documents in a Text-Based Format**

Always provide documents in an alternative text-based format, such as HTML or RTF (Rich Text Format), in addition to PDF. Text-based formats are the most compatible with assistive technologies.

### 2.1.3 Problem: Specifying Colors and Font Sizes

#### **Solution: Avoid Dictating Colors and Font Settings**

Websites should be designed so they can be viewed with the color and font sizes set in users’ web browsers and operating systems. Users with low vision must be able to specify the text and background colors as well as the font sizes needed to see webpage content.

### 2.1.4 Problem: Videos and Other Multimedia Lack Accessible Features

#### **Solution: Include Audio Descriptions and Captions**

Videos need to incorporate features that make them accessible to everyone. Provide audio descriptions of images (including changes in setting, gestures, and other details) to make videos accessible to people who are blind or have low vision. Provide text captions synchronized with the video images to make videos and audio tracks accessible to people who are deaf or hard of hearing.

## 2.1.5 Web Content Accessibility Guidelines (WCAG)

### Understanding the Four Principles of Accessibility

The guidelines and Success Criteria are organized around the following four principles, which lay the foundation necessary for anyone to access and use Web content. Anyone who wants to use the Web must have content that is:

1. **Perceivable** - Information and user interface components must be presentable to users in ways they can perceive.
  - This means that users must be able to perceive the information being presented (it can't be invisible to all of their senses)
2. **Operable** - User interface components and navigation must be operable.
  - This means that users must be able to operate the interface (the interface cannot require interaction that a user cannot perform)
3. **Understandable** - Information and the operation of user interface must be understandable.
  - This means that users must be able to understand the information as well as the operation of the user interface (the content or operation cannot be beyond their understanding)
4. **Robust** - Content must be robust enough that it can be interpreted reliably by a wide variety of user agents, including assistive technologies.
  - This means that users must be able to access the content as technologies advance (as technologies and user agents evolve, the content should remain accessible)

**If any of these are not true, users with disabilities will not be able to use the Web.**

Under each of the principles are guidelines and Success Criteria that help to address these principles for people with disabilities. There are many general usability guidelines that make content more **usable by all people**, including those with disabilities. However, in WCAG 2.1, we only include those guidelines that address problems particular to people with disabilities. This includes issues that block access or interfere with access to the Web more severely for people with disabilities.

See reference section at the end of this document for more information and websites for ADA, Usability and other important compliance issues and solutions.

**VGlobalTech development and business management team shall study these compliance guidelines and with our technical capabilities apply these to make your website accessible, compatible and fully functional for all people, including those with disabilities.**

**Visit <https://vglobaltech.com/website-compliance/> for details of our compliance process and expertise in this area.**

Please see References section for several resources on compliance.

### 3.0 Pricing

#### Website Complexity: **Medium Level Websites**

**VGlobalTech team shall complete the following critical tasks for client website. All costs below are per website / CDD:**

#### 3.1 Existing Website Remediation / New Website Build:

	<b>Task</b>
1.	Remediate existing website / Build new website from start for ADA and WCAG compliance requirements – ALL webpages on the website. Create accessibility document, code review, html updates, plugins / security updates required for ADA and WCAG compliance
2.	Cross-Device Check (Website needs to appear as per ADA standards on Mobile Phones, Tablets, Desktops etc.). Braille Readers, Other assistance technology compatibility
3.	<b>ADA Standards application (as per Section 1 above). ADA.gov, Web Content Accessibility Guidelines (WCAG)</b>
4.	PDF Documents conversion (to Text, HTML etc.) as needed for ADA Compliance / Reader Compliance (up to 2 years of documents shall be converted)
5.	Create a webpage showing websites ADA Compliance efforts
6.	Create customized footer with <b>VGlobalTech's ADA Compliance Seal</b> (valid for 1 year only)
7.	<b>Web Design Total: \$4750/- (one time)</b>

### 3.2 ADA Compliance Monthly Maintenance and Hosting

Maintenance contract starts after initial conversion is completed (Optional Maintenance – It is critical to maintain compliance as websites get updated):

The Annual Maintenance **DOES NOT** include the quarterly audits proposed in the previous section.

