

*Ridgewood Trails
Community Development District*

March 2, 2022

AGENDA

Ridgewood Trails Community Development District

475 West Town Place

Suite 114

St. Augustine, Florida 32092

District Website: www.ridgewoodtrailsccd.com

February 23, 2022

Board of Supervisors
Ridgewood Trails Community Development District

Dear Board Members:

The Ridgewood Trails Community Development District Meeting is scheduled for **Wednesday, March 2, 2022 at 6:00 p.m. at the Azalea Ridge Amenity Center, 1667 Azalea Ridge Boulevard, Middleburg, Florida 32068.**

Following is the advance agenda for the meeting:

- I. Roll Call
- II. Public Comments *(for agenda items listed below)*
- III. Consideration of Retention Fee Agreement with Kutak Rock LLP
- IV. Consideration of Proposals from Vector Security Company
 - A. Access Control
 - B. CCTV
- V. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Manager
 - D. Operation Manager
 - 1. Report
 - 2. Landscape Quality Inspection Report

E. Amenity Manager

VI. Supervisor's Requests and Public Comments

VII. Approval of Consent Agenda

A. Approval of the Minutes of the January 5, 2022 Meeting

B. Balance Sheet & Income Statement

C. Assessment Receipt Schedule

D. Approval of Check Register

VIII. Next Meeting Scheduled for: May 4, 2022 @ 6:00 p.m. at the Azalea Ridge
Amenity Center

IX. Adjournment

THIRD ORDER OF BUSINESS

RETENTION AND FEE AGREEMENT

I. PARTIES

THIS RETENTION AND FEE AGREEMENT (“**Agreement**”) is made and entered into by and between the following parties:

- A. Ridgewood Trails Community Development District (“**Client**”)
c/o Jim Oliver, District Manager
GMS, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

and

- B. Kutak Rock LLP (“**Kutak Rock**”)
P.O. Box 10230
Tallahassee, Florida 32302

II. SCOPE OF SERVICES

In consideration of the mutual undertakings and agreements contained herein, the parties agree as follows:

- A. The Client agrees to employ and retain Kutak Rock as its attorney and legal representative for general advice, counseling and representation of Client and its Board of Supervisors.
- B. Kutak Rock accepts such employment and agrees to serve as attorney for and provide legal representation to the Client in connection with those matters referenced above. No other legal representation is contemplated by this Agreement. Any additional legal services to be provided under the terms of this Agreement shall be agreed to by Client and Kutak Rock in writing. Unless set forth in a separate agreement to which Client consents in writing, Kutak Rock does not represent individual members of the Client’s Board of Supervisors.

III. CLIENT FILES

The files and work product materials (“**Client File**”) of the Client generated or received by Kutak Rock will be maintained confidentially to the extent permitted by law and in accordance with the Florida Bar rules. At the conclusion of the representation, the Client File will be stored by Kutak Rock for a minimum of five (5) years. After the five (5) year storage period, the Client hereby acknowledges and consents that Kutak Rock may confidentially destroy or shred the Client File. Notwithstanding the prior sentence, if the Client provides Kutak Rock with a written request for the return of the Client File before the end of the five (5) year storage period, then Kutak Rock will return the Client File to Client at Client’s expense.

IV. FEES

- A. The Client agrees to compensate Kutak Rock for services rendered in connection with any matters covered by this Agreement on an hourly rate basis plus actual expenses incurred by Kutak Rock in accordance with the attached Expense Reimbursement Policy (Attachment A, incorporated herein by reference). Time will be billed in increments of one-tenth (1/10) of an hour. Certain work related to issuance of bonds and bond anticipation notes may be performed under a flat fee to be separately established prior to or at the time of bond or note issuance.
- B. Attorneys and staff, if applicable, who perform work for Client will be billed at their regular hourly rates, as may be adjusted from time to time. The regular hourly rates of those initially expected to handle the bulk of Client's work are as follows:

Katie S. Buchanan	\$290
Associates	\$225 - \$265
Paralegals	\$130

Kutak Rock's regular hourly billing rates are reevaluated annually and are subject to change not more than once in a calendar year. Client agrees to Kutak Rock's annual rate increases to the extent hourly rates are not increased beyond \$15/hour.

- C. To the extent practicable and consistent with the requirements of sound legal representation, Kutak Rock will attempt to reduce Client's bills by assigning each task to the person best able to perform it at the lowest rate, so long as he or she has the requisite knowledge and experience.
- D. Upon consent of Client, Kutak Rock may subcontract for legal services in the event that Client requires legal services for which Kutak Rock does not have adequate capabilities.
- E. Kutak Rock will include costs and expenses (including interest charges on past due statements) on its billing statements for Client reimbursement in accordance with the attached Expense Reimbursement Policy.

V. BILLING AND PAYMENT

The Client agrees to pay Kutak Rock's monthly billings for fees and expenses incurred within thirty (30) days following receipt of an invoice, or the time permitted by Florida law, whichever is greater. Kutak Rock shall not be obligated to perform further legal services under this Agreement if any such billing statement remains unpaid longer than thirty (30) days after submittal to and receipt by Client. Non-payment of billing statements shall be a basis for Kutak Rock to immediately withdraw from the representation without regard to remaining actions necessitating attention by Kutak Rock as part of the representation.

VI. DEFAULT; VENUE

In any legal proceeding to collect outstanding balances due under this Agreement, the prevailing party shall be entitled to recover reasonable attorneys' fees in addition to costs and outstanding balances due under this Agreement. Venue of any such action shall be exclusive in the state courts of the Second Judicial Circuit in and for Leon County, Florida.

VII. CONFLICTS

It is important to disclose that Kutak Rock represents a number of special districts, trustees ("Trustees"), bondholders, developers, builders, and other entities throughout Florida and the United States of America relating to community development districts, special districts, local governments and land development. Kutak Rock or its attorneys may also have represented the entity which petitioned for the formation of the Client. Kutak Rock understands that Client may enter into an agreement with a Trustee in connection with the issuance of bonds, and that Client may request that Kutak Rock simultaneously represent Client in connection with the issuance of bonds, while Kutak Rock is also representing such Trustee on unrelated matters. By accepting this Agreement Client agrees that (1) Client was provided with an explanation of the implications of the common representation(s) and the advantages and risks involved; (2) Kutak Rock will be able to provide competent and diligent representation of Client, regardless of Kutak Rock's other representations, and (3) there is not a substantial risk that Kutak Rock's representation of Client would be materially limited by Kutak Rock's responsibilities to another client, a former client or a third person or by a personal interest. Acceptance of this Agreement will constitute Client's waiver of any "conflict" with Kutak Rock's representation of various special districts, Trustees, bondholders, developers, builders, and other entities relating to community development districts, special districts, local governments and land development.

VIII. ACKNOWLEDGMENT

Client acknowledges that the Kutak Rock cannot make any promises to Client as to the outcome of any legal dispute or guarantee that Client will prevail in any legal dispute.

IX. TERMINATION

Either party may terminate this Agreement upon providing prior written notice to the other party at its regular place of business. All fees due and payable in accordance with this Agreement shall accrue and become payable pursuant to the terms of this Agreement through the date of termination.

X. EXECUTION OF AGREEMENT

This Agreement shall be deemed fully executed upon its signing by Kutak Rock and the Client. The contract formed between Kutak Rock and the Client shall be the operational contract between the parties.

XI. ENTIRE CONTRACT

This Agreement constitutes the entire agreement between the parties.

Accepted and Agreed to:

**RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT
DISTRICT**

By: _____

Its: _____

Date: _____

KUTAK ROCK LLP

By: _____

Its: _____

Date: _____

ATTACHMENT A

KUTAK ROCK LLP CDD EXPENSE REIMBURSEMENT POLICY

The following is Kutak Rock's expense reimbursement policy for community development district representation. This policy applies unless a different arrangement has been negotiated based on the unique circumstances of a particular client or matter.

All expenses are billed monthly. Billings ordinarily reflect expenses for the most recent month, except where there are delays in receiving bills from third party vendors.

Photocopying and Printing. In-house photocopying and printing are charged at \$0.25 per page (black & white) and \$0.50 per page (color). Outside copying is billed as a pass-through of the outside vendor's charges.

Postage. Postage is billed at actual cost.

Overnight Delivery. Overnight delivery is billed at actual cost.

Local Messenger Service. Local messenger service is billed at 44.5 cents per mile pursuant to Section 112.061, Florida Statutes. Should the State increase the mileage allowance specified in Section 112.061, Florida Statutes, Kutak Rock shall, without further action, be entitled to reimbursement at the increased rate.

Computerized Legal Research. Charges for computerized legal research are billed at an amount approximating actual cost.

Travel. Travel (including air fare, rental cars, taxicabs, hotel, meals, tips, etc.) is billed at actual cost. Where air travel is required, coach class is used wherever feasible. Out-of-town mileage is billed at 44.5 cents per mile pursuant to Section 112.061, Florida Statutes. Should the State increase the mileage allowance specified in Section 112.061, Florida Statutes, Kutak Rock shall, without further action, be entitled to reimbursement at the increased rate. Reasonable travel-related expenses for meals, lodging, gratuities, taxi fares, tolls, and parking fees shall also be reimbursed.

Consultants. Unless prior arrangements are made, consultants are ordinarily employed directly by the client. Where consulting or testifying experts are employed by the firm, their charges are passed through with no mark-up. The client is responsible for notifying the firm of any particular billing arrangements or procedures which the client requires of the consulting or testifying experts.

Other Expenses. Other outside expenses, such as court reporters, agency copies, conference calls, etc. are billed at actual cost.

FOURTH ORDER OF BUSINESS

A.

a Vector Security Company



*Proposal For:
Ridgewood Trails*

Submitted By:
Gary Nuss

2/8/22



2/8/22

Ridgewood Trails

RE: Access Control

Dear : Melissa

Thank you for giving Vector Security, Inc., the opportunity to propose a comprehensive security solution for your facility. The following proposal contains recommendations to address the considerations we have discussed.

I would like to take a brief opportunity to provide you key points about us. Hopefully, these hi-lights will help in building our **Value Proposition** credibility among the competition you will choose. We:

- are a **ten-year member of the Honeywell Dealer Network**. Honeywell Int'l, a Fortune 100 company, is the world's largest and most cutting-edge manufacturer of security, surveillance, and fire technologies. If there is a latest technology desired, we will be able to provide it.
- were picked as **the Honeywell Dealer of the Year** (2006). This award is presented to the top performance and quality dealer in the Honeywell Network. We have also won the **Honeywell President's Award** six times in the last ten-years for sales, installation and service performance.
- delivered the same application(s) being proposed to you with many recognizable names:

Government

- G8 Presidential Summit (Sea Island, Georgia)
- Secret Service, FBI
- Homeland Security, Customs, Border Patrol, INS
- Naval Air Station, Cecil (Air) Field, US Navy SEALs Logistics

Retail

- Acura, Audi, Cadillac, Chevrolet, Ford, Hyundai, Lexus, Mercedes, Pontiac, Saab, Toyota
- Domino's, Quizno's, Smoothie King, Subway, Taco Bell, Wendy's, Zaxby's
- Citgo, Daily's, Shell, Twin Oil
- Florida Telco, Goodwill, John Deere, Nestlee, Staples, Tire Kingdom, Waste Management...

In addition to these fine names, we serve numerous other retailers, **School Boards/Districts, Houses of Worship, and Country Club** facilities.

- employ many **NICET** certified technicians - the highest industry accreditation

- provide **UL (Underwriters Laboratories) Listed Central Monitoring Station** service - the highest industry accreditation for monitoring services
- share one of the best **Better Business Bureau** performance ratings among all major Florida Alarm Security providers (BBB.org).

Our goal in this decision process is to be the most compelling Value Proposition for your key decision makers. To do this, we plan to establish the following:

1. Commitment that your customer service and technical support “after the sale” will far surpass any experience encountered with a current provider.
2. The Solution(s) proposed will be the best quality available to the market.
3. Our company’s top technical talent will be dedicated to this project.
4. Our price will be very competitive with other offers. Unlike our larger “national” competitors, our pricing will be very attractive, because we are not laden with heavy overhead allocations that escalate price.

It is our goal to earn your business. At your convenience, please take the time to read more about Vector Security and the services we provide (VectorSecurity.com). We are very proud of our accomplishments and feel that our commitment to delivering quality service to our customers has been the reason for our success. We hope you become one of the over 230,000 customers who trust us with their security needs.

Please feel free to contact me at any time (904)-655-7529

Sincerely,

Gary Nuss

Scope of Work

Vector to take over existing alarm.com 11 door access system and add 2 more doors to the system. A system check will be done if there are faults it will be addressed and cost will be provided.

Includes installation, networking and programming.

Included Equipment:

Description	Qty
2 door expansion board	1
Card reader	2
Door strike	2

Outright Sale: 3230.00

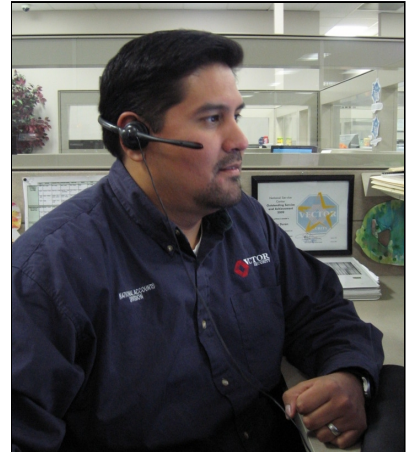
Optional Service Agreement: 130.00 monthly

Monthly Monitoring: N/A

Support Services

The installation of the equipment we have detailed is complemented with the following support services:

- One-year limited warranty on parts and labor
- Project management throughout the installation
- Submittal of permits, where applicable
- Field management of installation personnel
- User training – at system completion and ongoing as needed
- 24 x 7 x 365 service support



Employee Screening & Training

Vector Security has over 1,300 team members committed to our **230,000+ customers**. These individuals undergo rigorous screening which includes multiple interviews, background checks, and pre-employment substance screening. We want to make sure that the individuals who are going into your business or accessing your account are the best.

Once hired, employees undergo an orientation and training program that has been specifically developed for their position. Employees are rewarded for earning industry recognized certifications and are encouraged to continue their education through our Employee Education Reimbursement Program.

After orientation and throughout a team member's career at Vector Security, we continue to be vigilant in expecting the highest quality employees. In-house and manufacturer training is provided on a regular basis. Existing employees are subject to random and for cause substance screening, to reinforce our commitment to a drug free workforce. Our obligation to have a safe and productive workplace extends to our drivers, who are subject to annual driver's record checks. You have our assurance that we are taking measures to ensure that the Vector Security team members who serve you are some of the best in the industry.

CREDENTIALS

The security company that you select to protect your property and assets should be credible. The regulatory requirements vary significantly between the different cities, counties and towns in your area. You can depend on us to understand and comply with all licensing and permitting. Vector Security, Inc. is licensed throughout the United States and ULC-listed in Canada. You can find a full list of our state licenses by visiting our website at Vectorsecurity.com.

We also undergo independent audits on the quality of our installations, service and monitoring. Each year, our monitoring centers and service centers are inspected by Underwriters Laboratories (UL). We also are one of a very small group of monitoring centers that is certified by Underwriters Laboratories Canada (ULC), and were the first US Company to receive this certification. In addition to UL, we also undergo audits by Factory Mutual Research Corporation (FM) and The International Justice & Public Safety Network (Nlets). Each of these entities reviews our performance, IT security and integrity, training, disaster preparedness and physical security.



Choosing The Best

Ask for verification... Your security depends on it!

Feature		Vendor #2	Vendor #3
Licensed and Insured	✓		
Local Office Manages Installation, Service, Billing and Customer Service Interactions	✓		
Sales Representative has Received Manufacturer Training for Proposed Product	✓		
Employees Undergo Background Screening	✓		
Employees Undergo Pre-employment and Ongoing Substance Screening	✓		
Project Management Capabilities	✓		
In-House Design and CAD Capabilities	✓		
Manufacturers' Training of Installation and Service Staff	✓		
Service Employees in Identified Vehicles and Carry Company ID	✓		
Depth in Service Department Size for Prompt Response	✓		
Monitoring Center is UL Certified	✓		
Multiple Monitoring Centers for Redundancy	✓		
Monitoring Center Personnel Have Received Industry Approved Training	✓		
Monitoring Provided by Zone	✓		
Customer Training Available as Needed	✓		
Proposal Clearly Identifies Customer Responsibilities	✓		
Company is Involved in Local and National Associations	✓		
Company has been Recognized for Outstanding Customer Service by External Sources	✓		

GARY NUSS

Vector Security, Inc.

9456 Philips Highway, Suite 1

Jacksonville, FL 32256

904-655-7529 - gjnuss@vectorsecurity.com



vectorsecurity.com

PURPOSE OF PROPOSAL AND STATEMENT OF CONFIDENTIALITY

The proposal is provided for informational purposes and is not intended to constitute the entire understanding or binding agreement between potential customer and Vector Security regarding the system, other security and life safety products, and services provided by Vector Security. The investment numbers that are provided in this document are offered by Vector for sixty (60) days from the proposal date of the document cover, but do not constitute the total final cost proposed by Vector Security. Additional costs to potential customer for permits, drawings, submittals, or for any other reason, may increase the total final cost. The total final cost, as well as terms and conditions regarding the system, other security and life safety products, and services proposed by Vector Security shall be pursuant to Vector Security's separate Commercial Agreement ("Agreement") as mutually agreed upon between potential customer and Vector Security. This proposal is provided to potential customer with the understanding that it will be held in strict confidence and will not be disclosed, duplicated or used, in whole or in part, for any purpose other than the evaluation of Vector Security's qualifications, without prior written consent.

License Information: AK 33221 | AL AESBL 10-817, 44814 | AR E 2005 0104, 179570410 | AZ ROC-218982 | CA ACO 6152, 914676 | DC 65003740 | DE FAL-0196, FAL-0253, 85-47 | FL EF20000395, EF0001062, EF20000933, EF20000934, EF20000596 | GA LVA205586, LVU405021 | HI C 27082 | IA AC-0101 | IL 127-001300 | LA F 317 | MA 1594 C, SS CO 00429 | MD 107-445; 07380038 | ME MC60019272 | MI 3601205222 | MN TS01830 | NC 25467-SP-LV, 1592-CSA, 2050-CSA | ND 37153 | NJ P00863, 13VH00292300, Burglar, Fire, and Locksmith Lic. # 34AL000004, 1187 Route 9 South, Cape May Court House, NJ 08210, [(609) 463-0660] | NM 354514, 10-0133 | NV 0066031 | NY 12000234360 | OH 53-50-1081, 50-25-5, 50-70-4 | OK 559 | PA 004997 | RI 4794, 2903, 30394, AFC-0449 | SC BAC 5590, FAC 3419 | TN 00000444, 00001341, 00001551, 00001552 | TX B11645, ACR-1768 | UT 4759383-6501 | VA DCJS #11-2048, 2705 020459A | VT T1-2348 | WA VECTOS1957PE | WV WV043469 | WY LV-A-18634. In Alabama, licensing is regulated by the Alabama Electronic Security Board of Licensure, 7956 Vaughn Road, Suite 392, Montgomery, AL 36116; (334) 264-9388. In Arkansas, licensing is regulated by the Arkansas Board of Private Investigators and Private Security Agencies, #1 State Police Plaza Drive, Little Rock, AR 72209; (501) 618-8600. In California, alarm company operators are licensed and regulated by the Bureau of Security and Investigative Services, Department of Consumer Affairs, Sacramento, CA 95834. In New York, licensed by the N.Y.S. Department of State. In North Carolina, licensing is regulated by the North Carolina Alarm Systems Licensing Board, 1631 Midtown Place, Suite 104, Raleigh, NC 27609; (919) 875-3611. In Texas, licensing is regulated by the Texas Department of Public Safety, Private Security Bureau, P.O. Box 4087, Austin, TX 78773; (512) 424-7710.

