

ABERDEEN

Community Development District

SEPTEMBER 24, 2024

AGENDA

Aberdeen
Community Development District

475 West Town Place

Suite 114

St. Augustine, Florida 32092

District Website: www.AberdeenCDD.com

September 17, 2024

Board of Supervisors
Aberdeen Community Development District

Dear Board Members:

The Aberdeen Community Development District Meeting is scheduled for **Tuesday, September 24, 2024 at 4:00 p.m.** at the Aberdeen Amenity Center, 110 Flower of Scotland Avenue, St. Johns, Florida 32259.

Following is the advance agenda for the meeting:

- I. Roll Call
- II. Public Comments (*regarding agenda items below*)
- III. Fiscal Year 2025 Contract Renewals
- IV. Discussion of HVAC Repairs
- V. Consideration of Proposals for Awning Replacement
- VI. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Manager
 - D. Operation Manager - Report
 - E. Amenity Center Manager - Report

- VII. Supervisor's Request and Public Comments
- VIII. Approval of Consent Agenda
 - A. Approval of the Minutes of the August 27, 2024 Meeting
 - B. Balance Sheet as of August 31, 2024 and Statement of Revenues and Expenses for the Period Ending August 31, 2024
 - C. Assessment Receipt Schedule
 - D. Approval of Check Register
- IX. Closed Session: Discussion of Security Matters*
- X. Next Scheduled Meeting – 10/22/24 @ 4:00 p.m. @ Aberdeen Amenity Center
- XI. 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.*

FIFTH ORDER OF BUSINESS

Aberdeen CDD Proposal/Quotes Overview

Project: Shade Structure Recover

Date: September 2024

	Quote #1	Quote #2	Quote #3
COMPANY	Advanced Awning	Superior Awning	Thompson Awning
Canvas/Acrylic	\$8885.00	N/A	\$11,500
Vinyl	\$8885.00	\$14,010	\$12,500
Warranty	10 Year By Manufacturer On Fabric 2 Year Workmanship	10 Year By Manufacturer On Fabric	Pro Rated 10 Year Warranty on Fabric 2 Year Workmanship

* Current Awnings were done by Advanced Awning in 2008.

PROJECT PROPOSAL



Advanced Awning & Design, LLC

2155 Corporate Square Blvd. Suite 100 • Jacksonville, Florida 32216

Office: (904) 724-5567 • Fax: (904) 724-1323

Web: www.advanced-awning.com • E-mail: estimating@advanced-awning.com

State License Number: **CGC 1510068**

Submitted To: KATE TRIVELPIECE	Date: September 12, 2024
Street Number: 110 FLOWER OF SCOTLAND AVE	Project Name/Location ABERDEEN POOL AWNING RECOVERS (3)
City, State, Zip: FLEMING ISLAND, FL 32259	Contact: KATE TRIVELPIECE
Phone: 904-217-0925	Email: KATE.TRIVELPIECE@FSRESIDENTIAL.COM

Advanced Awning & Design hereby proposes to furnish material and labor, complete in accordance with the following specifications:

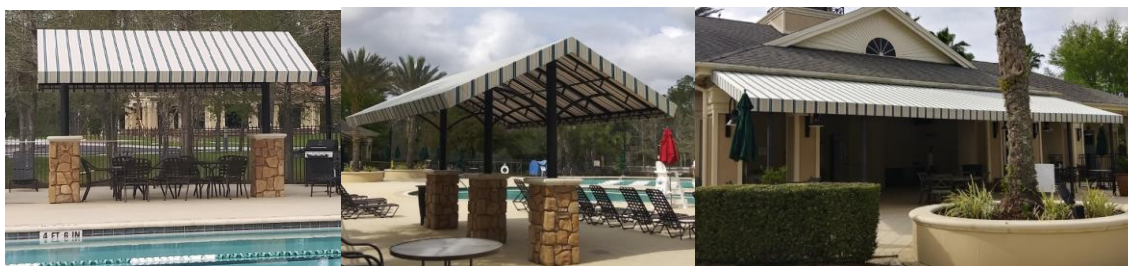
- | | |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <ul style="list-style-type: none"> • Fabric: Standard Acrylic or Vinyl – Fabric Reinforcements in all Corners for Added Strength (Special Collection Fabrics are Additional) • Fabric Warranty: 10 Years by Manufacturer • Seams: R.F. Heat Sealed Seams • Thread: 100% Continuous Filament Polyester w/Enhanced UV and Fade Protection and a Non-Wicking Finish • Valance Style: Wrap under | <ul style="list-style-type: none"> • Hardware: All Stainless Steel • Grommets: Nickel Spur Type to Prevent Tarnishing – 3 Ply w/Rope for Added Reinforcement • Framing: Existing • Workmanship Warranty: 2 Years • Sales Tax: Not Applicable |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

RECOVER (3) EXISTING SHADE STRUCTURE/AWNINGS WITH NEW FABRIC

2 FREE STANDING - 1 @ 20' LONG X 14' WIDE and 1 @ 17' LONG X 14' WIDE

1 ATTACHED TO BUILDING - 39' WIDE X 10' PROJECTION

FABRIC SELECTIONS TO INCLUDE 10 YR. VINYL OR SUNBRELLA



INSTALLATION TIME: 4 - 6 WEEKS UPON RECEIPT OF FULLY SIGNED/DATED PROPOSAL AND RECEIPT OF 50% DEPOSIT AND PERMIT ACQUISITION IF APPLICABLE.	*Job Price:	\$8,885.00
	Sales Tax:	n/a
* Due to the consistent rising material cost, price VOID after 30 DAYS – Thank you for your understanding.	Shipping:	n/s
* Any ENGINEERING, PERMITTING, or additional required INSURANCE (certificate of coverage attached) will be at an additional cost.	**Credit Card Fee:	3.5%
** 3.5% Fee will apply for credit card transactions	Total Job:	\$8,885.00
	50% Deposit:	\$4,442.50
	Due at Completion:	\$4,442.50

PAYMENT TERMS: Payments of Contract Price shall be made as follows: **50% DEPOSIT - BALANCE DUE UPON DELIVERY AND/OR INSTALLATION** - CASH, CHECK, VISA, MASTERCARD, AMERICAN EXPRESS AND DISCOVER ACCEPTED (a finance charge of 1.5% per month shall be applied to accounts not paid within 10 days after completion of all work invoiced) **ALL WORK IS CUSTOM – MADE TO ORDER, THEREFORE DEPOSIT IS NON-REFUNDABLE.**

TERMS AND CONDITIONS: All 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 involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. 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 workmen's compensation insurance.

ACCEPTANCE OF PROPOSAL: The above specifications and conditions are satisfactory and hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Buyer/Authorized Signature

Date of Acceptance



ADVAAWN-01

LINTOND

CERTIFICATE OF LIABILITY INSURANCE

DATE (MMDDYYYY)

4/1/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Insurance Office of America 1 Sleiman Parkway Suite 130 Jacksonville, FL 32216	CONTACT NAME: PHONE (A/C, No, Ext): (904) 448-9777 FAX (A/C, No): (904) 448-9788 E-MAIL ADDRESS:
INSURER(S) AFFORDING COVERAGE	
INSURED	NAIC #
Advanced Awning & Design, LLC 2155 Corporate Square Blvd. Building #100 Jacksonville, FL 32216	INSURER A: Southern-Owners Insurance Company 10190 INSURER B: Auto-Owners Insurance Company 18988 INSURER C: Technology Insurance Company, Inc. 42376 INSURER D: INSURER E: INSURER F:

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MMDD/YYYY)	POLICY EXP (MMDD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GENL AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input checked="" type="checkbox"/> SUBJECT <input checked="" type="checkbox"/> LOC <input type="checkbox"/> OTHER: General Aggregate	X	X	78517728	9/17/2023	9/17/2024	EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Per occurrence) \$ 300,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 HIRED AND NON O \$ 2,000,000
B	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY	X	X	5351772800	9/17/2023	9/17/2024	COMBINED SINGLE LIMIT (Per accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input checked="" type="checkbox"/> RETENTION \$ 10,000	X	X	5351772801	9/17/2023	9/17/2024	EACH OCCURRENCE \$ 3,000,000 AGGREGATE \$ Other Aggregate \$ 3,000,000
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N <input type="checkbox"/> if yes, describe under DESCRIPTION OF OPERATIONS below	N/A	X	TWC4233222	4/1/2024	4/1/2025	PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
A	Equipment Floater			78517728	9/17/2023	9/17/2024	Installation Floater \$ 50,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER Advanced Awning & Design, LLC 2155 Corporate Square Blvd. Building #100 Jacksonville, FL 32216	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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ACORD 25 (2016/03)

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ESTIMATE

Superior Metal Awning, LLC.
5720 Arlington Rd
Jacksonville, FL 32211

jeremy@superiormetalawning.com
904-730-1377
www.SuperiorMetalAwning.com

SUPERIOR

METAL AWNING, LLC

Bill to

Kate Trivelpiece
Aberdeen Amenity
110 Flower of Scotland Ave.
Saint Johns, FL 32259

Ship to

Kate Trivelpiece
Aberdeen Amenity
110 Flower of Scotland Ave.
Saint Johns, FL 32259

Estimate details

Estimate no.: 2411
Estimate date: 09/04/2024

Project Name: Shade Structure Recover

#	Date	Product or service	Description	Qty	Rate	Amount
1.			Recover existing frames of 2 tent style shade structures with new vinyl fabric and multiple double lacers to secure fabric to frame.			
2.		Recover	17'-6" wide x 14'-4" wide	1	\$4,060.00	\$4,060.00
3.		Recover	20'-0" wide x 14'-4" wide	1	\$4,480.00	\$4,480.00
4.			Recover existing frame of 1 Sloped style patio canopy with new vinyl fabric and multiple double lacers to secure fabric to frame.			
5.		Recover	39'-0" wide x 10'-0" projection	1	\$5,470.00	\$5,470.00
6.		Time Frame	8-12 Weeks lead time from final field measurement and deposit	1	\$0.00	\$0.00

Total

\$14,010.00

Note to customer

CHANGE ORDERS: Any changes to the Standard Specifications that are requested by Customer shall be agreed to by the parties in a Client Change Order Contract, which, upon signature by all parties shall be made part of this Contract. Superior Metal Awning may, in its sole discretion, stop all work in connection with the Project until the Client Change Order Contract is signed by Customer.

TERMINATION: In the event that this Contract is terminated, Customer shall pay Superior Metal Awning for all work in progress related to the Project up to date of termination plus a cancellation fee of 25% of the total Contract Amount.

LATE FEES: Customer agrees that all amounts not paid by due date stated on invoice sent by Company are subject to late fee of 18% per annum or the maximum rate allowable.

CONTRACT AMOUNT: Customer shall pay Superior Metal Awning for the Project as invoiced by Superior Metal Awning in the amount and in increments listed on this Contract ("Total").

Accepted date

Accepted by

PROPOSAL
September 4, 2024

THOMPSON AWNING & SHUTTER CO.
2036 Evergreen Avenue
Jacksonville, FL 32206
FL License # CGC1524194

www.thompsonawning.com
Telephone: (904) 355-1616
Facsimile: (904) 355-1617
Email: sales@thompsonawning.com

Awning Recover Proposal Submitted To:

Aberdeen Amenity Center
Attn: Kate
110 Flower of Scotland Avenue
Saint Johns, FL. 32259

Phone: (904) 217-0925
E-mail: kate.trivelpiece@fsresidential.com

Project: Aberdeen Amenity Center – Awning Recovers

110 Flower of Scotland Avenue St. Johns FL. 32259

Three (3) Vinyl awnings' recovers complete with:

1. Thompson manufactured awning frames being recovered: No.
2. Awning style: One (1) Standard (fabric on sides), Two (2) A-Frames
3. Awning Size: 1 @ Width: 14'- 0", Total Drop: 3'- 0", Projection: 17'- 0", Truss: 8" *A-Frame*
1 @ Width: 14'- 0", Total Drop: 3'- 0", Projection: 20'- 0", Truss: 8" *A-Frame*
1 @ Width: 39'- 0", Total Drop: 2' - 6", Projection: 10'- 0", Truss: 8" *Standard*
4. Fabric Mfg.: Sattler 745 Evolution, Color: Glapagos Green, (#6M6).
5. Scallop Style: None.
6. Fabric reinforcements to increase fabric life and reduce wear.
Fabric attached to frame: Laced, utilizing brass grommets. **Heat sealed seams.**
7. Double lacers required to hold canopy fast to frame and reduce wind abrasion. Quantity: Same.
8. Frame pick-up and/or repair required: No.
9. Final measurements required: Yes.
10. Installation to begin approximately 7 - 9 weeks from confirmed order.

Quote Price: \$12,500.00 ***(50% deposit required)***

- Notes:**
1. This proposal may be withdrawn by us if not accepted within 30 days.
 2. **Any applicable taxes included.**

Warranty: **Manufacturer's warranty on fabric – 10 years. Workmanship – 2 years**

Authorized by Daniel Blankenship: _____

This Is Custom Work. A 50% deposit is required with order; balance due on day of installation. Order is confirmed upon receipt of deposit and one copy of signed proposal. A late charge of 1 1/2% per month will be added to the unpaid balance starting on the agreed upon payment date. In the event any amounts due under this proposal are not paid when due, the undersigned agrees to pay all costs of collection and attorney's fees, whether or not suit is instituted.

All material is guaranteed to be as specified. Please double check all information because this product will be custom made and cannot be returned or deposit refunded. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above estimate. It is understood and agreed that title of said property shall remain in possession of Thompson Awning until the whole amount of purchase price is paid. 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.

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: _____ Date of Acceptance: _____

PROPOSAL
September 3, 2024

THOMPSON AWNING & SHUTTER CO.
2036 Evergreen Avenue
Jacksonville, FL 32206
FL License # CGC1524194

www.thompsonawning.com
Telephone: (904) 355-1616
Facsimile: (904) 355-1617
Email: sales@thompsonawning.com

Awning Recover Proposal Submitted To:

Aberdeen Amenity Center
Attn: Kate
110 Flower of Scotland Avenue
Saint Johns, FL. 32259

Phone: (904) 217-0925
E-mail: kate.trivelpiece@fsresidential.com

Project: Aberdeen Amenity Center – Awning Recovers

110 Flower of Scotland Avenue St. Johns FL. 32259

Three (3) canvas awnings' recovers complete with:

1. Thompson manufactured awning frames being recovered: No.
2. Awning style: One (1) Standard (fabric on sides), Two (2) A-Frames
3. Awning Size: 1 @ Width: 14'- 0", Total Drop: 3'- 0", Projection: 17'- 0", Truss: 8" *A-Frame*
1 @ Width: 14'- 0", Total Drop: 3'- 0", Projection: 20'- 0", Truss: 8" *A-Frame*
1 @ Width: 39'- 0", Total Drop: 2' - 6", Projection: 10'- 0", Truss: 8" *Standard*
4. Fabric Mfg.: Sunbrella, Color: Forest Green, (#6037).
5. Scallop Style: None.
6. Fabric reinforcements to increase fabric life and reduce wear.
Fabric attached to frame: Laced, utilizing brass grommets. **Heat sealed seams.**
7. Double lacers required to hold canopy fast to frame and reduce wind abrasion. Quantity: Same.
8. Frame pick-up and/or repair required: No.
9. Final measurements required: Yes.
10. Installation to begin approximately 7 - 9 weeks from confirmed order.

