BANNON LAKES

Community Development District

November 1, 2023



Community Development District

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October 25, 2023

Board of Supervisors Bannon Lakes Community Development District

Dear Board Members:

The Bannon Lakes Community Development District Board of Supervisors Regular Meeting is scheduled for **Wednesday**, **November 1**, **2023**, **at 1:00 p.m.** at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, FL 32092. Following is the advance agenda for this meeting:

- I. Call Order
- II. Public Comments
- III. Approval of Minutes of the August 2, 2023 Meeting
- IV. Consideration of Resolution 2024-01, Amending the Budget
- V. Consideration of Proposals
 - A. Holiday Décor
 - B. Awning Replacement
 - C. Tree Removal
 - D. Pressure Washing
 - E. ZeroRez
- VI. Other Business
- VII. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager
 - D. General Manager Report

- VIII. Audience Comments
 - IX. Supervisor's Requests
 - X. Financial Reports
 - A. Balance Sheet and Statement of Revenues & Expenditures for the Period Ending September 30, 2023
 - B. Assessment Receipt Schedules
 - C. Approval of Check Register
 - XI. Shade Session: Presentation Regarding Security Camera Systems*
- XII. Next Scheduled Meeting February 7, 2023 @ 1:00 p.m. at World Golf Village Renaissance Hotel
- XIII. Adjournment

^{*} Florida law requires Board discussions related to the District's security system, as well as any discussions that would reveal the operations of the security system, types of equipment, and/or locations, to be held in a closed session, per Section 119.07138 and Section 281.301 of the Florida Statutes. Only the Board and staff can be present for discussion of this agenda item.



MINUTES OF MEETING BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Bannon Lakes Community Development District was held on Wednesday, August 2, 2023 at 1:00 p.m. at the World Golf Village Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, Florida.

Present and constituting a quorum were:

Art Lancaster Chairman
John Dodson Vice Chairman
Chris d'Aquin Supervisor
Chris Hill Supervisor
Michael Sheldon Supervisor

Also present were:

Jim OliverDistrict ManagerWes Haber by phoneDistrict Counsel

Howard McGaffney Governmental Management Services

Jerry Lambert Operations Manager
Diana Lambert Amenity Manager

FIRST ORDER OF BUSINESS

Roll Call

Mr. Oliver called the meeting to order at 1:00 p.m. Five members of the Board were present constituting a quorum. Mr. Oliver recognized Denise Powers upon her departure from Bannon Lakes as their amenity manager. The Board thanked Ms. Powers for her work at Bannon Lakes the past few years and presented a plaque to Ms. Powers.

SECOND ORDER OF BUSINESS Public Comment

Mr. Oliver noted this was the publics opportunity to make comments on items that were on this agenda.

Resident (Richard Mather) stated that all of the homeowners received a notification of the rate increase, which was a two-page document, and on the website was a 276-page pdf talking about the budget. He asked the Board to consider in the future to have a sentence or two or a

statement in the letter that went out to the homeowners describing why the rate increase was necessary.

THIRD ORDER OF BUSINESS Affidavit of Publication

Mr. Oliver noted that there would be public hearings to consider adoption of the FY24 budget and to levy the special assessments and the assessment roll for FY24. He added they met requirements by publishing the meeting in the St. Augustine Record on July 5, 2023 and July 12, 2023.

FOURTH ORDER OF BUSINESS Approval of Minutes of the May 3, 2023 Meeting

Mr. Oliver presented the meeting minutes from the regular May 3, 2022 Board of Supervisor's meeting. He noted that he received comments from the Vice Chairman which were incorporated into the minutes. Mr. Haber stated that he had no comments regarding the minutes.

On MOTION by Mr. Lancaster, seconded by Mr. d'Aquin, with all in favor, the Minutes of the May 3, 2023 Board of Supervisor's Meeting, were approved.

FIFTH ORDER OF BUSINESS

Acceptance of Fiscal Year 2022 Financial Audit

Mr. Oliver stated that as a unit of government in Florida they are required as a District to have an independent audit firm conduct a financial audit each year. This year the audit was conducted by Berger Toombs, and Mr. Oliver reviewed the audit in the agenda package for the Board noting it was a clean audit. There were no exceptions in the audit and they received a clean opinion letter. Mr. Lancaster stated that GMS handles all the books for Bannon Lakes and all their audits have been clean.

On MOTION by Mr. Dodson, seconded by Mr. d'Aquin, with all in favor, Accepting the Fiscal Year 2022 Financial Audit, was approved.

SIXTH ORDER OF BUSINESS

Overview of Fiscal Year 2024 Budget

Mr. Oliver noted that after they discuss the budget, they will open the public hearings and they will take comments from the audience, close the public hearing, have Board discussion, and then Mr. Haber will walk them through the two resolutions.

Mr. Oliver stated as a unit of government in Florida, the CDD Board is required to approve a budget by June 15 of each year, which you accomplished when you approved your budget in April. You're also required to adopt a budget prior to the end of the fiscal year in September 30. In this case, we need to adopt it by the deadline set by the St. John's County Tax Collector so we can have the certified tax roll to them by September 1 so that they can process the assessment roll and include CDD assessments on the property tax bills that go out November 1. Mr. Oliver stated that any operating surpluses remain with the district, and you can use those carry forward surpluses for any legal purpose, whether it's to help with the operations budget or put into capital reserves. Mr. Oliver stated that the budget that we're going to mainly focus on today is the general fund budget. That is the budget to operate and maintain the District. Each year you consider this and you set what the assessments are. You'll also see the debt service fund budgets for the 2016, 2021, and 2022 bonds. Those assessments are already set. You had public hearings to set those assessments, and the only way those will change at some point after the call period is over, usually a ten-year call period, if interest rates are such that you can refinance at a lower rate most Districts do that. The first one up would be the 2016 bonds and that call period really wouldn't be until about 2026, so we have time for the economy to kind of get back where it should be in terms of interest rates before we do that. The next page is the general fund budget. The assessment, since you first levied assessments on platted lots in this district, has been at \$830 net. That's what it was first established at and you've never had an assessment increase for this District. This is the first year that the district is contemplating an assessment increase since 2016.

Mr. Oliver stated the top section is the revenue section of the budget. And you'll see, if you look at the bottom line for total revenues, you'll see the revenues go from \$666,000 to \$796,000. An increase of \$120,000 in total revenues. And that's about an 18% increase in total revenues to operate the budget. The next few sections are the expenditure section. The first one is the administrative section. Every CDD has an administrative section. If you look at the bottom line under the administrative expenditures, that goes up about \$1,000 from \$122,000 to \$123,800. You're at the lower end of what it costs to operate a district administratively in terms of your

administrative assessment. I think you're operating pretty efficiently there with your administrative budget. The next section is the Amenity Center budget, and that starts on page one and then carries over to page two. If you look at the total increase, it goes from 275 to 340, an increase of about \$65,000 and an increase of about 24%. And to hit some of the high spots on that, something that's impacting not just this District, but every District in the state of Florida. And frankly, every property owner in the state of Florida is property insurance and that's what that top line is. You'll see the actual property insurance for FY 23 are just over \$17,000. The market is projecting a 50% increase in property rate coverage. So we won't be able to bind an insurance policy until September. The fiscal year starts October 1. We have been checking with other vendors that provide governmental property insurance, and we're looking at Florida Legal Cities, Florida Municipal and Trust, Preferred Governmental Insurance Trust. Right now we haven't found any substantial savings over our current vendor. So we'll continue to monitor that. This is what we have budgeted that'll cover whatever we need. We still hope to actually have lower actuals than what's budgeted in that lineup.

Mr. Oliver stated that there is an increase in facility management, that is for the onsite staffing that we have at the Amenity Center. And that's trying to keep up with the market, it's very difficult to get and keep good people. We need to pay quality people to work at the amenities there so we have a 15% increase there. For field management and operations, you'll see a 15% increase that's roughly budgeted at \$24,000 and that is for the person who oversees all the field operations of the District, manages all the contracts and ensures contracts are those requirements are met and also helps with getting proposals for things such as security camera system, those type of things. That person is not out there full time, that's on an as needed basis. We also have maintenance people on staff that come up there. Going down to facility maintenance, you'll see a pretty good jump there that goes from 20,000 to 33,000. That's a \$13,000 increase. And essentially as this District gets bigger and as it gets older in terms of the age of the facilities, it costs more money to maintain those. And also, we've taken into account inflation over the last couple of years has impacted hourly rates of labor use for those services. Going down to the next line item, repairs and maintenance, that goes from \$27,000 to \$45,000. And we've taken a look at what the actuals are projected to be for this year. We think they're going to come in just under \$44,000.

Mr. Lancaster asked if that includes the pool repair they did this year or if that was on a separate line item. Mr. Lancaster stated that they did get hit by some large equipment failures this

year. Mr. Oliver stated that they consult with the Board regarding larger repair and replacement expenditures, sometimes they'll take money from a particular line item, or using capital reserves, depending on the issue and .cost.

Mr. Oliver stated many of these maintenance-realted line items are not contracted amounts, but based on cost of time and materials. In some cases, budget line items will go over, sometimes they will be under budget. As cousel will explain when we look at the resolutions later, the Board has the ability to move funds between 1 line items.

Mr. Oliver stated that he covered the most significant increases. They did put more money in the holiday decorations line item going from \$1,500 to \$5,000 to get a little bigger bang for holiday decorations this year. The next section is the grounds maintenance, this is essentially for everything outside of the Amenity Center footprint. Landscape maintenance goes from \$151,000 to \$182,000 and that is the cost of maintaining that area, not only with cost increases, but we have more area to maintain. Grounds maintenance increases from \$9,000 to \$19,000, an increase of \$10,000. Those are for things that are not handled by the landscape maintenance company. It can be anything from cleaning sidewalks to picking up trash around the lake banks, along the roads, and other District-owned proptery. Irrigation repairs shows a substantial increase based on FY23 actuals/ there. It goes up \$6,000. You must deal with irrigation repairs as they come. It's not unusual to have a pretty hefty feature for irrigation repairs. Hopefully once we get through the construction phases, you may see a dip in those costs. Some of it comes from cars parking in the right of way, sometimes heavy equipment hits it, and it can be damaged during construction. In most cases it is difficult to determine who caused the damage and it still needs to be repaired. So you'll see that total section has an increase of \$54,000. Total expenses go up \$120,000. The same as the revenues and the total expenditures go up 18%.

Mr. Oliver stated the difference between the 18% increase in expenditures as opposed to the 13.5% increase in per unit assessments is because you have more platted lots. This year, the number of platted lots have grown from 691 platted lots to 823 platted lots. Within the next twelve to 24 months, all of your lots should be platted out there and that means all of those lots will be fully contributing toward the budget.

Mr. Lancaster stated once this is established and those revenues come in over the next twelve to 24 months, that should more than insulate this budget for the future.

Mr. Oliver stated exactly. Right now you're at your build out budget amount in terms of assessments. You're still going to have the typical growth that's related to cost of living and that'll happen with time. And future resident-controlled Boards will determine how much they want to put into capital reserves if there are any special projects they want to pursue. But those will be on the shoulders of the resident Boards as they determine how to go forward in the years to come.

Mr. Sheldon stated that this being my first time around, he would appreciate at least a little bit of information on how the process works. He stated I come from a background where you usually have a committee, you've got people that are involved with it. There's input gained from the community, communities. This seems to be very much a very internal process. What I hear you talking about is, yes, it was the budget from 2024, but how does that compare to the projected actuals?

Mr. Lancaster stated that this whole year they have been going through a budgetary process with public hearings. Mr. Oliver stated we certainly talk about budget and finances at every meeting that we have. We approved a budget.

Mr. Lancaster stated don't we have to notice before we go into a final budget?

Mr. Dodson stated last meeting, we had to have a proposed budget, which we did discuss some of the things at that proposed budget meeting in May because we have to file the proposed budget with, I believe, the county or the state by a certain date in June.

Mr. Lancaster stated my point is this is a very open, transparent budgetary process and it's posted to the website. While we're working as a Board, it's all transparent in the decisions and in the discussions, both open publicly and at any time any resident can request budgets or go to the website and see what's going on. But usually the budgetary process is a pretty lengthy process open to the public. It's not just we show up with a budget and that's the budget. It's been hashed out for quite some time. But when you do have a budget that's been running in place and in good standing and there's not problems with reserves and whatnot, then it's usually pretty easy to adjust that budget from our standpoint because we're just looking at exposures like we had that pump go out. Ms. Powers stated the sand filtration system blew. Mr. Lancaster stated that is something you can't control. So going forward we look at do we have further exposure on that or do we have the reserves on that. Beyond that, most of it is typical increases in employment, maintenance contracts, things like that, that just come into us and we have to post that into the budget. Or we can go out for bids too, which we do. I think we went several times out and got different quotes on things.

Mr. Oliver stated it is typical as you become a resident Board, as you add more residents to the Board, you probably will have more input in terms of what additional services or facilities that you want.

Mr. Sheldon stated I'm just trying to get an understanding. Do you just work off your receipts and your expenditures and then you project on what the increase is going to be and then you have to come up with a number or was there a solicitation process? I know that there's transparency. That's not the point I'm driving at. What I'm trying to get is how does it generate? How does that happen? Because at least myself as a Supervisor, I had no input.

Mr. Oliver stated that everyone on the Board had input because that's why we approved a budget and you did have input. But I realize this is your first budget here.

Mr. Lancaster stated I guess that's where I'm confused, where not having input came in because we all had input on this budget.

Mr. d'Aquin stated I think Michael was saying it is more of a closed process instead of an open inquisitive process. Not necessarily that people, at least the Supervisors, didn't have input opportunities. One of the things from my point of view was like Denise this last year, as she's been managing the amenities, she is seeing things that need to be addressed. For instance, like more housekeeping and we've added increases to the housekeeping. It seems like we have had influence on the budget because of the feet on the ground example of whoever the Amenity Manager is and the Landscape Manager. We can see things happening there and make adjustments according to that and what the needs are. For instance, at the Amenity center I can think of while Denise has been here, we've done things like paint, we've done some repairs to the fitness center, the pool repairs that we've talked about. Those kinds of things are all kind of going into what the new budget should be.

Mr. Lancaster stated that's where I'm confused, because that's why we have a community manager is she's a great liaison to both the community. We would hear from her, hey, our residents think we need more maintenance or more cleaning. The bathrooms are getting used more, we need more and that always came to us as a Board and said, hey, y'all need to consider this, and we would consider that. A lot of times we would ask GMS or Denise to go out and get multiple offers to come back and say, hey, it's going to cost us this much more, or what's the cost benefit and we weighed that as a Board. I want our residents to know that it's a very open process, and we do listen to what you say and that's why our community manager is so important in having a good

community manager like GMS. They tell us what's going on. We're not allowed to meet or discuss anything outside of this meeting amongst each other. We discuss through our conduit of GMS because we are quasi-judicial and Wes, you can weigh in on this, but we're not allowed to talk internally. So there's no behind the doors, all of our budgetary process is very open. All of our communication is through GMS or our community manager to the residents and that's how we make our decisions and they are always in the best interest of the community.

Mr. Haber stated you're right. There are very specific laws as it relates to making sure this process is an open process. At the last meeting, which was 60 plus days ago, the District, at a publicly noticed Board meeting, approved a proposed budget. That budget is provided to St. John's county for its review, and it gets posted to the District's website. So it's available for any member of the public and residents as well to view that budget. The notice that was mentioned earlier in the meeting gets mailed to every member of the community. The purpose of today's meeting is to hold a public hearing for both the Board and members of the community to show up at today's meeting to provide their own input on the budget and the assessment. So that is all done out in the open, you are correct. Mr. Haber noted that the Board is unable to speak with one another about the budget outside of these meetings. The Board was able to talk about the budget at the last meeting and they are able to hear the public comment, hear staff comments, and then make a determination on today's budget. All of that is how the law contemplates this process would work.

Mr. Haber stated I think I heard mentioned in other contexts, things like committees and stuff like that are used, that becomes difficult for a CDD because of the Sunshine Law. Any committee that may be appointed or designated by this Board then gets subject to the Sunshine Law and it becomes problematic for them to meet and have discussions because those meetings need to be publicly noticed. So the District is doing everything legally it's supposed to do and the law was created to make this as open of a process as possible to allow for members of the public to be able to view the budget and provide input on the budget and then ultimately provide input on the very day the budget is being considered and adopted, which is today's public hearing.

SEVENTH ORDER OF BUSINESS Public Hearing

Mr. Oliver asked for a motion to open the public hearing.

On MOTION by Mr. d'Aquin, seconded by Mr. Lancaster, with all in favor, Opening the Public Hearing, was approved.

Mr. Oliver asked for any comments from the public. Resident questioned how they came up with the increase rate. Mr. Oliver stated that they start with the expenditure side of the budget and that resulted in that projected increase in assessment. He noted that they looked at the total number of units that are not yet platted but will be platted within the next 18 months or so. They will impact next year's budget. They will bring the unit count to just under 1,000 units. The growth of those platted lots is going to increase the revenue source, so in Mr. Oliver's opinion the budget seen here today will be fully funded without an assessment increase next year.

Ms. Powers stated that one of the big increases that you see was in the maintenance line items, and that was to increase amount of bodies on site physically doing that general maintenance and that general upkeep of the facility, the grounds, the pond banks. As the community has grown, that was one of the most significant increases was to ensure that we had a person on site more often than we do now, to ensure we maintain at a proper level and that things aren't delayed because we only have someone on site three days a week. We need to get to a point where there was someone on site more like five days a week to do that and maintain the facility and keep it so that five years from now still looks like a brand-new facility.

Resident stated that the notice that went out about a month or so ago. How does that correlate to the income lines on this budget because it doesn't correlate to anything that I pay. I didn't understand what that number was. Mr. Oliver stated if you look at the table at the bottom of page two of the general fund budget, it shows what the assessments are and that's a per unit assessment. At the very bottom you'll see total number of units 823, the net unit assessment, and a net assessment is what the District is getting back. The assessments are collected on the property tax bill, and on the property tax bill, there's a collection fee from the St. John's County Tax Collector of 2%. Also there's a 4% discount, if your property tax bills are paid by November 30, this assessment is reduced by 4%. So that's grossed up by 6%. That's where you see the \$1,001.98 assessment.

Resident stated that the timing of these Board meetings is not conducive to having a lot of community input because most of the community is working, except for some lucky retirees that can come over, but for me, I'm taking work time off to be here. You say it's an open process, it needs to be open to the entire community that fits their schedule and that schedule is in the evening,

weekends, some other time 1:00 p.m. in the afternoon. Also this facility isn't necessarily convenient and I know our clubhouse isn't that big to host large contingency, but we're paying a couple thousand dollars a year to be here when we've got facilities. Mr. Oliver stated if we are going to have them at night, and certainly we can have the budget hearing at night next year, great idea, but if we are going to have more people because it's night, we are going to have to have a place bigger than your clubhouse. That's a fact. But I think it's a great idea to have the budget hearing at night. I do that a lot of Districts. So I'm fine if you guys want to do that next year.

Resident (Michael Patchen) stated I live on Almond Point where it backs up to the berm is, and the berm is not growing like it should. Is that part of what the CDD manages? It's on the lake. Right across from amenity center. Mr. Lancaster asked if there are trees behind it. Resident stated no, it's just a pond bank. As the rain has increased in the past two months the runoff is just taking more and more. Ms. Lambert stated I noticed that just got sent and Jerry is looking into that land care to kind of see what's going on with it, whether it's an erosion issue or whether it's just for runoff and that we might need to help build back up that pond base again. Ms. Lambert stated that is our pond. It's just a barrier. But we are going to have to investigate whether or not it's a runoff issue from the runoff there that's causing that issue to happen or whether it's just a natural occurrence. So I know that's already on our list.

On MOTION by Mr. Lancaster, seconded by Mr. Dodson, with all in favor, Closing the Public Hearing, was approved.

A. Consideration of Resolution 2023-10, Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2024

Mr. Oliver asked for any other Board comments.

Mr. d'Aquin stated at the end of today's meeting, we're going to discuss this security proposal. So it'll be just the Board members looking at the two proposals that are in there and the thousands of dollars that are being part of the proposals. I'm trying to think about should we have something in the budget that's geared specifically towards moving in that direction if we want to.

Mr. Oliver stated that the Board can always amend the budget. So if you make some decisions regarding the security system, whether it's to be funded in FY 23 or FY 24, you can amend the budget to cover that. In terms of hardware that would probably be funded not out of the operations budget but out of the capital reserve budget that you have. Mr. Oliver stated you can't

increase the assessment above what was noticed in the mailed notice and the published notice. So we can't really impact that with assessments.

Mr. d'Aquin stated so when you're saying that during the fiscal year, once this new budget is in effect, we can make changes. Yes, but it seems like we cannot make changes to the total expected expenditures we can only make line-item changes moving money from one area to another. Mr. Oliver stated you can actually change total expenditures budgeted, but you just have to find the funding source to support that.

Mr. d'Aquin stated I've had a few residents talk to me specifically about mobile security within the community, not just security in the form of cameras or whatever at the Amenity Center. Mr. Oliver stated as security issues come up during the year, we certainly shouldn't wait until the next budget cycle to address that because they're high priority and we'd find a budgetary means to handle that.

Mr. d'Aquin stated another general question, considering we were talking about the accessible units, as that number goes up through the fiscal year, we could potentially collect more than we're estimating we will right now. Mr. Oliver stated no, that's a firm number that you're going to have for this fiscal year, and anything that's platted in next fiscal year will not be assessed until you go through the process for FY25.

Mr. d'Aquin stated Jim, since you're with GMS, in the administrative section under printing and binding, we've budgeted \$1,600. I look back through past fiscal year budgets. It seems like for at least, like, the last three or four years, we've always budgeted \$1,600. Yet we've moved to these iPads instead of physical copies of agenda packages. I don't know how much exactly it used to cost to print up and bind however many copies of the agenda. I'm just wondering if I see that you're expecting by the end of September to actually exceed that \$1,600 by \$34. Where is that extra if we're not doing the expenses of all the printing and binding for our meetings? Mr. Oliver stated that there is certainly a lot of printing that still goes on. The thing we've eliminated is the hard copy agenda packets. It's a small portion of that entire line item to represent the agenda packets.

Mr. d'Aquin stated that there was a significant drop on the refuse for the Amenity Center and we're projecting \$9,800 by the end of September. Ms. Lambert stated I did some cost comparison as we were going into the new year and I was able to find another provider other than Republic Services who was going to give us that a strong discount. So when I called Republic

Services back, they went ahead and renewed our contract at a significant discount so that we would not go to the other provider.

Mr. Oliver asked Mr. Haber to walk the Board through the two resolutions. Mr. Haber stated that the first resolution in your agenda package is for the formal adoption of the budget. This resolution has as an exhibit the final version of the budget to be adopted. It provides blanks for the appropriation of funds in section two. Those blanks will be filled in with the various amounts for each of the budgets. Really, the only budget that was subject to any comment and potential change is the general fund budget. The debt service budgets are set for the term of those bonds. The final section of that resolution talks about the ability to amend the budget. As Jim mentioned, the total amount of the budget can't be amended without finding an alternative revenue source, but the budget can be amended from line item to line item. Mr. Haber stated that upon the adoption of this resolution, this budget will be formally adopted and will be the budget for your next fiscal year, which starts October 1, 2023 and runs through the end of September 2024.

On MOTION by Mr. d'Aquin, seconded by Mr. Hill, with Mr. d'Aquin, Mr. Hill, Mr. Lancaster, and Mr. Dodson in favor and Mr. Sheldon opposed, Resolution 2023-10, Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2024, was approved 4-1.

B. Consideration of Resolution 2023-11, Imposing Special Assessments and Certifying an Assessment Roll

Mr. Haber stated the next resolution is the assessment resolution. As Jim mentioned, two public hearings were held today. One was a public hearing for comments on the budget and the other was a public hearing for comments on the assessments that secure this budget. The two big points that were discussed are how those assessments are allocated and the big distinction is on platted lots versus non-platted lots, with the non-platted lots getting only the administrative portion of the budget and how the assessments are collected. On the platted lots the assessments are collected on the ad valorem tax bill that each landowner within the community receives for the property they own within the boundaries of the District. This resolution formally puts in place the assessments and certifies for collection. For the platted lots, Jim's office will provide an assessment roll to the St. John's county tax collector, and the tax collector will put those amounts on those tax bills. And for the unplatted lots, Jim's office will send invoices to those property

owners to collect those amounts. By virtue of your adoption of this resolution, you're formally levying and imposing those assessments and certifying them for collection.

On MOTION by Mr. Hill, seconded by Mr. d'Aquin, with all in favor, Resolution 2023-11, Imposing Special Assessments and Certifying an Assessment Roll, was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Landscape Services Renewal with Landcare Group Inc.

Mr. Oliver stated that in the agenda is a copy of the proposed renewal. On page 18, you'll see the annual fee is for \$157,320. Then there's other services they provide, such as installation of colored mulch, those type of things too. Not only do we have a line item for landscape maintenance, but we also have a landscape contingency line item to cover these costs and any other landscape costs that are realized during the fiscal year.

Mr. d'Aquin stated I didn't see any difference in this proposal, there's no changes other than an increased rate. Ms. Lambert stated that there is no significant change in scope, it's just an increase in overall cost of what it's costing them for material and labor. Those types of things run the business and everything else stays in place.

Mr. Lancaster stated the one thing I can say about this proposal, it needs an exhibit that shows highlighted area of maintenance. Every year it comes up and that's not shown on here. Mr. Oliver stated to the extent the board approves the proposal, when Wes prepares the agreement, we'll make sure there's an exhibit with the map showing the scope.

On MOTION by Mr. d'Aquin, seconded by Mr. Hill, with all in favor, the Landscape Services Renewal with Landcare Group Inc., was approved in substantial form.

NINTH ORDER OF BUSINESS

Consideration of Proposal to Complete a Capital Reserve Study with Community Advisors, LLC

Mr. Oliver stated the next item is consideration proposal to complete a capital reserve study. This is a proposal that is provided by Community Advisors. They do a lot of capital reserve studies for Districts throughout Northeast Florida. It is a local firm. There are other firms that do that usually at about twice the cost. Essentially what the capital reserve study does, it takes into account all the capital assets that are within the District, whether they be equipment, facilities, or other assets and they put a value on that, an expected term of life, and when there is a replacement year expected and what that replacement cost is. We take all of those values and put them into a formula that will generate what the expected capital reserve contribution should be each year based on the expenditures that you have. It's a 30-year outlook, so in some years you may project to have \$50,000 worth of expenditures. In some years, for instance, when you're having the pools resurfaced, you may have \$200,000 worth of expenditures. So you'll see expenditures that can be a range of highs and lows but typically the recommended contributions are just a steadily increasing contribution cost that usually goes up about 3% per year. We're getting this so that we can start putting aside money for the repairs and replacements of those capital assets. We brought this proposal before the board. I know that Chris d'Aquin had suggested this about a year ago and the cost of this capital reserve study would be \$3,900.