Maintenance contract is required to receive VGlobalTech’s proprietary document conversion software (PDF to RTF) that allows you to easily convert documents or submit to VGlobalTech and get docs converted within less than 24 hrs.

	Task
1.	Assist with ADA Website Compliance tasks for current / new website on an ongoing basis – All new webpages and content that is put on the website – Customer must notify what updates are made ( <i>content shall be uploaded by client, VGlobalTech shall provide feedback on the content ADA requirements – This is as per customers’ request. Please contact VGlobalTech if a full maintenance, including content upload is required</i> )
2.	PDF Documents conversion (to Text, HTML etc) as needed ( <b><i>new documents during the maintenance year only</i></b> ) for ADA Compliance / Reader Compliance. VGlobalTech’s <b>proprietary batch conversion software</b> is included as long as the contract is valid (big time saver that creates compliant documents that can be uploaded to the website). There is no limit on how many documents you can convert using VGlobalTech’s software. If Auto conversion fails, VGlobalTech team shall perform manual OCR and conversion within 24 hrs.
3.	Update footer with VGlobalTech’s ADA Compliance Seal (extended for current year)
	<p><b>Monthly Maintenance: (starts after initial compliance engagement quoted above is complete):</b>  <b>\$1440 /- (annually – can be broken into equal monthly charges)</b></p> <p>*support beyond 8 hrs / month shall be billed at \$55 / hr separately            **Annual maintenance can be broken up into smaller monthly bills.</p>
4.	<p>Website hosting and backups – Premium hosting, unlimited file space, bandwidth, fast website response, regular automated backups, SSL certificates for secure site access (https protocol), 99.9% website uptime:</p> <p><b>\$600 / year</b></p>
	<p><b>Total Maintenance and Hosting: \$2040 / year</b></p>

### 3.3 Quarterly Technical and Human Audit

This audit is as per the Florida Insurance Alliance guidelines. Please check with your insurance agency for specific requirements. **Read more here:** [https://vglobaltech.com/wp-content/uploads/2019/03/FIA\\_ADA\\_Guidelines-2019-2020.pdf](https://vglobaltech.com/wp-content/uploads/2019/03/FIA_ADA_Guidelines-2019-2020.pdf)

VGlobalTech has partnered with a local agency for the visually impaired – LightHouse Works. LightHouse has developed a unique program for digital accessibility that is run by visually impaired personnel that are highly skilled in human auditing of websites and software as per the section 508 stipulations. Read more about our partnership here: <https://vglobaltech.com/website-compliance/>

**Together we are now able to provide not one but two compliance seals for all our customers:**

#### 1. Digital Asset Technical Compliance Seal:



VGlobalTech in-house technical team shall remediate / test the website / software for ADA, WCAG compliance. VGlobalTech’s technical design & development team is fully aware of the Americans with Disability Act (ADA), Web Content Accessibility Guidelines (WCAG), **Section 508** of the Rehabilitation Act of 1973 and overall the design principles of a professional, accessible, functional and responsive web design. The entire team has taken dedicated time and efforts to learn these design principles first hand. Our purpose is clear – **Universal, Creative Web design that works for everyone, everywhere and every time!**

#### 2. Human Audit Seal:



LightHouse Works’ visually impaired personnel shall actually test the website for compliance as per the section 508 and ADA requirements. The VGlobalTech technical team shall remediate any points discovered by LightHouse team and send the site for re-certification. Upon satisfactory completion LightHouse shall provide the Human Audit Seal that will be specific to the site and the VGlobalTech team shall put the seal on the site. This is an added layer of true Human Audit testing that provides full ADA compliance.

### Cost for Technical and Human Audits:

**\$1600 / Four Audits per Year**

**(paid as a onetime fee) (Seals renewed every quarter) (Audits are conducted by VGlobalTech and LightHouse Agency together)**

This proposal includes following points, stipulations terms and conditions:

\*(1) conference call or in person meetings per month with client to review metrics, results and monthly recaps *\*unless otherwise noted*

\* email and phone communication

\*Anything out of the scope of work in the above proposal will be addressed and client will be immediately notified. After notification of additional work, a subsequent quote will be provided to cover that work.

