

MIDDLE VILLAGE
Community Development District

JUNE 13, 2022

AGENDA

Middle Village Community Development District

475 West Town Place
Suite 114
St. Augustine, Florida 32092

June 6, 2022

Board of Supervisors
Middle Village Community Development District

Dear Board Members:

The Middle Village Community Development District Board of Supervisors Meeting is scheduled to be held **Monday, June 13, 2022 at 2:00 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.**

Following is the advance agenda for the meeting:

- I. Roll Call
- II. Audience Comments (limited to three minutes)
- III. Approval of Consent Agenda
 - A. Approval of the Minutes of the May 9, 2022 Audit Committee and Board of Supervisors Meetings
 - B. Financial Statements
 - C. Assessment Receipts Schedule
 - D. Check Registers
- IV. Ratification of Engagement Letter from Grau & Associates for FY 2022-2026 Audit Services
- V. Consideration of Resolution 2022-11, Approving the Proposed Budget for Fiscal Year 2023 and Setting a Public Hearing Date (Budget to be provided under separate cover)
- VI. Other Business
- VII. Staff Reports
 - A. District Counsel
 - B. District Engineer – Acceptance of the Stormwater Needs Analysis Report

C. District Manager

D. Operations Manager – Memorandum

VIII. Audience Comments (limited to three minutes) / Supervisor Requests

IX. Next Scheduled Meetings – July 11, 2022 @ 2:00 p.m. at the Plantation Oaks
Amenity Center

X. Adjournment

I look forward to seeing you at the meeting. If you have any questions, please feel free to call.

Sincerely,

Marílee Giles

Marilee Giles
District Manager

THIRD ORDER OF BUSINESS

A.

MINUTES OF AUDIT COMMITTEE MEETING
MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT

The Audit Committee meeting of the Middle Village Community Development District was held Monday, May 9, 2022 at 2:00 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.

Present and constituting a quorum were:

Michael Steiner	Chairman
Tim Hartigan	Vice Chairman
Jeremy Spellman	Supervisor
Jonel Hicks	Supervisor

Also present were:

Marilee Giles	District Manager
Mike Eckert	District Counsel (by telephone)

FIRST ORDER OF BUSINESS

Roll Call

Ms. Giles called the meeting to order at 2:00 p.m.

SECOND ORDER OF BUSINESS

Review and Ranking of Proposals for Audit Services

Ms. Giles stated at the March meeting, the Board approved the auditor selection evaluation criteria. That evaluation criteria meets the statutory requirements. Those criteria are ability of personnel, proposer's experience, understanding the scope of work, ability to furnish the required services and price, all equally weighted at 20 points. Today we have two proposals that the committee will rank and make a selection. Once you make the selection, the Board will direct staff to get an engagement letter from the top ranked proposer. Although you are currently using Grau & Associates, both of these companies are reputable and we use them with several of our districts in Northeast Florida.

Chairman Steiner stated there are a couple of things I noticed in the proposals. Both of the candidates referenced GMS and I thought it would be good to get an assessment from GMS as to whether they had any feedback on either of them. We've had Grau since 2008 and to my knowledge we haven't had any problems. I contacted Marilee and she got some information from one of our accountants. They prefer to work with Grau over all others and they've never

had any problems with them. They've always turned in the audits on time, start working earlier, and it's easy to reach them if they have any questions. The other proposer basically failed to turn in audits on time because they were understaffed, it was almost impossible to reach them, and they do everything at the last minute. Based on that additional information, as far as the ability of personnel, I gave Grau 15 points and gave Berger Toombs 5 points. For experience, because we've had them since 2008, I gave the advantage to Grau with 15 points and 5 points to Berger Toombs. As far as understanding the scope of work, I chose to give each of them 10 points. Ability to furnish the required services, they have the ability to do that, so I gave them both 10 points. I gave 5 points to Grau for price. They are \$6,722 higher than Berger Toombs, but keep in mind this is a five-year contract, so you're looking at \$1,344 average increase for every year. Berger Toombs got 15 points for being priced lower. That comes out to 55 points total for Grau and 45 points total for Berger Toombs. This is just from my research on it. If you want some information about whether they're stressed or not, Grau has 15 employees assigned, Berger has 28. But then, if you look, Berger has around 900 accounts and Grau has 297. From that standpoint it looks like we have more people available to support. With the nature of today where there are high turnovers, and costs going up, I'd be concerned that we would get hung out because somebody is over extended.

Vice Chairman Hartigan stated I'm leaning towards Grau, especially if we have a good track record with them. After reading both of them I was swaying towards Berger, but with GMS's input, the fact that the second one did not provide audits in a timely fashion pretty much closes it for me. We can't afford to have a lack of attention to detail and submission on time. The price is slightly different, but quality of work is always well worth it. The increases I see over the next five years are fine. I'm in favor of going with Grau and retaining what we currently have.

Chairman Steiner asked so you're comfortable with the ranking?

Vice Chairman Hartigan responded I'm very comfortable. Actually, I'd probably raise Grau up by at least another five points.

Chairman Steiner asked where you would take that additional deduction?

Vice Chairman Hartigan responded the on-time reporting is the biggest for me. Your report is fine the way it is.

Chairman Steiner stated I've already deducted five points for the failure to report and so forth.

On MOTION by Chairman Steiner seconded by Vice Chairman Hartigan with all in favor ranking Grau & Associates number one with 55 points and Berger Toombs number two with 45 points was approved.

THIRD ORDER OF BUSINESS

Other Business

There being none, the next item followed.

FOURTH ORDER OF BUSINESS

Adjournment

On MOTION by Chairman Steiner seconded by Mr. Spellman with all in favor the Audit Committee Meeting was Adjourned.

MINUTES OF MEETING
MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Middle Village Community Development District was held on Monday, May 9, 2022 at 2:00 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.

Present and constituting a quorum were:

Michael Steiner	Chairman
Tim Hartigan	Vice Chairman
Jeremy Spellman	Supervisor
Jonel Hicks	Supervisor

Also present were:

Marilee Giles	District Manager
Mike Eckert	District Counsel (by phone)
Jay Soriano	Operations Manager
Chalon Suchsland	VerdeGo Landscape
Crys LaFata	S3 Security
Marla Dietrich	S3 Security

FIRST ORDER OF BUSINESS

Call to Order

Ms. Giles called the meeting to order and called the roll at approximately 2:12 p.m.

SECOND ORDER OF BUSINESS

Audience Comments

There being no members of the audience present, the next item followed.

THIRD ORDER OF BUSINESS

Approval of Consent Agenda

- A. Approval of the Minutes of the April 11, 2022 Meeting**
- B. Financial Statements**
- C. Assessment Receipt Schedule**
- D. Check Register**

Ms. Giles stated included in your package are the minutes of the Board of Supervisors and Audit Committee meetings, the financial statements as of March 31st, your assessment receipts schedule showing you are 98% collected, and the check register totaling \$149,089.79.

On MOTION by Chairman Steiner seconded by Vice Chairman Hartigan with all in favor the consent agenda was approved.

FOURTH ORDER OF BUSINESS

Acceptance of the Audit Committee's Recommendation

Ms. Giles stated the Audit Committee met prior to this meeting and they recommend to the Board the selection of Grau & Associates to conduct the Fiscal Year 2022 through 2026 audits.

On MOTION by Chairman Steiner seconded by Mr. Spellman with all in favor the Audit Committee's recommendation to rank Grau & Associates number one and Berger Toombs number two was accepted and staff was authorized to negotiate an agreement with Grau.

FIFTH ORDER OF BUSINESS

Discussion of Options for Use of Savings from Bond Refinancing

Chairman Steiner asked does anyone have any concerns with what we discussed before, which was to utilize the savings towards the O&M assessments?

Vice Chairman Hartigan responded I'm still in favor of Option 1, and from what I understand we were just waiting on final numbers.

Chairman Steiner stated Jay doesn't have a final number yet, but based on what we've seen with increases in costs, and the fact that he has not received any major concerns with the capital reserve study, I would like to propose we direct staff to proceed with a budget, which anticipates that going into the O&M. We still have the approval of the budget, so at that time if we decide Option 1 is not the direction we should go, we can address it at that point. We're only giving direction to staff to begin creating a budget, which reflects the input of that statement.

Mr. Spellman stated that sounds good.

On MOTION by Chairman Steiner seconded by Vice Chairman Hartigan with all in favor directing staff to proceed with Option 1 from the memorandum was approved.

SIXTH ORDER OF BUSINESS

Other Business

There being no other business, the next item followed.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

There being nothing to report, the next item followed.

B. District Engineer

Ms. Giles stated we are within 60 days of the due date for the stormwater needs analysis. I will follow up with Peter Ma on that. He's reached out a couple of times to get some numbers for the report.

C. District Manager – Report on the Number of Registered Voters (4,873)

Ms. Giles stated Florida Statute 190 requires us to provide the number of registered voters in the community. As of April 15, 2022, there are 4,873 registered voters in Middle Village CDD.

Between now and the June 13th meeting we will be looking for Board guidance in preparing the FY23 proposed budget.

D. Operations Manager – Memorandum

Mr. Soriano stated we have our dive-in movies starting this month going into summer. If you've been to our pools the last couple weekends, you'll see it looks like summer out here already, especially with the weather. We are still on the limited schedule with the pools where they alternate back and forth. The Middle Village pools are closed today, and your sister district is open until Friday, Saturday, and Sunday when they will all open. This goes on until Memorial Day and then we will open full blast. We will have a School's Out party in a couple weeks and then we start getting into our summer programs. I just received the swim meet schedule this last week, so we will make sure that's posted at the pools and on the website so residents can see when we have those swim meets, so when it gets a little hectic down there, they can stay away or go to your sister district for the day. We also have a couple of USTA tournaments planned this summer for the tennis program. Those are very large. Over the years they've tripled in size, and they are constantly doing more down here, so we have a rather busy summer schedule.

We are slowly adding on to our rental schedule. We have started filling up most weekends, but I'd like to get back to where almost every night there are events or meetings in this room and then weddings on weekends.

On the operations and maintenance side, if you notice, we have a big fence up. It's not complete, that's just the main part of the fence. We still have a lot of gates to go. At the moment though, we set up for me to have \$175,000 for this fencing job. Right now, we are at \$142,750. We've also purchased the gates, but the gates haven't been put up and we have some decorative items that I'm doing with the gates. We're also setting them up beforehand to allow for our access system. There will be a separate charge for the access system, because that's a separate company. Right now, I'm left with about \$32,000 to work with under that not to exceed amount. I don't believe I'm going to go over that, but that doesn't include things like our signage and changing things around to make sure people know where they're walking. Once we put those doors on there's going to be a big difference. People are already noticing it and we've gotten a lot of questions. I've even gotten emails from people that really like the fact that we're closing this in. It's already starting to do its job and I think it looks good. In a minute, we will go over one of the proposals for landscaping. As you can see, there are ways to dress up the areas that are just open fencing.

A big part of this last month has been preparing for the budget. I've already started collecting letters from all our vendors. So far, I can't find a single one that isn't planning on increasing for their contracts for this next year. We have had years where people have had small increases, such as three or four percent or sometimes our smaller vendors will forgo an increase altogether. That is not the case this year. In fact, we've already talked about our largest increase, which is the Clay County Sheriff's Office at 26%. When you start to hit all of those lines with increases, whether it's 5% or 26%, the operations and maintenance side is going to go up drastically. Here, we are doing well, and you guys have a little bit of padding. If we do what you guys directed before, I have no worries, but if I look at your district and your sister district, that's when I started to worry about increases just for our everyday operations. It's been years since we've had an assessment increase. This is the first year I'm starting to worry that we may have to. When we come back next month, you'll be able to see some of those individual increases and how that works out and how it adds up to that budget.

I don't have the capital reserve study yet. There were a lot of items on there that we've completed over the years that he has come back out here to review. He did do that update of all the things I've done such as when I've installed them, how much we paid for them, etc. and he takes all of that, puts it into his system, and then he came out here and toured with me so he

could actually see what everything looks like to give me an idea of whether we're doing a good job, or things we need to put more money into. Regardless, I think we are going to need money just to continue to operate the way we like to. The last few years, when we've needed something, you guys give me the money and we go to work. I'd be concerned if we had to watch that and cut corners to make sure we made it to the next year. Everything I'm seeing is more money, not just here for district operations. There is one item I want to point out to you guys. I don't have a quote for it yet, they're working on it. It's the top item on your maintenance report, the motor at the lap pool. This is our largest motor. Years ago, the Board approved for me to start stockpiling motors. We have a lot of 5-horsepower, 7.5-horsepower, and some ten and fifteen horsepower motors between the two districts. That way, when we had a slide go down, instead of being out of commission for a couple weeks, my guys can go to work changing everything over. Not a lot of districts have the ability to stockpile equipment because it can cost money and it takes up a lot of space, but it's allowed us to operate to where we really haven't had a pool or piece of equipment down more than a day. This motor, we do not have. It's a 25-horsepower motor and weighs about 600 pounds. It has lived a long life. I believe we are on the eleventh summer. The impeller is starting to go. I can see that with the flow of the pool when we clean it out, so we're going to have to replace that. The biggest problem I have is it's starting to leak water out of the side. I have to pull that whole big thing, pull it apart, put a seal back on and stick that motor in there. That is a lot of work and its very costly. We're probably going to have to bring in a long reach forklift to reach over top of your heaters to pick this big thing up. I've gotten verbal quotes upwards of \$11,000 to replace this motor. I know the motor to purchase is about \$500. Doing the work is the biggest thing, so I've asked them to give me a quote on giving me the whole unit ready to go, that way when we swap it out it's quicker. I'll take that unit there and take everything off so it's ready to go and then we will have one motor sitting on the shelf. It's not something we have to worry about this weekend, but when that water comes out, eventually it gets worse and worse to where it leaks so much the motor will go out, so I do want to get moving on it.

Vice Chairman Hartigan asked we've set aside for that, right?

Mr. Soriano responded yes, we have a small amount in there for motor repairs and then I have my repair and replacement amount that I can put towards it. We can count capital, so depending on how much we spend this year, I can push that to the end of the year so we can have

a good look at how much we spent in capital. At this point, that is not a concern. It's just something I can't spend without your approval, but I would consider this an emergency issue.

Chairman Steiner stated just to give a historical background, we were suffering with impellers going bad or bearings going bad on various motors and at the time, the process was pull the motor and get it repaired. It never happened at a good time. It was always coming up on a weekend, so the Board directed Jay that when a motor had a problem and needed to be repaired, purchase another one, put the new one in, get it repaired, and put it on the shelf. We're also doing that with the heaters out there. By having the spares that don't have a shelf life to be concerned with, it does give us a quicker turnaround and reduces the amount of time the pools have to be down. Keep that in mind that we didn't just go out and buy every motor that we needed. We basically did it as they went. Some of these motors are exchangeable with Double Branch, so they share the cost on motors that are utilized over there as well. This one isn't, if I'm correct. To my knowledge it's worked out quite well.

Mr. Soriano stated it's been years since we've had an extended shut down, so it works out well.

Mr. Soriano continued his report. There are some renderings in your agenda package for landscaping. There are no prices attached, it was to give you an idea of how we could dress up those areas. There are those areas that are long stretches of fencing, just to make our fencing look better. I like the way it looks, but I think as you add on landscaping, it will look even better. I don't think the fence stands out and looks bad at all, this is just to give you an idea. I would say, let me finish with all of the main installs first to gauge the access system and probably a couple of cameras to keep a good eye on those fences, because I know somebody is going to jump here and there, and if they're damaging them, I'd like to catch anybody that damages the fence. Once we're done with that, then we can look at adding on these landscaped areas.

There are two quotes in there I want you guys to think about. One is the promenade. I've moved forward with taking out all the dead trees, so it looks good down there. There are a lot of stumps we've taken out and a lot of trees that maybe had one green leaf on the whole tree. We took all of those out. If we want to replace those trees in that area, there is a proposal we came up with. This is without doing any kind of trade off on our contractual amount. That is what Chalon was talking about before is we can get it cheap, or even free if we gave up some contractual amounts that we are given every year. This is without that and it's not a bad price.

We could do this rather easy, it's just whether you guys want to spend more money on the promenade right now. I don't think it's something that is a dire need, but it will help out. I think over the last couple of years people have enjoyed the landscaping, this year especially, and I think VerdeGo is doing a really good job, so adding on these small amounts like this I don't think is a big problem. The other proposal is the clock tower. It's just mulch. It didn't make it into your agenda packet. That is just for the roadside area. We do own a good amount of the area there, such as the slip lane. I'd argue the parking spaces aren't, but they actually are. We built them. The developer doesn't want them, and the County does not like parking spots. They won't approve parking spaces within so many feet of their right of way. When you look on the County map right now, it almost looks like it's theirs. I'd also argue the island. I think the island serves the businesses there, not us, but since it is in our area, the islands belong to us. My main concern is the roadside. Years ago, we did pull a lot of the dead bushes, so you'll see some spots where the hedge line breaks up. We have a couple more skeleton bushes that Chalon's crew is going to pull for me, but we haven't updated mulch in a while and it's starting to look old out there. Now that we've redone the road, we are going to limb up some of the trees to make that area look a little bit better. I think that is needed and mostly, because that is one of the expectations in the landscape contract that it is a high visibility area. There's not a requirement that says we have to do mulch every year like we do at the amenity center, but I do think we need to update that area to make it look better. The developer has come to me almost demanding that we update the islands. I'm not happy with that and I let him know that. We will eventually have to do some of those islands. I think he's trying to sell some of those areas. We have a brand-new neighborhood and that is their entry too, so they are going to want to update some of those front islands. I'm coming up with a plan with Chalon now. I would like that to be more perennial. I'm not sticking annuals in there that we have to rotate out all of the time. There's not a requirement that says how we have to landscape, but we will have to improve it a little bit. My main concern was the roadside, and that's what this is, just the mulch on the roadside. Those are not amounts I can approve so it would have to be approved by you guys.

Chairman Steiner asked wasn't there something with the lighting down there?

Mr. Soriano responded we're going to work on that. I mentioned that to the developer also. We do a cost share agreement. The original set up in this was there would be some common ground out there that would come back to the District and that parking lot would serve as entry

to that common ground and a place for our own residents to use too. Because of that, we pay the lighting. It's our account right now and we send them the bill at the end of the year to pay half of it back. Since that is not the plan anymore, I've talked to them about revisiting that. I don't believe it's ours to light anymore. There's nothing in there that the District is truly using. I believe that falls more under the new townhome community that is over there, that's their entrance, and then also the developer for the businesses. Even if they wanted to come back and ask to split it three ways, that's better, but I don't believe the District should be paying for everything out there. I talked to them about that, but they haven't come back to me yet. I think it is something we will need to clean up, or at least give a better explanation for why we're paying for the lighting in that parking lot.

Vice Chairman Hartigan asked are we able to disconnect it?

Mr. Soriano responded there is a contract that I sent to Mike to look at. We can, but I think we would have to pay for any re-metering. That meter is set up well to where it's separate from the streetlights. We do take care of the streetlights. The ones running on the outside where the mulch is that I'm talking about on the edge of the road is separated out from the ones on the parking lot, so it would be easy to give them that meter.

Vice Chairman Hartigan asked do we need to give them notice?

Mr. Soriano responded yes, and we would work with them.

Chairman Steiner stated if you look at the contract, it spells it out to where you have to give notice and what Jay was talking about with re-metering, it's stated that the cost would fall on us to re-meter.

Mr. Soriano stated I don't think there would be much cost because it's already set up that way. I am working with them, and we would give them notice. It's a long-term thing. We've been doing it for years because of that plan, so really, it's because of the new developers and the way that everything worked out that the plan is no longer in place. It's really the look of the area and the landscaping that they're concerned with. They weren't concerned with the lights, so we will address that.

Chairman Steiner asked is there any problem with having the funds to take care of the mulching up there?

Mr. Soriano responded no. It sounds like a lot, it's \$4,000, but that is a big space. This is all the way around that we're doing the roadside, not just the front.

Chairman Steiner asked and you need a motion to proceed?

Mr. Soriano responded that one is more important to me if you guys want to approve that one and then you can discuss the other one because that is a high-visibility area.

On MOTION by Chairman Steiner seconded by Vice Chairman Hartigan with all in favor the proposal from VerdeGo to mulch the clock tower area was approved.

Vice Chairman Hartigan stated I'd like to go ahead with the promenade one. I think it would be most advantageous if we go ahead and get this work done sooner rather than later with the rise in cost of materials. We've seen them escalate the last twelve months. If there's something we can do, I'd like to just have it done and have the residents happy with the progress. We're also looking at option one on the other study, so with that I'd like to make a motion to accept this proposal for the promenade with the Crape Myrtles.

Mr. Hicks asked is that the illustration?

Chairman Steiner responded no. This is along the promenade. We had several of the River Birch trees that had died off and this was getting those out. They've got several of the areas where they did the stump grinding and it's been mulched and there are plants that used to be around the trees that now are around where this mulching is. A lot of that looks pretty good. My only question in this, is this a one-for-one replacement for what was taken out? There are a couple of areas that there are already Crape Myrtles nearby that we put in previously that we could if necessary, rather than all of those being Crape Myrtles, maybe spread the Crape Myrtles a little bit.

Ms. Suchsland stated they don't have to go in the same spots. We can space them out however you feel and some of them, we won't be able to put back in the same spots because the birch trees were planted a lot in their baskets, which is the reason why they did not do well.

Chairman Steiner stated of the ones that can be replaced, put those in and I would assume that would be less than the 10 that's here, or are all 10 of those not falling in the areas that have the basket?

Ms. Suchsland responded we can put them down through the promenade with whatever spacing would look good. There are still many in the contractual that you have that we can add the plants, we can put sod in some of those areas where we can't put the tree back into. There are a bunch of options.

Chairman Steiner stated I don't have a problem with this, but we've got some dead bushes. I don't know what they're called, but they've been there quite a while and they just aren't doing well.

Ms. Suchsland stated they didn't make it through this last freeze.

Chairman Steiner stated that's why I was wondering in some of those areas, put in some of that plant that does quite well through that area.

Mr. Soriano stated I would say the easier way to do that would be, let's go ahead and get the trees in, and then come back. If we do it this way, we're not affecting that contract amount. Every year we get some one-gallons, three-gallons and so forth where there is quite a few thousand bucks that we already pay into the contract that they get to work with at the end of the year. If we're doing it this way and taking care of the trees on a separate approval, we have room for those later. We can come back and say we want to put 30 hedges out there and change them and play with them then and that would be part of the contract amount.

Chairman Steiner stated I wanted to make sure if one of the trees you removed had two Crape Myrtles next to it, and we get another right in the middle that it makes sense.

Ms. Suchsland stated we can space it out.

Mr. Soriano stated I would say let's try to space them out with what is there now, because not only do we have a couple of Myrtles out there, we have some others that have made it pretty well, and then we have on giant Cypress tree and a couple little oaks. With the ten we're putting in we will take into consideration what is already out there. They don't have to go in the same spots.

On MOTION by Vice Chairman Hartigan seconded by Chairman Steiner with all in favor the proposal totaling \$3,488.89 from VerdeGo to install 10 Crape Myrtle trees was approved.

Mr. Soriano stated that is it for my report. Like I said, the fence is doing well. It's separating what we need right now, but the gates aren't up so people are still able to come in. We will take the next couple of months to finalize everything with the walk-through gates and the check-in process downstairs. There is a check-in counter there instead of the windows at the office and that allows you to get through that front gate, so we will get to a point where it becomes pretty strict. One problem we always have this time of year is prom. We had that problem this

past weekend where our security had a big problem with it. We get people that want to come up and get pictures on the stairs. It's a beautiful building, and people want to be here, I get it, but they can't. There are people that rent this out and pay thousands of dollars and people are coming up and bothering them. It's always been our rules that they cannot be there. Yes, there are times we don't have weddings; however, we don't coordinate with anybody, and I don't have time to sit there and make plans for days and times they can come out for pictures. The residents think it's theirs and they can use it how they like and then they come up here and get into arguments with our security guards. This last weekend we had that with prom where there were 100 people out here trying to take pictures and the security guard had to involved CCSO to ask people to leave. I had to work with CCSO, because for some reason, they were in that mindset again that they can't ask them to leave or trespass people. The fenced in area is going to get protected a little better, but we're still going to have some of those problems on the outside here and there. We will work through those things, but I did want to remind everybody that is the way it works for prom and this time of year when we have those issues.

EIGHTH ORDER OF BUSINESS

Audience Comments / Supervisors' Requests

There were no audience members present.

Chairman Steiner stated I asked Jay to look into the problem of the high-speed motor scooters and motorized bikes on the promenade. These are not necessarily small bikes. They travel at high speeds, so by the time you hear them coming, they're gone and it's hard to catch them. Jay mentioned trying to limit flow at the promenade like we did up here. The only problem there is the maintenance vehicles have to go up and down through there, plus we have the ADA issues where if we put speed bumps or whatever along the way, it might be a problem for people. So, I don't know how we're doing it, but I wanted to go on the record that we are aware of the problem and hopefully we will come up with a solution. They come through at late hours of the night. They seem to travel through the nature walk and all the way up the other end. I don't know if they're heading up towards the high school. It just gets concerning because there are a lot of people that walk out there.

Vice Chairman Hartigan asked are they electric bikes or minibikes?

Mr. Soriano responded some are gas powered. We've had issues with people driving all kinds of things out there, whether it's golf carts, go-karts, mopeds, etc. They're driving on the outside where the boardwalk is.

Chairman Steiner stated they use it as a highway to go down to the far end. I don't know if they live there, or if they're going down to the high school. Years ago, we had things called Cushman scooters. You could ride two people on them, and they are full-fledged scooters, powered vehicles. I don't think they have the lighting and whatever. By the time you hear them coming, they're gone and it's hard to expect CCSO to catch them unless they're here when they go through and it's not an everyday occurrence.

Vice Chairman Hartigan asked Jay, do you have any ideas?

Mr. Soriano responded that's going to be the biggest thing we could do is some sort of flow control. We do that in lots of places to stop golf carts, things like bollards, gates, etc., but the big issue is it's not going to stop some of the smaller electric things that go fast these days, and they're loud out there. Even people that have these gas-powered bicycles you'll see up here and they're pretty fast.

Mr. Hicks asked you said flow control right, like turnstiles or something?

Mr. Soriano responded not really turnstiles, but there are places that just have gates that aren't locked, that way you're not affecting ADA, but they have to actually stop and open it up so they're not just riding through. A bollard stops them from taking something wide through there, but we still have to have four-foot ADA clearance for wheelchairs, so you can't use a golf cart or anything large, but you can easily get the bikes through and some of those will hit 30mph. We've had complaints for the last few years on the promenade, but it's one of those things where you can't do anything unless you catch them. We can't catch them, and the security guards can't do much other than report them, and then we have to wait for the Sheriff's Office to get here.

Mr. Spellman asked is it an increasing problem?

Mr. Soriano responded I would say it's increased over the last couple of years. It's not an every night thing, but it's one thing I can't control too much. It's always been in our policies that you can't have them there, but stopping it is the hard part.

Vice Chairman Hartigan stated I love these two renderings of the fencing.

Ms. Suchsland asked is there one you like better?

Vice Chairman Hartigan responded I like them both. It has two very unique and distinctive views of it. I'd like to see two sides done one way, and the other side done the other way, but do both of them if at all possible.

Mr. Soriano stated we can look at that. Let me finish the hard part of the fence and the enclosures and control to see how much money we have left and then we can go through there.

Vice Chairman Hartigan stated it will definitely dress it up. It makes so much more improvements to not only the fencing, but the community as a whole.

Chairman Steiner stated just keep in mind, when you talk both sides, you have a sidewalk that comes up the lake and comes to the gates.

Mr. Soriano stated it would probably have to be a little bit different shaped than what is there.

Vice Chairman Hartigan stated sure, that's understandable.

Chairman Steiner stated you need to put on the outside of the fence a walkway for people that aren't in here. That's the only reason I didn't think of it on both sides.

Mr. Soriano stated we would be able to do it the same way. We did leave some space to that first concrete edge

Vice Chairman Hartigan stated you have three sides. I don't mean one on each side. For example, rendering one on two sides, and rendering two on the outside.

Mr. Soriano stated oh he's talking about all the way around the property. That's just the biggest space that we have open. There are lots of smaller areas that are open, and we can do things there, but many places already have landscaping, so we're kind of limited.

Chairman Steiner stated that other side comes in to where the tennis courts are.

Vice Chairman Hartigan stated right, so we have the one side and the back side.

Mr. Hicks stated I think the first rendering is awesome, with the Crape Myrtles.