Mr. d'Aquin noted that there was only one proposal and asked Mr. Oliver about his experience with Community Advisors. Mr. Oliver stated he has worked with him before and he is very responsive. He stated there are other companies we've used. One is Drew Isaac & Associates. Reserve Advisors out of Tampa is another one. We can reach out to other ones. There's no rush to get this done. I'm happy to get additional proposals and bring them to the next meeting. Mr. Lancaster stated more importantly to me over \$2,000 to \$3,000 is having accurate information long term for the next 30 years. Mr. d'Aquin stated since I'm the one who brought it up, I want to get this done sooner than later. I would certainly be very frustrated if we're sitting here a year from now talking about the next fiscal budget and we still haven't completed one. Mr. Oliver stated I will solicit additional proposals so that you would have them for the FY25 budget process. We'll have them in hand before you even had a budget workshop next Spring. Mr. d'Aquin stated he has an impressive list of CDDs that he has done work for. I noticed at least one of them you used to manage and that's Turnbull Creek. Mr. d'Aquin stated I want to have confidence that moving

forward, we have an excellent capital reserve report that we can rely on because of track record and thoroughness. Mr. Oliver stated that he would provide additional proposals from Drew Isaac & Associates and Reserve Advisors.

TENTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Haber stated I noticed in the last minutes I mentioned to the Board that the legislature was considering putting a requirement on CDD Board members to get ethics training and that is a bill that did ultimately pass. Starting January 1, 2024, all CDD board members will be required to take 4 hours of training. The training is to cover three main topics ethics, Sunshine Law and Public Record Law. My office is looking into the ways that those 4 hours can be fulfilled. It's looking like the most economical and best way to fulfill the obligation will be through the Commission on Ethics. Already presently there are government officials that are required to undergo this training and that training is also governed by the Commission on Ethics. So they will be doing CDDs as well and they already have a fairly robust system and courses that folks are able to take advantage of to fulfill the obligations. My firm will be providing more detail as to how you take advantage of the Commission on Ethics offerings to fulfill those obligations as well as other potential ways to do that.

B. Engineer – Ratification of Series 2021 Requisitions No. 45-47

Mr. Oliver in your agenda packets are three requisitions, number 45 through 47. These are with the Series 2021 bonds. The total number of the requisitions value is just under \$1,000. The process for requisitions is we get an invoice, if it's construction related, we send it to the engineer. He certifies it and prepares a requisition. It's then forwarded by me to the Chairman. The Chairman executes it, my office sends it to the trustee, which is Bank of New York for review and payment., to the vendor or contractor. That's the process. These are paid out of construction funds.

On MOTION by Mr. d'Aquin, seconded by Mr. Lancaster, with all in favor, the Series 2021 Requisitions No. 45-47, were ratified.

C. District Manager – Presentation of Proposed FY24 Meeting Schedule

Mr. Oliver stated that we are required each year to set the meeting schedule for the coming year. You can always add meetings, change dates, continue meetings, cancel meetings, whatever you need to do. This meeting schedule has meeting dates on November 1, February 7, May 1, and August 7 would be for the approval or adoption of the budget. I would suggest we have that meeting at night, at 6:00 p.m.

Mr. d'Aquin stated we're proposing 1:00 p.m. meeting times except for August, which would be 6:00 p.m. Mr. Oliver stated yes and you can, by Board vote, change that meeting schedule anytime during the year. Mr. d'Aquin stated I've always been open to having all of our meetings in the evening. There hasn't been much board support in the past to do that.

On MOTION by Mr. Lancaster, seconded by Mr. Hill, with all in favor, the Fiscal Year 2024 Meeting Schedule, was approved.

D. General Manager – Report

Mr. Lambert asked the Board's will regarding the purchase of a golf cart, which Ms. Powers had brought to the Board's attention at a prior meeting. The Board discussed where a golf cart could be stored, and also discussed the possibility of an electric golf cart. Board consensus to approve a not to exceed amount of \$10,500.

On MOTION by Mr. Lancaster, seconded by Mr. Hill, with all in favor, Authorizing the Purchase of an Electric Golf Cart Not to Exceed \$10,500 including a new battery, new charger, and conversion to street legal and Authorizing Mr. d'Aquin to Work with Staff on Review of Proposals and to Approve a Purchase, was approved.

TWELFTH ORDER OF BUSINESS Audience Comments

Resident asked if anyone knows if there's a plan for adding a wall along or some kind of fencing along the sidewalk where the apartments are so close to the sidewalk.

Mr. Lancaster stated I do know that the apartment complex is going to be a gated community. So as they finish and start cleaning up, I'm sure there's some type of fencing mechanism going in that matches our community.

Resident stated I know Denise actively battled the duck invasion, but they're back again. I think it's fair to say we probably only had limited amount of success with the cut out wolves. After a short while, became attenuated to seeing them there.

Ms. Powers stated all of the waterfowl deterrents are going to be a constant battle. There is no one solution that will keep them away. It's something that has to be done on a continuous basis. So pretty much every week you're doing something to deter them. You have to put out the coyote, move them each week for a couple of weeks. Then you have to remove them for two weeks and put them back out because the birds become used to them and it stops affecting them. Same thing with the wheels. Same thing with that biodegradable spray. It doesn't hurt anything. Just every week you're doing something like one week you're spraying, one week moving or the pinwheels, one week moving the coyotes. And it's just a continuous thing every single week. And it's something Jerry and I reviewed and that he'll be ensuring that the maintenance staff is making sure those things are done from this point forward.

THIRTEENTH ORDER OF BUSINESS Supervisor's Requests

There were no Supervisor requests.

FOURTEENTH ORDER OF BUSINESS Financial Reports

A. Balance Sheet and Statement of Revenues & Expenditures for the Period Ending June 30, 2023

Mr. Oliver presented the unaudited financial through June 30, 2023. The Board had no questions.

B. Assessment Receipt Schedules

Mr. Oliver stated that they were 100% collected.

C. Approval of Check Register

Mr. Oliver noted that the check register required Board approval.

On MOTION by Mr. d'Aquin, seconded by Mr. Lancaster, with all in favor, the Check Register, was approved.

FIFTEENTH ORDER OF BUSINESS

Shade Session Regarding Discussion of Security Matters

Mr. Oliver closed the meeting for the Board to hold a shade session to discuss security matters. Security presentations are targeted for the November 1, 2023 meeting and the Board is asking Envera, Atlantic Security, and other responsive bidders to attend and provide presentations to the Board.

SIXTEENTH ORDER OF BUSINESS

Next Scheduled Meeting – November 1, 2023 @ 1:00 p.m. at the World Golf Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, FL 32092

Mr. Oliver stated the next scheduled regular meeting date would be November 1, 2023 at 1:00 p.m. at the World Golf Renaissance Hotel, 500 S. Legacy Trail, St. Augustine, FL 32092.

SEVENTEENTH ORDER OF BUSINESS Adjournment

The meeting was adjourned.

On MOTION by Mr. Dodson, seconded by Mr. d'Aquin, with all in favor, the Meeting was adjourned.

Secretary / Assistant Secretary	Chairperson / Vice Chairperson



RESOLUTION 2024-01

WHEREAS, the Board of Supervisors, hereinafter referred to as the "Board", of the Bannon Lakes Community Development District, hereinafter referred to as "District", adopted a General Fund and Capital Reserve Fund Budget for fiscal year 2023, and

WHEREAS, the Board desires to reallocate funds budgeted to re-appropriate Revenues and Expenses approved during the Fiscal Year.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT TO THE FOLLOWING:

- 1. The General Fund and Capital Reserve Fund Budget are hereby amended in accordance with Exhibit "A" attached.
- 2. This resolution shall become effective this 1st day of November, 2023 and be reflected in the monthly and fiscal Year End 9/30/23 Financial Statements and Audit Report of the District

Bannon Lakes

Community Development District

		by:	Chairman
Attest	:		
by:	Secretary		_

BANNON LAKES CDD RESOLUTION 2024-01

EXHIBIT A

Community Development District General Fund Budget Amendment For the Period ending September 30, 2023

	ADOPTED	INCREASE	AMENDED	PROJECTED
	BUDGET	(DECREASE)	BUDGET	9/30/23
REVENUES:				
Assessment - Tax Roll	\$573,530	\$2,370	\$575,900	\$575,900
Assessment - Direct	\$59,873	\$0	\$59,873	\$59,873
Developer Contributions	\$42,164	\$0	\$42,164	\$0
Interest	\$150	\$1,284	\$1,434	\$1,434
Facility Revenue	\$300	\$175	\$475	\$475
Miscellaneous	\$0	\$343	\$343	\$343
Total Revenues	\$676,017	\$4,173	\$680,190	\$638,026
EXPENDITURES:				
Supervisors	\$1,200	\$200	\$1,400	\$1,400
FICA Expense	\$0	\$107	\$107	\$107
Engineering	\$4,000	(\$1,793)	\$2,208	\$2,208
Attorney Fees	\$12,000	\$2,000	\$14,000	\$11,093
Dissemination	\$8,500	(\$0)	\$8,500	\$8,500
Annual Audit	\$7,500	(\$3,775)	\$3,725	\$3,725
Arbitrage	\$1,800	(\$600)	\$1,200	\$1,200
Assessment Roll	\$7,500	\$0	\$7,500	\$7,500
Trustee Fees	\$12,000	\$1,541	\$13,541	\$13,541
Management Fees	\$49,140	\$0	\$49,140	\$49,140
Information Technology	\$1,800	\$0	\$1,800	\$1,800
Telephone	\$500	\$300	\$800	\$800
Postage	\$500	\$245	\$745	\$745
Insurance	\$7,497	(\$780)	\$6,717	\$6,717
Meeting Room Rental	\$2,200	\$0	\$2,200	\$2,063
Printing and Binding	\$1,600	\$44	\$1,644	\$1,644
Legal Advertising	\$2,000	\$238	\$2,238	\$2,238
Other Current Charges	\$600	\$0	\$600	\$446
Office Supplies	\$800	(\$600)	\$200	\$19
Website Services	\$1,200	\$0	\$1,200	\$1,200
Dues, Licenses & Subscriptions	\$175	\$0	\$175	\$175
Total Administrative	\$122,512	(\$2,872)	\$119,640	\$116,261
Amenity Center				
Insurance	\$19,202	(\$1,532)	\$17,670	\$17,670
Utilities	\$17,202	(\$1,552)	\$17,070	\$17,070
Phone/Internet/Cable	\$7,300	\$1,068	\$8,368	\$8,368
Electric	\$25,000	(\$7,500)	\$17,500	\$16,895
Water/Irrigation	\$15,000	(\$2,535)	\$12,465	\$12,465
Gas	\$200	\$0	\$200	\$12,403
Refuse	\$7,440	\$0 \$0	\$7,440	\$7,130
Security	\$7,440	ΦΟ	\$7,440	\$7,130
Security Monitoring	\$600	\$600	\$509	\$509
Access Cards	\$2,500	\$2,500	\$741	\$741
Management Contracts	\$2,500	\$2,500	Φ/+1	Φ/≒1
Facility Management	\$64,890	\$0	\$64,890	\$64,890
Facility Management Facility Assistant	\$04,890 \$0	\$0 \$0	\$6,459	
i admity Assistant	20	ΦU	\$0,439	\$6,459

Community Development District General Fund Budget Amendment For the Period ending September 30, 2023

Continued Management Contacts Field Mgmt/ Admin	\$21,122 \$12,600 \$10,500	(DECREASE)	BUDGET	9/30/23
	\$12,600	\$0		
<u> </u>	\$12,600	\$0		
Field Mamt/ Admin	\$12,600	\$0	A	AC. 15-
•			\$21,122	\$21,122
Pool Maintenance	\$10.500	\$0	\$12,600	\$12,600
Pool Chemicals		\$2,655	\$13,155	\$13,155
Janitorial	\$14,039	(\$2,702)	\$11,337	\$11,337
Janitorial Supplies	\$3,623	\$0	\$3,623	\$1,003
Facility Maintenance	\$20,000	\$587	\$20,587	\$20,587
Repairs & Maintenance	\$27,500	\$16,052	\$43,552	\$43,552
Special Events	\$10,000	\$941	\$10,941	\$10,941
Holiday Decorations	\$1,500	\$0	\$1,500	\$1,500
Fitness Center Repairs/Supplies	\$7,000	(\$1,000)	\$6,000	\$5,390
Office Supplies	\$1,500	\$84	\$1,584	\$1,584
ASCAP/BMI Licenses	\$500	(\$500)	\$0	\$0
Pest Control	\$3,120	\$870	\$3,990	\$3,990
Amenity Center Expenditures	\$275,135	\$9,590	\$284,725	\$281,890
Ground Maintenance Expenditures				
Hydrology Quality/Mitigation	\$3,000	(\$3,000)	\$0	\$0
Landscape Maintenance	\$151,706	\$10,939	\$162,645	\$162,645
Landscape Contingency	\$26,000	\$10,150	\$36,150	\$36,150
Lake Maintenance	\$8,580	(\$780)	\$7,800	\$7,800
Ground Maintenance	\$9,000	(\$2,500)	\$6,500	\$5,821
Pump Repairs	\$2,000	(\$2,000)	\$0	\$0
Streetlights	\$9,700	\$794	\$10,494	\$10,494
Streetlight Repairs	\$5,000	(\$5,000)	\$0	\$0
Irrigation Repairs	\$8,800	\$2,840	\$11,640	\$11,640
Miscellaneous	\$5,000	(\$3,750)	\$1,250	\$587
Reclaim Water	\$46,500	(\$11,155)	\$35,345	\$35,345
Storm Cleanup	\$0	\$4,371	\$4,371	\$4,371
Capital Reserve	\$3,084	\$0	\$3,084	\$3,084
Total Ground Maintenance Expenditures	\$278,370	\$909	\$279,279	\$277,937
TOTAL EXPENSES	\$676,017	\$7,627	\$683,644	\$676,087
EXCESS REVENUES (EXPENDITURES)	\$0		(\$3,454)	(\$38,062)
FUND BALANCE - Beginning	\$0		\$218,845	\$218,845
FUND BALANCE - Ending	\$0		\$215,391	\$180,783

Community Development District
Capital Reserve Fund
Budget Amendment
For the Period ending September 30, 2023

	ADOPTED	INCREASE	AMENDED	PROJECTED
	BUDGET	(DECREASE)	BUDGET	9/30/23
Revenues:				
Interest Income	\$0	\$3,108	\$3,108	\$3,108
General Fund Transfer In	\$3,084	\$0	\$3,084	\$3,084
Total Revenues	\$3,084	\$3,108	\$6,192	\$6,192
Expenditures				
Capital Outlay	\$10,000	\$0	\$10,000	\$9,700
Repair and Maintenance	\$10,000	\$76,307	\$86,307	\$86,307
Other Current Charges	\$420	(\$411)	\$9	\$9
Total Expenditures	\$20,420	\$75,896	\$96,316	\$96,016
Excess Revenues (Expenditures)	(\$17,336)	(\$72,788)	(\$90,124)	(\$89,824)
Fund Balance - Beginning	\$142,268		\$171,468	\$171,468
Fund Balance - Ending	\$124,932		\$81,344	\$81,644



A.

ESTIMATE

Prepared For

Bannon Lakes Amenity 435 Bannon Lakes Blvd ST Augustine , Florida 32095 (904) 907-1100

Anything Under The Sun Services

Estimate # 786

Date 02/05/2023

185 East Bannerville Rd Palatka, Fl 32177

Phone: (386) 972-3926

Email: pondguys@yahoo.com

Web: www.waterfeaturesandmore.com

Description	Total
Christmas decor installation	\$1,239.42
Installation of existing decor on signage out front.	
Additional Christmas Decor	\$1,504.00
Installation of c7, warm white Christmas lights on front of main amenity building. Starting at bottom of tower and going around front and stopping at lower gable on right side. The front gable and upper gable seen from the front would have lights.	
Next year install price:\$1,052.80	
Additional Christmas Decor	\$1,464.00
Installation of c7 warm white Christmas lights on fitness center. They will go around all 4 sides of building.	
Next years price:\$1,024.80	
Additional Christmas Decor	\$868.80
Installation of warm white mini lights on the three trees in island. Outlet would need to be installed for this.	

Next years price: \$868.80

Additional \$0.00

Prices include all materials to complete installation, maintenance of materials, takedown and storage of materials

Subtotal \$5,076.22

Total \$5,076.22

Signed on: 10/12/2023

Jeff Johnson

Bannon Lakes Amenity





Proposal

Fabric:

BOREE CANVAS UNLIMITED, INC.

4635 Highway Avenue, Jacksonville, FL 32254 (904) 388-8770 * Fax (904) 387-0174 * (800) 396-6770

Valance:

web. www.boreccanvas.com, E-man. domineborec@boreccanvas.com	Dilidili
Web: www.boreecanvas.com. E-mail: donnieboree@boreecanvas.com	Rindin

Submitted To:	Date:
BANNON LAKES AMENITY CENTER	October 12, 2023
Street:	Phone:759-8061
485 BANNON LAKES BLVD.	Email: JJOHNSON@RMSNF.COM
City, State, Zip:	Job Name/Location:
ST. AUGUSTINE, FL 32095	TENNIS COURT
Salesman:	Contact:
DONNIE BOREE	JEFF JOHNSON

We hereby submit specifications and estimates for:

RECOVER (2) AWNINGS:

1 GABLE STYLE ON TENNIS COURT APPROXIMATE SIZE: 155" LONG X 120" WIDE

1 STANDARD AWNING APPROXIMATE SIZE: 64" WIDE X 38" PROJECTION

REINFORCEMENTS WHERE NEEDED

MATCH EXISTING SUNBRELLA FABRIC COLOR

Please note: This is a binding contract for custom work. All deposits are non - refundable.

Permitting and/or engineering are not included unless specified. These services are available at an additional charge. Pricing subject to change based on engineer approval. If required by COJ permitting additional information not in our scope of work will be supplied by owner/others

Due to steady increasing of prices – Prices are subject to change – Prices good for 30 days

SUNBRELLA SEALED SEAMS, for waterproof seams, eliminating double needle seams for a much nicer appearance!

HEAVY DUTY THREAD TO MATCH SELECTED FABRIC COLOR WHERE SEWING IS NECESSARY COVER LACED ON DRUM TIGHT WITH GROMMETS INSTALLED 3-PLY THICK MATERIAL WITH ROPE SEWN IN FOR REINFORCING GROMMETS

CBC 1255294 State certified contractor		Job Price	\$3,195.00
ALL FIRST QUALITY GOODS		Tax	\$207.68
LICENSED, BONDED AND INSURED	Down Payment Info:	Total Job	\$3,402.68
10 YR. MANUFACTURERS WARRANTY FOR SUNBRELLA OR 5 YR MANUFACTURERS WARRANTY FOR COASTLINE VINYL		Less Deposit	\$1,701.34
1 YEAR WORKMANSHIP WARRANTY APPLIES TO SEWING, NEW FRAMES, AND INSTALLATION		Due @ Com	\$1,701.34

APPROXIMATE COMPLETION TIME: WEEKS AFTER RECEIPT OF SIGNED AND

DATED PROPOSAL AND 50% DEPOSIT, THE BALANCE IS DUE UPON COMPLETION.

NO FRAME WARRANTY ON USED FRAMES OR RECOVERS. NO WARRANTY ON USED OR REPAIRED FABRICS.

Material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications will involve extra charge over and above the estimated. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner is to carry fire, tornado, and other necessary insurance. Our workers are fully covered by Workman's compensation Insurance. In the event of a breach of this agreement, the breaching party shall pay all reasonable attorneys' collection fees and costs of the other party incident to any action brought to enforce this agreement. Accounts not paid in full within 30 days are subject to 18% interest charge on the amount due Items stated in this contract will remain the property of Boree Canvas Unlimited, Inc. until paid for in full, with rights to enter the property for repairs and/or removal.

	Salesman's Signature:	
PLEASE SIGN PROPOSAL:		
	(Buyers Signature)	(Date)

C.

Proposal

Date



Irrigation • Landscape • Maintenance 35 Enterprise Dr. Bunnell, FL 32110 (386) 586-3321

Project #

Approved by:_____

Print Name:

Rep.

Proposal #

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Terms

Project Name

Tree Removals

Attention

02530	M101	AK	Diana	a Lambert	Net 30	10/20/2023
	Description		Qty	Unit Price	Total	Comments
62 Antler Branch	Cir.					
Tree Removal Se dead Oak tree in rope and pull with cut up tree to try a	the preserve. Will n machine into the and hide as much	need to hang a preserve, will	1	840.00	840.00	
Tree Removal Setree in the preser		eave a dead Oak	1	480.00	480.00	
					Total	A4 000 00
 Prices are vali 	d for 30 days.				Total:	\$1,320.00

Date: _____



My Clean Roof

ESTIMATE

	Date 10/9/23
То	Bannon Lakes

Date completed	Job	Payment Terms	Due Date
N/A	Pressure washing		N/A

Amenity Center and Gym building	\$1650.00
Pressure wash exterior of buildings and clean outside windows	
2) Pressure wash sidewalks and curbs around amenity center , gym building , dog park , parking lot and entrance	\$1700.00
3) Pressure wash front entrance signs, columns and fence at main entrance on international golf pkwy	\$850.00

	Total	\$4200.00

Make all checks payable to My Clean Roof

Thank you for your business!

My Clean Roof 4771 Harpers Ferry Lane Jax FL 32257 Phone: 904-210-6342 James@mycleanroof.us



Service Summary & Invoice

Zerorez Inc 225 Sampson Way St. Augustine, FL 32092-1761 904-287-5727



Service Date & Time: Feb 22, 2022 8:00 AM Invoice #: 92648

Technician: David B Matthew C

Bannon Lakes

Contact: Denise Powers Phone Work: 904-907-1100 Email: bannonmanager@rmsnf.com

Billing Address: 435 Bannon Lakes Boulevard St. Augustine FL 32095 Service Address: 435 Bannon Lakes Boulevard St. Augustine FL 32095

Service/Product Description	Price	Qty	Total
z-Commercial Area Rug - Tax Exempt - 8x11 wool area rug - per square foot	\$1.00	88	\$88.00
z-Commercial Chair - Tax Exempt - 4 arm chairs	\$59.00	4	\$236.00
z-Commercial Discount - 10% discount	-\$0.10	463	-\$46.30
z-Commercial Sofa Tax Exempt - Linen sofa	\$139.00	1	\$139.00
	Subtotal Tax		\$416.70
			\$0.00
		Total	\$416.70

Paid \$416.70 by Check #001053

Thank you for choosing Zerorez® Jacksonville! Unpaid invoices must be paid within 30 days of the invoice date. Past due invoices will incur an interest charge at 12% APR.







Manager Report Amenities & Operations

Date of report: 10/24/2023 Submitted by: Diana Lambert

Amenity Manager Updates

CLUBS/PROGRAMS ACTIVE AT BANNON LAKES

Monday: Pilates 10:00-11:00 am

Mahjong 1:00pm-5:00pm

Gift of Dance: 5:15pm-6:00pm (8/21-12/18)

• Tuesday: Book Club 7:00pm-10:00pm (1st Tuesday Monthly)

Wednesday: Women's Card Club 1:00pm-5:00pm

Men's Card Club 5:30-9:00 pm

• Thursday: Pilates Class 10:00am-11:00am

Games Club 1:00pm-5:00pm

Friday: Yoga 10:00-11:00 am

Saturday: Bunco 6:30-10:00 pm (3rd Saturday Monthly)

o adjusted as needed to accommodate resident reservations.

Inspired St. Johns - Craft Nights once every 2-3 months

Follow-up Items

- Clubhouse Rental Times
 - o Review to Update Rental Times to Set Hours: 10am-4pm & 4pm-10pm
 - Possible Addition of Small Rental Fee
 - o Review Pool Party Impacts During Peak Season and Lack of Outdoor Rentable Space
- Summer Support Update

Upcoming & Completed Events

- September 9th Back to School Event Huge Success and Well Attended
- October 21st Fall Festival Approximately 125 Attended
- October 31st Halloween Kick-Off 5:30-6:30pm
- Holiday Event December 9th

Operations Manager Updates

Completed Projects

- Tree on Bannon Lakes Blvd. Struck by Lightning Removed & Sod Installed
- FPL Repaired 4 Light Poles on Bannon Lakes Blvd.
- Graffiti on Transformer and Tree on Bannon Lakes Blvd. FPL Repainted Transformer and Jeff Removed Paint from Tree
- County Repaired Trip Hazard in Sidewalk on Bannon Lakes Blvd.
- Safety Mirrors(2) Were Installed in Fitness Center
- Outdoor TV Cabinet Repainted
- Electrical Outlet Installed in Roundabout Area for Holiday Lighting
- New Locking Handle Installed in Gate of Large Dog Park

Pending Projects

- Bus Stops and Quantity of Students Being Reviewed for Additional Bike Racks
- Continued Algae Maintenance in Ponds
- Onsite Staff Continues to Work to Deter the Ducks and Geese from the Amenity Center
- Replenish Rock in Amenity Center Golf Cart Parking Area

Projects For Approval

- Installation of Additional Security Cameras Per Proposals Envera/Atlantic Security
- Annual Fall Powerwashing of Entire Amenity Center Facility and Entry Monuments/Fencing Tentative Date - Nov. 2nd & 3rd
- Bi-Annual Cleaning of Clubhouse Furniture and Area Rug Nov. 7th
- Annual Holiday Lighting Installation Tentative Dates Nov. 5th & 19th
- Awning Repairs Tennis Court & Clubhouse
- Dead Trees (2) in Preserve to be Fallen

Golf Cart Purchase Update

- TeeTime Golf Cart Has Completed Street Legal Cart
- Waiting on License Plate to be Issued by State of Florida



A.