B.

a Vector Security Company



*Proposal For:
Ridgewood Trails*

Submitted By:
Gary Nuss

4/21/21



4/21/21

Ridgewood Trails

RE: CCTV

Dear : Melissa

Thank you for giving Vector Security, Inc., the opportunity to propose a comprehensive security solution for your facility. The following proposal contains recommendations to address the considerations we have discussed.

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- G8 Presidential Summit (Sea Island, Georgia)
- Secret Service, FBI
- Homeland Security, Customs, Border Patrol, INS
- Naval Air Station, Cecil (Air) Field, US Navy SEALs Logistics

Retail

- Acura, Audi, Cadillac, Chevrolet, Ford, Hyundai, Lexus, Mercedes, Pontiac, Saab, Toyota
- Domino's, Quizno's, Smoothie King, Subway, Taco Bell, Wendy's, Zaxby's
- Citgo, Daily's, Shell, Twin Oil
- Florida Telco, Goodwill, John Deere, Nestlee, Staples, Tire Kingdom, Waste Management...

In addition to these fine names, we serve numerous other retailers, **School Boards/Districts, Houses of Worship**, and **Country Club** facilities.

- employ many **NICET** certified technicians - the highest industry accreditation

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Please feel free to contact me at any time (904)-655-7529

Sincerely,

Gary Nuss

Scope of Work

Vector to install a cctv IP camera system in place of existing analog cameras and adding 3 additional cameras to see the slide front parking lot and side fence. A PTP will be used to send signals from the 2 additional buildings back to the office to avoid having to get internet at both locations.

Includes installation, networking and programming.

Included Equipment:

Description	Qty
16 channel NVR	2
2 mp IP turret camera	21
Poe	2
Wire	1
Power supply	1
Point to point	2

Outright Sale: 10341.00

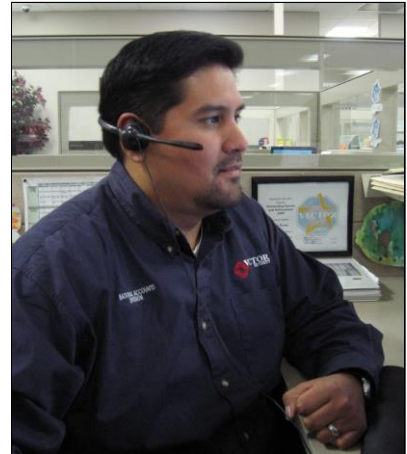
Optional Service Agreement: 80.00

Monthly Monitoring: N/A

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The proposal is provided for informational purposes and is not intended to constitute the entire understanding or binding agreement between potential customer and Vector Security regarding the system, other security and life safety products, and services provided by Vector Security. The investment numbers that are provided in this document are offered by Vector for sixty (60) days from the proposal date of the document cover, but do not constitute the total final cost proposed by Vector Security. Additional costs to potential customer for permits, drawings, submittals, or for any other reason, may increase the total final cost. The total final cost, as well as terms and conditions regarding the system, other security and life safety products, and services proposed by Vector Security shall be pursuant to Vector Security's separate Commercial Agreement ("Agreement") as mutually agreed upon between potential customer and Vector Security. This proposal is provided to potential customer with the understanding that it will be held in strict confidence and will not be disclosed, duplicated or used, in whole or in part, for any purpose other than the evaluation of Vector Security's qualifications, without prior written consent.

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FIFTH ORDER OF BUSINESS

D.

1.

Ridgewood Trails Community Development District

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

Memorandum

Date: March 2, 2022

To: Rich Whetsel via email
Operations Director

From: Brian Stephens Melissa Brown
Operations Manager Amenity Manager

Re: Ridgewood Trails CDD
Operations Report

Access Cards:

- Total Access Cards Issued to Date: 750

Amenity Center:

- Food Truck Thursday (has increased to every Thursday)
- Resident database updated on a regular basis.
- All message boards have been updated on a regular basis.
- Clay County Sheriff's Office continues to provide security for the amenity center and is patrolling 2-3 times per week.
- CCSO off-duty officers have all been informed of the trouble areas we are having in the neighborhood (speeding, vandalism, and trespassing, unauthorized vehicles).
- All Public Works orders have been completed.
- Florida Pest Control continues to treat the amenity buildings and pool deck.
- Amenity center lights are being inspected monthly and replaced as needed.
- Riverside Management continues to service and clean the pools.

Fitness Center:

- Fitness Pro continues to perform the preventative maintenance on the fitness equipment.
- Riverside Management cleans and inspects the fitness equipment weekly.
- Hoist machine has been repaired from broken cables.
- Equipment is cleaned and sanitized multiple times a day.

Landscape:

- Tree Amigos continues to maintain all the common area landscaping.
- Added plants to the main entry way.
- Riverside Management and Tree Amigos inspects landscaping monthly.
- All broken sprinkler heads/ irrigation pipes have been inspected and repaired.
- Irrigation inspections are being performed monthly and repairs are made as needed.

Lakes:

- The Lake Doctors continue to monitor and treat the lakes monthly.
- Trash and debris have been removed from lakes on a weekly basis.

Other Projects:

- All pool furniture has been pressure washed and cleaned.
- Pool slide has been pressure washed
- Bathrooms have been painted
- Trash and debris have been removed throughout the neighborhood 3 times a week.
- Park and pool trash can liners are being changed 3 times a week.
- Playground equipment safety check is performed monthly.

Should you have any questions or comments regarding the above information, please feel free to contact Brian Stephens at (904) 627-9271.

SEVENTH ORDER OF BUSINESS

A.

RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Ridgewood Trails Community Development District was held Wednesday, January 5, 2022 at 6:00 p.m. at the Azalea Ridge Amenity Center, 1667 Azalea Ridge Boulevard, Middleburg, Florida.

Present and constituting a quorum were:

Marty Genska	Chairman
Jacqui Proctor Miller	Vice Chairperson
Yolanda Nolte	Supervisor
Eneida Barnes	Supervisor
William Barnhouse	Supervisor

Also present were:

Marilee Giles	District Manager
Katie Buchanan	District Counsel by telephone
Peter Ma	District Engineer by telephone
Melissa Brown	Amenity Manager
Brian Stephens	Riverside Management

The following is a summary of the actions taken at the January 5, 2022 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Giles called the meeting to order at 6:00 p.m. and called the roll.

SECOND ORDER OF BUSINESS

Public Comments

Mr. Deck stated I live in Phase 3. Many of us in Phase 3 didn't move in until after the planning for this playground took place. Many of us were very concerned to see the playground go up so close to Long Bay Drive that has a speed limit of 45 mph that is rarely adhered to and we are concerned for our kids. I don't know if any conversations took place for plans to relocate the playground to another place in Phase 3 or discussion on a safety fence or barrier.

Mr. Genska stated we have looked at that and we will address that during that agenda item.

THIRD ORDER OF BUSINESS

**Discussion of Playground Equipment in Phase
3**

Mr. Genska stated I live directly across from the existing playground I know exactly what you are talking about because I'm always out there telling people to slow down. My personal feeling is that we should move that. There is another area that could be used and if it cannot be moved for whatever reason we have estimates for a fence.

Ms. Barnes stated I thought we were originally going to have a fence.

Mr. Stephens stated it was part of the original rendering but there was a notation underneath that said it was to be provided by a separate vendor.

Ms. Barnes stated if the CDD agrees to put up a fence that is probably the most reasonable and cheapest expense rather than try to move it to a new location.

Mr. Stephens stated I spoke with the original installer and supplier of the playground and they gave me an approximate cost of \$20,000 to move it because they didn't know what of the existing structure would get damaged when they relocated it. I have one proposal for fencing in the amount of \$7,400. If the board chooses to relocate it, I would go with this fence company as well as the original provider.

Ms. Giles asked does that include the permits?

Mr. Stephens responded no, if you are going to have to redo the permits with Clay County and we know from past experience how long that takes, it could be 6-8 months. Also if you relocate the playground you will have to come in and put in sod where there is mulch now so that it would be put back in the original condition.

Ms. Giles asked do you know when the fence company would be able to install the fence?

Mr. Stephens stated they are 60-90 days out on materials.

Ms. Giles stated I suggest we send a message to the community that the playground is not complete until the fence goes in.

Mr. Stephens stated if the board will approve a not to exceed amount of \$7,400 I will get the other two vendors out here to propose.

<p>On MOTION by Mr. Genska seconded by Mr. Barnhouse with all in favor staff was authorized to contract for the purchase and installation of an aluminum fence for the playground in an amount not to exceed \$7,400.</p>

FOURTH ORDER OF BUSINESS**Update on Traffic Calming Study**

Ms. Brown stated we needed at least 51% of the 691 homes for us to petition for traffic calming and we only got 50 signatures therefore, we can't move forward with that. The off-duty officers have been itemizing their invoices and they have been focusing on speeding.

FIFTH ORDER OF BUSINESS**Update on Capital Projects Survey**

Ms. Brown stated out of 691 homes and we received only 91 responses and all the items were anywhere from 74% to 79%, not desired. There is nothing to move forward with on that. A few of the other suggestions were: gated community, heated pools, additional parking by playgrounds, palm trees, irrigation and game room, add on to the existing playground on Azalea, streetlights, eliminate street parking, better street parking and designated parking to one side of the road.

Mr. Genska asked if we can't get resident participation that kind of leaves it up to the board.

Ms. Giles stated yes, keep in mind this was for future years as we grew the capital reserves. Some of those projects were very expensive, which means a bond or an increase in assessments. You will continue to put money in the capital reserves and let it grow.

SIXTH ORDER OF BUSINESS**Staff Reports****A. Attorney****1. Publication of Legal Notices**

Ms. Buchanan stated although legislation was adopted last year to allow districts to publish board meeting notices online, in order to do that you have to pay to publish in a newspaper a notice that says you are publishing your notices online and it is not cost effective.

2. Needs Analysis that Districts Providing Wastewater or Stormwater Management Services Must Complete by June 30, 2022

Ms. Buchanan stated this legislation was adopted and signed into law at the end of last summer by the governor. We included it as part of your Capital Conversations but no one has indicated the level of detail that this report would require. In the memo there are bullets that identify what the report is supposed to include, number of residents, total cost, and the state included further guidance documents that included tables and charts and they are supposed to be completed by the district. This need analysis is a requirement for the CDD and must be completed

by June 30th of this year. Unfortunately, the way this legislation was timed it wasn't an expense that was included in your last year budget, but it has to be completed before you collect money for your next year's budget. You are not alone in this situation; every CDD we represent is facing the same challenge. Peter can go into greater detail about the scope of work that is going to be required for him to put together the report.

Mr. Genska asked was this the budget estimate of \$10,000 to do the report?

Ms. Buchanan stated yes.

Mr. Ma stated we were given an email on this legislation two or three months ago and we didn't have any knowledge that this was coming up. Our company services over 30 CDDs and we had a couple guys who took a deep dive and figured out what the needs are in regard to stormwater. Basically, the mandates are all the CDDs and special districts and the goal for the state is determine the amount of unfunded stormwater needs. For a completely developed CDD we don't think you are going to have any unfunded stormwater needs, but we came up with a worksheet, I will work closely with the district manager to fill in and figure out basically how many residents, how much you pay for maintenance and every five years and we have to compile this information and submit it to the state. This is new to us and we gave it a maximum budget amount of \$10,000 hourly and a work authorization. I hope we don't have to spend that much but we are just getting into understanding everything we have to collect.

3. Prompt Payment Requirements

Ms. Buchanan stated the memorandum in your agenda identifies additional language that we would like to include in your prompt payment policies and this is reflective of statutory changes. The most significant relates to the amount of interest you would pay for a late payment on a construction contract. You are not going to have a lot of contracts at this point in your life but if we undertake a new large capital project this would be relevant and increases the amount of interest on late payments from 1% per month to 2% per month. I suggest that unless you object to these changes you will have a resolution at your next meeting that incorporates the new statutory changes.

On MOTION by Mr. Genska seconded by Ms. Miller with all in favor the resolution was approved in substantial form and staff was
--

authorized to amend the policies based on the memo provided in the agenda package.

4. Public Records Exemptions for Addresses and Other Information Associated with Certain Officers, Judges, etc.

Ms. Buchanan stated the last item is the public records exemption and this goes through the process of how we have to have a written and notarized request to maintain that exemption, which is something district management would implement behind the scenes.

B. Engineer

Ms. Giles stated there is a work authorization in an amount not to exceed \$10,000 for the Storm Water Needs Analysis and we have \$5,000 in the budget and the accountant will help me figure out where we can pull the other \$5,000.

On MOTION by Mr. Genska seconded by Ms. Miller with all in favor the work authorization to prepare the need analysis in an amount not to exceed \$10,000 was approved.

C. Manager

There being none, the next item followed.

D. Operation Manager's Report –Report

1. Report

Mr. Stephens gave an overview of the operations report, copy of which was included as part of the agenda package.

2. Landscape Quality Inspection Report

Mr. Stephens stated I continue to meet with Tree Amigos on a monthly basis doing the punch list, which all the board members have as well.

E. Amenity Manager

The amenity items were included as part of the operations report.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests and Public Comments

Mr. Barnhouse stated the HOA would like to know if they could have some common ground to put up a message board.

Ms. Brown stated we have four message boards and have the HOA's website on there and I always have their meetings posted. I can't imagine where we would put another message board. I will give her the letters to use.

Mr. Ball asked would it be feasible to have a traffic light on Blanding Boulevard?

Mr. Genska stated it is a county or state road and does not belong to the CDD.

Ms. Giles stated you can contact your county commissioner.

A resident stated 50% of the residents had no input on the location of the park in 2020.

Mr. Genska stated that subject came up at every one of our meetings. We have never had more than three people show up before tonight and it is hard for us to do things when the residents don't show up.

A resident stated we are all from Freedom. Can you tell us what the CDD does for Freedom?

Ms. Giles stated Freedom is part of Ridgewood Trails and this is one large community. What is special about Freedom is you have access to all of these amenities but the rest of the neighborhood does not have access to Freedom.

A resident stated something needs to be done about the entranceway, it is not indicative of what you or I want this community to be.

Mr. Stephens stated they have already installed the irrigation and plant material will go in March/April when the concern of frost and freeze are no longer an issue.

Ms. Kirkpatrick stated it would be nice if we made the entrance more presentable.

Mr. Genska stated when they started the construction a year and a half ago that area was much nicer. It had to be dug up and it is slowly getting back to what it should be.

A resident asked for a printout explanation of the CDD fees, who and what it covers and if the Freedom section can be taken out of the district.

Ms. Buchanan stated the CDD was responsible initially for the installation of all of your basic infrastructure, such as the roads even though they are owned by the county, the stormwater management system. You may not have a pond by your house but the whole stormwater system functions as one system of improvements, all the ponds are interconnected. The water and sewer lines were installed by the CDD, the main lines, not the lines between your house and the road and

those were turned over to CCUA and the amenities that everyone has access to were also funded either by the CDD or at some point D.R. Horton participated as well. Most of the time I would say that all of those improvements come with debt on the property that the debt assessments levied by the CDD go to repay the CDD's debt. In this particular instance, Ridgewood Trails underwent a default when the original developer was unable to pay the special assessments on the land and the district took over the debt, instead of paying for the assessments. Similar to if you don't pay your mortgage to the bank the bank gets to keep your house, the CDD took over the debt. The reality is that you probably don't have debt assessments on your property in the Freedom section because that was such a late addition to the CDD but to go through a boundary amendment it would have to be approved by Clay County and authorized by the district's board. If I were on the district board I would be looking at the assessment levels and knowing that if you took out all these units then even though you may drive on the roads and get benefit from the stormwater system and from the water and sewer and you have access to the amenities even if you cut off the amenity portion of that you are still using things that the CDD paid for and would ultimately be responsible for maintaining in some situations. The board may not look favorably upon a boundary amendment.

A resident stated our water and sewer is completely different than whatever is in here. Ours comes from a different place.

Mr. Genska stated she is saying it was all done by the CDD.

Ms. Buchanan stated some of it was, the main lines were put in early on.

A resident asked how do we determine if it is feasible to start the process of an exit?

Ms. Buchanan stated the one thing I will point out is that it is going to cost money to do that. There is a petition statutory requirement, you have to have a lawyer prepare it, an engineer do an exhibit so it is not something that the CDD would do without an agreement for funding for all that work.

Mr. Genska stated maybe Katie and Marilee can take this offline and talk about that.

Ms. Buchanan stated no, I'm not trying to be unhelpful but I don't think you should spend money on my time for this.

Ms. Giles stated if Freedom wants to bring this forward, they would have to pursue it.

A resident stated we contribute \$85,000 to \$90,000 a year. What is the happy medium? What can you do for us because we have very little responsibility from the CDD?

Mr. Genska stated you feel that you are your own little community and paying the CDD fees and feel you do not use the facilities because you choose not to do it but it doesn't mean you can't use it.

A resident stated I'm just asking if it is feasible for us to do it.

Mr. Genska stated from what Katie is saying is that is something you need to pursue and as to guidance you need to get an attorney.

Ms. Buchanan stated we can't use everyone else's money; it doesn't benefit the rest of the community.

EIGHTH ORDER OF BUSINESS

Approval of Consent Agenda

- A. Approval of the Minutes of the November 3, 2021 Meeting**
- B. Balance Sheet & Income Statement**
- C. Assessment Receipt Schedule**
- D. Approval of Check Register**

On MOTION by Ms. Miller seconded by Ms. Nolte with all in favor the consent agenda items were approved.

NINTH ORDER OF BUSINESS

**Next Meeting Scheduled for Wednesday,
March 2, 2022 at 6:00 p.m. at the Azalea Ridge
Amenity Center, 1667 Azalea Ridge
Boulevard, Middleburg, Florida**

Ms. Giles stated the next meeting is scheduled for Wednesday, March 2, 2022 at 6:00 p.m. at the same location.