Quote Price: \$11,500.00 *(50% deposit required)*

- Notes:**
1. This proposal may be withdrawn by us if not accepted within 30 days.
 2. **Any applicable taxes included.**

Warranty: **Manufacturer's warranty on fabric – 10 years. Workmanship – 2 years**

Authorized by Daniel Blankenship: _____

This Is Custom Work. A 50% deposit is required with order; balance due on day of installation. Order is confirmed upon receipt of deposit and one copy of signed proposal. A late charge of 1 1/2% per month will be added to the unpaid balance starting on the agreed upon payment date. In the event any amounts due under this proposal are not paid when due, the undersigned agrees to pay all costs of collection and attorney's fees, whether or not suit is instituted.

All material is guaranteed to be as specified. Please double check all information because this product will be custom made and cannot be returned or deposit refunded. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above estimate. It is understood and agreed that title of said property shall remain in possession of Thompson Awning until the whole amount of purchase price is paid. 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.

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: _____ Date of Acceptance: _____



**Sattler North America Corp.
Fabric Warranty for Sattler products
Effective 10/01/2019**

This warranty pertains to products manufactured by SATTLER AG of Graz, Austria (hereinafter referred to as "Sattler").

Except as specifically stated herein, there are no warranties, either expressed or implied, by operation of law or otherwise. Sattler disclaims any implied warranties of merchantability and fitness for a particular purpose. Sattler warranties extend solely to the original purchaser of Sattler's fabric.

This warranty applies to Sattler 745 Evolution fabric for a period of ten (10) years** from the original date of purchase and protects against excessive reduction in tensile strength (<75%), waterproof, and fire ratings.

**During years 1 through 3 of the warranty period, Sattler will replace or repair any defective item of the fabric or part or component of the fabric with new equivalent fabric, once the fabric has been verified as being a Sattler manufactured product by the sewn-in label and the defect has been reasonably determined and identified as a warranty defect.

**During years 4 through 10 of the warranty period, the value of the warranty will be pro-rated on the following schedule:

Years in Usage	Prorated Value
1	100%
2	100%
3	100%
4	90%
5	80%
6	65%
7	50%
8	35%
9	28%
10	20%

Any claim under this warranty must be made and reported to Sattler's sales or customer service representative within 15 days of the occurrence of the defect.

Customer shall give Sattler the opportunity to verify and determine the extent of the defect and the damage caused prior to repairing any alleged damage or replacing any defective fabric. This shall include the opportunity to receive samples of the fabric for further analysis. All costs of diagnosis of a warranty

defect are the responsibility of Sattler. Any costs of diagnosis of a non-warranty defect shall be borne by the customer.

Under no circumstances shall the replacement or repair of any fabrics result in an extension of the warranty period granted herein. The customer shall not attempt to repair the fabric without prior communication with Sattler. Because the fabrics require on-going maintenance, the preceding warranty is not a substitute for maintenance services or other support services.

This warranty does not cover atypical wear and tear of the fabric, and any defect under warranty attributable in whole or in part to (i) accidents, misuse, abuse, negligence or failure of the customer to follow instructions for proper use, care, cleaning and treatment of the fabrics, improper installation (ii) external factors, e.g., fire, flood, (iii) environmental factors, e.g. air pollution, bird excrements, (iv) damage caused by mechanical problems or improper processing or handling of the fabrics, or (v) normal wear and tear of the fabrics. Furthermore, this warranty does not cover any costs associated with replacement of the fabric, including freight and labor and installation.



Sunbrella® 10-Year Limited Warranty



We stand behind our Sunbrella fabrics with the most comprehensive warranty in the industry.

Sunbrella® Shade and Marine Fabrics* Sunbrella® Contour

Our 10-year limited warranty protects against Sunbrella® fabric becoming unserviceable due to:

- Loss of color
- Loss of strength

from normal usage and exposure conditions, including sunlight, mildew and atmospheric chemicals, when used for appropriate applications.

In the rare instances where our Sunbrella fabrics do not meet the performance outlined above, Glen Raven® will resolve the issue as follows for approved claims:

Within five years of installation/fabrication:

In addition to replacing the fabric with new equivalent fabric, Glen Raven will arrange to or otherwise pay up to \$65 USD per linear yard in labor costs to replace any installations or fabrications of Sunbrella fabric.

After five years and until ten years from date of purchase or installation:

Glen Raven will supply new equivalent fabric to replace the fabric that has become unserviceable.

This warranty does not cover normal care and cleaning; damage from misuse or abuse; improper installation; or costs associated with replacement of the fabric, including labor and installation, except as noted in this warranty. Glen Raven's liability is expressly limited to this warranty. Glen Raven reserves the right to require proof of purchase and inspect any fabric submitted for claim. Claims requesting reimbursement for labor costs must include a detailed summary of those costs.

*Other than those Sunbrella Shade and Marine products specifically listed under the 5-year warranty

SIXTH ORDER OF BUSINESS

E.

Aberdeen CDD Operations, GM/LD Monthly Report – September 24, 2024

Operations Manager Update:

- Portable AC Unit installed in gym Aerobics Room. (See Photo)
- All lights replaced on pool deck with new bulbs. (See Photo)
- Reported Dead Trees removed on Fort Worth.
- Fountain is being repaired on Lake 3 (Rustle Wood) by Future Horizons. They had been waiting on parts to be received.
- Pool deck shower handle replaced. (See Photo)
- Pool inlet cover repaired and replaced.
- Trash Can replaced at Seaton Manor monument.
- Broken chairs repaired in Social Hall. (See Photo)

GM/Lifestyle Update:

Facility Update:

- Glowbug has started install at the Fitness Center. They will plan to do amenity buildings for the month of September and start the monuments in October.
- The Rays Fall Clinics began on 9.16.24. The clinics will be held on Monday, Wednesday and Thursday nights from 5:00pm - 6:30pm. The clinic will run for 6 weeks.

Lifestyle Events Recap:

- The 50+ Group held their monthly Social in the Social Hall.
- We held our End Of Summer Family Luau on 9.14.24 with 90 ppl in attendance. (See Photos)
- The Fall Vendor Village was held on 9.15.24 with 35 vendors. (See Photos)

Lifestyle Upcoming Events:

- Cycle Bar will host an Aberdeen Night on Wednesday, September 25th at 6:45pm.
- The Fall Community Wide Yard Sale is Saturday, October 5th from 7am - 12:00pm.
- Our Fall Spooktacular is set for Saturday, October 26th from 1-4pm. We will have inflatables, a corn maze, miniature golf, DJ, face painters, crafts, food trucks and more!
- The Snow Time with Santa event will be held on 12.15.24 from 2-5pm.

Operations & Facility Update



Portable AC Unit In Social Hall



Pool Shower Handle Replaced



Pool Deck Lights Replaced



Social Hall Furniture Repaired











Fall Vendor Village



EIGHTH ORDER OF BUSINESS

A.

MINUTES OF MEETING
ABERDEEN
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Aberdeen Community Development District was held Tuesday, August 27, 2024 at 6:00 p.m. at the Aberdeen Amenity Center, 110 Flower of Scotland Avenue, St. Johns, Florida.

Present and constituting a quorum were:

Lauren Egleston	Chairperson
Paul Fogel	Vice Chairman
Angela Andrews	Supervisor
Thomas Marmo	Supervisor

Also present were:

Jim Oliver	District Manager
Kyle Magee	District Counsel
Alex Acree	District Engineer by telephone
Kate Trivelpiece	FirstService Residential
Jay Parker	First Service Residential by telephone
Several Residents	

The following is a summary of the actions taken at the August 27, 2024 meeting.

FIRST ORDER OF BUSINESS

Roll Call

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

SECOND ORDER OF BUSINESS

Public Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Fiscal Year 2024/2025 Budget

A. Overview of Budget

Mr. Oliver stated prior to the last meeting, Dennis Clarke and I were looking over the financials and we noticed on the income statement there was a large positive variance in terms of the expenditures in the amount of about \$144,000 so you are really performing well this year. I

told him I would take another look at the July financials when they came in and that still has a large cushion. I would like to go through the budget but realize it is a pretty much a no change budget and rather than the small 3.77 % increase just have no increase.

The most important thing I will point out is there is nothing we can do with the debt service budgets for the Series 2020 and 2018 bonds, those are set in stone until we refinance those. The general fund budget is the budget that we use to operate and maintain the district. The total revenues to fund this year's budget goes from \$1,413,000 to \$1,407,000, a \$6,000 decrease. You have run the budget so tight this year you didn't need to increase it for FY 25. At the bottom of the admin section that shows a \$2,000 increase going from \$152,900 to \$155,200 and the next one is the amenity center and the total amenity center cost actually reduced from \$774,000 to \$762,000, a reduction of \$12,000. The grounds maintenance goes from \$445,000 to \$449,000, an increase of \$4,000.

The budget is essentially staying the same after you move some of those funds around. You can amend the budget any time during the year and if you need to move money among line items you can do that.

The rest of the budget is line item descriptions, the two debt service budgets, capital reserve fund and the last page of the budget has the assessment table. Over the last several months we have been operating on the premise that we are going to have a 3.77% increase and that was before these numbers came in so good. This is the opportunity for the board to leave that at no increase.

B. Board Discussion

Ms. Egleston asked are we locked in on insurance? They are not going yearly on that?

Mr. Oliver stated no, the big increase was last year, not so much this year.

Mr. Fogel asked with some of the things the community wants, such as beautification, do we go the middle ground with an increase?

Mr. Oliver stated I think you are better off if you need to borrow funds, which I don't think you need to, you could always borrow from your capital reserves if it were a timing issue. This is going to generate such a small amount of money, 3.77% increase it wouldn't fund that.

Ms. Andrew stated the county said it would take about a year.

C. Public Hearing Adopting the Budget for Fiscal Year 2024/2025

On MOTION by Mr. Marmo seconded by Ms. Egleston with all in favor the public hearing was opened.

A resident stated I would like to know why the insurance went up 15% on the amenity center.

Mr. Oliver stated I would say that is what we are living with everywhere in the country, especially in Florida right now. Last year it was a 40% increase, this year it is only 15%.

On MOTION by Ms. Egleston seconded by Ms. Andrews with all in favor the public hearing was closed.

1. Consideration of Resolution 2024-05 Relating to the Annual Appropriations and Adopting the Budget for Fiscal Year 2025

Mr. Oliver stated we have two resolutions to consider, one is to adopt the budget and the other is to certify the assessment roll.

On MOTION by Ms. Egleston seconded by Ms. Andrews with all in favor Resolution 2024-05 was approved.

2. Consideration of Resolution 2024-06 Imposing Special Assessments and Certifying an Assessment Roll for Fiscal Year 2025

Mr. Oliver stated this resolution certifies the assessment roll.

On MOTION by Ms. Andrews seconded by Mr. Marmo with all in favor Resolution 2024-06 was approved.

FOURTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Engineer

Mr. Acree stated I received communication today regarding getting the trash cleaned up on Long Leaf Pine Parkway and I reached out to the construction manager and she will have a conversation with the contractor to get it cleaned up.

C. Manager

There being none, the next item followed.

D. Operation Manager - Report

Mr. Parker stated the leak detection guys come out for the lap pool and they detected no leak in the area where the pavers were sinking. He found two small leaks that he repaired while he was there. Our next move is to have the paver guys come out and move the drain hose.

E. Amenity Center Manager - Report

Ms. Trivelpiece reviewed the amenity center activities and maintenance items, which were outlined on the monthly memorandum.

FIFTH ORDER OF BUSINESS

Supervisors Requests and Public Comments

Ms. Egleston stated thanks for managing the budget and helping to keep that down. What are the lifeguard hours? I know we have had complaints we are getting into August and just getting June. This says June and it is August.

Ms. Trivelpiece stated it is based on the hours.

Mr. Oliver stated part of that is just the check register.

Mr. Egleston stated then they weren't delayed in getting them to us. The trimming on Long Leaf coming from Seaton Manor towards Stirling Bridge there is a big tree or weed growing on the tree hanging over the sidewalk.

Mr. Parker stated I did cut that back a little bit.

A resident asked on the back of Prince Albert where are we on the no trespassing signs? There has been diminished traffic back there. We call the sheriff all the time and by the time they get out there, they are gone.

Mr. Parker stated they should be on both sides. They are only in the back area by the poles. If it is not that tells me they took it down. I have more signs and I will put them back up.

A resident stated there is an overgrown common area by the park on Glasgow.

Mr. Marmo stated we can have our operations manager drive through that area and see what needs to be attended to.

SIXTH ORDER OF BUSINESS

Approval of Consent Agenda

- A. Approval of the Minutes of the July 23, 2024 Meeting**
- B. Balance Sheet as of July 31, 2024 and Statement of Revenues and Expenses for the Period Ending July 31, 2024**
- C. Assessment Receipt Schedule**
- D. Approval of Check Register**

On MOTION by Mr. Marmo seconded by Ms. Andrews with all in favor the consent agenda items were approved.

SEVENTH ORDER OF BUSINESS

Next Scheduled Meeting – 09/24/24 @ 4:00 p.m. @ Aberdeen Amenity Center

Mr. Oliver stated the next meeting is scheduled for September 24, 2024 at 4:00 p.m.