Ms. Suchsland stated he used two different types of azaleas, and then we used Crape Myrtles on one and Hollies on the other.

Vice Chairman Hartigan stated the Holly is a sturdier tree.

Ms. Suchsland stated it depends.

Chairman Steiner stated Hollies are deciduous, the leaves remain all year and the Crape Myrtles the leaves go away.

Vice Chairman Hartigan asked what about climb-ability as a kid.

Ms. Suchsland stated you don't want to climb a Holly. The shape would be fun to put lights on for Christmas.

Mr. Spellman stated I like the one with the Holly.

Chairman Steiner stated we're not making a decision at this time.

Mr. Soriano stated no, and there weren't any prices, it's just an idea of what we can do with that fence line. At the last meeting we were just starting, and we had concerns with what the fence line was going to look like. I think the whole thing right now looks great and when I walk up, I think more of a private country club when I see it, so it doesn't bother me at all, but when you add landscaping it looks even better, so this was just to give an idea of what we could do with some of these areas.

NINTH ORDER OF BUSINESS

Next Scheduled Meetings

Ms. Giles stated our next meetings is scheduled for June 13th at 2:00 p.m. here at the Plantation Oaks Amenity Center.

TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Chairman Steiner seconded by Vice Chairman Hartigan with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Middle Village

Community Development District

Unaudited Financial Reporting
April 30, 2022



Middle Village
Community Development District
Combined Balance Sheet
April 30, 2022

Governmental Fund Types

	<u>General</u>	<u>Recreation</u>	<u>Capital Reserve</u>	<u>Debt Service</u>	<u>Totals (Memorandum Only)</u>
<u>Assets:</u>					
Cash	\$579,641	\$652,051	\$792,096	---	\$2,023,788
Investments:					
<u>Series 2022</u>					
Revenue	---	---	---	\$156,407	\$156,407
Reserve	---	---	---	\$154,136	\$154,136
Principal	---	---	---	\$888,041	\$888,041
Interest	---	---	---	\$206,940	\$206,940
COI	---	---	---	\$316,109	\$316,109
Prepayment	---	---	---	\$8,744	\$8,744
<u>Series 2018-2</u>					
Reserve	---	---	---	\$118,889	\$118,889
Prepayment	---	---	---	\$60,000	\$60,000
Sinking Fund	---	---	---	\$120,000	\$120,000
Interest	---	---	---	\$58,488	\$58,488
<u>Operations</u>					
Custody Acct - Gen Fund Excess	\$42,757	---	---	---	\$42,757
Custody Acct - Rec Fund Excess	---	\$11,170	---	---	\$11,170
General Account	\$270,164	---	\$702	---	\$270,866
<u>State Board</u>					
General Fund	\$92,159	---	---	---	\$92,159
Recreation Fund	---	\$60,823	---	---	\$60,823
Capital Reserve	---	---	\$529,625	---	\$529,625
Due From General Fund	---	\$733,164	---	---	\$733,164
Due From Debt Service	\$10,705	\$83,057	---	---	\$93,762
Due from Other	---	\$28,504	---	---	\$28,504
Electric Deposits	---	\$13,383	---	---	\$13,383
Assessment Receivable	\$1,427	\$10,540	---	\$13,621	\$25,588
Total Assets	<u>\$996,852</u>	<u>\$1,592,692</u>	<u>\$1,322,423</u>	<u>\$2,101,375</u>	<u>\$6,013,342</u>
<u>Liabilities:</u>					
Accounts Payable	\$2,952	\$18,743	\$7,172	---	\$28,867
Due to General Fund	---	---	---	\$10,705	\$10,705
Due to Rec Fund	\$733,164	---	---	\$83,057	\$816,221
<u>Fund Balances:</u>					
Unassigned	\$260,736	\$1,560,566	\$1,315,251	---	\$3,136,552
Nonspendable	---	\$13,383	---	---	\$13,383
Restricted for Debt Service	---	---	---	\$2,007,613	\$2,007,613
Total Liabilities and Fund Equity	<u>\$996,852</u>	<u>\$1,592,692</u>	<u>\$1,322,423</u>	<u>\$2,101,375</u>	<u>\$6,013,342</u>

Middle Village
Community Development District
General Fund

Statement of Revenues & Expenditures
For the Period ending April 30, 2022

Adopted Budget	Prorated Budget 4/30/22	Actual 4/30/22	Variance
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Revenues:

Assessments - Tax Roll	\$209,368	\$207,032	\$207,032	\$0
Assessments - Direct	\$6,319	\$12,536	\$12,536	\$0
Interest Income	\$350	\$204	\$206	\$2
Total Revenues	\$216,037	\$219,773	\$219,774	\$2

Expenditures:

Administrative

Supervisors Fees	\$12,000	\$7,000	\$6,000	\$1,000
Travel	\$200	\$117	\$0	\$117
FICA Expense	\$918	\$536	\$472	\$63
Engineering	\$10,500	\$6,125	\$195	\$5,930
Trustee	\$15,100	\$15,100	\$16,200	(\$1,100)
Dissemination Agent	\$3,500	\$2,042	\$1,975	\$67
Assessment Roll	\$7,550	\$7,550	\$7,550	\$0
Attorney	\$45,000	\$26,250	\$16,354	\$9,896
Attorney-Foreclosure	\$10,000	\$5,833	\$0	\$5,833
Arbitrage	\$750	\$438	\$0	\$438
Annual Audit	\$6,100	\$3,558	\$0	\$3,558
Management Fees	\$61,762	\$36,028	\$36,078	(\$50)
Information Technology	\$2,550	\$1,487	\$1,494	(\$6)
Telephone	\$425	\$248	\$350	(\$102)
Postage	\$600	\$350	\$217	\$133
Printing & Binding	\$2,700	\$1,575	\$299	\$1,276
Records Storage	\$200	\$117	\$0	\$117
Insurance	\$12,251	\$12,251	\$11,527	\$724
Legal Advertising	\$1,500	\$875	\$581	\$294
Other Current Charges	\$150	\$88	\$15	\$72
Office Supplies	\$300	\$175	\$17	\$158
Website Compliance	\$2,250	\$1,313	\$1,313	\$0
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Reserves	\$19,556	\$11,408	\$0	\$11,408

Total Administrative	\$216,037	\$140,636	\$100,811	\$39,825
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Excess Revenues (Expenditures)	\$0	\$118,963
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Fund Balance - Beginning	\$0	\$141,773
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Fund Balance - Ending	\$0	\$260,736
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Middle Village
Community Development District
Recreation Fund

Statement of Revenues & Expenditures
For the Period ending April 30, 2022

	Adopted Budget	Prorated Budget 4/30/22	Actual 4/30/22	Variance
<u>Revenues:</u>				
Assessment - Tax Roll	\$1,545,858	\$1,528,614	\$1,528,614	\$0
Assessment - Direct	\$46,657	\$92,561	\$92,561	\$0
Interest	\$1,000	\$583	\$107	(\$476)
Miscellaneous Income	\$2,500	\$1,458	\$1,561	\$103
Amenities Revenue	\$85,000	\$49,583	\$66,296	\$16,713
Cost Share Revenue - South Village/Lighting	\$36,662	\$36,662	\$33,063	(\$3,599)
Total Revenues	\$1,717,677	\$1,709,462	\$1,722,202	\$12,740
<u>Expenditures:</u>				
Administrative				
Management Fees - On Site	\$293,904	\$171,444	\$171,444	\$0
Insurance	\$52,916	\$52,916	\$55,081	(\$2,165)
Other Current Charges	\$4,000	\$2,333	\$2,923	(\$590)
Permit Fees	\$1,500	\$875	\$448	\$427
Office Supplies	\$500	\$292	\$0	\$292
Total Administrative	\$352,820	\$227,860	\$229,896	(\$2,036)
Common Area				
Security	\$150,000	\$87,500	\$82,013	\$5,488
Security Clay County	\$47,000	\$27,417	\$23,063	\$4,354
Electric	\$18,000	\$10,500	\$10,617	(\$117)
Streetlighting	\$32,000	\$18,667	\$17,618	\$1,049
Irrigation Maintenance	\$5,000	\$2,917	\$2,077	\$840
Landscape Maintenance	\$450,256	\$262,649	\$259,863	\$2,786
Common Area Maintenance	\$65,000	\$37,917	\$41,290	(\$3,374)
Lake Maintenance	\$20,000	\$11,667	\$10,633	\$1,034
Miscellaneous Maintenance	\$5,000	\$2,917	\$0	\$2,917
Total Common Area	\$792,256	\$462,149	\$447,174	\$14,976

Middle Village
Community Development District
Recreation Fund

Statement of Revenues & Expenditures
For the Period ending April 30, 2022

	Adopted Budget	Prorated Budget 4/30/22	Actual 4/30/22	Variance
Recreation Facility				
Amenity Staff	\$160,000	\$93,333	\$48,109	\$45,225
Janitorial	\$55,000	\$32,083	\$26,483	\$5,600
Telephone	\$8,800	\$5,133	\$5,493	(\$360)
Electric	\$64,000	\$37,333	\$29,048	\$8,285
Water / Sewer	\$46,000	\$26,833	\$19,994	\$6,839
Gas/Heat (Pool)	\$25,000	\$14,583	\$20,876	(\$6,293)
Refuse Service	\$20,000	\$11,667	\$14,009	(\$2,343)
Pool Maintenance & Chemicals	\$45,000	\$26,250	\$19,339	\$6,911
Cable	\$5,800	\$3,383	\$3,871	(\$487)
Special Events	\$5,000	\$2,917	\$822	\$2,095
Office Supplies and Equipment	\$1,500	\$875	\$29	\$846
Facility Maintenance - General	\$55,500	\$32,375	\$31,948	\$427
Facility Maintenance - Preventive Contracts	\$15,350	\$8,954	\$1,087	\$7,868
Facility Maintenance - Contingency	\$3,651	\$2,130	\$2,021	\$109
Elevator Maintenance	\$3,000	\$1,750	\$958	\$792
Recreation Passes	\$5,000	\$2,917	\$1,374	\$1,543
Lighting Repairs	\$10,000	\$5,833	\$5,592	\$241
Tennis Court Maintenance	\$44,000	\$25,667	\$21,671	\$3,996
Total Recreation	\$572,601	\$334,017	\$252,723	\$81,295
Total Expenditures	\$1,717,677	\$1,024,027	\$929,792	\$94,234
Excess Revenues (Expenditures)	(\$0)		\$792,410	
Fund Balance - Beginning	\$0		\$781,539	
Fund Balance - Ending	(\$0)		\$1,573,949	

Middle Village
Community Development District
Recreation Fund
Month By Month Income Statement

Revenues:

	October	November	December	January	February	March	April	May	June	July	August	September	Total
Assessment - Tax Roll	\$0	\$226,364	\$1,212,807	\$16,365	\$24,894	\$15,159	\$33,025	\$0	\$0	\$0	\$0	\$0	\$1,528,614
Assessment - Direct	\$0	\$13,400	\$79,161	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$92,561
Interest	\$21	\$22	\$11	\$7	\$7	\$15	\$24	\$0	\$0	\$0	\$0	\$0	\$107
Miscellaneous Income	\$45	\$0	\$463	\$0	\$135	\$918	\$0	\$0	\$0	\$0	\$0	\$0	\$1,561
Amenities Revenue	\$15,216	\$4,001	\$4,634	\$3,915	\$4,422	\$11,790	\$22,318	\$0	\$0	\$0	\$0	\$0	\$66,296
Cost Sharing Revenue	\$0	\$0	\$0	\$0	\$32,761	\$301	\$0	\$0	\$0	\$0	\$0	\$0	\$33,063
Total Revenues	\$15,282	\$243,787	\$1,297,077	\$20,287	\$62,219	\$28,184	\$55,367	\$0	\$0	\$0	\$0	\$0	\$1,722,202

Expenditures:

Administrative

Management Fees - On Site	\$24,492	\$24,492	\$24,492	\$24,492	\$24,492	\$24,492	\$24,492	\$0	\$0	\$0	\$0	\$0	\$171,444
Insurance	\$55,081	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$55,081
Other Current Charges	\$433	\$864	\$403	\$321	\$304	\$161	\$437	\$0	\$0	\$0	\$0	\$0	\$2,923
Permit Fees	\$27	\$27	\$394	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$448
Office Supplies	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Capital Reserve	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Administrative	\$80,033	\$25,383	\$25,289	\$24,813	\$24,796	\$24,653	\$24,929	\$0	\$0	\$0	\$0	\$0	\$229,896

Common Area

Security	\$12,758	\$10,733	\$11,993	\$12,324	\$10,041	\$12,375	\$11,790	\$0	\$0	\$0	\$0	\$0	\$82,013
Security - Clay County Off Duty Sheriff	\$5,221	\$3,432	\$2,698	\$4,536	\$3,551	\$3,010	\$616	\$0	\$0	\$0	\$0	\$0	\$23,063
Electric	\$3,072	\$1,581	\$1,422	\$1,177	\$1,310	\$857	\$1,198	\$0	\$0	\$0	\$0	\$0	\$10,617
Streetlighting	\$2,487	\$2,487	\$2,535	\$2,535	\$2,511	\$2,511	\$2,552	\$0	\$0	\$0	\$0	\$0	\$17,618
Irrigation Maintenance	\$0	\$0	\$2,077	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,077
Landscape Maintenance	\$36,592	\$36,592	\$36,592	\$37,521	\$37,521	\$37,521	\$37,521	\$0	\$0	\$0	\$0	\$0	\$259,863
Common Area Maintenance	\$5,505	\$4,874	\$6,073	\$5,911	\$6,406	\$5,635	\$6,886	\$0	\$0	\$0	\$0	\$0	\$41,290
Lake Maintenance	\$1,519	\$1,519	\$1,519	\$1,519	\$1,519	\$1,519	\$1,519	\$0	\$0	\$0	\$0	\$0	\$10,633
Misc. Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Administrative	\$67,154	\$61,218	\$64,908	\$65,524	\$62,859	\$63,428	\$62,082	\$0	\$0	\$0	\$0	\$0	\$447,174

Recreation Facility

Amenity Staff	\$9,624	\$4,891	\$8,208	\$4,731	\$4,185	\$8,940	\$7,530	\$0	\$0	\$0	\$0	\$0	\$48,109
Janitorial	\$3,783	\$3,783	\$3,783	\$3,783	\$3,783	\$3,783	\$3,783	\$0	\$0	\$0	\$0	\$0	\$26,483
Telephone	\$771	\$894	\$838	\$750	\$745	\$747	\$747	\$0	\$0	\$0	\$0	\$0	\$5,493

Middle Village
Community Development District
Debt Service Fund - 2018-1/2022 and 2018-2
Statement of Revenues & Expenditures
For the Period ending April 30, 2022

Proposed Budget	Prorated Budget 4/30/22	Actual 4/30/22	Variance
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Revenues:

Interest Income	\$700	\$408	\$263	(\$145)
Assessments - Direct	\$79,111	\$28,633	\$28,633	\$0
Assessments - Tax Roll	\$1,997,844	\$1,975,559	\$1,975,559	\$0
Assessments- Prepayment	\$0	\$0	\$552,178	\$552,178

Total Revenues	\$2,077,656	\$2,004,600	\$2,556,633	\$552,033
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Expenditures:

Series 2018-1

Interest Expense - 11/1	\$379,658	\$379,658	\$379,658	\$0
Principal Expense- 11/1 (Prepayment)	\$0	\$0	\$12,000	(\$12,000)
Interest Expense - 5/1	\$379,658	\$0	\$0	\$0
Principal Expense - 5/1	\$1,042,000	\$0	\$0	\$0
Special Call 5/1	\$0	\$0	\$0	\$0

Series 2022

Interest Expense - 5/1	\$131,561	\$0	\$0	\$0
Principal Expense - 5/1	\$888,000	\$0	\$0	\$0

Series 2018-2

Interest Expense - 11/1	\$58,638	\$58,638	\$58,613	\$25
Principal Expense- 11/1 (Prepayment)	\$0	\$0	\$5,000	(\$5,000)
Interest Expense - 5/1	\$58,638	\$0	\$0	\$0
Principal Expense - 5/1	\$120,000	\$0	\$0	\$0

Total Expenditures	\$3,058,152	\$438,296	\$455,271	(\$16,975)
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Excess Revenues (Expenditures)	(\$980,497)	\$2,101,362
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Other Sources (Uses):

Bond Proceeds	\$0	\$0	\$17,754,000	\$17,754,000
Transfer Out to Escrow	\$0	\$0	(\$19,072,766)	(\$19,072,766)

Total Other Sources (Uses)	\$0	\$0	(\$1,318,766)	(\$1,318,766)
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Net Change in Fund Balance	(\$980,497)	\$782,596
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Fund Balance - Beginning	\$663,649	\$1,225,017
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Fund Balance - Ending	(\$316,847)	\$2,007,613
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Middle Village
Community Development District
Capital Reserve Fund
Statement of Revenues & Expenditures
For the Period ending April 30, 2022

	Adopted Budget	Prorated Budget 4/30/22	Actual 4/30/22	Variance
<u>REVENUES:</u>				
Interest Income	\$1,200	\$700	\$600	(\$100)
General Reserve - Transfer In	\$19,556	\$0	\$0	\$0
TOTAL REVENUES	\$20,756	\$700	\$600	(\$100)
<u>EXPENDITURES:</u>				
Repair And Replacements	\$125,000	\$125,000	\$233,341	(\$108,341)
TOTAL EXPENDITURES	\$125,000	\$125,000	\$233,341	(\$108,341)
EXCESS REVENUES (EXPENDITURES)	(\$104,244)		(\$232,741)	
FUND BALANCE - Beginning	\$742,020		\$1,547,991	
FUND BALANCE - Ending	\$637,776		\$1,315,251	

**Middle Village
Community Development District
Long Term Debt Report**

Series 2022 Special Assessment Refunding Bonds

Interest Rate:	1.355% - 3.012%
Maturity Date:	5/1/2035
Reserve Fund Definition:	10% Max Annual Debt
Reserve Fund Requirement:	\$154,136
Bonds outstanding - 1/13/2022	\$17,754,000

Series 2018-2 Special Assessment Refunding Bonds

Interest Rate:	4.5% -5%
Maturity Date:	5/1/2035
Reserve Fund Definition:	50% Max Annual Debt
Reserve Fund Requirement:	\$118,875
Reserve Fund Balance:	\$118,889
Bonds outstanding -9/30/2018	\$2,810,000
Less: May 1, 2019 (Mandatory)	(\$110,000)
Less: November 1, 2019 (Optional)	(\$5,000)
Less: May 1, 2020 (Mandatory)	(\$115,000)
Less: May 1, 2020 (Optional)	(\$5,000)
Less: November 1, 2020 (Optional)	(\$10,000)
Less: May 1, 2021 (Mandatory)	(\$120,000)
Less: May 1, 2021 (Optional)	(\$75,000)
Less: November 1, 2021 (Optional)	(\$5,000)
Current Bonds Outstanding	\$2,365,000

C.

MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT
FY2022 Assessments Receipts Summary

ASSESSED	# UNITS ASSESSED	SERIES 2018A1-2 DEBT SERVICE ASSESSED	GENERAL FUND O&M ASSESSED	RECREATION FUND O&M ASSESSED	RESERVE FUND ASSESSED	TOTAL ASSESSED
ODP, LLC (1)	31,945	28,633.03	1,814.84	13,399.76	-	43,847.63
DR HORTON (1)	156	-	10,292.52	75,994.34	-	86,286.86
TOTAL DIRECT BILLS NET	32,101	28,633.03	12,107.36	89,394.10	-	130,134.49
NET TAX ROLL ASSESSED NET	301,111	1,997,844.31	209,367.88	1,545,858.08	-	3,753,070.27
TOTAL ASSESSED	333,212	2,026,477.34	221,475.24	1,635,252.18	-	3,883,204.76

DUE / RECEIVED	BALANCE DUE (DISCOUNT NOT TAKEN)	TOTAL DEBT SERVICE RECEIVED	GENERAL FUND O&M PAID	RECREATION FUND O&M PAID	RESERVE FUND PAID	TOTAL PAID
ODP, LLC (1)	-	28,633.03	1,814.84	13,399.76	-	43,847.63
DR HORTON (1)	(3,595.28)	-	10,721.37	79,160.77	-	89,882.14
DIRECT BILLS DUE / RECEIVED	(3,595.28)	28,633.03	12,536.21	92,560.53	-	133,729.77
TAX ROLL DUE / RECEIVED	41,865.10	1,975,558.57	207,032.41	1,528,614.19	-	3,711,205.17
TOTAL DUE / RECEIVED	38,269.82	2,004,191.60	219,568.62	1,621,174.72	-	3,844,934.94

(1) Direct bill is assessed with a 4% discount if paid by 11/30/21. Full balance due by 3/31/22. Amounts assume full discount above.

SUMMARY OF TAX ROLL RECEIPTS						
CLAY COUNTY DISTRIBUTION	DATE RECEIVED	TOTAL RECEIVED	TOTAL DEBT SERVICE RECEIPTS	GENERAL FUND O&M RECEIPTS	RECREATION FUND O&M RECEIPTS	RESERVE FUND O&M RECEIPTS
1	11/10/21	91,260.23	48,579.89	5,091.02	37,589.32	-
2	11/24/21	458,311.85	243,969.78	25,567.28	188,774.79	-
3	12/06/21	2,866,838.44	1,526,083.03	159,928.76	1,180,826.65	-
4	12/20/21	77,643.39	41,331.34	4,331.40	31,980.65	-
5	01/13/22	39,730.91	21,149.66	2,216.42	16,364.83	-
6	02/11/22	60,437.15	32,172.06	3,371.53	24,893.56	-
7	03/11/22	36,804.31	19,591.77	2,053.16	15,159.38	-
8	04/14/22	54,590.60	29,059.81	3,045.38	22,485.41	-
9	05/19/22	25,588.29	13,621.23	1,427.46	10,539.60	-
		-	-	-	-	-
		-	-	-	-	-
		-	-	-	-	-
TOTAL TAX ROLL RECEIPTS		3,711,205.17	1,975,558.57	207,032.41	1,528,614.19	-

PERCENT COLLECTED	DEBT	O&M
% COLLECTED DIRECT BILL	100.00%	103.54%
% COLLECTED TAX ROLL	98.88%	98.88%
TOTAL PERCENT COLLECTED	98.90%	99.14%

D.

Middle Village

Community Development District

Check Run Summary

April 30, 2022

Fund	Date	Check No.	Amount
General Fund			
Accounts Payable	4/7/22	1621-1622	\$ 5,915.65
	4/14/22	1623-1625	\$ 17,009.82
	4/28/22	1626	\$ 79.50
Sub-Total			\$ 23,004.97
Recreation Fund			
Accounts Payable	4/7/22	8897-8903	\$ 32,773.82
	4/14/22	8904-8911	\$ 57,056.45
	4/21/22	8912-8913	\$ 13,869.50
	4/28/22	8914-8920	\$ 9,030.25
Sub-Total			\$ 112,730.02
Capital Reserve Fund			
Accounts Payable	4/14/22	471-474	\$ 2,218.30
	4/21/22	475	\$ 8,641.50
	4/28/22	476	\$ 2,495.00
Sub-Total			\$ 13,354.80
Total			\$ 149,089.79

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/07/22	00026	4/01/22 1928	202204 310-51300-34000		*	5,146.83	
			APR GEN MANAGEMENT FEES				
		4/01/22 1928	202204 310-51300-52000		*	187.50	
			APR WEBSITE ADMIN				
		4/01/22 1928	202204 310-51300-35100		*	212.50	
			APR INFORMATION TECH				
		4/01/22 1928	202204 310-51300-31300		*	208.33	
			APR DISSEM AGENT SERVICES				
		4/01/22 1928	202204 310-51300-51000		*	.48	
			OFFICE SUPPLIES				
		4/01/22 1928	202204 310-51300-42000		*	8.48	
			POSTAGE				
		4/01/22 1928	202204 310-51300-42500		*	30.45	
			COPIES				
		4/01/22 1928	202204 310-51300-41000		*	51.58	
			TELEPHONE				
GOVERNMENTAL MANAGEMENT SERVICES						5,846.15	001621
4/07/22	00117	3/31/22 22-00093	202203 310-51300-48000		*	69.50	
			NOTICE OF MEETING 3/31/22				
JACKSONVILLE DAILY RECORD						69.50	001622
4/14/22	00116	3/28/22 38770	202203 310-51300-31200		*	15,000.00	
			ANNUAL TRUSTEE FLAT FEE				
HANCOCK WHITNEY BANK						15,000.00	001623
4/14/22	00117	4/07/22 22-00102	202204 310-51300-48000		*	77.00	
			ANNUAL AUDIT PROP REQ 4/7				
JACKSONVILLE DAILY RECORD						77.00	001624
4/14/22	00119	4/12/22 3037014	202203 310-51300-31500		*	1,932.82	
			MAR GENERAL SERVICES				
KUTAK ROCK LLP						1,932.82	001625
4/28/22	00117	4/21/22 22-00119	202204 310-51300-48000		*	79.50	
			NOM-AUDIT COMMIT,BOS 4/21				
JACKSONVILLE DAILY RECORD						79.50	001626
TOTAL FOR BANK A						23,004.97	
TOTAL FOR REGISTER						23,004.97	

MVIL MIDDLE VILLAGE OKUZMUK

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1928

Invoice Date: 4/1/22

Due Date: 4/1/22

Case:

P.O. Number:

Bill To:

Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

26A

Description	Hours/Qty	Rate	Amount
General Fund - Management Fees - April 2022 1.310.513.340		5,146.83	5,146.83
Website Administration - April 2022 1.310.513.520		187.50	187.50
Information Technology - April 2022 1.310.513.351		212.50	212.50
Dissemination Agent Services - April 2022 1.310.513.313		208.33	208.33
Office Supplies 1.310.513.510		0.48	0.48
Postage 1.310.513.420		8.48	8.48
Copies 1.310.513.425		30.45	30.45
Telephone 1.310.513.410		51.58	51.58
Total			\$5,846.15
Payments/Credits			\$0.00
Balance Due			\$5,846.15

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 1769
Jacksonville, FL 32201
(904) 356-2466

INVOICE

March 31, 2022

Date

Attn: Courtney Hogge
GMS, LLC
475 WEST TOWN PLACE, STE 114
SAINT AUGUSTINE FL 32092

117A

1.310.573.480

Payment Due Upon Receipt

Serial #	22-00093C	PO/File #		\$69.50
Notice of Meeting of the Board of Supervisors				Amount Due
				Amount Paid
Middle Village Community Development District				\$69.50
				Payment Due
Case Number				<i>For your convenience, you may remit payment at https://www.jaxdailyrecord.com/send-payment.</i>
Publication Dates	3/31			
County	Clay			

*Payment is due before
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is released.*

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**MIDDLE VILLAGE
COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF MEETING OF
THE BOARD OF
SUPERVISORS**

Notice is hereby given that the Board of Supervisors of the Middle Village Community Development District is scheduled to be meet on **Monday, April 11, 2022, at 2:00 p.m.** at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. An electronic copy of the agenda for this meeting may be obtained from the District Manager, 475 West Town Place, Suite 114, St. Augustine, Florida 32092 (and phone (904) 940-5850) and on the District's website, www.MiddleVillageCDD.com. This meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when one or more Supervisors will participate by telephone.

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

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same 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.

Marilee Giles
District Manager

Mar. 31 00 (22-00093C)



HANCOCK
WHITNEY

MIDDLE VILLAGE COMMUNITY DEVELOPMENT
DISTRICT
475 WEST TOWN PLACE, SUITE 114
ST AUGUSTINE FL 32092

Invoice: 38770
03/28/2022

Fee Invoice

Issuer: MIDDLE VILLAGE SUBORDINATE SERIES 2018-2

Ref: MIDVILCDD18B1

Billing Period: 04/01/2022 - 04/01/2023

FLAT FEE CHARGES
ANNUAL TRUSTEE FEE

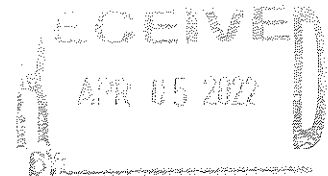
\$15,000.00

=====

TOTAL DUE

\$15,000.00

1.310.513.312
116



Please remit payment to:
Hancock Whitney Bank
Corporate Trust Division
2510 14th Street, Suite #220
Gulfport, MS 39501

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 1769
Jacksonville, FL 32201
(904) 356-2466

INVOICE

April 7, 2022

Date

Attn: Courtney Hogge
GMS, LLC
475 WEST TOWN PLACE, STE 114
SAINT AUGUSTINE FL 32092

117A
1,310.573.480

Payment Due Upon Receipt

Serial # 22-00102C PO/File # _____ \$77.00

Request for Proposals for Annual Audit Services

Amount Due

Amount Paid

Middle Village Community Development District

\$77.00

Payment Due

Case Number _____

Publication Dates 4/7

County Clay

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necessary corrections before further publications.***

**MIDDLE VILLAGE
COMMUNITY
DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS
FOR ANNUAL AUDIT
SERVICES**

The Middle Village Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2022, with an option for four additional annual renewals. The District is a local unit of special-purpose government created under Chapter 190, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Clay County and has a general fund, recreation fund, capital reserve fund, and debt service fund.