On MOTION by Mr. Genska seconded by Mr. Barnhouse with all in favor the meeting adjourned at 7:15 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
January 31, 2022

	<u>Governmental Fund Types</u>			<u>Totals</u>
	<u>General</u>	<u>Capital Reserve</u>	<u>Debt Service</u>	<u>(Memorandum Only)</u>
<u>ASSETS:</u>				
CASH	\$86,994	\$52,570	---	\$139,565
INVESTMENTS - STATE BOARD	\$316,364	---	---	\$316,364
INVESTMENTS - US BANK - GENERAL FUND	\$61,173	---	---	\$61,173
INVESTMENTS - STATE BOARD - CAPITAL RESERVE	\$0	\$126,656	---	\$126,656
INVESTMENTS				
Reserve A	---	---	\$9,617	\$9,617
Revenue A	---	---	\$13,287	\$13,287
PREPAID EXPENSES	\$367	---	---	\$367
DEPOSITS	\$2,803	---	---	\$2,803
DUE FROM CAPITAL RESERVES	\$7,261	---	---	\$7,261
DUE FROM OTHER	\$14	---	---	\$14
TOTAL ASSETS	<u>\$474,977</u>	<u>\$179,227</u>	<u>\$22,904</u>	<u>\$677,107</u>
<u>LIABILITIES:</u>				
ACCOUNTS PAYABLE	\$9,894	\$13,318	---	\$23,211
ACCRUED EXPENSES	\$1,616	---	---	\$1,616
DUE TO GENERAL	---	\$7,261	---	\$7,261
DUE TO CAPITAL RESERVE	---	---	---	\$0
FUND BALANCES:				
UNASSIGNED	\$348,010	---	---	\$348,010
NONSPENDABLE	\$3,170	---	---	\$3,170
ASSIGNED	\$112,287	---	---	\$112,287
ASSIGNED FOR CAPITAL RESERVE	\$0	\$158,648	---	\$158,648
RESTRICTED FOR DEBT SERVICE	---	---	\$22,904	\$22,904
TOTAL LIABILITIES & FUND EQUITY & OTHER CREDITS	<u>\$474,977</u>	<u>\$179,227</u>	<u>\$22,904</u>	<u>\$677,107</u>

RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

Statement of Revenues & Expenditures and Changes of Fund Balance
For the Period Ended January 31, 2022

DESCRIPTION	ADOPTED BUDGET	PRORATED BUDGET THRU 01/31/22	ACTUAL THRU 01/31/22	VARIANCE
<u>REVENUES:</u>				
Assessments - Tax Roll	\$419,989	\$403,517	\$403,517	\$0
Interest Earned/Misc. Income	\$200	\$67	\$36	(\$30)
Rental Revenue	\$500	\$167	\$175	\$8
TOTAL REVENUES	\$420,689	\$403,750	\$403,728	(\$22)
<u>EXPENDITURES:</u>				
<u>ADMINISTRATIVE:</u>				
Supervisor Fees	\$12,000	\$4,000	\$1,600	\$2,400
FICA Expense	\$918	\$306	\$122	\$184
Engineering	\$5,000	\$1,667	\$0	\$1,667
Assessment Roll	\$5,260	\$5,260	\$5,260	\$0
Arbitrage	\$600	\$0	\$0	\$0
Dissemination	\$1,000	\$333	\$333	\$0
Attorney	\$12,000	\$4,000	\$774	\$3,226
Annual Audit	\$3,400	\$0	\$0	\$0
Trustee	\$5,650	\$0	\$0	\$0
Management Fees	\$43,500	\$14,500	\$14,500	\$0
Information Technology	\$1,800	\$600	\$600	\$0
Website Maintenance	\$1,200	\$400	\$400	\$0
Telephone	\$350	\$117	\$50	\$66
Postage	\$800	\$267	\$53	\$214
Printing & Binding	\$1,500	\$500	\$170	\$330
Insurance	\$6,928	\$6,928	\$6,844	\$84
Legal Advertising	\$2,020	\$673	\$100	\$573
Other Current Charges	\$1,800	\$600	\$198	\$402
Office Supplies	\$250	\$83	\$2	\$81
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Meeting Room Rental	\$600	\$200	\$0	\$200
TOTAL ADMINISTRATIVE	\$106,751	\$40,609	\$31,182	\$9,427
<u>AMENITY CENTER</u>				
Insurance	\$17,025	\$17,025	\$16,254	\$771
Facility Manager	\$60,000	\$20,000	\$20,000	\$0
General Facility Maintenance	\$10,000	\$3,333	\$3,289	\$45
Repairs & Replacements	\$8,000	\$2,667	\$7,359	(\$4,692)
Lifeguards	\$16,172	\$0	\$0	\$0
Pool Maintenance	\$15,910	\$5,303	\$5,303	\$0
Pool Chemicals	\$12,640	\$4,213	\$2,880	\$1,333
Other Current Charges	\$1,000	\$333	\$461	(\$128)
Water & Sewer	\$13,500	\$4,500	\$3,650	\$850
Electric	\$13,800	\$4,600	\$4,248	\$352
Internet/Cable	\$4,600	\$1,533	\$1,690	(\$156)
Janitorial	\$9,984	\$3,328	\$3,328	\$0
Janitorial Supplies	\$1,600	\$533	\$536	(\$2)
Security	\$19,000	\$6,333	\$5,867	\$466
Security System	\$0	\$0	\$514	(\$514)
Refuse Service	\$3,000	\$1,000	\$690	\$310
Special Events	\$6,300	\$6,300	\$8,654	(\$2,354)
Pool Permit	\$382	\$0	\$0	\$0
Pest Control	\$1,000	\$333	\$0	\$333
Capital Reserve	\$35,000	\$0	\$0	\$0
TOTAL AMENITY CENTER	\$248,913	\$81,336	\$84,723	(\$3,387)

RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

Statement of Revenues & Expenditures and Changes of Fund Balance
For the Period Ended January 31, 2022

DESCRIPTION	ADOPTED BUDGET	PRORATED BUDGET THRU 01/31/22	ACTUAL THRU 01/31/22	VARIANCE
<u>EXPENDITURES:</u>				
<u> GROUND MAINTENANCE:</u>				
Operations Management	\$22,948	\$7,649	\$7,649	\$0
Access Cards	\$1,000	\$333	\$0	\$333
Electric	\$8,000	\$2,667	\$2,659	\$8
Water	\$8,300	\$2,767	\$2,261	\$506
Repairs & Maintenance	\$17,000	\$5,667	\$5,701	(\$34)
Landscape Maintenance	\$102,000	\$34,000	\$33,559	\$441
Landscape Contingency	\$10,000	\$3,333	\$1,181	\$2,152
Lake Maintenance	\$8,064	\$2,688	\$3,744	(\$1,056)
TOTAL GROUNDS MAINTENANCE	\$177,312	\$59,104	\$56,753	\$2,351
TOTAL EXPENDITURES	\$532,976	\$181,049	\$172,658	\$8,391
EXCESS REVENUES (EXPENDITURES)	(\$112,287)		\$231,070	
FUND BALANCE - Beginning	\$112,287		\$232,397	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$463,467</u>	

**RIDGEWOOD TRAILS CDD
GENERAL FUND**

FY2022

	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	TOTAL
REVENUES:													
Assessments - Tax Roll	\$0	\$42056	\$359465	\$1996	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$403,517
Interest Earned/Misc. Income	\$10	\$10	\$7	\$9	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$36
Rental Revenue	\$0	\$0	\$0	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
TOTAL REVENUES	\$10	\$42066	\$359472	\$2180	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$403728

EXPENDITURES: ADMINISTRATIVE

Supervisor Fees	\$0	\$600	\$0	\$1,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,600
FICA Expense	\$0	\$46	\$0	\$77	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$122
Engineering	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Assessment Roll	\$5,260	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,260
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dissemination	\$83	\$83	\$83	\$83	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$333
Attorney	\$0	\$0	\$774	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$774
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Trustee	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management Fees	\$3,625	\$3,625	\$3,625	\$3,625	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,500
Information Technology	\$150	\$150	\$150	\$150	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600
Website Maintenance	\$100	\$100	\$100	\$100	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$400
Telephone	\$13	\$0	\$37	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$50
Postage	\$17	\$16	\$9	\$11	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$53
Printing & Binding	\$46	\$35	\$86	\$3	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$170
Insurance	\$6,844	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,844
Legal Advertising	\$48	\$0	\$52	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$100
Other Current Charges	\$37	\$57	\$47	\$57	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$198
Office Supplies	\$1	\$0	\$1	\$1	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2
Dues, Licenses & Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Meeting Room Rental	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
DEPARTMENT TOTALS	\$16,399	\$4,713	\$4,964	\$5,107	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$31,182

EXPENDITURES: AMENITY CENTER

Insurance	\$16,254	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$16,254
Facility Manager	\$5,000	\$5,000	\$5,000	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$20,000
General Facility Maintenance	\$2,802	\$179	\$263	\$45	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,289
Repairs & Replacements	\$1,042	\$4,144	\$2,031	\$142	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,359
Lifeguards	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pool Maintenance	\$1,326	\$1,326	\$1,326	\$1,326	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,303
Pool Chemicals	\$720	\$720	\$720	\$720	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,880
Other Current Charges	\$0	\$238	\$194	\$30	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$461
Water & Sewer	\$1,120	\$878	\$898	\$754	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,650
Electric	\$1,113	\$1,031	\$1,125	\$979	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,248
Internet/Cable	\$403	\$423	\$423	\$440	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,690
Janitorial	\$832	\$832	\$832	\$832	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,328
Janitorial Supplies	\$175	\$0	\$361	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$536
Security	\$2,740	\$540	\$930	\$1,657	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,867
Security System	\$0	\$0	\$0	\$514	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$514
Refuse Service	\$164	\$159	\$185	\$182	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$690
Special Events	\$863	\$2,499	\$3,729	\$1,563	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,654
Pool Permit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pest Control	\$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
AMENITY CENTER TOTALS	\$34,553	\$17,969	\$18,017	\$14,184	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$84,723

**RIDGEWOOD TRAILS CDD
GENERAL FUND
FY2022**

	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	TOTAL
<u>EXPENDITURES: GROUNDS MAINTENANCE</u>													
Operations Management	\$1,912	\$1,912	\$1,912	\$1,912	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,649
Access Cards	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Electric	\$606	\$644	\$732	\$677	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,659
Water	\$473	\$640	\$670	\$478	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,261
Repairs & Maintenance	\$732	\$2,659	\$2,309	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,701
Landscape Maintenance	\$8,390	\$8,390	\$8,390	\$8,390	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$33,559
Landscape Contingency	\$0	\$600	\$0	\$581	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,181
Lake Maintenance	\$1,040	\$905	\$1,128	\$672	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,744
Capital Outlay - Streetlighting	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
GROUND MAINTENANCE TOTAL	\$13,153	\$15,750	\$15,140	\$12,710	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$56,753
TOTAL EXPENDITURES	\$64,105	\$38,431	\$38,121	\$32,001	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$172,658
EXCESS REV/(EXP)	(\$64,095)	\$3,635	\$321,351	(\$29,822)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$231,070

RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL RESERVE

Statement of Revenues & Expenditures and Changes of Fund Balance
For the Period Ended January 31, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 01/31/22	ACTUAL THRU 01/31/22	VARIANCE
<u>REVENUES:</u>				
Capital Reserve Transfer In	\$35,000	\$0	\$0	\$0
Interest Income	\$250	\$83	\$50	(\$33)
TOTAL REVENUES	\$35,250	\$83	\$50	(\$33)
<u>EXPENDITURES:</u>				
Capital Reserves	\$20,000	\$6,667	\$0	\$6,667
Amenity Improvement Project	\$50,000	\$16,667	\$15,168	\$1,499
Other Curent Charges	\$650	\$217	\$125	\$92
Repair & Maintenance	\$0	\$0	\$6,551	(\$6,551)
TOTAL EXPENDITURES	\$70,650	\$23,550	\$21,844	\$1,706
<u>OTHER SOURCES AND USES:</u>				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/USES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	<u>(\$35,400)</u>		<u>(\$21,793)</u>	
FUND BALANCE - Beginning	\$173,329		\$180,441	
FUND BALANCE - Ending	<u>\$137,929</u>		<u>\$158,648</u>	

RIDGEWOOD TRAILS
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND - 2007A

Statement of Revenues & Expenditures and Changes of Fund Balance
For the Period Ended January 31, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 01/31/22	ACTUAL THRU 01/31/22	VARIANCE
<u>REVENUES:</u>				
Assessments - On Roll	\$13,359	\$12,835	\$12,835	\$0
Interest Income	\$0	\$0	\$0	\$0
TOTAL REVENUES	\$13,359	\$12,835	\$12,835	\$0
<u>EXPENDITURES:</u>				
Interest Expense - 11/1	\$3,955	\$3,955	\$3,955	\$0
Interest Expense - 5/1	\$3,955	\$0	\$0	\$0
Principal Expense - 5/1	\$5,000	\$0	\$0	\$0
TOTAL EXPENDITURES	\$12,910	\$3,955	\$3,955	\$0
<u>OTHER SOURCES AND USES:</u>				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/USES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	\$449		\$8,880	
FUND BALANCE - Beginning	\$4,378		\$14,023	
FUND BALANCE - Ending	<u>\$4,827</u>		<u>\$22,904</u>	

Ridgewood Trails
Community Development District
Long Term Debt Report

Series 2007A Capital Improvement Revenue Bonds	
Interest Rate:	5.650%
Maturity Date:	5/1/2038
Reserve Fund Definition:	
Reserve Fund Requirement:	\$9,503
Reserve Fund Balance:	\$9,617
Bonds outstanding - 6/1/2019	\$150,000
Less: May 1, 2020 (Mandatory)	(\$5,000)
Less: May 1, 2021 (Mandatory)	(\$5,000)
Current Bonds Outstanding	\$140,000

C.

RIDGEWOOD TRAILS COMMUNITY DEVELOPMENT DISTRICT
Fiscal Year 2022 Assessments Receipts Summary

ASSESSED	# UNITS ASSESSED	SERIES 2007A DEBT SERVICE ASSESSED	FY22 O&M ASSESSED	TOTAL ASSESSED
NET TAX ROLL ASSESSED	691	13,358.77	419,987.31	433,346.08
TOTAL ASSESSED	691	13,358.77	419,987.31	433,346.08

SUMMARY OF TAX ROLL RECEIPTS				
CLAY COUNTY DISTRIBUTION	DATE RECEIVED	TOTAL RECEIVED	SERIES 2007A DEBT RECEIPTS	O&M RECEIPTS
1	10/10/21	8,393.20	258.74	8,134.46
2	11/24/21	35,000.28	1,078.95	33,921.33
3	12/06/21	363,013.72	11,190.63	351,823.09
4	12/20/21	7,885.05	243.07	7,641.98
5	01/13/22	2,059.17	63.48	1,995.69
6	02/11/22	5,200.16	160.31	5,039.85
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
TOTAL TAX ROLL RECEIPTS		421,551.58	12,995.18	408,556.40

PERCENT COLLECTED	TOTAL	DEBT	O&M
TOTAL PERCENT COLLECTED	97.28%	97.28%	97.28%

D.

RIDGEWOOD TRAILS

Community Development District

Check Run Summary 12/1/2021 - 1/31/2022

Fund	Date	Check Numbers	Amount	
<u>General Fund</u>				
	12/1/21 - 12/31/21	2173-2199	\$63,490.00	
	1/1/22 - 1/31/22	2200-2217	\$27,773.19	
				\$91,263.19
<u>Autopayments</u>				
	12/13/21	Comcast	\$423.03	
	12/28/21	WF CC Purchases	\$2,550.96	
	12/30/21	Clay Electric	\$1,856.65	
	12/30/21	Waste Pro	\$367.26	
	12/31/21	CCUA	\$1,567.79	
	1/12/22	Comcast	\$440.18	
	1/28/22	WF CC Purchases	\$3,475.44	
	1/28/22	CCUA	\$1,231.63	
	1/28/22	Newlane Finance	\$514.00	
	1/31/22	Clay Electric	\$40.00	
				\$12,466.94
Total			\$103,730.13	

* Fedex invoices available upon request.

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
12/03/21	00112	12/03/21 1014	202112 320-57200-49500		*	225.00	
		12/4	FACE PAINTER	CINDY CHESTNUT			225.00 002173
12/03/21	00083	10/04/21 20212484	202112 320-57200-49500		*	2,050.00	
		12/4/21	HAYWAGON RIDES	JACKSONVILLE CARRIAGE CO LLC			2,050.00 002174
12/03/21	00101	10/04/21 18991	202110 320-57200-34500		*	1,519.90	
			DOOR ACCESS CNTRL BOARD	ALPHA DOG SECURITY			1,519.90 002175
12/03/21	00113	8/13/21 20211227	202108 320-57200-46000		*	2,538.00	
			PROV & INSTL WHITE FENCE	ARMSTRONG FENCE COMPANY			2,538.00 002176
12/03/21	00015	10/18/21 330426	202110 310-51300-48000		*	48.00	
			NOTICE OF MEETING10/21/21	CLAY TODAY			48.00 002177
12/03/21	00063	11/18/21 11182021	202111 320-57200-34500		*	120.00	
			SECURITY 11/18/21	EDGAR HOWELL			120.00 002178
12/03/21	00048	6/11/21 25198	202106 320-57200-46000		*	195.00	
			INSTL SEAT INSRTS-STRAPS				
		10/11/21 25995	202110 320-57200-46000		*	200.00	
			OCT PREVENTATIVE MAINT				
		11/16/21 26224	202111 320-57200-46000		*	211.73	
			RPLC AB CRUNCH CABLE	FITNESSPRO			606.73 002179
12/03/21	00099	11/16/21 875232 1	202111 320-57200-46100		*	45.00	
			NOV PEST CONTROL	FLORIDA PEST CONTROL			45.00 002180
12/03/21	00008	9/30/21 125833	202107 310-51300-31500		*	955.04	
			JUN & JUL GENERAL COUNSEL				
		10/31/21 125899	202109 310-51300-31500		*	580.00	
			SEPT GENERAL COUNSEL	HOPPING GREEN & SAMS			1,535.04 002181
12/03/21	00042	11/01/21 614832	202111 330-53800-46400		*	672.00	
			NOV LAKE MAINTENANCE	THE LAKE DOCTORS, INC.			672.00 002182

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
12/03/21	00039	11/01/21 290	202111 320-57200-34200		*	832.00	
			NOV JANITORIAL SRVS				
11/01/21		290	202111 320-57200-46500		*	1,325.83	
			NOV POOL MAINT SERVICES				
11/01/21		290	202111 330-53800-34000		*	1,912.33	
			NOV CONTRACT ADMIN				
11/01/21		290	202111 320-57200-46200		*	5,000.00	
			NOV FAC MAINTENANCE				
11/11/21		291	202110 320-57200-52200		*	112.24	
			OCT JANITORIAL SUPPLIES				
11/11/21		291	202110 330-53800-46400		*	367.50	
			OCT LAKE MAINTENANCE				
11/11/21		291	202110 330-53800-46000		*	732.17	
			OCT FIELD RPRS & MAINT				
11/11/21		291	202110 320-57200-46000		*	595.00	
			OCT AMENITY RPRS & MAINT				
11/11/21		291	202110 320-57200-46100		*	2,680.26	
			OCT FAC MAINTENANCE				
11/16/21		292	202111 330-53800-46000		*	650.00	
			NOV PRESSURE WASHING SRVS				
RIVERSIDE MANAGEMENT SERVICES, INC.						14,207.33	002183
12/03/21	00111	9/30/21 11042021	202111 320-57200-34500		*	120.00	
			SECURITY 11/4/21				
11/11/21		11112021	202111 320-57200-34500		*	180.00	
			SECURITY 11/11/21				
ROBERT T. BASSLER						300.00	002184
12/03/21	00091	10/28/21 16340	202110 330-53800-46200		*	8,389.77	
			OCT LANDSCAPE MAINT				
11/02/21		16285	202111 330-53800-46300		*	600.00	
			CUT DOWN 2 PINE TREES				
TREE AMIGOS OUTDOOR SERVICES						8,989.77	002185
12/16/21	00107	12/01/21 12012021	202112 320-57200-34500		*	60.00	
			12/11/21 SECURITY				
DAVID ANDREW WIDERGREN						60.00	002186
12/16/21	00003	12/01/21 225	202112 310-51300-34000		*	3,625.00	
			DEC MANAGEMENT FEES				
12/01/21		225	202112 310-51300-35200		*	100.00	
			DEC WEBSITE ADMIN				
12/01/21		225	202112 310-51300-35100		*	150.00	
			DEC INFORMATION TECH				
12/01/21		225	202112 310-51300-31300		*	83.33	
			DEC DISSEM AGENT SERVICES				