On MOTION by Mr. Marmo seconded by Ms. Egleston with all in favor the meeting adjourned at 6:34 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

Aberdeen
Community Development District

Unaudited Financial Reporting
August 31, 2024



Aberdeen
Community Development District
Combined Balance Sheet
August 31, 2024

	General Fund	Debt Service Fund	Capital Reserve Fund	Capital Project Fund	Totals Governmental Funds
Assets:					
Cash:					
Operating Account	\$ 70,697	\$ -	\$ 391,880	\$ -	\$ 462,577
Investments:					
State Board of Administration (SBA)	55,096	-	117,152	-	172,247
Custody	272,152	-	177,517	-	449,669
Series 2020A					
Reserve A-1	-	378,625	-	-	378,625
Interest A-1	-	6,299	-	-	6,299
Prepayment A-1	-	3,287	-	-	3,287
Revenue	-	547,343	-	-	547,343
Reserve A-2	-	218,250	-	-	218,250
Interest A-2	-	3,631	-	-	3,631
Prepayment A-2	-	411	-	-	411
General Redemption	-	259	-	-	259
Series 2018					
Reserve	-	66,450	-	-	66,450
Revenue	-	55,474	-	-	55,474
Prepayment	-	314	-	-	314
Redemption	-	1,408	-	-	1,408
Construction	-	-	-	51,668	51,668
Prepaid Expenses	4,530	-	-	-	4,530
Total Assets	\$ 402,474	\$ 1,281,749	\$ 686,548	\$ 51,668	\$ 2,422,439
Liabilities:					
Accounts Payable	\$ 59,081	\$ -	\$ -	\$ -	\$ 59,081
Total Liabilities	\$ 59,081	\$ -	\$ -	\$ -	\$ 59,081
Fund Balance:					
Nonspendable:					
Prepaid Items	\$ 4,530	\$ -	\$ -	\$ -	\$ 4,530
Restricted for:					
Debt Service - Series	-	1,281,749	-	-	1,281,749
Capital Project - Series	-	-	-	51,668	51,668
Assigned for:					
Capital Reserve Fund	-	-	686,548	-	686,548
Unassigned	338,864	-	-	-	338,864
Total Fund Balances	\$ 343,393	\$ 1,281,749	\$ 686,548	\$ 51,668	\$ 2,363,359
Total Liabilities & Fund Balance	\$ 402,474	\$ 1,281,749	\$ 686,548	\$ 51,668	\$ 2,422,439

Aberdeen

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending August 31, 2024

	Amended Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 1,207,063	\$ 1,207,063	\$ 1,214,618	\$ 7,555
Interest Income	5,000	5,000	20,949	15,949
Amenities Revenue/Misc	25,000	22,917	18,533	(4,383)
Total Revenues	\$ 1,237,063	\$ 1,234,980	\$1,254,100	\$ 19,120
Expenditures:				
General & Administrative:				
Supervisor Fees	\$ 12,000	\$ 11,000	\$ 9,600	\$ 1,400
FICA Expense	918	842	734	107
Assessment Administration	5,300	5,300	5,300	-
Engineering Fees	7,000	6,417	4,526	1,891
Arbitrage	1,200	1,100	600	500
Dissemination Agent	8,268	7,579	7,979	(400)
Attorney Fees	30,000	27,500	19,830	7,670
Annual Audit	3,375	3,375	3,375	-
Trustee Fees	9,000	9,000	8,081	919
Management Fees	55,964	51,300	51,300	(0)
Information Technology	1,908	1,749	1,749	-
Telephone	700	642	327	315
Postage	2,000	1,833	500	1,334
Printing and Binding	1,000	917	539	378
Insurance	11,672	11,672	11,672	-
Legal Advertising	2,000	1,833	1,076	757
Office Supplies	500	458	7	452
Dues, Licenses & Subscriptions	175	175	175	-
Total General & Administrative	\$ 152,980	\$ 142,692	\$ 127,370	\$ 15,321
Operations & Maintenance				
Amenity Center				
Insurance	\$ 49,608	\$ 49,608	\$ 49,608	\$ -
Repairs & Replacements	55,000	55,000	57,635	(2,635)
Special Events	25,000	22,917	21,629	1,288
Staff Uniforms	827	827	1,226	(399)
Recreational Supplies	900	825	-	825
Recreational Passes	1,500	1,375	1,193	182
Other Current Charges	500	458	250	208
Permit Fees	2,500	2,292	717	1,575
Office Supplies	3,000	2,750	1,655	1,095
Credit Card Machine Fees	900	900	912	(12)
Pest Control	3,000	2,750	2,238	512
Pool Chemicals - Poolsure	33,000	30,250	31,157	(907)
Refuse Service	13,000	11,917	12,484	(567)
Security	17,800	16,317	14,130	2,186
Website	1,800	1,650	1,650	-
Holiday Decorations	12,000	10,555	10,555	-
Subscriptions	5,000	5,000	6,171	(1,171)

Aberdeen

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending August 31, 2024

	Amended Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Utilities				
Water & Sewer	\$ 20,000	\$ 18,333	\$ 18,084	\$ 249
Electric	43,000	39,417	28,973	10,444
Cable/Internet/Phone	16,000	16,000	16,119	(119)
Management Contracts				
Field Operations Management - FirstService	79,956	73,293	70,410	2,883
Pool Attendants/Lifeguards - RMS	53,000	48,583	39,594	8,989
Facility Management - FirstService	105,565	96,768	94,007	2,760
Pool Maintenance/Supplies - FirstService	29,621	27,153	557	26,595
Janitorial Services - FirstService	39,000	35,750	32,199	3,551
General Facility Maintenance - FirstService	56,476	51,770	46,509	5,261
Resident Services Coordinator- FirstService	78,576	72,028	66,410	5,618
Management Fee - FirstService	13,548	13,548	13,871	(323)
Fitness Center Cleaning - Jani King	14,400	13,200	12,738	462
Subtotal Amenity Center	\$ 774,477	\$ 721,233	\$ 652,683	\$ 68,550
Ground Maintenance				
Electric	\$ 13,185	\$ 12,086	\$ 11,435	\$ 652
Streetlighting	37,326	34,216	29,632	4,583
Lake Maintenance	33,000	30,250	30,949	(699)
Landscape Maintenance	266,326	244,132	199,744	44,388
Landscape Contingency	30,000	30,000	34,912	(4,912)
Common Area Maintenance	15,000	13,750	5,360	8,390
Reuse Water	40,000	36,667	31,266	5,401
Miscellaneous	1,000	1,000	1,000	0
Irrigation Repairs	10,000	9,167	653	8,514
Subtotal Ground Maintenance	\$ 445,837	\$ 411,267	\$ 344,951	\$ 66,317
Total Operations & Maintenance	\$ 1,220,314	\$ 1,132,500	\$ 997,633	\$ 134,866
Capital Reserve Funding	\$ 40,000	\$ 40,000	\$ 40,000	\$ -
Total Expenditures	\$ 1,413,294	\$ 1,315,192	\$ 1,165,004	\$ 150,188
Excess (Deficiency) of Revenues over Expenditures	\$ (176,231)	\$ (80,212)	\$ 89,096	\$ (131,068)
Fund Balance - Beginning	\$ 176,231		\$ 254,297	
Fund Balance - Ending	\$ -		\$ 343,393	

Aberdeen
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Special Assessments - Tax Roll	\$ -	\$ 79,059	\$ 162,411	\$ 795,414	\$ 135,572	\$ 23,515	\$ -	\$ -	\$ 18,391	\$ 256	\$ -	\$ -	\$ 1,214,618
Interest Income	608	641	550	669	2,786	2,603	3,031	3,023	2,492	2,205	2,343	-	20,949
Amenities Revenue/Misc	500	2,500	1,436	1,474	175	2,295	2,200	2,537	2,483	1,265	1,668	-	18,533
Total Revenues	\$ 1,108	\$ 82,200	\$ 164,396	\$ 797,556	\$ 138,533	\$ 28,413	\$ 5,231	\$ 5,560	\$ 23,366	\$ 3,726	\$ 4,012	\$ -	\$ 1,254,100
Expenditures:													
General & Administrative:													
Supervisor Fees	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 800	\$ -	\$ 1,000	\$ 800	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 9,600
FICA Expense	77	77	77	77	61	-	77	61	-	153	77	-	734
Assessment Administration	5,300	-	-	-	-	-	-	-	-	-	-	-	5,300
Engineering Fees	735	-	-	-	363	2,126	590	103	-	-	610	-	4,526
Arbitrage	-	-	-	-	-	-	-	600	-	-	-	-	600
Dissemination Agent	989	689	689	689	689	689	789	689	689	689	689	-	7,979
Attorney Fees	2,892	885	3,398	2,909	1,751	-	-	3,417	2,626	1,954	-	-	19,830
Annual Audit	-	-	-	-	-	-	-	-	-	-	3,375	-	3,375
Trustee Fees	3,125	-	3,416	-	-	-	-	-	-	1,541	-	-	8,081
Management Fees	4,664	4,664	4,664	4,664	4,664	4,664	4,664	4,664	4,664	4,664	4,664	-	51,300
Information Technology	159	159	159	159	159	159	159	159	159	159	159	-	1,749
Telephone	60	48	25	33	12	16	27	-	61	29	16	-	327
Postage	15	301	7	15	17	51	18	13	34	6	23	-	500
Printing and Binding	70	29	25	21	37	33	23	30	94	86	92	-	539
Insurance	11,672	-	-	-	-	-	-	-	-	-	-	-	11,672
Legal Advertising	69	238	-	-	-	68	67	-	135	70	429	-	1,076
Office Supplies	1	1	0	1	1	0	1	1	1	0	1	-	7
Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
Total General & Administrative	\$ 31,001	\$ 8,089	\$ 13,459	\$ 9,567	\$ 8,553	\$ 7,806	\$ 7,413	\$ 10,536	\$ 9,462	\$ 10,350	\$ 11,134	\$ -	\$ 127,370
Operations & Maintenance													
Amenity Center													
Insurance	\$ 49,608	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 49,608
Repairs & Replacements	6,698	1,869	4,146	6,699	5,969	6,876	5,723	7,487	3,196	8,268	704	-	57,635
Special Events	1,840	2,765	2,297	1,591	1,577	1,882	1,033	400	3,448	1,470	3,325	-	21,629
Staff Uniforms	605	-	222	-	143	115	141	-	-	-	-	-	1,226
Recreational Supplies	-	-	-	-	-	-	-	-	-	-	-	-	-
Recreational Passes	-	485	-	-	-	-	311	-	398	-	-	-	1,193
Other Current Charges	-	-	-	-	-	250	-	-	-	-	-	-	250
Permit Fees	-	-	-	-	-	-	-	-	-	717	-	-	717
Office Supplies	196	167	46	-	442	204	148	187	85	160	21	-	1,655
Credit Card Machine Fees	54	45	49	46	69	30	88	87	149	154	141	-	912
Pest Control	208	208	208	214	214	214	112	214	102	327	214	-	2,238
Pool Chemicals - Poolsure	2,717	2,717	2,717	2,876	2,876	2,876	2,876	2,876	2,876	2,876	2,876	-	31,157
Refuse Service	1,033	1,048	1,050	1,194	1,181	1,164	1,159	1,170	1,164	1,167	1,156	-	12,484
Security	3,022	263	3,022	530	250	3,022	250	250	3,022	250	250	-	14,130
Website	150	150	150	150	150	150	150	150	150	150	150	-	1,650
Holiday Decorations	152	4,593	4,495	1,316	-	-	-	-	-	-	-	-	10,555
Subscriptions	359	359	359	1,955	359	359	706	359	359	359	638	-	6,711
Utilities													
Water & Sewer	1,450	1,405	1,515	358	1,568	1,765	1,297	1,187	1,973	2,459	3,106	-	18,084
Electric	3,403	2,400	2,281	2,347	3,245	2,572	2,303	2,150	2,131	3,026	3,115	-	28,973
Cable/Internet/Phone	1,337	1,338	1,338	2,090	1,384	1,399	1,399	1,435	1,420	1,464	1,515	-	16,119

Aberdeen
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Management Contracts													
Field Operations Management - FirstService	\$ 5,966	\$ 5,966	\$ 5,966	\$ 5,290	\$ 6,224	\$ 3,534	\$ 8,977	\$ 6,161	\$ 5,227	\$ 7,401	\$ 9,698	\$ -	\$ 70,410
Pool Attendants/Lifeguards - RMS	-	-	-	-	-	3,159	3,104	6,018	13,723	13,590	-	-	39,594
Facility Management - FirstService	7,925	7,925	7,925	7,953	7,953	5,886	11,916	11,916	7,510	8,962	8,136	-	94,007
Pool Maintenance/Supplies - FirstService	-	-	-	-	-	-	-	-	557	-	-	-	557
Janitorial Services - FirstService	-	-	170	1,568	3,897	2,416	5,750	5,847	3,434	5,000	4,117	-	32,199
General Facility Maintenance - FirstService	4,165	4,058	4,164	4,601	4,547	2,568	3,601	6,429	4,198	4,176	4,001	-	46,509
Resident Services Coordinator- FirstService	5,771	4,909	5,427	5,303	5,391	2,459	8,924	7,935	5,147	7,886	7,259	-	66,410
Management Fee - FirstService	1,129	1,129	1,129	1,129	1,129	1,129	1,129	1,129	1,129	1,855	1,855	-	13,871
Fitness Center Cleaning - Jani King	738	1,200	1,278	996	1,200	1,326	1,200	1,200	1,200	1,200	1,200	-	12,738
Subtotal Amenity Center	\$ 98,525	\$ 44,997	\$ 49,955	\$ 48,207	\$ 49,766	\$ 45,357	\$ 62,296	\$ 64,587	\$ 62,599	\$ 72,917	\$ 53,477	\$ -	\$ 652,683
Ground Maintenance													
Electric	\$ 1,291	\$ 1,152	\$ 1,208	\$ 849	\$ 912	\$ 944	\$ 1,105	\$ 957	\$ 952	\$ 1,059	\$ 1,006	\$ -	\$ 11,435
Streetlighting	2,777	2,689	2,685	2,682	2,799	2,702	2,674	2,628	2,628	2,646	2,724	-	29,632
Lake Maintenance	2,675	2,675	2,675	2,675	4,199	2,675	2,675	2,675	-	2,675	5,350	-	30,949
Landscape Maintenance	22,194	22,194	22,194	22,194	22,194	22,194	22,194	22,194	-	-	22,194	-	199,744
Landscape Contingency	5,275	3,500	700	4,050	300	2,577	-	400	1,900	13,410	2,800	-	34,912
Common Area Maintenance	375	-	-	695	-	-	1,800	-	-	-	2,490	-	5,360
Reuse Water	2,965	3,096	3,143	3,133	3,213	2,539	2,433	2,406	2,267	2,578	3,493	-	31,266
Miscellaneous	9	-	-	-	332	159	500	-	-	-	-	-	1,000
Irrigation Repairs	-	-	-	-	-	-	653	-	-	-	-	-	653
Subtotal Ground Maintenance	\$ 37,560	\$ 35,306	\$ 32,604	\$ 36,278	\$ 33,948	\$ 33,790	\$ 34,033	\$ 31,259	\$ 7,747	\$ 22,367	\$ 40,057	\$ -	\$ 344,951
Total Operations & Maintenance	\$ 136,086	\$ 80,303	\$ 82,559	\$ 84,485	\$ 83,713	\$ 79,148	\$ 96,329	\$ 95,846	\$ 70,346	\$ 95,284	\$ 93,534	\$ -	\$ 997,633
Capital Reserve Funding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000	\$ -	\$ 40,000
Total Expenditures	\$ 167,087	\$ 88,392	\$ 96,018	\$ 94,052	\$ 92,266	\$ 86,954	\$ 103,743	\$ 106,382	\$ 79,808	\$ 105,634	\$ 144,668	\$ -	\$ 1,165,004
Excess (Deficiency) of Revenues over Expenditures	\$ (165,979)	\$ (6,193)	\$ 68,378	\$ 703,504	\$ 46,267	\$ (58,541)	\$ (98,512)	\$ (100,823)	\$ (56,442)	\$ (101,908)	\$ (140,657)	\$ -	\$ 89,096