The Auditing entity submitting a proposal must be duly licensed under Chapter 473, Florida Statutes and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager's office at 475 West Town Place, Suite 114, St. Augustine, Florida 32092, via email at chogge@gmsnf.com, and by telephone at (904) 940-6850.

Proposers must submit an electronic copy of their proposal to the District's Recording Secretary, Courtney Hogge, at chogge@gmsnf.com. Proposals must be received by 12:00 p.m. on Friday, April 29, 2022. Proposals received after this time will not be eligible for consideration. The District reserves the right to reject any and all proposals, make modifications to the scope of work, and waive any minor informalities or irregularities in proposals as it deems appropriate. Please direct all questions regarding this Notice to the District's Recording Secretary.

Middle Village Community
Development District
Marilee Giles, District Manager
Apr. 7 oo (22-00102C)

KUTAK ROCK LLP**TALLAHASSEE, FLORIDA**

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

April 12, 2022

RECEIVED APR 12 2022

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3037014

Client Matter No. 14323-1

Marilee Giles

Middle Village CDD

Governmental Management Services – St. Augustine

Suite 114

475 West Town Place

St. Augustine, FL 32092

Invoice No. 3037014

14323-1

Re: Middle Village CDD - General

For Professional Legal Services Rendered

03/02/22	M. Eckert	0.40	140.00	Attend agenda call with staff and Chair
03/07/22	M. Eckert	0.20	70.00	Prepare for next fiscal year budget and assessment proceedings; prepare for election
03/10/22	C. Stuart	0.30	126.00	Review proposed legislation; monitor committee activity and agendas; monitor Amendment 12 implementation
03/11/22	M. Eckert	0.20	70.00	Review election resolution; prepare public records protocol
03/11/22	D. Wilbourn	0.30	45.00	Update board member seats and general election information
03/14/22	M. Eckert	2.40	840.00	Prepare for, travel to and attend board meeting; return travel; meeting follow up
03/24/22	M. Eckert	0.60	210.00	Review draft minutes and provide comments; prepare for board meeting

PRIVILEGED AND CONFIDENTIAL
ATTORNEY-CLIENT COMMUNICATION AND/OR WORK PRODUCT

KUTAK ROCK LLP

Middle Village CDD

April 12, 2022

Client Matter No. 14323-1

Invoice No. 3037014

Page 2

03/24/22	D. Wilbourn	0.20	30.00	Prepare general election notice and resolution
03/25/22	M. Eckert	0.20	70.00	Prepare election resolution and notice
03/25/22	D. Wilbourn	0.20	30.00	Revise and disseminate general election resolution and notice
03/27/22	M. Eckert	0.10	35.00	Prepare memorandum on best practices for responding to public records requests
03/27/22	M. Eckert	0.10	35.00	Prepare memorandum on best practices for responding to public records requests
03/30/22	M. Eckert	0.60	210.00	Prepare for and attend agenda call
TOTAL HOURS		5.80		

TOTAL FOR SERVICES RENDERED	\$1,911.00
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DISBURSEMENTS

Travel Expenses	21.82
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TOTAL DISBURSEMENTS	<u>21.82</u>
---------------------	--------------

TOTAL CURRENT AMOUNT DUE	<u>\$1,932.82</u>
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Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 1769
Jacksonville, FL 32201
(904) 356-2466

INVOICE

April 21, 2022

Date

Attn: Courtney Hogge
GMS, LLC
475 WEST TOWN PLACE, STE 114
SAINT AUGUSTINE FL 32092

117A
1,310,523,480

Payment Due Upon Receipt

Serial #	22-00119C	PO/File #		\$79.50
Notice of Audit Committee Meeting and Notice of Regular Meeting of the Board of Supervisors				Amount Due
Middle Village Community Development District				Amount Paid
				\$79.50
				Payment Due
Case Number				<i>For your convenience, you may remit payment at https://www.jaxdailyrecord.com/send-payment.</i>
Publication Dates	4/21			
County	Clay			

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**MIDDLE VILLAGE
COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF AUDIT
COMMITTEE MEETING AND
NOTICE OF REGULAR
MEETING OF THE BOARD
OF SUPERVISORS**

Notice is hereby given that an Audit Committee Meeting of the Middle Village Community Development District will be held on **Monday, May 9, 2022, at 2:00 p.m.** at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065 for the purpose of reviewing and ranking proposals for audit services. Immediately following adjournment of the Audit Committee Meeting a regular meeting of the Board of Supervisors will be held.

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. An electronic copy of the agenda for the meetings may be obtained from the District Manager, 475 West Town Place, Suite 114, St. Augustine, Florida 32092 (and phone (904) 940-5850) and on the District's website, www.MiddleVillageCDD.com. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors will participate by telephone.

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

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meetings is advised that this same 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.

Marilee Giles
District Manager

Apr. 21 00 (22-00119C)

AP300R	YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER										RUN	4/28/22	PAGE	1
***	CHECK DATES 04/01/2022 - 04/30/2022 ***										MIDDLE VILLAGE - REC FUND			
BANK B REC FUND														
CHECK DATE	VEND#	.....INVOICE.....		...EXPENSED TO...		VENDOR NAME			STATUS	AMOUNT	.....CHECK.....			
		DATE	INVOICE	YRMO	DPT ACCT#	SUB	SUBCLASS				AMOUNT		#	
4/07/22	00890	4/02/22	04022022	202204	300-36900-10300				*	200.00				
RENTAL REFUND														
DAWN MCNELIS														
											200.00	008897		
4/07/22	00026	3/31/22	1934	202203	300-36900-10200				*	765.00				
TENNIS REV DEP 3/29/22														
GOVERNMENTAL MANAGEMENT SERVICES														
											765.00	008898		
4/07/22	00026	4/01/22	1929	202204	310-51300-34000				*	18,629.50				
APR REC FACILITY MGMT														
GOVERNMENTAL MANAGEMENT SERVICES														
											18,629.50	008899		
4/07/22	00026	4/01/22	1930	202204	330-57200-34300				*	5,862.50				
APR TEN FAC MGMT-CAP RGN														
GOVERNMENTAL MANAGEMENT SERVICES														
											5,862.50	008900		
4/07/22	00139	4/01/22	13129560	202204	330-57200-46400				*	2,833.49				
APR POOL CHEMICALS														
POOLSURE														
											2,833.49	008901		
4/07/22	00261	4/01/22	301	202204	330-57200-34200				*	3,783.33				
APR JANITORIAL SERVICES														
RIVERSIDE MANAGEMENT SERVICES, INC														
											3,783.33	008902		
4/07/22	00891	4/03/22	04032022	202204	300-36900-10300				*	700.00				
RENTAL REFUND														
VALARESE MITCHELL-BOLDEN														
											700.00	008903		
4/14/22	00256	4/06/22	SSI10534	202203	320-57200-34510				*	462.50				
MAR EMPLOYMENT ADMIN FEE														
		4/06/22	SSI10534	202203	320-57200-34510				*	187.50				
MAR EMPLOYMENT SCHEDULING														
CLAY COUNTY SHERIFF'S OFFICE														
											650.00	008904		
4/14/22	00026	4/11/22	1935	202204	300-36900-10300				*	550.00				
APR EVNT STAFF-AMENIT REV														
GOVERNMENTAL MANAGEMENT SERVICES														
											550.00	008905		
4/14/22	00026	4/12/22	1938	202204	300-36900-10200				*	1,710.00				
TENNIS REV DEP 4/12/22														
GOVERNMENTAL MANAGEMENT SERVICES														
											1,710.00	008906		
4/14/22	00261	4/12/22	303	202204	320-57200-46500				*	1,405.00				
APR PRESSURE WASHING														
RIVERSIDE MANAGEMENT SERVICES, INC														
											1,405.00	008907		
MVIL MIDDLE VILLAGE OKUZMUK														

MVIL MIDDLE VILLAGE OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE	EXPENSED TO... INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
4/14/22	00261	4/12/22	304 APR	202204	320-57200-46500				RIVERSIDE MANAGEMENT SERVICES, INC	*	65.00	65.00	008908
4/14/22	00823	4/01/22	7813 APR	202204	320-57200-34500				SECURITY DEVELOPMENT GROUP LLC	*	11,790.00	11,790.00	008909
4/14/22	00704	4/01/22	7822 APR	202204	320-57200-46200				VERDEGO	*	37,521.40	37,521.40	008910
4/14/22	00412	2/21/22	9739 FEB	202202	330-57200-43500				WILFORD PROPANE GAS	*	3,365.05	3,365.05	008911
4/21/22	00026	4/12/22	1936 MAR	202203	330-57200-62000					*	4,625.00		
		4/12/22	1936 MAR	202203	330-57200-62200					*	301.00		
		4/12/22	1936 MAR	202203	330-57200-46630					*	835.00		
		4/12/22	1936 MAR	202203	320-57200-46500					*	5,415.00		
		4/12/22	1936 MAR	202203	330-57200-34400					*	2,173.50		
									GOVERNMENTAL MANAGEMENT SERVICES			13,349.50	008912
4/21/22	00026	4/12/22	1937 MAR	202203	330-57200-34400					*	520.00	520.00	008913
4/28/22	00072	4/26/22	4262022 3/4-3/17	202203	320-57200-34510				DOUBLE BRANCH CDD	*	2,360.00	2,360.00	008914
4/28/22	00072	4/26/22	04262022 2/18-3/3	202202	320-57200-34510					*	1,470.00	1,470.00	008915
4/28/22	00026	4/25/22	1942 EVENT	202204	300-36900-10300					*	456.25	456.25	008916
4/28/22	00892	4/19/22	04192022 RENTAL DEPOSIT	202204	300-36900-10300					*	100.00	100.00	008917
									KRISTEN HARRIS				
									MVIL MIDDLE VILLAGE OKUZMUK				

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/28/22	00062	4/01/22 644679	202204 320-57200-46800	APR LAKE MAINTENANCE	*	1,519.00	
				THE LAKE DOCTORS			1,519.00 008918
4/28/22	00308	4/13/22 45672	202204 330-57200-62100	APR PEST CONTROL	*	175.00	
				PAULA'S PEST CONTROL INC			175.00 008919
4/28/22	00893	4/23/22 04232022	202204 300-36900-10300	RENTAL DEPOSIT REFUND	*	2,950.00	
				ROBERT NIMMONS			2,950.00 008920
TOTAL FOR BANK B						112,730.02	
TOTAL FOR REGISTER						112,730.02	

MVIL MIDDLE VILLAGE OKUZMUK

From: Oakleaf Venues venuerentals@oakleafresidents.com
Subject: MVCDD refund of deposit request - DAWN McNELIS - Cancelled Event
Date: April 2, 2022 at 8:11 PM
To: Margaret Bronson mbronson@gmsnf.com, Oksana Kuzmuk okuzmuk@gmsnf.com
Cc: Daniel Laughlin dlaughlin@gmsnf.com, Marilee Giles mgiles@gmsnf.com

Good evening Margaret and Oksana,

Please make the following refund at your earliest opportunity:

- REFUND FROM MVCDD – for the following venue.
 - LOCATION – PO PATIO (SATURDAY) 11:00 A.M. to 3:00 P.M.
 - DATE OF VENUE – JUNE 25, 2022
 - RESIDENT/CUSTOMER – DAWN McNELIS
 - ADDRESS – 4220 PLANTATION OAKS BLVD. #1413, ORANGE PARK, FL 32065
 - AMOUNT OF REFUND - \$200.00 - CANCELLED via email on 3/29/22 (50% of booking fee deposit is charged - 100% of rental fee is refunded)
 - RENTAL FEE & DEPOSIT was via VISA(3913)
 - **RENTAL FEE:**
 - DATED: 03/22/22
 - SEQ#: 2
 - BATCH#: 550
 - INVOICE#: 2
 - APPROVAL CODE: 09215D
 - AMOUNT: \$150.00
 - **DEPOSIT FEE:**
 - DATED: 03/22/22
 - SEQ#: 3
 - BATCH#: 550
 - INVOICE#: 3
 - APPROVAL CODE: 01896D
 - AMOUNT: \$100.00

890 B

2-300-369-103

Rental Refund

RECEIVED APR 03 2022

PAYMENT DATE	SETTLEMENT DATE	EVENT DATE	DESCRIPTION	HOURS	AMOUNT	ELEC.	C
03/22/22	03/22/22	06/25/22	DAWN McNELIS - PO PATIO	4	\$ 150.00		
03/22/22	03/22/22	06/25/22	DAWN McNELIS - PO PATIO DEPOSIT	DEPOSIT	\$ 100.00		

Let me know if you have any questions or require any additional information.

Thank you.

I will be out of the office MONDAY, APRIL 4, 2022, therefore, please email me, or leave a detailed message at 904-770-4661 with your NAME, CONTACT NUMBER, ADDRESS, TYPE OF EVENT, NL ADDRESS. I will respond at my earliest opportunity.

Wanda McReynolds – Community Amenity Coordinator, OakLeaf Plantation
venuerentals@oakleafresidents.com
(904) 770-4661 voice email
(904) 375-9285 ext. 3
www.oakleafresidents.com

Governmental Management Services

www.OakLeafResidents.com

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Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1934
Invoice Date: 3/31/22
Due Date: 3/31/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Tennis Revenue / Funds deposited 03/29/2022 2,300.369.102		765.00	765.00
Total			\$765.00
Payments/Credits			\$0.00
Balance Due			\$765.00

Wells Fargo Bank
Transaction Receipt

Branch #0066070 01 Deposit

Account Number XXXXXXXXX4262
CHK 00182

Number of Checks 8
Check Listing

\$100.00
\$500.00
\$50.00
\$25.00
\$50.00
\$50.00
\$50.00
\$25.00

Total Checks Amount \$850.00
Total Deposit \$850.00

Transaction #040 2052
03:08PM 03/29/22
Deposit Credit Date: 03/29/22

Thank you, SNEARRA

Middle Village CDD

Breakdown of Revenues 3.29.22

Deposit Date	Lessons	GMS 90%	Middle Village CDD 10%
3.29.22	\$ 850.00	\$ 765.00	\$ 85.00
		\$ -	\$ -

Subtotal \$ 850.00 \$ 765.00 \$ 85.00

Date	Ball/Racquet/Machine Rentals	GMS 20%	Middle Village CDD 80%
3.29.22		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
Subtotal	\$ -	\$ -	\$ -

Date	Miscellaneous	GMS 50%	Middle Village CDD 50%
3.29.22		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
Subtotal	\$ -	\$ -	\$ -

Date	League Fees 10%	Middle Village CDD 90%
3.29.22		

Subtotal \$ - \$ - \$ -

Total Revenues \$ 850.00 \$ 765.00 \$ 85.00

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1929
Invoice Date: 4/1/22
Due Date: 4/1/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

26B

Description	Hours/Qty	Rate	Amount
Recreation - Facility Management - Oakleaf Plantation - April 2022 2.310.513.3400		18,629.50	18,629.50

Total \$18,629.50

Payments/Credits \$0.00

Balance Due \$18,629.50

4/5/22
QR

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1930
Invoice Date: 4/1/22
Due Date: 4/1/22
Case:
P.O. Number:

Bill To:

Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Tennis - Facility Management - Capital Region - April 2022 2.33.572.3430		5,862.50	5,862.50

Total	\$5,862.50
Payments/Credits	\$0.00
Balance Due	\$5,862.50

4/5/22
Q



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

Invoice

Date

4/1/2022

Invoice #

131295605740

Terms	Net 20
Due Date	4/21/2022
PO #	
AZ License #	

Bill To	Ship To
Oakleaf Plantation Middle Village 475 West Town Place Ste 114 St Augustine FL 32092	Oakleaf Plantation/Middle Vlg 845 Oakleaf Plantation Way Orange Park FL 32065

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	2,725.31
Fuel Surcharge	Fuel/Environmental Transit Fee	1	ea	108.18
<p>139B</p> <p>2-330-572-464</p> <p>Apr Pool Chemicals</p> <p>RECEIVED MAR 18 2022</p>				

Subtotal 2,833.49
Shipping Cost (FEDEX GROUND) 0.00
Total 2,833.49
Amount Due \$2,833.49

Remittance Slip

Customer
13OAK101
Invoice #
131295605740

Amount Due \$2,833.49

Amount Paid

Make Checks Payable To

Poolsure
PO Box 55372
Houston, TX 77255-5372



131295605740

Invoice

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

4/5/22
QD

From: Oakleaf Venues venuerentals@oakleafresidents.com
Subject: MVCDD refund of deposit request - VALARESE MITCHELL-BOLDEN
Date: April 3, 2022 at 9:34 PM
To: Margaret Bronson mbronson@gmsnf.com, Oksana Kuzmuk okuzmuk@gmsnf.com
Cc: Marilee Giles mgiles@gmsnf.com, Alison Mossing amossing@gmstnn.com

Good evening Margaret and Oksana,

Please make the following refund at your earliest opportunity:

- REFUND FROM MVCDD – for the following venue.
 - LOCATION – GRAND BANQUET (SATURDAY) 12:00 P.M. to 12:00 A.M.
 - DATE OF VENUE – MARCH 26, 2022
 - RESIDENT – VALARESE MITCHELL-BOLDEN
 - ADDRESS – 3209 STONEBRIER RIDGE DRIVE, ORANGE PARK, FL 32065
 - AMOUNT OF REFUND - \$700.00 - GB DEPOSIT (\$500.00) & GL DEPOSIT (\$200.00)
 - BOOKING FEE/DEPOSIT via VISA (5246* & 8407**):
 - **GRAND BANQUET DEPOSIT*:**
 - DATED: 7/1/21
 - SEQ#: 2
 - BATCH#: 186
 - INVOICE: 3
 - APPROVAL CODE: 024148
 - AMOUNT: \$500.00
 - **GRAND LAWN DEPOSIT**:**
 - DATED: 3/8/22
 - SEQ#: 4
 - BATCH#: 542
 - INVOICE: 4
 - APPROVAL CODE: 182407
 - AMOUNT: \$200.00

PAYMENT DATE	SETTLEMENT DATE	EVENT DATE	DESCRIPTION	HOURS	AMOUNT	ELEC.	CHECK/CASH	CREDIT CARD
07/01/21	07/01/21	03/26/22	Valarese Mitchell - GB DEPOSIT	DEPOSIT	\$ 500.00			VISA-024148

PAYMENT DATE	SETTLEMENT DATE	EVENT DATE	DESCRIPTION	HOURS	AMOUNT	ELEC.	CHECK/CASH	CREDIT CARD
03/08/22	03/08/22	03/26/22	VALARESE BOLDEN - DEPOSIT	DEPOSIT	\$ 200.00			VISA-182407

Let me know if you have any questions or require any additional information.

Thank you.

I will be out of the office MONDAY, APRIL 4, 2022, therefore, please email me, or leave a detailed message at 904-770-4661 with your NAME, CONTACT NUMBER, ADDRESS, TYPE OF EVENT, NUMBER OF PARTICIPANTS EXPECTED, DATE OF ADDRESS. I will respond at my earliest opportunity.

Wanda McReynolds – Community Amenity Coordinator, OakLeaf Plantation
venuerentals@oakleafresidents.com
(904) 770-4661 voice email
(904) 375-9285 ext. 3
www.oakleafresidents.com

Governmental Management Services

www.OakLeafResidents.com

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891B

RECEIVED APR 03 2022

2-300-369-103
Rental Refund



Remit To: Clay County Sheriff's Office
PO Box 548/901 N. Orange Ave
GREEN COVE SPRINGS, FL 32043
(904) 284-7575

Invoice Number: SSI10534
Invoice Date: 4/6/2022
Page: 1

Attn: Fiscal - Accounts Receivable

Bill
To: OAKLEAF PLANTATION CDD
MVCDD & DBCDD
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK, FL 32065
JAVIER SORIANO

Ship
To: OAKLEAF PLANTATION CDD
MVCDD & DBCDD
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK, FL 32065
JAVIER SORIANO

Due Date 4/21/2022
Terms Net 15 Days

Customer ID C0000168
P.O. Number
P.O. Date 4/6/2022
Our Order No
SalesPerson

2563
2,320.572.34510

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Fees-2nd Employment Admin Fee-MARCH 2022		185	185	5.00	925.00
Fees-2nd Employment Scheduling		15	15	25.00	375.00

2462.50
2187.50

RECEIVED APR 07 2022

RECEIVED APR 07 2022

Amount Subject to Sales Tax US0
Amount Exempt from Sales Tax 1,300.00

Subtotal: 1,300.00
Invoice Discount: 0.00
Tax: 0.00

Total USD: 1,300.00

650.00

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1935

Invoice Date: 4/11/22

Due Date: 4/11/22

Case:

P.O. Number:

Bill To:

Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Event Staff through April 7, 2022	22	25.00	550.00
Amenities Revenue			
2.369.103			
2.300.36900.103 00			
2613			

RECEIVED APR 11 2022

Total \$550.00**Payments/Credits** \$0.00**Balance Due** \$550.004/11/22


Governmental Management Services, LLC
9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257

Middle Village CDD

Facility Event Staff Service Hours

<u>Quantity</u>	<u>Description</u>	<u>Rate</u>	<u>Amount</u>
22	Facility Event Staff	\$ 25.00	\$ 550.00

Covers Period End: April 7, 2022

Amenities Revenue # 2-369-103

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1938
Invoice Date: 4/12/22
Due Date: 4/12/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Tennis Revenue / Funds deposited 04/12/2022		1,710.00	1,710.00
2. 300.36900.10200 26B			
RECEIVED APR 12 2022			
Total			\$1,710.00
Payments/Credits			\$0.00
Balance Due			\$1,710.00

Wells Fargo Bank
Transaction Receipt

Branch #0066070 07 Deposit

Account Number XXXXXXXXX4262
CHK 00162

Number of Checks 17
Check Listing

\$120.00
\$135.00
\$90.00
\$180.00
\$120.00
\$145.00
\$145.00
\$115.00
\$115.00
\$50.00
\$50.00
\$40.00
\$20.00
\$50.00
\$50.00
\$450.00
\$25.00

Total Checks Amount \$1,900.00
Total Deposit \$1,900.00

Transaction #008 2014
09:03AM 04/12/22
Deposit Credit Date: 04/12/22

Thank you, SHIRLEY

Middle Village CDD

Breakdown of Revenues

4.12.22

Deposit Date	Lessons	GMS 90%	Middle Village CDD 10%
4.12.22	\$ 1,900.00	\$ 1,710.00	\$ 190.00
		\$ -	\$ -

Subtotal \$ 1,900.00 \$ 1,710.00 \$ 190.00

Date	Ball/Racquet/Machine Rentals	GMS 20%	Middle Village CDD 80%
4.12.22		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -

Subtotal \$ - \$ - \$ -

Date	Miscellaneous	GMS 50%	Middle Village CDD 50%
4.12.22		\$ -	\$ -
		\$ -	\$ -
		\$ -	\$ -

Subtotal \$ - \$ - \$ -

Date	League Fees 10%	Middle Village CDD 90%
4.12.22		

Subtotal \$ - \$ - \$ -

Total Revenues \$ 1,900.00 \$ 1,710.00 \$ 190.00

Riverside Management Services, Inc
9655 Florida Mining Blvd. W.
Building 300, Suite 305
Jacksonville, FL 32257

Invoice

Invoice #: 303
Invoice Date: 4/12/2022
Due Date: 4/12/2022
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Pressure Washing Services - April 2022 Common Area Maint. 2.320.572.4650 261B		1,405.00	1,405.00
RECEIVED APR 15 2022			
Jury Tandy 4/13/22			

Total \$1,405.00

Payments/Credits \$0.00

Balance Due \$1,405.00

Riverside Management Services, Inc.
8655 Florida Mining Blvd., Building 300, Suite 305 Jacksonville, FL 32257

Service Detail

Bill To: Middle Village CDD

Invoice Date: 4/1/22

Due Date: Upon Receipt

Amount Due: \$ 1,405.00

<u>Date</u>	<u>Description</u>	<u>Amount</u>
3/1/22	Pressure washed 60' of lattice top at Whitfield	\$ 27.00
3/1/22	Pressure washed 380' of spirit rail at Whitfield	\$ 95.00
3/3/22	Pressure washed 1,100' of lattice top at Whitfield	\$ 495.00
3/22/22	Pressure washed 1,100' of lattice top at Plantation Oaks Blvd.	\$ 495.00
3/24/22	Pressure washed 651' of lattice top at Plantation Oaks Blvd.	\$ 293.00

Hot Water and Chemical Treatment to remove dirt, mildew, and algae.

TOTAL AMOUNT DUE: \$ 1,405.00

** Pressure Washing according to contract and within budget

Contract Amount	\$	13,348.70
<u>Invoice:</u>		
Oct. 2021	\$	521.00
Nov. 2021		
Dec. 2021	\$	150.00
Jan. 2022	\$	1,044.00
Feb. 2022	\$	220.00
Mar. 2022	\$	1,405.00
Apr. 2022		
May 2022		
June 2022		
July 2022		
Aug. 2022		
Sept. 2022		

Balance: \$ 10,008.70

Should you have any questions, please contact Jerry Lambert @ (904) 288-7867
or jlamber@msmf.com

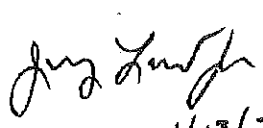
Remit Payment

Riverside Management Services, Inc
9655 Florida Mining Blvd, W.
Building 300, Suite 305
Jacksonville, FL 32257

Invoice

Invoice #: 304
Invoice Date: 4/12/2022
Due Date: 4/12/2022
Case:
P.O. Number:

Bill To:
Middle Village CDD
476 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Pressure Washing Services - April 2022 Common Area Maint. 2.320.572.4650 261h		65.00	65.00
RECEIVED APR 15 2022			
 4/13/22			

Total \$65.00

Payments/Credits \$0.00

Balance Due \$65.00

Riverside Management Services, Inc.
8655 Florida Mining Blvd., Building 300, Suite 305 Jacksonville, FL 32257

Service Detail

Bill To: Middle Village CDD

Invoice Date: 4/1/22

Due Date: Upon Receipt

Amount Due: \$ 65.00

ADDITIONAL PRESSURE WASHING SERVICES:

<u>Date</u>	<u>Description</u>	<u>Amount</u>
3/1/22	Pressure washed gutter and spray feature at pool	\$ 65.00

Hot Water and Chemical Treatment to remove dirt, mildew, and algae.

TOTAL AMOUNT DUE: \$ 65.00

Should you have any questions, please contact Jerry Lambert @ (904) 288-7667
or jlambert@rmsnf.com

Remit Payment



Security Development Group, LLC
8130 Baymeadows Way W., Suite 302
Jacksonville, FL 32256
accounting@sthreesecurity.com
www.sthreesecurity.com

INVOICE

BILL TO

Middle Village CDD
475 West Town Place
Suite 114
St Augustine, FL 32092

RECEIVED APR 07 2022

INVOICE # 7813**DATE** 04/01/2022**DUE DATE** 04/30/2022**TERMS** End of the month**SERVICE MONTH**

April *Security Officer*

ACTIVITY	QTY	RATE	AMOUNT
Dedicated Officer I Dedicated Officer for 10 hours Monday to Thursday and 12 hours Saturday and Sunday	318	22.50	7,155.00
Dedicated Officer I Dedicated Officer for 7 hours Monday to Thursday and 9 hours Saturday and Sunday	228	22.50	5,130.00
Dedicated Officer I Credit for 22 Hours in March	-22	22.50	-495.00

BALANCE DUE**\$11,790.00**

APPROVED

Code to:**Middle Village Security****2-320-572-345**

823B



Invoice

Invoice #: 7822

Date: 04/01/22

Customer PO:

DUE DATE: 05/01/2022

BILL TO

Oakleaf - Middle Village CDD
370 Oakleaf Village Parkway
Orange Park, FL 32065

FROM

VerdeGo
PO Box 789
3335 North State Street
Bunnell, FL 32110
Phone: 386-437-3122
www.verdego.com

DESCRIPTION

#7019 - Standard Maintenance Contract 2022 April 2022
Work order #1846 Zach

Landscape Maint

AMOUNT

\$37,521.40

Invoice Notes:

Thank you for your business!