RDGE --RIDGEWOOD-- BPEREGRINO

*** CHECK DATES 12/01/2021 - 01/31/2022 ***
 RIDGEWOOD TRAILS CDD
 BANK A RIDGEWOOD TRAILS

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
		12/01/21	225 202112 310-51300-51000		*	.51	
			OFFICE SUPPLIES				
		12/01/21	225 202112 310-51300-42000		*	8.63	
			POSTAGE				
		12/01/21	225 202112 310-51300-42500		*	86.10	
			COPIES				
		12/01/21	225 202112 310-51300-41000		*	37.40	
			TELEPHONE				
				GOVERNMENTAL MANAGEMENT SERVICES			4,090.97 002187
12/16/21	00064	12/07/21	12072021 202112 320-57200-34500		*	120.00	
			12/07/21 SECURITY				
				KEITH A. SMITH			120.00 002188
12/16/21	00042	12/01/21	620995 202112 330-53800-46400		*	672.00	
			DEC LAKE MAINTENANCE				
				THE LAKE DOCTORS, INC.			672.00 002189
12/16/21	00095	12/01/21	13129560 202112 320-57200-52100		*	720.00	
			DEC POOL CHEMICALS				
				POOLSURE			720.00 002190
12/16/21	00039	12/01/21	293 202112 320-57200-34200		*	832.00	
			DEC JANITORIAL SERVICES				
		12/01/21	293 202112 320-57200-46500		*	1,325.83	
			DEC POOL MAINTENANCE				
		12/01/21	293 202112 330-53800-34000		*	1,912.33	
			DEC CONTRACT ADMIN				
		12/01/21	293 202112 320-57200-46200		*	5,000.00	
			DEC FACILITY MANAGEMENT				
				RIVERSIDE MANAGEMENT SERVICES, INC.			9,070.16 002191
12/16/21	00091	11/28/21	16480 202111 330-53800-46200		*	8,389.77	
			NOV LANDSCAPE MAINTENANCE				
				TREE AMIGOS OUTDOOR SERVICES			8,389.77 002192
12/16/21	00110	11/30/21	510656 202112 320-57200-34100		*	185.36	
			DEC REFUSE				
		12/01/21	512585 202112 300-15500-10000		*	181.90	
			REFUSE 01/01/22-01/31/22				
				WASTEPRO - JACKSONVILLE			367.26 002193
12/28/21	00114	12/06/21	211207 202112 330-53800-46000		*	1,059.00	
			RELOCATED PERMA POST SIGN				
				BEACON ELECTRICAL CONTRACTORS			1,059.00 002194
				RDGE --RIDGEWOOD-- BPEREGRINO			

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
12/28/21	00070	9/18/21 SSI10238	202108 320-57200-34500	AUG EMPLOYMENT ADMIN FEE	*	120.00	
		9/18/21 SSI10238	202108 320-57200-34500	AUG EMPLOYMENT SCHED	*	75.00	
				CLAY COUNTY SHERIFF'S OFFICE			195.00 002195
12/28/21	00107	12/01/21 12012021	202112 320-57200-34500	12/16/21 SECURITY	*	90.00	
				DAVID ANDREW WIDERGREN			90.00 002196
12/28/21	00063	12/21/21 12212021	202112 320-57200-34500	12/21/21 SECURITY	*	120.00	
				EDGAR HOWELL			120.00 002197
12/28/21	00099	12/16/21 876317 9	202112 320-57200-46100	DEC PEST CONTROL	*	45.00	
				FLORIDA PEST CONTROL			45.00 002198
12/28/21	00039	12/13/21 294	202111 320-57200-49500	NOV SPECIAL EVENT	*	222.50	
		12/13/21 294	202111 330-53800-46400	NOV LAKE MAINTENANCE	*	232.50	
		12/13/21 294	202111 320-57200-46000	NOV AMENITY MAINTENANCE	*	3,170.07	
		12/13/21 294	202111 330-53800-46000	NOV FIELD MAINTENANCE	*	2,009.00	
				RIVERSIDE MANAGEMENT SERVICES, INC.			5,634.07 002199
1/06/22	00107	12/29/21 12292021	202112 320-57200-34500	12/29/21 SECURITY	*	120.00	
				DAVID ANDREW WIDERGREN			120.00 002200
1/06/22	00108	1/03/22 01032022	202201 320-57200-34500	1/03/22 SECURITY	*	120.00	
				HALSTON BLAKE JONES			120.00 002201
1/06/22	00064	12/23/21 12232021	202112 320-57200-34500	12/23/21 SECURITY	*	120.00	
				KEITH A. SMITH			120.00 002202
1/06/22	00039	1/01/22 295	202201 320-57200-34200	JAN JANITORIAL SERVICES	*	832.00	
		1/01/22 295	202201 320-57200-46500	JAN POOL MAINTENANCE SRV	*	1,325.83	
		1/01/22 295	202201 330-53800-34000	JAN CONTRACT ADMIN	*	1,912.33	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
1/20/22	00042	1/01/22 626984	202201 330-53800-46400	JAN LAKE MAINTENANCE	*	672.00	
				THE LAKE DOCTORS, INC.			672.00 002211
1/26/22	00107	1/13/22 01132022	202201 320-57200-34500	1/13/2022 SECURITY	*	90.00	
				DAVID ANDREW WIDERGREN			90.00 002212
1/26/22	00063	1/19/22 01192022	202201 320-57200-34500	01/19/22 SECURITY	*	120.00	
		1/23/22 01232022	202201 320-57200-34500	1/23/22 SECURITY	*	120.00	
				EDGAR HOWELL			240.00 002213
1/26/22	00064	1/18/22 01182022	202201 320-57200-34500	1/18/2022 SECURITY	*	120.00	
				KEITH A. SMITH			120.00 002214
1/26/22	00039	1/12/22 296	202112 330-53800-46400	DEC LAKE MAINTENANCE	*	455.50	
		1/12/22 296	202112 330-53800-46000	DEC FIELD RPRS/MAINT	*	957.00	
		1/12/22 296	202112 320-57200-46000	DEC AMENITY RPRS/MAINT	*	2,000.37	
				RIVERSIDE MANAGEMENT SERVICES, INC.			3,412.87 002215
1/26/22	00111	1/24/22 01242022	202201 320-57200-34500	1/24/22 SECURITY	*	152.00	
				ROBERT T. BASSLER			152.00 002216
1/26/22	00091	1/25/22 16828	202201 330-53800-46300	IRRIG SYS INSPECTION RPRS	*	581.00	
				TREE AMIGOS OUTDOOR SERVICES			581.00 002217
TOTAL FOR BANK A						91,263.19	
TOTAL FOR REGISTER						91,263.19	

Precious the Painter

Cindy Chesnut

11119 Chappee Ter

Jacksonville, FL 32221

(904) 554-6541

Invoice # 1014

Date: December 4, 2021 Time: 11am-1pm

Total Due: \$225.00 (payment due day of event)

Place of event:

Azalea Ridge community

3813 Great Falls Loop

Middleburg, FL 32068

(904) 214-3346

Person of contact:

Melissa Brown

(904) 237-9487

ridgewoodtrailsmgr@rmsnf.com

Precious the Painter

Cindy Chesnut

11119 Chappee Ter

Jacksonville, FL 32221

(904) 554-6541

Invoice # 1014

Date: December 4, 2021 Time: 11am-1pm

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Middleburg, FL 32068

(904) 214-3346

Person of contact:

Melissa Brown

(904) 237-9487

ridgewoodtrailsmgr@rmsnf.com

Alpha Dog Security

110 Cumberland Park Dr
Suite 106
Saint Augustine, FL 32095
9042574295

INVOICE

Invoice Number

18991

Invoice Date

10/4/2021

Customer Number

10313

Terms

Due On Receipt

TO: **Governmental Management Services, LLC**
475 West Town Place
Suite 114
Saint Augustine, FL 32092

REMIT: **Alpha Dog Audio Video Security**
110 Cumberland Park Dr
Suite 106
Saint Augustine, FL 32095

CUSTOMER NAME	CUST NO	PO NUMBER	INVOICE DATE	TERMS
Governmental Management	10313		10/4/2021	Due On Receipt

Description

Ridgewood Trails CDD - 1667 Azalea Ridge Blvd Middleburg, FL 32068

Description	Rate	Quantity	Amount
Alarm.com 2 door access control board Only	\$759.95	2.00	\$1,519.90

101A

Subtotal **\$1,519.90**

Taxes **\$0.00**

Total **\$1,519.90**

Payments/Credits **\$0.00**

Net Due **\$1,519.90**

1.320572.345

As Of	Invoice No	Description	Amount	Net Due
11/18/2021	18991	Equipment Sales	\$1,519.90	\$1,519.90

Alpha Dog Audio Video Security

110 Cumberland Park Dr
Suite 106
Saint Augustine, FL 32095
9042574295

Replaced Both Main boards for Access Control due to
Lighting Stirke

Beacon Electrical Contractors, Inc.

731 Duval Station Rd. Suite 107-306
Jacksonville, Florida 32218
Phone: 904-338-5394
Fax: 904-751-6583

114A

INVOICE # 211207

Date: 12-6-21

To: Riverside Management Services, Inc.
9145 Narcoossee Road, Suite A206
Orlando, FL 32827

B. Stephens 12-23-21
Repairs + Maint.
001.330.5380 46000

Attn: Brian Stephens
Phone:
Email: bstephens@riversidemgtsvc.com

WORK COMPLETED @ Azalea Ridge

Labor and materials for:

-Relocated perma post sign and installed ground box and two GFI's.

TOTAL INVOICE AMOUNT

\$ 1,059.00

All work has been completed in a workmanlike manner according to standard practices and the National Electrical Codes. All work has a *one-year warranty* effective as of the date of this invoice.



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

Invoice Number: SSI10238
Invoice Date: 9/18/2021

Page: 1

Attn: Fiscal - Accounts Receivable

Bill
To: RIDGEWOOD TRAILS CDD
1408 HAMLIN AVE
UNIT E
SAINT CLOUD, FL 34771
BERNADETTE PEREGRINO

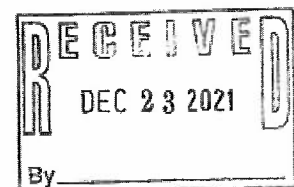
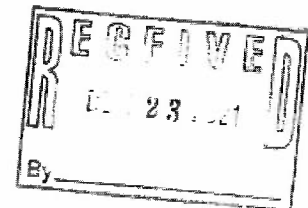
Ship
To: RIDGEWOOD TRAILS CDD
1408 HAMLIN AVE
UNIT E
SAINT CLOUD, FL 34771
BERNADETTE PEREGRINO

Due Date 10/3/2021
Terms Net 15 Days

Customer ID C0000575
P.O. Number
P.O. Date 9/18/2021
Our Order No
SalesPerson

70A
1.320.57200.34500

Item/Description	Unit	Order Qty	Quantitv	Unit Price	Total Price
Fees-2nd Employment Admin Fee-AUGUST 2021		24	24	5.00	120.00
Fees-2nd Employment Scheduling		3	3	25.00	75.00



Amount Subject to Sales Tax USD
Amount Exempt from Sales Tax 195.00

Subtotal: 195.00
Invoice Discount: 0.00
Tax: 0.00

Total USD: 195.00

Det. David A. Widergren

4414 Warm Springs Way
Middleburg, FL 32068
(904) 333-3794

INVOICEINVOICE DATE: 12-01-2021 **A**

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

107A**1.320.51200.34500**

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12-16-2021	21:00-21:15 Initial loop around all streets of neighborhood starting from Warm Springs Way. Check of all playgrounds.	21:00-00:00	3	\$30.00	\$90.00
	21:15-22:00 Check pool and close female bathroom door. No residents used the gym and no vehicles were parked in the lot.				
	22:00-23:00 Make additional loops of the neighborhood while stopping at the amenity center periodically.				
	23:00-23:30 Park along different spots of Azalea Ridge Boulevard and Great Falls Loop with my blue lights activated to deter speeders. One resident used the gym during this time.				
	23:30-22:45 Made additional loops around the neighborhood and made stops at the amenity center, playground, and power lines. No other vehicles or residents were observed at the amenity center.				
TOTAL					

Make all checks payable to David A. Widergren

THANK YOU FOR YOUR BUSINESS!

Sgt. Edgar W. Howell

3863 Trail Ridge Rd
Middleburg, FL 32068
(904) 813-2384

INVOICE

INVOICE DATE:

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

63A

1,320.57200,34500

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12-21-21	0800/0845: Patrolled the neighborhood and check on the pool area.	0800/1200	4.0	\$30.00	\$120.00
	0845/0950: Radar for speeders coming and going slowing down several vehicles.				
	0950/1045: Patrolled the neighborhood and check on the pool area.				
	1045/1135 : Radar for speeders coming and going slowing down several vehicles.				
	1135/1200: Patrolled the neighborhood and check on the pool area.				
	During this shift, nothing suspicious was observed. Due to the rain, no one was observed at the park or in the field.				
TOTAL			4.0	\$30.00	\$120.00

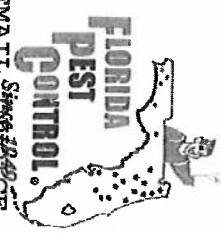
Make all checks payable to Edgar W. Howell

THANK YOU FOR YOUR BUSINESS!

9917

2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com

KEEP THIS PORTION FOR YOUR RECORDS
Scientific Pest Control
DIRECTED BY GRADUATE ENTOMOLOGISTS



EMAIL INVOICE
RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

RT.	DAY	ACCOUNT NO.	DATE SERVICED	CS	CK	CG	INVOICE NO.	SERVICEMAN NO.
7	32	RI0258-1	12/16/21				876317 9	P370

PREVIOUS BALANCE	TODAY'S CHARGE	BALANCE DUE
90.00	45.00	

*PAYMENTS OR OTHER CHARGES MADE AFTER ARE NOT INCLUDED IN BALANCES ABOVE. 12/07/21

TODAY'S SERVICE: ☒ Inspected / treated around windows, eaves, door facings and all entry points. ☐ Inspected / treated around perimeter of structure. ☐ Cobweb cleaning. ☐ Inspected / treated around garage and utility room.

Thanks!

At Shop 12-21-21
Facility Maint.
001.320.572200-46100

Inspection and treatment applied to prevent insect entry.
Interior inspection and treatment as needed.

PLEASE PAY THE TECHNICIAN AT THE TIME OF SERVICE OR RETURN THIS PORTION WITH YOUR PAYMENT



2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com

EMAIL INVOICE
RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

Payment Information
☐ I'm enclosing a check or money order, payable to Florida Pest Control & Chemical Co.
☐ AMERICAN EXPRESS ☐ VISA ☐ MasterCard ☐ DISCOVER

THANK YOU FOR CHOOSING
FLORIDA PEST CONTROL
WE APPRECIATE YOUR BUSINESS AND
THE CONFIDENCE YOU HAVE PLACED IN US.
MAY YOU AND YOUR FAMILY HAVE A
HAPPY AND SAFE HOLIDAY SEASON.

Card number _____
Expires _____
Cardholder _____
(please print name exactly as it appears on card)
Signature _____
Phone _____
E-mail _____
Invoice No. 876317 9
Account No. RI0258 - 1
Amount Enclosed \$ _____

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

Invoice

Invoice #: 294
Invoice Date: 12/13/2021
Due Date: 12/13/2021
Case:
P.O. Number:

Bill To:

Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Maintenance November 1 - November 30, 2021 Maintenance Supplies	34A	5,334.28 299.79	5,334.28 299.79
Bkpt 12-15-21			
Special Events - \$222.50 001.320.57200.49500			
Lake Maint. - \$232.50 001.330.53800.46400			
Amenity R+M - \$3170.07 001.320.57200.46000			
Field R+M - \$2009.00 001.330.53800.46000			
Total			\$5,634.07
Payments/Credits			\$0.00
Balance Due			\$5,634.07

RMW
12.17.21

**RIDGEWOOD TRAILS COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF NOVEMBER 2021**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
11/1/21	4	L.F.	Installed libraries, blew leaves and debris off pool deck, straightened and organized pool furniture, raked mulch at playground
11/1/21	8	B.M.	Started painting pergolas on pool deck, removed debris around amenity center and roadways, repaired board on top of pergola, prepped area for painting, picked up supplies
11/3/21	4.5	B.M.	Continued painting pergola on pool deck
11/3/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/4/21	8	B.M.	Repaired pool hanger, repaired sink in ladies restroom, finished painting first pergola, picked up supplies
11/4/21	7.5	D.J.	Pressure washed exterior of amenity center along roof line
11/5/21	4	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/7/21	5.5	F.S.	Special Event - assisted with set up and clean up, removed debris from amenity center, common area, pool, playground and field, changed all trash receptacles, cleaned bathrooms after event
11/8/21	4	L.F.	Repaired exit button at amenity center, changed time on light timer for day light savings, emptied and restocked dog waste receptacles, removed debris throughout community
11/8/21	8	B.M.	Repaired screen on fitness room window, continued painting pergolas, prep and paint, installed new face plate on light switch in closet, picked up supplies
11/9/21	6.5	D.J.	Removed debris from lake banks and waters edge, inspected outfalls
11/10/21	8	B.M.	Continued painting pergola, painted ladies room door frame first coat, removed debris around amenity center
11/10/21	2	F.S.	Changed and restocked dog waste receptacles, removed debris from common areas, pool, playground and roadways, changed trash receptacles
11/11/21	8	B.M.	Finished painting pergola two, touch up paint on first pergola, painted shower poles, removed debris from around amenity center and main entrance
11/12/21	2	F.S.	Removed debris from common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/15/21	8	B.M.	Primed and sanded bathroom doors, repainted door frame on ladies room dust to rust, primed and sanded fitness room door, started painting last pergola, removed debris around amenity center, field and main entrance at amenity center, picked up supplies
11/16/21	7.5	D.J.	Continued pressure washing while awning area around restroom building, pressure washed all chairs and lawn chairs
11/17/21	8	B.M.	Prepped and painted door closers, prepped and painted door grating, painted doors and frames on fitness center and bathroom two coats, removed debris around amenity center, field and pool deck, picked up supplies
11/17/21	2	F.S.	Removed debris from common areas, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/18/21	8	B.M.	Finished painting pergola, removed debris from new park construction, picked up supplies
11/19/21	2	F.S.	Changed and restocked dog waste receptacles, removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles
11/19/21	2	D.J.	Picked up debris and placed it in the dumpster
11/22/21	2	L.F.	Removed debris from amenity center, common areas, pool, playground and roadways, changed and changed all trash receptacles, emptied and restocked all dog waste receptacles
11/22/21	7	D.J.	Installed holiday lights
11/24/21	3	B.M.	Installed holiday decorations
11/29/21	6.5	L.F.	Installed holiday decorations, moved picnic tables back to pocket park, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, removed debris from amenity center, common areas, pool, playground and roadways
11/29/21	8	B.M.	Installed holiday decorations, moved picnic tables back to pocket park, picked up supplies
TOTAL	<u><u>148</u></u>		
MILES	<u><u>504</u></u>		*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

Period Ending 12/05/21

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
RT				
RIDGEWOOD TRAILS				
	11/8/21	Ivory Wall Switch Plate	0.78	B.M.
	11/8/21	Behr Flat Paint	59.78	B.M.
	11/15/21	Paint Brush	6.75	B.M.
	11/15/21	Paint Rollers 6pk	11.89	B.M.
	11/15/21	Rust Stop Metal Primer	13.78	B.M.
	11/17/21	Sand Paper	5.37	B.M.
	11/17/21	Brass Stripping Brush	3.76	B.M.
	11/17/21	1" Paint Brush	7.44	B.M.
	11/17/21	Rustoleum Aluminum Paint Qt	13.78	B.M.
	11/18/21	128oz Behr Paint	59.78	B.M.
	11/22/21	Pet Waste Bags 2,000 bags	107.54	L.F.
	11/29/21	75pk Light Clips (2)	9.15	B.M.
TOTAL			\$299.79	



3226 Talleyrand Ave.
Jacksonville, FL 32206

Phone Number: (904) 356-2333

Bill To:

RIDGEWOOD TRAILS CDD
435 W. TOWN PLACE
SUITE 114
ST. AUGUSTINE, FL 32092

Invoice Date
8/13/2021

Invoice #
20211227

INVOICE

Job At:

AZALEA RIDGE
1427 GREEN RIVER PLACE
MIDDLEBURG, FL 32068

PAST DUE

**PLEASE PAY
THIS AMOUNT ▶▶▶▶ \$2,538.00**

Make checks payable to: **Armstrong Fence Company**

1.326,572.460
GF gm/r&m

113A

Project Name:	RIVERSIDE MGMT- AZALEA RID...
----------------------	-------------------------------