Aberdeen
Community Development District
Debt Service Fund Series 2020A-1 and 2020A-2
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Amended Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 1,945,790	\$ 1,945,790	\$ 1,958,023	\$ 12,232
Interest Income	10,000	10,000	69,866	59,866
Total Revenues	\$ 1,955,790	\$ 1,955,790	\$ 2,027,889	\$ 72,099
Expenditures:				
<u>2020A-1</u>				
Interest 11/1	\$ 294,919	\$ 294,919	\$ 294,919	\$ -
Principal Prepayment 11/1	-	-	15,000	(15,000)
Interest 5/1	294,675	294,675	294,675	-
Principal 5/1	945,000	945,000	945,000	-
<u>2020A-2</u>				
Interest 11/1	94,169	94,169	94,169	-
Principal Prepayment 11/1	-	-	5,000	(5,000)
Interest 5/1	94,050	94,050	94,050	-
Principal 5/1	235,000	235,000	235,000	-
Total Expenditures	\$ 1,957,813	\$ 1,957,813	\$ 1,977,813	\$ (20,000)
Excess (Deficiency) of Revenues over Expenditures	\$ (2,022)	\$ (2,022)	\$ 50,076	\$ 52,099
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ (2,022)	\$ (2,022)	\$ 50,076	\$ 52,099
Fund Balance - Beginning	\$ 466,961		\$ 1,108,028	
Fund Balance - Ending	\$ 464,939		\$ 1,158,104	

Aberdeen
Community Development District
Debt Service Fund Series 2018
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Amended Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 134,868	\$ 134,868	\$ 135,709	\$ 841
Interest Income	2,000	2,000	6,421	4,421
Total Revenues	\$ 136,868	\$ 136,868	\$ 142,129	\$ 5,262
Expenditures:				
Interest 11/1	\$ 47,275	\$ 47,275	\$ 47,275	\$ -
Principal Prepayment 11/1	-	-	5,000	(5,000)
Interest 5/1	47,163	47,163	47,163	-
Principal 5/1	40,000	40,000	40,000	-
Principal Prepayment 5/1	-	-	5,000	(5,000)
				-
Total Expenditures	\$ 134,438	\$ 134,438	\$ 144,438	\$ (10,000)
Excess (Deficiency) of Revenues over Expenditures	\$ 2,430	\$ 2,430	\$ (2,308)	\$ (4,738)
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 2,430	\$ 2,430	\$ (2,308)	\$ (4,738)
Fund Balance - Beginning	\$ 61,157		\$ 125,953	
Fund Balance - Ending	\$ 63,587		\$ 123,645	

Aberdeen
Community Development District
Capital Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending August 31, 2024

	Adopted Budget	Prorated Budget Thru 08/31/24	Actual Thru 08/31/24	Variance
Revenues				
Capital Reserve Funding	\$ 40,000	\$ 40,000	\$ 40,000	\$ -
Interest	10,000	10,000	14,618	4,618
Total Revenues	\$ 50,000	\$ 50,000	\$ 54,618	\$ 4,618
Expenditures:				
Capital Outlay	\$ 50,000	\$ 45,833	\$ 44,029	\$ 1,805
Repair and Replacements	100,000	91,667	29,495	62,172
Total Expenditures	\$ 150,000	\$ 137,500	\$ 73,523	\$ 63,977
Excess (Deficiency) of Revenues over Expenditures	\$ (100,000)	\$ (87,500)	\$ (18,905)	\$ (59,359)
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ (100,000)		\$ (18,905)	
Fund Balance - Beginning	\$ 699,382		\$ 705,453	
Fund Balance - Ending	\$ 599,382		\$ 686,548	

Aberdeen

Community Development District

Capital Projects Fund Series 2018

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending August 31, 2024

	Actual
	Thru 08/31/24
Revenues	
Interest Income	\$ 2,283
Total Revenues	\$ 2,283
Expenditures:	
Capital Outlay	\$ -
Total Expenditures	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 2,283
Other Financing Sources/(Uses)	
Transfer In/(Out)	\$ -
Total Other Financing Sources (Uses)	\$ -
Net Change in Fund Balance	\$ 2,283
Fund Balance - Beginning	\$ 49,384
Fund Balance - Ending	\$ 51,668

Aberdeen
Community Development District
Long Term Debt Report

Series 2020A-1 Special Assessment Revenue Refunding Bonds	
Interest Rate:	2.625% - 5.0%
Maturity Date:	11/1/2036
Reserve Fund Definition	25% of DSRF
Reserve Fund Requirement	\$ 378,625
Reserve Fund Balance	378,625
Bonds Outstanding: 5/20/2020	\$ 18,485,000
Less: Principal Payment - 5/1/21	(815,000)
Less: Principal Prepayment - 11/1/21	(15,000)
Less: Principal Payment - 5/1/22	(855,000)
Less: Principal Prepayment - 5/1/22	(10,000)
Less: Principal Payment - 5/1/23	(900,000)
Less: Principal Prepayment - 11/1/23	(15,000)
Less: Principal Payment - 5/1/24	(945,000)
Current Bonds Outstanding	\$ 14,930,000

Series 2020A-2 Special Assessment Revenue Refunding Bonds	
Interest Rate:	4.0% - 4.75%
Maturity Date:	5/1/2049
Reserve Fund Definition	50% of DSRF
Reserve Fund Requirement	\$ 218,250
Reserve Fund Balance	218,250
Bonds Outstanding: 5/20/2020	\$ 4,890,000
Less: Principal Payment - 5/1/21	(215,000)
Less: Principal Payment - 5/1/22	(225,000)
Less: Principal Prepayment - 5/1/22	(150,000)
Less: Principal Payment - 5/1/23	(225,000)
Less: Principal Prepayment - 5/1/23	(35,000)
Less: Principal Prepayment - 11/1/23	(5,000)
Less: Principal Payment - 5/1/24	(235,000)
Current Bonds Outstanding	\$ 3,800,000

Series 2018 Special Assessment Revenue Refunding Bonds	
Interest Rate:	4%-5.1%
Maturity Date:	5/1/2049
Reserve Fund Definition	50% of MADS
Reserve Fund Requirement	\$ 66,450
Reserve Fund Balance	66,450
Bonds Outstanding: 11/1/2018	\$ 2,065,000
Less: Principal Prepayment - 2/1/20	(5,000)
Less: Principal Payment - 5/1/20	(30,000)
Less: Principal Prepayment - 8/1/20	(5,000)
Less: Principal Prepayment - 11/1/20	(5,000)
Less: Principal Payment - 5/1/21	(35,000)
Less: Principal Prepayment - 5/1/21	(5,000)
Less: Principal Payment - 5/1/22	(35,000)
Less: Principal Prepayment - 5/1/22	(5,000)
Less: Principal Payment - 5/1/23	(35,000)
Less: Principal Prepayment - 8/1/23	(5,000)
Less: Principal Prepayment - 11/1/23	(5,000)
Less: Principal Payment - 5/1/24	(40,000)
Less: Principal Prepayment - 5/1/24	(5,000)
Current Bonds Outstanding	\$ 1,850,000

C.

ABERDEEN COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2024 Summary of Assessment Receipts

ASSESSED	# UNITS ASSESSED	TOTAL ASSESSED	SERIES 2020 DEBT ASMT	SERIES 2018 DEBT ASMT	FY24 O&M ASMT
NET ASSESSMENTS TAX ROLL	50,936	3,287,679.16	1,945,789.28	134,860.81	1,207,029.06
TAX ROLL RECEIVED		3,308,349.12	1,958,022.65	135,708.69	1,214,617.78
BALANCE DUE		(20,669.96)	(12,233.37)	(847.88)	(7,588.72)

Units include 49,000 square feet of Commercial

SUMMARY OF TAX ROLL RECEIPTS					
ST JOHNS COUNTY DISTRIBUTION	DATE RECEIVED	AMOUNT RECEIVED	SERIES 2020 DEBT RECEIPTS	SERIES 2018 DEBT RECEIPTS	O&M RECEIPTS
1	11/3/2023	11,041.79	6,535.00	452.93	4,053.86
2	11/17/2023	93,583.80	55,386.90	3,838.81	34,358.09
3	11/22/2023	110,713.95	65,525.26	4,541.49	40,647.20
4	12/14/2023	280,389.27	165,946.37	11,501.59	102,941.31
5	12/21/2023	161,981.90	95,867.82	6,644.51	59,469.57
6	1/9/2024	2,158,108.79	1,277,261.18	88,525.76	792,321.85
INTEREST	1/11/2024	8,422.10	4,984.56	345.48	3,092.06
7	2/12/2024	369,267.71	218,548.44	15,147.39	135,571.88
8	3/19/2024	59,433.51	35,175.30	2,437.97	21,820.24
INTEREST	4/10/2024	4,615.40	2,731.59	189.32	1,694.49
TAX CERTIFICATES	6/11/2024	10,418.19	6,165.93	427.35	3,824.91
9	6/27/2024	39,674.08	23,480.82	1,627.43	14,565.83
INTEREST	7/29/2024	698.63	413.48	28.66	256.49
		-	-	-	-
		-	-	-	-
		-	-	-	-
TOTAL TAX ROLL RECEIPTS		3,308,349.12	1,958,022.65	135,708.69	1,214,617.78
PERCENT COLLECTED TAX ROLL		100.63%	100.63%	100.63%	100.63%

D.

Aberdeen

Community Development District

Check Run Summary

August 31, 2024

	Check Date	Check No.		Amount
General Fund - Wells Fargo				
Payroll	8/28/24	50977-50981	\$	923.50
Total				\$ 923.50
General Fund - Wells Fargo				
Accounts Payable	8/2/24	4960-4971	\$	53,349.05
	8/14/24	4972-4980		37,194.75
	8/22/24	4981-4990		12,517.92
			\$	103,061.72
Capital Reserve Fund - Wells Fargo				
Accounts Payable	8/14/24	159	\$	1,200.00
			\$	1,200.00
Total				\$ 104,261.72
Autopayments - Wells Fargo				
	8/2/24	Hi-Tech System	\$	250.00
	8/7/24	Comcast		524.44
	8/13/24	JEA Utilities		13,444.55
	8/19/24	Comcast		731.70
	8/26/24	Wellbeats		249.00
	8/26/24	Comcast		259.07
	8/28/24	Wells Fargo Credit Card		6,967.20
	8/30/24	GFL Environmental		1,155.77
Total				\$ 23,581.73

*Autopayment invoices and Wells Fargo Credit Card invoices will be available upon request.

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50977	12	ANGELA MARIE ANDREWS	184.70	8/28/2024
50978	17	HARRIET S CLARKE	184.70	8/28/2024
50979	15	LAUREN Q EGGLESTON	184.70	8/28/2024
50980	18	PAUL R FOGEL	184.70	8/28/2024
50981	16	THOMAS G MARMO	184.70	8/28/2024

TOTAL FOR REGISTER 923.50

ABER ABERDEEN DLAUGHLIN

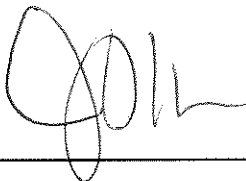
ATTENDANCE SHEET

District: Aberdeen

Meeting Date: 08.27.24

	Supervisor	In Attendance	Fees
1.	Lauren Eggleston <i>Chairperson</i>	<input checked="" type="checkbox"/>	\$200
2.	Susie Clarke <i>phone</i> <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	\$200
3.	Thomas Marmo <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	\$200
4.	Paul Fogel <i>Vice Chairman</i>	<input checked="" type="checkbox"/>	\$200
5.	Angela Andrews <i>Assistant Secretary</i>	<input checked="" type="checkbox"/>	\$200

District Manager:



PLEASE RETURN COMPLETED FORM TO OKSANA KUZMUK

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/02/24	00317	5/24/24	7336	202405	320	53800	46300		PRESS WASH STATUE/FENCE	*	1,420.00		
									ALL ABOUT WATER LLC			1,420.00	004960
8/02/24	00259	7/01/24	10988327	202407	320	53800	45918		JUL PROPERTY MANAGER	*	726.00		
		7/01/24	10988327	202407	320	53800	45915		JUL FRONT DESK	*	726.00		
		7/01/24	10988327	202407	320	53800	45506		JUL JANITORIAL	*	726.00		
		7/01/24	10988327	202407	320	53800	45921		JUL MAINTENANCE CREW	*	726.00		
		7/01/24	10988327	202407	320	53800	46000		JUL MAINTENANCE SUPRVSR	*	726.00		
									FIRST SERVICE RESIDENTIAL			3,630.00	004961
8/02/24	00259	7/19/24	10987471	202407	320	53800	45918		JUL PROPERTY MANAGER	*	3,780.00		
		7/19/24	10987471	202407	320	53800	45915		JUL FRONT DESK	*	3,305.07		
		7/19/24	10987471	202407	320	53800	45506		JUL JANITORIAL	*	1,864.05		
		7/19/24	10987471	202407	320	53800	46000		JUL SUPVSR BUILDING MAINT	*	2,953.19		
		7/19/24	10987471	202407	320	53800	45917		JUL BUILDING MAINT	*	2,176.75		
									FIRST SERVICE RESIDENTIAL			14,079.06	004962
8/02/24	00275	6/24/24	173700	202406	320	57200	46000		QRTLTY PREVENTATION MAINT	*	411.00		
									HEARTLINE FITNESS DBA LIVUNLTD			411.00	004963
8/02/24	00079	8/01/24	13129562	202408	320	53800	45507		AUG POOLSURE	*	2,875.80		
									POOLSURE			2,875.80	004964
8/02/24	00283	5/28/24	203342	202405	320	53800	46200		MAY LANDSCAPE MAINTENANCE	*	22,193.80		
									TREE AMIGOS			22,193.80	004965
8/02/24	00283	7/10/24	211158	202407	320	53800	46300		UNDERBRUSH LONG LEAF PKWY	*	3,800.00		
									TREE AMIGOS			3,800.00	004966
8/02/24	00266	6/05/24	10467A	202406	320	53800	46300		CUT LEANING PINE TREE	*	1,000.00		
									TREECO DBA			1,000.00	004967