Community Development District

Unaudited Financial Reporting September 30, 2023



Table of Contents

1	Balance Sheet
2-3	General Fund Income Statement
4-5	Month to Month
6	Debt Service Fund Series 2016 Income Statement
7	Debt Service Fund Series 2021 Income Statement
8	Debt Service Fund Series 2022 Income Statement
9	Capital Projects Income Statement
10	Capital Reserve Fund Income Statement
11	Long Term Debt Summary
12	Assessment Receipt Schedule

Community Development District

Combined Balance Sheet

September 30, 2023

	General	Debt Service	Capital Project	Capital Reserve	Total Governmental Funds
Assets:					
Cash	\$133,718			\$18,536	\$152,254
SBA	\$1,920			\$63,108	\$65,029
Investments:					
Series 2016					
Reserve		\$370,625			\$370,625
Revenue		\$546,028			\$546,028
Due From General Fund		\$3,606			\$3,606
Series 2021					
Reserve		\$207,150			\$207,150
Revenue		\$148,801			\$148,801
Interest		\$405			\$405
Prepayment		\$482			\$482
Due From General Fund		\$1,821			\$1,821
Construction			\$33,925		\$33,925
Series 2022					
Reserve		\$260,900			\$260,900
Revenue		\$8,425			\$8,425
Interest		\$183,547			\$183,547
Construction			\$1,080,261		\$1,080,261
Due from Capital Projects	\$28,354				\$28,354
Prepaid Expenses	\$39,686				\$39,686
Utilities Deposit	\$50				\$50
Total Assets	\$203,729	\$1,731,790	\$1,114,186	\$81,644	\$3,131,348
Liabilities:					
Accounts Payable	\$17,518				\$17,518
Due to Debt 2016	\$3,606				\$3,606
Due to Debt 2021	\$1,821				\$1,821
Due to General Fund			\$28,354		\$28,354
Total Liabilities	\$22,945	\$0	\$28,354	\$0	\$51,299
Fund Balances:					
Restricted for Debt Service 2016		\$920,259			\$920,259
Restricted for Debt Service 2021		\$358,659			\$358,659
Restricted for Debt Service 2022		\$452,872			\$452,872
Restricted for Capital Projects 2021			\$33,925		\$33,925
Restricted for Capital Projects 2022			\$1,051,907		\$1,051,907
Restricted for Capital Reserve				\$81,644	\$81,644
Nonspendable	\$50				\$50
Unassigned	\$180,733			\$0	\$180,733
Total Fund Balances	\$180,783	\$1,731,790	\$1,085,832	\$81,644	\$3,080,049

Community Development District

General Fund
Statement of Revenues & Expenditures
For the Períod ending September 30, 2023

	Adopted	Prorated	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
REVENUES:				
Assessment - Tax Roll	\$573,530	\$573,530	\$575,900	\$2,370
Assessment - Direct	\$59,873	\$59,873	\$59,873	\$0
Developer Contributions	\$42,164	\$42,164	\$0	(\$42,164)
Interest	\$150	\$150	\$1,434	\$1,284
Facility Revenue	\$300	\$300	\$475	\$175
Miscellaneous	\$0	\$0	\$343	\$343
Total Revenues	\$676,017	\$676,017	\$638,026	(\$37,991)
EXPENDITURES:				
Supervisors	\$1,200	\$1,200	\$1,400	(\$200)
FICA Expense	\$0	\$0	\$107	(\$107)
Engineering	\$4,000	\$4,000	\$2,208	\$1,793
Attorney Fees	\$12,000	\$12,000	\$11,093	\$907
Dissemination	\$8,500	\$8,500	\$8,500	\$0
Annual Audit	\$7,500	\$7,500	\$3,725	\$3,775
Arbitrage	\$1,800	\$1,800	\$1,200	\$600
Assessment Roll	\$7,500	\$7,500	\$7,500	\$0
Trustee Fees	\$12,000	\$12,000	\$13,541	(\$1,541)
Management Fees	\$49,140	\$49,140	\$49,140	\$0
Information Technology	\$1,800	\$1,800	\$1,800	\$0
Telephone	\$500	\$500	\$800	(\$300)
Postage	\$500	\$500	\$745	(\$245)
Insurance	\$7,497	\$7,497	\$6,717	\$780
Meeting Room Rental	\$2,200	\$2,200	\$2,063	\$138
Printing and Binding	\$1,600	\$1,600	\$1,644	(\$44)
Legal Advertising	\$2,000	\$2,000	\$2,238	(\$238)
Other Current Charges	\$600	\$600	\$446	\$154
Office Supplies	\$800	\$800	\$19	\$781
Website Services	\$1,200	\$1,200	\$1,200	\$0
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Total Administrative	\$122,512	\$122,512	\$116,261	\$6,251
Amenity Center				
Insurance	\$19,202	\$19,202	\$17,670	\$1,532
Utilities	\$17,202	φ17,202	φ17,070	φ1,332
Phone/Internet/Cable	\$7,300	\$7,300	\$8,368	(\$1,068)
Electric	\$25,000	\$25,000	\$16,895	\$8,105
Water/Irrigation	\$15,000	\$15,000	\$10,893	\$2,535
Gas	\$200	\$200	\$12,403	\$2,333
Refuse	\$7,440	\$7,440	\$7,130	\$310
Security	φ1, 11 0	φ/, 11 0	Φ7,130	φ510
Security Monitoring	\$600	\$600	\$509	\$91
Access Cards	\$2,500	\$2,500	\$741	\$1,759
Management Contracts	\$2,300	\$2,500	φ/41	\$1,739
Facility Management	\$64,890	\$64,890	\$64,890	\$0
Facility Management Facility Assistant	\$04,890	\$04,890	\$6,459	(\$6,459)
i dollity Assistant	\$0	\$0	\$0, 4 39	(40, 4 39)

Community Development District

General Fund
Statement of Revenues & Expenditures
For the Períod ending September 30, 2023

	Adopted	Prorated	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
Continued Management Contacts	004.400	***	***	(4.0)
Field Mgmt/ Admin	\$21,122	\$21,122	\$21,122	(\$0)
Pool Maintenance	\$12,600	\$12,600	\$12,600	\$0
Pool Chemicals	\$10,500	\$10,500	\$13,155	(\$2,655)
Janitorial	\$14,039	\$14,039	\$11,337	\$2,702
Janitorial Supplies	\$3,623	\$3,623	\$1,003	\$2,619
Facility Maintenance	\$20,000	\$20,000	\$20,587	(\$587)
Repairs & Maintenance	\$27,500	\$27,500	\$43,552	(\$16,052)
Special Events	\$10,000	\$10,000	\$10,941	(\$941)
Holiday Decorations	\$1,500	\$1,500	\$1,500	\$0
Fitness Center Repairs/Supplies	\$7,000	\$7,000	\$5,390	\$1,610
Office Supplies	\$1,500	\$1,500	\$1,584	(\$84)
ASCAP/BMI Licenses	\$500	\$500	\$0	\$500
Pest Control	\$3,120	\$3,120	\$3,990	(\$870)
Amenity Center Expenditures	\$275,135	\$275,135	\$281,890	(\$6,755)
Cusuad Maintananaa Funandituusa				
Ground Maintenance Expenditures	£2,000	\$2,000	¢ο	¢2 000
Hydrology Quality/Mitigation	\$3,000	\$3,000	\$0	\$3,000
Landscape Maintenance	\$151,706	\$151,706	\$162,645	(\$10,939)
Landscape Contingency	\$26,000	\$26,000	\$36,150	(\$10,150)
Lake Maintenance	\$8,580	\$8,580	\$7,800	\$780
Ground Maintenance	\$9,000	\$9,000	\$5,821	\$3,179
Pump Repairs	\$2,000	\$2,000	\$0	\$2,000
Streetlights	\$9,700	\$9,700	\$10,494	(\$794)
Streetlight Repairs	\$5,000	\$5,000	\$0	\$5,000
Irrigation Repairs	\$8,800	\$8,800	\$11,640	(\$2,840)
Miscellaneous	\$5,000	\$5,000	\$587	\$4,413
Reclaim Water	\$46,500	\$46,500	\$35,345	\$11,155
Storm Cleanup	\$0	\$0	\$4,371	(\$4,371)
Capital Reserve	\$3,084	\$3,084	\$3,084	\$0
Total Ground Maintenance Expenditures	\$278,370	\$278,370	\$277,937	\$433
TOTAL EXPENSES	\$676,017	\$676,017	\$676,087	(\$71)
EVERSO DEVENUES (EVERNOTURES)			(#20.0(2)	
EXCESS REVENUES (EXPENDITURES)	\$0		(\$38,062)	
FUND BALANCE - Beginning	\$0		\$218,845	
FUND BALANCE - Ending	\$0		\$180,783	

Community Development District General Fund Month By Month

	ОСТ	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	TOTAL
<u>Revenues:</u>													
Assessments - Tax Roll	\$0	\$54,331	\$165,559	\$302,787	\$19,275	\$2,592	\$428	\$8,312	\$2,697	\$0	\$0	\$0	\$555,98
Assessments - Dírect	\$19,948	\$0	\$11,706	\$0	\$0	\$11,706	\$0	\$0	\$36,434	\$0	\$0	\$0	\$79,79
Developer Contributions - FR	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$
Interest	\$192	\$51	\$57	\$61	\$303	\$728	\$8	\$8	\$8	\$9	\$9	\$0	\$1,43
Facility Revenue	\$25	\$50	\$0	\$50	\$0	\$100	\$0	\$50	\$50	\$0	\$0	\$150	\$47:
Miscelleaneous	\$0	\$0	\$115	\$0	\$0	\$150	\$0	\$0	\$78	\$0	\$0	\$0	\$343
Total Revenues	\$20,165	\$54,431	\$177,437	\$302,898	\$19,578	\$15,277	\$436	\$8,370	\$39,267	\$9	\$9	\$150	\$638,026
<u>Expenditures</u> :													
<u>Administrativ</u> e													
Supervisors	\$0	\$200	\$0	\$0	\$400	\$0	\$0	\$400	\$0	\$0	\$400	\$0	\$1,400
FICA Expense	\$0	\$15	\$0	\$0	\$31	\$0	\$0	\$31	\$0	\$0	\$31	\$0	\$107
Engineering	\$0	\$850	\$388	\$0	\$215	\$0	\$0	\$755	\$0	\$0	\$0	\$0	\$2,208
Attorney Fees	\$1,265	\$2,492	\$193	\$839	\$1,652	\$709	\$945	\$963	\$611	\$435	\$990	\$0	\$11,093
Dissemination	\$708	\$708	\$708	\$708	\$708	\$708	\$708	\$708	\$708	\$708	\$708	\$708	\$8,500
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,725	\$0	\$0	\$3,725
Arbitrage	\$0	\$0	\$0	\$1,200	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,200
Assessment Roll	\$7,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,500
Trustee Fees	\$3,333	\$0	\$0	\$6,667	\$0	\$3,541	\$0	\$0	\$0	\$0	\$0	\$0	\$13,541
Management Fees	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$4,095	\$49,140
Computer Time	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$1,800
Telephone	\$0	\$0	\$0	\$14	\$0	\$729	\$36	\$0	\$0	\$21	\$0	\$0	\$800
Postage	\$9	\$16	\$184	\$6	\$9	\$16	\$20	\$35	\$8	\$327	\$50	\$64	\$745
Insurance	\$6,717	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,717
Meeting Room Rental	\$0	\$750	\$0	\$438	\$0	\$0	\$438	\$0	\$0	\$438	\$0	\$0	\$2,063
Printing and Binding	\$56	\$35	\$145	\$31	\$38	\$73	\$44	\$26	\$282	\$640	\$48	\$226	\$1,644
Legal Advertising	\$465	\$0	\$235	\$71	\$71	\$0	\$241	\$0	\$0	\$1,078	\$0	\$78	\$2,238
Other Current Charges	\$0	\$10	\$0	\$134	\$0	\$100	\$0	\$0	\$0	\$102	\$0	\$100	\$446
Office Supplies	\$0	\$0	\$1	\$0	\$0	\$8	\$7	\$0	\$0	\$0	\$0	\$0	\$19
Website Services	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$1,200
Dues, Licenses & Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Total Administrative	\$24,574	\$9,422	\$6,199	\$14,451	\$7,468	\$10,230	\$6,783	\$7,263	\$5,956	\$11,821	\$6,572	\$5,522	\$116,261
Amenity Center													
Insurance	\$17,670	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$17,670
Phone/Internet/Cable	\$724	\$686	\$686	\$851	\$469	\$899	\$455	\$890	\$677	\$677	\$677	\$677	\$8,368
Electric	\$1,382	\$1,285	\$1,343	\$1,398	\$1,414	\$1,586	\$1,851	\$1,681	\$0	\$1,169	\$1,980	\$1,806	\$16,895
Water/Irrigation	\$451	\$658	\$842	\$800	\$742	\$1,595	\$961	\$1,032	\$2,341	\$1,047	\$1,222	\$776	\$12,465
Gas	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Refuse	\$639	\$642	\$837	\$832	\$828	\$817	\$985	\$799	\$188	\$186	\$185	\$191	\$7,130
Security Monitoring	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$509	\$0	\$0	\$0	\$0	\$509
Access Cards	\$0	\$0	\$0	\$0	\$0	\$0	\$741	\$0	\$0	\$0	\$0	\$0	\$741
Facility Management	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$5,408	\$64,890
Facility Assistant	\$725	\$0	\$0	\$781	\$0	\$228	\$201	\$656	\$812	\$833	\$820	\$1,403	\$6,459
Field Mgmt/ Admin	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$1,760	\$21,122
Pool Maintenance	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$1,050	\$12,600
Pool Chemicals	\$96	\$0	\$743	\$659	\$558	\$1,263	\$879	\$2,360	\$966	\$3,372	\$1,388	\$872	\$13,155
Janitorial	\$771	\$771	\$771	\$771	\$771	\$771	\$1,118	\$1,118	\$1,118	\$1,118	\$1,118	\$1,118	\$11,337
													61.003
Janitorial Supplies	\$66	\$51	\$174	\$0	\$53	\$76	\$81	\$219	\$25	\$30	\$206	\$23	\$1,003

Community Development District General Fund Month By Month

_	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	TOTAL
Repairs & Maintenance	\$6,727	\$4,008	\$3,025	\$9,783	\$3,550	\$2,962	\$2,208	\$1,766	\$2,303	\$2,996	\$3,285	\$938	\$43,552
Special Events	\$330	\$3,318	\$2,590	\$238	\$615	\$1,473	\$179	\$825	(\$950)	\$675	\$1,583	\$65	\$10,941
Holiday Decorations	\$1,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,500
Fitness Center Repairs/Supplies	\$1,183	\$296	\$0	\$497	\$230	\$203	\$348	\$86	\$1,754	\$0	\$492	\$300	\$5,390
Office Supplies	\$9	\$146	\$485	\$13	\$66	\$142	\$94	\$13	\$192	\$410	\$1	\$13	\$1,584
ASCAP/BMI Licenses	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pest Control	\$520	\$260	\$260	\$260	\$260	\$260	\$260	\$260	\$260	\$260	\$870	\$260	\$3,990
Total Amenity Center	\$41,010	\$22,542	\$21,024	\$26,273	\$19,174	\$22,661	\$19,983	\$21,856	\$19,672	\$22,974	\$24,020	\$20,700	\$281,890
Ground Maintenance Expenditures													
Hydrology Quality/Mitigation	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Landscape Maintenance	\$11,602	\$11,602	\$11,602	\$11,602	\$11,602	\$32,012	\$11,602	\$11,602	\$11,602	\$11,602	\$13,110	\$13,110	\$162,645
Landscape Contingency	\$1,842	\$0	\$0	\$0	\$1,683	\$2,828	\$8,256	\$5,926	\$829	\$13,935	\$0	\$852	\$36,150
Lake Maintenance	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$650	\$7,800
Ground Maintenance	\$0	\$721	\$308	\$543	\$807	\$929	\$937	\$610	\$0	\$965	\$0	\$0	\$5,821
Pump Repairs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Streetlights	\$771	\$771	\$771	\$909	\$909	\$909	\$915	\$913	\$889	\$912	\$912	\$912	\$10,494
Streetlight Repairs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Irrigation Repairs	\$1,996	\$395	\$271	\$1,132	\$665	\$668	\$1,086	\$1,125	\$272	\$366	\$2,011	\$1,654	\$11,640
Miscellaneous	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$587	\$0	\$587
Reclaim Water	\$2,590	\$2,295	\$2,903	\$2,517	\$2,146	\$2,092	\$2,734	\$3,975	\$4,590	\$4,030	\$2,960	\$2,512	\$35,345
Storm Cleanup	\$2,818	\$1,553	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,371
Capital Reserve	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,084	\$0	\$0	\$0	\$3,084
Total Ground Maintenance Expenditures	\$22,268	\$17,987	\$16,504	\$17,352	\$18,462	\$40,088	\$26,180	\$24,801	\$21,916	\$32,460	\$20,230	\$19,690	\$277,937
Total Expenditures	\$87,852	\$49,951	\$43,727	\$58,077	\$45,104	\$72,979	\$52,946	\$53,919	\$47,544	\$67,255	\$50,822	\$45,911	\$676,087
Excess Revenues (Expenditures)	(\$67,687)	\$4,480	\$133,710	\$244,821	(\$25,526)	(\$57,703)	(\$52,510)	(\$45,549)	(\$8,278)	(\$67,246)	(\$50,812)	(\$45,761)	(\$38,062

Community Development District

Debt Service Fund - 2016

Statement of Revenues & Expenditures
For the Períod ending September 30, 2023

	Adopted	Prorated	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
REVENUES:				
Interest Income	\$500	\$500	\$31,910	\$31,410
Special Assessments	\$741,250	\$741,250	\$743,369	\$2,119
TOTAL REVENUES	\$741,750	\$741,750	\$775,279	\$33,529
EXPENDITURES:				
<u>Series 2016</u>				
Interest Expense - 11/01	\$268,475	\$268,475	\$268,475	\$0
Principal Expense - 11/01	\$200,000	\$200,000	\$200,000	\$0
Interest Expense - 05/01	\$263,975	\$263,975	\$263,975	\$0
Principal Expense - 05/01 (Prepayment)	\$0	\$0	\$5,000	(\$5,000)
TOTAL EXPENDITURES	\$732,450	\$732,450	\$737,450	(\$5,000)
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	\$9,300		\$37,829	
FUND BALANCE - Beginning	\$507,616		\$882,429	
FUND BALANCE - Ending	\$516,916		\$920,259	

Community Development District

Debt Service Fund - 2021

Statement of Revenues & Expenditures
For the Períod ending September 30, 2023

	Adopted	Prorated	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
REVENUES:				
Interest Income	\$100	\$100	\$14,280	\$14,180
Special Assessments	\$413,100	\$413,100	417,666	\$4,566
TOTAL REVENUES	\$413,200	\$413,200	\$431,945	\$18,745
EXPENDITURES:				
<u>Series 2021</u>				
Interest Expense - 11/01	\$130,213	\$130,213	\$130,213	\$0
Interest Expense - 05/01	\$130,213	\$130,213	\$130,213	\$0
Principal Expense - 05/01	\$155,000	\$155,000	\$155,000	\$0
TOTAL EXPENDITURES	\$415,425	\$415,425	\$415,425	\$0
OTHER SOURCES/(USES)				
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	(\$2,225)		\$16,520	
FUND BALANCE - Beginning	\$132,180		\$342,139	
FUND BALANCE - Ending	\$129,955		\$358,659	

Community Development District

Debt Service Fund - 2022

Statement of Revenues & Expenditures
For the Period ending September 30, 2023

	Adopted Prorated		Actual		
	Budget	Thru 09/30/23	Thru 09/30/23	Variance	
REVENUES:					
Interest Income	\$0	\$0	\$16,888	\$16,888	
Special Assessments	\$0	\$0	\$0	\$0	
TOTAL REVENUES	\$0	\$0	\$16,888	\$16,888	
EXPENDITURES:					
<u>Series 2022</u>					
Interest Expense - 11/01	\$175,084	\$175,084	\$175,084	\$0	
Interest Expense - 05/01	\$175,084	\$175,084	\$175,084	\$0	
TOTAL EXPENDITURES	\$350,168	\$350,168	\$350,168	\$0	
OTHER SOURCES/(USES)					
Interfund Transfer In/(Out)	\$0	\$0	\$0	\$0	
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$0	\$0	
EXCESS REVENUES (EXPENDITURES)	(\$350,168)		(\$333,279)		
FUND BALANCE - Beginning	\$525,252		\$786,151		
FUND BALANCE - Ending	\$175,084		\$452,872		

Community Development District Capital Projects Fund Statement of Revenues & Expenditures For the Period ending September 30, 2023

	Series 2021	Series 2022
REVENUES:		
Interest Income	\$1,385	\$29,382
TOTAL REVENUES	\$1,385	29,381.75
EXPENDITURES:		
Capital Outlay	\$5,960	\$28,354
TOTAL EXPENDITURES	\$5,960	\$28,354
OTHER SOURCES/(USES)		
Interfund Transfer In/(Out)	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	(\$4,575)	\$1,028
FUND BALANCE - Beginning	\$38,500	\$1,050,879
FUND BALANCE - Ending	\$33,925	\$1,051,907

Community Development District

Capital Reserve Fund

Statement of Revenues & Expenditures

For the Period ending September 30, 2023

	Adopted	Prorated	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
Revenues:				
Interest Income	\$0	\$0	\$3,108	\$3,108
General Fund Transfer In	\$3,084	\$3,084	\$3,084	\$0
Total Revenues	\$3,084	\$3,084	\$6,192	\$3,108
<u>Expenditures</u>				
Capital Outlay	\$10,000	\$10,000	\$9,700	\$300
Repair and Maintenance	\$10,000	\$10,000	\$86,307	(\$76,307)
Other Current Charges	\$420	\$420	\$9	\$411
Total Expenditures	\$20,420	\$20,420	\$96,016	(\$75,596)
Excess Revenues (Expenditures)	(\$17,336)		(\$89,824)	
Fund Balance - Beginning	\$142,268		\$171,468	
Fund Balance - Ending	\$124,932		\$81,644	

Community Development District

Long Term Debt Report

Series 2016 Special Assessment Bonds	
Interest Rate:	4.5% -5.0%
Maturity Date:	11/1/48
Reserve Fund Definition:	50% of Max Annual Debt Service
Reserve Fund Requirement:	\$372,212.50
Reserve Balance:	\$370,625.00
Bonds outstanding - 1/31/2016	\$11,850,000
Less: May 1, 2016	\$0
Less: May 1, 2019 (Prepayment)	(\$50,000)
Less: November 1, 2019	(\$190,000)
Less: November 1, 2019 (Prepayment)	(\$45,000)
Less: May 1, 2020 (Prepayment)	(\$140,000)
Less: November 1, 2020	(\$190,000)
Less: November 1, 2020 (Prepayment)	(\$135,000)
Less: May 1, 2021	(\$30,000)
Less: November 1, 2021	(\$195,000)
Less: November 1, 2021 (Prepayment)	(\$25,000)
Less: May 1, 2022 (Prepayment)	(\$25,000)
Less: November 1, 2022	(\$200,000)
Less: May 1, 2023 (Prepayment)	(\$5,000)

Current Bonds Outstanding \$10,620,000

Series 2021 Special Assessment Bonds	
Interest Rate:	2.5% -4.0%
Maturity Date:	5/1/51
Reserve Fund Definition:	50% of Max Annual Debt Service
Reserve Fund Requirement:	\$207,150.00
Reserve Balance:	\$207,150.00
Bonds outstanding - 1/20/2021	\$7,415,000
Less: May 1, 2022	(\$150,000)
Less: May 1, 2023	(\$155,000)

Current Bonds Outstanding \$7,110,000

Series 2022 Special Assessment Bonds	
Interest Rate:	2.875% -4.0%
Maturity Date:	5/1/51
Reserve Fund Definition:	50% of Max Annual Debt Service
Reserve Fund Requirement:	\$260,900.00
Reserve Balance:	\$260,900.00
Bonds outstanding - 2/25/2022	\$9,135,000

Current Bonds	Outstanding	\$9,135,000
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Bannon Lakes Community Development District FY23 Assessment Receipts

ASSESSED TO	# Units	SERIES 2016 DEBT SERVICE ASMNT	SERIES 2021 DEBT SERVICE ASMNT	SERIES 2022 DEBT SERVICE ASMNT	O&M ASMNT	TOTAL ASMTS
RREF III-P-EP ARAGON INVESTMENTS LLC (ACRES)	163	-	-	-	32,970.60	32,970.60
PULTE HOME COMPANY LLC	157	-	42,311.52	-	46,822.40	89,133.92
SUBTOTAL ADMIN O&M	320	-	42,311.52	-	79,793.00	122,104.52
TAX ROLL ASSESSED	667	740,176.13	373,741.67	-	553,591.99	1,667,509.79
TOTAL ASSESSED		740,176.13	416,053.19	-	633,384.99	1,789,614.31

DUE / RECEIVED	BALANCE DUE	SERIES 2016 DEBT SERVICE RECEIVED	SERIES 2021 DEBT SERVICE RECEIVED	SERIES 2022 DEBT SERVICE RECEIVED	O&M RECEIVED	TOTAL RECEIVED
RREF III-P-EP ARAGON INVESTMENTS LLC (ACRES)	-	-	-		32,970.60	32,970.60
PULTE HOME COMPANY LLC			42,311.52		46,822.40	89,133.92
SUBTOTAL ADMIN O&M	-	-	42,311.52		79,793.00	122,104.52
TAX ROLL RECEIPTS	(7,193.96)	743,369.40	375,354.05		555,980.29	1,674,703.75
TOTAL RECEIPTS / DUE	(7,193.96)	743,369.40	417,665.57		635,773.29	1,796,808.27

DIRECT INVOICES DUE IN INSTALLMENTS OF 25% DUE 10/15/22, 1/1/23, 4/1/23, 7/1/23 SERIES 2022 UNDER CAPITALIZED INTEREST UNTIL 11/1/2023. ASSESSMENTS START FY24

THERE IS AN ADDITIONAL \$42,164 DUE FOR DEVELOPER CONTRIBUTION

TAX ROLL RECEIPTS

		SERIES 2016 DEBT SERVICE	SERIES 2021 DEBT SERVICE	SERIES 2022 DEBT SERVICE	O&M	TOTAL
ST JOHNS COUNTY DISTRIBUTION	DATE	RECEIVED	RECEIVED	RECEIVED	RECEIVED	RECEIVED
1	11/02/22	4,754.27	2,400.60	-	3,555.81	10,710.68
2	11/17/22	24,514.61	12,378.31	-	18,334.95	55,227.88
3	11/28/22	43,373.47	21,900.83	-	32,439.85	97,714.15
4	12/12/22	63,099.52	31,861.23	-	47,193.35	142,154.09
5	12/15/22	158,259.90	79,911.14	-	118,365.63	356,536.68
6	01/20/23	404,838.74	204,417.70	-	302,786.69	912,043.13
INTEREST	02/01/23	992.45	501.12	-	742.27	2,235.84
7	02/21/23	24,779.38	12,512.01	-	18,532.98	55,824.37
8	03/30/23	3,466.04	1,750.13	-	2,592.32	7,808.49
INTEREST	04/06/23	571.93	288.79	-	427.76	1,288.47
9	05/08/23	11,113.00	5,611.36	-	8,311.63	25,035.99
10	06/16/23	3,606.08	1,820.84	-	2,697.06	8,123.98
		-	-	-	-	-
		-	-	-	-	-
		-	-	-	-	-
		-	-	-	-	-
TOTAL TAX ROLL RECEIPTS		743,369.40	375,354.05	-	555,980.29	1,674,703.75
PERCENT COLLECTED DIRECT		0.00%	0.00%		100.00%	100.00%
PERCENT COLLECTED TAX ROLL		100.43%	100.43%		100.43%	100.43%