P.O. No.	Terms	Due Date	Rep	Install Team		
	Due on receipt	8/13/2021	AGW			
Description			Qty	Rate	Install Team	Amount
PROVIDE AND INSTALL 43' OF 6' HIGH WHITE VINYL FENCE PER CON TRACT.			1	2,538.00		2,538.00

Thank you choosing Armstrong Fence Co!
FOLLOW US. LIKE US. REVIEW US. REFER US.
armstrong-fence.com

For Billing Inquiries Call (904) 356-2333

Subtotal	\$2,538.00
Sales Tax (7.5%)	\$0.00
Total	\$2,538.00
Payments/Credits	\$0.00
Balance Due	\$2,538.00

**CLAY
TODAY**3513 U.S. Hwy. 17 • Fleming Island, FL 32003
Phone: (904) 264-3200**Recorder**
Not your average newspaper, not your average reader1102 A1A North, Unit 108 • Ponte Vedra Beach, FL 32082
Phone: (904) 285-8831

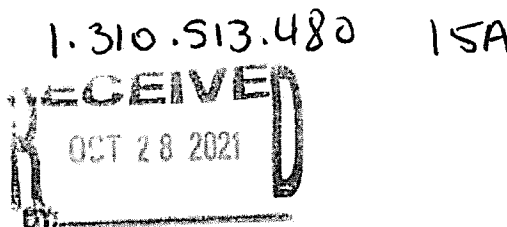
Advertising Invoice

RIDGEWOOD TRAILS C.D.D.
475 W TOWN PL # 114
SAINT AUGUSTINE, FL 32092**Cust#:503014**
Ad#:330426
Phone#:904-940-5850
Date:10/18/2021**Salesperson: Clay Legals****Classification: Legal Notice****Ad Size: 1.0 x 4.80****Advertisement Information:**

Description	Start	Stop	Ins.	Cost/Day	Total
Clay Today	10/21/2021	10/21/2021	1	48.00	48.00

Payment Information:

Date:	Order#	Type
10/18/2021	330426	BILLED ACCOUNT

Total Amount: 48.00**Tax: 0.00****Amount Due: 48.00****Attention: Requests for credits or refunds for early cancellations must be made within 90 days.****Ad Copy**

PUBLISHER AFFIDAVIT
CLAY TODAY
 Published Weekly
 Orange Park, Florida

STATE OF FLORIDA
COUNTY OF CLAY:

Before the undersigned authority personally appeared
 Jon Cantrell, who on oath says that he is the publisher of the
"Clay Today" a newspaper published weekly at Orange Park in
 Clay County, Florida; that the attached copy of advertisement
 being a

NOTICE OF MEETING

in the matter of

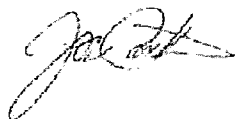
NOVEMBER MEETING

LEGAL: 48619 ORDER: 330426

was published in said newspaper in the issues:

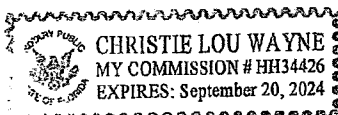
10/21/2021

Affiant further says that said "Clay Today" is a newspaper published
 at Orange Park, in said Clay County, Florida, and that the said newspaper
 has heretofore been continuously published in said Clay County, Florida,
 weekly, and has been entered as Periodical material matter at the post
 office in Orange Park, in said Clay County, Florida, for period of one
 year next proceeding the first publication of the attached copy of
 advertisement; and affiant further says that he has neither paid nor promised
 any person, firm or corporation any discount, rebate, commission or
 refund for the purpose of securing this advertisement for publication in
 the said newspaper.



Sworn to me and subscribed before me 10/21/2021.

Christie Lou Wayne
 NOTARY PUBLIC, STATE OF FLORIDA



3515 US HWY 17 Suite A, Fleming Island FL 32003
 Telephone (904) 264-3200 - FAX (904) 264-3285
 E-Mail: Christie@opcfla.com

Notice of Meeting
Ridgewood Trails
Community Development
District

The meeting of the Board of
 Supervisors of the Ridgewood Trails
 Community Development District
 will be held on Wednesday,
 November 3, 2021 at 6:00 p.m. at the
 Azalea Ridge Amenity Center, 1657
 Azalea Ridge Boulevard, Middleburg,
 Florida 32068. The meeting is open
 to the public and will be conducted
 in accordance with the provisions of
 Florida Law for Community
 Development Districts. A copy of the
 agenda for this meeting may be
 obtained from the District Manager, at
 475 West Town Place, Suite 114, St.
 Augustine, Florida 32092 and phone
 (904) 940-5850. The 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 Office at (904) 940-5850 at
 least two calendar days prior to the
 meeting. If you are hearing or speech
 impaired, please contact the Florida
 Relay Service at 1-800-955-8770, for
 aid in contacting the District Office.
 Each person who decides to appeal
 any action taken at these meetings is
 advised that person will need a
 record of the proceedings and that
 accordingly, the person may need to
 ensure that a verbatim record of the
 proceedings is made, including the
 testimony and evidence upon which
 such appeal is to be based.

Marilee Giles
 District Manager
 Legal 48619 published Oct 21, 2021 in
 Clay County's Clay Today newspaper

CLAY TODAY

Clay Today • Clay Leader • Oakleaf • Keystone Herald
1-904-264-3200

Billing Period		Advertiser/Client	
10/01/2021-10/31/2021		RIDGEWOOD TRAILS C.D.D.	
Billing Date	Account #	Invoice #	
10/31/2021	503014	399011	
Total Amount Due	*Unapplied Amount	Payment Due By	Sales Rep
\$48.00	\$ 0.00	Upon Receipt	CT LEGALS
Customer Type	Current Period	30 Days	60 Days
Display	\$48.00	\$0.00	\$0.00
			90+ Days
			\$0.00

RIDGEWOOD TRAILS C.D.D.
475 W TOWN PL # 114
SAINT AUGUSTINE FL 32092-3649

Remit to
Osteen Media Group
3513 US Hwy 17
Fleming Island, FL 32003

Amount Paid: \$ _____

Check#: _____

Amount to Pay: \$48.00

PLEASE RETURN UPPER PORTION WITH YOUR REMITTANCE

Date	Ad#-Trans #	Description	PO Number	Times	Size/Charge	Amount
------	-------------	-------------	-----------	-------	-------------	--------

		BALANCE FORWARD	\$0.00
10/21	330426	NOTICE OF MEETING RIDGEWOOD TRAILS48619	\$48.00

RECEIVED

CLAY TODAY

Clay Today • Clay Leader • Oakleaf • Keystone Herald
1-904-264-3200

RETURNED CHECKS WILL BE CHARGED A \$25 NSF FEE

Billing Period		Advertiser/Client	
10/01/2021-10/31/2021		RIDGEWOOD TRAILS C.D.D.	
Billing Date	Account #	Invoice #	
10/31/2021	503014	399011	
Total Amount Due	*Unapplied Amount	Payment Due By	Sales Rep
\$48.00	\$ 0.00	Upon Receipt	CT LEGALS
Customer Type	Current Period	30 Days	60 Days
Display	\$48.00	\$0.00	\$0.00
			90+ Days
			\$0.00

*UNAPPLIED AMOUNTS ARE INCLUDED IN TOTAL AMOUNT DUE

1.5% SERVICE CHARGE IS APPLIED TO BALANCE FORWARD

Sgt. Edgar W. Howell

3863 Trail Ridge Rd
Middleburg, FL 32068
(904) 813-2384

INVOICE

INVOICE DATE:

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
11-18-21	0830/0940: Patrolled the neighborhood and assisted a resident with	0830-1230	4.0	\$30.00	\$120.00
	Finding their dog. Nothing suspicious observed while patrolling.				
	0940/1040: Ran radar and slowed down several vehicles				
	1040/1125: Patrolled the neighborhood				
	1125/1210: Ran radar slowing down several vehicles				
	1210/1230: Patrolled the neighborhood and nothing suspicious was				
	Located.				
TOTAL			4.0	\$30.00	\$120.00

Make all checks payable to Edgar W. Howell

1.320.572.345
63A

THANK YOU FOR YOUR BUSINESS!

Always Improving LLC dba Fitness Pro
1400 Village Square Blvd #3-293
Tallahassee, FL 32312
(850) 523-8882
tracy@wearefitnesspro.com
www.wearefitnesspro.com

Invoice



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

BILL TO
RIDGEWOOD TRAILS CCD
1667 AZALEA RIDGE BLVD
MIDDLEBURG, FL 32068

SHIP TO
RIDGEWOOD TRAILS CCD
1667 AZALEA RIDGE BLVD
MIDDLEBURG, FL 32068

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSURE
25198	06/11/2021	\$195.00	06/26/2021	Net 15	

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

DATE	PRODUCT/SERVICE	QTY	AMOUNT
06/01/2021	Shipping/ Handling Jun 1, 2021: Shipping and Handling Estimate:	1	15.00T
06/01/2021	PARTS Jun 1, 2021: Parts for Repair: 2 strap handles 1 ab crunch belt	1	50.00T
06/01/2021	PARTS Jun 1, 2021: Parts for Repair: Seat inserts	2	20.00T
06/10/2021	CS1 Jun 10, 2021: Commercial Labor: Installed new seat inserts on hoist press station and replace straps tests good SERVICE REQUEST 30564 - H4400 NEEDS SERVICE	1	110.00T

SUBTOTAL	195.00
TAX (0)	0.00
TOTAL	195.00
BALANCE DUE	\$195.00

4817

1,330.572,460

From: Bernadette Peregrino bperegrino@gmsnf.com
Subject: Fwd: Reminder of Invoice [Invoice no.] due
Date: November 9, 2021 at 9:45 AM
To: ridgewoodtrailsmgr@rmsnf.com, Margaret Bronson mbronson@gmsnf.com



Hi Melissa.

You know I received another bill for June from this company for another district recently too! I think it was billing dept issue? We will get this processed asap. Margaret use the invoice at the very bottom to process.

Thank you,
Bernadette Peregrino
District Accountant
1408 Hamlin Avenue, Unit E
Saint Cloud, FL 34771
Tel and Fax: 904-239-5309
bperegrino@gmsnf.com

Begin forwarded message:

From: <ridgewoodtrailsmgr@rmsnf.com>
Subject: FW: Reminder of Invoice [Invoice no.] due
Date: November 9, 2021 at 8:13:55 AM EST
To: "Bernadette Peregrino" <bperegrino@gmsnf.com>

Bernadette,
Please process this invoice for payment. I am not sure if it just didn't get forwarded to you from Tom or what but it is past due at this point.
Thank you,
Melissa

From: Allways Improving LLC dba Fitness Pro <quickbooks@notification.intuit.com>
Sent: Monday, November 8, 2021 6:44 PM
To: ridgewoodtrailsmgr@rmsnf.com
Subject: Reminder of Invoice [Invoice no.] due

INVOICE 25198 DETAILS



1400 Village Square #3-293
Tallahassee, FL 32312
850-523-8502

Allways Improving LLC dba Fitness Pro

DUE 06/26/2021

\$195.00

Review and pay

Powered by QuickBooks

Dear Brian Stephens,

This is a reminder that [Invoice no.] is past due.
Payments can be made by phone or online through the original electronic invoice. Please include the invoice number with your request. Also, we suggest checking your spam or junk mailboxes as we find invoices sometimes get sent there.

To remit by mail, send checks to:
Fitness Pro
1400 Village Square Blvd. #3-293
Tallahassee, FL 32312

Regards,
Tracy Parmer
Accounting

Always Improving LLC dba Fitness Pro
1400 Village Square Blvd #3-293
Tallahassee, FL 32312
(850) 523-8882
tracy@wearefitnesspro.com
www.wearefitnesspro.com

Invoice



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

BILL TO
RIDGEWOOD TRAILS CCD
1667 AZALEA RIDGE BLVD
MIDDLEBURG, FL 32068

SHIP TO
RIDGEWOOD TRAILS CCD
1667 AZALEA RIDGE BLVD
MIDDLEBURG, FL 32068

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
25995	10/11/2021	\$200.00	10/26/2021	Net 15	

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

48A

1,320.572.460

DATE	PRODUCT/SERVICE	QTY	AMOUNT
10/08/2021	PM Oct 8, 2021: Preventative Maintenance: Cleaned, Lubed, Calibrated, Inspected and Tested. - 1. Centered and tightened walking belts and repaired end caps on both Spirit treadmills. 2. Tightened several pivot point bolts and cables throughout Hoist H4400 multistation. Awaiting parts for ab crunch cable to be replaced. 3. All other units test correct. 4. No one to sign, signature selfie in attachments SERVICE REQUEST 31742 - SIX MONTH PM	2	200.00T

SUBTOTAL	200.00
TAX (0)	0.00
TOTAL	200.00
BALANCE DUE	\$200.00

Allways Improving LLC dba Fitness Pro
1400 Village Square Blvd #3-293
Tallahassee, FL 32312
(850) 523-8882
tracy@wearefitnesspro.com
www.wearefitnesspro.com

Invoice



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

BILL TO
RIDGEWOOD TRAILS CCD
1667 AZALEA RIDGE BLVD
MIDDLEBURG, FL 32068

SHIP TO
RIDGEWOOD TRAILS CCD
1667 AZALEA RIDGE BLVD
MIDDLEBURG, FL 32068

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
26224	11/16/2021	\$211.73	12/01/2021	Net 15	

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

DATE	PRODUCT/SERVICE	QTY	AMOUNT
09/30/2021	Shipping/ Handling Sep 30, 2021: Shipping and Handling Estimate:	1	25.00T
09/30/2021	PARTS Sep 30, 2021: Parts for Repair: Ab crunch cables	1	76.73T
11/10/2021	CS1 Nov 10, 2021: Commercial Labor: Replace ab crunch cable on H4400 - Installed and adjusted cable. Machine tests correct. SERVICE REQUEST 31685 - AB CRUNCH CABLE ON H4400 NEEDS REPLACED	1	110.00T
	SUBTOTAL		211.73
	TAX (0)		0.00
	TOTAL		211.73
	BALANCE DUE		\$211.73

48A
1.320.572.460

498



2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com

TECHNICIAN NOTES:

90.00

NT NSC NS NL NCG

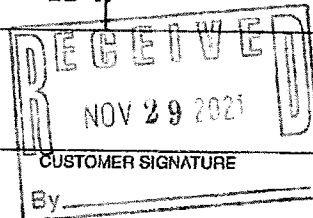
RT.	DAY	ACCOUNT NO.	DATE SERVICED	CS	CK	CG	INVOICE NO.	SERVICEMAN NO.	TODAY'S CHARGE
7	32	RI0258- 1	11/16/21				875232 1	P370	45.00
Tax-Exempt# 858013571499C6 CLAY							ZONE MDG	TYPE 22 M	\$45.00

EMAIL INVOICE

RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

F

B. H. H. 11-23-21
Facility Maint 99A
001.320.57200.46100



F



2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com

KEEP THIS PORTION FOR YOUR RECORDS

Scientific Pest Control

DIRECTED BY GRADUATE ENTOMOLOGISTS

RT.	DAY	ACCOUNT NO.	DATE SERVICED	CS	CK	CG	INVOICE NO.	SERVICEMAN NO.
7	32	RI0258- 1	11/16/21				875232 1	P370

EMAIL INVOICE

RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

CLAY

TODAY'S SERVICE:

- ☒ Inspected / treated around windows, eaves,
door facings and all entry points.
☒ Inspected / treated around perimeter of structure.

- ☒ Inspected / treated for control of rats
and for mice.
☒ Cobweb cleaning.

- ☐ Inspected / treated around
garage and utility room.

COMMENTS:

Inspection and treatment of all exterior entry points.
Interior inspection and treatment as needed.

PLEASE PAY THE TECHNICIAN AT THE TIME OF SERVICE OR RETURN THIS PORTION WITH YOUR PAYMENT



2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com

EMAIL INVOICE
RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

Payment Information

- ☐ I'm enclosing a check or money order, payable to
Florida Pest Control & Chemical Co.



Card number _____

Expires _____

Cardholder _____
(please print name exactly as it appears on card)

Signature _____

Phone _____

E-mail _____

Invoice No 875232 1

Account No. RI0258 - 1

MOSS MAY ADD BEAUTY TO YOUR TREES,
BUT TOO MUCH MAY BE UNSIGHTLY
AND UNHEALTHY FOR THE TREE.

CALL US FOR A FREE INSPECTION.

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6528
Tallahassee, FL 32314
850.222.7500

===== STATEMENT =====

September 30, 2021

Ridgewood Trails Community Development District
c/o Jim Oliver, District Manager
GOVERNMENTAL MANAGEMENT SERVICES, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 125833
Billed through 08/31/2021

General Counsel / Monthly Meeting
RIDGE 00001 KSB

8A
1,310.513.315

FOR PROFESSIONAL SERVICES RENDERED

06/14/21	KSB	Review annual audit.	0.70 hrs
06/14/21	KFS	Prepare response to auditor request letter regarding fiscal year 2019-2020.	1.20 hrs
07/01/21	KEM	Prepare appropriation resolution and assessment resolution.	0.20 hrs
07/07/21	KSB	Prepare for and attend board meeting.	1.20 hrs
07/12/21	KSB	Perform meeting follow up.	0.40 hrs
07/28/21	KEM	Review outstanding action items; confer with Buchanan.	0.20 hrs
Total fees for this matter			\$845.00

DISBURSEMENTS

Travel	110.04
Total disbursements for this matter	\$110.04

MATTER SUMMARY

Ibarra, Katherine E. - Paralegal	0.40 hrs	130 /hr	\$52.00
Skipper, Kay F. - Legal Assistant	1.20 hrs	105 /hr	\$126.00
Buchanan, Katie S.	2.30 hrs	290 /hr	\$667.00

TOTAL FEES	\$845.00
TOTAL DISBURSEMENTS	\$110.04

TOTAL CHARGES FOR THIS MATTER **\$955.04**

BILLING SUMMARY

Ibarra, Katherine E. - Paralegal	0.40 hrs	130 /hr	\$52.00
Skipper, Kay F. - Legal Assistant	1.20 hrs	105 /hr	\$126.00

=====

Buchanan, Katie S.	2.30 hrs	290 /hr	\$667.00
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TOTAL FEES	\$845.00
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TOTAL DISBURSEMENTS	\$110.04
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TOTAL CHARGES FOR THIS BILL	\$955.04
------------------------------------	-----------------

Please include the bill number with your payment.

Hopping Green & Sams

Attorneys and Counselors

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

===== STATEMENT =====

October 31, 2021

Ridgewood Trails Community Development District
c/o Jim Oliver, District Manager
GOVERNMENTAL MANAGEMENT SERVICES, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 125899
Billed through 09/30/2021

General Counsel / Monthly Meeting
RIDGE 00001 KSB

8A

1,310.513.315

FOR PROFESSIONAL SERVICES RENDERED

09/01/21 KSB Prepare for and attend board meeting. 2.00 hrs

Total fees for this matter \$580.00

MATTER SUMMARY

Buchanan, Katie S. 2.00 hrs 290 /hr \$580.00

TOTAL FEES \$580.00

TOTAL CHARGES FOR THIS MATTER \$580.00

BILLING SUMMARY

Buchanan, Katie S. 2.00 hrs 290 /hr \$580.00

TOTAL FEES \$580.00

TOTAL CHARGES FOR THIS BILL \$580.00

Please include the bill number with your payment.