ABER ABERDEEN OKUZMUK

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/02/24	00266	6/05/24	10468A	202406	320	53800	46300		TREECO DBA	*	900.00	900.00	004968
8/02/24	00266	6/12/24	10484	202406	320	53800	46300		TREECO DBA	*	2,825.00	2,825.00	004969
8/02/24	00060	7/22/24	61930534	202407	320	53800	45926		TURNER PEST CONTROL LLC	*	112.42	112.42	004970
8/02/24	00060	7/22/24	61930790	202407	320	53800	45926		TURNER PEST CONTROL LLC	*	101.97	101.97	004971
8/14/24	00285	8/09/24	W68335	202408	320	57200	46000		AMERICAN ELECTRICAL CONTRACTING, INC	*	422.00	422.00	004972
8/14/24	00259	8/01/24	10990418	202408	320	53800	45921		FIRST SERVICE RESIDENTIAL	*	1,129.00	1,229.00	004973
8/14/24	00259	8/02/24	10991749	202408	320	53800	45918		FIRST SERVICE RESIDENTIAL	*	50.00		
		8/01/24	10990418	202408	320	53800	45918		FIRST SERVICE RESIDENTIAL	*	50.00		
		8/01/24	10990418	202408	320	53800	46000		FIRST SERVICE RESIDENTIAL	*	50.00		
8/14/24	00259	8/02/24	10991749	202408	320	53800	45918		FIRST SERVICE RESIDENTIAL	*	3,680.00	13,651.01	004974
		8/02/24	10991749	202408	320	53800	45915		FIRST SERVICE RESIDENTIAL	*	3,334.35		
		8/02/24	10991749	202408	320	53800	45506		FIRST SERVICE RESIDENTIAL	*	1,710.22		
		8/02/24	10991749	202408	320	53800	46000		FIRST SERVICE RESIDENTIAL	*	2,927.06		
		8/02/24	10991749	202408	320	53800	45917		FIRST SERVICE RESIDENTIAL	*	1,999.38		
8/14/24	00017	8/01/24	710	202408	310	51300	34000		ABER ABERDEEN	*	4,663.67		
		8/01/24	710	202408	310	51300	35100		OKUZMUK	*	159.00		
		8/01/24	710	202408	310	51300	31300		OKUZMUK	*	689.00		

ABER ABERDEEN OKUZMUK

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/01/24		710		202408	310-51300-51000		OFFICE SUPPLIES	*	1.02		
8/01/24		710		202408	310-51300-42000		POSTAGE	*	22.91		
8/01/24		710		202408	310-51300-42500		COPIES	*	91.80		
8/01/24		710		202408	310-51300-41000		TELEPHONE	*	15.70		
GOVERNMENTAL MANAGEMENT SERVICES										5,643.10	004975
8/14/24	00311	7/31/24	18648	202407	320-57200-46000		ELECTRICAL REPAIRS	*	1,409.70		
LIN'S ELECTRIC INC										1,409.70	004976
8/14/24	00252	6/10/24	1122	202406	320-57200-49400		3HR MC/DJ MEMB POOL PARTY	*	400.00		
MICHAEL A GILBERT DBA										400.00	004977
8/14/24	00082	7/31/24	87	202407	320-53800-45913		JUL LIFEGUARD SERVICES	*	13,589.94		
RIVERSIDE MANAGEMENT SERVICES, INC										13,589.94	004978
8/14/24	00266	8/02/24	10633	202408	320-53800-46300		RMV DEAD PINE TREE	*	700.00		
TREECO DBA										700.00	004979
8/14/24	00221	8/01/24	3063	202408	320-53800-45919		AUG MAINT & NEWS LETTER	*	150.00		
ROBERTA G NAGLE DBA UNICORN										150.00	004980
8/22/24	00146	8/04/24	368291	202408	310-51300-32200		AUDIT FYE 9/30/23	*	3,375.00		
BERGER TOOMBS ELAM GAINES & FRANK										3,375.00	004981
8/22/24	00219	7/30/24	14754	202407	320-53800-46900		BACKFLOW TEST	*	90.00		
BOB'S BACKFLOW & PLUMBING SERVICES										90.00	004982
8/22/24	00213	7/31/24	84998	202407	320-53800-46100		JUL LAKE MAINTENANCE	*	2,675.00		
FUTURE HORIZONS, INC										2,675.00	004983
8/22/24	00309	8/01/24	JAK08240	202408	320-53800-45927		AUG JANITORIAL SERVICES	*	1,200.00		
JANI-KING OF JACKSONVILLE										1,200.00	004984
ABER ABERDEEN OKUZMUK											

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/22/24	00271	8/12/24	3436926	202405	310	51300	31500		MAY GENERAL SERVICES KUTAK ROCK LLP	*	292.00	292.00	004985
8/22/24	00271	8/12/24	3436928	202405	310	51300	31500		MAY MONTHLY MEETING KUTAK ROCK LLP	*	1,661.53	1,661.53	004986
8/22/24	00318	8/12/24	4683	202408	320	53800	46900		LEAK DETECTION LAP POOL LEAK SEEKERS INC	*	2,400.00	2,400.00	004987
8/22/24	00312	8/14/24	191661	202407	310	51300	31100		JUL ENGINEERING SERVICES MATTHEWS DESIGN GROUP LLC	*	610.00	610.00	004988
8/22/24	00060	8/08/24	61941665	202408	320	53800	45926		AUG PEST CONTROL TURNER PEST CONTROL LLC	*	112.42	112.42	004989
8/22/24	00060	8/08/24	61941892	202408	320	53800	45926		AUG PEST CONTROL AMENITY TURNER PEST CONTROL LLC	*	101.97	101.97	004990
TOTAL FOR BANK A											103,061.72		
TOTAL FOR REGISTER											103,061.72		

All About Water, LLC
1608 N Summer Ridge Ct
Saint Augustine, FL
32092-3767
904-826-5355
<http://www.allaboutwaterstaug.com>

BILL TO
Aberdeen
C/O First Service Residential

INVOICE 7336

DATE 05/24/2024 TERMS Due on receipt

DUE DATE 06/23/2024

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	105	Sterling Bridge Pressure wash both sides of farm style vinyl fence on Queen Victoria	1	820.00	820.00
	105	Grandholm Point Pressure wash both sides of Prince Albert	1	600.00	600.00

RECEIVED
JUL 25 2024
BY: _____

TOTAL DUE \$1,420.00



Aberdeen Community Development District
 110 Flower of Scotland Avenue
 Saint Johns, FL 32259
 kate.trivelpiece@fsresidential.com;

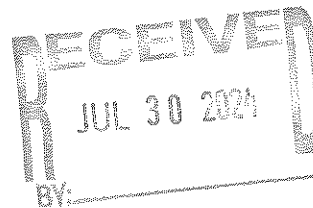
INVOICE

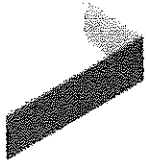
Invoice Number 10988327
 Invoice Date 7/24/2024
 Terms 15 ePay ACH BP
 Period Begin 7/1/2024
 Customer 100-0SNC
 Account # MED-0SNC
Total Amount Due: \$3,630.00

Medical Insurance

Date	Position	Employee	Amount
7/1/2024	Property Manager	370.53800.45918 Trivelpiece, Katherine	\$726.00
			Subtotal \$726.00
7/1/2024	Front Desk	370.53800.45915 Gibbs, Michayla	\$726.00
			Subtotal \$726.00
7/1/2024	Janitor	370.53800.49420 Henry, Brandon E	\$726.00
			Subtotal \$726.00
7/1/2024	Maintenance Crew	370.53800.45912 Newman, Joshua D	\$726.00
			Subtotal \$726.00
7/1/2024	Maintenance Supervisor	370.53800.46000 Parker, Jay	\$726.00
			Subtotal \$726.00

Subtotal \$3,630.00
 Tax \$0.00
Total \$3,630.00

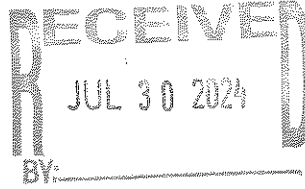




FirstService

RESIDENTIAL

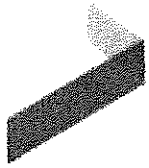
Aberdeen Community Development District
110 Flower of Scotland Avenue
Saint Johns, FL 32259
kate.trivelpiece@fsresidential.com;



INVOICE

Invoice Number 10987471
 Invoice Date 7/19/2024
 Terms 15 ePay ACH BP
 Period Start 6/29/2024
 Period End 7/12/2024
 Customer 100-0SNC
 Account # PAY-0SNC
Total Amount Due: \$14,079.06

Position	Labor Rate	Employee	Hours	Pay Rate	Amount
General Manager, Property Oper	15.00%	Trivelpiece, Katherine	8.00 HOLIDAY	\$40.00	\$368.00
General Manager, Property Oper	15.00%	Trivelpiece, Katherine	72.00 REG	\$40.00	\$3,312.00
General Manager, Property Oper	0.00%	Trivelpiece, Katherine	AUTO	\$100.00	\$100.00
				Subtotal	\$3,780.00
Staff, Front Desk	25.00%	Betts, Hayleigh M	0.68 OT	\$22.50	\$19.13
Staff, Front Desk	25.00%	Betts, Hayleigh M	72.78 REG	\$15.00	\$1,364.64
Staff, Front Desk	25.00%	Gibbs, Michayla	8.00 HOLIDAY	\$18.00	\$180.00
Staff, Front Desk	25.00%	Gibbs, Michayla	77.39 REG	\$18.00	\$1,741.30
				Subtotal	\$3,305.07
Staff, Janitorial	25.00%	Henry, Brandon E	8.00 HOLIDAY	\$17.00	\$170.00
Staff, Janitorial	25.00%	Henry, Brandon E	55.72 REG	\$17.00	\$1,184.05
Staff, Janitorial	25.00%	Henry, Brandon E	24.00 VACATION	\$17.00	\$510.00
				Subtotal	\$1,864.05
Supervisor, Building Maint	25.00%	Parker, Jay	8.00 HOLIDAY	\$27.30	\$273.00
Supervisor, Building Maint	25.00%	Parker, Jay	2.07 OT	\$40.95	\$105.96
Supervisor, Building Maint	25.00%	Parker, Jay	73.97 REG	\$27.30	\$2,524.23



FirstService

RESIDENTIAL

Aberdeen Community Development District
110 Flower of Scotland Avenue
Saint Johns, FL 32259
kate.trivelpiece@fsresidential.com;

INVOICE

Invoice Number 10987471
Invoice Date 7/19/2024
Terms 15 ePay ACH BP
Period Start 6/29/2024
Period End 7/12/2024
Customer 100-0SNC
Account # PAY-0SNC
Total Amount Due: \$14,079.06

Position	Labor Rate	Employee	Hours	Pay Rate	Amount
Supervisor, Building Maint	0.00%	Parker, Jay	AUTO	\$50.00	\$50.00
				Subtotal	\$2,953.19
Staff, Building Maint	25.00%	Newman, Joshua D	8.00 HOLIDAY	\$20.00	\$200.00
Staff, Building Maint	25.00%	Newman, Joshua D	79.07 REG	\$20.00	\$1,976.75
				Subtotal	\$2,176.75

Subtotal \$14,079.06
Tax \$0.00
Total \$14,079.06

General Manager, Property Oper 320.53800.45918 \$3,780.00
 Staff, Building Maint 320.53800.45912 \$2,176.75
 Staff, Front Desk 320.53800.45915 \$3,305.07
 Staff, Janitorial 320.53800.49420 \$1,864.05
 Supervisor, Building Maint 320.53800.46000 \$2,953.19



[Download our W-9](#)

Invoice #173700

***** Remittance *****
LIVunLtd
7520 Standish Place, Suite 250
Rockville, MD 20855
Phone (301) 921-0661 | Fax (301) 330-5479

Date: 06/24/2024
Due By: 07/24/2024
Terms: Net 30
Customer PO:

Bill To
Aberdeen Amenity Center
110 Flower Of Scotland Ave
Saint Johns FL 32259-6937
United States

Ship To
Aberdeen Amenity Center
110 Flower Of Scotland Ave
Saint Johns FL 32259-6937
United States

Electronic Payments
JP Morgan Chase Bank NA
4 New York Plaza, NY 10004
LIVunLtd
Routing NO. 071000013
Checking Account: 306837391
Remittance: accountingusa@livunltd.com

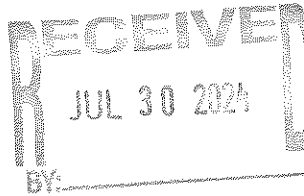
Technician
618 Mike Agostini

Related Quote

Completed Date
Jun 24, 2024 3:38:52 PM

Quantity	Item	Description	Rate	Amount
1	299CL	- Test cardiovascular equipment for proper operation. - Clean cardiovascular equipment per manufacturer recommendation. - Inspect treadmill belts and decks for signs of wear. - Remove treadmill motor shrouds and vacuum internally.	\$411.00	\$411.00

320.572.46000
KS



Subtotal	\$411.00
Discount	
Shipping	\$0.00
Tax(6.5%)	\$0.00
Total	\$411.00
Amount Paid	\$0.00
Amount Due	\$411.00

Service Notes

Work Completed: LIFE FITNESS OSCP:
Installed new lock nut and washer on cable end, applied LOCKTITE to new hardware.
LF ARC TRAINER
S# ZAD101865:
REMOVED HANDLE HARDWARE, APPLIED LOCK TITE, TESTED OK.
Completed PM, vacuumed motor compartment, and ill tread mills, vacuumed under treadmill's, dusted, elevation, arms, lubricated, Jack screws on treadmill's. Lubricated deck in belt. Cleaned and Inspected and tested all other cardio equipment. No Issues to report. Inspected all cables, clips belts, and handles on strength equipment no additional problems to be found.

Recommended Work: LF GX ROWER
S# RGX201202391:
RECOMMEND REPLACING CONSOLE BATTERIES, NO QUOTE TO FOLLOW, CUSTOMER HAS BATTERIES.

Service:
Preventative Maintenance Agreements are available for all equipment for an estimate please email - pm@livunltd.com

Standard Terms and Conditions:
All unit prices are F.O.B. manufacturer.
These prices are subject to change after 30 days from the document date. Post-installation entertainment (television) requirements will be handled as a billable service via
The above quotation is computed to be performed during regular business hours.
Clerical errors are subject to correction.
All prices and agreements are contingent upon strikes, accidents, and other causes unavoidable or beyond our control.
Buyer agrees to promptly file a claim for all goods damaged in transit.
There will be a 20% restocking charge on all merchandise ordered but not accepted.
Equipment lease is available with approved credit.
We accept all major credit cards. However, the amount due is net of a 3% cash discount.
Payment by Credit Card will incur a 3% (MC/Visa) or 3.75% (AMEX) charge.