PERCENT COLLECTED DIRECT	0.00%	0.00%	100.00%	100.00%
PERCENT COLLECTED TAX ROLL	100.43%	100.43%	100.43%	100.43%
PERCENT COLLECTED	100.43%	100.39%	100.38%	100.40%

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Community Development District

Check Run Summary

7/1/23 - 9/30/23

Date	Check Numbers	Amount	Amount
General Fund			
7/1/23 - 7/31/23	1303-1322	\$78,004.26	
8/1/23 - 8/31/23	1323-1340	\$59,682.62	
9/1/23 - 9/30/23	1341-1353	\$78,247.51	
, , , ,		. ,	
	Total General Fund Checks		\$215,934.39
Capital Reserve			
3/1/23 - 8/31/23	29	\$525.00	
9/1/23 - 9/30/23	30	\$9,700.00	
	Total Capital Reserve Checks		\$10,225.00
	<u> </u>		·
Autopayments 7/7/23	Donublia Comigos	\$186.00	
· ·	Republic Services		
7/19/23	St Johns County Utility Dept	\$4,430.57	
7/19/23	AT&T	\$270.63	
7/24/23	AT&T	\$188.50	
7/25/23	FPL	\$2,081.13	
7/28/23	Wells Fargo Credit Card	\$2,025.45	
7/31/23	AT&T	\$217.95	
8/8/23	Republic Services	\$185.37	
8/18/23	St Johns County Utility Dept	\$4,181.23	
8/21/23	AT&T	\$270.67	
8/23/23	AT&T	\$188.50	
8/28/23	FPL	\$2,892.13	
8/28/23	FICA IRS Tax payment	\$61.20	
8/28/23	Wells Fargo Credit Card	\$1,927.14	
8/29/23	AT&T	\$217.95	
9/6/23	Republic Services	\$191.14	
9/18/23	St Johns County Utility Dept	\$3,287.79	
9/19/23	AT&T	\$270.67	
9/25/23	AT&T	\$188.50	
9/26/23	FPL	\$2,717.60	
9/27/23	AT&T	\$217.95	
9/28/23	Wells Fargo Credit Card	\$170.83	
	Total Paid Electronically		\$26,368.9

^{*} Fedex Invoices will be available upon request

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/26/23 PAGE 1
*** CHECK DATES 07/01/2023 - 09/30/2023 *** BANNON LAKES - GENERAL FUND

CHIEGH BITTED	B	ANK A BANNON LAKES-GENERAL			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT#	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
7/07/23 00107	6/21/23 AA06220 202306 320-57200- RPR UPRIGHT BIKE	60100	*	794.57	
	RPR UPRIGHT BIRE	COMMERCIAL FITNESS PRODUCTS INC			794.57 001303
7/07/23 00090	7/01/23 JAK72302 202307 320-57200- JUL MONTHLY CLEANING	45300	*	1,118.25	
		JANI-KING OF JACKSONVILLE			1,118.25 001304
7/07/23 00072	2/09/23 07012023 202307 320-57200- MUSIC 7/1/23 POOL EVENT	49400	*	375.00	
	MUSIC //1/23 POOL EVENT	KENNETH BAXLEY			375.00 001305
7/07/23 00078	6/29/23 3239823 202305 310-51300- MAY GENERAL COUNSEL	31500	*	962.50	
	MAI GENERAL COUNSEL	KUTAK ROCK LLP			962.50 001306
7/07/23 00064	9/19/22 51265 202307 310-51300- MEETING ROOM RENT 8/2/23	46000	*	437.50	
		RENAISSANCE RESORT			437.50 001307
7/13/23 00037	7/01/23 07012023 202307 300-20700- 4/6 SJC TAX INTEREST DIST	10200	*	571.93	
	7/01/23 07012023 202307 300-20700- 5/8 SJC TAX DIST #9	10200	*	11,113.00	
	3/0 SUC TAX DIST #9	BANNON LAKES CDD C/O BANK OF NEW			11,684.93 001308
7/13/23 00076	7/01/23 07012023 202307 300-20700- 4/6 SJC INTEREST DIST	10300	*	288.79	
	7/01/23 07012023 202307 300-20700- 5/8 SJC TAX DIST #9	10300	*	5,611.36	
	7/01/23 07012023 202307 300-20700- 6/21 PULTE DIRECT ASMNT	10300	*	10,577.88	
	0/21 FODIE DIRECT ASMIT	BANNON LAKES CDD C/O BANK OF NEW			16,478.03 001309
7/13/23 00104	7/05/23 557472 202307 320-57200- DOGGIES & CAN LINERS CASE	60000	*	134.98	
		DOG WASTE DEPOT			134.98 001310
7/13/23 00030	6/29/23 1123275 202306 320-57200- JUN PEST CONTROL	54500	*	160.00	
	6/29/23 1123368 202306 320-57200-		*	100.00	
	JUN RODENI CONTROL	FREEDOM PEST CONTROL			260.00 001311
7/13/23 00003	7/01/23 106 202307 310-51300- JUL MANAGEMENT FEES	34000	*	4,095.00	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/26/23 PAGE 2
*** CHECK DATES 07/01/2023 - 09/30/2023 *** BANNON LAKES - GENERAL FUND

*** CHECK DATES	07/01/2023 - 09/30/2023 ***	BANNON LAKES - GENERAL FUND BANK A BANNON LAKES-GENERAL			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT#	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK
	7/01/23 106 202307 310-51300- JUL WEBSITE ADMIN	-53000	*	100.00	
	7/01/23 106 202307 310-51300- JUL INFO TECH	-35100	*	150.00	
	7/01/23 106 202307 310-51300-	-31600	*	708.33	
	7/01/23 106 202307 310-51300- OFFICE SUPPLIES		*	.48	
	7/01/23 106 202307 310-51300- POSTAGE	42000	*	35.78	
	7/01/23 106 202307 310-51300- COPIES	-42500	*	214.35	
	7/01/23 106 202307 310-51300- TELEPHONE	41000	*	21.38	
		GOVERNMENTAL MANAGEMENT SRVCS LLC		650.00	5,325.32 001312
7/13/23 00017	7/03/23 106577B 202307 330-53800- JUL LAKE MAINTENANCE	46800	*	650.00	
	OOL DAKE MAINTENANCE	LAKE DOCTORS, INC.			650.00 001313
7/13/23 00013	7/01/23 14005 202307 330-53800- JUL LANDSCAPE MAINTENANCE	-46200	*	11,601.51	
	7/10/23 14080 202307 330-57200- REMOVE, INSTALL PLANTS, SOI	-46210	*	13,935.00	
		LANDCARE GROUP INC			25,536.51 001314
7/13/23 00019	6/30/23 13129561 202307 320-57200-	-45210	*	1,294.35	
		POOLSURE			1,294.35 001315
7/13/23 00014	6/30/23 178 202306 320-57200- JUN FACILITY ASSISTANT	-34100	*	811.75	
	7/01/23 177 202307 320-57200-	45200	*	1,050.00	
	7/01/23 177 202307 320-57200-	-46001	*	1,760.17	
	7/01/23 177 202307 320-57200- JUL FACILITY MANAGEMENT	-34000	*	•	
		RIVERSIDE MANAGMENT SERVICES, INC			9,029.42 001316
7/31/23 00108	7/21/23 58679 202307 310-51300- 8" X 10" PLAGUE/ENGRAVING	49000	*	92.45	
		WALKER TROPHIES & MORE LLC DBA			92.45 001317
7/31/23 00102	7/18/23 07182023 202307 310-51300- CHRIS D'AQUIN OATH FEE	-49000	*	10.00	
		FLORIDA DIVISION OF ELECTIONS			10.00 001318

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/26/23 PAGE 3
*** CHECK DATES 07/01/2023 - 09/30/2023 *** BANNON LAKES - GENERAL FUND

BANK A BANNON LAKES-GENERAL				
CHECK VEND# DATE	INVOICEEXPENSED TO VENDOR NAME DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
7/31/23 00030	7/19/23 1125050 202307 320-57200-54500	*	160.00	
	JUL PEST CONTROL 7/19/23 1126050 202307 320-57200-54500	*	100.00	
	JUL RODENT CONTROL FREEDOM PEST CONTROL			260.00 001319
7/31/23 00019	7/13/23 13129561 202307 320-57200-45210 JUL POOL CHEMICALS	*	692.50	
	POOLSURE			692.50 001320
7/31/23 00014	7/17/23 179 202306 320-57200-45100 JUN FACIL MAINT	*	1,767.95	
	7/17/23 179 202306 320-57200-60000 JUN REPAIRS & MAINT	*	695.00	
	RIVERSIDE MANAGMENT SERVICES, INC			2,462.95 001321
	6/23/23 1051952 202306 320-57200-60000 QUART HVAC MAINT	*	405.00	
	THIGPEN HEATING AND COOLING INC. 7/16/23 363431 202307 310-51300-32200			405.00 001322
8/17/23 00016	7/16/23 363431 202307 310-51300-32200	*	3,725.00	
	FYE 9/30/22 AUDIT BERGER, TOOMBS, ELAM, GAINES & FRANK			3,725.00 001323
8/17/23 00044	8/09/23 09092023 202308 320-57200-49400 INFLATABLE AXE THROWING	*	200.00	
	8/09/23 09092023 202308 320-57200-49400 INFLATABLE BK CHALLENGE	*	200.00	
	8/09/23 09092023 202308 320-57200-49400 INFLATABLE SOCCER	*	200.00	
	8/09/23 09092023 202308 320-57200-49400 FACEPAINTER	*	450.00	
	BOUNCER, SLIDES, AND MORE INC.			1,050.00 001324
8/17/23 00011	8/04/23 1J.D0001 202308 300-13100-10000		28,353.56	
	UG RES LAT/429BLINDOAKCIR FLORIDA POWER AND LIGHT 8/01/23 107 202308 310-51300-34000			28,353.56 001325
8/17/23 00003		*	4,095.00	
	AUG MANAGEMENT FEES 8/01/23 107 202308 310-51300-53000	*	100.00	
	AUG WEBSITE ADMIN 8/01/23 107 202308 310-51300-35100	*	150.00	
	AUG INFO TECH 8/01/23 107 202308 310-51300-31600 AUG DISSEM AGENT SRVCS	*	708.33	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/26/23 PAGE 4

*** CHECK DATES 07/01/2023 - 09/30/2023 *** BANNON LAKES - GENERAL FUND BANK A BANNON LAKES-GENERAL

	BA	ANK A BANNON LAKES-GENERAL			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
	8/01/23 107 202308 310-51300-5	51000	*	.48	
	OFFICE SUPPLIES 8/01/23 107 202308 310-51300-4	42000	*	49.88	
	POSTAGE 8/01/23 107 202308 310-51300-4	42500	*	48.15	
	COPIES	GOVERNMENTAL MANAGEMENT SRVCS LLC			5,151.84 001326
8/17/23 00078	8/07/23 3264069 202306 310-51300-3 JUN GENERAL COUNSEL	31500	*	011.14	
		KUTAK ROCK LLP			611.14 001327
8/17/23 00017	8/01/23 114771B 202308 330-53800-4 AUG LAKE MAINTENANCE	46800	*	650.00	
		LAKE DOCTORS, INC.			650.00 001328
8/17/23 00013	6/30/23 14099 202306 330-53800-4 JUN IRRIGATION MAINT SRVC	46400	*	272.00	
		LANDCARE GROUP INC			272.00 001329
8/17/23 00019	7/27/23 13129561 202307 320-57200-4		*	1,385.00	
	UUL POOL CREMICALS	POOLSURE			1,385.00 001330
8/17/23 00014	7/31/23 183 202307 320-57200-3 JUL FACILITY ASSISTANT		*	833.00	
	8/01/23 180 202308 320-57200-4	45200	*	1,050.00	
	8/01/23 180 202308 320-57200-4 AUG CONTRACT ADMIN		*	1,760.17	
	8/01/23 180 202308 320-57200-3 AUG FAC MANAGEMENT	34000	*	5,407.50	
	AUG FAC MANAGEMENT	RIVERSIDE MANAGMENT SERVICES, INC			9,050.67 001331
8/24/23 00045	0/14/22 02716 202200 220 57200 4	50000	*	45.00	
	BACKFLOW 1ES1 0/9/2023	BOB'S BACKFLOW&PLUMBING SERVICES			45.00 001332
8/24/23 00092	7/01/23 5749219 202307 310-51300-4 NTC OF RULEMAKE #9004803		*	1,078.20	
	NIC OF RULEWARE #9004803	CA FLORIDA HOLDINGS LLC			1,078.20 001333
8/24/23 00090	8/01/23 JAK08230 202308 320-57200-4	 45300	*	1,118.25	
	AUG MONTHLY CLEANING	JANI-KING OF JACKSONVILLE			1,118.25 001334
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AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/26/23 PAGE 5

*** CHECK DATES 07/01/2023 - 09/30/2023 *** BANNON LAKES - GENERAL FUND
BANK A BANNON LAKES-GENERAL

	BANK A BANNON LA	KES-GENERAL		
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	ENDOR NAME STATUS	AMOUNT	CHECK
8/24/23 00013	7/31/23 14156 202307 330-53800-46400	*	366.00	
	JUL IRRIGATION MAINT SRVC 7/31/23 14156 202307 330-53800-46400	V	366.00-	
	JUL IRRIGATION MAINT SRVC LANDCARE GROU	P INC		.00 001335
8/24/23 00109	7/17/23 08172023 202307 330-53800-46900	*	646.38	
	REIMB WATER USAGE 2022/23 7/17/23 08172023 202307 330-53800-46100	*	768.90	
	PRESS WASH FENCE DURAN RD SOUTHSHORE AT	BANNON LAKES POA		1,415.28 001336
8/31/23 00030	8/29/23 1127661 202308 320-57200-54500		360.00	
	RESIDENT'S CLUB RENEWAL 8/29/23 1127662 202308 320-57200-54500	*	250.00	
	FITNESS CENTER RENEWAL FREEDOM PEST	CONTROL		610.00 001337
8/31/23 00019	8/21/23 13129561 202308 320-57200-45210	*	1,207.70	
	AUG POOL CHEMICALS POOLSURE			1,207.70 001338
8/31/23 00014	8/21/23 184 202307 320-57200-45100	*	1,625.00	
	JUL FAC MAIN 8/21/23 184 202307 320-57200-60000	*	2,130.23	
	JUL REPAIR & MAIN RIVERSIDE MAN.	AGMENT SERVICES, INC	·	3.755.23 001339
8/31/23 00062	8/25/23 1053272 202308 320-57200-60000	*	203.75	
0,01,10 0001	RPR A/C UNIT	NG AND COOLING INC		203 75 001340
	8/08/23 AA08108 202308 320-57200-60100	NG AND COOLING INC.		
J/13/23 00107	UPRIGHT BIKE REPAIRS	THESE DOODINGS INC	200,20	250 20 001241
		TNESS PRODUCTS INC 		
9/15/23 00030 8/29/23 1128619 202308 320-57200-5	8/29/23 1128619 202308 320-57200-54500 AUG PEST CONTROL	*	160.00	
	8/29/23 1128719 202308 320-57200-54500 AUG RODENT CONTROL	*	100.00	
	FREEDOM PEST	CONTROL		260.00 001342
9/15/23 00003	9/01/23 108 202309 310-51300-34000 SEPT MANAGEMENT FEES	*	4,095.00	
	9/01/23 108 202309 310-51300-53000 SEPT WEBSITE ADMIN	*	100.00	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 10/26/23 PAGE 6
*** CHECK DATES 07/01/2023 - 09/30/2023 *** RANNON LAKES - GENERAL FUND

*** CHECK DATES 07/01/2023 - 09/30/2023 ***	BANNON LAKES - GENERAL FUND BANK A BANNON LAKES-GENERAL			
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#	. VENDOR NAME SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
9/01/23 108 202309 310-51300 SEPT INFO TECH	-35100	*	150.00	
9/01/23 108 202309 310-51300 SEPT DISSEM AGENT SRVCS	-31600	*	708.33	
9/01/23 108 202309 310-51300 OFFICE SUPPLIES	-51000	*	.45	
9/01/23 108 202309 310-51300 POSTAGE	-42000	*	64.48	
9/01/23 108 202309 310-51300 COPIES	-42500	*	226.05	
COPIES	GOVERNMENTAL MANAGEMENT SRVCS LLC			5,344.31 001343
9/15/23 00090 9/01/23 JAK09230 202309 320-57200 SEPT MONTHLY CLEANING		*	1,118.25	
	JANI-KING OF JACKSONVILLE			1,118.25 001344
9/15/23 00078 8/31/23 3268679 202307 310-51300- JULY GENERAL COUNSEL		*	435.00	
OULI GENERAL COUNSEL	KUTAK ROCK LLP			435.00 001345
9/15/23 00017 9/01/23 121457B 202309 330-53800	-46800	*	650.00	
SEFI DARE MAINIEMANCE	LAKE DOCTORS, INC.			650.00 001346
9/15/23 00013 8/01/23 14114 202308 330-53800 AUG LANDSCAPE MAINTENANC	-46200	*	13,110.00	
9/01/23 14185 202309 330-53800 SEP LANDSCAPE MAINTENANC	-46200 E		13,110.00	
	LANDCARE GROUP INC			26,220.00 001347
9/15/23 00014 8/31/23 186 202308 320-57200 AUG FACLILITY ASSISTANT		*	819.50	
9/01/23 185 202309 320-57200 SEPT POOL MAINT SRVCS	-45200	*	1,050.00	
9/01/23 185 202309 320-57200 SEPT CONTRACT ADMIN	-46001	*	1,760.17	
9/01/23 185 202309 320-57200 SEPT FAC MANAGEMENT	-34000	*	5,407.50	
OHI I'M PAMAGERENI	RIVERSIDE MANAGMENT SERVICES, INC			9,037.17 001348

366.00

67.49

366.00 001349

67.49 001350

BANL -BANNON LAKES- BPEREGRINO

LANDCARE GROUP INC

DOG WASTE DEPOT

9/29/23 00013 7/31/23 14156 202307 330-53800-46400

9/29/23 00104 9/14/23 570515 202309 320-57200-60000

JUL IRRIGATION MAINT SRVC

DOGGIE BAGS CASE

*** CHECK DATES 07/01/2023 - 09/30/2023 ***	ACCOUNTS PAYABLE PREPAID/COMPUTER CHEC BANNON LAKES - GENERAL FUND BANK A BANNON LAKES-GENERAL	CK REGISTER	RUN 10/26/23	PAGE 7
CHECK VEND#INVOICE EXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#		STATUS	TRUOMA	CHECK AMOUNT #
9/29/23 00006 9/19/23 19882 202309 300-15500- FY24 ADMIN INSURANCE	-10000	*	6,952.00	
9/19/23 19882 202309 300-15500-	-10000	*	26,872.00	
FY24 PROPERTY INSURANCE	EGIS INSURANCE ADVISORS LLC			33,824.00 001351
9/29/23 00055 9/12/23 11110317 202309 320-57200-	-60000	*	197.00	
ANNUAL AED SERVICE	LIFESAFE SERVICES LLC			197.00 001352
9/29/23 00062 9/12/23 1053679 202309 320-57200-	-60000	*	469.00	
QUART HVAC MAINT	THIGPEN HEATING AND COOLING INC.			469.00 001353
	TOTAL FOR BANK A		215,934.39	
			,	
	TOTAL FOR REGISTI	EK	215,934.39	

Commercial Fitness Products

Invoice

5034 N Hiatus Road Sunrise, FL 33351

954-747-5128 Phone 954-747-5131 Fax

Date	Invoice #
6/21/2023	AA06220

Sold To

Ship To

Bannon Lakes Attn: Manager A/P 435 Bannon Lakes Blvd. St. Augustine, FL 32095 Bannon Lakes Attn: Manager A/P 435 Bannon Lakes Blvd. St. Augustine, FL 32095

Rep	Account #	Sales Order No	. Ship Date	Purchase Order #	Terms	Due Date
EC	BL435	OS23085	6/21/2023	Verbal	Net 30	7/21/2023
Qty	Item Cod	e	Descripti	on	Price Each	Amount
1	Service Charge Part Labor Freight	Genera Techni Subtota Inboun	d Shipping	Z 9 2023	75.00 524.57 150.00 45.00	75.00 524.57 150.00 749.57 45.00

Thank you for your business!	Total	\$794.57
	Payments/Credits	\$0.00
	Balance Due	\$794.57
www.commfitnessproducts.com	Dalatio Dao	Ψ1,74.51



Remit To:

JANI-KING OF JACKSONVILLE 5700 ST. AUGUSTINE ROAD FL

JACKSONVILLE (904) 346-3000

32207

Invoice			
Date	Number		
07/01/2023	JAK07230267		
Due Date	Cust#		
07/31/2023	486021		
Invoice Amount \$ 1,118.25	Amount Remitted		

Sold To:

BANNON LAKES

For:

Same as Sold To

435 BANNON LAKES BLVD

ST AUGUSTINE

FL 32095

Make All Checks Payable To: JANI-KING OF JACKSONVILLE RETURN THIS PORTION WITH YOUR PAYMENT

JANI-KING OF JACKSONVILLE

Commercial Cleaning Services

(904) 346-3000

Sold To:

BANNON LAKES

For:

435 BANNON LAKES BLVD

ST AUGUSTINE

FL 32095

Same as So	oia io

Invoice N	o Date	Cust No	Sismn No	PO Number		Franchisee		Due Date
JAK072302	67 07/01/2023	486021	CRISTINA TRELLE		KINGDOM	HANDS INVESTMENT	S, LLC	07/31/2023
Quantity			Description			Unit Price	Ext	ended Price
1	MONTHLY CONTRACT BILLING AMOUNT FOR JULY				1118.25	- Linda	1118.25	
- Marie II	JUN 29 2023 BY:							
	Approved 6.29.23 Denise Powers Janitorial Maintenance: 1.320.57200.45300							
						Amount of Sale		\$ 1,118.25
						Sales Tax		\$ 0,00
			e All Checks Payable KING OF JACKSONV			Total		\$ 1,118.25



February 9, 2023

Invoice #07012023

Bill To: Bannon CDD

435 Bannon Lakes Blvd. St. Augustine, FL 32095

Contact: Denise Powers

Date of Service: July 1st, 2023

Location: Bannon Lakes

435 Bannon Lakes Blvd. St. Augustine, FL 32095

11 am - 2 pm (Saturday)

Amount Due: <u>\$375.00</u>

(Net 7 from date of service)

Payable To: Kenneth Baxley

Mailing: 118 Minwill Cir

Georgetown, FL 32139

Approved 6/30/23 Denise Powers

Special Events: 1.320.57200.49400



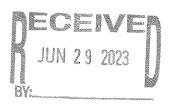
KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600 Facsimile 404-222-4654

Federal ID 47-0597598

June 29, 2023



Check Remit To: Kutak Rock LLP PO Box 30057 Omaha, NE 68103-1157

Reference: Invoice No. 3239823 Client Matter No. 2723-1 Notification Email: eftgroup@kutakrock.com

Mr. Jim Oliver
Bannon Lakes CDD
Governmental Management Services – St. Augustine
Suite 114
475 West Town Place
St. Augustine, FL 32092

Invoice No. 3239823

2723-1

Re: Gene	ral Counsel			
For Profession	onal Legal Servi	ces Rendered		
05/02/23	W. Haber	0.80	220.00	Prepare for Board meeting; confer with Oliver
05/03/23	W. Haber	1.60	440.00	Prepare for and participate in Board meeting
05/05/23	W. Haber	0.30	82.50	Review property records and confer with Lancaster regarding pond conveyance
05/09/23	W. Haber	0.30	82.50	Review correspondence regarding deed for lake
05/10/23	W. Haber	0.50	137.50	Finalize deed for common area conveyance and correspondence to Lancaster regarding same
TOTAL HO	URS	3.50		

KUTAK ROCK LLP

Bannon Lakes CDD June 29, 2023 Client Matter No. 2723-1 Invoice No. 3239823 Page 2

TOTAL FOR SERVICES RENDERED

\$962.50

TOTAL CURRENT AMOUNT DUE

\$962.50

Renaissance Resort at the World Golf Village

Invoice **#51265**Date **09/19/2022**

500 South Legacy Trail St Augustine FL 32092 Phone 904-940-8000

INVOICE

Customer

Name Bannon Lakes CDD Meeting

Attn Shelby Stephens

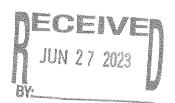
Address 475 W Town Pl Suite 114

City St Augustine, FL

Qty	Description	Charged
1	Meeting Room Rental - Event Date 8/2/2023	\$350.00
	25% Service Charge	\$87.50
	APR 24 2023	
	Bannon Lakes Community Development District	
	Exempt #85-8017166046C-0	
·····	SUB-TOTAL	\$437.5
	ayment Details	Ţ.37,0
C	Amount Due [\$437.50
(Credit Card	
•	Check	

Bannon Lakes COMMUNITY DEVELOPMENT DISTRICT

General Fund

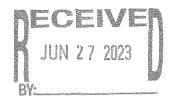


Check Request

Date	e Amount		Authorized By
July 1, 2023	\$11,684.9	\$11,684.93	
	Payable t	יי	
		-	
	Bannon Lakes CDD c/o BNY M	ellon #37 DS 2016	
Date Check Needed:		Budget Category:	
ASAP		1-300-20700-10200	
	1. 1.11 CP 1	m 1	
	Intended Use of Funds	Kequestea:	
4/	6/23 SJC TAX DIST INTEREST	571.93	
5/	B/23 SJC TAX DIST #9	11,113.00	
<u></u>		11 (0:00	
		11,684.93	
(Attach su	pporting documentation for req	uest.)	