AMOUNT DUE THIS INVOICE

\$37,521.40


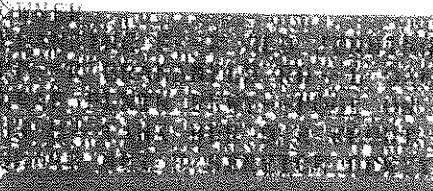
RECEIVED APR 07 2022

Code to:

2-320-572-462

Middle Village Landscape Maintenance

704 B

 GAS CHECK	ACCOUNT NO. 1-13296	REFERENCE NO. 009739	TEMPERATURE COMPENSATED VALUE CORRECTED TO 60°F 0489	DELIVERY DATE 2/28/22	P.O. NUMBER UN1075
	MIDDLE VILLAGE COMM DIST BRING BILL TO WPG OFFICE 453 OAKLEAF PLNT PKWY ORANGE PARK, FL 32065-			PCT. FULL 30-80	SANESMAN
THIS IS YOUR INVOICE DUE AND PAYABLE - 10 DAYS * * * * * THIRTY (30) DAYS AFTER DELIVERY ANY UNPAID PORTION OF "CHARGE" SALES ARE SUBJECT TO A FINANCE CHARGE of 1 1/2% MINIMUM 50¢ - ANNUAL RATE 18% * * * * * In case of default, Purchaser agrees to pay all reasonable costs of collection and attorney fees, not to exceed 15% of the unpaid debt.	 WILFORD PROPANE GAS CO., INC. 706 Kingsley Ave. Orange Park, FL 32073 (904) 264-2311			QUANTITY/GALS 1035.4625	PRICE 3365.05
				CASH <input type="checkbox"/> CHARGE <input type="checkbox"/>	AMOUNT SALES TAX EXCISE TAX SPECIAL TRIP CHG. BUDGETARY CHG.
FLAMMABLE GAS SAFETY MESSAGES ON BACK				AMOUNT DUE 3365.05	
				X	RECEIVED BY

Code to:

02-330-572-4350

Middle Village Lap Pool Gas/Heat

412B

RECEIVED APR 07 2022

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1936^y
Invoice Date: 4/12/22
Due Date: 4/12/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

RECEIVED APR 15 2022

26B

Description	Hours/Qty	Rate	Amount
Facility Maintenance March 1- March 31, 2022		20,211.64	20,211.64
Maintenance Supplies		1,779.36	1,779.36
Fac Maint Gen \$4,625 ⁰⁰ 2.33.572.6200			
Fac. Maint. Cont. \$301 ⁰⁰ 2.33.572.6220			
Lighting Repairs \$835 ⁰⁰ 2.33.572.4663			
Common Area Maint. \$5,415 ⁰⁰ 2.320.572.4650			
Repairs/Replace \$8,641 ⁵⁰ 34538.6400			
Tennis Ct. Main \$2,173 ⁵⁰ 2.33.572.3440			
Jug Lutz 4/13/22			

Total \$21,991.00

Payments/Credits \$0.00

Balance Due \$21,991.00

**MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF MARCH 2022**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
3/1/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings
3/1/22	2.5	G.S.	Removed debris from all common areas
3/1/22	8	L.C.	Painted and pressure washed gazebo and pool deck
3/1/22	4.5	J.S.	Additional court maintenance
3/2/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings
3/2/22	4	G.S.	Removed debris from all common areas
3/2/22	8	S.A.	Worked on gazebo project
3/2/22	8	A.B.	Painted pool pavilion, cleaned filters
3/2/22	8	L.C.	Painted and pressure washed gazebo
3/2/22	2.5	J.S.	Additional court maintenance
3/3/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings, picked up supplies
3/3/22	3.5	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/3/22	8	A.B.	Painted pool pavilion
3/3/22	8	L.C.	Painted and pressure washed pool deck
3/3/22	4.5	J.S.	Additional court maintenance
3/4/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings
3/4/22	8	S.A.	Worked on gazebo project, picked up supplies
3/4/22	8	A.B.	Painted pool pavilion, cleaned filters
3/4/22	8	L.C.	Worked on gazebo project, pressure washed pool deck
3/4/22	2.5	J.S.	Additional court maintenance
3/7/22	2.5	G.S.	Removed debris from all common areas
3/7/22	8	S.A.	Worked on gazebo project, picked up supplies
3/7/22	8	L.C.	Painted gazebo
3/7/22	2.5	J.S.	Additional court maintenance
3/8/22	5	G.S.	Removed debris from all common areas, maintenance work on golf cart
3/8/22	8	A.B.	Worked on gazebo project, caulking and painting
3/8/22	8	L.C.	Painted gazebo
3/8/22	4.5	J.S.	Additional court maintenance
3/9/22	3.5	G.S.	Removed debris from all common areas and ponds
3/9/22	8	S.A.	Worked on gazebo project
3/9/22	2	A.B.	Paint splash netting frame
3/9/22	2.5	J.S.	Additional court maintenance
3/10/22	4	G.S.	Removed debris from all common areas and ponds
3/10/22	4.5	J.S.	Additional court maintenance
3/11/22	8	S.A.	Picked up supplies, designed and installed bracket to hang chainsaw on wall in shop, cleaned up shop
3/11/22	2.5	J.S.	Additional court maintenance
3/12/22	3	J.S.	Additional court maintenance
3/14/22	2	T.C.	Set up CDD meeting
3/14/22	2.5	G.S.	Removed debris from all common areas, maintenance work on golf cart
3/14/22	8	S.A.	Worked on gazebo project, picked up supplies
3/14/22	2.5	J.S.	Additional court maintenance
3/15/22	2	T.C.	Worked on repairing pressure washer, picked up supplies
3/15/22	5	G.S.	Removed debris from all common areas, removed deceased animal at church
3/15/22	4.5	J.S.	Additional court maintenance
3/16/22	4	G.S.	Removed debris from all common areas and ponds
3/16/22	3	L.N.	Cleaned shop, restocked facility
3/16/22	4	S.A.	Reset and reprogram all timers, inspected and cleaned outfalls
3/16/22	2.5	J.S.	Additional court maintenance
3/17/22	8	T.C.	Worked on gazebo project, caulking and painting, picked up supplies
3/17/22	5	G.S.	Removed debris from all common areas and ponds, removed deceased animal at waterfall, picked up supplies
3/17/22	3	L.N.	Set up CDD meeting, blew leaves and debris off boardwalk
3/17/22	4.5	J.S.	Additional court maintenance
3/18/22	8	T.C.	Worked on gazebo project, caulking and painting
3/18/22	8	S.A.	Worked on gazebo project, cleaned shop, repaired and installed toilet paper holder in bathroom
3/18/22	8	A.B.	Worked on gazebo project, caulking and painting
3/18/22	8	L.C.	Painted gazebo project
3/18/22	2.5	J.S.	Additional court maintenance
3/21/22	8	T.C.	Worked on gazebo project, caulking and painting

**MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF MARCH 2022**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
3/21/22	3.5	G.S.	Removed debris from all common areas
3/21/22	8	S.A.	Worked on gazebo project, picked up supplies
3/21/22	8	L.C.	Worked on gazebo project
3/21/22	4	A.T.	Removed debris from all common areas
3/21/22	2.5	J.S.	Additional court maintenance
3/22/22	8	T.C.	Light inspection, changed lights as needed, worked on gazebo project, caulking and painting
3/22/22	6	G.S.	Removed debris from all common areas and ponds
3/22/22	8	L.C.	Worked on gazebo project
3/22/22	4.5	J.S.	Additional court maintenance
3/23/22	8	T.C.	Repaired door on summer kitchen, worked on gazebo project, caulking and painting, picked up supplies
3/23/22	4	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/23/22	7	S.A.	Cut decorative ends on two pergola boards, prepped and painted boards, cleaned fountain, measured boards for gazebo project
3/23/22	8	L.C.	Worked on gazebo project
3/23/22	4	A.T.	Removed debris from all common areas
3/23/22	2.5	J.S.	Additional court maintenance
3/24/22	8	T.C.	Cleaned and organized shop, swept buildings for cobwebs and dirt doobers
3/24/22	3.5	G.S.	Removed debris from all common areas
3/24/22	4	L.N.	Changed lights in pool area, cleaned outside area of grand banquet
3/24/22	8	L.C.	Worked on cleaning and organizing shop, general maintenance around shop and amenity center
3/24/22	4.5	J.S.	Additional court maintenance
3/25/22	6	T.C.	Worked on gazebo project, picked up supplies
3/25/22	8	S.A.	Worked on gazebo project, picked up supplies
3/25/22	8	L.C.	Worked on gazebo project
3/25/22	4	A.T.	Removed debris from all common areas
3/25/22	2.5	J.S.	Additional court maintenance
3/28/22	8	T.C.	Patched hole in wall of bridal suite, worked on gazebo project, picked up supplies
3/28/22	7	S.A.	Worked on gazebo project, cleaned fountain, picked up supplies
3/28/22	8	L.C.	Worked on gazebo project
3/28/22	4	A.T.	Removed debris from all common areas
3/28/22	2.5	J.S.	Additional court maintenance
3/29/22	8	T.C.	Changed pool filters in pool pack, sprayed for bees and wasps around pool deck, picked up supplies
3/29/22	6	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/29/22	8	L.C.	Worked on gazebo project
3/29/22	4.5	J.S.	Additional court maintenance
3/30/22	8	T.C.	Worked on uneven pavers, resetting pavers, prepping slide for painting
3/30/22	4	G.S.	Removed debris from all common areas and ponds
3/30/22	4	S.A.	Worked on gazebo project
3/30/22	8	L.N.	Pressure washed pool slide and changed filters in tank
3/30/22	8	L.C.	Fixed and replaced pool filters
3/30/22	2.5	J.S.	Additional court maintenance
3/31/22	4	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/31/22	8	L.N.	Pressure washed pool slide
3/31/22	8	L.C.	Fixed pool filter, fixed pavers on pool deck
3/31/22	4.5	J.S.	Additional court maintenance

TOTAL 573

MILES 352

*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 04/05/22

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
MV				
MIDDLE VILLAGE				
OAKLEAF	3/7/22	Bondo (2)	47.10	S.A.
	3/8/22	Ratchet Wrench	12.35	J.S.
	3/8/22	Wasp Spray	12.03	J.S.
	3/9/22	Permetex Gasket	2.86	J.S.
	3/9/22	Wasp/Hornet Spray	4.01	T.C.
	3/9/22	25' Leverlock Tape Measure	6.31	T.C.
	3/11/22	Impact Set 30 pc	20.70	S.A.
	3/11/22	Tapcon 3/8"x4 2pk (2)	16.05	S.A.
	3/11/22	Milwaukee SDS Bit 3/8"x4	10.32	S.A.
	3/11/22	1/2" Nut Driver	5.72	S.A.
	3/11/22	5/16"x3 1/2" Lag Screw (5)	8.45	S.A.
	3/14/22	Cobweb Duster	15.49	T.C.
	3/14/22	Nitrile Gloves 40pk	16.65	T.C.
	3/14/22	Grout Blade	45.97	S.A.
	3/15/22	6x1/2 Zinc Hex Screws 50pc	4.32	T.C.
	3/15/22	Wasp/Hornet (3)	12.03	T.C.
	3/16/22	Cobweb Duster	5.16	T.C.
	3/16/22	6-12' Ext Pole	19.54	T.C.
	3/16/22	60W NDIM 4pk	9.13	T.C.
	3/16/22	60W Dim 4pk (2)	22.77	T.C.
	3/16/22	40W Bent NDIM 8pk	14.35	T.C.
	3/16/22	40W BLNT NDIM 8pk	14.35	T.C.
	3/17/22	Angle Short Cut Brush (2)	13.50	T.C.
	3/17/22	Caulk Gun	13.78	T.C.
	3/17/22	Pelican Liner 3pk	5.03	T.C.
	3/17/22	4x3/8 Shedless Knit 6pk	11.89	T.C.
	3/17/22	Lemon Cleaner	11.18	T.C.
	3/17/22	Dynaflex Clear Caulk (12)	68.06	T.C.
	3/17/22	42 Gallon Trash Bags 32pk	24.69	G.S.
	3/17/22	Fire Ant Killer (10)	143.41	G.S.
	3/21/22	Carbide Sanding Plate	28.72	S.A.
	3/22/22	1-1/4x1 PVC Male Adapter	4.84	T.C.
	3/22/22	Angle Short Cut Brush (2)	13.50	T.C.
	3/22/22	1-3/16 Set Your Own Combo Lock	13.42	T.C.
	3/22/22	Utility Knife	3.73	T.C.
	3/22/22	1-1/2x2 PVC Pipe	7.43	T.C.
	3/22/22	1-1/2x2 90Deg Vent (2)	6.81	T.C.
	3/23/22	1-1/4x2 PVC Pipe	7.16	T.C.
	3/23/22	1-1/4 PVC Male Adapter	1.93	T.C.
	3/23/22	1-1/4x1 PVC Male Adapter	4.84	T.C.
	3/23/22	1-1/2x1-1/4 PVC Bushing	3.77	T.C.
	3/23/22	1-1/2x1-1/4 PVC Male Adapter	5.72	T.C.
	3/23/22	1-1/2x2 PVC Male Adapter	5.72	T.C.
	3/23/22	1-1/2 PVC Female Adapter	2.47	T.C.
	3/23/22	2x10 Lumber (2)	40.89	T.C.
	3/23/22	Angle Short Cut Brush (2)	13.50	T.C.

3/23/22	9" Metal Roller Tray	2.04	T.C.
3/23/22	4x3/8 Shedless Knit 6pk	11.89	T.C.
3/23/22	2" Coupling Fitting	1.37	T.C.
3/23/22	2x1 PVC Bushing	4.88	T.C.
3/23/22	1" PVC Street 90D	3.07	T.C.
3/23/22	1" PVC Union SCH80	9.90	T.C.
3/23/22	Pelican Liner 3pk	5.03	T.C.
3/24/22	Terry Towels 36pk	22.98	G.S.
3/24/22	Fire Ant Killer (8)	114.72	G.S.
3/25/22	2x2-42" Baluster (16)	28.89	S.A.
3/25/22	Bee/Wasp Foam	5.72	T.C.
3/28/22	12' Veranda Composite Decking (16)	386.03	J.S.
3/28/22	Sheet Metal #12x1/2	1.47	T.C.
3/28/22	Sanding Sponge 80/120	2.00	T.C.
3/28/22	Short Cut Brush (2)	13.50	T.C.
3/28/22	Drydex Squeeze Tube 5.5oz	6.30	T.C.
3/28/22	Putty Knife	0.56	T.C.
3/28/22	Edge Shield	4.19	T.C.
3/28/22	8' Quarter Round (6)	51.34	S.A.
3/29/22	Terry Towels 10pk	7.46	T.C.
3/29/22	3" Trim Roller	3.76	T.C.
3/29/22	3'x50' Poly Sheeting	19.30	T.C.
3/29/22	1Qt Paint Stick	1.70	T.C.
3/29/22	Pelican Liner 3pk (2)	10.05	T.C.
3/29/22	1Qt Bucket (10)	25.07	T.C.
3/29/22	Lemon Pine Sol	6.03	T.C.
3/29/22	Short Cut Brush (4)	22.95	T.C.
3/30/22	Leveling Sand (4)	18.31	J.S.
3/30/22	Paver Base (6)	34.36	J.S.
3/30/22	Ratchet Socket Set	6.35	J.S.
3/30/22	Wasp Spray Twin Pack	8.02	J.S.
3/30/22	Foam Filler (2)	13.73	J.S.
3/30/22	Di-Electric Wasp Spray Pro	8.58	J.S.
3/30/22	Foaming Carpenter Ant Bee Spray	8.58	J.S.
4/1/22	1" PVC Elbow 45 (3)	5.80	J.S.
4/1/22	1" PVC Coupling (4)	4.00	J.S.
4/1/22	1" PVC Tee	3.65	J.S.
4/1/22	1" PVC Elbow 90 (3)	4.66	J.S.
4/1/22	PVC Glue Pak	7.44	J.S.
4/1/22	5" Mylar Reflective Tape #4 (2)	4.88	J.S.
4/1/22	5" Mylar Reflective Tape #8 (2)	4.88	J.S.
4/1/22	5" Mylar Reflective Tape #5 (2)	4.88	J.S.
4/1/22	Safety Walk Tape	16.42	J.S.
4/2/22	6" Valve Box	10.32	J.S.
4/2/22	3/4" Hose Bib Vacuum Breaker (5)	41.69	J.S.
4/2/22	1-1/2" PVC Bushing (2)	4.97	J.S.
4/2/22	1-1/2" PVC Coupling	1.52	J.S.
4/2/22	1" PVC Female Adapter	1.69	J.S.
4/2/22	1" PVC Male Adapter	1.28	J.S.
4/2/22	1" PVC Elbow 90	1.55	J.S.
4/2/22	1" PVC Ball Valve	5.73	J.S.
4/2/22	1" PVC Tee SSS	2.27	J.S.

TOTAL \$1,779.36

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1937
Invoice Date: 4/12/22
Due Date: 4/12/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Maintenance March 1- March 31, 2022 (Tennis)		520.00	520.00
<i>Tennis Ct. Maint.</i> <i>2.33.572.3440</i>			
RECEIVED APR 15 2022			
RECEIVED APR 15 2022			
<i>Jay Lough</i> <i>4/13/22</i>			

Total \$520.00

Payments/Credits \$0.00

Balance Due \$520.00

MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF FEBRUARY 2022

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
3/2/22	2	J.S.	Clean and sweep tennis courts.
3/4/22	2	J.S.	Clean and sweep tennis courts.
3/7/22	2	J.S.	Clean and sweep tennis courts.
3/9/22	2	J.S.	Clean and sweep tennis courts.
3/11/22	2	J.S.	Clean and sweep tennis courts.
3/14/22	2	J.S.	Clean and sweep tennis courts.
3/16/22	2	J.S.	Clean and sweep tennis courts.
3/18/22	2	J.S.	Clean and sweep tennis courts.
3/21/22	2	J.S.	Clean and sweep tennis courts.
3/23/22	2	J.S.	Clean and sweep tennis courts.
3/25/22	2	J.S.	Clean and sweep tennis courts.
3/28/22	2	J.S.	Clean and sweep tennis courts.
3/30/22	2	J.S.	Clean and sweep tennis courts.

TOTAL	<u>26</u>
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Middle Village
COMMUNITY DEVELOPMENT DISTRICT

Rec Fund

RECEIVED APR 26 2022

Check Request

Date	Amount	Authorized By
April 26, 2022	\$2,360.00	Oksana Kuzmuk

Payable to:

Double Branch CDD #72 B

Date Check Needed:

Budget Category:

ASAP	002-320-57200-34510
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Intended Use of Funds Requested:

3/4/22-3/17/22 Reimb for Security
<i>(Attach supporting documentation for request.)</i>

Middle Village
COMMUNITY DEVELOPMENT DISTRICT

Rec Fund

RECEIVED APR 26 2022

Check Request

Date	Amount	Authorized By
April 26, 2022	\$1,470.00	Oksana Kuzmuk

Payable to:

Double Branch CDD #72 B

Date Check Needed:

Budget Category:

ASAP	002-320-57200-34510
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Intended Use of Funds Requested:

2/18/22-3/3/22 Reimb for Security
(Attach supporting documentation for request.)

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1942
Invoice Date: 4/25/22
Due Date: 4/25/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Event Staff through April 21, 2022 <i>Amen. Revenue</i> <i>2.369.103</i> <i>2-300-369-10300</i> <i>26B</i>	18.25	25.00	456.25
RECEIVED APR 25 2022			
Total			\$456.25
Payments/Credits			\$0.00
Balance Due			\$456.25

apw
4/25/22

Governmental Management Services, LLC
9655 Florida Mining Blvd., Building 300, Suite 305, Jacksonville, Florida 32257

Middle Village CDD

Facility Event Staff Service Hours

<u>Quantity</u>	<u>Description</u>	<u>Rate</u>	<u>Amount</u>
18.25	Facility Event Staff	\$ 25.00	\$ 456.25

Covers Period End: April 21, 2022

Amenities Revenue # 2-369-103

From: Oakleaf Venues venuerentals@oakleafresidents.com
Subject: MVCDD refund of deposit request - KRISTEN HARRIS
Date: April 19, 2022 at 9:30 PM
To: Margaret Bronson mbronson@gmsnf.com, Oksana Kuzmuk okuzmuk@gmsnf.com
Cc: Marilee Giles mgiles@gmsnf.com, Alison Mossing amossing@gmstnn.com

Good afternoon Margaret and Oksana,

Please make the following refund at your earliest opportunity:

- REFUND FROM MVCDD – for the following venue.
 - LOCATION – PO PATIO (SATURDAY) 2:00 P.M. to 6:00 P.M.
 - DATE OF VENUE – APRIL 16, 2022
 - RESIDENT – KRISTEN HARRIS
 - ADDRESS – 625 OAKLEAF PLANTATION PARKWAY #615, ORANGE PARK, FL 32065
 - AMOUNT OF REFUND – \$100.00
 - BOOKING FEE/DEPOSIT was via CHECK drawn on BBVA
 - DATED: 3/23/22
 - CHECK#: 1754
 - AMOUNT#: \$100.00
 - DEPOSITED: 3/24/22

892 B

Rental Deposit Refund
2-300-369-103

PAYMENT DATE	SETTLEMENT DATE	EVENT DATE	DESCRIPTION	HOURS	AMOUNT	ELEC.	CHECK/CASH	CREDIT CARD
03/23/22	03/23/22	04/16/22	KRISTEN HARRIS - PO PATIO DEPOSIT	DEPOSIT	\$ 100.00		CHECK#1754	DEPO

Let me know if you have any questions or require any additional information.

Thank you.

This is out of the office SATURDAY, APRIL 23, 2022 to MONDAY, APRIL 25, 2022. Therefore, please email me, or leave a detailed message at (904) 770-4661 with your NAME, CONTACT NUMBER, ADDRESS, TYPE OF EVENT, NUMBER OF PARTICIPANTS, and EMAIL ADDRESS. I will respond at my earliest opportunity.

Wanda McReynolds – Community Amenity Coordinator, OakLeaf Plantation
venuerentals@oakleafresidents.com
(904) 770-4661 voice email
(904) 375-9285 ext. 3
www.oakleafresidents.com

Governmental Management Services

www.OakLeafResidents.com

Under Florida law, e-mail addresses are public records. If you do not want your email address released in response to a public-records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing. The information in this email and any attachments is intended solely for the use of the individual or entity to which it is addressed. This email and/or attachment(s) may contain material that is privileged or protected from disclosure under applicable law. If you are not the intended recipient, please notify the sender immediately by telephone to obtain instructions as to whether information in this email and/or attachment(s) is confidential and privileged or protected from disclosure under applicable law.

RECEIVED APR 19 2022

INVOICE



The Lake Doctors, Inc.
Aquatic Management Services

4351 Salisbury Rd., Suite 155, Jacksonville, FL 32256
PH: (904)431-3914

Bill To

MIDDLE VILLAGE COMMUNITY DEV DISTR
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK, FL 32065

Invoice #	644679
Account #	711194
Invoice Date	4/1/2022
Due Date	4/11/2022
Rep	MAS

Invoice Questions:
AR@LakeDoctors.com

Purchase Order Number	Terms	Invoice Date Reflects Month of Service Provided
	NET 10 DAYS	
Item	Description	Amount
	Monthly Water Management Service (R) <i>Apr Lake Maint</i> Code to: 2-320-572-4680 <i>62B</i> Middle Village Lake Maintenance Customer Total Balance \$4,538.00	1,519.00
Thank you! For your business!		Total Invoice \$1,519.00

To help ensure prompt and accurate credit to your account, please include your account number and invoice number on your check and always include your remittance stub with your payment.

Please visit www.lakedoctors.com for your local office contact information.

PLEASE DETACH & RETURN THIS PORTION WITH PAYMENT

Bill To

MIDDLE VILLAGE COMMUNITY DEV DISTR
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK, FL 32065

Amount Enclosed

Invoice #	644679
Account #	711194
Date	4/1/2022

For address and contact updates, please email us at
customerservice@lakedoctors.com.

The Lake Doctors, Inc.
4651 Salisbury Rd., Suite 155
Jacksonville, FL 32256

IF PAYING BY CREDIT CARD, FILL OUT BELOW
____ Mastercard ____ Visa ____ American Express
Card # _____
Card Verification # _____
Exp. Date # _____
Print Name _____
Billing Address: ____ Check box if same as above

Signature _____

I N V O I C E

PAULA'S PEST CONTROL
1548 Glendale St,
Jacksonville, Fla 32205
(904) 389-3419

INVOICE: 45672 QT
DATE: 04/13/22 10:30a
ACCOUNT: 1032 Oakleaf
ROUTE: 0
LAST: 1/12/22 Paula
Paula Douglas

BILL TO
Middle Village CDD
14785-4 St. Augustine Rd.
Jacksonville, FL 32258

SERVICE TO
Plantation Oaks
845 Oakleaf Plantation Parkway
Orange Park, FL 32065

904-375-9625 Lisa 904-708-1134

DESCRIPTION	QTY	PRICE	AMOUNT
General ^{AP} Pest Control PEST		175.00	175.00
		SUBTOTAL	175.00
		PREVIOUS BALANCE	0.00
		TOTAL DUE	175.00

Code to:

Middle Village Facility Maintenance - Preventative

2-330-572-621

Products

___ Advion RG	___ EC	___ Suspend Polyzone
___ Demand CS	___ Niban GB	___ Suspend SC
___ Demon Max	___ Precor 2000	

Other: _____

Comments: _____

EFFECTIVE June 1, 2013
MAKE Checks Payable to:

Paula's Pest Control Inc.
1548 Glendale St.
Jacksonville, Fl.32205

Note: All returned Checks will be assessed a \$50.00 FEE

THANK YOU FOR YOUR BUSINESS!
HAVE A WONDERFUL DAY!

From: Oakleaf Venues venuerentals@oakleafresidents.com
Subject: MVCDD refund of deposit request - ROBERT NIMMONS-NR (CANCELLED)
Date: April 23, 2022 at 7:15 PM
To: Margaret Bronson mbronson@gmsnf.com, Oksana Kuzmuk okuzmuk@gmsnf.com
Cc: Marilee Giles mgiles@gmsnf.com, Alison Mossing amossing@gmstnn.com

Good evening Margaret and Oksana,

Please make the following refund at your earliest opportunity:

- REFUND FROM MVCDD – for the following venue.
 - LOCATION – GRAND BANQUET (SATURDAY) 12:00 P.M. to 12:00 A.M.
 - DATE OF VENUE – JULY 9, 2022
 - NON-RESIDENT – ROBERT NIMMONS
 - ADDRESS – 871 WEST 9TH STREET, ST. AUGUSTINE, FL 32084
 - AMOUNT OF REFUND - \$2,950.00 - GB RENTAL - (\$2,500.00), GB DEPOSIT (\$250.00) & GL DEPOSIT (\$200.00) - cancelled via email dated 4/12/22
 - BOOKING FEE/DEPOSIT via CHECKS drawn on VYSTAR:
 - **GRAND BANQUET RENTAL:**
 - CHECK#: 1115
 - DATED: 3/16/22
 - DEPOSITED: 3/16/22
 - AMOUNT: \$2,500.00
 - **GRAND BANQUET DEPOSIT:**
 - CHECK#: 1116
 - DATED: 3/16/22
 - DEPOSITED: 3/16/22
 - AMOUNT: \$500.00
 - **GRAND LAWN DEPOSIT:**
 - CHECK#: 1117
 - DATED: 3/16/22
 - DEPOSITED: 3/16/22
 - AMOUNT: \$200.00

893 B
 2-300-369-103
 RECEIVED APR 3-2 2022
 Rental Deposit
 Refund

PAYMENT DATE	SETTLEMENT DATE	EVENT DATE	DESCRIPTION	HOURS	AMOUNT	ELEC.	CHECK/CASH	CREDIT CARD
03/16/22	03/16/22	07/09/22	ROBERT NIMMONS - GB	12	\$ 2,500.00		CK# 1115	
03/16/22	03/16/22	07/09/22	ROBERT NIMMONS - GB DEPOSIT	DEPOSIT	\$ 500.00		CK# 1116	
03/16/22	03/16/22	07/09/22	ROBERT NIMMONS - GL DEPOSIT	DEPOSIT	\$ 200.00		CK# 1117	DEPOSIT

Let me know if you have any questions or require any additional information.

Thank you.