Service Job #173700
This Is Not An Invoice



Job Creation: 03/19/2024
Terms: Net 30
Customer PO:

LIVunLtd
7520 Standish Place, Suite 250
Rockville, MD 20855
Phone (301) 921-0661 | Fax (301) 330-5479

Bill To

Aberdeen Amenity Center
110 Flower Of Scotland Ave
Saint Johns FL 32259-6937
United States

Ship To

Aberdeen Amenity Center
110 Flower Of Scotland Ave
Saint Johns FL 32259-6937
United States

Signature Info

Signed By: office, & Maintenance closed
Date/Time: Jun 24, 2024 3:38:50 PM
Emailed To: Kate.Trivelpiece@fsresidential.com

Technician

618 Mike Agostini

Related Quote

Completed On

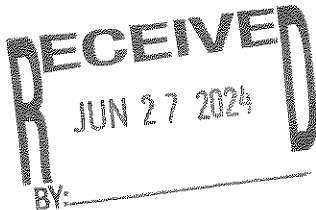
Jun 24, 2024 3:38:52 PM

Quantity	Item	Description	Rate	Amount
1	299CL	- Test cardiovascular equipment for proper operation. - Clean cardiovascular equipment per manufacturer recommendation. - Inspect treadmill belts and decks for signs of wear. - Remove treadmill motor shrouds and vacuum internally.	\$411.00	\$411.00

Subtotal	\$411.00
Shipping	\$0.00
Tax Total (6.5%)	\$0.00
Total	\$411.00

Service Notes

Work Completed: LIFE FITNESS OSCP:
Installed new lock nut and washer on cable end, applied LOCKTITE to new hardware.
LF ARC TRAINER
S# ZAD101865:
REMOVED HANDLE HARDWARE, APPLIED LOCK TITE, TESTED OK.
Completed PM, vacuumed motor compartment, and ill tread mills, vacuumed under treadmill's, dusted, elevation, arms, lubricated, Jack screws on treadmill's. Lubricated deck in belt. Cleaned and inspected and tested all other cardio equipment. No issues to report. Inspected all cables, clips belts, and handles on strength equipment no additional problems to be found.
Recommended Work: LF GX ROWER
S# RGX201202391:
RECOMMEND REPLACING CONSOLE BATTERIES, NO QUOTE TO FOLLOW, CUSTOMER HAS BATTERIES.



R&R
320.512.46000
bs



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

Invoice

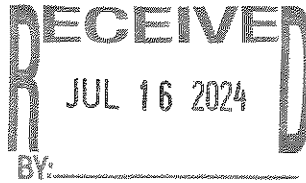
Date 8/1/2024

Invoice # 131295623175

Terms	Net 20
Due Date	8/21/2024
PO #	

Bill To GMS LLC Aberdeen CDD 475 West Town Place Suite 114 St. Augustine FL 32092	Ship To Aberdeen CCD 110 Flowers of Scotland Jacksonville FL 32259
---------------------------------------------------------------------------------------------------------	------------------------------------------------------------------------------------

Item ID	Description	Qty	Units	Amount
WM-CHEM-FLAT	Water Management Flat Billing Rate	1	ea	2,805.33
WM-SHED RENTAL	Monthly rental fee for storage shed	1	ea	10.00
Fuel Surcharge	Fuel/Environmental Transit Fee	1	ea	60.47



Subtotal 2,875.80
Shipping Cost (FEDEX GROUND) 0.00
Total 2,875.80
Amount Due \$2,875.80

OUR REMITTANCE ADDRESS HAS CHANGED!!

Remittance Slip

Customer
13ABE100
Invoice #
131295623175

Amount Due \$2,875.80

Amount Paid _____

Make Checks Payable To
Poolsure
1707 Townhurst Dr
Houston, TX 77043-2810





Tree Amigos

Outdoor Services

Invoice

Invoice#: 203342

Date: 05/28/2024

Billed To: Aberdeen CDD
475 W Town Place
#114
St. Augustine FL 32092

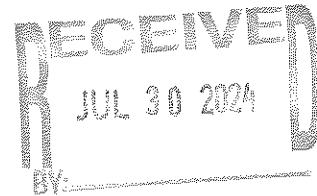
Project: Aberdeen CDD
571 Market St
St. Augustine FL 32095

Description	Quantity	Price	Ext Price
May Monthly Landscaping Maintenance Services	1.00	22,193.80	22,193.80

Notes:

Invoice Total: \$22,193.80

370.53800.46200
ICS





Tree Amigos

Outdoor Services

Quotation

Quote #: 211158

Date: 07/10/2024

Billed To: Aberdeen CDD
475 W Town Place
#114
St. Augustine FL 32092

Project: 32215
Aberdeen CDD Enhancements
475 W Town Place
#114
St. Johns FL 32092

This quote is valid until: 08/09/2024

Description	Common Name	Quantity	Price	Ext Price
Underbrushing down Long Leaf Pkwy.		1.00	3,800.00	3,800.00
Total:				\$3,800.00

Notes

RECEIVED
JUL 29 2024
BY: _____

Approved: _____

Date: _____

5000-18 Highway 17 No. 235 Fleming Island, FL 32003 Office: (904) 778-1030 Fax: (904) 778-1045

Email: cryan@treeamigosoutdoor.com
website: www.TreeAmigosOutdoor.com

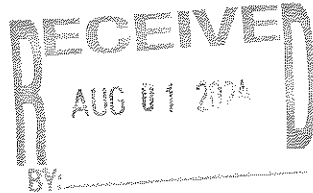
Treeco

PO Box 3247
Saint Augustine, FL 32085 US
info@treecofl.com



INVOICE

BILL TO
Jay Parker
Aberdeen CDD
110 Flower Of Scotland Avenue
Fruit Cove, Florida 32259
United States



INVOICE 10467A
DATE 06/05/2024
TERMS Net 30
DUE DATE 07/05/2024

DATE		DESCRIPTION	QTY	RATE	AMOUNT
06/05/2024	Sales	105 Kildrummy Court / Fruit Cove, Florida 32259	1	1,000.00	1,000.00

Cut down one leaning Pine tree behind the property and leave all debris in the woods. Cut the stump low to the ground. Climber will be utilized and will need to climb the taller adjacent tree to use for a safety tie-in while cutting down the leaning tree.

BALANCE DUE

\$1,000.00

Pay invoice

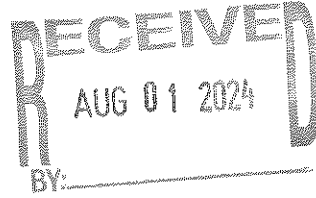
Treeco

PO Box 3247
Saint Augustine, FL 32085 US
info@treecofl.com



INVOICE

BILL TO
Jay Parker
Aberdeen CDD
110 Flower Of Scotland Avenue
Fruit Cove, Florida 32259
United States



INVOICE 10468A
DATE 06/05/2024
TERMS Net 30
DUE DATE 07/05/2024

DATE		DESCRIPTION	QTY	RATE	AMOUNT
06/05/2024	Sales	43 Cruden Bay Court / St. Johns County, Florida 32259	1	900.00	900.00

- Fall one large, codominant pine tree to the right of the home into the woods. Cut the stump low to the ground. Leave all debris in the woods. - Fall one broken, adjacent pine to the right of the house into the woods and cut the stump low to the ground. Leave all debris in the woods.

BALANCE DUE \$900.00



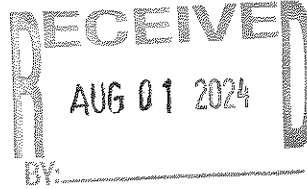
Treeco

PO Box 3247
Saint Augustine, FL 32085 US
info@treecofl.com



INVOICE

BILL TO
Jay Parker
Aberdeen CDD
110 Flower Of Scotland Avenue
Fruit Cove, Florida 32259
United States



INVOICE 10484
DATE 06/12/2024
TERMS Net 30
DUE DATE 07/12/2024

DATE		DESCRIPTION	QTY	RATE	AMOUNT
06/12/2024	Sales	520 Grampian Highlands Drive / Saint Johns, Florida 32259	1	2,825.00	2,825.00

BALANCE DUE

\$2,825.00





PAYMENT ADDRESS:
 Turner Pest Control LLC - P.O. Box 952503 - Atlanta, Georgia 31192-2503
 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-226-5305 • turnerpest.com

Turner Pest Control LLC
 P.O. Box 952503
 Atlanta, GA 31192-2503
 904-355-5300

Service Slip/Invoice

INVOICE: 619305341
DATE: 07/22/2024
ORDER: 619305341

Bill To: [139845]
 Aberdeen
 Aberdeen - CDD
 C/O Government Services
 475 W. Town Place - Suite 114
 Saint Augustine, FL 32092

Work Location: [139845] 904-626-0375
 Aberdeen
 Aberdeen - CDD
 110 Flower Of Scotland Ave
 Saint Johns, FL 32259-6937

Work Date	Time	Target Pest	Technician	Time In
07/22/2024	09:48 AM			09:48 AM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	07/22/2024	121:C5	10:12 AM

Service	Description	Price
CPCM	Commercial Pest Control - Monthly Service	\$112.42
		SUBTOTAL \$112.42
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$112.42
		AMOUNT DUE \$112.42

RECEIVED
 JUL 23 2024
 BY: _____

NR

 TECHNICIAN SIGNATURE

 CUSTOMER SIGNATURE

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

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

PLEASE PAY FROM THIS INVOICE

07/22/2024 09:48 AM 09:48 AM 10:12 AM 121:C5 \$112.42 \$0.00 \$0.00 \$112.42 \$112.42



PAYMENT ADDRESS:
 Turner Pest Control LLC • P.O. Box 952503 • Atlanta, Georgia 31192-2503
 904-355-5300 • Fax: 904-363-4499 • Toll Free: 800-226-6305 • turnerpest.com

Turner Pest Control LLC
 P.O. Box 952503
 Atlanta, GA 31192-2503
 904-355-5300

Service Slip/Invoice

INVOICE: 619307901
DATE: 07/22/2024
ORDER: 619307901

Bill To: [139845]
 Aberdeen
 Aberdeen - CDD
 C/O Government Services
 475 W. Town Place - Suite 114
 Saint Augustine, FL 32092

Work Location: [428304] 904-217-0925
 Aberdeen CDD II (Amenity Center)
 96 Bush Pl
 Fruit Cove, FL 32259-7101

Work Date	Time	Target Pest	Technician	Time In
07/22/2024	09:25 AM	ANTS, FIRE ANT, ROA		09:25 AM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	07/22/2024		09:46 AM

Service	Description	Price
CPCM	Commercial Pest Control - Monthly Service	\$101.97
		SUBTOTAL \$101.97
		TAX \$0.00
		AMT. PAID \$0.00
		TOTAL \$101.97
		AMOUNT DUE \$101.97

RECEIVED
 JUL 23 2024
 BY: _____

[Handwritten Signature]

 TECHNICIAN SIGNATURE

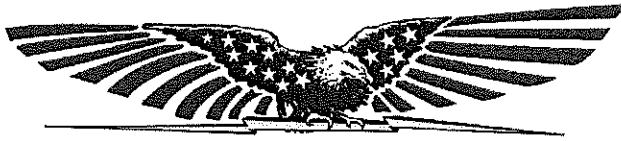
 CUSTOMER SIGNATURE

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

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

PLEASE PAY FROM THIS INVOICE

© 2024 Turner Pest Control LLC. All rights reserved.

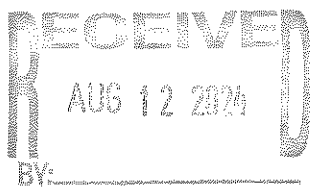


EC13010299

AMERICAN ELECTRICAL Contracting, Inc.

9016 Philips Highway | Jacksonville, FL 32256 | Office (904) 737-7770 | Fax (904) 737-1099

SOLD TO GMS LLC 475 West Town Place 114 St Augustine, FL 32092 Att: Jay Parker	INVOICE Invoice Number: W68335 Invoice Date: Aug 9/24 Terms: Customer Code: 475WEST114 Reference: SERVICE Customer Order: Work Order #: 00069968 Work Order Type: T&M Job Location: Aberdeen GMS Called By: Jay Parker Starting Date: Jul 29/24 Completion Date: Jul 29/24
JOB LOCATION Aberdeen GMS 110 Flower of Scotland Avenue St Johns FL 32259 904-303-7366	

Description	Qty	Price	Total
Work Performed 7/29/24 -Repaired burnt wires in pump house subpanel. Labor - \$334.00 Material - \$88.00 Total - \$422.00 <div style="text-align: center;">  </div>			
	Total Invoice	422.00	

Make Payments online at: www.american-electrical.com/payonline/invoice-payment



FirstService
RESIDENTIAL

Aberdeen Community Development District
110 Flower of Scotland Avenue
Saint Johns, FL 32259
kate.trivelpiece@fsresidential.com;

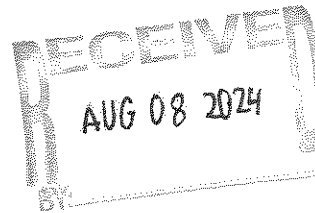
INVOICE

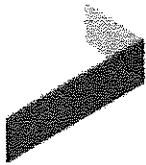
Invoice Number 10990418
Invoice Date 8/1/2024
Terms 15 ePay ACH BP
Service Period 8/1/2024
Customer 100-0SNC

Invoice Type MGFE
Account # MGF-0SNC
Total Amount Due: \$1,229.00

Description	Total
Management Fee	\$1,129.00
Allowance Cell Phone Allowance for General Manager & Maintenance Supervisor	\$100.00
<hr/>	
	Subtotal \$1,229.00
	Tax \$0.00
	Total \$1,229.00

370.53800.45912
8/7/24

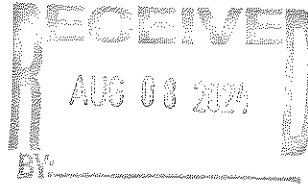




FirstService

RESIDENTIAL

Aberdeen Community Development District
110 Flower of Scotland Avenue
Saint Johns, FL 32259
kate.trivelpiece@fsresidential.com;

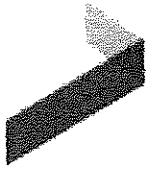


INVOICE

Invoice Number 10991749
Invoice Date 8/2/2024
Terms 15 ePay ACH BP
Period Start 7/13/2024
Period End 7/26/2024