Bannon Lakes COMMUNITY DEVELOPMENT DISTRICT

General Fund



Check Request

Date	Amount		Authorized By
July 1, 2023	\$16,478.03	\$16,478.03	
	Payable to	:	
В	annon Lakes CDD c/o BNY M	ellon #76 DS 2021	
Date Check Needed:		Budget Category:	
ASAP		1-300-20700-10300	
	Intended Use of Funds	Requested:	
AIC IO		200 70	
4/6/2.	3 SJC TAX DIST INTEREST	288.79	
5/8/2	3 SJC TAX DIST #9	5,611.36	
6/21/2	B PULTE ASSESSMENT	10,577.88	
			:
			-
		16,478.03	
(Attach suppo	orting documentation for requ	uest.)	

DOG WASTE DEPOT

12316 World Trade Dr. #102 San Diego, CA 92128 TEL: 800-678-1612

www.DogWasteDepot.com

Invoice

Date	Invoice#
7/5/2023	557472

Bill To	
Bannon Lakes CDD Accounts Payable 475 West Town Pl. #114 St Augustine, FL 32092	

Ship To	
Bannon Lakes CDD	
Office: Diana Lambert	
435 Bannon Lakes Blvd	
St Augustine, FL 32095	
_	

PLEASE MAKE ALL CHECKS PAYABLE TO: "Dog Waste Depot"

ORD	ER#;	Rep	Ship Date	Via	Terms	PO#:	3RD	Party Payment C
BDWD-	190517	DWD	7/5/2023	FEDEX	Net 30			
Quantity		Item Cod	de		Description		Price Each	Amount
	DEPOT-1			per case FedEx Package 1 T Approved 7.7 Diana Lambe Repairs and	GTM 10 rolls/200 per Cracking #: 780739146 7.23 ert Maintenance 1.32	0.57200.60000	67.49	134.98T

REMIT PAYMENT TO:
Dog Waste Depot
12316 World Trade Drive #102
San Diego, CA 92128

FED ID# 27-4523962

Subtotal	\$134.98
Sales Tax (0.0%)	\$0.00
Total	\$134.98
Payments	\$0.00
Balance Due	\$134.98

Service Slip/Invoice

INVOICE: 1123275 DATE: 6/29/2023

ORDER: 1123275

FREEDOM
PEST CONTROL
904-272-BUGS (2847)
INFO@FREEDOMPESTCONTROLFLCOM
3600 Peorla Rd. Suite 103
Orange Park, FL 32065

Bill To:

[106210]

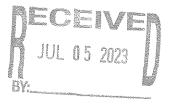
Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092 Work

Lucation: [106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work Date 6/29/2023	Time 01:23 PM	Target Pest	Technician 2MARCUS	Marcus Lopez	Time li
Pureha	reibio es	Terms L DUE UPON RECEIPT	ast Service Map Code 6/29/2023	Lic:JE276424	Time(0)
. Se	rvice		Description		Price
MONTHLY		Monthly Pest Control			\$160.00
				SUBTOTAL	\$160,00
				TAX	\$0,00
				AMT. PAID	\$0.00
				TOTAL	\$160.00
					7
				AMOUNT DUE	\$160.00
		Approved 7/5/2:	3		

Approved 7/5/23 Diana Lambert Pest Control 1.320.57200.54500



THE STATE OF THE PROPERTY OF T

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

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

Service Slip/Invoice FREEDOM PEST CONTROL INVOICE: 1123368

INFO@FREEDOMPESTCONTROLFL.COM 3600 Peorla Rd. Suite 103 Orange Park, FL 32065

904-272-BUGS (2847)

Bill To:

[106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

DATE:

6/29/2023

ORDER:

1123368

Work

Location: [106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

ork Date 6/29/2023	Trime 12:26 PM	Target Pest	Technician 2MARCUS	Marcus Lopez	Time l
Purcha	se Order	Terms 1 DUE UPON RECEIPT	ast Service Map Code 6/29/2023	Lic:JE276424	Time O
Se	irvice		Description		Price
DDENT		Rodent Control			\$100.00
				SUBTOTAL	\$100,00
				TAX	\$0.00
				AMT. PAID	\$0.00
				TOTAL	\$100,00
		Approved 7/5/23 Diana Lambert		AMOUNT DUE	\$100.00
		Pest Control; 1.3			



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

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

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 106 Invoice Date: 7/1/23

Due Date: 7/1/23

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 475 West Town Place Suite 114 St. Augustine, FL

R Andrés nesses com y un jung project		
Management Fees - July 2023 Website Administration - July 2023 Information Technology - July 2023 Dissemination Agent Services - July 2023 Office Supplies Postage Copies Telephone	4,095.00 100.00 150.00 708.33 0.48 35.78 214.35 21.38	4,095.00 100.00 150.00 708.33 0.48 35.78 214.35 21.38

Total	\$5,325.32		
Payments/Credits	\$0.00		
Balance Due	\$5,325.32		

MAKE CHECK PAYABLE TO:



Post Office Box 20122 Tampa, FL 33622-0122 (904) 262-5500 PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD

WISA

CARD NUMBER

EXP. DATE

SIGNATURE

AMOUNT PAID

 ACCOUNT NUMBER
 DATE
 BALANCE

 723475
 7/3/2023
 \$650.00

The Lake Doctors Post Office Box 20122 Tampa, FL 33622-0122

ADDRESSEE

Please check if address below is incorrect and indicate change on reverse side

BANNON LAKES CDD Denise Powers 475 W Town Place Suite 114 St Augustine, FL 32092

0000000116522001000000010657700000006500082

Please Return this portion with your payment

Invoice Due Date 7/13/2023 Invoice 106577B PO #

Invoice Date	Description	Quantity	Amount	Tax	Total
435 BANNON	LAKES BLVD, ST AUGUSTINE, FL ST AUGUST	TNE, FL 32092			
7/3/2023	Water Management - As Needed, Water Manage	ement -	\$325.00	\$0.00	\$325.00
	Monthly		\$325.00	\$0.00	\$325,00

Please remit payment for this month's invoice.

PEGEIVED
JUL 05 2023

Approved 7.5.23
Diana Lambert
Lake Maintenance 1.330.53800.46800

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.

Credits

\$0.00

Adjustment

\$0.00

AMOUNT DUE

Total Account Balance including this invoice:

\$650.00

This Invoice Total:

\$650.00

Click the "Pay Now" link to submit payment by ACH

Customer #:

723475

Corporate Address

Portal Registration #:

0F4EFD82

4651 Salisbury Rd, Suite 155 Jacksonville, FL 32256

Customer Portal Link: www.lakedoctors.com/contact-us/make-a-payment/

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information



Irrigation • Landscape • Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	7/1/2023	14005

Project			Project#
Bannon Lakes CDD		_	M101
Description	Quantity	Rate	Amount
Monthly maintenance for the month of July	1	11,601.51	11,601.51
Approved 7.5.23 Diana Lambert Landscape Maintenance 1.330.53800.46200			
		Total	\$11601.51
Attn. Denise Powers		Payments/C	
		Balance	Due \$11,601.51

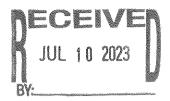


Irrigation • Landscape • Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Tern	าร	Date	Invoice#
Net:	30	7/10/2023	14080



Project	Project#		
Duran Drive Park			M101
Description	Quantity	Rate	Amount
Remove existing bed plants along fence. Fill low area in turf to promote positive drainage. Make irrigation modifications accordingly and replant new bed and install new St. Augustine sod.			
Labor, General: To remove existing plant material and spray Roundup on existing weeds in turf area.	7	38.00	266.00
Machine, Skid Steer Hours w/ Operator: To remove existing plant material and fill and grade low spot.	5	175.00	875.00
Dump Fee, Per Trip	1	120.00	120.00
Fill Dirt Per Yard	25	40.00	1,000.00
Install new plant material:			
Bottlebrush (Callistemon rigidus), #45, Standard, Tree Guying Kit Included	3	396.00	1,188.00
Viburnum, Sweet (Viburnum odoratissimum), #3	56	11.00	616.00
Irrigation modifications:			
Irrigation Modifications	1	1,780.00	1,780.00
Sod:			
Sod, Bahia (Paspalum notatum), Per S.F.	18,500	0.40	7,400.00
Mulch:			
Mulch, Brown, Per Yard	15	46.00	690.00
	L		<u> </u>

Attn. Denise Powers

Payments/Credits

Total

Page 1

Balance Due



Irrigation · Landscape · Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	7/10/2023	14080

Project			Project #
Duran Drive Park			M101
Description	Quantity	Rate	Amount
April 21, 2023 > Removed 18,500 St. Augustine PSF. (-\$11,100.00) > Added 18,500 Bahia Per SF. (+\$7,400.00) Total change to estimate -\$3,700.00			
Attn. Denise Powers		Total Payments/	\$13935.00 Credits \$0.00
Page 2	<u></u>	Balance	



Invoice

Date Invoice # 6/30/2023 131295615985

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

lerms	Net 20
Due Date	7/20/2023
PO#	
Delivery Ticket #	Sales Order #1344602
Delivery Date	6/27/2023
Delivery Location	Bannon Lakes Pool
Customer #	13BAN025
AZ License #	#331721

Riverside Management Services Bannon Lakes CDD 9655 Florida Minning Blvd West bldg 300 suite 305

Jacksonville FL 32257

Ship To Bannon Lakes CDD 435 Bannon Lakes Blvd St. Augustine FL 32095

LATE FEE: This constitutes notice under the truth in lending act that any accounts remaining unpaid after the due date are subject to 1 1/2% per month late charge and attorney fees.

Item ID	Item	Quantity	Units	Rate	Amount
115-300	Bleach Minibulk Delivered	450	gal	2.77	1,246.50
160-050	Pool Acid bulk by Gallon	15	gal	3.19	47.85
	Approved 7/7/23 Diana Lambert Pool Chemicals 1.320.57200.45210 DECEIVE JUL 0 7 2023 BY:				

Subtotal Shipping Cost (FEDEX GROUND)

1,294.35

Total Amount Due 1,294.35 \$1,294.35

Remittance Slip

Customer 13BAN025 Invoice #

Invoice # 131295615985 Amount Due

\$1,294,35

Amount Paid

Make Checks Payable To

Poolsure PO Box 55372 Houston, TX 77255-5372



Riverside Management Services, Inc

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

Invoice

Invoice #: 177
Invoice Date: 7/1/2023

Due Date: 7/1/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Sulte 305 Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
1.320.57200.45200 - Pool Maintenance Services - July 2023 1.320.57200.46001 - Contract Administration - July 2023		1,050.00 1,760,17	1,050.00 1,760.17
1.320.57200.34000 - Facility Management - Bannon Lakes - July 2023		5,407.50	5,407.50
			1
JUL 10 2023			
·			
Some Lands It			
Juny Lanlat			
1-10-0-3			

Total	\$8,217.67		
Payments/Credits	\$0.00		
Balance Due	\$8,217.67		

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

Invoice

\$811.75

\$811.75

\$0.00

Invoice #: 178

Invoice Date: 6/30/2023

Due Date: 6/30/2023 Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Suite 305 Jacksonville, FL 32257

Description Facility Assistant through June 2023	Hours/Qty 32.47	25,00	Amount 811.75
Apprpoved 7/11/23 Diana Lambert Facility Attendant 1.320.57200.34100			
JUL 10 2023			
Juny Landet			

Total

Payments/Credits

Balance Due

BANNON LAKES CDD

FACILITY ASSISTANT INVOICE DETAIL

Quantity	Description.	Rate	Amount
32.47	Facility Assistant	\$ 25.00	\$811.75
	Covers June 2023		
	TOTAL DUE:		\$811.75

Facility Assistant

Facility Attendant 1.320.57200.34100

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT FACILITY ASSISTANT BILLABLE HOURS THROUGH JUNE 2023

Date	Hours	Employee	Description
6/3/23	4.02	D.S.	Completed daily checklist and returned calls and emails
6/4/23	4.02	D.S.	Completed daily checklist and returned calls and emails
6/10/23	4.07	D.S.	Completed daily checklist and returned calls and emails
6/11/23	4.02	D.S.	Completed daily checklist and returned calls and emails
6/14/23	5	L.H.	Completed daily checklist and returned calls and emails
6/17/23	3.02	D.S.	Completed daily checklist and returned calls and emails
6/24/23	4.22	D.S.	Completed daily checklist and returned calls and emails
6/25/23	4.1	D.S.	Completed daily checklist and returned calls and emails
TOTAL	32.47		



TROPHY
Email:orders@crownjacksonville.com
Phone:904-260-4871
11792 San Jose Blvd
Jacksonville, FL 32223

INVOICE

ľ	Invoice No.
Î	58679
	Date
Ì	7/21/2023

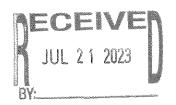
Ship TO	
MS	
helby Stephens	
annon Lakes Comm. Devel, Dist.	

904-940-5850 x 400

ı	Bill TO			
		2711/2/2/		divident.
	E	Bill TO	Bill TO	BIIITO

P.O. NO.	Terms	Payment Due Date	Order Complete
	Due on receipt	7/26/2023	

Quantity	Item	Description	Rate	Amount	Tax
1.00	RW600	8" x 10" Rosewood Piano Finish Plaque with Metal Frame	75	75.00	Non
		ENGR: (See attached for customer template)			
1.00	Engraving-Plq/Acryli c/Glass	Engraving Charge on Plaques	10%	7.50	Non
1.00	SHIPPING OUTBOUND	SHIP TO: Attn: Shelby Stephens Governmental Management Services, LLC 475 West Town Place, Suite 114 St. Augustine, Florida 32092	9.95	9.95	Non
1.00	Proof	Proof Design Emailed for Approval	0	0.00	Non



Sub Total	92.45
Sales Tax 7.5% 2021	0.00
Total	92.45
Payment Applied	0.00
Balance Due	92.45

Memo: 8x10 Plaque_Banon Lakes_Stephens

1

From: Shelby Stephens sstephens@gmsnf.com

Subject: Fwd: Commission Fee - Board of Supervisors, Bannon Lakes Community Development District

Date: July 18, 2023 at 1:46 PM

To: Bernadette Peregrino bperegrino@gmsnf.com, Todd Polvere tpolvere@gmsnf.com



Shelby Stephens

Recording Secretary & Office Manager GMS,LLC 475 West Town Place, Suite 114

St. Augustine, Florida 32092 Phone: (904) 940-5850 Ext 400

Fax: (904) 940-5899 www.govmgtsvc.com



Begin forwarded message:

From: Jim Oliver <joliver@gmsnf.com>

Subject: Re: Commission Fee - Board of Supervisors, Bannon Lakes Community

Development District

Date: July 13, 2023 at 1:37:11 PM EDT

To: "Williams, Inez" < Inez.Williams@DOS.MyFlorida.com>

Cc: Shelby Stephens <sstephens@gmsnf.com>, Sarah Sweeting

<ssweeting@gmsnf.com>

Thank you Ms. Williams...will do.

Jim Oliver

Partner

Governmental Management Services, LLC

475 West Town Place, Suite 114

World Golf Village

St. Augustine, Florida 32092

P: (904) 940-5850 ext. 406

E-mail: joliver@gmsnf.com

On Jul 13, 2023, at 1:32 PM, Williams, Inez < Inez. Williams@DOS.MyFlorida.com> wrote:

Hello Mr. Oliver, District Manager.

This is to inform you Chris d'Aquin, a board member of the Bannon Lakes CDD submitted his Oath of Office and Acceptance form on 4/25/2023 which is okay. However, he did not submit the commission fee of \$10.

- 1. Please have him submit a check payable to the **<u>Department of State</u>** for the \$10 commission fee.
- 2. Please mail check to:

Division of Elections

R.A. Grav Building, Room 316

500 South Bronough Street Tallahassee, Florida 32399

Please let me know you received this email. Thanks,

Inez Williams

Division of Elections
Commissions Issuance Section
R.A. Gray Building, Room 316
500 South Bronough Street
Tallahassee, Florida 32399-0250
1 http://election.dos.state.fl.us/
850.245.6252

FREEDOM PEST CONTROL 904-272-BUGS (2847) INFO@FREEDOMPESTCONTROLFL.COM 3600 Peoria Rd. Suite 103 Orange Park, FL 32065

Service Slip/Invoice

1125050 7/19/2023

DATE: ORDER:

INVOICE:

1125050

Bill To:

[106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work

Location: [106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work Date Time 7/19/2023 12:45 P		Technician 2MARCUS	Marcus Lopez	Time In
Purchase Order	Terms L DUE UPON RECEIPT	ast Service Map Code 7/19/2023	Lic:JE276424	Time Out
Service		Description		Price
MONTHLY	Monthly Pest Control			\$160.00
			SUBTOTAL	\$160,00
			TAX	\$0,00
			AMT. PAID	\$0.00
			TOTAL	\$160,00
	JUL 20 20	23	AMOUNT DUE	\$160.00

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

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

FREEDOM PEST CONTROL 904-272-BUGS (2847) INFO@FREEDOMPESTCONTROLFL.COM 3600 Peorla Rd. Suite 103 Orange Park, FL 32065

Service Slip/Invoice

INVOICE: 1126050 DATE: 7/19/2023 ORDER:

1126050

Bill To:

[106210]

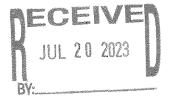
Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work

Location: [106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work Date 7/19/2023	1 jine 02:03 PM	Target Pest	Technician 2marcus	Marcus Lopez	Time In
Purcha	ise Order	Terms I DUE UPON RECEIPT	Last Service Map Gode 7/19/2023	Lic:JE276424	Time Out
and the second second	ervice		Description		Price
RODENT		Rodent Control			\$100.00
		Approved 07.20.2 Diana Lambert Pest Control 1.32		SUBTOTAL TAX AMT. PAID TOTAL	\$100.00 \$0.00 \$0.00 \$100.00
	r est control			AMOUNT DUE	\$100.00





Invoice

Date Invoice #

7/13/2023 131295616214

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

44865
ool

Bill To

Riverside Management Services Bannon Lakes CDD 9655 Florida Minning Blvd West bldg 300 suite 305 Jacksonville FL 32257

Bannon Lakes CDD 435 Bannon Lakes Blvd Ship To St. Augustine FL 32095

LATE FEE: This constitutes notice under the truth in lending act that any accounts remaining unpaid after the due date are subject to 1 1/2% per month late charge and attorney fees.

Item ID	Item	Quantity	Units	Rate	Amount
115-300	Bleach Minibulk Delivered	250	gal	2.77	692.50
	Approved 07.17.23 Diana Lambert Pool Chemicals 1.320.57200.45210				
	JUL 17 2023				

692:50 Subtotal Shipping Cost (FEDEX GROUND)

0.00 692.50 Total **Amount Due** \$692.50

Remittance Slip

Customer 13BAN025 Invoice # 131295616214 **Amount Due**

\$692.50

Amount Paid

Make Checks Payable To

Poolsure PO Box 55372 Houston, TX 77255-5372



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

Invoice

Invoice #: 179

Invoice Date: 7/17/2023 Due Date: 7/17/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Suite 305 Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
Facily Maintenance June 1 - June 30, 2023 Facily Maintenance 31,767 1.320,5720045100		2,462.95	2,462.95
Repairs + Main+ #69500			
JUL 2 2 2023 BV Reservation from the contract of the contract			
Juny Landet	And the state of t		

Total	\$2,462.95
Payments/Credits	\$0.00
Balance Due	\$2,462.95

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT MAINTENANCE BILLABLE HOURS FOR THE MONTH OF JUNE 2023

installed new pool gate push bar and lock, removed debris around community, checked changed trash receptacles 6/15/23 5.93 M.C. Checked pool gate and added oil to lock, blew leaves and debris off pool deck, baskett courts, tennis courts and pickleball courts, organized and straightened pool and patio furniture, wiped off pool tables, re-hung windscreens from storm 6/16/23 3.3 M.C. Blew leaves and debris off pool deck, fixed fallen windscreens on tennis courts from storm, checked and changed all trash receptacles, emptied and restocked dog waste receptacles 6/20/23 8.33 M.C. Straightened and organized chairs, tables and umbrellas on pool deck, fixed playground gate by adjusting pln, removed spider webs around amenity center, picked up supplies, worked on second pool gate hardware, removed debris around amenity center, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles and changed all trash receptacles, emptied and restocked all dog waste receptacles, straightened and organized chairs and tables 6/23/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all trash receptacles, emptied and restocked dog waste receptacles 6/27/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris amound amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles. 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptled and restocked dog waste receptacles, checked and changed all trash receptacles.	<u>Date</u>	Hours	Employee	Description
Waste receptacles, removed debris around amenity center Pressure washed area were kids were drawing on the pool deck, removed debris around pool deck and amenity center, raked the playground, removed kids drawings on tennis courts and washed away bird feces on tennis and basketball courts, checked clubhouse furniture and adjusted and repaired where needed, seated set screws on pool door arm and secured 6/7/23 1.47 M.C. Assisted installing pool light at pool that came out on June 6 6/8/23 9.05 M.C. Pressure washed writing and stains around palm trees, straightened and organized tables and chairs, removed debris around pool, assisted with power issues with locks, cleaned basketball court covered with bird feces, reinstalled metal bird spikes, checked and changed trash receptacles, empited and restocked dog waste receptacles (13/23) 6.95 M.C. Straightened and organized chairs and tables, empited and restocked dog waste receptacles installed new pool gate push bar and lock, removed debris around community, checked changed trash receptacles 6/15/23 5.93 M.C. Checked pool gate push bar and lock, removed debris around community, checked changed trash receptacles 6/16/23 3.3 M.C. Checked pool gate push bar and lock, removed debris around community, checked changed trash receptacles 6/16/23 3.3 M.C. Blew leaves and debris off pool deck, baskette courts, tennis courts and pickleball courts, organized and straightened pool and palio furniture, wiped off pool tables, re-hung windscreens from storm 6/16/23 3.3 M.C. Straightened and organized chairs, tables and umbrellas on pool deck, fixed playground solom, checked and changed all trash receptacles, emptled and restocked dog waste receptacles 6/20/23 6.67 M.C. Removed debris around armenity center, courts, field, pool deck and roadways, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, straightened and organized chairs and tables. 6/23/23 3.9 M.C. Replaced battery for clock on patlo, straightened and organized pool deck chairs and t	6/2/23	3.58	M.C.	courts, put up new American flag, put coyote decoys out to keep geese and ducks
5/7/23 1.47 M.C. Assisted Installing pool light at pool that came out on June 6	6/6/23	5.87	M.C.	waste receptacles, removed debris around amenity center Pressure washed area were kids were drawing on the pool deck, removed debris around pool deck and amenity center, raked the playground, removed kids drawings on tennis courts and washed away bird feces on tennis and basketball courts, checked
6/8/23 9.05 M.C. Pressure washed writing and stains around palm trees, straightened and organized tablas and chairs, removed debris around pool, assisted with power issues with locks, cleaned basketball court covered with bird feces, reinstalled metal bird spikes, checked and changed trash receptacles, emptied and restocked dog waste receptacles 6/9/23 1 M.C. Straightened and organized chairs and tables, emptied and restocked dog waste receptinstalled new pool gate push bar and lock, removed debris around community, checked changed trash receptacles				pool door arm and secured
tables and chairs, removed debris around pool, assisted with power issues with locks, cleaned basketball court covered with bird faces, reinstalled metal bird spikes, checked and changed trash receptacles, emptiled and restocked dog waste receptacles 6/9/23 6.95 M.C. Straightened and organized chairs and tables, emptiled and restocked dog waste recep installed new pool gate push bar and lock, removed debris around community, checked changed trash receptacles 6/15/23 5.93 M.C. Checked pool gate and added oil to lock, blew leaves and debris off pool deck, basketb courts, tennis courts and pickleball courts, organized and straightened pool and patio furniture, wiped off pool tables, re-hung windscreens from storm storm, checked and changed all trash receptacles, emptiled and restocked dog waste receptacles 6/16/23 3.3 M.C. Blew leaves and debris off pool deck, fixed fallen windscreens on tennis courts from storm, checked and changed all trash receptacles, emptiled and restocked dog waste receptacles 6/20/23 8.33 M.C. Straightened and organized chairs, tables and umbrellas on pool deck, fixed playground gate by adjusting pln, removed spider webs around amenity center, picked up supplies, worked on second pool gate hardware, removed debris around amenity center, checked and changed all trash receptacles, emptiled and restocked all dog waste receptacles, straightened and organized chairs and tables 6/22/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris along waste receptacles, emptiled and restocked dog waste receptacles around amenity center, emptiled and restocked dog waste receptacles. 6/23/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris amound amenity center, emptiled and restocked dog waste receptacles, checked and changed all trash receptacles, straightened and organized chairs and tables, removed debris along roadway and around amenity center, emptiled and restocked dog waste receptacles, c				* · · · ·
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6/15/23 5.93 M.C. Checked pool gate and added oil to lock, blew leaves and debris off pool deck, baskete courts, tennis courts and pickleball courts, organized and straightened pool and patio furniture, wiped off pool tables, re-hung windscreens from storm 6/16/23 3.3 M.C. Blew leaves and debris off pool deck, fixed fallen windscreens on tennis courts from storm, checked and changed all trash receptacles, emptied and restocked dog waste receptacles 6/20/23 8.33 M.C. Straightened and organized chairs, tables and umbrelias on pool deck, fixed playground gate by adjusting pln, removed spider webs around amenity center, picked up supplies, worked on second pool gate hardware, removed debris around amenity center, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles 6/22/23 5.67 M.C. Removed debris around amenity center, courts, field, pool deck and roadways, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, straightened and organized chairs and tables 6/23/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all trash receptacles, emptied and restocked dog waste receptacles 6/27/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris and bugs, straightened and organized chairs and tables, removed debris along roadway and around amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, empti				Straightened and organized chairs and tables, emptied and restocked dog waste receptacles installed new pool gate push bar and lock, removed debris around community, checked and
6/16/23 3.3 M.C. Blew leaves and debris off pool deck, fixed fallen windscreens on tennis courts from storm, checked and changed all trash receptacles, emptied and restocked dog waste receptacles 6/20/23 8.33 M.C. Straightened and organized chairs, tables and umbrellas on pool deck, fixed playground gate by adjusting pin, removed spider webs around amenity center, picked up supplies, worked on second pool gate hardware, removed debris around amenity center, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, and changed all trash receptacles, emptied and restocked all dog waste receptacles, straightened and organized chairs and tables. 6/23/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all trash receptacles, emptied and restocked dog waste receptacles. 6/27/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris and bugs, straightened and organized chairs and tables, removed debris along roadway and around amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, emptled and restocked all dog waste receptacles, emptled and restocked and changed all trash receptacles, emptled and restocked and changed all trash receptacles, emptled and restocked all dog waste receptacles, emptled and restocked and changed all trash receptacles, emptled and restocked all dog waste receptacles, emptled and restocked and changed all trash receptacles, emptled and restocked all dog waste receptacles, emptled and restocked and changed all trash receptacles, emptled and restocked an	6/15/23	5,93	M.C.	Checked pool gate and added oil to lock, blew leaves and debris off pool deck, basketball courts, tennis courts and pickleball courts, organized and straightened pool and patio
6/20/23 8.33 M.C. Straightened and organized chairs, tables and umbrelias on pool deck, fixed playground gate by adjusting pln, removed spider webs around amenity center, picked up supplies, worked on second pool gate hardware, removed debris around amenity center, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles (6/22/23 5.67 M.C. Removed debris around amenity center, courts, field, pool deck and roadways, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, straightened and organized chairs and tables 6/23/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all trash receptacles, emptied and restocked dog waste receptacles removing debris and bugs, straightened and organized chairs and tables, removed debris along roadway around amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, removed debris around amenity center	6/16/23	3.3	M.C.	Blew leaves and debris off pool deck, fixed fallen windscreens on tennis courts from storm, checked and changed all trash receptacles, emptied and restocked dog waste
6/23/23 3.9 M.C. Removed debris around amenity center, courts, field, pool deck and roadways, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, straightened and organized chairs and tables 6/23/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all trash receptacles, emptled and restocked dog waste receptacles 6/27/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris amound amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, removed debris around amenity center	6/20/23	8.33	M,C.	Straightened and organized chairs, tables and umbrellas on pool deck, fixed playground gate by adjusting pln, removed spider webs around amenity center, picked up supplies, worked on second pool gate hardware, removed debris around amenity center, checked
6/23/23 3.9 M.C. Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all trash receptacles, emptled and restocked dog waste receptacles 6/27/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris and bugs, straightened and organized chairs and tables, removed debris along roadway and around amenity center, emptled and restocked dog waste receptacles, checked and changed all trash receptacles 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, removed debris around amenity center	6/22/23	5,67	M.C.	Removed debris around amenity center, courts, field, pool deck and roadways, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles,
6/27/23 6.37 M.C. Blew leaves and debris off pool deck and walkways, cleaned grates removing debris ambugs, straightened and organized chairs and tables, removed debris along roadway and around amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles 6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, removed debris around amenity center	6/23/23	3.9	M.C.	Replaced battery for clock on patio, straightened and organized pool deck chairs and tables, removed debris around amenity center and roadway, checked and changed all
6/29/23 4.95 M.C. Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center roadways and lakes, checked and changed all trash receptacles, emptled and restocked all dog waste receptacles, removed debris around amenity center.	6/27/23	6.37	M.C.	Blew leaves and debris off pool deck and walkways, cleaned grates removing debris and bugs, straightened and organized chairs and tables, removed debris along roadway and around amenity center, emptied and restocked dog waste receptacles, checked and
· · · · · · · · · · · · · · · · · · ·	6/29/23	4.95	M.C.	Repaired pool gate latch that fell off, picked up supplies, straightened and organized pool chairs and tables, swept and blew debris off deck, removed debris at amenity center, roadways and lakes, checked and changed all trash receptacles, emptled and restocked
removed geese feces off walkways and basketball courts, removed pool lane line, fixed	6/30/23	4	M.C.	Straightened and organized chairs and tables, preparation for the holiday weekend, removed geese feces off walkways and basketball courts, removed pool lane line, fixed dog station pot, removed debris around amenity center and pool deck, checked and changed
TOTAL 70.37	TOTAL	70.37	- -	•
MILES 0	MILES .	n	-	