For the record of the office, on THURSDAY, APRIL 22, 2022, at MONDAY, APRIL 23, 2022, therefore please email me or have a detailed message at (904) 770-4661 with your NAME, CONTACT NUMBER, ADDRESS, TYPE OF EVENT, NUMBER OF PARTICIPANTS EXPECTED, DATE OF PREFERENCE and EMAIL ADDRESS. I will respond at my earliest opportunity.

Wanda McReynolds – Community Amenity Coordinator, OakLeaf Plantation
venuerentals@oakleafresidents.com
 (904) 770-4661 voice email
 (904) 375-9285 ext. 3
www.oakleafresidents.com

Governmental Management Services

www.OakLeafResidents.com

Under Florida law, e-mail addresses are public records. If you do not want your email address released in response to a public-records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing. The information attachment(s) may be confidential and intended solely for the use of the individual or entity to which it is addressed. This email and/or attachment(s) may contain material that is privileged or protected from disclosure under applicable law. If you are individual responsible for delivering to the intended recipient, please notify the sender immediately by telephone to obtain instructions as to whether information in this email and/or attachment(s) is confidential and privileged or protected from disclosure.

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/14/22	00004	2/21/22 17541A	202202 600-53800-64000	FEB INSTL BREAKOUT BOARD	*	45.00	
				SOUTHEAST FITNESS REPAIR			45.00 000471
4/14/22	00054	3/31/22 67729167	202203 600-53800-64000	MULTIFOLD TOWELS&TISSUE	*	648.06	
				THE HOME DEPOT PRO			648.06 000472
4/14/22	00054	3/31/22 67729168	202203 600-53800-64000	JANITORIAL SUPPLIES	*	374.74	
				THE HOME DEPOT PRO			374.74 000473
4/14/22	00039	3/28/22 INV00116	202203 600-53800-64000	LIFEGUARD UNIFORM/EQUIP	*	1,150.50	
				THE LIFEGUARD STORE, INC.			1,150.50 000474
4/21/22	00009	4/12/22 1936	202203 600-53800-64000	RPR/RPLC MAINTENANCE	*	8,641.50	
				GOVERNMENTAL MANAGEMENT SERVICES			8,641.50 000475
4/28/22	00050	4/08/22 OPPORT#8	202204 600-53800-64000	TREE REMOVALS	*	2,495.00	
				VERDEGO LLC			2,495.00 000476
TOTAL FOR BANK C						13,354.80	
TOTAL FOR REGISTER						13,354.80	

MVIL MIDDLE VILLAGE OKUZMUK

SoutheastFitness

REPAIR

Equipment Repair & Maintenance

14476 Duval Place West, Suite 208 • Jacksonville, FL 32218

Office: 904.683.1439 • Fax: 904.683.1624

southeastfitnessrepair@comcast.net

www.southeastfitnessrepair.com

Invoice # 17541A

Date: 21-Feb-2022

Payment is due within 30 days of invoice date.

Facility Name:	Middle Village
Facility Address:	Plantation Oaks Attn: Lynne 370 Oakleaf Village Parkway Orange Park, Florida 32065
Billing Address:	Plantation Oaks Attn: Lynne 370 Oakleaf Village Parkway Orange Park, Florida 32065
Contact & Phone:	
Reason for call:	PARTS ONLY WARRANTY. TECH - BRING ALL PARTS AND PAPERWORK BACK TO ROSEY SO I CAN SEND PARTS BACK TO TRUE. RA INSTALL BREAK OUT BOARD - SPEED CONTROL BUTTON & INCLINE/DECLINE CONTROL BUTTON. JAY 904-562-0249

Description	Part #	Part Cost	QTY	Total
LABOR PER HOUR 1 TECH: LABOR PER HOUR 1 TECH		60.00	0.75	45.00
Comments:			<i>Parts Total</i>	45.00
			<i>Tax</i>	0.00
			<i>Balance</i>	45.00

Technician: FRANK HARDY

Thank you for your business.

Code to:
Middle Village Repair and Replacements
34-600-538-64000

4C

RECEIVED APR 07 2022



PO BOX 2317
Jacksonville, FL 32203-2317

SHIPPED TO:
DOUBLE BRANCH
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK FL 32065

INVOICE DATE 03/31/22
INVOICE NUMBER 677291676
ACCOUNT NUMBER 645245
ORDER NUMBER 43226550

SOLD TO:
DOUBLE BRANCH
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK FL 32065

FOR INQUIRIES:
(866) 412-6726 FAX (877) 712-6726
www.HomeDepotPro.com/Institutional
FEDERAL ID 52-2418852

ORDER DATE	ORDER NO.	CUSTOMER P.O.	SHIPPED VIA	TERMS	SALESPERSON					
03/30/22	43226550		JAX89	NET 30 DAYS	WILLIAM WOODR					
LN	ITEM NO.	CAT	DESCRIPTION	ORDERED	SHIPPED	B/O	UOM	PRICE	EXT	AMT T
1	REN06003-WB	8	RENOWN GS MULTI-FOLD TOWEL NATURAL	2	2	0	CA	29.38*	58.76	
2	REN06132-WB	8	CONTROLLED HARD ROLL TOWEL NATURAL	8	8	0	CA	65.95	527.60	
3	REN06125-WB	8	RENOWN SINGLE ROLL BATH TISSUE 2PLY	10	10	0	CA	70.18	701.80	
\$7.95 Handling Charge										
Delivery information for this invoice may be found at: www.HomeDepotPro.com/Institutional										

Code to: Split 50/50

Double Branch Repair and Replacements

2.320.57200.63100

Middle Village Repair and Replacements

RECEIVED APR 07 2022

34-600-538-64000	NET MERCHANDISE TOTAL	FREIGHT	HANDLING	TAX	INVOICE TOTAL
54C	1,286.16	0.00	7.95	0.00	1,296.11

648.06

RETAIN THIS PORTION OF THE INVOICE FOR YOUR RECORDS
RETURN THIS PORTION WITH YOUR REMITTANCE



ACCOUNT NUMBER	INVOICE DATE	INVOICE NUMBER	INVOICE AMOUNT DUE
645245	03/31/22	677291676	1,296.11

BILL TO:

DOUBLE BRANCH
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK FL 32065

NET
AMOUNT
PAID

REMIT TO:

The Home Depot Pro
PO Box 404468
Atlanta, GA 30384-4468

CURRENT TERMS AND CONDITIONS APPLY. CLAIMS FOR SHORTAGES OR DAMAGED GOODS MUST BE MADE WITHIN THREE (3) DAYS OF RECEIPT OF SHIPMENT IN ACCORDANCE WITH CURRENT RETURN GOODS POLICY. NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION.

PO BOX 2317
Jacksonville, FL 32203-2317

SHIPPED TO:
MIDDLE VILLAGE CDD
370 OAKLEAF VILLAGE PARKWAY
ORANGE PARK FL 32065

INVOICE DATE 03/31/22
INVOICE NUMBER 677291684
ACCOUNT NUMBER 647283
ORDER NUMBER 43226146

SOLD TO:
MIDDLE VILLAGE CDD
370 OAKLEAF PLANTATION PKWY
DBA OAKLEAF PLANTATION
ORANGE PARK FL 32065

FOR INQUIRIES:
(866) 412-6726 FAX (877) 712-6726
www.HomeDepotPro.com/Institutional
FEDERAL ID 52-2418852

ORDER DATE	ORDER NO.	CUSTOMER P.O.	SHIPPED VIA	TERMS	SALESPERSON					
03/30/22	43226146		JAX89	NET 30 DAYS	JAX HOUSE					
LN	ITEM NO.	CAT	DESCRIPTION	ORDERED	SHIPPED	B/O	UOM	PRICE	EXT	AMT T
1	REN14512-CA	8	RENOWN LNR 40X48 12MIC NAT - NATURA	10	10	0	CA	44.50*	445.00	
2	REN24512-CA	8	RENOWN LNR 40X46 .74MIL WHT - 25/RO	5	0	5	CA	27.36*	0.00	
3	309330284	8	1/2 Fold Recycled Toilet Seat Cover	2	2	0	CA	76.85	153.70	
4	APP17100-04	8	APPEAL GEN PURP FOAM HAND SOAP - 10	3	3	0	CA	39.48	118.44	
5	HOSHS-6141	8	LINER PAPER WAXED SANITARY BAGS - 9	1	1	0	CA	24.39	24.39	
\$7.95 Handling Charge										
Delivery information for this invoice may be found at: www.HomeDepotPro.com/Institutional										

Code to: Split 50/50

Double Branch Repair and Replacements

2.320.57200.63100

Middle Village Repair and Replacements

34-600-538-64000
54c

741.53	0.00	7.95	0.00	INVOICE TOTAL
				749.48

\$374.74

RETAIN THIS PORTION OF THE INVOICE FOR YOUR RECORDS
RETURN THIS PORTION WITH YOUR REMITTANCE

ACCOUNT NUMBER	INVOICE DATE	INVOICE NUMBER	INVOICE AMOUNT DUE
647283	03/31/22	677291684	749.48

BILL TO:

MIDDLE VILLAGE CDD
370 OAKLEAF PLANTATION PKWY
DBA OAKLEAF PLANTATION
ORANGE PARK FL 32065

NET
AMOUNT
PAID

REMIT TO:

The Home Depot Pro
PO Box 404468
Atlanta, GA 30384-4468



Kiefer Aquatics
The Lifeguard Store
All American Swim Supply
Swim Shops of the Southwest
903 Morrissey Drive
Bloomington, IL 61701
P (309) 451-5858
F (309) 451-5959

Invoice

DATE

03/28/2022

INVOICE #

INV001164587

**BILL TO**

GMS LLC
Attn: Accounts Payable
475 W Town PL
Suite 114
St Augustine, FL 32092

SHIP TO

GMS LLC
Double Branch CDD
Attn: Jay Soriano
370 Oakleaf Village Pkwy
orange park, FL 32065

Account Number: 265527

P.O. NUMBER	TERMS	REP	SHIP	VIA	Order Number
SUSIE EMAIL	N30	047	03/28/2022	FEDEX_GROUND	ORD001052702
QUANTITY	ITEM CODE	DESCRIPTION		PRICE EACH	AMOUNT
10	LGSGTSRS	RISE Guard Tee Color: Red Size: Small		\$5.00	\$50.00
10	LGSGTSRM	RISE Guard Tee Color: Red Size: Medium		\$5.00	\$50.00
10	LGSGTSRL	RISE Guard Tee Color: Red Size: Large		\$5.00	\$50.00
4	LGSGTSRXL	RISE Guard Tee Color: Red Size: XLarge		\$5.00	\$20.00
10	LGS30GUSRS	RISE Guard Male Flex Board Short Color: Red Size: Small		\$20.00	\$200.00
10	LGS30GUSRM	RISE Guard Male Flex Board Short Color: Red Size: Medium		\$20.00	\$200.00
10	LGS30GUSRL	RISE Guard Male Flex Board Short Color: Red Size: Large		\$20.00	\$200.00
6	LGS12GURD32	RISE Guard Poly H-Back Color: Red Size: 32		\$27.00	\$162.00
8	LGS12GURD34	RISE Guard Poly H-Back Color: Red Size: 34		\$27.00	\$216.00
10	LGS12GURD36	RISE Guard Poly H-Back Color: Red Size: 36		\$27.00	\$270.00
6	LGS12GURD38	RISE Guard Poly H-Back Color: Red Size: 38		\$27.00	\$162.00
1	LGS12GURD40	RISE Guard Poly H-Back Color: Red Size: 40		\$27.00	\$27.00
1	LGS12GURD42	RISE Guard Poly H-Back Color: Red Size: 42		\$27.00	\$27.00
30	710AWLR	Waterpark Guard Hip Pack Color: Red		\$5.75	\$172.50
50	9203-3808BW	Fox 40 Sonik Blast CMG Whistle with breakaway lanyard Color: Blue/White		\$5.85	\$292.50
30	120MM	RISE Soft Case Pocket Mask		\$6.00	\$180.00

Page 1 of 2

Page 1 of 2

Tracking Number:


569320212635
569320212646
569320212657
569320212668

RECEIVED APR 07 2022



Kiefer Aquatics
The Lifeguard Store
All American Swim Supply
Swim Shops of the Southwest
903 Morrissey Drive
Bloomington, IL 61701
P (309) 451-5858
F (309) 451-5959

Invoice

DATE	INVOICE #
03/28/2022	INV001164587
	

BILL TO

GMS LLC
Attn: Accounts Payable
475 W Town PL
Suite 114
St Augustine, FL 32092

SHIP TO

GMS LLC
Double Branch CDD
Attn: Jay Soriano
370 Oakleaf Village Pkwy
orange park, FL 32065

Account Number: 265527

P.O. NUMBER	TERMS	REP	SHIP	VIA	Order Number
SUSIE EMAIL	N30	047	03/28/2022	FEDEX_GROUND	ORD001052702

QUANTITY	ITEM CODE	DESCRIPTION	PRICE EACH	AMOUNT
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Code to: Split

Double Branch Repair and Replacements

2.320.57200.63100

39C

Middle Village Repair and Replacements

34-600-538-64000

	Subtotal	\$2,279.00
	Discount Amount	\$0.00
	Shipping, Packaging & Handling	\$22.00
	Tax	\$0.00
	TOTAL	\$2,301.00

All Balances must be paid within thirty (30) days of invoice date. A 1.5% monthly finance charge will be applied to all over due balances.

Balance Due

\$2,301.00

\$1,150.50



Kiefer Aquatics
The Lifeguard Store
All American Swim
Swim Shops of the
Southwest
903 Morrissey Drive
Bloomington, IL 61701
P (309) 451-5858
F (309) 451-5959

Page 1/1

Quote

RECEIVED MAR 21 2022

DATE	Customer #	ESTIMATE
03/16/2022	265527	EST087027



BILL TO
GMS LLC Attn: Accounts Payable 475 W Town PL Suite 114 St Augustine, FL 32092

SHIP TO
GMS LLC Attn: Jay Soriano 370 Oakleaf Village Pkwy orange park, FL 32065

Shipped Via:
FEDEX_GROUND

Estimate Prepared by:
shanrahan

ITEM	DESCRIPTION	QUANTITY	PRICE EACH	TOTAL
LGSGETSRS	RISE Guard Tee Color: Red Size: Small	10	\$5.00	\$50.00
LGSGETSRM	RISE Guard Tee Color: Red Size: Medium	10	\$5.00	\$50.00
LGSGETSRL	RISE Guard Tee Color: Red Size: Large	10	\$5.00	\$50.00
LGSGETSRXL	RISE Guard Tee Color: Red Size: XLarge	4	\$5.00	\$20.00
LGS30GUSRS	RISE Guard Male Flex Board Short Color: Red Size: Small	10	\$20.00	\$200.00
LGS30GUSRM	RISE Guard Male Flex Board Short Color: Red Size: Medium	10	\$20.00	\$200.00
LGS30GUSRL	RISE Guard Male Flex Board Short Color: Red Size: Large	10	\$20.00	\$200.00
LGS12GURD32	RISE Guard Poly H-Back Color: Red Size: 32	6	\$27.00	\$162.00
LGS12GURD34	RISE Guard Poly H-Back Color: Red Size: 34	8	\$27.00	\$216.00
LGS12GURD36	RISE Guard Poly H-Back Color: Red Size: 36	10	\$27.00	\$270.00
LGS12GURD38	RISE Guard Poly H-Back Color: Red Size: 38	6	\$27.00	\$162.00
LGS12GURD40	RISE Guard Poly H-Back Color: Red Size: 40	1	\$27.00	\$27.00
LGS12GURD42	RISE Guard Poly H-Back Color: Red Size: 42	1	\$27.00	\$27.00
710AWLR	Waterpark Guard Hip Pack Color: Red	30	\$5.75	\$172.50
9203-3808BW	Fox 40 Sonik Blast CMG Whistle with breakaway lanyard Color: Blue/White	50	\$5.85	\$292.50
120MM	RISE Soft Case Pocket Mask	30	\$6.00	\$180.00

Code to: Split

Double Branch Repair and Replacements

2.320.57200.63100

39C

Middle Village Repair and Replacements

34-600-538-64000

Subtotal	\$2,279.00
Freight	\$22.00
Tax	\$0.00
Total	\$2,301.00

Lifeguard Uniform/Equip

\$1,150.50

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 1936
Invoice Date: 4/12/22
Due Date: 4/12/22
Case:
P.O. Number:

Bill To:
Middle Village CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Maintenance March 1- March 31, 2022 Maintenance Supplies		20,211.64 1,779.36	20,211.64 1,779.36
Fac. Maint. Gen ^{9C} \$4,625 ⁰⁰ 2.33.572.6200			
Fac. Maint. Cont. \$301 ⁰⁰ 2.33.572.6220			
Lighting Repairs \$835 ⁰⁰ 2.33.572.4663			
Common Area Maint. \$5,415 ⁰⁰ 2.320.572.4650			
Repairs/Replace \$8,641 ⁵⁰ 34.538.6400			
Tennis Ct. Main \$2,173 ⁵⁰ 2.33.572.3440			
<i>Jim Long</i> 4/13/22	RECEIVED APR 15 2022		

Total	\$21,991.00
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Payments/Credits	\$0.00
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Balance Due	\$21,991.00
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**MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF MARCH 2022**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
3/1/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings
3/1/22	2.5	G.S.	Removed debris from all common areas
3/1/22	8	L.C.	Painted and pressure washed gazebo and pool deck
3/1/22	4.5	J.S.	Additional court maintenance
3/2/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings
3/2/22	4	G.S.	Removed debris from all common areas
3/2/22	8	S.A.	Worked on gazebo project
3/2/22	8	A.B.	Painted pool pavilion, cleaned filters
3/2/22	8	L.C.	Painted and pressure washed gazebo
3/2/22	2.5	J.S.	Additional court maintenance
3/3/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings, picked up supplies
3/3/22	3.5	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/3/22	8	A.B.	Painted pool pavilion
3/3/22	8	L.C.	Painted and pressure washed pool deck
3/3/22	4.5	J.S.	Additional court maintenance
3/4/22	8	T.C.	Pressure washed, prepped and painted pool pergolas and buildings
3/4/22	8	S.A.	Worked on gazebo project, picked up supplies
3/4/22	8	A.B.	Painted pool pavilion, cleaned filters
3/4/22	8	L.C.	Worked on gazebo project, pressure washed pool deck
3/4/22	2.5	J.S.	Additional court maintenance
3/7/22	2.5	G.S.	Removed debris from all common areas
3/7/22	8	S.A.	Worked on gazebo project, picked up supplies
3/7/22	8	L.C.	Painted gazebo
3/7/22	2.5	J.S.	Additional court maintenance
3/8/22	5	G.S.	Removed debris from all common areas, maintenance work on golf cart
3/8/22	8	A.B.	Worked on gazebo project, caulking and painting
3/8/22	8	L.C.	Painted gazebo
3/8/22	4.5	J.S.	Additional court maintenance
3/9/22	3.5	G.S.	Removed debris from all common areas and ponds
3/9/22	8	S.A.	Worked on gazebo project
3/9/22	2	A.B.	Paint splash netting frame
3/9/22	2.5	J.S.	Additional court maintenance
3/10/22	4	G.S.	Removed debris from all common areas and ponds
3/10/22	4.5	J.S.	Additional court maintenance
3/11/22	8	S.A.	Picked up supplies, designed and installed bracket to hang chainsaw on wall in shop, cleaned up shop
3/11/22	2.5	J.S.	Additional court maintenance
3/12/22	3	J.S.	Additional court maintenance
3/14/22	2	T.C.	Set up CDD meeting
3/14/22	2.5	G.S.	Removed debris from all common areas, maintenance work on golf cart
3/14/22	8	S.A.	Worked on gazebo project, picked up supplies
3/14/22	2.5	J.S.	Additional court maintenance
3/15/22	2	T.C.	Worked on repairing pressure washer, picked up supplies
3/15/22	5	G.S.	Removed debris from all common areas, removed deceased animal at church
3/15/22	4.5	J.S.	Additional court maintenance
3/16/22	4	G.S.	Removed debris from all common areas and ponds
3/16/22	3	L.N.	Cleaned shop, restocked facility
3/16/22	4	S.A.	Reset and reprogram all timers, inspected and cleaned outfalls
3/16/22	2.5	J.S.	Additional court maintenance
3/17/22	8	T.C.	Worked on gazebo project, caulking and painting, picked up supplies
3/17/22	5	G.S.	Removed debris from all common areas and ponds, removed deceased animal at waterfall, picked up supplies
3/17/22	3	L.N.	Set up CDD meeting, blew leaves and debris off boardwalk
3/17/22	4.5	J.S.	Additional court maintenance
3/18/22	8	T.C.	Worked on gazebo project, caulking and painting
3/18/22	8	S.A.	Worked on gazebo project, cleaned shop, repaired and installed toilet paper holder in bathroom
3/18/22	8	A.B.	Worked on gazebo project, caulking and painting
3/18/22	8	L.C.	Painted gazebo project
3/18/22	2.5	J.S.	Additional court maintenance
3/21/22	8	T.C.	Worked on gazebo project, caulking and painting

**MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF MARCH 2022**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
3/21/22	3.5	G.S.	Removed debris from all common areas
3/21/22	8	S.A.	Worked on gazebo project, picked up supplies
3/21/22	8	L.C.	Worked on gazebo project
3/21/22	4	A.T.	Removed debris from all common areas
3/21/22	2.5	J.S.	Additional court maintenance
3/22/22	8	T.C.	Light inspection, changed lights as needed, worked on gazebo project, caulking and painting
3/22/22	6	G.S.	Removed debris from all common areas and ponds
3/22/22	8	L.C.	Worked on gazebo project
3/22/22	4.5	J.S.	Additional court maintenance
3/23/22	8	T.C.	Repaired door on summer kitchen, worked on gazebo project, caulking and painting, picked up supplies
3/23/22	4	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/23/22	7	S.A.	Cut decorative ends on two pergola boards, prepped and painted boards, cleaned fountain, measured boards for gazebo project
3/23/22	8	L.C.	Worked on gazebo project
3/23/22	4	A.T.	Removed debris from all common areas
3/23/22	2.5	J.S.	Additional court maintenance
3/24/22	8	T.C.	Cleaned and organized shop, swept buildings for cobwebs and dirt doobers
3/24/22	3.5	G.S.	Removed debris from all common areas
3/24/22	4	L.N.	Changed lights in pool area, cleaned outside area of grand banquet
3/24/22	8	L.C.	Worked on cleaning and organizing shop, general maintenance around shop and amenity center
3/24/22	4.5	J.S.	Additional court maintenance
3/25/22	6	T.C.	Worked on gazebo project, picked up supplies
3/25/22	8	S.A.	Worked on gazebo project, picked up supplies
3/25/22	8	L.C.	Worked on gazebo project
3/25/22	4	A.T.	Removed debris from all common areas
3/25/22	2.5	J.S.	Additional court maintenance
3/28/22	8	T.C.	Patched hole in wall of bridal suite, worked on gazebo project, picked up supplies
3/28/22	7	S.A.	Worked on gazebo project, cleaned fountain, picked up supplies
3/28/22	8	L.C.	Worked on gazebo project
3/28/22	4	A.T.	Removed debris from all common areas
3/28/22	2.5	J.S.	Additional court maintenance
3/29/22	8	T.C.	Changed pool filters in pool pack, sprayed for bees and wasps around pool deck, picked up supplies
3/29/22	6	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/29/22	8	L.C.	Worked on gazebo project
3/29/22	4.5	J.S.	Additional court maintenance
3/30/22	8	T.C.	Worked on uneven pavers, resetting pavers, prepping slide for painting
3/30/22	4	G.S.	Removed debris from all common areas and ponds
3/30/22	4	S.A.	Worked on gazebo project
3/30/22	8	L.N.	Pressure washed pool slide and changed filters in tank
3/30/22	8	L.C.	Fixed and replaced pool filters
3/30/22	2.5	J.S.	Additional court maintenance
3/31/22	4	G.S.	Removed debris from all common area, treated fire ant mounds in parks
3/31/22	8	L.N.	Pressure washed pool slide
3/31/22	8	L.C.	Fixed pool filter, fixed pavers on pool deck
3/31/22	4.5	J.S.	Additional court maintenance

TOTAL 573

MILES 352

*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 04/05/22

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
MV				
MIDDLE VILLAGE				
OAKLEAF	3/7/22	Bondo (2)	47.10	S.A.
	3/8/22	Ratchet Wrench	12.35	J.S.
	3/8/22	Wasp Spray	12.03	J.S.
	3/9/22	Permetex Gasket	2.86	J.S.
	3/9/22	Wasp/Hornet Spray	4.01	T.C.
	3/9/22	25' Leverlock Tape Measure	6.31	T.C.
	3/11/22	Impact Set 30 pc	20.70	S.A.
	3/11/22	Tapcon 3/8"x4 2pk (2)	16.05	S.A.
	3/11/22	Milwaukee SDS Bit 3/8"x4	10.32	S.A.
	3/11/22	1/2" Nut Driver	5.72	S.A.
	3/11/22	5/16"x3 1/2" Lag Screw (5)	8.45	S.A.
	3/14/22	Cobweb Duster	15.49	T.C.
	3/14/22	Nitrile Gloves 40pk	16.65	T.C.
	3/14/22	Grout Blade	45.97	S.A.
	3/15/22	6x1/2 Zinc Hex Screws 50pc	4.32	T.C.
	3/15/22	Wasp/Hornet (3)	12.03	T.C.
	3/16/22	Cobweb Duster	5.16	T.C.
	3/16/22	6-12' Ext Pole	19.54	T.C.
	3/16/22	60W NDIM 4pk	9.13	T.C.
	3/16/22	60W Dim 4pk (2)	22.77	T.C.
	3/16/22	40W Bent NDIM 8pk	14.35	T.C.
	3/16/22	40W BLNT NDIM 8pk	14.35	T.C.
	3/17/22	Angle Short Cut Brush (2)	13.50	T.C.
	3/17/22	Caulk Gun	13.78	T.C.
	3/17/22	Pelican Liner 3pk	5.03	T.C.
	3/17/22	4x3/8 Shedless Knit 6pk	11.89	T.C.
	3/17/22	Lemon Cleaner	11.18	T.C.
	3/17/22	Dynaflex Clear Caulk (12)	68.06	T.C.
	3/17/22	42 Gallon Trash Bags 32pk	24.69	G.S.
	3/17/22	Fire Ant Killer (10)	143.41	G.S.
	3/21/22	Carbide Sanding Plate	28.72	S.A.
	3/22/22	1-1/4x1 PVC Male Adapter	4.84	T.C.
	3/22/22	Angle Short Cut Brush (2)	13.50	T.C.
	3/22/22	1-3/16 Set Your Own Combo Lock	13.42	T.C.
	3/22/22	Utility Knife	3.73	T.C.
	3/22/22	1-1/2x2 PVC Pipe	7.43	T.C.
	3/22/22	1-1/2x2 90Deg Vent (2)	6.81	T.C.
	3/23/22	1-1/4x2 PVC Pipe	7.16	T.C.
	3/23/22	1-1/4 PVC Male Adapter	1.93	T.C.
	3/23/22	1-1/4x1 PVC Male Adapter	4.84	T.C.
	3/23/22	1-1/2x1-1/4 PVC Bushing	3.77	T.C.
	3/23/22	1-1/2x1-1/4 PVC Male Adapter	5.72	T.C.
	3/23/22	1-1/2x2 PVC Male Adapter	5.72	T.C.
	3/23/22	1-1/2 PVC Female Adapter	2.47	T.C.
	3/23/22	2x10 Lumber (2)	40.89	T.C.
	3/23/22	Angle Short Cut Brush (2)	13.50	T.C.