Customer 100-0SNC
Account # PAY-0SNC
Total Amount Due: \$13,651.01

Position	Labor Rate	Employee	Hours	Pay Rate	Amount
General Manager, Property Oper	15.00%	Trivelpiece, Katherine	48.00 REG	\$40.00	\$2,208.00
General Manager, Property Oper	15.00%	Trivelpiece, Katherine	32.00 VACATION	\$40.00	\$1,472.00
				Subtotal	\$3,680.00
Staff, Front Desk	25.00%	Betts, Hayleigh M	0.07 OT	\$22.57	\$1.98
Staff, Front Desk	25.00%	Betts, Hayleigh M	2.43 OT	\$22.50	\$68.34
Staff, Front Desk	25.00%	Betts, Hayleigh M	77.93 REG	\$15.00	\$1,461.19
Staff, Front Desk	25.00%	Gibbs, Michayla	0.45 OT	\$27.00	\$15.19
Staff, Front Desk	25.00%	Gibbs, Michayla	79.45 REG	\$18.00	\$1,787.65
				Subtotal	\$3,334.35
Staff, Janitorial	25.00%	Henry, Brandon E	0.52 OT	\$25.50	\$16.58
Staff, Janitorial	25.00%	Henry, Brandon E	71.70 REG	\$17.00	\$1,523.64
Staff, Janitorial	25.00%	Henry, Brandon E	8.00 VACATION	\$17.00	\$170.00
				Subtotal	\$1,710.22
Supervisor, Building Maint	25.00%	Parker, Jay	5.13 OT	\$40.95	\$262.59
Supervisor, Building Maint	25.00%	Parker, Jay	78.08 REG	\$27.30	\$2,664.47
				Subtotal	\$2,927.06



FirstService

RESIDENTIAL

Aberdeen Community Development District
110 Flower of Scotland Avenue
Saint Johns, FL 32259
kate.trivelpiece@fsresidential.com;

INVOICE

Invoice Number 10991749
Invoice Date 8/2/2024
Terms 15 ePay ACH BP
Period Start 7/13/2024
Period End 7/26/2024
Customer 100-0SNC
Account # PAY-0SNC
Total Amount Due: \$13,651.01

Position	Labor Rate	Employee	Hours	Pay Rate	Amount
Staff, Building Maint	25.00%	Newman, Joshua D	0.65 OT	\$30.00	\$24.38
Staff, Building Maint	25.00%	Newman, Joshua D	79.00 REG	\$20.00	\$1,975.00
				Subtotal	\$1,999.38

Subtotal \$13,651.01
Tax \$0.00
Total \$13,651.01

General Manager, Property Oper 320.53800.45918 \$3,680.00
 Staff, Building Maint 320.53800.45912 \$1,999.38
 Staff, Front Desk 320.53800.45915 \$3,334.35
 Staff, Janitorial 320.53800.49420 \$1,710.22
 Supervisor, Building Maint 320.53800.46000 \$2,927.06

ES

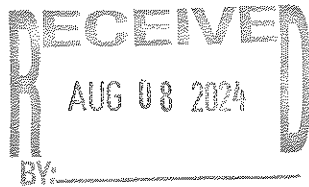
Governmental Management Services, LLC
 1001 Bradford Way
 Kingston, TN 37763

Invoice

Invoice #: 710
Invoice Date: 8/1/24
Due Date: 8/1/24
Case:
P.O. Number:

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

Description	Hours/Qty	Rate	Amount
Management Fees - August 2024		4,663.67	4,663.67
Information Technology - August 2024		159.00	159.00
Dissemination Agent Services - August 2024		689.00	689.00
Office Supplies		1.02	1.02
Postage		22.91	22.91
Copies		91.80	91.80
Telephone		15.70	15.70
Total			\$5,643.10
Payments/Credits			\$0.00
Balance Due			\$5,643.10


 RECEIVED
 AUG 08 2024
 BY: _____



INVOICE

Invoice Date: 07/31/2024

Invoice # 18648

Total Due **\$1409.70**

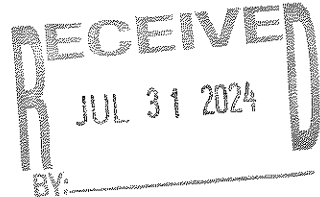
Bill To:
Aberdeen CDD

475 West Town Place
Suite 114
St. Augustine, FL 32092
3862378444
okuzmuk@gmsnf.com tpolvere@gmsnf.com
Jay.Parker@fsresidential.com

Site Address:
Aberdeen CDD
Jay Parker
110 Flower Of Scotland Avenue
Fruit Cove, FL 32259
M- 9043037366 H- W-
jay.parker@FSresidential.com okuzmuk@gmsnf.com
kate.trivelpiece@fsresidential.com

Service Date 5/7/2024

Description	Qty	Amount	Total
Services			
All Weather Labor	1.75	140.00	\$245.00
Troubleshoot push button for gate at pool area is not working, spotlight at gym knocked over, spot light at pool area also needs to be replaced. Work Performed - Total of 5 lights inoperable, 4 at pool in raised planters, one at gym. Will need to order 5 in total. - Button for gate access is stuck and will not release. Maintenance requested lighted button if possible. - Light at gym has broken stem, temporarily repaired until materials can be sourced.			
Sub Total Services			\$245.00
Materials			
Hardware includes wire nuts, washers etc.	3.00	1.00	\$3.00
Sub Total Materials			\$3.00
Total for Service Date			5/7/2024 \$248.00



Service Date 6/5/2024

Description	Qty	Amount	Total
Services			
All Weather Labor	2.00	140.00	\$280.00
Installed client provided switch. Installed 1 light at pool, the rest will need new posts as barrel screws are stripped.			
Sub Total Services			\$280.00
Materials			
Hardware includes wire nuts, washers etc.	5.00	1.00	\$5.00

Custom Item(s) LED flood light	1.00	97.70	\$97.70
	Sub Total	Materials	\$102.70
	Total for Service Date	6/5/2024	\$382.70

Service Date 7/9/2024

Description	Qty	Amount	Total
Services			
All Weather Labor Return to finish installing permapost for garden bed in front of pool. X3 -Took out old post and reused wire that was coming up from ground. Installed post over the wire and drove down to match the grade so that the opening was accessible. Tied in wire to the new light fixture. Turned on the time clock and all lights work properly as intended	2.00	140.00	\$280.00
	Sub Total	Services	\$280.00
Materials			
Hardware includes wire nuts, washers etc.	5.00	1.00	\$5.00
Custom Item(s) outdoor lighting permapost x2 \$203 LED Flood Light, Knuckle Mount, Dusk To Dawn, x3 \$291	1.00	494.00	\$494.00
	Sub Total	Materials	\$499.00
	Total for Service Date	7/9/2024	\$779.00
	Total Due		\$1409.70

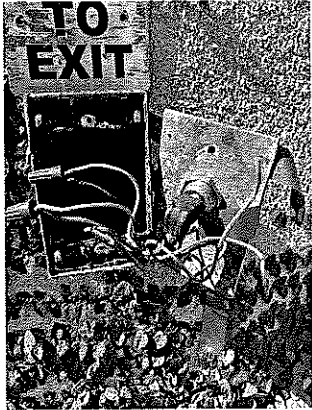
Payments

Total Payments \$0.00

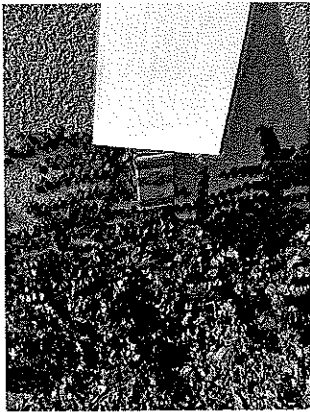
05/07/24 10:55:58



05/07/24 10:56:02



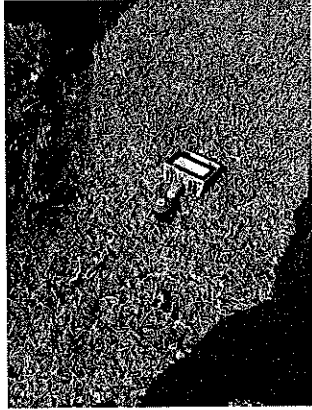
05/07/24 10:56:05



05/07/24 11:33:08



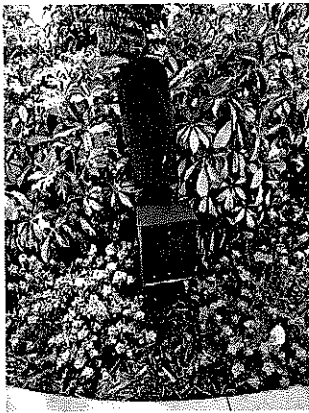
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05/07/24 11:48:42



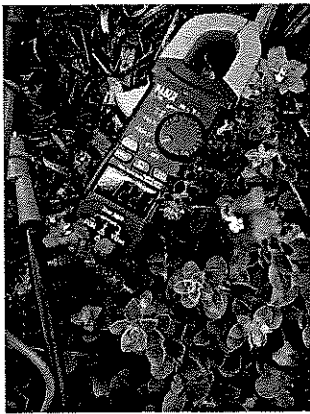
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07/09/24 15:05:23



07/09/24 15:05:25



07/10/24 8:38:57



07/10/24 8:39:00



Total Due \$1409.70

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

Invoice

Invoice #: 87
Invoice Date: 7/31/2024
Due Date: 7/31/2024
Case:
P.O. Number:

Bill To:
Aberdeen CDD
9655 Florida Mining Blvd West
Suite 305
Jacksonville, FL 32257

Description	Hours/Qty	Rate	Amount
Lifeguard Services through July 2024 001.320.53800.45913	647.14	21.00	13,589.94

RECEIVED
AUG 08 2024
BY: _____

Jerry Lambert
8-8-24

Total	\$13,589.94
Payments/Credits	\$0.00
Balance Due	\$13,589.94

ABERDEEN CDD
LIFEGUARD INVOICE DETAIL

Quantity	Description	Rate	Amount
647.14	Lifeguard Services for Aberdeen Covers July 2024	\$ 21.00	\$13,589.94
	GL # 001.320.53800.45913		
	TOTAL DUE:		<u><u>\$13,589.94</u></u>

ABERDEEN COMMUNITY DEVELOPMENT DISTRICT
LIFEGUARD BILLABLE HOURS JULY 2024

Date	Hours	Employee	Description
7/1/24	4.02	L.F.	Lifeguarding
7/1/24	4.75	H.G.	Lifeguarding
7/1/24	1	K.M.	Lifeguarding
7/1/24	4.75	I.Y.	Lifeguarding
7/2/24	6.55	J.K.	Lifeguarding
7/2/24	4.2	P.K.	Lifeguarding
7/2/24	4.32	A.L.	Lifeguarding
7/2/24	5.77	L.M.	Lifeguarding
7/3/24	6.72	L.F.	Lifeguarding
7/3/24	6.85	P.K.	Lifeguarding
7/3/24	6.83	K.M.	Lifeguarding
7/4/24	4.33	K.G.	Lifeguarding
7/4/24	6.77	P.K.	Lifeguarding
7/4/24	4.5	A.L.	Lifeguarding
7/4/24	6.85	K.M.	Lifeguarding
7/4/24	6.77	L.M.	Lifeguarding
7/5/24	4.33	E.D.	Lifeguarding
7/5/24	6.77	L.F.	Lifeguarding
7/5/24	4.42	J.K.	Lifeguarding
7/5/24	6.8	K.M.	Lifeguarding
7/6/24	4.52	B.C.	Lifeguarding
7/6/24	6.68	E.D.	Lifeguarding
7/6/24	6.65	K.M.	Lifeguarding
7/6/24	4.25	L.M.	Lifeguarding
7/7/24	4.4	B.C.	Lifeguarding
7/7/24	6.73	E.D.	Lifeguarding
7/7/24	4.38	J.K.	Lifeguarding
7/7/24	6.62	K.M.	Lifeguarding
7/8/24	4.76	B.C.	Lifeguarding
7/8/24	4.73	K.M.	Lifeguarding
7/8/24	4.6	I.Y.	Lifeguarding
7/8/24	4.32	J.K.	Lifeguarding
7/9/24	6.75	P.K.	Lifeguarding
7/9/24	6.18	K.M.	Lifeguarding
7/9/24	4.28	D.W.	Lifeguarding
7/10/24	4.58	B.C.	Lifeguarding
7/10/24	6.75	E.D.	Lifeguarding
7/10/24	6.08	K.M.	Lifeguarding
7/10/24	4.33	I.Y.	Lifeguarding
7/11/24	6.65	J.K.	Lifeguarding
7/11/24	6.07	K.M.	Lifeguarding
7/11/24	4.22	D.W.	Lifeguarding
7/11/24	4.48	I.Y.	Lifeguarding
7/11/24	4.33	B.C.	Lifeguarding
7/11/24	4.33	E.D.	Lifeguarding
7/11/24	4.23	H.G.	Lifeguarding
7/12/24	6.6	L.M.	Lifeguarding
7/12/24	5.42	I.Y.	Lifeguarding
7/12/24	6.78	E.D.	Lifeguarding
7/13/24	4.35	H.G.	Lifeguarding
7/13/24	6.83	L.M.	Lifeguarding
7/13/24	4.3	D.W.	Lifeguarding
7/14/24	4.3	E.D.	Lifeguarding
7/14/24	4.25	H.G.	Lifeguarding
7/14/24	6.72	A.L.	Lifeguarding
7/14/24	1	K.M.	Lifeguarding
7/14/24	6.77	L.M.	Lifeguarding
7/15/24	3.65	E.D.	Lifeguarding
7/15/24	3.83	H.G.	Lifeguarding
7/15/24	3.87	A.L.	Lifeguarding
7/16/24	4.22	B.C.	Lifeguarding
7/16/24	6.76	P.K.	Lifeguarding
7/16/24	6.77	K.M.	Lifeguarding
7/16/24	4.4	I.Y.	Lifeguarding
7/17/24	4.25	H.G.	Lifeguarding
7/17/24	6.75	K.M.	Lifeguarding
7/17/24	4.23	D.W.	Lifeguarding
7/17/24	6.77	I.Y.	Lifeguarding
7/18/24	4.43	B.C.	Lifeguarding
7/18/24	4.3	P.K.	Lifeguarding
7/18/24	6.77	K.M.	Lifeguarding
7/18/24	6.85	I.Y.	Lifeguarding
7/19/24	6.88	E.D.	Lifeguarding
7/19/24	5.65	K.M.	Lifeguarding
7/19/24	4.25	L.M.	Lifeguarding
7/19/24	3.42	H.G.	Lifeguarding
7/20/24	4.41	A.L.	Lifeguarding
7/20/24	6.87	K.M.	Lifeguarding
7/20/24	6.76	L.M.	Lifeguarding
7/20/24	4.3	I.Y.	Lifeguarding
7/21/24	4.28	B.C.	Lifeguarding
7/21/24	4.27	H.G.	Lifeguarding
7/21/24	6.82	K.M.	Lifeguarding
7/21/24	6.73	L.M.	Lifeguarding
7/22/24	4.68	E.D.	Lifeguarding
7/22/24	4.93	K.M.	Lifeguarding
7/22/24	4.82	I.Y.	Lifeguarding
7/23/24	4.13	H.G.	Lifeguarding
7/23/24	6.78	K.M.	Lifeguarding
7/23/24	6.75	L.M.	Lifeguarding
7/23/24	4.47	I.Y.	Lifeguarding
7/24/24	2.88	E.D.	Lifeguarding
7/24/24	4.42	J.K.	Lifeguarding
7/24/24	4.25	L.M.	Lifeguarding
7/24/24	6.9	I.Y.	Lifeguarding
7/25/24	6.83	K.G.	Lifeguarding
7/25/24	4.48	J.K.	Lifeguarding
7/25/24	4.28	L.M.	Lifeguarding
7/25/24	6.6	I.Y.	Lifeguarding
7/26/24	6.83	J.K.	Lifeguarding
7/26/24	4.28	A.L.	Lifeguarding
7/26/24	6.8	K.M.	Lifeguarding
7/26/24	4.27	I.Y.	Lifeguarding
7/27/24	4.2	E.D.	Lifeguarding
7/27/24	4.57	A.L.	Lifeguarding
7/27/24	3.33	K.M.	Lifeguarding
7/27/24	6.75	L.M.	Lifeguarding
7/27/24	4.37	I.Y.	Lifeguarding
7/28/24	4.45	J.K.	Lifeguarding
7/28/24	6.72	K.M.	Lifeguarding
7/28/24	4.25	L.M.	Lifeguarding
7/28/24	6.72	I.Y.	Lifeguarding
7/29/24	4.82	E.D.	Lifeguarding
7/29/24	4.06	A.L.	Lifeguarding
7/29/24	4.76	I.Y.	Lifeguarding
7/30/24	6.85	E.D.	Lifeguarding
7/30/24	4.45	J.K.	Lifeguarding
7/30/24	6.82	A.L.	Lifeguarding
7/30/24	4.33	K.M.	Lifeguarding
7/31/24	4.43	B.C.	Lifeguarding
7/31/24	4.38	K.G.	Lifeguarding
7/31/24	6.9	J.K.	Lifeguarding
7/31/24	6.92	K.M.	Lifeguarding