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



Since 1962

Thigpen Heating & Cooling, Inc. 2801 Dawn Road Jacksonville, FL 32207

	Invoice
Date	Number
6/23/2023	1051952

Bill To Address:

Bannon Lakes CDD Denise Powers 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Work\Ship Address:

Bannon Lakes Amenity Center 435 Bannon Lakes Blvd St. Augustine, FL 32095

Agreement#	PO #	Terms	Due Date	Sales	Rep	WO#
25848		T DUE UPON RECE	06/23/2023			101416
ltem		Description		Quantity	Prîce	Amount
	systems cheak all and capacitor chan line puor enzyme tr clean condenser co	tenance O SCHEDULE Approved 7.20.23 Diana Lambert Repairs and Maintenance Quarterly Maintenance the electrical components vo ge all the filters clean drain put the drain line check all the	e split Itage amps an and drain	1.00	\$385.00	\$385.00
					Subtotal	\$405.0
					Sales Tax	\$0.0
					Total	\$405.0
					Payments	\$0.
					Balance Due	\$405.0

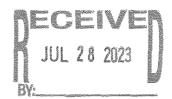
Phone #	Fax#	E-mail
904-448-1962		service@thigpenhvac.com



Certified Public Accountants

600 Citrus Avenue Suite 200 Fort Pierce, Florida 34950

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



BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT 475 WEST TOWN PLACE, STE 114 ST. AUGUSTINE, FL 32092

Invoice No.

363431

Date

07/16/2023

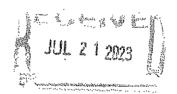
Client No.

20667

Services rendered in connection with the audit of the Basic Financial Statements as of and for the year ended September 30, 2022.

Total Invoice Amount .

\$ 3,725,00

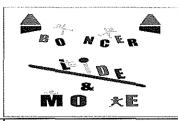


We now accept Visa and MasterCard.

Please enter client number on your check.

Finance charges are calculated on balances over 30 days old at an annual percentage rate of 18%

Fort Pierce / Stuart



Bouncers, Slides, and More Inc. Date: September 9th, 2023 1915 Bluebonnet Way Fleming Island, FL 32003

Invoice

Invoice Number: 09092023,12

Name / Address

Attn: Diana Lambert

Bannon Lakes

435 Bannon Lakes Blvd.

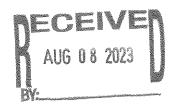
St Augustine, FL 32092

BannonManager@RMSNF.c

Additional Details:

AUG 0.9 2023

	<u>Description</u>	Quantity	<u>Rate</u>	Discount	<u>Subtotal</u>	<u>Extended</u>
1	Inflatable Axe Throwing	1	\$300.00	33%	\$200.00	\$200.00
2	Inflatable Basketball Challenge	1	\$300.00	33%	\$200.00	\$200.00
3	Inflatable Soccer	1	\$300.00	33%	\$200.00	\$200.00
4	Facepainter	1	\$450.00	n/a	\$450.00	\$450.00
_5						
6						
7						
8						
9						
10						
11						
12			_			
13						
14			_			
15			_			
16						
17						
18						
19						
20						
Comments:		Subtotal				\$1,050.00
		Sales Tax	(0.0%)			N/A
		Total				\$1,050.00



PAYMENT COUPON

/4115006400283000211294180043203270002835356

BANNON LAKES CDD 475 WEST TOWN PLACE SUITE 114, ST AUGUSTINE FL 32092

Your payment may be eligible to be paid online, Visit www.fpl.com/construction to learn more. You can also mail a check payable to FPL in USD to the FPL address listed below right. Please mail the top portion of the coupon with your check.

Cust. No.:3000211294	Bill No.:1800432032	
Payment Due Upon	Amount Due	
Receipt	This Bill	
,	\$ 28,353.56	
Reference# 1J.D00011804960		

FPL General Mail Facility Miami FL 33188-0001

Please retain this portion for your records.

Florida Power & Light Company Federal Tax Id.#: 59-0247775 Customer Name and Address

BANNON LAKES CDD 475 WEST TOWN PLACE SUITE 114, ST AUGUSTINE FL 32092 **Customer Number:**

3000211294

Reference Number:

1J.D00011804960

Bill Number:

1800432032

Bill Date:

08/04/2023

CURRENT CHARGES AND CREDITS
Customer No: 3000211294 Bill No: 1800432032

Description		Amount
UG RES LATERAL/429 BLIND OAK CIR Reference# 1J.D00011804960		28,353.56
For Inquiries Contact: Dan Terza 904 225-3004	Total Amount Due Payment Due Upon Recei	\$28,353.56 pt

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 107

Invoice Date: 8/1/23 Due Date: 8/1/23

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 475 West Town Place Suite 114 St. Augustine, FL

Management Fees - August 2023 Website Administration - August 2023 Information Technology - August 2023 Dissemination Agent Services - August 2023 Office Supplies Postage Copies	4,095.00 100.00 150.00 708.33 0.48 49.88 48.15	4,095.00 100.00 150.00 708.33 0.48 49.88 48.15
ALGO CZ 2023		

Total	\$5,151.84		
Payments/Credits	\$0.00		
Balance Due	\$5,151.84		

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 107

Invoice Date: 8/1/23 Due Date: 8/1/23

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 475 West Town Place Suite 114 St. Augustine, FL

Management Fees - August 2023 Website Administration - August 2023 Information Technology - August 2023 Dissemination Agent Services - August 2023 Office Supplies Postage Copies	4,095.00 100.00 150.00 708.33 0.48 49.88 48.15	4,095.00 100.00 150.00 708.33 0.48 49.88 48.15
ALGO CZ 2023		

Total	\$5,151.84		
Payments/Credits	\$0.00		
Balance Due	\$5,151.84		

KUTAK ROCK LLP

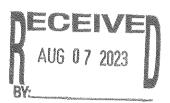
TALLAHASSEE, FLORIDA

Telephone 404-222-4600 Facsimile 404-222-4654

Federal ID 47-0597598

August 7, 2023

Check Remit To: Kutak Rock LLP PO Box 30057 Omaha, NE 68103-1157



Reference: Invoice No. 3264069 Client Matter No. 2723-1 Notification Email: eftgroup@kutakrock.com

Mr. Jim Oliver
Bannon Lakes CDD
Governmental Management Services – St. Augustine
Suite 114
475 West Town Place
St. Augustine, FL 32092

Invoice No. 3264069 2723-1

Re: General Counsel For Professional Legal Services Rendered 06/02/23 W. Haber 0.20 55.00 Review and record common area deeds 06/02/23 K. Jusevitch 162.50 1.30 Prepare budget and assessment hearing notices; confer with Haber regarding deeds Record deed in public records; 06/04/23 K. Jusevitch 0.20 25.00 confer with Ward 25.00 06/05/23 K. Jusevitch 0.20 Correspond with homeowner association representative regarding quit claim deed 06/08/23 K. Jusevitch 0.20 25.00 Record HOA deed in official records 06/09/23 K. Jusevitch 25.00 Correspond homeowner 0.20 with association regarding recorded deed; confer with Ward 06/12/23 W. Haber 55.00 Confer with Oliver regarding deed 0.20 Confer with Haber regarding budget 06/15/23 K. Jusevitch 0.20 25.00 and assessment hearing notices Correspond with district manager K. Jusevitch 25.00 06/16/23 0.20 regarding budget and assessment

KUTAK ROCK LLP

Bannon Lakes CDD August 7, 2023 Client Matter No. 2723-1 Invoice No. 3264069 Page 2

				hearing notices
06/26/23	W. Haber	0.20	55.00	Respond to auditor inquiry
06/27/23	J. Gillis	0.30	37.50	Coordinate response to auditor letter
06/28/23	K. Jusevitch	0.20	25.00	Correspond with district manager
				regarding affidavit of mailing
				assessment notice

TOTAL HOURS 3.60

TOTAL FOR SERVICES RENDERED \$540.00

DISBURSEMENTS

Filing and Court Fees 59.00 Freight and Postage 12.14

TOTAL DISBURSEMENTS 71.14

TOTAL CURRENT AMOUNT DUE \$611.14

MAKE CHECK PAYABLE TO:



Post Office Box 20122 Tampa, FL 33622-0122 (904) 262-5500

ANNRESSEE

Please check if address below is incorrect and indicate change on reverse side

BANNON LAKES CDD **Denise Powers** 475 W Town Place Suite 114 St Augustine, FL 32092

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD V/5A CARO NUMBER EXP. DATE SIGNATURE AMOUNT PAID

ACCOUNT NUMBER DATE BALANCE 723475 8/1/2023 \$650.00

The Lake Doctors Post Office Box 20122 Tampa, FL 33622-0122

0000000116522001000000011477100000006500088

Please Return this portion with your payment

PO # Invoice Due Date 8/11/2023 **Invoice** 114771B

Invoice Date	Description	Quantity	Amount	Tax	Total
435 BANNON	LAKES BLVD, ST AUGUSTINE, FL ST	AUGUSTINE, FL 32092			
8/1/2023	Water Management - As Needed, Water	r Management -	\$325.00	\$0.00	\$325.00
	Monthly		\$325.00	\$0.00	\$325.00

Please remit payment for this month's invoice

Approved 8.1.23 Diana Lambert Lake Maintenance 1.330.53800.46800



Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.

Credits

\$0.00

Adjustment

\$0.00

AMOUNT DUE

Total Account Balance including this invoice:

\$650.00

This Invoice Total:

\$650.00

Click the "Pay Now" link to submit payment by ACH

Customer #:

723475

Corporate Address

4651 Salisbury Rd, Suite 155

Portal Registration #:

0F4EFD82

Jacksonville, FL 32256

Customer Portal Link: www.lakedoctors.com/contact-us/

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information



Irrigation • Landscape • Maintenance

35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

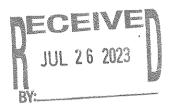
Terms	Date	Invoice #
Net 30	6/30/2023	14099

Payments/Credits

Balance Due

\$0.00

\$272.00



Project			Project #
Bannon Lakes CDD	M101		
Description	Quantity	Rate	Amount
Approved 7.26.23 Diana Lambert Irrigation Repairs 1.330.53800.46400	1	272.00	272.00
		Total ·	\$272.00

Attn. Diana Lambert

Bannon Lakes CDD

<u>Date</u>	<u>Location</u>	<u>Description</u>	M	<u>aterial</u>	ļ	<u> Labor</u>	<u>To</u>	tal Cost
	Bannon Lakes Blvd. Amenity Center	(3) 6Ps, (9) MPRs (2) 6Ps, MPR, (2) nozzles		109.50 29.50	•		\$ \$	185.50 86.50
					To	tal Due	\$	272.00



Invoice

Date Invoice #

7/27/2023 131295616682

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

Terms	Net 20
Due Date	8/16/2023
PO#	
Delivery Ticket #	Sales Order #1345167
Delivery Date	7/26/2023
Delivery Location	Bannon Lakes Pool
Customer#	13BAN025
AZ License #	#331721

Bill To

Riverside Management Services Bannon Lakes ČDD 9655 Florida Minning Blvd West bldg 300 suite 305 Jacksonville FL 32257

Bannon Lakes CDD 435 Bannon Lakes Blvd Ship To St. Augustine FL 32095

LATE FEE: This constitutes notice under the truth in lending act that any accounts remaining unpaid after the due date are subject to 1 1/2% per month late charge and attorney fees.

Item ID	Item	Quantity	Units	Rate	Amount
115-300	Bleach Minibulk Delivered	500	gal	2.77	1,385.00
	AUG O D 2023				
	Approved 8.1.23 Diana Lambert Pool Chemicals1.320.57200.45210				

Subtotal **Shipping Cost (FEDEX GROUND)** 1,385.00 0.00

Total **Amount Due**

1,385.00 \$1,385.00

Remittance Slip

Customer 13BAN025

Invoice # 131295616682 **Amount Due**

\$1,385.00

Amount Paid

Make Checks Payable To

Poolsure PO Box 55372 Houston, TX 77255-5372



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

Invoice

Invoice #: 180 Invoice Date: 8/1/2023

Due Date: 8/1/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Sulte 305 Jacksonville, FL 32257

Description and Commenced States	Hours/Qty	Rate	Amount
1.320.57200.45200 - Pool Maintenance Services - August 2023 1.320.57200.46001 - Contract Administration - August 2023 1.320.57200.34000 - Facility Management - Bannon Lakes - August 2023		1,050.00 1,760.17 5,407.50	1,050.00 1,760.17 5,407.50
AUG 03 2023 BY Remarkable and August	•		
Juny Landet 8-3-23			

Total	\$8,217.67		
Payments/Credits	\$0.00		
Balance Due	\$8,217.67		

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

Invoice

Invoice #: 183 Invoice Date: 7/31/2023

Due Date: 7/31/2023

Case: P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Suite 305 Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
Facility Assistant through July 2023 1、320、57200、34100	33.32	25.00	833.00
Approved 8.8.23 Diana Lambert Facility Attendant 1.20.57200.34100			
AUG 08 2023			
Juny Landent 8-7.23			

Total	\$833.00
Payments/Credits	\$0.00
Balance Due	\$833.00

BANNON LAKES CDD

FACILITY ASSISTANT INVOICE DETAIL

Quantity	<u>Description</u>	Rate	Amount
33.32	Facility Assistant	\$ 25.00	\$833.00
	Covers July 2023		
	TOTAL DUE:		\$833.00

Facility Assistant 1.320.57200.34100

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT FACILITY ASSISTANT BILLABLE HOURS THROUGH JULY 2023

Date	<u>Hours</u>	Employee	Description
7/1/23	5.03	D.S.	Completed daily checklist and returned calls and emails
7/2/23	4.12	D.S.	Completed daily checklist and returned calls and emails
7/8/23	4.03	D.S.	Completed daily checklist and returned calls and emails
7/9/23	4.07	D.S.	Completed daily checklist and returned calls and emails
7/15/23	4.05	D.S.	Completed daily checklist and returned calls and emails
7/22/23	3.9	D.S.	Completed daily checklist and returned calls and emails
7/23/23	4.07	D.S.	Completed daily checklist and returned calls and emails
7/30/23	4.05	D.S.	Completed daily checklist and returned calls and emails
TOTAL	33.32		

Bob's Backflow & Plumbing Services, Inc.

4640 Subchaser Ct, Ste 113 Jacksonville, FL 32244

Invoice 93716

Invoice Date 8/14/2023

Bill To

Bannon Lakes Community
C/o Governmental Management Services
475 West Town Place Suite 114
St Augustine, FL 32092
Attn: Dave deNagy

Job Location

Bannon Lakes Community 435 Bannon Lakes Blvd Saint Augustine, FL 32095

Bob's Backflow & Plumbing Services, Inc. 4640 Subchaser Ct, Ste 113 Jacksonville, FL 32244

Phone # 904-268-8009

Fax # 904-292-4403

Please detach and return top portion with payment

P.O. Number	Terms	Due Date
	Net 30	9/13/2023

Serviced	Description	Quantity	Price Each	Amount
8/9/2023	Backflow Test: Backflow Test/ Certified and submitted to prope Water Utility Provider	r 1	45.00	45.00
	Potable: 1.5" Wilkins 975XL serial# 4323463 - Passed			
	Approved 08.14.23 Diana Lambert Repairs and Maintenance 1.320.57200.60000 Meter #77848648			
	AUG 16 2023			

Thank you for your business. We appreciate your prompt payment.

Please make checks payable to Bob's Backflow and include your invoice number.

Total	\$45.00
Payments/Credits	\$0.00
Balance Due	\$45.00



	ACCOUN	IT NAME	ACCOUNT#	PAGE#
	Bannon Lake	s Cdd - Gms	764131	1 of 1
	INVOICE#	BILLING PERIOD	PAYMENT DU	DATE
	0005749219	Jul 1- Jul 31, 2023	August 20, 2	2023
-	PREPAY	UNAPPLIED	TOTAL CASH A	MT DUE*
	(Memo Info)	(included in amt due)		
	\$0.00	\$0.00	\$1,078.2	G

BILLING ACCOUNT NAME AND ADDRESS

Bannon Lakes Cdd - Gms 475 W. Town Pl. Ste. 114 Saint Augustine, FL 32092-3649

Legal Entity: Gannett Media Corp.

Terms and Conditions; Past due accounts are subject to interest at the rate of 18% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or paid must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited.

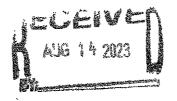
All funds payable in US dollars.

BILLING INQUIRIES/ADDRESS CHANGES 1-877-736-7612 or smb@ccc.gannett.com

FEDERAL ID 47-2390983

To sign-up for E-mailed invoices and online payments please contact abgspecial@gannett.com; Previous account number; MOR 15652

Date	Description						Amount
7/1/23	Balance Forward						\$0.00
Legal Adv	rertising:						
	range Product	Order Number	Description	PO Number	Runs	Ad Size	Net Amount
7/5/23-7	7/12/23 SAG St Augustine Record	9004803	Notice of Rulemaking		2	3,0000 x 15 in	\$1,078.20



As an incentive for customers, we provide a discount off the total invoice cost equal to the 3.99% service fee if you pay with Cash/Check/ACH. Pay by Cash/Check/ACH and Savel

Total Cash Amount Due \$1,078.20
Service Fee 3.99% \$43.02
*Cash/Check/ACH Discount -\$43.02
*Payment Amount by Cash/Check/ACH \$1,078.20
Payment Amount by Credit Card \$1,121.22

	PLEASE	DETACH AND R	ETURN THIS PO	RTION WITH YO	JR PAYMENT	
ACCOUNT NAME ACCOUNT		NUMBER	INVOICE	NUMBER	AMOUNT PAID	
Bannon Lake	s Cdd - Gms	764	131	00057	749219	
CURRENT DUE	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120+ DAYS PAST DUE	UNAPPLIED PAYMENTS	TOTAL CASH AMT DUE*
\$1,078.20	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,078.20
REMITTANCE ADD	RESS (Include Account)	& Invoice# on check)		EDIT CARD PLEASE STERCARD		TOTAL CREDIT CARD AMT DUE \$1,121.22
1	Florida Holdings, I PO Box 631244 innati, OH 45263-		Card Number Exp Date Signature		CVV Code Date	

LOCALIQ

FLORIDA

PO Box 631244 Cincinnati, OH 45263-1244

PROOF OF PUBLICATION

Bannon Lakes Cdd - Gms Bannon Lakes Cdd - Gms 475 W Town Place, Ste 114

Saint Augustine FL 32092

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of the St Augustine Record, published in St Johns County, Florida; that the attached copy of advertisement, being a Main Legal CLEGL, was published on the publicly accessible website of St Johns County, Florida, or in a newspaper by print in the issues of, on:

07/05/2023, 07/12/2023

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, ory07/12/2023

Legal Clerk

Notary, State of WI, County of Brown

My commision expires

Publication Cost: \$1078.20

Order No: 9004803

of Copies:

Customer No:

764131

PO #:

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

MARIAH VERHAGEN **Notary Public** State of Wisconsin

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2029/2024 BUDGET: NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME!

AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

Upvaning <u>Public Hearings, and Regular Mee</u>ling
The Board of Supervisors ("Board") for the Bannon Lakes Community Development District
("District") will hold the following two public hearings and a regular meeting:

August 2, 2023 TIME

LOCATION:

1:00 p.m. World Golf Village Renaissance Hotel

500 South Legacy Trail St. Augustine, Plorida 82092

The first publishearing is being held pursuant to Chapter 190, Plorida Statutes, to receive publishes comment and objections on the District's proposed budget ("Proposed Budget") for the "beginning October 1, 2023 and ending September 30, 2024 ("Fiscal Year 2028/2024"). The second publi October 1, 2023 and ending September 30, 2024 ("Fiscal Year 2028/2024"). The second public bearing is being held pursuant to Chapters 190 and 197, Florida Statutes, to consider the Imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Bucket for Fiscal Year 2023/2024; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the heavings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

Description of Assessments

The District toposes O&M Assessments on henefitted property within the District for the purpose of funding the Districts general administrative, operations, and maintenance budged. A geographic depiction of the proposed year the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M. essments, which are subject to change at the hearing:

	Land Use	Tatul 4 of Units	Current Annual O&M Assessment (October 1, 2022 - September 30, 2023)	Proposed Annual ORM Assessment (October 1, 2028 September 30, 2024)
Į	Single Family Platted	823	8882.95	\$1001.98

The proposed O&M Assessments as stated include collection costs and/or early unymenthe propose Occal Assessments as made include concerns costs and or early payment discounts, which St. Johns County ("County") may impose on assessments that are collected on the County the bill. Moreover, pursuant to Section 197,3632(4), Florida Statutes, the lifer amount shall serve as the "maximum mic" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), Flotida Statutes, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2023/2024.

For Piscal Year 2023/2024, the District intends to have the County tay collector collect the nssessments imposed on certain developed property, and will directly collect the assessments imposed on the training benefitted property by sending out a fill prior to, or during, November 2023. It is important to pay your assessment because failure to pay will cause a two certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreelosure action, which also may result in a loss of title. The District's decision to collect assessments on the tex roll or by direct hilling does not preclude the District from later electing to collect those or other assessments in a different manner at a future time

Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Hordu law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at the offices of the District Manager, located at 478
West Town Place, Suite 14, St. Augustiae. FlorIda 82002, Ph. (904) 940-5850 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date time, and place to be specified on the record at the leadings or meeting. There may be accasions when stuff or hoard members may participate by speaker telephone.

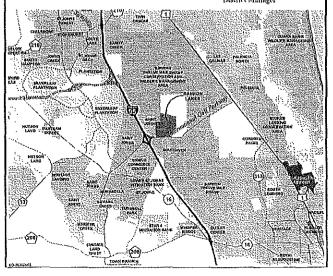
Any person requiring special accommodations at this meeting because of a disability or physical

impairment is should coulate the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-11, or 1-800-956-8770 (Voice), for ald in contacting the District Manager's

Office.

Phase note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbation record of the proceedings is made, including the testimony and evidence upon which such appeal is

James Oliver District Manager



Jan J

Remit To:
JANI-KING OF
JACKSONVILLE
5700 ST. AUGUSTINE
ROAD
JACKSONVILLE, FL 32207
(904) 346-3000

Invoice				
Date	Number			
8/1/2023 Due Date	JAK08230263 Cust #			
8/31/2023	486021			
Invoice Amount \$1,118.25	Amount Remitted			

Sold To:

BANNON LAKES 435 BANNON LAKES BLVD ST AUGUSTINE, FL 32095 For:

Same as Sold To

Make All Checks Payable to: JANI-KING OF JACKSONVILLE RETURN THIS PORTION WITH YOUR PAYMENT

JANI-KING OF JACKSONVILLE

Commercial Cleaning Services (904) 346-3000



Sold To: BANNON LAKES 435 BANNON LAKES BLVD ST AUGUSTINE, FL 32095 For:

Same as Sold To

Invoice No	Date	Cust No	Sismn No	PO Number	Franchisee	Due Date
JAK08230263	8/1/2023	486021	CRISTINA TRELLE		KINGDOM HANDS INVESTMENTS, LLC	8/31/2023
Quantity		De	scription		Unit Price	Extended Price
1	Approve Diana L	ed 8.17.23 ambert al Maintena	ince 1.320.57		\$1,118.25	\$1,118.25
		BV:	Marie		Amount of Sale	\$1,118.2
					Sales Tax	\$0.00
•			Checks Payable to: OF JACKSONVILLE		Total	\$1,118.25

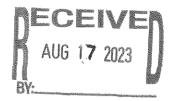
SOUTHSHORE AT BANNON LAKES PROPERTY OWNER ASSOCIATION, INC.