INVOICE



3543 State Road 419, Winter Springs, FL 32708
PH: 800-666-5253

Bill To
RIDGEWOOD TRAILS CDD 475 WEST TOWN PLACE SUITE 114 ST AUGUSTINE, FL 32092

Invoice #	614832
Account #	718416
Invoice Date	11/1/2021
Due Date	11/11/2021
Rep	JB

Invoice Questions: Lakes@lakedoctors.com Payment Questions: Payments@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>Stop 11-1-21</i> <i>lake MAINT.</i> <i>001.330.53800.46400</i> Customer Total Balance \$672.00	672.00
Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you!		Total Invoice \$672.00

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
RIDGEWOOD TRAILS CDD 475 WEST TOWN PLACE SUITE 114 ST AUGUSTINE, FL 32092

Amount Enclosed

Invoice #	614832
Account #	718416
Date	11/1/2021

Go Green! Contact us at Payments@lakedoctors.com to have your invoices emailed.

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

The Lake Doctors, Inc.
3543 State Road 419
Winter Springs, FL 32708

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 <input type="checkbox"/>	
Signature	_____	

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

Invoice

Invoice #: 290
Invoice Date: 11/1/2021
Due Date: 11/1/2021
Case:
P.O. Number:

Bill To:
Ridgewood Trails ODD
475 West Town Place Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Janitorial Services - November 2021 - 1.320.57200.34200 Pool Maintenance Services - November 2021 - 1.320.57200.46500 Contract Administration - November 2021 - 1.330.53800.34000 Facility Management - Ridgewood Trails - November 2021 - 1.320.57200.46200		832.00 1,325.83 1,912.33 5,000.00	832.00 1,325.83 1,912.33 5,000.00
Total			\$9,070.16
Payments/Credits			\$0.00
Balance Due			\$9,070.16

Sum
11.8.21

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

Invoice

Invoice #: 291
Invoice Date: 11/11/2021
Due Date: 11/11/2021
Case:
P.O. Number:

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

39A

Description	Hours/Qty	Rate	Amount
Facility Maintenance October 1 - October 31, 2021		4,048.63	4,048.63
Maintenance Supplies		438.54	438.54
<i>Bkpts 11-15-21</i> <i>JANITORIAL Supplies - \$112.24</i> <i>001.320.57200.52200</i> <i>LAKE MAINT. - \$367.50</i> <i>001.330.53800.46400</i>			
<i>Field Repairs + MAINT. - \$732.17</i> <i>001.330.53800.46000</i>			
<i>Amenity Repairs + MAINT. - \$595.00</i> <i>001.320.57200.46000</i>			
<i>FACILITY MAINT. - \$2680.26</i> <i>001.320.57200.46100</i>			
Total			\$4,487.17
Payments/Credits			\$0.00
Balance Due			\$4,487.17

RMW
11-17-21

**RIDGEWOOD TRAILS COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF OCTOBER 2021**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
9/15/21	4	L.F.	Blew leaves and debris off pool deck and walkways, straightened and organized pool furniture, inspection of the playground, raked mulch at playground
10/3/21	2	B.M.	Emergency Call Out - Checked chemicals refilled chemicals for small pool, adjusted water level, cleaned gutters and removed debris from pool
10/4/21	6	B.H.	Pressure washed pool area
10/4/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
10/6/21	2	F.S.	Changed and restocked dog waste receptacles, removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles
10/7/21	7	L.F.	Drywall repair, installed new soap dispensers, relocated paper towel dispensers, straightened pool furniture, blew leaves and debris off pool deck, picked up supplies, checked and changed trash receptacles and dog pots, removed debris from amenity center, common areas, pool, playground and roadways
10/8/21	7	L.F.	Sanded and reapplied drywall spackling, picked up life rings, inspection of the playground, picked up supplies, straightened and organized pool deck furniture, blew leaves and debris off pool deck, check and changed trash receptacles and dog pots, removed debris from amenity center, common areas, pool, playground and roadways
10/11/21	5	L.F.	Sanded and painted dry wall repair, picked up supplies, straightened pool furniture, blew leaves and debris off pool deck and parking lot, removed debris from throughout the community
10/11/21	6	B.H.	Pressure washed pool area
10/11/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
10/13/21	3	L.F.	Blew leaves and debris off pool deck, picked up keys, checked, changed and restocked dog pots, removed debris around roadways
10/13/21	4	D.J.	Removed debris and inspected all lakes and outfall structures
10/13/21	2	F.S.	Removed debris from amenity center, common areas, pool and playground area, checked and changed all trash receptacles, picked up supplies
10/15/21	2	L.F.	Changed and restocked dog waste receptacles, removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles
10/18/21	8	L.F.	Removed rusted post for access button, installed new post, picked up supplies
10/18/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
10/18/21	6.5	B.H.	Pressure washed pool area and pool furniture, picked up supplies
10/20/21	7	L.F.	Secured exit button post, ran wires for exit button, blew leaves and debris off pool deck and walkways, straightened and organized pool furniture, raked mulch at playground
10/20/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways
10/26/21	6.5	D.J.	Removed debris from all lakes banks and waters edge
10/27/21	6	L.F.	Light inspection at entrances, playground inspection, put up no trespassing signs, repaired slats on fence around pool, checked and changed all trash receptacles, blew leaves and debris off walkways and pool deck, removed debris throughout community
10/28/21	8	B.M.	Painted ladies room door back two coats and touched up, removed cobwebs off building, repaired fence rungs in multiple places and on gate, picked up supplies, repaired drainage grating by main entry gate, removed debris on floor by main entry and around amenity center
10/29/21	7	L.F.	Finished installing button for pool gate, installed and painted 4x4 posts, picked up supplies, blew leaves and debris off pool deck, straightened and organized pool deck furniture, checked and changed all trash receptacles
10/29/21	2	F.S.	removed debris from amenity center, common areas, pool, playground and roadways
TOTAL	109		
MILES	525		

*Mileage is reimbursable per section 112.081 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 11/05/21

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
RT				
RIDGEWOOD TRAILS				
	10/8/21	Scrub Brush	6.87	L.F.
	10/8/21	PB Blaster	3.43	L.F.
	10/11/21	Toilet Paper 30 rolls	37.92	L.F.
	10/11/21	Paper Towels 12 rolls	26.42	L.F.
	10/11/21	Short Cut Brush (2)	13.50	L.F.
	10/11/21	Clorox Spray (2)	8.90	L.F.
	10/11/21	Airwick Refills 5pk (2)	24.08	L.F.
	10/13/21	Replacement Keys	61.58	L.F.
	10/13/21	Disposable Gloves Large	14.92	F.S.
	10/18/21	Hose for Filter	37.05	B.M.
	10/18/21	Gas Can	22.97	B.H.
	10/18/21	Sleeve Anchor (5)	8.63	L.F.
	10/18/21	5/16 Drill Bit	9.17	L.F.
	10/18/21	1 3/8" Metal Cutting Blade	34.47	L.F.
	10/20/21	Wire Connectors	4.00	L.F.
	10/20/21	Electrical Junction Box	2.85	L.F.
	10/20/21	Concrete Drill Bit	8.02	L.F.
	10/27/21	Flat Washers (2)	2.94	L.F.
	10/29/21	4x4x6	10.33	L.F.
	10/29/21	Lock Nuts	1.47	L.F.
	10/29/21	Flat Washers	1.47	L.F.
	10/29/21	Machine Screws	1.47	L.F.
	10/29/21	Gloss Black Spray Paint	5.27	L.F.
	10/29/21	60lb Concrete	4.42	L.F.
	11/1/21	Gallon Behr Paint	41.38	B.M.
	11/1/21	Paint Pour Spout	1.36	B.M.
	11/1/21	Paint Brush	6.75	B.M.
	11/1/21	Roller Covers 6pk	11.66	B.M.
	11/1/21	Pelican Liners 3pk	4.91	B.M.
	11/1/21	10pk Liners	6.87	B.M.
	11/4/21	Brushes (2)	13.50	B.M.

TOTAL \$438.54

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

Invoice

Invoice #: 292
Invoice Date: 11/16/2021
Due Date: 11/16/2021
Case:
P.O. Number:

Bill To:
Ridgewood Trails GDD
475 West Town Place Suite 114
St. Augustine, FL 32092

39A

Description	Hours/Qty	Rate	Amount
Pressure Washing Services - November 2021 B. Dept 11-18-21 Repairs & Maint. - \$650.00 001. 330.53800. 46000		650.00	650.00
Total			\$650.00
Payments/Credits			\$0.00
Balance Due			\$650.00

RMW
11.17.21

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

Service Detail

Bill To: Ridgewood Trails CDD

Invoice Date: 11/1/21

Due Date: Upon Receipt

Amount Due: \$ 650.00

<u>Date</u>	<u>Description</u>	<u>Amount</u>
10/19/21	Pressure washed 3,200 linear feet of sidewalk	\$ 650.00

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

TOTAL AMOUNT DUE: \$ 650.00

Should you have any questions, please contact Rich Whetzel @ (904) 759-8923
or rwhetzel@gmsnf.com

Remit Payment

INVOICE

INVOICE DATE: 09/30/2021

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
11/04/2021	16:00-17:30 I conducted traffic control on the main road coming from Blanding. Made two traffic stops for speed, both were verbal	16:00-20:00	4	\$30.00	\$120.00
	warnings. 17:30-20:00 there was a food truck at the amenity center.				
	I parked in the amenity center parking lot for a presence and				
	the checked the amenity center bathrooms frequently with no issues. Every 30 minutes				
	I drove around the neighborhood for presence and there were no				
	Issues or suspicious activity. There were no calls for service in the				
	neighborhood during my shift. No patrons were inside the amenity				
	center at the end of my shift.				
TOTAL					

Make all checks payable to

Robert T. Bassler
2554 Tall Grass Road
Green Cove Springs, FL, 32043

111A
1,320-572345

THANK YOU FOR YOUR BUSINESS!

INVOICE

INVOICE DATE: 11/11/2021

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
11/11/2021	I chose to work during this time due to the holiday and several	12:00-16:00	4	\$45.00	\$180.00
	Residents at the pool and amenity center. No issues at the amenity center during my shift. I frequently checked the			^Holiday Rate	
	Men's bathroom and fitness center. I drove around the				
	Neighborhood every hour for a presence, and there were no				
	Issues or suspicious activity. No traffic stops conducted.				
	No patrons at the pool when I left due to a rain shower.				
TOTAL					

Make all checks payable to

Robert T. Bassler
2554 Tall Grass Road
Green Cove Springs, FL, 32043

111A
1.320.572.345
THANK YOU FOR YOUR BUSINESS!



Invoice

Invoice#: 16340

Date: 10/28/2021

Billed To: Governmental Management Services, LLC
475 West Town Place Suite 114
St. Augustine FL 32092

Project: 20101
Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine FL 32092

Description	Quantity	Price	Ext Price
October Monthly Landscaping Maintenance Services	1.00	8,389.77	8,389.77

Notes:

THANK YOU FOR YOUR BUSINESS!

BH 11-1-21
LANDSCAPE MAINT.
001.330,53800.46200

Invoice Total: \$8,389.77

91A



Tree Amigos

Outdoor Services

Invoice

Invoice#: 16285

Date: 11/02/2021

Billed To: Riverside Management Services
9655 Florida Mining Blvd
Bldg 300 Suite 305
Jacksonville FL

Project: 30096
Ridgewood Trails CDD O/S
9655 Florida Mining Blvd
Bldg 300 Suite 305
Jacksonville FL

Description	Quantity	Price	Ext Price
Cut down 2 Pine trees	1.00	600.00	600.00
Notes:			
<i>B A Hpt 11-2-21</i> <i>LANDSCAPE CONTINGENCY</i> <i>001.330.53500.46300</i>			Invoice Total: \$600.00

91A

Det. David A. Widergren

4414 Warm Springs Way
Middleburg, FL 32068
(904) 333-3794

INVOICE

INVOICE DATE: 12-01-2021

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

107A

1.320 .57200 .34500

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12-11-2021	22:00-22:15 Initial loop around all streets of neighborhood starting from Warm Springs Way.	22:00-00:00	2	\$30.00	\$60.00
	22:15-22:45 Check pool and close female bathroom. No residents used the gym during this time.				
	22:45-23:00 Make additional loop and checked on the playgrounds of near the amenity center and the new park on Warm Springs Way.				
	23:00-23:30 Parked near along different spots of Azalea Ridge Boulevard and Great Falls Loops with my blue lights activated to deter speeders.				
	23:30-00:00 Made additional loops around the neighborhood and made stops at the amenity center, playground, and power lines. No residents used the gym during this time either.				
TOTAL					

Make all checks payable to David A. Widergren

THANK YOU FOR YOUR BUSINESS!

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 225

Invoice Date: 12/1/21

Due Date: 12/1/21

Case:

P.O. Number:

Bill To:

Ridgewood Trails CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees - December 2021 1,310.57300.34000		3,625.00	3,625.00
Website Administration - December 2021 1,310.57300.35200		100.00	100.00
Information Technology - December 2021 1,310.57300.35700		150.00	150.00
Dissemination Agent Services - December 2021 1,310.57300.31300		83.33	83.33
Office Supplies 1,310.57300.157000		0.51	0.51
Postage 1,310.57300.42000		8.63	8.63
Copies 1,310.57300.42500		86.10	86.10
Telephone 1,310.57300.41000		37.40	37.40

RECEIVED DEC 06 2021

Total \$4,090.97**Payments/Credits** \$0.00**Balance Due** \$4,090.97

Sgt. Keith A. Smith

4010 Great Falls Loop
Middleburg, FL 32068
(904) 237-1899

INVOICE

INVOICE DATE: 12/07/2021

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

64A
1.320.57200.34500

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12/07/2021	Patrolled neighborhood and amenity center.	1500-1900	4	\$30.00	\$120.00
	Patrolled all areas. Made Contact with residents walking who had no concerns at this time. Has several vehicles in rear of phase I observing Christmas Lights.				
	Stopped Three Vehicles for excessive speed near playground.				
	Decent size crowd in area of Bronco Road towards end of shift at				
	Residence with walk through Christmas Light event.				
TOTAL					\$120.00

Make all checks payable to Keith A. Smith

THANK YOU FOR YOUR BUSINESS!

INVOICE



3543 State Road 419, Winter Springs, FL 32708
 PH: 800-666-5253

Bill To
RIDGEWOOD TRAILS CDD 475 WEST TOWN PLACE SUITE 114 ST AUGUSTINE, FL 32092

Invoice #	620995
Account #	718416
Invoice Date	12/1/2021
Due Date	12/11/2021
Rep	JB

Invoice Questions:
Lakes@lakedoctors.com
 Payment Questions:
Payments@lakedoctors.com

Purchase Order Number		Terms	Invoice Date Reflects Month of Service Provided
		NET 10 DAYS	
Item	Description	Amount	
	Monthly Water Management Service (R) B Hupf 12-1-21 LAKE MAINT. 001.330.53800.46400 42A	672.00	
Customer Total Balance		\$1,344.00	
Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you!		Total Invoice	\$672.00

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
RIDGEWOOD TRAILS CDD 475 WEST TOWN PLACE SUITE 114 ST AUGUSTINE, FL 32092

Amount Enclosed

Invoice #	620995
Account #	718416
Date	12/1/2021

Go Green! Contact us at Payments@lakedoctors.com to have your invoices emailed.

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

The Lake Doctors, Inc.
 3543 State Road 419
 Winter Springs, FL 32708

IF PAYING BY CREDIT CARD, FILL OUT BELOW	
<input type="checkbox"/> Mastercard	<input type="checkbox"/> Visa <input type="checkbox"/> American Express
Card #	_____
Card Verification #	_____
Exp. Date #	_____
Print Name	_____
Billing Address:	<input type="checkbox"/> Check box if same as above
Signature	_____



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

Invoice

Date 12/1/2021

Invoice # 131295603686

Terms	Net 20
Due Date	12/21/2021
PO #	

Bill To	Ship To
RMS Ridgewood Trails CDD 9655 Florida Mining Blvd Bldg 300 suite 305 Jacksonville FL 32257	Azalea Ridge by DR Horton 1667 Azalea Ridge Blvd Middleburg FL 32068

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate <i>95A</i> <i>Bkpt 11-23-21</i> <i>Pool Chemicals</i> <i>001.320.57200.52100</i>	1	ea	720.00

A prepayment discount of 5% is available if the entire amount for 2022 is paid by December 31st, 2021. Please contact us at ar@poolsure.com or 1-800-858-POOL(7665) if you have any questions.

Total 720.00
Amount Due \$720.00



Remittance Slip

Customer
13AZA025
Invoice #
131295603686

Amount Due \$720.00

Amount Paid _____

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



131295603686

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

Invoice

Invoice #: 293
Invoice Date: 12/1/2021
Due Date: 12/1/2021
Case:
P.O. Number:

Bill To:

Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
1.320.57200.34200 - Janitorial Services - December 2021		832.00	832.00
1.320.57200.46500 - Pool Maintenance Services - December 2021		1,325.83	1,325.83
1.330.53800.34000 - Contract Administration - December 2021		1,912.33	1,912.33
1.320.57200.46200 - Facility Management - Ridgewood Trails - December 2021		5,000.00	5,000.00
RECEIVED DEC 07 2021			
Total			\$9,070.16
Payments/Credits			\$0.00
Balance Due			\$9,070.16

RMW

12.2.21



Invoice

Invoice#: 16480

Date: 11/28/2021

Billed To: Ridgwood Trails CDD
475 West Town Place Suite 114
St. Augustine FL 32092

Project: 20101
Ridgewood Trails CDD
475 West Town Place Suite 114

St. Augustine FL 32092

Description	Quantity	Price	Ext Price
November Monthly Landscaping Maintenance Services	1.00	8,389.77	8,389.77

Notes:

THANK YOU FOR YOUR BUSINESS!

Invoice Total: \$8,389.77

B. Huph 91A
12-1-21
LANDSCAPE MAINT.
001.330.53800.46200



0107 - Waste Pro - Jacksonville
2940 Strickland Street
JACKSONVILLE, FL 32254
(904) 731-7288

RIDGEWOOD TRAILS CDD
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Detail of Payments and Charges

Current	0-30 Days	31-60 Days	61-90 Days	Over 90
\$18.00	\$167.36	\$0.00	\$0.00	\$0.00

Dates	Description	Qty	Charge
11/01/2021	Invoice #0000508984		\$167.36
11/02/2021	Payment - #002161		-\$159.29
11/30/2021	Paper Invoice Fee		\$3.00
Site 093086 RIDGEWOOD TRAILS 3813 GREAT FALLS LOOP			
11/04/2021	Lockbar Charge	1	\$15.00
Site Total:			\$15.00
Total:			\$185.36

110A
1.320.57200.34100
Dec Refuse



Account Details

Account #/ Invoice#: 093086/0000510656
Invoice Date: 11/30/2021
Balance Forward: \$326.65
Payments: -\$159.29
Adjustments: \$0.00
New Charges: \$18.00
Total Amount Due: \$185.36

Important Message

When paying over the phone there is a \$4.95 fee, or you have the option of logging into our online bill pay portal at www.wasteprousa.com/bill-pay. Credit/debit cards charge an additional 3%, we also offer pay by checking account at no charge. Please note your remittance address has changed.



GO Paperless!

Sign Up for Invoice Notifications!

- Convenience
- Security
- Accessibility
- Savings

Log on to our website at www.wasteprousa.com click on Bill Pay on the top right of the page. Choose your location and create an account. You can make payments and set up for paperless billing. You can access your account anytime anywhere.

PAYMENT DUE UPON RECEIPT
LATE PAYMENT FEES WILL BE ASSESSED IF PAYMENT
IS NOT RECEIVED ON OR BEFORE 12/30/2021

THANK YOU FOR YOUR BUSINESS AND PROMPT PAYMENT HAVE A GREAT DAY!

If you have questions about your invoice, please call our Customer Service Representatives at (904) 731-7288.
Please detach and return this portion with your payment.