3/23/22	9" Metal Roller Tray	2.04	T.C.
3/23/22	4x3/8 Shedless Knit 6pk	11.89	T.C.
3/23/22	2" Coupling Fitting	1.37	T.C.
3/23/22	2x1 PVC Bushing	4.88	T.C.
3/23/22	1" PVC Street 90D	3.07	T.C.
3/23/22	1" PVC Union SCH80	9.90	T.C.
3/23/22	Pelican Liner 3pk	5.03	T.C.
3/24/22	Terry Towels 36pk	22.98	G.S.
3/24/22	Fire Ant Killer (8)	114.72	G.S.
3/25/22	2x2-42" Baluster (16)	28.89	S.A.
3/25/22	Bee/Wasp Foam	5.72	T.C.
3/28/22	12' Veranda Composite Decking (16)	386.03	J.S.
3/28/22	Sheet Metal #12x1/2	1.47	T.C.
3/28/22	Sanding Sponge 80/120	2.00	T.C.
3/28/22	Short Cut Brush (2)	13.50	T.C.
3/28/22	Drydex Squeeze Tube 5.5oz	6.30	T.C.
3/28/22	Putty Knife	0.56	T.C.
3/28/22	Edge Shield	4.19	T.C.
3/28/22	8' Quarter Round (6)	51.34	S.A.
3/29/22	Terry Towels 10pk	7.46	T.C.
3/29/22	3" Trim Roller	3.76	T.C.
3/29/22	3'x50' Poly Sheeting	19.30	T.C.
3/29/22	1Qt Paint Stick	1.70	T.C.
3/29/22	Pelican Liner 3pk (2)	10.05	T.C.
3/29/22	1Qt Bucket (10)	25.07	T.C.
3/29/22	Lemon Pine Sol	6.03	T.C.
3/29/22	Short Cut Brush (4)	22.95	T.C.
3/30/22	Leveling Sand (4)	18.31	J.S.
3/30/22	Paver Base (6)	34.36	J.S.
3/30/22	Ratchet Socket Set	6.35	J.S.
3/30/22	Wasp Spray Twin Pack	8.02	J.S.
3/30/22	Foam Filler (2)	13.73	J.S.
3/30/22	Di-Electric Wasp Spray Pro	8.58	J.S.
3/30/22	Foaming Carpenter Ant Bee Spray	8.58	J.S.
4/1/22	1" PVC Elbow 45 (3)	5.80	J.S.
4/1/22	1" PVC Coupling (4)	4.00	J.S.
4/1/22	1" PVC Tee	3.65	J.S.
4/1/22	1" PVC Elbow 90 (3)	4.66	J.S.
4/1/22	PVC Glue Pak	7.44	J.S.
4/1/22	5" Mylar Reflective Tape #4 (2)	4.88	J.S.
4/1/22	5" Mylar Reflective Tape #8 (2)	4.88	J.S.
4/1/22	5" Mylar Reflective Tape #5 (2)	4.88	J.S.
4/1/22	Safety Walk Tape	16.42	J.S.
4/2/22	6" Valve Box	10.32	J.S.
4/2/22	3/4" Hose Bib Vacuum Breaker (5)	41.69	J.S.
4/2/22	1-1/2" PVC Bushing (2)	4.97	J.S.
4/2/22	1-1/2" PVC Coupling	1.52	J.S.
4/2/22	1" PVC Female Adapter	1.69	J.S.
4/2/22	1" PVC Male Adapter	1.28	J.S.
4/2/22	1" PVC Elbow 90	1.55	J.S.
4/2/22	1" PVC Ball Valve	5.73	J.S.
4/2/22	1" PVC Tee SSS	2.27	J.S.

TOTAL \$1,779.36



RECEIVED APR 26 2022

PROPOSAL

Mailing Address

Oakleaf Plantation
370 Oakleaf Village Parkway
Orange Park, FL 32065

Job Address

Oakleaf - Middle Village CDD
370 Oakleaf Village Parkway
Orange Park, FL 32065

Date: April 08, 2022

Phone: Orange Park

Opportunity#: 8044 -

Job Summary:

Proposed to remove 11 declining River Birch trees along the Promenade, chip up debris and Stump grind 14 stumps, 3 that have been previously removed.

Depending on what the Board decides to replace with plant material or sod, a proposal will follow to enhance in those areas.

Landscape Enhancement

Quantity	Description	Unit	Unit Price	Ext Price
11.00	River Birch removal	Ea	\$125.00	\$1,375.00
14.00	Stump Grinding	Ea	\$80.00	\$1,120.00
Landscape Enhancement Total				\$2,495.00

Code to:

Middle Village Repair and Replacements

Proposal Total: \$2,495.00

34-600-538-64000

Note: This proposal includes all labor and material necessary to complete the job.

Payment due 30 days after receipt of invoice.


All material is guaranteed for one year as long as proper maintenance and landscape practices are being performed. All work to be completed in a workman-like manner according to standard practices. Any changes or additional work from the above specifications involving extra cost will be executed only upon written orders, and will become an extra charge over and above the estimates. Any verbal authorizations given by the customer will be treated the same as a written order even if authorization is not written.

VerdeGo employees are fully covered by workman's compensation insurance.

ACCEPTANCE OF PROPOSAL

I/WE have reviewed your proposal and hereby indicate our acceptance of the same, as per the scope, specifications and amounts mentioned in the proposal form. I/We agree to the proposed terms of payment and will release the funds as per agreed herein.

By _____
Chalon Suchsland
Date 4/8/2022
VerdeGo

By  _____
Date 4/26/22
Oakleaf Plantation

FOURTH ORDER OF BUSINESS



Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

951 Yamato Road • Suite 280
Boca Raton, Florida 33431
(561) 994-9299 • (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

May 11, 2022

Board of Supervisors
Middle Village Community Development District
475 West Town Place, Suite 114
St. Augustine, FL 32092

We are pleased to confirm our understanding of the services we are to provide Middle Village Community Development District, Clay County, Florida ("the District") for the fiscal year ended September 30, 2022, with the option of four (4) additional one-year renewals. We will audit the financial statements of the governmental activities and each major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of Middle Village Community Development District as of and for the fiscal year ended September 30, 2022, with the option of four (4) additional one-year renewals. In addition, we will examine the District's compliance with the requirements of Section 218.415 Florida Statutes.

Accounting principles generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the District's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The following RSI is required by generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis.
- 2) Budgetary comparison schedule

The following other information accompanying the financial statements will not be subjected to the auditing procedures applied in our audit of the financial statements, and our auditor's report will not provide an opinion or any assurance on that information:

- 1) Compliance with FL Statute 218.39 (3) (c)

Audit Objectives

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, and will include tests of the accounting records of the District and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the District's financial statements. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the financial statements is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report or may withdraw from this engagement.

We will also provide a report (that does not include an opinion) on internal control related to the financial statements and compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements as required by *Government Auditing Standards*. The report on internal control and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of testing of internal control and compliance, and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control on compliance, and (2) that the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the District is

subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit in accordance with U.S. generally accepted auditing standards and the standards for financial audits contained in *Government Auditing Standards* may not satisfy the relevant legal, regulatory, or contractual requirements.

Examination Objective

The objective of our examination is the expression of an opinion as to whether the District is in compliance with Florida Statute 218.415 in accordance with Rule 10.556(10) of the Auditor General of the State of Florida. Our examination will be conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and will include tests of your records and other procedures we consider necessary to enable us to express such an opinion. We will issue a written report upon completion of our examination of the District's compliance. The report will include a statement that the report is intended solely for the information and use of management, those charged with governance, and the Florida Auditor General, and is not intended to be and should not be used by anyone other than these specified parties. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the District's compliance is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the examination or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report or may withdraw from this engagement.

Management Responsibilities

Management is responsible for the financial statements and all accompanying information as well as all representations contained therein. Further, management is responsible for compliance with Florida Statute 218.415 and will provide us with the information required for the examination. The accuracy and completeness of such information is also management's responsibility. As part of the audit, we will assist with preparation of your financial statements and related notes in conformity with U.S. generally accepted accounting principles based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. You agree to assume all management responsibilities relating to the financial statements and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements and related notes and that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. In addition, you will be required to make certain representations regarding compliance with Florida Statute 218.415 in the management representation letter. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, who possesses suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Management is responsible for establishing and maintaining effective internal controls, including evaluating and monitoring ongoing activities, to help ensure that appropriate goals and objectives are met; following laws and regulations; and ensuring that management is reliable and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles, for the preparation and fair presentation of the financial statements and all accompanying information in conformity with U.S. generally accepted accounting principles, and for compliance with applicable laws and regulations and the provisions of contracts and grant agreements.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole. As part of our engagement, we may propose standard adjusting, or correcting journal entries to your financial statements. You are responsible for reviewing the entries and understanding the nature of the proposed entries and the impact they have on the financial statements.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants and for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts or grant agreements, or abuse that we report.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits or other studies related to the objectives discussed in the Audit Objectives

section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions, for the report, and for the timing and format for providing that information.

With regard to the electronic dissemination of audited financial statements, including financial statements published electronically on your website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements. We will plan and perform the audit to obtain reasonable rather than absolute assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of abuse is subjective, *Government Auditing Standards* do not expect auditors to provide reasonable assurance of detecting abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. Our responsibility as auditors is limited to the period covered by our audit and does not extend to later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and may include tests of the physical existence of inventories, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about your responsibilities for the financial statements; compliance with laws, regulations, contracts, and grant agreements; and other responsibilities required by generally accepted auditing standards.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards and *Government Auditing Standards*.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the District's compliance with the provisions of applicable laws, regulations, contracts, agreements, and grants. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all cash or other confirmations we request and will locate any documents selected by us for testing.

The audit documentation for this engagement is the property of Grau & Associates and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a cognizant or oversight agency or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Grau & Associates personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute

the copies or information contained therein to others, including other governmental agencies. Notwithstanding the foregoing, the parties acknowledge that various documents reviewed or produced during the conduct of the audit may be public records under Florida law. The District agrees to notify Grau & Associates of any public record request it receives that involves audit documentation.

Furthermore, Grau & Associates agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Auditor acknowledges that the designated public records custodian for the District is the District Manager ("Public Records Custodian"). Among other requirements and to the extent applicable by law, Grau & Associates shall 1) keep and maintain public records required by the District to perform the service; 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 Auditor 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 Grau & Associate'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 Grau & Associates, Grau & Associates 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 GRAU & ASSOCIATES HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO ITS DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE PUBLIC RECORDS CUSTODIAN AT:

**GMS-NF, LLC
475 WEST TOWN PLACE, SUITE 114
ST. AUGUSTINE, FL 32092
TELEPHONE: 904-940-5850**

This agreement provides for a contract period of one (1) year with the option of four (4) additional, one-year renewals upon the written consent of both parties. Our fee for these services will not exceed \$6,500 for the September 30, 2022 audit. The fees for the fiscal years 2023, 2024, 2025 and 2026 will not exceed \$6,700, \$6,900, \$7,100 and \$7,300, respectively, unless there is a change in activity by the District which results in additional audit work or if Bonds are issued.

We will complete the audit within prescribed statutory deadlines, which requires the District to submit its annual audit to the Auditor General no later than nine (9) months after the end of the audited fiscal year, with the understanding that your employees will provide information needed to perform the audit on a timely basis.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date. If we are aware that a federal awarding agency or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. Invoices will be submitted in sufficient detail to demonstrate compliance with the terms of this agreement. In accordance with our firm policies, work may be suspended if your account becomes 60 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate.

The District may terminate this agreement, with or without consent, upon thirty (30) days written notice of termination to Grau & Associates. Upon any termination of this agreement, Grau & Associates shall be entitled to payment of all work and/or services rendered up until the date of the notice of termination subject to any offsets the District may have against Grau & Associates.

We will provide you with a copy of our most recent external peer review report and any letter of comment, and any subsequent peer review reports and letters of comment received during the period of the contract. Our 2019 peer review report accompanies this letter.

We appreciate the opportunity to be of service to Middle Village Community Development District and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

Grau & Associates



Antonio J. Grau

RESPONSE:

This letter correctly sets forth the understanding of Middle Village Community Development District.

By:  _____
Title: Chairman
Date: 5/12/2022



FICPA Peer Review Program
Administered in Florida
by The Florida Institute of CPAs



Peer Review
Program

AICPA Peer Review Program
Administered in Florida
by the Florida Institute of CPAs

February 20, 2020

Antonio Grau
Grau & Associates
951 Yamato Rd Ste 280
Boca Raton, FL 33431-1809

Dear Antonio Grau:

It is my pleasure to notify you that on February 20, 2020, the Florida Peer Review Committee accepted the report on the most recent System Review of your firm. The due date for your next review is December 31, 2022. This is the date by which all review documents should be completed and submitted to the administering entity.

As you know, the report had a peer review rating of pass. The Committee asked me to convey its congratulations to the firm.

Thank you for your cooperation.

Sincerely,

FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee
paul@ficpa.org
800-342-3197 ext. 251

Florida Institute of CPAs

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114

Review Number: 571202

FIFTH ORDER OF BUSINESS

RESOLUTION 2022-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2022/2023; DECLARING SPECIAL ASSESSMENTS TO FUND THE PROPOSED BUDGETS PURSUANT TO CHAPTERS 170, 190 AND 197, FLORIDA STATUTES; SETTING PUBLIC HEARINGS; ADDRESSING PUBLICATION; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Middle Village Community Development District ("**District**") prior to June 15, 2022, proposed budgets ("**Proposed Budget**") for the fiscal year beginning October 1, 2022 and ending September 30, 2023 ("**Fiscal Year 2022/2023**"); and

WHEREAS, it is in the best interest of the District to fund the administrative and operations services (together, "**Services**") set forth in the Proposed Budget by levy of special assessments pursuant to Chapters 170, 190 and 197, Florida Statutes ("**Assessments**"), as set forth in the preliminary assessment roll included within the Proposed Budget; and

WHEREAS, the District hereby determines that benefits would accrue to the properties within the District, as outlined within the Proposed Budget, in an amount equal to or in excess of the Assessments, and that such Assessments would be fairly and reasonably allocated as set forth in the Proposed Budget; and

WHEREAS, the Board has considered the Proposed Budget, including the Assessments, and desires to set the required public hearings thereon;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MIDDLE VILLAGE COMMUNITY DEVELOPMENT DISTRICT:

1. PROPOSED BUDGET APPROVED. The Proposed Budget prepared by the District Manager for Fiscal Year 2022/2023 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. DECLARING ASSESSMENTS. Pursuant to Chapters 170, 190 and 197, Florida Statutes, the Assessments shall defray the cost of the Services in the total estimated amounts set forth in the Proposed Budget. The nature of, and plans and specifications for, the Services to be funded by the Assessments are described in the Proposed Budget, which is on file and available for public inspection at the "**District's Office**," 475 West Town Place, Suite 114, St. Augustine, Florida 32092. The Assessments shall be levied within the District on all benefitted lots and lands, and shall be apportioned, all as described in the Proposed Budget and the preliminary assessment roll included therein. The preliminary assessment roll is also on file and available for public inspection at the District's Office. The Assessments shall be paid in one more installments pursuant to a bill issued by the District in November of 2022, and pursuant to Chapter 170, Florida

Statutes, or, alternatively, pursuant to the *Uniform Method* as set forth in Chapter 197, Florida Statutes.

3. SETTING PUBLIC HEARINGS. Pursuant to Chapters 170, 190, and 197, Florida Statutes, public hearings on the approved Proposed Budget and the Assessments are hereby declared and set for the following date, hour and location:

DATE:	September 12, 2022
HOUR:	2:00
LOCATION:	Plantation Oaks Amenity Center 845 Oakleaf Plantation Parkway Orange Park, Florida 32065

4. TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT. The District Manager is hereby directed to submit a copy of the Proposed Budget to Clay at least 60 days prior to the hearing set above.

5. POSTING OF PROPOSED BUDGET. In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 3, and shall remain on the website for at least 45 days.

6. PUBLICATION OF NOTICE. The District shall cause this Resolution to be published once a week for a period of two weeks in a newspaper of general circulation published in Clay County. Additionally, notice of the public hearings shall be published in the manner prescribed in Florida law.

7. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

8. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 13th DAY OF JUNE 2022.

ATTEST:

**MIDDLE VILLAGE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Proposed Budget

Middle Village Community Development District



Proposed Budget

FY2023



**Middle Village
Community Development District**

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Middle Village

Community Development District

General Fund

Description	Adopted Budget FY 2022	Actual 4/30/22	Next 5 Months	Projected Thru 9/30/22	Proposed Budget FY 2023
<u>Revenues</u>					
Special Assessments	\$ 215,687	\$ 219,569	\$ 1,907	\$ 221,475	\$ 217,187
Interest Income	\$ 350	\$ 206	\$ 100	\$ 306	\$ 350
Total Revenues	\$ 216,037	\$ 219,774	\$ 2,007	\$ 221,781	\$ 217,537
<u>Expenditures</u>					
Supervisors Fees	\$ 12,000	\$ 6,000	\$ 5,000	\$ 11,000	\$ 12,000
Travel	\$ 200	\$ -	\$ 100	\$ 100	\$ 200
FICA Expense	\$ 918	\$ 472	\$ 383	\$ 855	\$ 918
Engineering	\$ 10,500	\$ 195	\$ 8,755	\$ 8,950	\$ 10,500
Trustee	\$ 15,100	\$ 16,200	\$ -	\$ 16,200	\$ 16,200
Dissemination Agent	\$ 3,500	\$ 1,975	\$ 1,525	\$ 3,500	\$ 3,500
Assessment Roll	\$ 7,550	\$ 7,550	\$ -	\$ 7,550	\$ 7,550
Attorney	\$ 45,000	\$ 16,354	\$ 28,500	\$ 44,854	\$ 45,000
Attorney-Foreclosure	\$ 10,000	\$ -	\$ 5,000	\$ 5,000	\$ 10,000
Arbitrage	\$ 750	\$ -	\$ 750	\$ 750	\$ 750
Annual Audit	\$ 6,100	\$ -	\$ 6,100	\$ 6,100	\$ 6,100
Management Fees	\$ 61,762	\$ 36,078	\$ 30,881	\$ 66,959	\$ 64,850
Information Technology	\$ 2,550	\$ 1,494	\$ 1,050	\$ 2,544	\$ 2,550
Telephone	\$ 425	\$ 350	\$ 250	\$ 600	\$ 600
Postage	\$ 600	\$ 217	\$ 381	\$ 598	\$ 600
Printing & Binding	\$ 2,700	\$ 299	\$ 1,700	\$ 1,999	\$ 2,000
Records Storage	\$ 200	\$ -	\$ 100	\$ 100	\$ 200
Insurance	\$ 12,251	\$ 11,527	\$ -	\$ 11,527	\$ 15,727
Legal Advertising	\$ 1,500	\$ 581	\$ 833	\$ 1,414	\$ 1,500
Other Current Charges	\$ 150	\$ 15	\$ 135	\$ 150	\$ 150
Office Supplies	\$ 300	\$ 17	\$ 250	\$ 267	\$ 300
Website Compliance	\$ 2,250	\$ 1,313	\$ 938	\$ 2,250	\$ 2,250
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
Reserves	\$ 19,556	\$ -	\$ 19,556	\$ 19,556	\$ 13,917
Administrative Expenses	\$ 216,037	\$ 100,811	\$ 112,186	\$ 212,997	\$ 217,537
EXCESS REVENUES / (EXPENDITURES)	\$ 0	\$ 118,963	\$ (110,179)	\$ 8,784	\$ -

Expenses	\$ 217,537
Less: Reserves	\$ (13,917)
Net	\$ 231,454
Divide	4 Quarters
First Quarter:	\$ 57,863

**Middle Village
Community Development District**

BUDGET
Fiscal Year 2023

REVENUES:

Maintenance Assessments

The District will levy a non ad-valorem special assessment on all assessable property within the District to fund all of the General Operating Expenditures for the fiscal year. Collection for SPE is suspended until property is sold.

Interest Income

The excess operating funds will be invested in a money market account held by US Bank. The amount represents the estimated earnings on those funds.

EXPENDITURES:

Administrative:

Supervisor Fees

The Florida Statutes allows each board member to receive \$200 per meeting not to exceed \$4,800 in one year. The amount for the fiscal year is based upon five supervisors attending the estimated 12 annual meetings.

Travel Expense

These expenses represent supervisor's travel expenses to attend meetings.

FICA Expense

These expenses represent the Employer's share of Social Security and Medicare taxes withheld from the Board of Supervisors checks.

Engineering Fees

The District's engineering firm will be providing general engineering services to the District including attendance and preparation for monthly board meetings, review invoices, etc. England, Thims & Miller serves as the District's engineering firm.

Trustee Fees

The District 2018 Bond Series trustee fees is based on the agreement between Hancock Bank and the District.

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues. The District has contracted with GMS, LLC, to provide this service.

Assessment Roll

Governmental Management Services, LLC serves as the District's collection agent and certifies the District's non-ad valorem assessments with the county tax collector.

Attorney

The District's legal counsel will be providing general legal services to the District including attendance and preparation for monthly meetings, review operating and maintenance contracts, etc. Hopping Green & Sams serves as the District's legal counsel.

Attorney – Foreclosure

The District's legal counsel will be providing bankruptcy and foreclosure services to the District.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District's Series 2018 Bonds. GNP Services, CPA, PA, serves as the District's independent certified public accounting firm to calculate the rebate liability and submit reports to the District.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. Grau and Associates currently serves as the District's Independent Auditor.

Management Fees

The District receives management, accounting and administrative services as part of a Management Agreement with Governmental Management Services, LLC.

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

Telephone and fax machine.

Postage

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Records Storage

Cost associated with storing of District records offsite and electronically.

Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Florida Property Alliance Preferred (FPA). FPA specializes in providing insurance coverage to governmental agencies.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc. in a newspaper of general circulation.

Other Current Charges

Any miscellaneous expenses incurred during the year.

Office Supplies

Miscellaneous office supplies.

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Community Affairs for \$175. This is the only expense under this category for the District.

Reserves

Established to maintain community service levels at present standards for fiscal year.

Middle Village

Community Development District

Recreation Fund

Description	Adopted Budget FY 2022	Actual 4/30/22	Projected 5 Months	Projected Thru 9/30/22	Proposed Budget FY 2023
<u>Revenues</u>					
Special Assessments	\$ 1,592,515	\$ 1,621,175	\$ 14,077	\$ 1,635,252	\$ 2,005,385
Interest Income	\$ 1,000	\$ 107	\$ 120	\$ 227	\$ 500
Miscellaneous Revenue	\$ 2,500	\$ 1,561	\$ 1,115	\$ 2,676	\$ 3,000
Amenities Revenue	\$ 85,000	\$ 66,296	\$ 33,704	\$ 100,000	\$ 100,000
Cost Share Revenue-South Village	\$ 36,662	\$ 33,063	\$ -	\$ 33,063	\$ 33,063
Total Revenues	\$ 1,717,677	\$ 1,722,203	\$ 49,016	\$ 1,771,219	\$ 2,141,948
<u>Expenditures</u>					
<u>Administrative</u>					
Management Fees - On Site Staff	\$ 293,904	\$ 171,444	\$ 122,460	\$ 293,904	\$ 317,416
Insurance	\$ 52,916	\$ 55,081	\$ -	\$ 55,081	\$ 62,717
Other Current Charges	\$ 4,000	\$ 2,923	\$ 2,000	\$ 4,923	\$ 5,000
Permit Fees	\$ 1,500	\$ 448	\$ 700	\$ 1,148	\$ 1,500
Office Supplies	\$ 500	\$ -	\$ 250	\$ 250	\$ 500
Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ 30,000
Administrative Expenses	\$ 352,820	\$ 229,896	\$ 125,410	\$ 355,306	\$ 417,133
<u>Maintenance</u>					
Security	\$ 150,000	\$ 82,013	\$ 67,988	\$ 150,000	\$ 166,335
Security Clay County	\$ 47,000	\$ 23,063	\$ 28,250	\$ 51,313	\$ 59,502
Electric	\$ 18,000	\$ 10,617	\$ 9,323	\$ 19,940	\$ 20,000
Streetlighting	\$ 32,000	\$ 17,618	\$ 17,382	\$ 35,000	\$ 35,000
Irrigation Maintenance	\$ 5,000	\$ 2,077	\$ 2,895	\$ 4,972	\$ 5,000
Landscape Maintenance	\$ 450,256	\$ 259,863	\$ 187,605	\$ 447,468	\$ 488,528
Common Area Maintenance	\$ 65,000	\$ 41,290	\$ 28,550	\$ 69,840	\$ 70,000
Lake Maintenance	\$ 20,000	\$ 10,633	\$ 9,314	\$ 19,947	\$ 21,000
Miscellaneous Maintenance	\$ 5,000	\$ -	\$ 2,500	\$ 2,500	\$ 5,000
Common Area Expenses	\$ 792,256	\$ 447,174	\$ 353,807	\$ 800,980	\$ 870,365
<u>Recreation Facility</u>					
Amenity Staff	\$ 160,000	\$ 48,109	\$ 108,614	\$ 156,723	\$ 176,000
Janitorial	\$ 55,000	\$ 26,483	\$ 28,452	\$ 54,935	\$ 55,000
Telephone	\$ 8,800	\$ 5,493	\$ 6,500	\$ 11,993	\$ 12,000
Electric	\$ 64,000	\$ 29,048	\$ 34,749	\$ 63,797	\$ 64,000
Water / Sewer	\$ 46,000	\$ 19,994	\$ 26,000	\$ 45,994	\$ 46,000
Gas/Heat (Pool)	\$ 25,000	\$ 20,876	\$ 4,124	\$ 25,000	\$ 25,000
Refuse Service	\$ 20,000	\$ 14,009	\$ 10,007	\$ 24,016	\$ 25,000

Middle Village

Community Development District

Recreation Fund

Description	Adopted Budget FY 2022	Actual 4/30/22	Projected 5 Months	Projected Thru 9/30/22	Proposed Budget FY 2023
Pool Maintenance & Chemicals	\$ 45,000	\$ 19,339	\$ 24,814	\$ 44,152	\$ 45,000
Cable	\$ 5,800	\$ 3,871	\$ 4,015	\$ 7,885	\$ 8,000
Special Events	\$ 5,000	\$ 822	\$ 4,174	\$ 4,996	\$ 5,000
Office Supplies and Equipment	\$ 1,500	\$ 29	\$ 1,450	\$ 1,479	\$ 1,500
Facility Maintenance - General	\$ 55,500	\$ 31,948	\$ 25,820	\$ 57,768	\$ 58,000
Facility Maintenance - Preventive Contracts	\$ 15,350	\$ 1,087	\$ 13,550	\$ 14,637	\$ 15,950
Facility Maintenance - Contingency	\$ 3,651	\$ 2,021	\$ 2,979	\$ 5,000	\$ 5,000
Elevator Maintenance	\$ 3,000	\$ 958	\$ 1,950	\$ 2,908	\$ 3,000
Recreation Passes	\$ 5,000	\$ 1,374	\$ 3,612	\$ 4,986	\$ 5,000
Lighting Repairs	\$ 10,000	\$ 5,592	\$ 4,325	\$ 9,917	\$ 10,000
Tennis Court Maintenance	\$ 44,000	\$ 21,671	\$ 23,136	\$ 44,807	\$ 45,000
Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ 250,000
Total Recreation Facility	\$ 572,601	\$ 252,723	\$ 328,269	\$ 580,992	\$ 854,450
Total Expenses	\$ 1,717,677	\$ 929,792	\$ 807,486	\$ 1,737,278	\$ 2,141,948
EXCESS REVENUES / (EXPENDITURES)	\$ (0)	\$ 792,410	\$ (758,470)	\$ 33,940	\$ -

Expenses	\$ 2,141,948
Less: Reserves	\$ 250,000
Net	\$ 1,891,948
Divide 4 Quarters	
First Quarter:	\$ 472,987

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

REVENUES:

Maintenance Assessments

The District will levy a non ad-valorem special assessment on all assessable property within the District to fund all of the Recreational Operating Expenditures for the fiscal year. SPE Collection is suspended until property is under new ownership.

Interest Income

The District will have funds invested in a money market fund with Hancock Bank. The amount is based upon the estimated balance invested throughout the year

Amenities Revenue

- Income received from resident/non-resident rental of Grand Banquet Room, Furniture and Grand Lawn.
- Income from proceeds from access cards.
- Income earned from the sales of vending items.
- Income received from the non-resident user fee for the Recreation Facility.
- Income received from tennis lessons, ball machine rental, and equipment repair.

Cost Share Revenue – South Village

The District has entered into a Cost Share Agreement with the South Village Community Development District to fund a portion of the Landscape Maintenance Cost of the District.

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

EXPENDITURES:

Administrative:

Management Fees – On Site

The District has contracted with Governmental Management Services, LLC (“GMS”) for the supervision and on-site management of the District’s amenities. The responsibilities include management of District maintenance contracts, scheduling special events, management of District employees, rental of facilities, scheduling of special events, resident inquiries and other maintenance related items. The District shares the cost of a community manager, aquatics director, fitness center/access director, rental coordinator and administrative assistant with the Double Branch Community Development District.

Insurance

The District's Property Insurance policy is with Florida Property Alliance (FPA). FPA specializes in providing insurance coverage to governmental agencies.

Other Current Charges

Bank charges and any other miscellaneous expenses that are incurred during the year.

Permit Fees

Costs of various occupational licenses and pool permits.

Description	Annual
Play Pool Permit	\$ 250
Lap Pool Permit	\$ 250
Spray Pool Permit	\$ 125
State Public Broadcast	\$ 875
Total	\$ 1,500

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Office Supplies

Miscellaneous office supplies for onsite manager and rental coordinator.