\*Client is responsible to adhering to timelines as far as information required to complete the task is concerned. If timelines are not adhered to and exceed 15 business days past the current marketing months, last day, all work will end. A new month with new allocated costs will be presented for future work to commence. No refunds and owed work will be due unless otherwise agreed upon. **An Invoice will be provided once signature approval of this project proposal. Payments will be made to VGLOBALTECH**

\*Client is responsible for verifying quality of work, providing feedback, verifying that compliance has been met as required. VGlobalTech team shall not be responsible for any legal ramifications arising from work not done as per external agencies / organizations / associations needs if proper feedback is not provided by the customer. VGlobalTech's work will be in best faith but cannot guarantee all compliance / legal needs since we are not the final authority in the ADA or WCAG compliance area. VGlobalTech shall not be liable for any legal ramifications arising from compliance issues and cannot be held responsible for any legal or other lawsuits.

Refund Policy: The client may halt work and request for a refund within seven days of the date of signing this services agreement by mailing a signed letter to the main address listed on [www.VGlobalTech.com](http://www.VGlobalTech.com) website. If client requests a refund within seven days of the date of signing their agreement they shall be liable to pay for all work completed and will be refunded the remaining balance of the initial payment if billable work has not exceeded a charge that would be greater than client's initial payment. If client requests a refund after the seven days from the date of the signing of the agreement client is liable to pay for all work completed plus an additional 25% of any remaining balance that may still be due. Once line item projects are complete no refunds will be issued. Confidentiality: All information between client and service provider inclusive of technical and business information relating to proprietary ideas, patentable ideas and/or trade secrets, existing and/or contemplated products and services, research and development, production, costs, profit and margin information, finances and financial projections, customers, clients, marketing, and current or future business plans and models, regardless of whether such information is designated as "Confidential Information" at the time of its disclosure and will be treated as such and with absolute confidentiality and will not be shared or used, which will be maintained at all times. The client is not allowed to disclose their price with any third parties. Doing so is in breach of this agreement. All information development will be shared and proprietary information and property between client and service providers.

## 4.0 Proposal Acceptance:

The VGlobalTech proposed solution and terms have been accepted by the customer and the VGlobalTech can proceed with the project. All payments shall be made according to this agreement.

**Select Proper Option Below, Sign and Date, Return to [contact@vglobaltech.com](mailto:contact@vglobaltech.com):**

---

**Option1: Website only**

*Section 3.1: One time (website conversion and compliance cost):*

**Option2: Website and Monthly Maintenance w/ Hosting**

*Section 3.1: One time (website conversion and compliance cost)*

+

*Section 3.2 ADA Compliance Monthly Maintenance and Hosting*

**Option3: Website and Quarterly Audits**

*Section 3.1: One time (website conversion and compliance cost)*

+

*Section 3.3 Quarterly Technical and Human Audit Testing*

**Option4: Website, Monthly Maintenance w/ Hosting and Quarterly Audits**

*Section 3.1: One time (website conversion and compliance cost)*

+

*Section 3.2 ADA Compliance Monthly Maintenance and Hosting*

+

*Section 3.3 Quarterly Technical and Human Audit Testing*

**Signatures:**

---

For Customer

Date

VB Joshi

---

For VGlobalTech

Date

## 5.0 References:

**ADA Best Practices Tool Kit for State and Local Governments:**

<https://www.ada.gov/pcatoolkit/chap5toolkit.htm>

**U.S. Department of Justice, Civil Rights Division, Disability Rights Section**

<https://www.ada.gov/websites2.htm>

**Web design Standards:** <https://www.w3schools.com/>

**Web Content Accessibility Guidelines (WCAG)** <https://www.w3.org/TR/WCAG21/>

**VGlobalTech Web Content Accessibility Implementation and Checkpoints:**

<http://vglobaltech.com/website-compliance/>



BBB Rating: A+

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