0107 - Waste Pro - Jacksonville
2940 Strickland Street
JACKSONVILLE, FL 32254
(904) 731-7288

Return Service Requested

9920000047 PRESORT PBPS001



RIDGEWOOD TRAILS CDD
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Remittance Section

Account Number: 093086
Invoice Number: 0000510656
Invoice Date: 11/30/2021
Amount Due Now: \$185.36

Amount Enclosed: \$

Please put your account number on your check and make payable to WastePro or to pay online go to www.wasteprousa.com/bill-pay/

Waste Pro - Jacksonville
PO BOX 947200
Atlanta, GA 30394-7200



010700000930860000510656000185363



0107 - Waste Pro - Jacksonville
2940 Strickland Street
JACKSONVILLE, FL 32254
(904) 731-7288

RIDGEWOOD TRAILS CDD
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Detail of Payments and Charges

Current	0-30 Days	31-60 Days	61-90 Days	Over 90
\$181.90	\$185.36	\$0.00	\$0.00	\$0.00

Dates	Description	Qty	Charge
11/01/2021	Invoice #0000508984		\$167.36
11/30/2021	Invoice #0000510656		\$18.00
12/01/2021	Paper Invoice Fee		\$3.00

Site 093086 RIDGEWOOD TRAILS 3813 GREAT FALLS LOOP

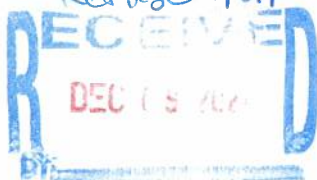
01/01/2022 - 01/31/2022	Frontload 4 Yd - Monthly Solid Waste Service	1	\$112.00
	Environmental Recovery		\$21.22
	Franchise Fee Front Load		\$25.05
	Fuel Recovery		\$20.63

Site Total: \$178.90

Total: \$367.26

110A

11300.15500.10000
Refuse 1/01/22-1/31/22



Account Details

Account #/ Invoice#: 093086/0000512585
Invoice Date: 12/01/2021
Balance Forward: \$185.36
Payments: \$0.00
Adjustments: \$0.00
New Charges: \$181.90
Total Amount Due: \$367.26



Important Message

When paying over the phone there is a \$4.95 fee, or you have the option of logging into our online bill pay portal at www.wasteprousa.com/bill-pay. Credit/debit cards charge an additional 3%, we also offer pay by checking account at no charge. Please note your remittance address has changed.



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PAYMENT DUE UPON RECEIPT
LATE PAYMENT FEES WILL BE ASSESSED IF PAYMENT IS NOT RECEIVED ON OR BEFORE 12/31/2021

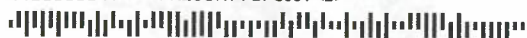
THANK YOU FOR YOUR BUSINESS AND PROMPT PAYMENT HAVE A GREAT DAY!

If you have questions about your invoice, please call our Customer Service Representatives at (904) 731-7288.
Please detach and return this portion with your payment.



0107 - Waste Pro - Jacksonville
2940 Strickland Street
JACKSONVILLE, FL 32254
(904) 731-7288

9916000047 PRESORT PBPS001



RIDGEWOOD TRAILS CDD
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

Remittance Section

Account Number: 093086
Invoice Number: 0000512585
Invoice Date: 12/01/2021
Amount Due Now: \$367.26
Amount Enclosed: \$

Please put your account number on your check and make payable to WastePro or to pay online go to www.wasteprousa.com/bill-pay/

Waste Pro - Jacksonville
PO BOX 947200
Atlanta, GA 30394-7200



010700000930860000512585000367260

Beacon Electrical Contractors, Inc.

731 Duval Station Rd. Suite 107-306
Jacksonville, Florida 32218
Phone: 904-338-5394
Fax: 904-751-6583

114A

INVOICE # 211207

Date: 12-6-21

To: Riverside Management Services, Inc.
9145 Narcoossee Road, Suite A206
Orlando, FL 32827

B. Stephens 12-23-21
Repairs + Maint.
001.330.5380 46000

Attn: Brian Stephens
Phone:
Email: bstephens@riversidemgtsvc.com

WORK COMPLETED @ Azalea Ridge

Labor and materials for:

-Relocated perma post sign and installed ground box and two GFI's.

TOTAL INVOICE AMOUNT

\$ 1,059.00

All work has been completed in a workmanlike manner according to standard practices and the National Electrical Codes. All work has a *one-year warranty* effective as of the date of this invoice.



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

Invoice Number: SSI10238
Invoice Date: 9/18/2021

Page: 1

Attn: Fiscal - Accounts Receivable

Bill
To: RIDGEWOOD TRAILS CDD
1408 HAMLIN AVE
UNIT E
SAINT CLOUD, FL 34771
BERNADETTE PEREGRINO

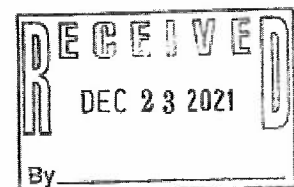
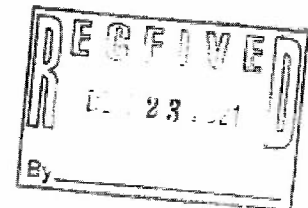
Ship
To: RIDGEWOOD TRAILS CDD
1408 HAMLIN AVE
UNIT E
SAINT CLOUD, FL 34771
BERNADETTE PEREGRINO

Due Date 10/3/2021
Terms Net 15 Days

Customer ID C0000575
P.O. Number
P.O. Date 9/18/2021
Our Order No
SalesPerson

70A
1.320.57200.34500

Item/Description	Unit	Order Qty	Quantitv	Unit Price	Total Price
Fees-2nd Employment Admin Fee-AUGUST 2021		24	24	5.00	120.00
Fees-2nd Employment Scheduling		3	3	25.00	75.00



Amount Subject to Sales Tax USD
Amount Exempt from Sales Tax 195.00

Subtotal: 195.00
Invoice Discount: 0.00
Tax: 0.00

Total USD: 195.00

Det. David A. Widergren

4414 Warm Springs Way
Middleburg, FL 32068
(904) 333-3794

INVOICEINVOICE DATE: 12-01-2021 **A**

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

107A**1.320.51200.34500**

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12-16-2021	21:00-21:15 Initial loop around all streets of neighborhood starting from Warm Springs Way. Check of all playgrounds.	21:00-00:00	3	\$30.00	\$90.00
	21:15-22:00 Check pool and close female bathroom door. No residents used the gym and no vehicles were parked in the lot.				
	22:00-23:00 Make additional loops of the neighborhood while stopping at the amenity center periodically.				
	23:00-23:30 Park along different spots of Azalea Ridge Boulevard and Great Falls Loop with my blue lights activated to deter speeders. One resident used the gym during this time.				
	23:30-22:45 Made additional loops around the neighborhood and made stops at the amenity center, playground, and power lines. No other vehicles or residents were observed at the amenity center.				
TOTAL					

Make all checks payable to David A. Widergren

THANK YOU FOR YOUR BUSINESS!

Sgt. Edgar W. Howell

3863 Trail Ridge Rd
Middleburg, FL 32068
(904) 813-2384

INVOICE

INVOICE DATE:

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

63A

1,320.57200,34500

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12-21-21	0800/0845: Patrolled the neighborhood and check on the pool area.	0800/1200	4.0	\$30.00	\$120.00
	0845/0950: Radar for speeders coming and going slowing down several vehicles.				
	0950/1045: Patrolled the neighborhood and check on the pool area.				
	1045/1135 : Radar for speeders coming and going slowing down several vehicles.				
	1135/1200: Patrolled the neighborhood and check on the pool area.				
	During this shift, nothing suspicious was observed. Due to the rain, no one was observed at the park or in the field.				
TOTAL			4.0	\$30.00	\$120.00

Make all checks payable to Edgar W. Howell

THANK YOU FOR YOUR BUSINESS!

9917

2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com



EMAIL INVOICE
RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

KEEP THIS PORTION FOR YOUR RECORDS
Scientific Pest Control
DIRECTED BY GRADUATE ENTOMOLOGISTS

RT.	DAY	ACCOUNT NO.	DATE SERVICED	CS	CK	CG	INVOICE NO.	SERVICEMAN NO.
7	32	RI0258-1	12/16/21				876317 9	P370

PREVIOUS BALANCE	TODAY'S CHARGE	BALANCE DUE
90.00	45.00	

*PAYMENTS OR OTHER CHARGES MADE AFTER ARE NOT INCLUDED IN BALANCES ABOVE. 12/07/21

TODAY'S SERVICE: ☒ Inspected / treated around windows, eaves, door facings and all entry points. ☐ Inspected / treated around perimeter of structure. ☐ Cobweb cleaning. ☐ Inspected / treated around garage and utility room.

Thanks!

At Shop 12-21-21
Facility Maint.
001.320.572200-46100

Inspection and treatment applied to prevent insect entry.
Interior inspection and treatment as needed.

PLEASE PAY THE TECHNICIAN AT THE TIME OF SERVICE OR RETURN THIS PORTION WITH YOUR PAYMENT

Payment Information
☐ I'm enclosing a check or money order, payable to Florida Pest Control & Chemical Co.
☐ AMERICAN EXPRESS ☐ VISA ☐ MasterCard ☐ DISCOVER



EMAIL INVOICE
RIDGEWOOD TRAILS CDD
1667 AZALEA RIDGE BLVD
MIDDLEBURG FL

2820 Spring Glen Rd
Jacksonville FL 32207
(904) 396-5805
www.flapest.com

THANK YOU FOR CHOOSING
FLORIDA PEST CONTROL
WE APPRECIATE YOUR BUSINESS AND
THE CONFIDENCE YOU HAVE PLACED IN US.
MAY YOU AND YOUR FAMILY HAVE A
HAPPY AND SAFE HOLIDAY SEASON.

Card number _____
Expires _____
Cardholder _____
(please print name exactly as it appears on card)
Signature _____
Phone _____
E-mail _____
Invoice No. 876317 9
Account No. RI0258 - 1
Amount Enclosed \$ _____

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

Invoice

Invoice #: 294
Invoice Date: 12/13/2021
Due Date: 12/13/2021
Case:
P.O. Number:

Bill To:

Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Maintenance November 1 - November 30, 2021 Maintenance Supplies		5,334.28 299.79	5,334.28 299.79
<i>34A</i> <i>Bkpt 12-15-21</i> <i>SPECIAL EVENTS - \$222.50</i> <i>001.320.57200.49500</i>			
<i>LAKE MAINT. - \$232.50</i> <i>001.330.53800.46400</i>			
<i>AMENITY R+M - \$3170.07</i> <i>001.320.57200.46000</i>			
<i>FIELD R+M - \$2009.00</i> <i>001.330.53800.46000</i>			
Total			\$5,634.07
Payments/Credits			\$0.00
Balance Due			\$5,634.07

RMW
12.17.21

**RIDGEWOOD TRAILS COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF NOVEMBER 2021**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
11/1/21	4	L.F.	Installed libraries, blew leaves and debris off pool deck, straightened and organized pool furniture, raked mulch at playground
11/1/21	8	B.M.	Started painting pergolas on pool deck, removed debris around amenity center and roadways, repaired board on top of pergola, prepped area for painting, picked up supplies
11/3/21	4.5	B.M.	Continued painting pergola on pool deck
11/3/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/4/21	8	B.M.	Repaired pool hanger, repaired sink in ladies restroom, finished painting first pergola, picked up supplies
11/4/21	7.5	D.J.	Pressure washed exterior of amenity center along roof line
11/5/21	4	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/7/21	5.5	F.S.	Special Event - assisted with set up and clean up, removed debris from amenity center, common area, pool, playground and field, changed all trash receptacles, cleaned bathrooms after event
11/8/21	4	L.F.	Repaired exit button at amenity center, changed time on light timer for day light savings, emptied and restocked dog waste receptacles, removed debris throughout community
11/8/21	8	B.M.	Repaired screen on fitness room window, continued painting pergolas, prep and paint, installed new face plate on light switch in closet, picked up supplies
11/9/21	6.5	D.J.	Removed debris from lake banks and waters edge, inspected outfalls
11/10/21	8	B.M.	Continued painting pergola, painted ladies room door frame first coat, removed debris around amenity center
11/10/21	2	F.S.	Changed and restocked dog waste receptacles, removed debris from common areas, pool, playground and roadways, changed trash receptacles
11/11/21	8	B.M.	Finished painting pergola two, touch up paint on first pergola, painted shower poles, removed debris from around amenity center and main entrance
11/12/21	2	F.S.	Removed debris from common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/15/21	8	B.M.	Primed and sanded bathroom doors, repainted door frame on ladies room dust to rust, primed and sanded fitness room door, started painting last pergola, removed debris around amenity center, field and main entrance at amenity center, picked up supplies
11/16/21	7.5	D.J.	Continued pressure washing while awning area around restroom building, pressure washed all chairs and lawn chairs
11/17/21	8	B.M.	Prepped and painted door closers, prepped and painted door grating, painted doors and frames on fitness center and bathroom two coats, removed debris around amenity center, field and pool deck, picked up supplies
11/17/21	2	F.S.	Removed debris from common areas, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
11/18/21	8	B.M.	Finished painting pergola, removed debris from new park construction, picked up supplies
11/19/21	2	F.S.	Changed and restocked dog waste receptacles, removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles
11/19/21	2	D.J.	Picked up debris and placed it in the dumpster
11/22/21	2	L.F.	Removed debris from amenity center, common areas, pool, playground and roadways, changed and changed all trash receptacles, emptied and restocked all dog waste receptacles
11/22/21	7	D.J.	Installed holiday lights
11/24/21	3	B.M.	Installed holiday decorations
11/29/21	6.5	L.F.	Installed holiday decorations, moved picnic tables back to pocket park, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, removed debris from amenity center, common areas, pool, playground and roadways
11/29/21	8	B.M.	Installed holiday decorations, moved picnic tables back to pocket park, picked up supplies
TOTAL	<u><u>148</u></u>		
MILES	<u><u>504</u></u>		*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

Period Ending 12/05/21

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
RT				
RIDGEWOOD TRAILS				
	11/8/21	Ivory Wall Switch Plate	0.78	B.M.
	11/8/21	Behr Flat Paint	59.78	B.M.
	11/15/21	Paint Brush	6.75	B.M.
	11/15/21	Paint Rollers 6pk	11.89	B.M.
	11/15/21	Rust Stop Metal Primer	13.78	B.M.
	11/17/21	Sand Paper	5.37	B.M.
	11/17/21	Brass Stripping Brush	3.76	B.M.
	11/17/21	1" Paint Brush	7.44	B.M.
	11/17/21	Rustoleum Aluminum Paint Qt	13.78	B.M.
	11/18/21	128oz Behr Paint	59.78	B.M.
	11/22/21	Pet Waste Bags 2,000 bags	107.54	L.F.
	11/29/21	75pk Light Clips (2)	9.15	B.M.
TOTAL			\$299.79	

Det. David A. Widergren

4414 Warm Springs Way
Middleburg, FL 32068
(904) 333-3794

INVOICE

INVOICE DATE: 12-29-2021

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

107A 1,320.572.345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12-29-2021	18:00-18:15 Initial loop around all streets of neighborhood starting from Warm Springs Way.	18:00-22:00	4	\$30.00	\$120.00
<i>SPD</i>	18:15-18:45 Check pool and close female bathroom. Two residents were using the gym and there were three vehicles parked out front.				
	18:45-19:00 Make additional loop and checked on the playgrounds of near the amenity center and the new park on Warm Springs Way.				
	19:00-19:30 Return to the amenity center. I turned the lights off inside the gym as they were left on. The same three vehicles were still parked at the center.				
	19:30-20:00 Made additional loops around the neighborhood and made stops at the amenity center, playground, and power lines. No residents used the gym during this time either.				
	20:00-21:00 I parked near the amenity center but along the road. I activated my rear blue lights to slow residents. I did not conduct any traffic stops.				
	21:00-22:00 I made loops around the entire neighborhood, periodically stopping at the amenity center. No residents used the gym during this time and the three same vehicles were still in the parking lot.				
TOTAL					

Make all checks payable to David A. Widergren

THANK YOU FOR YOUR BUSINESS!

Deputy Halston Jones #7936

2008 Frogmore Dr
Middleburg, FL 32068
(904) 327-2679

INVOICE

INVOICE DATE: 1/3/22

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

10819

1.320.572.345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
1/3/22	0600-0700 I parked near entrance on Azalea Ridge Blvd and conducted traffic stops on high speeders.	0600-1000	4	\$30.00	\$120.00
	0700-0800 I drove all streets of the community, from Azalea Ridge Blvd entrance all the way to Freedom as well as Warm Springs Way. While roving, I conducted (14) "like it lock its" for theft prevention. I also made contact with an illegally parked vehicle.				
	0800-0830 I conducted property searches of the Amenity Center and community parks. I did not observe any suspicious people/activity.				
	0830-0930 I deterred speeders by sitting in multiple spots on main road(s).				
	0930-1000 I conducted a final loop in search of any suspicious activity. I also made it a goal to be a positive presence in the community.				
TOTAL					

Make all checks payable to Halston B. Jones

THANK YOU FOR YOUR BUSINESS!

Sgt. Keith A. Smith

4010 Great Falls Loop
Middleburg, FL 32068
(904) 237-1899

INVOICE

INVOICE DATE: 12/23/2021

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

64A
1,320.572,345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12/23/2021	Patrolled neighborhood and amenity center.	1400-1800	4	\$30.00	\$120.00
	Patrolled all areas. Several parents/kids at park. Food Trucks				
	Started showing up to prepare for event. There was no unusual				
	Activity during this time.				
TOTAL					\$120.00

Make all checks payable to Keith A. Smith

THANK YOU FOR YOUR BUSINESS!

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

Invoice

Invoice #: 295
Invoice Date: 1/1/2022
Due Date: 1/1/2022
Case:
P.O. Number:

Bill To:

Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine, FL 32092

39A

Description	Hours/Qty	Rate	Amount
1.320.57200.34200 - Janitorial Services - January 2022		832.00	832.00
1.320.57200.46500 - Pool Maintenance Services - January 2022		1,325.83	1,325.83
1.330.53800.34000 - Contract Administration - January 2022		1,912.33	1,912.33
1.320.57200.46200 - Facility Management - Ridgewood Trails - January 2022		5,000.00	5,000.00
Total			\$9,070.16
Payments/Credits			\$0.00
Balance Due			\$9,070.16

RMW
1.4.22



Invoice

Invoice#: 16676

Date: 12/28/2021

Billed To: Governmental Management Services, LLC
475 West Town Place Suite 114
St. Augustine FL 32092

Project: 20101
Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine FL 32092

Description	Quantity	Price	Ext Price
December Monthly Landscaping Maintenance Services	1.00	8,389.77	8,389.77

Notes:

THANK YOU FOR YOUR BUSINESS!