920 3RD Street, Suite B Neptune Beach, FL 32266 904-242-0666 - <u>info@bcmservices.net</u>

17 July 2023

INVOICE

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT c/o Governmental Management Services 475 West Town Place Suite 114 St. Augustine, FL 32092



DESCRIPION	AMOUNT DUE
Invoice is for the reimbursement of water usage for 2022 & 2023 by the Bannon Lakes Community Development District	\$ 646.38
Pressure washing of outside fence located on Duran Road	\$ 768.90
TOTAL DUE	\$1,415.28

Please make payment to: Southshore at Bannon Lakes POA

PAYMENT DUE UPON RECEIPT

Approved 8/17/23
Diana Lambert
Reclaim Water 1.330.53800.46900
\$64**6**.38
Grounds Maintenance 1.330.53800.46100
\$768.90

Service Slip/Invoice

INVOICE: DATE: 1127661 8/29/2023

ORDER:

1127661

INFO@FREEDOMPESTCONTROLFL.COM 3600 Peorla Rd, Suite 103

FREEDOM

PEST CONTROL

904-272-BUGS (2847)

3600 Peorla Rd. Sulte 103 Orange Park, FL 32065

Bill To:

[106210]

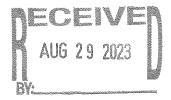
Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092 Work

Location: [106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work Date Ti 8/29/2023	me Target Pest	Technician 2MARCUS	Marcus Lopez	Time In 09:53 AM
Purchase Or	der Terms L DUE UPON RECEIPT	ast Service Map Co 8/29/2023	die Lic:JE276424	T/mrs (Out 10:40 AM
Service	en a company and the contract of the party of the contract of	Description		Price
TC-10RP	Annual Termite Control Rene	wal		\$360,00
Thank you for renewin	g with Freedom!		SUBTOTAL	\$360,00
			TAX	\$0.00
			AMT. PAID	\$0.00
	Approved 8.29.23		TOTAL	\$360.00
	Diana Lambert Pest Control 1.320.57	200.54500	AMOUNT DUE	\$360.00

Payment due upon receipt. A \$10 late fee will be assessed on any payment received beyond 15 days.



The second secon

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

Uniquely acknowledge the satisfactory completion of aff services remain a, and agree to pay the cost of services as specified above.

Service Slip/Invoice

INVOICE: DATE: 1127662

ORDER:

8/29/2023 1127662

 \mathbf{y}_i

INFO@FREEDOMPESTCONTROLFL.COM 3600 Peorla Rd. Suite 103 Orange Park, FL 32065

FREEDOM PEST CONTROL

904-272-BUGS (2847)

Bill To:

[106211]

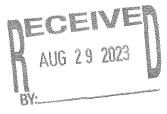
Bannon Lakes CDD Bannon Lakes Fitness Center 435 Bannon Lakes Blvd Saint Augustine, FL 32095 Work Location:

[106211]

Bannon Lakes CDD Bannon Lakes Fitness Center 435 Bannon Lakes Bivd Saint Augustine, FL 32095

Work Date Ti	me Target Pest	Technician 2MARCUS	Marcus Lopez	Time In 09:07 AM
Purchase Or	der Terms L DUE UPON RECEIPT	ast Service Map Go 8/29/2023		Tijme (Ø))) 09:54 AM
Service	en en geliet (general en de en	Description		Price
TC-10RP	Annual Termite Control Rene	wal		\$250,00
Thank you for renewing	g with Freedoml		SUBTOTAL TAX AMT. PAID TOTAL	\$250,00 \$0,00 \$0.00 \$250,00
	roved 8.29.23 na Lambert t Control 1.320.57200.54	500	AMOUNT DUE	\$250.00

Payment due upon receipt. A \$10 late fee will be assessed on any payment received beyond 15 days.



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



Invoice

Date Invoice # 8/21/2023 131295617303

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

Terms	Net 20
Due Date	9/10/2023
PO#	
Delivery Ticket #	Sales Order #1345589
Delivery Date	8/18/2023
Delivery Location	Bannon Lakes Pool
Customer#	13BAN025
AZ License #	#331721

Bill To Riverside Mana

Riverside Management Services Bannon Lakes CDD 9655 Florida Minning Blvd West bldg 300 suite 305 Jacksonville FL 32257

Ship To Bannon Lakes CDD 435 Bannon Lakes Blvd St. Augustine FL 32095

LATE FEE: This constitutes notice under the truth in lending act that any accounts remaining unpaid after the due date are subject to 1 1/2% per month late charge and attorney fees.

Item ID	Item	Quantity	Units	Rate	Amount
115-300	Bleach Minibulk Delivered	300	gal	2.77	831.00
160-050	Pool Acid bulk by Gallon	30	gal	3.19	95.70
135-057	Stabilizer/CYA-Bag	3		75.00	225.00
135-010	Sodium Bicarbonate 50# bag	2		28.00	56.00
	Approved 8.23.23 Diana Lambert Pool Chemicals 1.320.57200.45210				
	AUG 23 2023				

Subtotal Shipping Cost (FEDEX GROUND)

1,207.70 0.00 1,207.70

Total Amount Due

\$1,207.70

Remittance Slip

Customer 13BAN025 Invoice # 131295617303 Amount Due

\$1,207.70

Amount Paid

Make Checks Payable To

Poolsure PO Box 55372 Houston, TX 77255-5372



Riverside Management Services, Inc

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

Invoice

Invoice #: 184

Invoice Date: 8/21/2023

Due Date: 8/21/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Suite 305 Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
Fac. Main . 31, 625°0		2,972.01 783.22	2,972.01 783.22
1 330,51300,45100			
Repair + Main. #2,13023			
1,320,57206,6666			
AUS 23 2023			
हिंदि हैं के Chamacaman paramorphilipide and immerencement annual paramorphism in contract and an army and army army and army army and army army army army army army army army			
Juny Landet 8-23-23			
0 0 12.13			
8.42.43			

Total	\$3,755.23
Payments/Credits	\$0.00
Balance Due	\$3,755.23

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT MAINTENANCE BILLABLE HOURS FOR THE MONTH OF JULY 2023

Date	<u>Hours</u>	Employee	Description
7/5/23	2	M.C.	Removed debris around amenity center, checked and changed all trash receptacles, emplied and restocked dog waste receptacles, picked up supplies to repair chlorine
7/6/23	8.18	M, C.	line feeders Straightened and organized chairs and tables on pool deck, reinstalled lap line in pool, patched AC in maintenance room, installed no parking sign in front of gym, picked up
7/7/23	1.5	M.C.	gas for pressure washer, pressure washed the patio chairs and tables Straightened and organized chairs and tables on pool deck, checked and changed all
7/11/23	5.35	M.C.	trash receptacles, emptied and restocked all dog waste receptacles Zip tied wind screens on basketball court, pickleball bottom of screen needed replacements, blew leaves and debris off pickleball and tennis courts, cleaned and removed goose feces on basketball court and walkways, removed debris from roadways,
7/12/23	5	M.C.	straightened and organized chairs and tables on pool deck Removed caps for playground fence that were broken, straightened and organized pool deck chairs and tables, removed debris from around amenity center, pool deck and roadways
7/13/23	8.15	M.C.	Prepared clubhouse for Pilates and put everything back when they were done, collected all coyote decoys and put windmills out in the mulch, found four lounge chairs and placed them in pool equipment area, adjusted four tables that had loose tops, checked toilet and adjusted two to sun properly, inspected all gate entrances, adjusted front playground gate, inspected and made sure pool gate front entrance was working properly, removed debris around amenity center, pool and courts
7/14/23	2.05	M.C.	Straightened and organized chairs and tables on pool deck, blew leaves and debris off pool deck and paths around amenity center, checked and changed all trash receptacles, empited and restocked dog waste receptacles.
7/17/23	1,5	M.C.	Removed spider webs from amenity office and men's and women's restrooms, straightened and organized chairs and tables on pool deck and patio, checked and changed trash receptacles around amenity center
7/18/23	6.2	M,C,	Straightened and organized chairs, tables and umbrellas on pool deck, blew leaves and debris off pool deck, walkways around amenity center, playground, tennis courts, pickleball courts and basketball courts, removed geese feces from sidewalks and courts, removed debris from roadways
7/19/23	6.87	M.C.	Removed debris around amenity center, pool and courts, deep cleaned tile around pool and pressure washed zero entry, installed blaster on bolt holding umbrella
7/20/23	6	M.C.	Secured tables legs and made them more stable, straightened and organized chairs, tables and umbrellas, removed debris on pool deck, sport courts, around amenity center and lake at senior section, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles
7/21/23	2	M.C.	Straightened and organized chairs and tables on pool deck, removed debris on pool deck, parking lot and around amenity center, emptied and restocked dog waste receptacles
7/24/23	2,5	M,C.	Checked and changed all trash receptacles, emptied and restocked all dog waste receptacles, blew leaves and debris off pool deck and walkway around amenity center, straightened and organized chairs and tables on pool deck
7/25/23	7.6	M.C.	Put downed windscreens back up on pickleball court, inspected others that needed to be secured, pressure washed side walks with geese feces, straightened and organized pool deck chairs and tables, removed debris from around amenity center, pool deck and parking lot and around amenity center, emptied and restocked dog waste receptacles, checked and changed all trash receptacles
7/26/23	9	M,C,	Straightened and organized chairs and tables on pool deck, blew leaves and debris off tennis courts and picklebail courts, pressure washed basketball court to remove geese feces, put out coyote decoys, removed debris from around amenity center, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles
7/27/23	5.9	M,C.	Moved furniture in clubhouse for exercise classes, straightened and organized chairs and tables on pool deck, removed debris around amenity center, checked and changed trash receptacles as needed, emptied and restocked dog waste receptacles, sprayed weed killer where needed around property
7/28/23	3	M,C,	Removed debris along roadways, straightened and organized chairs and tables on pool deck, checked and changed all trash receptacles, emptied and restocked dog waste receptacles
7/31/23	2	M.C.	Removed debris around amenity center, pool and courts, took umbrella out of pool and another one that was in the fence, move furniture in clubhouse to prepare for Pilates, checked and changed all trash receptacles, emptied and restocked all dog waste receptacles
TOTAL	84.8	 -	
MILES	9	=	*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

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

MAINTENANCE BILLABLE PURCHASES

Period Ending 8/05/23

<u>DISTRICT</u> BL	<u>DATE</u>	<u>SUPPLIES</u>	PRICE	<u>EMPLOYEE</u>
BANNON LAKES				
	7/17/23	Deck Brush/Tile Cleaning	24,32	J.L.
	7/17/23	Deck Scrub 8"	8.58	J.L.
	7/17/23	Spray Bottle	4.90	J.L.
	7/17/23	Tile Cleaner 128oz	15.35	J.L.
	7/17/23	Descale Qt (2)	72.84	J.L.
	7/24/23	100' Garden Hose Commercial	123.58	J.L.
	7/24/23	Gorilla Hose Reel	332,55	J.L.
	7/24/23	Hose Nozzle	24.70	J.L.
	7/24/23	Test Kit	145.73	J.L.
	7/24/23	Taylor Regeant #1 DPD	10.91	J,L.
	7/24/23	Taylor Regeant #4 DPD	9.76	J.L.
	7/24/23	Taylor Regeant #2 DPD	9.99	J.L.
			TOTAL \$783.22	· •



Since 1962

2801 Dawn Road Jacksonville, FL 32207

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Date	Number
8/25/2023	1053272

Bill To Address:

Bannon Lakes CDD Diana Lamber 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Work\Ship Address:

Bannon Lakes Amenity Center 435 Bannon Lakes Blvd St. Augustine, FL 32095

904 759-8061

Agreement#	PO #	Terms	Due Date	Sales	Rep	WO#
25848		T DUE UPON RECE	08/25/2023			104833
ltem		Description	-	Quantity	Price	Amount
	Commercial Labor Misc. Supplies & Env	iromental		1.75 1.00	\$105.00 \$20.00	\$183.7 \$20.0
	checking DC voltage room sensor outside pressures in both circ inputs and outputs fo Approved 8.29 Diana Lamber	fe of clubhouse. but not calling for outdoor us input signals at Morganizes unit came on. Checked reficults. Checked all DC and a rightness.	control and igerant c voltage		CE Ent IVI	ORGANIA SERVICIA SERV
	<u> </u>				Subtotal	\$203.
					Sales Tax	\$0.
					Total	\$203.
					Payments	\$0.
					Balance Due	\$203.

Phone #	Fax #	E-mail
904-448-1962		service@thigpenhvac.com

Commercial Fitness Products

Invoice

5034 N Hiatus Road Sunrise, FL 33351 954-747-5128 954-747-5131 Phone Fax Date Invoice # 8/8/2023 AA08108

Sold To

Ship To

Bannon Lakes Attn: Manager A/P 435 Bannon Lakes Blvd. St. Augustine, FL 32095 Bannon Lakes Attn: Manager A/P 435 Bannon Lakes Blvd. St. Augustine, FL 32095

	I	1				
Rep	Account #	Sales Order No.	Ship Date	Purchase Order#	Terms	Due Date
EC	BL435	OS23135	8/8/2023	Verbal	Net 30	9/7/2023
Qty	Item Cod	e	Descripti	on	Price Each	Amount
	Service Charge Part Part Labor Freight	Life Fith Technici Subtotal Inbound Approv Diana	ess Üpright Bike Drive I ess Upright Bike Drive I an installed part listed. Shipping red 9.8.23 Lambert	.320.57200.60100	75.00 21.43 62.86 75.00 25.00	75.00 21.43 62.86 75.00 234.29 25.00

Thank you for your business!		Total	\$259.29
		Payments/Credits	\$0.00
		Balance Due	\$259.29
www.commfitnessproduc	ts.com		,

FREEDOM PEST CONTROL 904-272-BUGS [2847] INFO@FREEDOMPESTCONTROLFLCOM 3600 Peorla Rd. Suite 103 Orange Park, FL 32065

Sarvice Slip/Invetes

INVOICE: 1128619 DATE: 8/29/2023 ORDER: 1128619

Bill To:

sarinag maly ka gairansydicanimosa sign

[106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Bivd St. Augustine, FL 32092 Work

Location:

[106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Work Batte Jime 8/29/2023	Targel Pest	(IECI) (III) (III) 2 2MARCUS	Marcus Lopez	Time in 12:04 PM
Purchase Order	Terris DUE UPON RECEIPT	ast Service Map God 8/29/2023	E Lic:JE276424	Pijme (ejn) 01;33 PM
Service -		Description		Price
MONTHLY	Monthly Past Control			\$160.00
			SUBTOTAL	\$160.0D
			TAX	\$0.00
			AMT. PAID	\$0,00
			TOTAL	\$160.00
			AMOUNT DUE	\$160.00

Approved 8.31.23 Diana Lambert Pest Control 1.320.57200.54500



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

Hirroby action ledge the satisfactory completion at all services rendered, and agree to pay the cost of services as specified above.

FREEDOM PEST CONTROL 904-272-BUGS (2847) INFO@FREEDOMPESTCONTROLFL.COM 3600 Peorla Rd. Suite 103

Orange Park, FL 32065

Bill To:

[106210]

Bannon Lakes CDD Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

Service Alley/Inveries

INVOICE: 1128719 DATE: 8/29/2023 ORDER: 1128719

Work

(acition)

[106210] Bannon Lakes CDD

Bannon Lakes Resident's Club 435 B Bannon Lakes Blvd St. Augustine, FL 32092

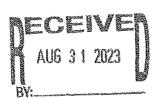
Work Date Time Target P	est .	Technician		Time In
8/29/2023		2MARCUS	Marcus Lopez	10:41 AM
Purchase Order Ter	ms Last S	ervice Map Code		Time Out
DUEU	ON RECEIPT 8/2	9/2023	Lic:JE276424	11:25 AM
A SOLE TORK, AND AREA OF SOLE ASSESSED AND AREA SOLE OF THE SOLE OF SO	The effect of the first of the first of	er y fan en gan yn afrik fan de en fant fan de de eine yn er yn ee	a terre e la como de a el arte distribuita de arte la comunicación de	4 (1) 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1

ODENT	Rodent Control		\$100.0
		SUBTOTAL	\$100,00
		TAX	\$0,00
		AMT. PAID	\$0.08
		TOTAL	\$100.00

AMOUNT DUE

\$100.00

Approved 08.31.23 Diana Lambert Pest Control 1.320.57200.54500



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

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

Governmental Management Services, LLC

1001 Bradford Way Kingston, TN 37763

Invoice

Invoice #: 108
Invoice Date: 9/1/23

Due Date: 9/1/23

Case: P.O. Number:

Bill To:

Bannon Lakes CDD 475 West Town Place Suite 114 St. Augustine, FL

Management Fees - September 2023 Website Administration - September 2023 Information Technology - September 2023 Dissemination Agent Services - September 3 Office Supplies Poslage Copies SEP 06 2023	001-310-51300-34000 001-310-51300-53000 001-310-51300-35100 20 201-310-51300-31600 001-310-51300-51000 001-310-51300-42000 001-310-51300-42500	Hours/Qty	4,095.00 100.00 150.00 708.33 0.45 64.48 226.05	4,095.00 100.00 150.00 708.33 0.45 64.48 226.05
	- Lagranger and the second se	Total	<u> </u>	\$5.344.31

Total	\$5,344.31
Payments/Credits	\$0.00
Balance Due	\$5,344.31



Remit To:

JANI-KING OF JACKSONVILLE 5700 ST, AUGUSTINE ROAD JACKSONVILLE FL 32207 (904) 346-3000

Invoice				
Date	Number			
09/01/2023	JAK09230270			
Due Date	Cust#			
09/30/2023	486021			
Involce Amount \$ 1,118.25	Amount Remitted			

Sold To:

BANNON LAKES

For:

Same as Sold To

435 BANNON LAKES BLVD

ST AUGUSTINE

FL 32095

Make All Checks Payable To: JANI-KING OF JACKSONVILLE RETURN THIS PORTION WITH YOUR PAYMENT

JANI-KING OF JACKSONVILLE

Commercial Cleaning Services (904) 346-3000 Jan 7 The king of Lean T

Sold To:

BANNON LAKES

435 BANNON LAKES BLVD

ST AUGUSTINE

FL 32095

For:

Same as Sold To

Invoice N	0	Date	Cust No	Sismn No	PO Number		Franchisee		Due Date
JAK092302	70 0	9/01/2023	486021	CRISTINA TRELLE		KINGDOM	HANDS INVESTMENTS	3, LLC	09/30/2023
Quantity			1	Description			Unit Price	Exte	ended Price
1	ľ	MONTHLY	CONTRAC	T BILLING AMOU	NT FOR SEPTE	MBER	1118.25		1118.25
		!	Approved Diana La	AUG 31 202 BY: 18.31.23 mbert Maintenance 1	ALL CONTROL OF THE PARTY OF THE	5300			
							Amount of Sale		\$ 1,118.25
			sh i		M.		Sales Tax		\$ 0.00
				e All Checks Payable -KING OF JACKSONV			Total		\$ 1,118.25

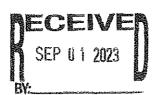
KUTAK ROCK LLP

TALLAHASSEE, FLORIDA Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

August 31, 2023



Check Remit To: Kutak Rock LLP PO Box 30057 Omaha, NE 68103-1157

Reference: Invoice No. 3268679 Client Matter No. 2723-1 Notification Email: eftgroup@kutakrock.com

Mr. Jim Oliver Bannon Lakes CDD Governmental Management Services - St. Augustine Suite 114 475 West Town Place St. Augustine, FL 32092

Invoice No. 3268679

2723-1

Re: Gener	al Counsel			
For Profession	nal Legal Services F	Rendered		
07/12/23	W. Haber	0.80	220.00	Review audit and confer with Peregrino regarding same
07/18/23	K. Jusevitch	0.20	25.00	Prepare budget hearing documents and confer with Haber
07/19/23	W. Haber	0.40	110.00	Review and revise budget documents
07/21/23	K. Jusevitch	0.20	25.00	Prepare budget hearing documents and correspond with district manager
07/26/23	W. Haber	0.20	55.00	Review agenda for August meeting
TOTAL HOU	JRS	1.80		
TOTAL FOR	SERVICES REND	ERED		\$435.00
TOTAL CUF	RENT AMOUNT I	DUE	001-310-513 July General	

PRIVILEGED AND CONFIDENTIAL ATTORNEY-CLIENT COMMUNICATION AND/OR WORK PRODUCT MAKE CHECK PAYABLE TO:



Post Office Box 20122 Tampa, FL 33622-0122 (904) 262-5500

	ADDRESSEE
F73	Please check if address below is incorrect and indicate change on reverse side

BANNON LAKES CDD **Denise Powers** 475 W Town Place Suite 114 St Augustine, FL 32092

Invoice Due Date 9/11/2023

0000000116522001000000012145700000006500080

PLEASE FILL OU	T BELOW IF PAYING BY CREDIT CARD
VISA + 1	
CARD HUMBER	EXP. DATE

ACCOUNT NUMBER	DATE	BALANCE
723475	9/1/2023	\$650,00

The Lake Doctors Post Office Box 20122 Tampa, FL 33622-0122

Please Return this portion with your payment

PO #

Involce Date	Description	Quantity	Amount	Tax	Total
435 BANNON	LAKES BLVD, ST AUGUSTINE, FL ST AUGUSTINE,	FL 32092			
9/1/2023	Water Management - As Needed, Water Management	t -	\$325.00	\$0.00	\$325.00
	Monthly		\$325.00	\$0.00	\$325.00

121457B

Invoice

Please remit payment for this month's invoice.

Approved 9.8.23 Diana Lambert Lake Maintenance 1.330.53800.46800

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices. Credits

\$0.00

Adjustment

\$0.00

AMOUNT DUE

Total Account Balance including this invoice:

\$650.00

This Invoice Total:

\$650.00

Click the "Pay Now" link to submit payment by ACH

Customer #:

723475

Corporate Address

Portal Registration #:

0F4EFD82

4651 Salisbury Rd, Suite 155 Jacksonville, FL 32256

Customer Portal Link: www.lakedoctors.com/contact-us/

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information



trrigation - Landscape - Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	8/1/2023	14114

Project			Project#
Bannon Lakes CDD		M101	
Description	Quantity	Rate	Amount
Monthly maintenance for the month of August	1	13,110.00	13,110.00
SEP 08 2023			
Approved 9.8.23 Diana Lambert Landscape Maintenance 1.330.53800.46200			
		Total	\$13110.00
Attn. Diana Lambert	-	Payments/C Balance I	



Irrigation • Landscape • Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	9/1/2023	14185

	Project #	
Bannon Lakes CDD		
y Rate	Amount	
13,110.00	13,110.00	
Total Payments/0	\$13110.00 Credits \$0.0	
	Total Payments/6 Balance	

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

Invoice

Invoice #: 185 Invoice Date: 9/1/2023

Due Date: 9/1/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Suite 305 Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
1,320.57200.45200 - Pool Maintenance Services - September 2023 1320.5720046001 - Contract Administration - September 2023 1,320.57200.34000 - Facility Management - Bannon Lakes - September 2023		1,050.00 1,760.47 5,407.50	1,050.00 1,760.37 5,407.50
SEP 06 2023			
	·		
Juny Landent 9.6.23			

Total	\$8,217.67
Payments/Credits	\$0.00
Balance Due	\$8,217.67

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

Invoice

Invoice #: 186 Invoice Date: 8/31/2023

Due Date: 8/31/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Sulte 305 Jacksonville, FL 32257

Description	ing a second	Hours/Qty	Rate	Amount
Facility Assistant through August 2023 1,320.57200.3円100		32.78	25.00	819.50
SEP 08 2023				
Juny Landet 9-8-23				

Total	\$819.50
Payments/Credits	\$0.00
Balance Due	\$819.50

BANNON LAKES CDD

FACILITY ASSISTANT INVOICE DETAIL

QuantityDescriptionRateAmount32.78Facility Assistant\$ 25.00\$819.50Covers August 2023

TOTAL DUE: \$819.50

Facility Assistant 1,320.57200,34100

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT FACILITY ASSISTANT BILLABLE HOURS THROUGH AUGUST 2023

Date	Hours	Employee	Description
8/5/23	4.08	D.S.	Completed daily checklist and returned calls and emails
8/6/23	4.28	d.s.	Completed daily checklist and returned calls and emails
8/12/23	4.02	D.S.	Completed daily checklist and returned calls and emails
8/13/23	4.08	D.S.	Completed daily checklist and returned calls and emails
8/19/23	4,2	D.\$.	Completed daily checklist and returned calls and emails
8/20/23	3.98	D.S.	Completed daily checklist and returned calls and emails
8/26/23	4.07	D.S.	Completed daily checklist and returned calls and emails
8/27/23	4.07	D,S,	Completed daily checklist and returned calls and emails
TOTAL	32,78		



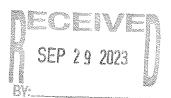
Irrigation • Landscape • Maintenance

35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	7/31/2023	14156



		Pr	Project#
		VI101	
Description	Quantity	Rate A	mount
Irrigation Maintenance Service for July - see attached list.		366,00	66.00
		Total	\$366.00
Attn. Diana Lambert		Payments/Credits	\$0.00
		Balance Due	\$366.00

Bannon Lakes CDD

<u>Date</u>	Location	Description	M	<u>aterial</u>	1	<u>Labor</u>	To	tal Cost
7/26 7/27	Bannon Lakes Blvd. Amenity Center	(4) 6Ps, (9) MPRs, 1/2" cap 1/2" 90°, 1/2" Tee, 1 ft. 1/2" PVC, 1/2" coupling, RainBird solenoid, (2) DBYs	Ċ	118.50 76.50	*	95.00 76.00	\$ \$	213.50 152.50
					To	tal Due	\$	366.00

DOG WASTE DEPOT

12316 World Trade Dr. #102 San Diego, CA 92128 TEL: 800-678-1612

www.DogWasteDepot.com

Invoice

Date	Invoice #
9/14/2023	570515

Bill To	
Bannon Lakes CDD Accounts Payable 475 West Town Pl. #114 St Augustine, FL 32092	

Ship To	
Bannon Lakes CDD Office: Diana Lambert 435 Bannon Lakes Blvd St Augustine, FL 32095	

PLEASE MAKE ALL CHECKS PAYABLE TO: "Dog Waste Depot"

ORDER#:		Rep	Ship Date	Via	Terms	PO#:	3RI	D Party Payment C
BDWD-194991		DWD	9/14/2023	FEDEX	Net 30			
Quantity		Item Co	de		Description		Price Each	Amount
1	DEPOT-15	51		l .	STM 10 rolls/200 рег	roll= 2000 bags	67.49	67.49T
11/11/53	Shipping	11/2/2019		per case Shipping	ek jakean eren	e de Marentezzo espo	0.00	0.00
				Approved 9 Diana Lam	Tracking #: 78376454 9.26.23 bert d Maintenance 1.3 Doggie Bags Case	20.57200.60000		
	<u> </u>	101	EMIT DAX	MENT TO:		Subto	·tal	\$67.49

REMIT PAYMENT TO:
Dog Waste Depot
12316 World Trade Drive #102
San Diego, CA 92128

FED ID# 27-4523962

Subtotal	\$67.49
Sales Tax (0.0%)	\$0.00
Total	\$67.49
Payments	\$0.00
Balance Due	\$67.49

I A II	10	600	6
N	# W.J	18.0	



Bannon Lakes Community Development District c/o Governmental Management Services 475 West Town Place, Ste 114 St. Augustine, FL 32092

Gustomer	Bannon Lakes Community
	Development District
Acct#	618
Date	09/19/2023
Gustomer⊭	
Service	Kristina Rudez
Page	1 of 1

Payment Inform	nation
Invoice Summary	\$ 33,824.00
Payment Amount	
Payment for:	Invoice#19882
100123279	

Thank You

Please deta	ch and return with payment
X	
Netomar: Rannon Lakos Community Davolonment District	

Invoice	Effective	Transaction	Description		Amount
			Policy #100123279 10/01/2023-10/01/2024 Florida Insurance Alliance		<u></u>
19882	10/01/2023	Renew policy	Package - Renew policy Due Date: 9/19/2023		33,824.00
			Code to Prepaid - 001-300-15500-10000		
***************************************			FY24 ADMIN INSURANCE \$6,952.00 FY24 PROPERTY INSURANCE \$26872.00		
					Total 200
				S Th	33,824.00 nank You
FOR PAYME Bank of Ame	ENTS SENT OVERNI erica Lockbox Service	IGHT: es, Lockbox 748555, 6000 Feldw	ood Rd. College Park, GA 30349		

 Remit Payment To: Egis Insurance Advisors
 (321)233-9939
 Date

 P.O. Box 748555
 O9/19/2023

 Atlanta, GA 30374-8555
 sclimer@egisadvlsors.com
 09/19/2023

LifeSafe Services LLC

(888) 767-0050 paige@lifesafeservices.com www.lifesafeservices.com



INVOICE

BILL TO 025-27147 Biverside Managame

Riverside Management -Bannon Lakes 45 Bannon Lakes Blvd

45 Bannon Lakes Blvd St Augustine, FL 32095 SHIP TO 025-27147

Riverside Management -

Bannon Lakes

435 Bannon Lakes Blvd St Augustine, FL 32095 DATE 09/12/2023
DUE DATE 10/12/2023
TERMS Net 30

EQUIPMENT & SERVICES - EMERGENCY USE ONLY

QTY

RATE

AMOUNT

Battery - Onsite AED

1 1 138.00

138.00T

Electrodes - Onsite AED

59.00

59.00T

Remit to:

LifeSafe Services LLC 5971 Powers Avenue, Ste108 Jacksonville, FL 32217 **SUBTOTAL**

TAX TOTAL BALANCE DUE 197.00

0.00 197.00

\$197.00

For invoices, please contact Paige at 888-767-0050 x13

For sales, please contact Julie at 888-767-0050 x21.