Capital Reserve

Established to maintain community service levels at present standards for budgeted fiscal year.

Maintenance: Common Area

Security

The District will have a contract with Allied Universal Security, a security company to provide Athletic Center and Common area security services and a roving guard.

Description	Monthly		Annual	
Security Contract	\$	13,333	\$	160,000
Contingency/Extra Coverage	\$	528	\$	6,335
Total	\$	13,861	\$	166,335

Security – Clay County

The District will contract with off-duty Clay County Officers 24 hours/week random patrols (cost split 50/50 with Double Branch).

Middle Village
Community Development District
 BUDGET
 Fiscal Year 2023

Electric

The cost of electricity provided by Clay Electric Cooperative, Inc. for signage lighting, entry feature lighting, landscape lighting, etc.

Account Number	Description	Monthly	Annual
6082986	885 Misty Oak Drive	\$ 32	\$ 384
6144521	384 Oakleaf Plantation Boulevard	\$ 125	\$ 1,500
6177042	726-1 Chestnut Chase Drive	\$ 50	\$ 600
6214282	707 Oak Leaf Plantation Pkwy	\$ 155	\$ 1,860
6411763	4222-1 Plantation Oaks Blvd	\$ 225	\$ 2,700
7131568	893-1 Cardinal Hills Street	\$ 35	\$ 420
7131600	508-1 Chestwood Chase Drive	\$ 40	\$ 480
7131634	3215-1 Live Oak Hollow Drive	\$ 35	\$ 420
7131642	1016-1 Oakleaf Plantation Parkway	\$ 35	\$ 420
7131691	1225-1 Deerview Lane	\$ 35	\$ 420
7138258	3786-1 Timberline Drive	\$ 35	\$ 420
7709488	711-1 Oak Leaf Plantation	\$ 70	\$ 840
7778707	4219-1 Plantation Oaks Blvd	\$ 70	\$ 840
8339848	1097-1 Oakleaf Planta U/G	\$ 70	\$ 840
8455321	713-1 Oakleaf Plantation Pkwy	\$ 115	\$ 1,380
8455347	573-2 Oakleaf Plantation Pkwy	\$ 135	\$ 1,620
	Contingency	\$ 405	\$ 4,856
Total		\$ 1,667	\$ 20,000

Street Lighting

The cost of roadway lighting provided by Clay Electric Cooperative, Inc.:

Account Number	Description	Monthly	Annual
6301196	Westside of Brannanfield	\$ 2,735	\$ 32,820
	Contingency	\$ 182	\$ 2,180
Total		\$ 2,667	\$ 35,000

Irrigation Maintenance

Miscellaneous irrigation repairs and maintenance incurred by the district.

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Landscape Maintenance

The District has contracted with Verdego to provide landscaping and irrigation maintenance services to all of the common areas within the District as well as the Amenity Center.

Description	Monthly	Annual
Landscape Contract	\$ 40,711	\$ 488,528
Total	\$40,711	\$488,528

Common Area Maintenance

Represents the estimated day-to-day maintenance of the Districts common areas. Services include:

-Pressure washing of District fences, entrance signage and pillars, pool areas, tennis facilities, gazebos, amenity center, field house, parks, park equipment and sidewalks. The estimated annual amounts for these services are based upon contractor proposals.

The estimated cost for the following is based upon past history and current hourly rates:

- All common area easements and park litter clean up
- Storm sewer grate inspections and cleaning
- Removal of unauthorized signage and maintenance of community signage
- Traffic/car accident clean up
- Inspections and repairs to all park equipment such as playground, picnic tables and benches.
- Lake inspections and cleanup

Lake Maintenance

The District has contracted with The Lake Doctors to provide monthly water management services and annual carp as needed per the contract to the 13 lakes within the District. Contingency includes monthly lake inspections and clean-up of outfall structures and barriers.

Description	Monthly	Annual
Lake Maintenance Contract	\$ 1,572	\$ 18,868
Contingency	\$ 178	\$ 2,132
Total	\$ 1,750	\$ 21,000

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Miscellaneous Maintenance

Includes contingency for any unanticipated and unscheduled cost to the District.

Maintenance: Recreational Facility

Amenity Staff

The District pays direct salaries for one front desk staff at the fitness center and to provide lifeguard services from District employees during pool operating season, Mid-March through October.

Janitorial

The District has contracted with Riverside Management Services, LLC to provide janitorial services and scheduled carpets cleanings to the District. Janitorial services are being provided seven days a week and carpets will be cleaned 9xs a year unless otherwise needed. Supplies will be purchased directly from ERC Wiping Products and Supplyworks.

Description	Monthly	Annual
Janitorial Contract	\$ 3,783	\$ 45,400
Contingency	\$ 150	\$ 1,800
Supplies	\$ 650	\$ 7,800
Total	\$ 4,583	\$ 55,000

Telephone

The Amenity Center currently pays AT&T for 3 phone lines (291-1283, 291-1776 and 291-1849). The amounts are based upon the following:

Description	Monthly	Annual
ATT Telephone Contract	\$ 959	\$ 11,508
Contingency	\$ 41	\$ 492
Total	\$ 1,000	\$ 12,000

Middle Village
Community Development District
 BUDGET
 Fiscal Year 2023

Electric

Cost of electric billed to the District by Clay Electric for the Amenity Center.

Account Number	Description	Monthly	Annual
6301188	845 Oakleaf Plantation Pkwy	\$ 3,000	\$ 36,000
8353831	853 Oakleaf Plantation Pkwy (Pool)	\$ 1,750	\$ 21,000
	Contingency	\$ 583	\$ 7,000
Total		\$ 5,333	\$ 64,000

Water / Sewer

Cost of water and sewer service from JEA and Clay County Utility Authority for the Amenity Center.

Account Number	Description	Monthly	Annual
64274704	845 Oakleaf Plantation - Water	\$ 350	\$ 4,200
64274704	845 Oakleaf Plantation - Sewer	\$ 650	\$ 7,800
68260125	845 Oakleaf Plantation -Pool	\$ 150	\$ 1,800
Total JEA		\$ 1,150	\$ 12,000
210999	3214-1 Tower Oaks Drive Rec	\$ 1,250	\$ 15,000
235920	701-1 Turkey Point Drive Rec	\$ 46	\$ 552
235921	878-1 Songbird Drive Rec	\$ 35	\$ 420
235922	738-1 Chestwood Chase Drive	\$ 25	\$ 300
241833	3214-2 Tower Oaks Drive Rec	\$ 30	\$ 360
274569	1089 Oakleaf Plantation Pkwy	\$ 210	\$ 2,520
274570	1092 Oakleaf Plantation Pkwy	\$ 125	\$ 1,500
276170	3713-1 Chasing Falls Rd Recl Irrig	\$ 35	\$ 420
276168	533-1 Southwood Way Irrig	\$ 650	\$ 7,800
276169	533-2 Southwood Way Rec. Irrig	\$ 55	\$ 660
Total CCUA		\$ 2,461	\$ 29,532
	Contingency	\$ 372	\$ 4,468
Total Water/Sewer/Reclaim		\$ 3,983	\$ 46,000

Gas/Heat (Pool)

Cost of gas to heat the pool water during wintertime. The District uses Wilford Propane Gas as a gas supplier.

Refuse Service

The District receives Refuse removal service from Southland Waste Service for the Amenity Center. Two dumpsters during busy summer months (June-Aug).

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Pool Maintenance & Chemicals

The District currently has a contract with Poolsure to supply chemicals and chemical feeders for the Amenity Center pools. The District is contracted with RMS for the cleaning, water testing, and treatment of the Amenity Center pools. During summer months, district employees will help with basic poolside cleaning such as brushing, skimming, and tile cleaning. Additionally, GMS staff handles the annual maintenance projects on the pool and deck features. The amount is based upon the following:

Description	Monthly	Annual
Pool maintenance/chemicals	\$ 2,500	\$ 30,000
Contingency	\$ 1,250	\$ 15,000
Total	\$ 3,750	\$ 45,000

Cable

The District currently uses Comcast for cable services.

Description	Monthly	Annual
Tennis	\$ 92	\$ 1,100
Fitness	\$ 575	\$ 6,900
Total	\$ 667	\$ 8,000

Special Events

Monthly events and organized functions the Amenity Center Director provide for all residents of Oakleaf Plantation.

Office Supplies and Equipment

Office supplies for the Amenity Center.

Facility Maintenance – General

Represents estimated cost for general maintenance throughout the District based upon historical cost.

Middle Village
Community Development District
BUDGET
Fiscal Year 2023

Facility Maintenance – Preventative

Cost of routine repairs and maintenance.

Facility Maintenance – Contingency

Represents estimated amount based upon historical cost for fence repairs, graffiti clean-up, signage repairs, wall cap replacements and damaged park equipment.

Elevator Maintenance

The District has a contract with Coastal Elevator Service for the maintenance of the Amenity Center Elevator as well as the annual state inspection.

Description	Monthly	Annual
Contract	\$ 160	\$ 1,916
Inspection	\$ -	\$ 250
Contingency	\$ 86	\$ 835
Total	\$ 246	\$ 3,000

Recreation Passes

Entry cards are issued to all CDD residents for facility access. Recreation Passes include the cards, ribbon, cleaner, guest cards etc.

Lighting Repairs

Represents costs for fixtures, bulb and ballast, replacement, and electrician labor based upon past history.

Tennis Court Maintenance

Represents cost of clay replacement and installation (twice per year), irrigation and equipment repairs, drainage cleaning/repairs.

Capital Reserve

Money set aside for future replacements of capital related items and operating capital.

Middle Village

Community Development District

Debt Service Fund Series 2018-1 (2022)/2018-2

Description	Proposed Budget FY 2022	Actual 4/30/22	Next 5 Months	Projected Thru 9/30/22	Proposed Budget FY 2023
Revenues					
Carry Forward Surplus	\$ 758,833	\$ 951,992	\$ -	\$ 951,992	\$ 266,122
Special Assessments	\$ 2,076,955	\$ 2,004,192	\$ 22,285	\$ 2,026,477	\$ 1,798,939
Special Assessments- Prepayment	\$ -	\$ 552,178	\$ -	\$ 552,178	\$ -
Interest Income	\$ 700	\$ 264	\$ 200	\$ 464	\$ 500
Bond Proceeds	\$ -	\$ 17,754,000	\$ -	\$ 17,754,000	\$ -
Total Revenues	\$ 2,836,489	\$ 21,262,625	\$ 22,485	\$ 21,285,111	\$ 2,065,561
Expenditures					
<u>Series 2018A-1</u>					
Interest 11/1	\$ 379,658	\$ 379,658	\$ -	\$ 379,658	\$ -
Special Call 11/1	\$ -	\$ 12,000	\$ -	\$ 12,000	\$ -
Interest 5/1	\$ 379,658	\$ -	\$ -	\$ -	\$ -
Principal 5/1	\$ 1,042,000	\$ -	\$ -	\$ -	\$ -
<u>Series 2022</u>					
Interest 11/1	\$ -	\$ -	\$ -	\$ -	\$ 213,140
Interest Expense - 5/1	\$ 131,561	\$ -	\$ 131,561	\$ 131,561	\$ 213,140
Principal Expense - 5/1	\$ 888,000	\$ -	\$ 888,000	\$ 888,000	\$ 1,124,000
Special Call 5/1	\$ -	\$ -	\$ 8,000	\$ 8,000	\$ -
<u>Series 2018A-2</u>					
Interest 11/1	\$ 58,638	\$ 58,613	\$ -	\$ 58,613	\$ 54,313
Special Call 11/1	\$ -	\$ 5,000	\$ -	\$ 5,000	\$ -
Interest 5/1	\$ 58,638	\$ -	\$ 58,488	\$ 58,488	\$ 54,313
Principal 5/1	\$ 120,000	\$ -	\$ 120,000	\$ 120,000	\$ 125,000
Special Call 5/1	\$ -	\$ -	\$ 60,000	\$ 60,000	\$ -
Other Sources (Uses):					
Transfer Out to Escrow	\$ -	\$ 19,072,766	\$ -	\$ 19,072,766	\$ -
Cost of Issuance	\$ -	\$ 300,290	\$ -	\$ 300,290	\$ -
Total Expenses	\$ 3,058,152	\$ 19,828,327	\$ 1,266,048	\$ 21,094,375	\$ 1,783,905
EXCESS REVENUES / (EXPENDITURES)	\$ (221,664)	\$ 1,434,298	\$ (1,243,563)	\$ 190,736	\$ 281,657

Interest November 1, 2023

Series 2022	\$203,583
Series 2018-2	\$51,500
	<u>\$255,083</u>

Middle Village

Community Development District

Amortization Schedule

Series 2022, Special Assessment Refunding Bonds

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
05/01/2022	\$17,746,000	\$888,000	\$131,494.18	\$1,019,494.18
11/01/2022			\$213,139.88	\$1,550,279.76
05/01/2023	\$16,858,000	\$1,124,000	\$213,139.88	
11/01/2023			\$203,583.07	\$1,552,166.14
05/01/2024	\$15,734,000	\$1,145,000	\$203,583.07	
11/01/2024			\$192,491.46	\$1,552,982.92
05/01/2025	\$14,589,000	\$1,168,000	\$192,491.46	
11/01/2025			\$180,273.01	\$1,553,546.02
05/01/2026	\$13,421,000	\$1,193,000	\$180,273.01	
11/01/2026			\$167,021.76	\$1,555,043.52
05/01/2027	\$12,228,000	\$1,221,000	\$167,021.76	
11/01/2027			\$152,690.88	\$1,555,381.76
05/01/2028	\$11,007,000	\$1,250,000	\$152,690.88	
11/01/2028			\$137,296.51	\$1,556,593.02
05/01/2029	\$9,757,000	\$1,282,000	\$137,296.51	
11/01/2029			\$120,865.12	\$1,556,730.24
05/01/2030	\$8,475,000	\$1,315,000	\$120,865.12	
11/01/2030			\$103,409.81	\$1,557,819.62
05/01/2031	\$7,160,000	\$1,351,000	\$103,409.81	
11/01/2031			\$84,889.62	\$1,559,779.24
05/01/2032	\$5,809,000	\$1,390,000	\$84,889.62	
11/01/2032			\$65,273.94	\$1,560,547.88
05/01/2033	\$4,419,000	\$1,430,000	\$65,273.94	
11/01/2033			\$44,592.57	\$1,561,185.14
05/01/2034	\$2,989,000	\$1,472,000	\$44,592.57	
11/01/2034			\$22,844.50	\$1,562,689.00
05/01/2035	\$1,517,000	\$1,517,000	\$22,844.50	
11/01/2035				
		\$17,746,000	\$3,508,238.44	\$21,254,238.44

Middle Village

Community Development District

Amortization Schedule

Series 2018-2, Special Assessment Refunding Bonds

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
05/01/22	\$2,365,000	\$180,000	\$58,488	\$297,125
11/01/22	\$2,185,000		\$54,313	
05/01/23	\$2,185,000	\$125,000	\$54,313	\$233,625
11/01/23	\$2,060,000		\$51,500	
05/01/24	\$2,060,000	\$130,000	\$51,500	\$233,000
11/01/24	\$1,930,000		\$48,250	
05/01/25	\$1,930,000	\$135,000	\$48,250	\$231,500
11/01/25	\$1,795,000		\$44,875	
05/01/26	\$1,795,000	\$140,000	\$44,875	\$229,750
11/01/26	\$1,655,000		\$41,375	
05/01/27	\$1,655,000	\$150,000	\$41,375	\$232,750
11/01/27	\$1,505,000		\$37,625	
05/01/28	\$1,505,000	\$155,000	\$37,625	\$230,250
11/01/28	\$1,350,000		\$33,750	
05/01/29	\$1,350,000	\$165,000	\$33,750	\$232,500
11/01/29	\$1,185,000		\$29,625	
05/01/30	\$1,185,000	\$175,000	\$29,625	\$234,250
11/01/30	\$1,010,000		\$25,250	
05/01/31	\$1,010,000	\$185,000	\$25,250	\$235,500
11/01/31	\$825,000		\$20,625	
05/01/32	\$825,000	\$190,000	\$20,625	\$231,250
11/01/32	\$635,000		\$15,875	
05/01/33	\$635,000	\$200,000	\$15,875	\$231,750
11/01/33	\$435,000		\$10,875	
05/01/34	\$435,000	\$210,000	\$10,875	\$231,750
11/01/34	\$225,000		\$5,625	
05/01/35	\$225,000	\$225,000	\$5,625	\$236,250
11/1/35				
Total		\$2,185,000	\$839,125	\$3,024,125

Middle Village CDD
Operation and Maintenance Assessment Allocation

Description	Single Family	Multi-Family	High Density Mult-Family	High Density MF & Aquatics	Commercial/ Office	Total
Units	1,114	909 (1)	228 (2)	704 (3)	330,000 Sq.Ft.	
Gross Per Units	\$ 889.63	\$ 723.25	\$ 676.25	\$ 599.87	\$ 0.42	
Gross Assessment	\$ 991,049	\$ 657,435	\$ 154,186	\$ 422,307	\$ 138,196	\$ 2,363,173
Net Assessment (.94)	\$ 932,776	\$ 617,989	\$ 144,935	\$ 396,968	\$ 129,904	\$ 2,222,572

Allocation By Fund

General Fund	\$ 217,187
Recreation Fund	\$ 2,005,385
Total	\$ 2,222,572

(1) Includes Cambridge 172 units, Coventry 130 units, Chestnut Ridge 148 units, Briar Oaks 209 units, and Willow Brook 200 units.

(2) Includes Preserve 228 units.

(3) Includes Millstone Village 160 units, Fieldstone 352 units and Jennings Point at 288 units.

	FY 2022	FY 2023	\$ Increase	% Increase
Single Family	\$ 723.77	\$ 889.63	\$ 165.86	22.92%
Multi-Family	\$ 588.41	\$ 723.25	\$ 134.84	22.92%
High Density Mult-Family	\$ 550.18	\$ 676.25	\$ 126.08	22.92%
High Density MF & Aquatics	\$ 488.03	\$ 599.87	\$ 111.84	22.92%
Commercial/Office	\$ 0.34	\$ 0.42	\$ 0.08	22.92%

Middle Village CDD

Debt Service Series 2018-1 (2022)/2018-2 Assessment Allocation

<u>Unit Type</u>	<u>Units</u>	<u>Per Unit Assessments FY 22</u>	<u>Per Unit Assessments FY 23</u>	<u>Gross Assessment</u>	<u>\$ Decrease</u>	<u>% Decrease</u>
Single Family	1,059	\$977.11	\$854.09	\$904,478	-\$123.02	-12.59%
Multi-Family	1,370	\$692.54	\$578.58	\$792,648	-\$113.96	-16.46%
Commercial (Sq.Ft)	330,000	\$0.76	\$0.64	\$209,749	-\$0.12	-16.37%
Total Gross Assessment				<u>\$ 1,906,875</u>		
Less: Discounts and Collections (6%)				<u>\$ 107,936</u>		
Total Net Assessment				<u><u>\$ 1,798,939</u></u>		

Middle Village

Community Development District

Capital Reserve Fund

Description	Adopted Budget FY 2022	Actual 04/30/22	Next 5 Months	Projected Thru 9/30/22	Proposed Budget FY 2023
REVENUES:					
Carryforward	\$ 1,578,027	\$ 1,547,991	\$ -	\$ 1,547,991	\$ 1,168,634
Interest	\$ 1,200	\$ 600	\$ 500	\$ 1,100	\$ 1,200
Capital Reserve - Rec Fund	\$ -	\$ -	\$ -	\$ -	\$ 250,000
General Reserve - General Fund	\$ 19,556	\$ -	\$ 19,556	\$ 19,556	\$ 13,917
TOTAL REVENUES	\$ 1,598,783	\$1,548,591	\$ 20,056	\$ 1,568,647	\$ 1,433,751
EXPENDITURES:					
Repair Replacements	\$ 125,000	\$ 233,341	\$ 166,672	\$ 400,013	\$ 400,775
TOTAL EXPENDITURES	\$ 125,000	\$ 233,341	\$ 166,672	\$ 400,013	\$ 400,775
EXCESS REVENUES (EXPENDITURES)	\$ 1,473,783	\$1,315,250	\$ (146,616)	\$ 1,168,634	\$ 1,032,976

Middle Village CDD
Reserve Study Funding Plan
 (Next 5 Years)

Fiscal Year	Beginning Balance	Add Funding	Add Interest	Less Expenses	Ending Balance (budget)	Planned Balance (Study)	% of Planned	Replacment Cost (Study)
2023	\$1,344,627	\$263,917	\$0	(\$400,775)	\$1,207,769	\$1,683,563	72%	\$3,193,245
2024	\$1,207,769	\$266,557	\$208	(\$88,044)	\$1,386,490	\$1,865,281	74%	\$3,384,839
2025	\$1,386,490	\$269,222	\$2,806	(\$30,483)	\$1,628,035	\$2,031,678	80%	\$3,554,081
2026	\$1,628,035	\$271,914	\$3,497	(\$322,311)	\$1,581,135	\$2,195,262	72%	\$3,696,244

Middle Village
Community Development District

Exhibit "A"

Allocation of Operating Reserves

Estimated Funds Available - First Quarter Operating Capital

General Fund - Beginning Fund Balance - 10/1/21	\$ 347,415
Recreation Fund - Beginning Fund Balance - 10/1/21	\$ 1,336,185
Estimated General Excess Revenues - Fiscal Year 2022	\$ 8,784
Estimated Recreation Excess Revenues - Fiscal Year 2022	\$ 33,940
	<hr/>
Total Estimated Operating Funds Available - 9/30/2022	<u><u>\$ 1,726,325</u></u>

Allocation of Funds Available - First Quarter Operating Capital

General Fund Operating Reserve - First Quarter Operating Capital	\$ 54,384
Recreation Fund Operating Reserve - First Quarter Operating Capital	\$ 535,487
Total Reserve	<u><u>\$ 589,871</u></u>
	<hr/>
Total Working Capital Surplus	<u><u>\$ 1,136,453</u></u>

Projected Capital Reserve Funds Available for FY 2023

Capital Reserve Funds - Beginning Fund Balance

Capital Reserve- Beginning Fund Balance - 10/1/21	\$ 1,547,991
Projected Capital Excess Revenues - Fiscal Year 2022	<u><u>\$ (379,357)</u></u>
Total Estimated Reserve Funds Available - 9/30/22	\$ 1,168,634
	<hr/>
Recreation Fund - General Reserve	\$ 250,000
General Fund - Reserves	<u><u>\$ 13,917</u></u>
Total Funding Fiscal Year 2023	\$ 263,917
	<hr/>
Total Estimate Reserve Fund Balances - 9/30/23	<u><u>\$ 1,432,551</u></u>

SEVENTH ORDER OF BUSINESS

B.

**TEMPLATE FOR LOCAL GOVERNMENTS AND SPECIAL DISTRICTS FOR PERFORMING A STORMWATER NEEDS ANALYSIS
PURSUANT TO SECTION 5 OF SECTION 403.9302, FLORIDA STATUTES**

INTRODUCTION

As part of the 2021 regular session, the Legislature recognized the need for a long-term planning process for stormwater and wastewater. Section 403.9302, Florida Statutes, requires a 20-year needs analysis from the local governments providing stormwater services. Because this planning document is forward-looking, it will necessarily include a large number of assumptions about future actions. These assumptions should be based on any available information coupled with best professional judgment of the individuals completing the document.

Completing this template by June 30, 2022, will fulfill the statutory requirements for the first round of 20-year needs analyses for stormwater. The template was generated by EDR in cooperation with local governments, Special Districts, the Florida Department of Environmental Protection (DEP), the Water Management Districts, the Florida Stormwater Association, private consultants, and others. Use of this tool will help ensure that information is compiled consistently for the Office of Economic & Demographic Research's (EDR) report to the Legislature.

For the purposes of this document, a stormwater management program and a stormwater management system are as defined in statute (s. 403.031(15) and (16), F.S., respectively; language provided here: <https://www.flsenate.gov/Laws/Statutes/2021/403.031>). Plainly speaking, the "program" is the institutional framework whereby stormwater management activities (MS4 NPDES permit activities, and other regulatory activities, construction, operation and maintenance, etc.) are carried out by the public authority. The "system" comprises the physical infrastructure that is owned and/or operated by the local government or special district that specifically is intended to control, convey or store stormwater runoff for treatment and flood protection purposes.

For the purposes of this document, the following guiding principles have been adopted:

- Stormwater systems or facilities owned and operated by any of the following are excluded from reporting requirements for local governments and special districts:
 - o Private entities or citizens
 - o Federal government
 - o State government, including the Florida Department of Transportation (FDOT)
 - o Water Management Districts
 - o School districts
 - o State universities or Florida colleges
- Local government expenditures associated with routine operation and maintenance are fully funded prior to commencing new projects and initiatives.
- Local government submissions will include the activities of dependent special districts. Only independent special districts report separately. For a list of all special districts in the state and their type (*i.e.*, dependent or independent), please see the Department of Economic Opportunity's Official List of Special Districts at the following link: <http://specialdistrictreports.floridajobs.org/webreports/alphalist.aspx>.
- With respect to federal and state statutes and rulemaking, current law and current administration prevails throughout the 20-year period. In other words, the state's present legal framework (*i.e.*, the status quo) continues throughout the period.

GENERAL INSTRUCTIONS FOR USING THE TEMPLATE

Instructions for submitting the template are still under development. Additional information regarding submission and answers to frequently asked questions will be posted on EDR's website, along with other useful materials, here: <http://edr.state.fl.us/Content/natural-resources/stormwaterwastewater.cfm>

The statutory language forms the titles for each part. This template asks that you group your recent and projected expenditures in prescribed categories. A detailed list of the categories is provided in part 5.0.

The same project should not appear on multiple tables in the jurisdiction's response unless the project's expenditures are allocated between those tables. All expenditures should be reported in \$1,000s (*e.g.*, five hundred thousand dollars should be reported as \$500).

For any jurisdiction that is contracting with another jurisdiction where both could be reporting the same expenditure, please contact EDR for additional guidance. In situations where a reporting jurisdiction contracts with a non-reporting jurisdiction, (*i.e.*, FDOT, the water management districts, the state or federal government), the reporting jurisdiction should include the expenditures.

When reporting cost information, please only include the expenditures that have flowed, are flowing, or will likely flow through your jurisdiction's budget. While necessary to comply with the statute, the concept of "future expenditures" should be viewed as an expression of identified needs.

These projections are necessarily speculative and do not represent a firm commitment to future budget actions by the jurisdiction.

This Excel workbook contains three worksheets for data entry. (Along the bottom of the screen, the three tabs are highlighted green.) Empty cells with visible borders are unlocked for data entry. In the first tab, titled "Background through Part 4," the information requested is either text, a dropdown list (*e.g.*, Yes or No), or a checkbox. The next tab, "Part 5 through Part 8," contains tables for expenditure or revenue data as well as some follow-up questions that may have checkboxes, lists, or space for text.

In Part 5 and Part 6, the expenditure tables have space for up to 5 projects. More projects can be listed in the "Additional Projects" tab. This tab contains a table with space for up to 200 additional projects. In order for these additional projects and expenditures to be correctly classified and included in the final totals, each project must be assigned a Project Type and Funding Source Type from the dropdown lists in columns B and C.

Links to Template Parts:

[Background Information](#)

[Part 1](#)

[Part 2](#)

[Part 3](#)

[Part 4](#)

[Part 5](#)

[Part 6](#)

[Part 7](#)

[Part 8](#)

[Additional Projects - This table contains additional rows for projects that do not fit into the main tables in Parts 5 and 6](#)

Background Information

Please provide your contact and location information, then proceed to the template on the next sheet.

Name of Local Government:	Middle Village Community Development District
Name of stormwater utility, if applicable:	N/A
Contact Person	
Name:	Marilee Giles - GMS, LLC
Position/Title:	District Manager
Email Address:	mgiles@gmsnf.com
Phone Number:	904-940-5850 x412

Indicate the Water Management District(s) in which your service area is located.

- | | |
|-------------------------------------|--|
| <input type="checkbox"/> | Northwest Florida Water Management District (NFWFMD) |
| <input type="checkbox"/> | Suwannee River Water Management District (SRWMD) |
| <input checked="" type="checkbox"/> | St. Johns River Water Management District (SJRWMD) |
| <input type="checkbox"/> | Southwest Florida Water Management District (SWFWMD) |
| <input type="checkbox"/> | South Florida Water Management District (SFWMD) |

Indicate the type of local government:

- | | |
|-------------------------------------|------------------------------|
| <input type="checkbox"/> | Municipality |
| <input type="checkbox"/> | County |
| <input checked="" type="checkbox"/> | Independent Special District |

Part 1.0 Detailed description of the stormwater management program (Section 403.9302(3)(a), F.S.)