B. Hupf → 12-28-21
LANDSCAPE MAINT.
001,330,53800.46200

Invoice Total: \$8,389.77

91A

**CLAY
TODAY**3513 U.S. Hwy. 17 • Fleming Island, FL 32003
Phone: (904) 264-3200**Ponte Vedra
Recorder**
Not your average newspaper, not your average reader.1102 A1A North, Unit 108 • Ponte Vedra Beach, FL 32082
Phone: (904) 285-8831

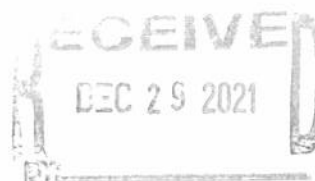
Advertising Invoice

**RIDGEWOOD TRAILS C.D.D.
475 W TOWN PL # 114
SAINT AUGUSTINE, FL 32092**15A
1.3/0.513.480**Cust#:503014
Ad#:332739 -
Phone#:904-940-5850
Date:12/21/2021****Salesperson: Clay Today****Classification: Legal Notice****Ad Size: 1.0 x 5.20****Advertisement Information:**

Description	Start	Stop	Ins.	Cost/Day	Total
Clay Today	12/23/2021	12/23/2021	1	52.00	52.00

Payment Information:

Date:	Order#	Type
12/21/2021	332739	BILLED ACCOUNT

Total Amount: 52.00**Tax: 0.00****Amount Due: 52.00****Attention: Requests for credits or refunds for early cancellations must be made within 90 days.****Ad Copy**

**Notice of Meeting
Ridgewood Trails
Community
Development District**

The meeting of the Board of Supervisors of the Ridgewood Trails Community Development District will be held on Wednesday, January 5, 2022 at 6:00 p.m. at the Azalea Ridge Amenity Center, 1667 Azalea Ridge Boulevard, Middleburg, Florida 32068. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for the meeting may be obtained from the District Manager, at 475 West Town Place, Suite 114, St. Augustine, Florida 32092 (and phone (904) 940-5850). The 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 the meeting because of a disability or physical impairment should contact the District Office at (904) 940-5850 at least two calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Marilee Giles

District Manager

**Legal 48933 published Dec 23, 2021
in Clay County's Clay Today
newspaper**

PUBLISHER AFFIDAVIT
CLAY TODAY
 Published Weekly
 Orange Park, Florida

STATE OF FLORIDA
COUNTY OF CLAY:

Before the undersigned authority personally appeared Jon Cantrell, who on oath says that he is the publisher of the "Clay Today" a newspaper published weekly at Orange Park in Clay County, Florida; that the attached copy of advertisement being a

NOTICE OF MEETING

in the matter of

January MEETING

LEGAL: 48933 ORDER: 332739

was published in said newspaper in the issues:

12/23/2021

Affiant further says that said "Clay Today" is a newspaper published at Orange Park, in said Clay County, Florida, and that the said newspaper has heretofore been continuously published in said Clay County, Florida, weekly, and has been entered as Periodical material matter at the post office in Orange Park, in said Clay County, Florida, for period of one year next proceeding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Notice of Meeting
Ridgewood Trails
Community
Development District

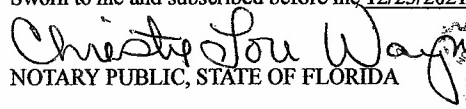
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Each person who decides to appeal any action taken at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Marilee Giles
 District Manager
 Legal 48933 published Dec 23, 2021
 in Clay County's Clay Today newspaper

Sworn to me and subscribed before me 12/23/2021.


 NOTARY PUBLIC, STATE OF FLORIDA

CHRISTIE LOU WAYNE
 MY COMMISSION # HH34426
 EXPIRES: September 20, 2024

3515 US HWY 17 Suite A, Fleming Island FL 32003
 Telephone (904) 264-3200 - FAX (904) 264-3285
 E-Mail: Christie@opcfla.com



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

(904) 284-7575

Invoice Number: SSI10421
Invoice Date: 1/11/2022

Page: 1

Attn: Fiscal - Accounts Receivable

Bill
To: RIDGEWOOD TRAILS CDD
1408 HAMLIN AVE
UNIT E
SAINT CLOUD, FL 34771
BERNADETTE PEREGRINO

Ship
To: RIDGEWOOD TRAILS CDD
1408 HAMLIN AVE
UNIT E
SAINT CLOUD, FL 34771
BERNADETTE PEREGRINO

Due Date 1/26/2022
Terms Net 15 Days

Customer ID C0000575
P.O. Number
P.O. Date 1/11/2022
Our Order No
SalesPerson

70A
1,320.572.345

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Fees-2nd Employment Admin Fee-DECEMBER 2021	1.	21	21	5.00	105.00
Fees-2nd Employment Scheduling	2.	3	3	25.00	75.00

Amount Subject to Sales Tax US0
Amount Exempt from Sales Tax 180.00

Subtotal: 180.00
Invoice Discount: 0.00
Tax: 0.00

Total USD: 180.00

INVOICE

CLIENT NAME

AZALEA RIDGE

CLIENT NUMBER

CLIENT ADDRESS

INVOICE NUMBER

INVOICE DATE

1/10/2022

EVENT	DATE	DESCRIPTION	PERSONNEL START and STOP TIMES	HOURS or QUANTITY	RATE	TOTAL
1	12/01/21 0000 - 12/01/21 0000	Azalea Ridge Patrol	David Widergren 12/01/21 1845 - 12/01/21 2245	4 (hrs) 4	\$30.00	\$120.00 \$120.00
2	12/02/21 0000 - 12/02/21 0000	Azalea Ridge Patrol	halston jones 12/02/21 2200 - 12/03/21 0200	4 (hrs) 4	\$30.00	\$120.00 \$120.00
3	12/11/21 0000 - 12/11/21 0000	Azalea Ridge Patrol	David Widergren 12/11/21 2200 - 12/12/21 0000	2 (hrs) 2	\$30.00	\$60.00 \$60.00
4	12/16/21 0000 - 12/16/21 0000	Azalea Ridge Patrol	David Widergren 12/16/21 2100 - 12/17/21 0000	3 (hrs) 3	\$30.00	\$90.00 \$90.00
5	12/23/21 0000 - 12/23/21 0000	Azalea Ridge Patrol	Keith Smith 12/23/21 1400 - 12/23/21 1800	4 (hrs) 4	\$30.00	\$120.00 \$120.00
6	12/29/21 0000 - 12/29/21 0000	Azalea Ridge Patrol	David Widergren 12/29/21 1800 - 12/29/21 2200	4 (hrs) 4	\$30.00	\$120.00 \$120.00
INVOICE TOTAL:				(hrs) 21		\$630.00

Sgt. Edgar W. Howell

3863 Trail Ridge Rd
Middleburg, FL 32068
(904) 813-2384

INVOICE

INVOICE DATE:

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

63A
1.320.572.345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
01-1-22	1740/1810: Parked at the amenity center	1740/2140	4.0	\$30.00	\$120.00
security	1810/1930: Patrolled the neighborhood and checked on the pool				
	1930/2015 : Radar for speeders entering and leaving slowing down 4 drivers.				
	2015/2115: Patrolled the neighborhood and checked on the pool				
	2115/2140: : Radar for speeders entering and leaving slowing down 6 drivers.				
TOTAL			4.0	\$30.00	\$120.00

Make all checks payable to Edgar W. Howell

THANK YOU FOR YOUR BUSINESS!

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 226**Invoice Date:** 1/1/22**Due Date:** 1/1/22**Case:****P.O. Number:****Bill To:**

Ridgewood Trails CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees - January 2022 1.310.573.340		3,625.00	3,625.00
Website Administration - January 2022 1.310.573.352		100.00	100.00
Information Technology - January 2022 1.310.573.351		150.00	150.00
Dissemination Agent Services - January 2022 1.310.573.313		83.33	83.33
Office Supplies 1.310.573.570		0.63	0.63
Postage 1.310.573.420		11.13	11.13
Copies 1.310.573.425		3.30	3.30

Total \$3,973.39**Payments/Credits** \$0.00**Balance Due** \$3,973.39

Deputy Halston Blake Jones

2008 Frogmore Drive
Middleburg FL, 32068
(904-327-2679)

INVOICE

INVOICE DATE: 12/2/21

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

108A
1.320.572.345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
12/2/21	Azalea Ridge Community security/traffic patrol	2200-0200	4	\$30.00	\$120.00
TOTAL					\$120.00

Make all checks payable to Halston Blake Jones

THANK YOU FOR YOUR BUSINESS!

Deputy Halston Jones #7936

2008 Frogmore Dr
Middleburg, FL 32068
(904) 327-2679

INVOICE

INVOICE DATE: 1/12/22

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

108A
1,320.572.345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
1/12/22	0530-0630 I ran radar on Azalea Ridge Blvd and conducted traffic stops on high speeders.	0600-1000	4	\$30.00	\$120.00
	0630-0730 I drove all streets of the community and conducted property checks. While roving, I conducted (10) "like it lock its" for theft prevention.				
	0730-0800 I parked near stop signs within the community and deterred drivers from running stop signs. While doing so, I encountered an illegally parked vehicle and issued a written warning.				
	0800-0830 I conducted property checks at the Amenity Center and community park(s). I observed several people utilizing the gym/athletic center.				
	0830-0930 I parked at the entrance of Azalea Ridge Blvd and deterred speeders from entering/exiting the community.				
TOTAL					

Make all checks payable to Halston B. Jones

THANK YOU FOR YOUR BUSINESS!

INVOICE

INVOICE DATE: 01/06/2022

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

111A
1.320.572.345

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
1/6/2022	I chose this time to work due to a personal friend in the neighborhood	13:00-17:00	4	\$30.00	\$120.00
Security	Advising a few vehicle speed and was concerned when students				
	Are being dropped off from school. I frequently checked bathrooms				
	Throughout my shift and there were no issues. While busses were				
	Dropping off students, I made a presence on the main road to deter				
	Speeding. I made two traffic stops during my shift and both were				
	Verbal warnings. No calls for service during my shift.				
TOTAL					

Make all checks payable to

Robert T. Bassler
2554 Tall Grass Road
Green Cove Springs, FL, 32043

THANK YOU FOR YOUR BUSINESS!

INVOICE



3543 State Road 419, Winter Springs, FL 32708
PH: 800-666-5253

Bill To
RIDGEWOOD TRAILS CDD 475 WEST TOWN PLACE SUITE 114 ST AUGUSTINE, FL 32092

Invoice #	626984
Account #	718416
Invoice Date	1/1/2022
Due Date	1/11/2022
Rep	JB

Invoice Questions:
Lakes@lakedoctors.com
Payment Questions:
Payments@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>B Step 1-4-22</i> <i>LAKE MAINT.</i> <i>001.330.53800.46400</i> <i>42A</i>	672.00
Customer Total Balance		\$672.00
Please confirm your bank bill payer amount matches your invoice amount if you use a bank bill payer service. Thank you!		Total Invoice \$672.00

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
RIDGEWOOD TRAILS CDD 475 WEST TOWN PLACE SUITE 114 ST AUGUSTINE, FL 32092

Amount Enclosed

Invoice #	626984
Account #	718416
Date	1/1/2022

Go Green! Contact us at Payments@lakedoctors.com to have your invoices emailed.

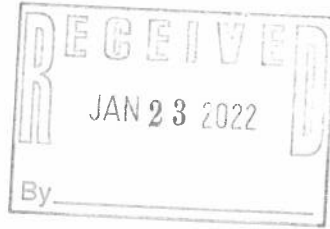
For address and contact updates, please email us at Frontdesk@lakedoctors.com.

The Lake Doctors, Inc.
3543 State Road 419
Winter Springs, FL 32708

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

Det. David A. Widergren

4414 Warm Springs Way
Middleburg, FL 32068
(904) 333-3794

**INVOICE**

INVOICE DATE: 01-13-2022

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
01-13-2022	20:00-20:15 Initial loop around all streets of neighborhood starting from Warm Springs Way. Check of all playgrounds including new one.	20:00-23:00	3	\$30.00	\$90.00
	20:15-21:00 Check pool and all gates/doors. No residents used the gym and no vehicles were parked in the lot.				
	21:00-22:00 Make additional loops of the neighborhood while stopping at the amenity center periodically. No residents used the gym and no vehicles were parked in the lot during this time.				
	22:00-23:00 Park along different spots of Azalea Ridge Boulevard and Great Falls Loop with my blue lights activated to deter speeders. Finish with a final loop around the neighborhood and a check of all playgrounds.				
TOTAL					

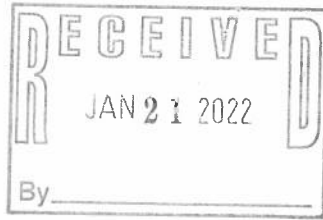
Make all checks payable to David A. Widergren

1,320.572.345
107A

THANK YOU FOR YOUR BUSINESS!

Sgt. Edgar W. Howell

3863 Trail Ridge Rd
Middleburg, FL 32068
(904) 813-2384

**INVOICE**

INVOICE DATE:

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
01-19-22	1730/1800: Parked at the amenity center due to several vehicles at the pool area.	1730-2130	4.0	\$30.00	\$120.00
	1800/1845: Patrolled the neighborhood and nothing suspicious observed				
	1845/1930: radar for speeders slowing down 6 vehicles				
	1930/2015: Patrolled the neighborhood and checked on the park				
	2015/2100: Radar for speeders slowing down 4 vehicles				
	2100/2130: Patrolled the neighborhood and checked on the park and pool and nothing suspicious was observed.				
TOTAL			4.0	\$30.00	\$120.00

Make all checks payable to Edgar W. Howell

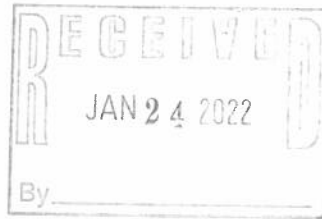
6319

1.320.572.345

THANK YOU FOR YOUR BUSINESS!

Sgt. Edgar W. Howell

3863 Trail Ridge Rd
Middleburg, FL 32068
(904) 813-2384

INVOICE

INVOICE DATE:

TO:

RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:

BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
01-23-22		0945/1345	4.0	\$30.00	\$120.00
	0945/1030: Patrolled the neighborhood and checked on the park and pool				
	1030/1130: Radar For speeders coming and going and slowed down 5 vehicles				
	1130/1230: Patrolled the neighborhood and checked on the pool				
	1230/1315: Radar for speeders slowing down 4 vehicles.				
	1315/1345: Patrolled the neighborhood and checked on the park and pool nothing suspicious was observed.				
TOTAL			4.0	\$30.00	\$120.00

Make all checks payable to Edgar W. Howell

63A

1.320.572.345

THANK YOU FOR YOUR BUSINESS!

4010 Great Falls Loop
Middleburg, FL 32068
(904) 237-1899

INVOICE DATE: 01/18/2022

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

Make all checks payable to Keith A. Smith

64A
1,320,572.345

THANK YOU FOR YOUR BUSINESS!

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

Invoice

Invoice #: 296
Invoice Date: 1/12/2022
Due Date: 1/12/2022

Case:
P.O. Number:

Bill To:

Ridgewood Trails CDD
475 West Town Place Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Maintenance December 1 - December 31, 2021		3,290.77	3,290.77
Maintenance Supplies		122.10	122.10
<i>B Steph 1.17.2022</i>			
<i>LAKE MAINT. - \$455.50</i>			
<i>001.330.53800.46400</i>			
<i>REPAIRS + MAINT Field - \$957.00</i>			
<i>001.330.53800.46000</i>			
<i>REPAIRS + MAINT AMENITY - \$2,000.37</i>			
<i>001.320.57200.46000</i>			
<i>39A</i>			

Total \$3,412.87

Payments/Credits \$0.00

Balance Due \$3,412.87

PMW

1.18.22

**RIDGEWOOD TRAILS COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF DECEMBER 2021**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
12/3/21	2	F.S.	Removed debris from amenity center, common areas, pool, playground and roadways, changed trash receptacles, changed and restocked dog waste receptacles
12/6/21	6.5	D.J.	Cleaned lake banks and outfall structures
12/8/21	2	F.S.	Cleaned all exterior windows
12/8/21	8	B.M.	Light inspection at parking lot, building amenity and entry signs, decorated entry sign (new side), made lighted garland, removed debris from common areas and roadways, emptied and restocked dog waste receptacles, changed bulbs in breezeway and social room, inspection of playground, checked and changed trash receptacle at park
12/9/21	8	B.M.	Picked up supplies, started painting men's restroom, installed new men's and women's restroom signs, removed debris from main roadway
12/10/21	3	L.F.	Checked holiday lights at entrances, inspection of the playground, removed debris from amenity center, common areas, pool, playground and roadways
12/13/21	8	B.M.	Painted large pool men's restroom walls, picked up supplies, cleaned walls of toilet paper balls from ceilings, swept floor of debris, rehung holiday decorations that fell, removed debris from common areas, main road, amenity center and field
12/15/21	8	B.M.	Started painting women's restroom on pool deck, rehung garland, emptied and restocked dog waste receptacles, removed debris from roadways, common areas and amenity grounds, checked and changed all trash receptacles
12/16/21	2	F.S.	Removed all cobwebs around facility
12/18/21	2	L.F.	Inspected lights at entrances
12/20/21	8	B.M.	Continued painting the ladies restroom, inspected playground, checked and changed all trash receptacles, removed debris from roadways, common areas and amenity grounds
12/20/21	6	D.J.	Cleaned lake banks and waters edge, cleaned outfall structures as needed
12/22/21	6	B.M.	Finished painting the ladies restroom on pool deck, removed debris from roadways, common areas and amenity grounds, checked and changed all trash receptacles
12/23/21	8	B.M.	Began painting men's restroom by gym, straighten reclaimed water sign on Bronco Rd, emptied and restocked dog waste receptacles, removed debris from roadways, common areas and amenity grounds, checked and changed all trash receptacles
12/24/21	2	L.F.	Inspected all holiday lights, removed debris from roadways, common areas and amenity grounds, checked and changed all trash receptacles
12/29/21	3	B.M.	Worked on pool equipment, continued painting in men's restroom, picked up supplies
12/30/21	8	B.M.	Finished painting the men's restroom, emptied and restocked dog waste receptacles, removed debris from roadways, common areas and amenity grounds, checked and changed all trash receptacles

TOTAL 90.5

MILES 277

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

MAINTENANCE BILLABLE PURCHASES

Period Ending 1/05/22

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
RT				
RIDGEWOOD TRAILS				
	12/10/21	Stainless Steel Cleaner (2)	11.45	L.F.
	12/20/21	Short 2.0 Inch Paint Brushes (4)	22.95	B.M.
	12/29/21	10" Mini Turbo Fan	80.47	B.M.
	12/29/21	J-B Weld Waterweld Epoxy	7.22	B.M.
		TOTAL	<u>\$122.10</u>	

INVOICE

INVOICE DATE: 01/24/2022

TO:
RIDGEWOOD TRAILS CDD
475 WEST TOWN PLACE STE 114
SAINT AUGUSTINE, FLORIDA 32092
904-239-5309

FOR:
BPEREGRINO@GMSNF.COM DISTRICT ACCOUNTANT
BERNADETTE PEREGRINO

DATE WORKED	DESCRIPTION	TIME IN/OUT	HOURS	RATE	AMOUNT
1/24/2022	I was able to be present for high school, elementary, and middle	13:00-17:00	4	\$38.00	\$152.00
	School bus drop off. Made two traffic stops during shift for speed,				
	Both resulted in verbal warnings. I frequently checked the				
	Bathroom and weight room during my shift. There were no issues in				
	Either room. No patrons visited the pool during my shift. There				
	Were no calls for service during my shift and no suspicious				
	Activity.				
TOTAL					

Make all checks payable to

Robert T. Bassler
2554 Tall Grass Road
Green Cove Springs, FL, 32043

111A

1,320.572.345

THANK YOU FOR YOUR BUSINESS!



Invoice

Invoice#: 16828

Date: 01/25/2022

Billed To: Ridgewood Trails CDD
475 West Town Place
Ste 114
St. Augustine FL 32092

Project: 30096
Ridgewood Trails CDD O/S
475 West Town Place
Ste 114
St. Augustine FL 32092

Description	Quantity	Price	Ext Price
<u>Repairs made during Irrigation System Inspection</u>			
(6) Rotors	1.00	150.00	150.00
(3) 12" pop-ups	1.00	75.00	75.00
(6) 6" pop-ups	1.00	120.00	120.00
(7) zone line repairs	1.00	175.00	175.00
(17) nozzles	1.00	51.00	51.00
(2) drip line repairs	1.00	10.00	10.00

Notes:

1,330.538.443

91A

Invoice Total: \$581.00