Please disregard this invoice if you have already submitted payment.

Approved 9/26/23 Diana Lambert Repairs and Maintenance 1.320.57200.60000

Annual AED Service



Thigpen Heating & Cooling, Inc. 2801 Dawn Road Jacksonville, FL 32207

	Invoice
Date	Number

Date	Number
9/12/2023	1053679

Bill To Address:

Bannon Lakes CDD Diana Lamber 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Work\Ship Address:

Bannon Lakes Amenity Center 435 Bannon Lakes Blvd St. Augustine, FL 32095

Agreement #	PO#	Terms	Due Date	Sales	Rep	WO#
25848		DUE ON RECEIPT	09/12/2023			101417
Item		Description		Quantity	Price	Amount
	1- 18 X 24 X 1 Re 1- 18 X 20 X 1 3- 16 X 25 X 1 BELT: 1- A48 Complete maintenar electrical component the filters clean drain drain line check all the with water	viromental	Quart HVAC Maint ck all the citor change all nzyme tru the	1.00	\$449.00 \$20.00	\$449.00 \$20.00
					Subtotal Sales Tax	\$469.
				<u> </u>		\$0.0
				-	Total	\$469.0 \$0.0
					Payments	\$0.

Phone #	Fax#	E-mail
904-448-1962		service@thigpenhvac.com

*** CHECK DATES 07/01/2023 - 09/30/2023 *** BANNON LAK	PAYABLE PREPAID/COMPUTER CHECK REGISTER KES - CAPITAL RESERVE NNON LAKES-CAPITAL	RUN 10/26/23	PAGE 1
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT# SUB SUBC	VENDOR NAME STATUS	AMOUNT	CHECK AMOUNT #
8/17/23 00015 2/16/23 171846 202301 300-58400-61000	*	525.00	
TREE REMOVAL PROJECT BIO-TEC	CH CONSULTING INC		525.00 000029
9/01/23 00017 8/31/23 08312023 202308 300-58400-60000 2019 EZGO TXT IVORY	*	9,700.00	
	SHEPPARD DBA TEETIME GOLF		9,700.00 000030
	TOTAL FOR BANK B	10,225.00	
	TOTAL FOR REGISTER	10,225.00	

Bio-Tech Consulting Inc.

Environmental and Permitting Services

3025 E. South Street | Orlando, FL 32803 (407) 894-5969 | info@btc-inc.com

(877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 171846 Invoice Date: 2/16/2023

Project Manager: JM

Project #: 1215-448 B...

Contract #: 22-2307

Project Name: Bannon Lakes

(22-2307)

Bill To:

Bannon Lakes CDD 475 W. Town Pl Suite 114 St. Augustine, FL 32092

						Terms:		Net 30
Date	ltem#	Description	Contract	Rate	Prev	Qty	Total %	Amount
	10-09 44-00	Arbor Evaluation Local Government Permitting - General - ***TOTAL***	800.00 450.00	800.00 150.00	800.00	0.0 3.5	100.00% 116.67%	0.00 525.00
1/5/2023	44-00	Local Government Permitting - General				0.5		
1/17/2023	44-00	Local Government Permitting - General - SJRWMD coordination				1.0		
1/19/2023	44-00	Local Government Permitting - General - SJRWMD coordination				1.5		
1/20/2023	44-00	Local Government Permitting - General - SJRWMD coordination				0.5		
	65-00	General Coordination	0.00			0.0	:	0.00
		AUG U7 2023						
····				rrent Ch				\$525.00

We appreciate your business!

Current Charges	\$525.00
Payments/Credits	\$0.00
Invoice Total	\$525.00

IMMONOE



1510 N. US Hwy. 1 Ombord Beach, Ft. 32174-8763 396-615-1960 gate @teotimegoficars.com

TBannon Lakes Community Padagenest District 4135 Bannon Lakes Blvd ST. Augustine FZ 32092

TERMS			
QUALITY	DESCRIPTION	ITEM	AMOUNT
	2019 EZGO TXT IVON	9,700	9700 00
	4 Passenber		
	Mgcode: D2914 Snial NO: 3390243	<u></u>	
	* Street Legal		
TATAONIA TITOTOTO I TOTO OF STORES AND	New Seats / Tan		
NAME OF THE PARTY	Now Pins/TIMES		
	New Batteries		
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		A ANN	
		A A A A A A A A A A A A A A A A A A A	
	SEP 0 1 2023		
	S. V. Construction of the		
	tax exem		
THE STREET			
	•		

THANK YOU



TeeTime Golf Cars 1510 N US Hwy 1 Ormond Beach, FL 32174 386-615-1980 FAX 386-615-1982 teetimegolfcars.com



August 22, 2023

To: Bannon Lakes CDD 435 Bannon Lakes Blvd. St. Augustine, Fl. 32092 Jerry Lambert

AUG 29 2023

From: Patrick Appolonia Sr. TeeTime Golf Cars

Subject: Proposal for 2019 refurbished EZGO golf cart with new Batteries, Lights, Flip seat or Cargo Bed, Mirrors. New Street Legal DOT tires, DOT windshield Cart to be made Street Legal

\$9,700 plus tax Including delivery

This quote is subject to availability and price fluctuations beyond the control of TeeTime Golf Cars.



Remit To:

JANI-KING OF JACKSONVILLE 5700 ST, AUGUSTINE ROAD JACKSONVILLE FL 32207 (904) 346-3000

lnvo	olce
Date	Number
09/01/2023	JAK09230270
Due Date	Cust #
09/30/2023	486021
Invoice Amount \$ 1,118.25	Amount Remitted

Sold To:

BANNON LAKES

For:

Same as Sold To

435 BANNON LAKES BLVD

ST AUGUSTINE

FL 32095

Make All Checks Payable To: JANI-KING OF JACKSONVILLE RETURN THIS PORTION WITH YOUR PAYMENT

JANI-KING OF JACKSONVILLE

Commercial Cleaning Services (904) 346-3000 Jan T The king of Crown

Sold To:

BANNON LAKES

435 BANNON LAKES BLVD

ST AUGUSTINE

FL 32095

For:

Same as Sold To

Invoice N	0	Date	Cust No	Sismn No	PO Number		Franchisee		Due Date
JAK092302	70 0	9/01/2023	486021	CRISTINA TRELLE		KINGDOM	HANDS INVESTMENTS	3, LLC	09/30/2023
Quantity			1	Description			Unit Price	Exte	ended Price
1	ľ	MONTHLY	CONTRAC	T BILLING AMOU	NT FOR SEPTE	MBER	1118.25		1118.25
		!	Approved Diana La	AUG 31 202 BY: 18.31.23 mbert Maintenance 1	ALL CONTROL OF THE PARTY OF THE	5300			
							Amount of Sale		\$ 1,118.25
			sh i		M.		Sales Tax		\$ 0.00
				e All Checks Payable -KING OF JACKSONV			Total		\$ 1,118.25

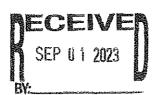
KUTAK ROCK LLP

TALLAHASSEE, FLORIDA Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

August 31, 2023



Check Remit To: Kutak Rock LLP PO Box 30057 Omaha, NE 68103-1157

Reference: Invoice No. 3268679 Client Matter No. 2723-1 Notification Email: eftgroup@kutakrock.com

Mr. Jim Oliver Bannon Lakes CDD Governmental Management Services - St. Augustine Suite 114 475 West Town Place St. Augustine, FL 32092

Invoice No. 3268679

2723-1

Re: Gener	al Counsel			
For Profession	nal Legal Services F	Rendered		
07/12/23	W. Haber	0.80	220.00	Review audit and confer with Peregrino regarding same
07/18/23	K. Jusevitch	0.20	25.00	Prepare budget hearing documents and confer with Haber
07/19/23	W. Haber	0.40	110.00	Review and revise budget documents
07/21/23	K. Jusevitch	0.20	25.00	Prepare budget hearing documents and correspond with district manager
07/26/23	W. Haber	0.20	55.00	Review agenda for August meeting
TOTAL HOU	JRS	1.80		
TOTAL FOR	SERVICES REND	ERED		\$435.00
TOTAL CUF	RENT AMOUNT I	DUE	001-310-513 July General	

PRIVILEGED AND CONFIDENTIAL ATTORNEY-CLIENT COMMUNICATION AND/OR WORK PRODUCT MAKE CHECK PAYABLE TO:



Post Office Box 20122 Tampa, FL 33622-0122 (904) 262-5500

	ADDRESSEE
F73	Please check if address below is incorrect and indicate change on reverse side

BANNON LAKES CDD **Denise Powers** 475 W Town Place Suite 114 St Augustine, FL 32092

Invoice Due Date 9/11/2023

0000000116522001000000012145700000006500080

PLEASE FILL OU	T BELOW IF PAYING BY CREDIT CARD
VISA + 1	
CARD HUMBER	EXP. DATE

ACCOUNT NUMBER	DATE	BALANCE
723475	9/1/2023	\$650,00

The Lake Doctors Post Office Box 20122 Tampa, FL 33622-0122

Please Return this portion with your payment

PO #

Involce Date	Description	Quantity	Amount	Tax	Total
435 BANNON	LAKES BLVD, ST AUGUSTINE, FL ST AUGUSTINE,	FL 32092			
9/1/2023	Water Management - As Needed, Water Management	t -	\$325.00	\$0.00	\$325.00
	Monthly		\$325.00	\$0.00	\$325.00

121457B

Invoice

Please remit payment for this month's invoice.

Approved 9.8.23 Diana Lambert Lake Maintenance 1.330.53800.46800

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices. Credits

\$0.00

Adjustment

\$0.00

AMOUNT DUE

Total Account Balance including this invoice:

\$650.00

This Invoice Total:

\$650.00

Click the "Pay Now" link to submit payment by ACH

Customer #:

723475

Corporate Address

Portal Registration #:

0F4EFD82

4651 Salisbury Rd, Suite 155 Jacksonville, FL 32256

Customer Portal Link: www.lakedoctors.com/contact-us/

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information



trrigation - Landscape - Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	8/1/2023	14114

Project			Project#
Bannon Lakes CDD	M101		
Description	Quantity	Rate	Amount
Monthly maintenance for the month of August	1	13,110.00	13,110.00
SEP 08 2023			
Approved 9.8.23 Diana Lambert Landscape Maintenance 1.330.53800.46200			
		Total	\$13110.00
Attn. Diana Lambert	-	Payments/C Balance I	



Irrigation • Landscape • Maintenance 35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	9/1/2023	14185

	Project #		
Bannon Lakes CDD			
Description Quantity Rate			
13,110.00	Amount 13,110.00		
Total Payments/0	\$13110.00 Credits \$0.0		
	Total Payments/6 Balance		

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

Invoice

Invoice #: 185 Invoice Date: 9/1/2023

Due Date: 9/1/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Suite 305 Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
1,320.57200.45200 - Pool Maintenance Services - September 2023 1320.5720046001 - Contract Administration - September 2023 1,320.57200.34000 - Facility Management - Bannon Lakes - September 2023		1,050.00 1,760.47 5,407.50	1,050.00 1,760.37 5,407.50
SEP 06 2023			
	·		
Juny Landent 9.6.23			

Total	\$8,217.67
Payments/Credits	\$0.00
Balance Due	\$8,217.67

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

Invoice

Invoice #: 186 Invoice Date: 8/31/2023

Due Date: 8/31/2023

Case:

P.O. Number:

Bill To:

Bannon Lakes CDD 9655 Florida Mining Blvd W Sulte 305 Jacksonville, FL 32257

Description	ing a second	Hours/Qty	Rate	Amount
Facility Assistant through August 2023 1,320.57200.3円100		32.78	25.00	819.50
SEP 08 2023				
Juny Landet 9-8-23				

Total	\$819.50
Payments/Credits	\$0.00
Balance Due	\$819.50

BANNON LAKES CDD

FACILITY ASSISTANT INVOICE DETAIL

QuantityDescriptionRateAmount32.78Facility Assistant\$ 25.00\$819.50Covers August 2023

TOTAL DUE: \$819.50

Facility Assistant 1,320.57200,34100

BANNON LAKES COMMUNITY DEVELOPMENT DISTRICT FACILITY ASSISTANT BILLABLE HOURS THROUGH AUGUST 2023

Date	Hours	Employee	Description
8/5/23	4.08	D.S.	Completed daily checklist and returned calls and emails
8/6/23	4.28	d.s.	Completed daily checklist and returned calls and emails
8/12/23	4.02	D.S.	Completed daily checklist and returned calls and emails
8/13/23	4.08	D,S.	Completed daily checklist and returned calls and emails
8/19/23	4,2	D.\$.	Completed daily checklist and returned calls and emails
8/20/23	3.98	D.S.	Completed daily checklist and returned calls and emails
8/26/23	4.07	D.S.	Completed daily checklist and returned calls and emails
8/27/23	4.07	D,S,	Completed daily checklist and returned calls and emails
TOTAL	32,78		



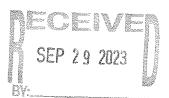
Irrigation • Landscape • Maintenance

35 Enterprise Drive Bunnell, FL 32110 (386) 586-3321

Bannon Lakes CDD 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Invoice

Terms	Date	Invoice #
Net 30	7/31/2023	14156



Project			Project#	
Bannon Lakes CDD		M101		
Description	Quantity	Rate A	\mount	
Irrigation Maintenance Service for July - see attached list.		<u> </u>	366.00	
		Total	\$366.00	
Attn. Diana Lambert		Payments/Credits	\$0.00	
		Balance Due	\$366.00	

Bannon Lakes CDD

<u>Date</u>	Location	Description	M	<u>aterial</u>	1	<u>Labor</u>	To	tal Cost
7/26 7/27	Bannon Lakes Blvd. Amenity Center	(4) 6Ps, (9) MPRs, 1/2" cap 1/2" 90°, 1/2" Tee, 1 ft. 1/2" PVC, 1/2" coupling, RainBird solenoid, (2) DBYs	Ċ	118.50 76.50	*	95.00 76.00	\$ \$	213.50 152.50
					To	tal Due	\$	366.00

DOG WASTE DEPOT

12316 World Trade Dr. #102 San Diego, CA 92128 TEL: 800-678-1612

www.DogWasteDepot.com

Invoice

Date	Invoice #
9/14/2023	570515

Bill To	
Bannon Lakes CDD Accounts Payable 475 West Town Pl. #114 St Augustine, FL 32092	

Ship To	
Bannon Lakes CDD Office: Diana Lambert 435 Bannon Lakes Blvd St Augustine, FL 32095	

PLEASE MAKE ALL CHECKS PAYABLE TO: "Dog Waste Depot"

ORD	ER#:	Rep	Ship Date	Via	Terms	PO#:	3RI	D Party Payment C
BDWD-	194991	DWD	9/14/2023	FEDEX	Net 30			
Quantity		Item Co	de		Description		Price Each	Amount
1	DEPOT-15	51		l .	STM 10 rolls/200 рег	roll= 2000 bags	67.49	67.49T
11/11/53	Shipping	11/2/2019		per case Shipping	ek jakean eren	e de Marentezzo espo	0.00	0.00
				Approved 9 Diana Lam	Tracking #: 78376454 9.26.23 bert d Maintenance 1.3 Doggie Bags Case	20.57200.60000		
	<u> </u>	101	EMIT DAX	MENT TO:		Subto	·tal	\$67.49

REMIT PAYMENT TO:
Dog Waste Depot
12316 World Trade Drive #102
San Diego, CA 92128

FED ID# 27-4523962

Subtotal	\$67.49
Sales Tax (0.0%)	\$0.00
Total	\$67.49
Payments	\$0.00
Balance Due	\$67.49

A	VC)(C	
育員 /3	F. 15	# II 📞 🥖	H



Bannon Lakes Community Development District c/o Governmental Management Services 475 West Town Place, Ste 114 St. Augustine, FL 32092

Gustomer	Bannon Lakes Community Development District
Acct#	618
Date	09/19/2023
Gustomer Service	Kristina Ruđez
Page	1 of 1

Payment Inform	nation
Invoice Summary	\$ 33,824.00
Payment Amount	
Payment for:	Invoice#19882
100123279	

Thank You

X	lease detach and return with payment
Customer: Bannon Lakes Community Development D	District

nvoice	Effective	Transaction	Description	Δ.	mount
tonno	40 (0.4 /0.000	D	Policy #100123279 10/01/2023-10/01/2024 Florida Insurance Alliance		
19882			Package - Renew policy Due Date: 9/19/2023		33,824.00
			Code to Prepaid - 001-300-15500-10000		
			FY24 ADMIN INSURANCE \$6,952.00 FY24 PROPERTY INSURANCE \$26872.00		
· · · · · · · · · · · · · · · · · · ·					Total
				\$	33,824.00 ank You
				1110	AIR IOS
OR PAYME	ENTS SENT OVERNI erica Lockbox Service	IGHT: es, Lockbox 748555, 6000 Feldw	ood Rd. College Park, GA 30349		

Remit Payment To: Egis Insurance Advisors	(321)233-9939	Date
P.O. Box 748555 Atlanta, GA 30374-8555	sclimer@eglsadvlsors.com	09/19/2023

LifeSafe Services LLC

(888) 767-0050 paige@lifesafeservices.com www.lifesafeservices.com



INVOICE

BILL TO 025-27147 Biverside Managame

Riverside Management -Bannon Lakes 45 Bannon Lakes Blvd

45 Bannon Lakes Blvd St Augustine, FL 32095 SHIP TO 025-27147

Riverside Management -

Bannon Lakes

435 Bannon Lakes Blvd St Augustine, FL 32095 DATE 09/12/2023
DUE DATE 10/12/2023
TERMS Net 30

EQUIPMENT & SERVICES - EMERGENCY USE ONLY

QTY

RATE

AMOUNT

Battery - Onsite AED

1 1 138.00

138.00T

Electrodes - Onsite AED

59.00

59.00T

Remit to:

LifeSafe Services LLC 5971 Powers Avenue, Ste108 Jacksonville, FL 32217 **SUBTOTAL**

TAX TOTAL BALANCE DUE 197.00

0.00 197.00

\$197.00

For invoices, please contact Paige at 888-767-0050 x13

For sales, please contact Julie at 888-767-0050 x21.

Please disregard this invoice if you have already submitted payment.

Approved 9/26/23 Diana Lambert Repairs and Maintenance 1.320.57200.60000

Annual AED Service



Thigpen Heating & Cooling, Inc. 2801 Dawn Road Jacksonville, FL 32207

	Invoice
Date	Number

Date	Number
9/12/2023	1053679

Bill To Address:

Bannon Lakes CDD Diana Lamber 475 W. Town Place, Suite 114 St. Augustine, FL 32092

Work\Ship Address:

Bannon Lakes Amenity Center 435 Bannon Lakes Blvd St. Augustine, FL 32095

Agreement #	PO#	Terms	Due Date	Sales	Rep	WO#
25848		DUE ON RECEIPT	09/12/2023			101417
Item		Description		Quantity	Price	Amount
	1- 18 X 24 X 1 1- 18 X 20 X 1 3- 16 X 25 X 1 BELT: 1- A48 Complete maintenan electrical component the filters clean drain drain line check all the with water	iromental	Quart HVAC Maint ck all the citor change all nzyme tru the	1.00	\$449.00 \$20.00	\$449.00 \$20.00
					Subtotal Sales Tax	\$469.
						\$0.0
					Total	\$469.0
					Payments	\$0.
					Balance Due	\$469.

Phone #	Fax#	E-mail
904-448-1962		service@thigpenhvac.com

*** CHECK DATES 07/01/2023 - 09/30/2023 *** BA	CCOUNTS PAYABLE PREPAID/COMPUTER CH NNON LAKES - CAPITAL RESERVE NK B BANNON LAKES-CAPITAL	HECK REGISTER	RUN 10/26/23	PAGE 1
CHECK VEND#INVOICE EXPENSED TO DATE DATE INVOICE YRMO DPT ACCT# S	VENDOR NAME UB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
8/17/23 00015 2/16/23 171846 202301 300-58400-6	1000	*	525.00	
TREE REMOVAL PROJECT	BIO-TECH CONSULTING INC			525.00 000029
9/01/23 00017 8/31/23 08312023 202308 300-58400-6	0000	*	9,700.00	
2019 EZGO TXT IVORY	DALE A SHEPPARD DBA TEETIME GOLF			9,700.00 000030
	TOTAL FOR BANK	В	10,225.00	
	TOTAL FOR REGIS	STER	10,225.00	

Bio-Tech Consulting Inc.

Environmental and Permitting Services

3025 E. South Street | Orlando, FL 32803 (407) 894-5969 | info@btc-inc.com

(877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 171846 Invoice Date: 2/16/2023

Project Manager: JM

Project #: 1215-448 B...

Contract #: 22-2307

Project Name: Bannon Lakes

(22-2307)

Bill To:

Bannon Lakes CDD 475 W. Town Pl Suite 114 St. Augustine, FL 32092

						Terms:		Net 30
Date	ltem#	Description	Contract	Rate	Prev	Qty	Total %	Amount
	10-09 44-00	Arbor Evaluation Local Government Permitting - General - ***TOTAL***	800.00 450.00	800.00 150.00	800.00	0.0 3.5	100.00% 116.67%	0.00 525.00
1/5/2023	44-00	Local Government Permitting - General				0.5		
1/17/2023	44-00	Local Government Permitting - General - SJRWMD coordination				1.0		
1/19/2023	44-00	Local Government Permitting - General - SJRWMD coordination				1.5		
1/20/2023	44-00	Local Government Permitting - General - SJRWMD coordination				0.5		
	65-00	General Coordination	0.00			0.0	:	0.00
		AUG 07 2023						
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			L	rrent Ch				\$525.00

We appreciate your business!

Current Charges	\$525.00			
Payments/Credits	\$0.00			
Invoice Total	\$525.00			

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1510 N. US Hwy. 1 Ombord Beach, Ft. 32174-8763 396-615-1960 gate @teotimegoficars.com

TBannon Lakes Community Padagenest District 4135 Bannon Lakes Blvd ST. Augustine FZ 32092

TERMS			
QUALITY	DESCRIPTION	ITEM	AMOUNT
	2019 EZGO TXT IVON	9,700	9700 00
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	Mgcode: D2914 Snial NO: 3390243	<u></u>	
	* Street Legal		
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	New Batteries		
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THANK YOU

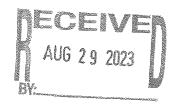


TeeTime Golf Cars 1510 N US Hwy 1 Ormond Beach, FL 32174 386-615-1980 FAX 386-615-1982 teetimegolfcars.com



August 22, 2023

To: Bannon Lakes CDD 435 Bannon Lakes Blvd. St. Augustine, Fl. 32092 Jerry Lambert



From: Patrick Appolonia Sr. TeeTime Golf Cars

Subject: Proposal for 2019 refurbished EZGO golf cart with new Batteries, Lights, Flip seat or Cargo Bed, Mirrors. New Street Legal DOT tires, DOT windshield Cart to be made Street Legal

\$9,700 plus tax Including delivery

This quote is subject to availability and price fluctuations beyond the control of TeeTime Golf Cars.

j.