The stormwater management program, as defined in the Introduction, includes those activities associated with the management, operation and maintenance, and control of stormwater and stormwater management systems, including activities required by state and federal law. The detailed program description is divided into multiple subparts consisting of narrative and data fields.

Part 1.1 Narrative Description:

Please provide a brief description of the current institutional strategy for managing stormwater in your jurisdiction. Please include any mission statement, divisions or departments dedicated solely or partly to managing stormwater, dedicated funding sources, and other information that best describes your approach to stormwater:

Middle Village CDD is a large residential community, that was developed in multiple phase that were permitted, designed and constructed in accordance with Clay County and St. Johns River Water Management District regulations. The management of storm water is regulated with the multiple storm water management facilities (Smfs) and control structures constructed throughout the community.

On a scale of 1 to 5, with 5 being the highest, please indicate the importance of each of the following goals for your program:

0	1	2	3	4	5	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Drainage & flood abatement (such as flooding events associated with rainfall and hurricanes)
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Water quality improvement (TMDL Process/BMAPs/other)
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Reduce vulnerability to adverse impacts from flooding related to increases in frequency and duration of rainfall events, storm surge and sea level rise
						Other:
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	St. Johns River Water Management District and Clay County Permit Compliance
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

Part 1.2 Current Stormwater Program Activities:

Please provide answers to the following questions regarding your stormwater management program.

- Does your jurisdiction have an NPDES Municipal Separate Storm Sewer System (MS4) Permit?
If yes, is your jurisdiction regulated under Phase I or Phase II of the NPDES Program:
- Does your jurisdiction have a dedicated stormwater utility?
If no, do you have another funding mechanism?
If yes, please describe your funding mechanism.

Funding Mechanism is through the CDD that assess fees for each lot in the community. These funds are set aside as needed to provide for the ongoing maintenance needs of the storm water management system.
- Does your jurisdiction have a Stormwater Master Plan or Plans?
If Yes:
How many years does the plan(s) cover?
Are there any unique features or limitations that are necessary to understand what the plan does or does not address?

Please provide a link to the most recently adopted version of the document (if it is published online):

N/A
- Does your jurisdiction have an asset management (AM) system for stormwater infrastructure?
If Yes, does it include 100% of your facilities?
If your AM includes less than 100% of your facilities, approximately what percent of your facilities are included?

- Does your stormwater management program implement the following (answer Yes/No):

A construction sediment and erosion control program for new construction (plans review and/or inspection)?	No
An illicit discharge inspection and elimination program?	No
A public education program?	No
A program to involve the public regarding stormwater issues?	No
A "housekeeping" program for managing stormwater associated with vehicle maintenance yards, chemical storage, fertilizer management, <i>etc.</i> ?	No
A stormwater ordinance compliance program (<i>i.e.</i> , for low phosphorus fertilizer)?	No
Water quality or stream gage monitoring?	No
A geospatial data or other mapping system to locate stormwater infrastructure (GIS, <i>etc.</i>)?	No
A system for managing stormwater complaints?	Yes
Other specific activities?	

Notes or Comments on any of the above:

Part 1.3 Current Stormwater Program Operation and Maintenance Activities

Please provide answers to the following questions regarding the operation and maintenance activities undertaken by your stormwater management program.

- Does your jurisdiction typically assume maintenance responsibility for stormwater systems associated with new private development (*i.e.*, systems that are dedicated to public ownership and/or operation upon completion)?

No

Notes or Comments on the above:

This project is fully constructed and it is not anticipated that any new facilities will be constructed.

- Does your stormwater operation and maintenance program implement any of the following (answer Yes/No):

Routine mowing of turf associated with stormwater ponds, swales, canal/lake banks, <i>etc.</i> ?	Yes
Debris and trash removal from pond skimmers, inlet grates, ditches, <i>etc.</i> ?	Yes
Invasive plant management associated with stormwater infrastructure?	Yes
Ditch cleaning?	Yes
Sediment removal from the stormwater system (vacator trucks, other)?	No
Muck removal (dredging legacy pollutants from water bodies, canal, <i>etc.</i>)?	No
Street sweeping?	No
Pump and mechanical maintenance for trash pumps, flood pumps, alum injection, <i>etc.</i> ?	No
Non-structural programs like public outreach and education?	No
Other specific routine activities?	

The Roads for this community are owned by Clay County. The County does street cleaning on their own schedule.

Part 2. Detailed description of the stormwater management system and its facilities and projects (continued Section 403.9302(3)(a), F.S.)

A stormwater management system, as defined in the Introduction, includes the entire set of site design features and structural infrastructure for collection, conveyance, storage, infiltration, treatment, and disposal of stormwater. It may include drainage improvements and measures to prevent streambank channel erosion and habitat degradation. This section asks for a summary description of your stormwater management system. It is not necessary to provide geospatial asset data or a detailed inventory. For some, it may be possible to gather the required data from your Asset Management (AM) system. For others, data may be gathered from sources such as an MS4 permit application, aerial photos, past or ongoing budget investments, water quality projects, or any other system of data storage/management that is employed by the jurisdiction.

Please provide answers to the following questions regarding your stormwater system inventory. Enter zero (0) if your system does not include the component.

	Number	Unit of Measurement
Estimated feet or miles of buried culvert:	10,864.00	Feet
Estimated feet or miles of open ditches/conveyances (lined and unlined) that are maintained by the stormwater program:	1,030.00	Feet
Estimated number of storage or treatment basins (<i>i.e.</i> , wet or dry ponds):	0	
Estimated number of gross pollutant separators including engineered sediment traps such as baffle boxes, hydrodynamic separators, <i>etc.</i> :	0	
Number of chemical treatment systems (<i>e.g.</i> , alum or polymer injection):	0	
Number of stormwater pump stations:	0	
Number of dynamic water level control structures (<i>e.g.</i> , operable gates and weirs that control canal water levels):	0	
Number of stormwater treatment wetland systems:	0	
Other:		

Notes or Comments on any of the above:

Storm Water flows from development to wetlands over a natural treatment buffer

Which of the following green infrastructure best management practices do you use to manage water flow and/or improve water quality (answer Yes/No):

Best Management Practice	Current	Planned
Tree boxes	No	No
Rain gardens	No	No
Green roofs	No	No
Pervious pavement/pavers	No	No
Littoral zone plantings	No	No
Living shorelines	No	No

Other Best Management Practices:

Please indicate which resources or documents you used when answering these questions (check all that apply).

- ☐ Asset management system
- ☐ GIS program
- ☐ MS4 permit application
- ☐ Aerial photos
- ☐ Past or ongoing budget investments
- ☐ Water quality projects

Other(s):

Engineering Plans and Permits

Part 3. The number of current and projected residents served calculated in 5-year increments (Section 403.9302(3)(b), F.S.)

Counties and municipalities: Instead of requiring separate population projections, EDR will calculate the appropriate population estimates for each municipality or the unincorporated area of the county. If your service area is less than or more than your local government's population, please describe in the first text box provided below for part 4.0.

Independent Special Districts:

If an independent special district's boundaries are completely aligned with a county or a municipality, identify that jurisdiction here:

Any independent special district whose boundaries do not coincide with a county or municipality must submit a GIS shapefile with the current and projected service area. EDR will calculate the appropriate population estimates based on that map. Submission of this shapefile also serves to complete Part 4.0 of this template.

Part 4.0 The current and projected service area for the stormwater management program or stormwater management system (Section 403.9302(3)(c), F.S.)

Rather than providing detailed legal descriptions or maps, this part of the template is exception-based. In this regard, if the stormwater service area is less than or extends beyond the geographic limits of your jurisdiction, please explain.

A Shapefile of the Project Boundary will be included with this submittal.

Similarly, if your service area is expected to change within the 20-year horizon, please describe the changes (*e.g.*, the expiration of an interlocal agreement, introduction of an independent special district, *etc.*).

No change anticipated

[Proceed to Part 5](#)

Part 5.0 The current and projected cost of providing services calculated in 5-year increments (Section 403.9302(3)(d), F.S.)

Given the volume of services, jurisdictions should use the template's service groupings rather than reporting the current and projected cost of each individual service. Therefore, for the purposes of this document, "services" means:

1. Routine operation and maintenance (inclusive of the items listed in Part 1.3 of this document, ongoing administration, and non-structural programs)
2. Expansion (that is, improvement) of a stormwater management system.

Expansion means new work, new projects, retrofitting, and significant upgrades. Within the template, there are four categories of expansion projects.

1. Flood protection, addressed in parts 5.2 and 5.3... this includes capital projects intended for flood protection/flood abatement
2. Water quality, addressed in part 5.2 and 5.3... this includes stormwater projects related to water quality improvement, such as BMAPs; projects to benefit natural systems through restoration or enhancement; and stormwater initiatives that are part of aquifer recharge projects
3. Resiliency, addressed in part 5.4... this includes all major stormwater initiatives that are developed specifically to address the effects of climate change, such as sea level rise and increased flood events
4. End of useful life replacement projects, addressed in part 6.0... this includes major expenses associated with the replacement of aging infrastructure

While numbers 3 and 4 have components that would otherwise fit into the first two categories, they are separately treated given their overall importance to the Legislature and other policymakers.

Expansion projects are further characterized as currently having either a committed funding source or no identified funding source. Examples of a committed funding source include the capacity to absorb the project's capital cost within current budget levels or forecasted revenue growth; financing that is underway or anticipated (bond or loan); known state or federal funding (appropriation or grant); special assessment; or dedicated cash reserves for future expenditure.

All answers should be based on local fiscal years (LFY, beginning October 1 and running through September 30). Please use nominal dollars for each year, but include any expected cost increases for inflation or population growth. Please check the EDR website for optional growth rate schedules that may be helpful.

If you have more than 5 projects in a particular category, please use the "Additional Projects" tab. There, you can use dropdown lists to choose the project category and whether there is a committed funding source, then enter the project name and expenditure amounts.

Part 5.1 Routine Operation and Maintenance

Please complete the table below, indicating the cost of operation and maintenance activities for the current year and subsequent five-year increments throughout the 20-year horizon. Your response to this part should exclude future initiatives associated with resiliency or major expenses associated with the replacement of aging infrastructure; these activities are addressed in subparts 5.4 and 6.0. However, do include non-structural programs like public outreach and education in this category.

If specific cost data is not yet available for the current year, the most recent (2020-21) O&M value can be input into the optional growth rate schedules (available on EDR's website as an Excel workbook). The most recent O&M value can be grown using the provided options for inflation, population growth, or some other metric of your choosing. If the growth in your projected total O&M costs is more than 15% over any five-year increment, please provide a brief explanation of the major drivers.

Routine Operation and Maintenance

	Expenditures (in \$thousands)				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Operation and Maintenance Costs	18	97	109	122	138
Brief description of growth greater than 15% over any 5-year period:					

Part 5.2 Future Expansion (Committed Funding Source)

Please list expansion projects and their associated costs for the current year and subsequent five-year increments throughout the 20-year planning horizon. In this section, include stormwater system expansion projects or portions of projects with a committed funding source. If you include a portion of a project that is not fully funded, the project's remaining cost must be included in part 5.3, Expansion Projects with No Identified Funding Source.

Though many, if not most, stormwater projects benefit both flood protection and water quality, please use your best judgment to either allocate costs or simply select the primary purpose from the two categories below.

5.2.1 Flood Protection (Committed Funding Source): Provide a list of all scheduled new work, retrofitting and upgrades related to flood protection/flood abatement. Include infrastructure such as storage basins, piping and other conveyances, land purchases for stormwater projects, *etc.* Also include major hardware purchases such as vactor/jet trucks.

5.2.2 Water Quality Projects (Committed Funding Source): Please provide a list of scheduled water quality projects in your jurisdiction, such as treatment basins, alum injection systems, green infrastructure, water quality retrofits, *etc.*, that have a direct stormwater component. The projected expenditures should reflect only those costs.

- If you are party to an adopted BMAP, please include the capital projects associated with stormwater in this table. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred. For reference, DEP publishes a complete list of adopted BMAP projects as an appendix in their Annual STAR Report.

Expansion Projects with a Committed Funding Source

5.2.1 Flood Protection

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

5.2.2 Water Quality

Expenditures (in \$thousands)

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

Part 5.3 Future Expansion with No Identified Funding Source

Please provide a list of known expansion projects or anticipated need(s) without formal funding commitments(s), formal pledges, or obligations. If you included a portion of a project that was partially covered by a committed source in part 5.2 above, list the projects and their remaining costs below.

5.3.1 Future Flood Protection with No Identified Funding Source: Please provide a list of future flood protection/flood abatement projects, associated land purchases, or major hardware purchases that are needed in your jurisdiction over the next 20 years. Future needs may be based on Master Plans, Comprehensive Plan Elements, Water Control Plans, areas of frequent flooding, hydrologic and hydraulic modeling, public safety, increased frequency of maintenance, desired level of service, flooding complaints, *etc.*

5.3.2 Future Water Quality Projects with no Identified Funding Source: Please provide a list of future stormwater projects needed in your jurisdiction over the next 20 years that are primarily related to water quality issues. Future needs may be based on proximity to impaired waters or waters with total maximum daily loads (TMDLs), BMAPs, state adopted Restoration Plans, Alternative Restoration Plans, or other local water quality needs.

- If you are party to an adopted BMAP, please list capital projects associated with stormwater. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred.
- List other future water quality projects, including those in support of local water quality goals as well as those identified in proposed (but not yet adopted) BMAPs.

Expansion Projects with No Identified Funding Source**5.3.1 Flood Protection**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

5.3.2 Water Quality

Expenditures (in \$thousands)

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

Please indicate which resources or documents you used to complete table 5.3 (check all that apply).

<input type="checkbox"/>	Stormwater Master Plan
<input type="checkbox"/>	Basin Studies or Engineering Reports
<input type="checkbox"/>	Adopted BMAP
<input type="checkbox"/>	Adopted Total Maximum Daily Load
<input type="checkbox"/>	Regional or Basin-specific Water Quality Improvement Plan or Restoration Plan
	Specify: <input type="text"/>
<input checked="" type="checkbox"/>	Other(s): SJRWMD and Clay County Approved Engineering Plans and Permits

Part 5.4 Stormwater projects that are part of resiliency initiatives related to climate change

Please list any stormwater infrastructure relocation or modification projects and new capital investments specifically needed due to sea level rise, increased flood events, or other adverse effects of climate change. When aggregating, include O&M costs for these future resiliency projects and investments in this table (not in part 5.1). If your jurisdiction participates in a Local Mitigation Strategy (LMS), also include the expenditures associated with your stormwater management system in this category (for example, costs identified on an LMS project list).

Resiliency Projects with a Committed Funding Source

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

Resiliency Projects with No Identified Funding Source

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

- Has a vulnerability assessment been completed for your jurisdiction's storm water system?
- If no, how many facilities have been assessed?
- Does your jurisdiction have a long-range resiliency plan of 20 years or more?
- If yes, please provide a link if available:
- If no, is a planning effort currently underway?

Part 6.0 The estimated remaining useful life of each facility or its major components (Section 403.9302(3)(e), F.S.)

Rather than reporting the exact number of useful years remaining for individual components, this section is constructed to focus on infrastructure components that are targeted for replacement and will be major expenses within the 20-year time horizon. Major replacements include culverts and pipe networks, control structures, pump stations, physical/biological filter media, etc. Further, the costs of retrofitting when used in lieu of replacement (such as slip lining) should be included in this part. Finally, for the purposes of this document, it is assumed that open storage and conveyance systems are maintained (as opposed to replaced) and have an unlimited service life.

In order to distinguish between routine maintenance projects and the replacement projects to be included in this part, only major expenses are included here. A major expense is defined as any single replacement project greater than 5% of the jurisdiction's total O&M expenditures over the most recent five-year period (such as a project in late 2021 costing more than 5% of the O&M expenditures for fiscal years 2016-2017 to 2020-2021).

If you have more than 5 projects in a particular category, please use the "Additional Projects" tab. There, you can use dropdown lists to choose the project category and whether there is a committed funding source, then enter the project name and expenditure amounts.

End of Useful Life Replacement Projects with a Committed Funding Source

Expenditures (in \$thousands)					
Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

End of Useful Life Replacement Projects with No Identified Funding Source

Expenditures (in \$thousands)					
Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A					

Part 7.0 The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components. (Section 403.9302(3)(f), F.S.)

This part of the template also addresses a portion of s. 403.9302(3)(g), F.S., by including historical expenditures. Many local governments refer to these as “actual” expenditures.
Consistent with expenditure projections, the jurisdiction’s actual expenditures are categorized into routine O&M, expansion, resiliency projects, and replacement of aging infrastructure. Additionally, the table includes space for reserve accounts. EDR’s interpretation of subparagraph 403.9302(3)(f), F.S., is that “capital account” refers to any reserve account developed specifically to cover future expenditures.
Note that for this table:
<ul style="list-style-type: none"> ● Expenditures for local fiscal year 2020-21 can be estimated based on the most current information if final data is not yet available. ● Current Year Revenues include tax and fee collections budgeted for that fiscal year as well as unexpended balances from the prior year (balance forward or carry-over) unless they are earmarked for the rainy day or a dedicated reserve as explained in the following bullets. ● Bond proceeds should reflect only the amount expended in the given year. ● A reserve is a dedicated account to accumulate funds for a specific future expenditure. ● An all-purpose rainy day fund is a type of working capital fund typically used to address costs associated with emergencies or unplanned events.
The sum of the values reported in the "Funding Sources for Actual Expenditures" columns should equal the total "Actual Expenditures" amount. The cells in the "Funding Sources for Actual Expenditures" section will be highlighted red if their sum does not equal the "Actual Expenditures" total.
If you do not have a formal reserve dedicated to your stormwater system, please enter zero for the final two reserve columns.

Routine O&M

	Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
	Actual Expenditures		Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund		
2016-17	18	18						
2017-18	19	19						
2018-19	21	21						
2019-20	20	20						
2020-21	18	18						

Expansion

	Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
	Actual Expenditures		Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund		
2016-17	N/A							
2017-18	N/A							
2018-19	N/A							
2019-20	N/A							
2020-21	N/A							

Resiliency

	Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
	Actual Expenditures		Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund		
2016-17	N/A							
2017-18	N/A							
2018-19	N/A							
2019-20	N/A							
2020-21	N/A							

Replacement of Aging Infrastructure

	Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
	Actual Expenditures		Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund		
2016-17	N/A							
2017-18	N/A							
2018-19	N/A							
2019-20	N/A							
2020-21	N/A							

Part 8.0 The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap (Section 403.9302(3)(g), F.S.)

In this template, the historical data deemed necessary to comply with s. 403.9302(3)(g), F.S., was included in part 7.0. This part is forward looking and includes a funding gap calculation. The first two tables will be auto-filled from the data you reported in prior tables. To do this, EDR will rely on this template's working definition of projects with committed funding sources, *i.e.*, EDR assumes that all committed projects have committed revenues. Those projects with no identified funding source are considered to be unfunded. EDR has automated the calculation of projected funding gaps based on these assumptions.

Committed Funding Source	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Maintenance	97	109	122	138
Expansion	0	0	0	0
Resiliency	0	0	0	0
Replacement/Aging Infrastructure	0	0	0	0
Total Committed Revenues (=Total Committed Projects)	97	109	122	138

No Identified Funding Source	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Maintenance	0	0	0	0
Expansion	0	0	0	0
Resiliency	0	0	0	0
Replacement/Aging Infrastructure	0	0	0	0
Projected Funding Gap (=Total Non-Committed Needs)	0	0	0	0

For any specific strategies that will close or lessen a projected funding gap, please list them in the table below. For each strategy, also include the expected new revenue within the five-year increments.

Strategies for New Funding Sources	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A				
Total	0	0	0	0
Remaining Unfunded Needs	0	0	0	0

Additional Table Rows

Choose from the drop-down lists for Project Type and Funding Source Type, then fill in the project name and expenditure estimates.

Rows that are highlighted RED are either missing information in a "Project & Type Information" column or have zero expenditures.

[Link to aggregated table to crosscheck category totals and uncategorized projects.](#)

[illegible]

Project & Type Information			Expenditures (in \$thousands)				
Project Type (Choose from dropdown list)	Funding Source Type (Choose from dropdown list)	Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

Project & Type Information			Expenditures				
Project Type	Funding Source Type		LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Expansion Projects, Flood Protection	Committed Funding Source	Aggregated Total	0	0	0	0	0
Expansion Projects, Water Quality	Committed Funding Source	Aggregated Total	0	0	0	0	0
Resiliency Projects	Committed Funding Source	Aggregated Total	0	0	0	0	0
End of Useful Life Replacement Projects	Committed Funding Source	Aggregated Total	0	0	0	0	0
Expansion Projects, Flood Protection	No Identified Funding Source	Aggregated Total	0	0	0	0	0
Expansion Projects, Water Quality	No Identified Funding Source	Aggregated Total	0	0	0	0	0
Resiliency Projects	No Identified Funding Source	Aggregated Total	0	0	0	0	0
End of Useful Life Replacement Projects	No Identified Funding Source	Aggregated Total	0	0	0	0	0
Total of Projects without Project Type and/or Funding Source Type			0	0	0	0	0

Middle Village Community Development District (District)

Storm Water Management Plan

Revised: 2022/05/09

1. The intent of this plan is to adhere to the rules and regulations stated in the St. Johns River Water Management District Environmental Resource Permits and the Clay County Development Services Permits for this project.
2. All permitted Storm Water Management Facilities (SMFs) will be maintained as required. Maintenance includes routine mowing of the SMFs, the repair and maintenance of the outfall control structures, removal of debris that may clog the outfall systems and other related maintenance that may be required from time to time.
3. At least once every two years, the storm water management facilities including outfall control structures shall be reviewed by the Engineer of Record and may be performed during annual review by the District. If there are deficiencies, repairs or other matters that need attention, the Engineer of Record shall notify the District of the issues together with options (if available) to repair or mitigate for these deficiencies. The date of field review and name of field representative(s) shall be recorded as part of the report to the District.
4. Lands within Conservation Easements will be maintained by the District (see attached Master Site Plan). Maintenance shall include, but not be limited to removing dead trees as may be required to provide a safe environment.
5. Preserved wetlands and conservation areas, storm water management facilities and other areas shall be protected from erosion and siltation, scouring, dewatering or excessive turbidity, resulting from all construction activities including home building.

Example CDD Storm Water Need Analysis - Limitations and Assumptions

Project Name: Middle Village CDD
Project Location: OakLeaf Plantation Parkway
Project City / State: Clay County, Florida

Date: 5/9/2022
Etm Job No. 01/151/52

Storm Water Need Analysis Limitations and Assumptions:

England, Thims & Miller, Inc. (ETM) drafted a portion of the storm water need analysis based on limited information. This information includes ,when available, approved Engineering Plans and Permits that were issued by Clay County Development Services and the St. Johns River Water Management District. Since, this is a Community Development District (CDD) that was phased there are numerous approved Plans and Permits.

ETM did not conduct an exhaustive search of the regulating documents for this project due to a limited scope and budget. The intent is to provide estimates sufficient to respond to the Storm Water Need Analysis as required by the State of Florida's Office of Economic & Demographic Research. This level of accuracy was confirmed during the State of Florida's Webinars regarding the Storm Water Need Analysis.

Due to the nature of the analysis for this project, there are many assumptions and limitations required. It should be noted that the intent is to provide the State of Florida with a proposed budget for Storm Water Needs for the next 20 years. Due to the assumptions and limitations, this analysis should not be relied upon for any use other than the fulfillment by the CDD to fill out the State of Florida's Storm Water Need Analysis forms.

Assumptions / Limitations:

1. Generally there will be no major replacements required of storm water infrastructure that exceeds 5% of the maintenance budget in any given year.
2. The CDD Boundary will not be revised or expanded during the 20 year period designated in this analysis.
3. Maintenance budget figures are provided by the District Manager.
4. No survey or field work was performed to determine the details of the storm water management system; including lengths of culverts or ditches.
5. Generalized data were obtained from various engineering plans that were prepared for the development of the CDD infrastructure.
6. Projections of the maintenance budget numbers based on optional growth rate schedules spreadsheet provided by the State of Florida Department of Economic and Demographic Research.



England - Thims & Miller, Inc.
14775 Old St. Augustine Rd., Jacksonville, FL 32258
Phone (904) 642-8990 Reg No: 2584

D.

Middle Village Community Development District (CDD)

845 Plantation Oaks Parkway, Orange Park, FL 32065

904-375-9285; manager@oakleafresidents.com

Memorandum

Date: June 2022
To: Board of Supervisors
From: GMS – OakLeaf Operations Manager

Community:

Special Events

- Recent community events: Dive-In Movie at DB, “Schools out” party at both Pools
- Upcoming: Dive- In Movie, Summer Tennis camp began June 6th

Aquatics

- Pools Fully open
- Swim meets begin in June at Lap pool

Amenity Usage

- *Total Facilities Usage – 4189*
- *Average daily usage –135*

Card counts:

MV Owners	103
MV Renters	93
MV Replacements	22
MV Updated	11

Total cards printed: 458 (both districts)

Rentals

- 16 of 31 days rented in May ,4 of 4 weekends rented
- 17 Grand Ballroom rentals, 1Grand Lawn rental, 3 Bridal Suite rentals,0 patio rentals
- 37 tours (89 approx. hours)/110 hours used for scheduling, administrative, etc.

Middle Village Community Development District (CDD)

845 Plantation Oaks Parkway, Orange Park, FL 32065

904-375-9285; manager@oakleafresidents.com

Memorandum

Operations: Open Items

- Fencing update and planning
- Coordination of capitol studies w / supervisor future requests
- Budget Prep

MAINTENANCE

- Painting of gazebos at grand lawn walkway
- Repair access system connection
- Coordination of contracts and usage for Clay County library system – summer program at Grand Banquet room
- Assess damage to AC unit at Aquatics office (due to power surge)
- Painting of Gazebo columns at carport area
- Inspect ice machine at Banquet room, coordinate repair/ possible replacement (second repair)
- Repair damage at boardwalk (damage due to vandalism)
- Coordinate repair timing for boardwalk – replacement of planks, electrical, lighting, and cameras
- Touch up painting on decorative street poles in neighborhood (ongoing)
- Pressure wash playground at Amenity Center (due to vandalism/fecal incident)
- Repair multiple tables at Whitfield park gazebo
- Cleaning of sand drains at Tennis Courts
- Repair multiple lifeguards stands
- Repair damaged ceiling fan at Grand banquet room (damage due to decorations being entangles in blades and motor)
- Create and install new posts and hangars for pool equipment
- Dispose of multiple large electronics equipment (hazardous waste refuse)
- Multiple drop off trips for refuse removal (rosemary hill)
- Audit of access cards – ongoing (to include audit of adult family members in household)
- Data collection for Florida Department of Labor
- Continual Lake Inspections – all lakes inspected monthly – reports kept on file in Ops. Manager office.
- Continual Park inspections and cleaning – reports kept on file.
- Light Inspections completed – Whitfield, Boulevard, Parkway, and Hamilton Glenn completed 5/11. Forest Brook, Creekview, Oakpoint, and Timberlake completed 5/26.

Landscaping

- *Monthly report for May submitted and filed at Operations office*

For questions, comments, or clarification, please contact:

- Jay Soriano, Oakleaf Operations Manager 904-342-1441

jsoriano@gmsnf.com

FOREST HAMMOCK UNIT TWO
PB 55 PG 10-41

FOREST HAMMOCK
PB 54 PG 59 - 70

THE PRESERVE AT OAKLEAF CONDOS

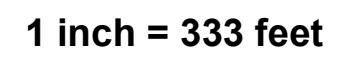
MIDDLE VILLAGE CDD

MIDDLE VILLAGE AMENITY CENTER

Legend:

- Boundary
- Parcel Line Work
- 920000.00 Middle Village @ OLP
- 920001.00 COMM Middle Village
- 920002.00 EXMPT Middle Village
- 920373.01 Whitefield
- 920373.10 Briar Oak
- 920373.20 Cambridge
- 920373.25 Preserve
- 920373.30 Coventry
- 920374.00 Southwood Way
- 920374.01 Oakpoint
- 920374.05 Creekview
- 920374.10 Timberlake
- 920374.15 Forest Brooke
- 920374.20 Hamilton Glen
- 920374.25 Chestnut Ridge
- 920374.30 Jennings Pt
- 920375.00 Willowbrook

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Middle Village 2013 CDD Clay County, Florida

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