TOTAL 647.14

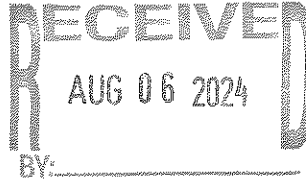
Treeco

PO Box 3247
Saint Augustine, FL 32085 US
info@treecofl.com



INVOICE

BILL TO
Jay Parker
Aberdeen CDD
110 Flower Of Scotland Avenue
Fruit Cove, Florida 32259
United States



INVOICE 10633
DATE 08/02/2024
TERMS Net 15
DUE DATE 08/17/2024

DATE	DESCRIPTION	QTY	RATE	AMOUNT
08/02/2024	Sales 63 Codona Glen Drive / Saint Johns, Florida 32259 Remove dead pine tree located in back left of property (Permission to flop entire tree, or chunk it down)	1	700.00	700.00

BALANCE DUE **\$700.00**



Unicorn
 Web Development
 P.O. Box 762,
 Middleburg, FL 32050

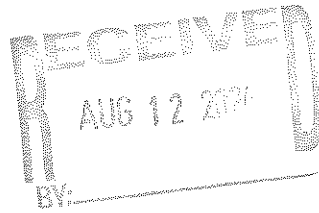
Invoice

Date	Invoice #
8/1/2024	3063

Bill To
GOVERNMENTAL MANAGEMENT SERVICES, LLC ABERDEEN CDD 475 WEST TOWN PLACE, SUITE 114 WORLD GOLF VILLAGE ST. AUGUSTINE, FL 32092

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
1	MONTHLY MAINTENANCE AND NEWSLETTER - ABERDEEN CDD	150.00	150.00



		Total	\$150.00
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**Berger, Toombs, Elam,
Gaines & Frank**

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

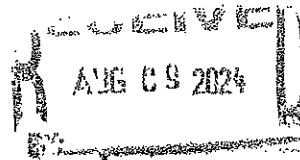
772/461-6120
FAX: 772/468-9278

*ABERDEEN COMMUNITY DEVELOPMENT DISTRICT
475 WEST TOWN PLACE, STE 114
ST. AUGUSTINE, FL 32092*

*Invoice No. 368291
Date 08/04/2024
Client No. 20127*

Services rendered in connection with the audit of the Basic Financial Statements
as of and for the year ended September 30, 2023.

Total Invoice Amount \$ 3,375.00



You can pay online at: <https://treasurecoastcpas.com> or

Scan to Pay

Berger, Toombs, Elam, Gaines, Frank,
McGuire & Gonano CPAs PL

Invoice Payment



POWERED BY
CPACHARGE

We accept major credit cards.
A 3% fee will be applied.

Please enter client number on your check.

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

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

Invoice

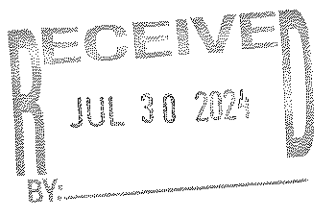
14754
Invoice Date
 7/30/2024

Bill To
Aberdeen CDD c/o GMS/Governmental Mgmt Svcs Inc 475 West Town Place Suite 114 St Augustine, FL 32092

Job Location
Aberdeen CDD 110 Flower of Scotland Ave Saint Johns, FL 32259

Bob's Backflow & Plumbing Services
 4640 Subchaser Ct., Ste 113
 Jacksonville, FL 32244
 Phone # (904) 268-8009 Fax # (904) 292-4403

P.O. Number	Terms	Due Date
	Net 30	8/29/2024

Serviced	Description	Quantity	Price Each	Amount
7/22/2024	Backflow Test: Backflow Test/ Certified and submitted to proper Water Utility Provider 1-1/2" Wilkins 975XL2 Serial# 4294997 - PASSED 1-1/2" Wilkins 975XL2 Serial# 4823943 - PASSED <div style="text-align: center;">  </div> <div style="text-align: center;"> <p><i>Annual Inspection</i> 320.53800.46500 KD</p> </div>	2	45.00	90.00

Thank you for your business. We appreciate your prompt payment.
 Please make checks payable to Bob's Backflow and include your invoice number.

Total	\$90.00
Payments/Credits	\$0.00
Balance Due	\$90.00



BACKFLOW ASSEMBLY TEST REPORT

Name of premises (company, person) Aberdeen CDD		Owner or agent's name		
Service Address: 110 Flower of Scotland Ave Saint Johns, FL 32259		Mailing address c/o 475 West Town Place Suite 114 St Augustine, FL 32092		
Physical location of device Right side of entrance		Contact phone number		
JEA account number 4503080164		Meter number 84792274 Scan number		
Commercial test purpose		<input checked="" type="checkbox"/> Annual <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> New Installation		
Commercial service type		<input type="checkbox"/> Fire <input type="checkbox"/> Irrigation <input type="checkbox"/> Process / Isolation <input checked="" type="checkbox"/> Potable <input type="checkbox"/> Fire Bypass Reclaimed water is supplied <input type="checkbox"/>		
Residential test purpose		<input type="checkbox"/> Annual <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> New Installation		
Residential service type		<input type="checkbox"/> Potable <input type="checkbox"/> Irrigation Reclaimed water is supplied <input type="checkbox"/>		
Device Type:	Manufacturer:	Size:	Model:	
RPZ	Wilkins	1-1/2"	975XL2	
Serial Number:	Install Date:			
4294997				
INITIAL TEST	Check valve #1	Check valve #2	Differential pressure relief valve	Pressure vacuum breaker
	<input checked="" type="checkbox"/> Closed tight at <u>8.2</u> psi <input type="checkbox"/> Leaked	<input checked="" type="checkbox"/> Closed tight at <u>2.4</u> psi <input type="checkbox"/> Leaked	<input checked="" type="checkbox"/> Opened at <u>2.2</u> lbs reduced pressure <input type="checkbox"/> Did not open	<input type="checkbox"/> Air inlet opened at _____ psi <input type="checkbox"/> Did not open
FINAL TEST	<input type="checkbox"/> Closed tight at _____ psi	<input type="checkbox"/> Closed tight at _____ psi	<input type="checkbox"/> Opened at _____ lbs reduced pressure	<input type="checkbox"/> Satisfactory
Remarks:				
Initial test performed by Dean Triche		Company affiliation Bob's Backflow & Plumbing Services, Inc.	BFDT certificate number PR_9573	Test date 07-22-24
Repaired by		Company affiliation	BFDT certificate number	Repair date
Final test performed by		Company affiliation	BFDT certificate number	Test date
PASS / FAIL CERTIFICATION I hereby certify the assembly described above <input checked="" type="checkbox"/> passed / <input type="checkbox"/> failed and supportive data is accurate.				
Signature <u>Dean Triche</u>				Date <u>07-22-24</u>



BACKFLOW ASSEMBLY TEST REPORT

Name of premises (company, person) Aberdeen CDD		Owner or agent's name		
Service Address: 110 Flower of Scotland Ave Saint Johns, FL 32259		Mailing address c/o 475 West Town Place Suite 114 St Augustine, FL 32092		
Physical location of device RS entrance		Contact phone number		
JEA account number 4503080164		Meter number Scan number 85979420		
Commercial test purpose <input checked="" type="checkbox"/> Annual <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> New Installation Commercial service type <input type="checkbox"/> Fire <input checked="" type="checkbox"/> Irrigation <input type="checkbox"/> Process / Isolation <input type="checkbox"/> Potable <input type="checkbox"/> Fire Bypass Reclaimed water is supplied <input type="checkbox"/> Residential test purpose <input type="checkbox"/> Annual <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> New Installation Residential service type <input type="checkbox"/> Potable <input type="checkbox"/> Irrigation Reclaimed water is supplied <input type="checkbox"/>				
DeviceType: RPZ	Manufacturer: Wilkins	Size: 1-1/2"	Model: 975XL2	
Serial Number: 4823943		Install Date: 02-10-20		
INITIAL TEST	Check valve #1 <input checked="" type="checkbox"/> Closed tight at <u>7.4</u> psi <input type="checkbox"/> Leaked	Check valve #2 <input checked="" type="checkbox"/> Closed tight at <u>2.0</u> psi <input type="checkbox"/> Leaked	Differential pressure relief valve <input checked="" type="checkbox"/> Opened at <u>2.0</u> lbs reduced pressure <input type="checkbox"/> Did not open	Pressure vacuum breaker <input type="checkbox"/> Air inlet opened at _____ psi <input type="checkbox"/> Did not open
	FINAL TEST	<input type="checkbox"/> Closed tight at _____ psi	<input type="checkbox"/> Closed tight at _____ psi	<input type="checkbox"/> Opened at _____ lbs reduced pressure <input type="checkbox"/> Satisfactory
Remarks:				
Initial test performed by Dean Triche		Company affiliation Bob's Backflow & Plumbing Services, Inc.	BFDT certificate number PR_9573	Test date 07-22-24
Repaired by		Company affiliation	BFDT certificate number	Repair date
Final test performed by		Company affiliation	BFDT certificate number	Test date
PASS / FAIL CERTIFICATION I hereby certify the assembly described above <input checked="" type="checkbox"/> passed / <input type="checkbox"/> failed and supportive data is accurate.				
Signature <u>Dean Triche</u>			Date <u>07-22-24</u>	

Future Horizons, Inc

403 N First Street
 PO Box 1115
 Hastings, FL 32145
 USA

Voice: 904-692-1187
 Fax: 904-692-1193

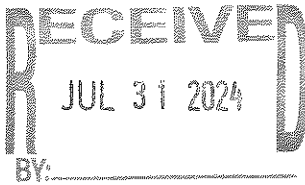
INVOICE

Invoice Number: 84998
 Invoice Date: Jul 31, 2024
 Page: 1

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

Ship to:
Aberdeen CDD 475 West Town Place Suite 114 St. Augustine, FL 32092

Customer ID	Customer PO	Payment Terms	
Aberdeen01	Per Contract	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Hand Deliver		8/30/24

Quantity	Item	Description	Unit Price	Amount
1.00	Aquatic Weed Control	Aquatic Weed Control services performed in July 2024	2,675.00	2,675.00
				
Subtotal				2,675.00
Sales Tax				
Freight				
Total Invoice Amount				2,675.00
Payment/Credit Applied				
TOTAL				2,675.00

Check/Credit Memo No:

Overdue invoices are subject to finance charges.



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

Invoice	
Date 08/01/2024	Number JAK08240029
Due Date 08/31/2024	Cust # 126102
Invoice Amount \$ 1,200.00	Amount Remitted

Sold To:
 ABERDEEN COMMUNITY DEVELOPMENT

For:
 ABERDEEN COMMUNITY DEVELOPMENT

475 WEST TOWER PLACE
 STE 114
 ST AUGUSTINE FL 32092

110 FLOWER OF SCOTLAND AVE
 FRUIT COVE FL 32259

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:
 ABERDEEN COMMUNITY DEVELOPMENT
 475 WEST TOWER PLACE
 STE 114
 ST AUGUSTINE FL 32092

For:
 ABERDEEN COMMUNITY DEVELOPMENT
 110 FLOWER OF SCOTLAND AVE
 FRUIT COVE FL 32259

Invoice No	Date	Cust No	Sismn No	PO Number	Franchisee	Due Date
JAK08240029	08/01/2024	126102	FO SOLD		DARRYL HALL ENTERPRISES LLC	08/31/2024
Quantity	Description				Unit Price	Extended Price
1	MONTHLY CONTRACT BILLING AMOUNT FOR AUGUST				1200.00	1200.00
<p><i>Cleaning Contract</i> <i>1,370.53800.45927</i> <i>ICA</i></p>						
<p>RECEIVED JUL 30 2024 BY: _____</p>						
<p>Make All Checks Payable To: JANI-KING OF JACKSONVILLE</p>						
Amount of Sale					\$ 1,200.00	
Sales Tax					\$ 0.00	
Total					\$ 1,200.00	

KUTAK ROCK LLP

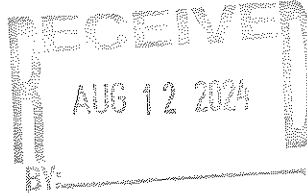
TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

August 12, 2024



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

Reference: Invoice No. 3436926
Client Matter No. 223-1
Notification Email: eftgroup@kutakrock.com

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

Invoice No. 3436926
223-1

Re: General

For Professional Legal Services Rendered

05/02/24	K. Jusevitch	0.30	43.50	Prepare budget resolution and correspond with district manager regarding same
05/29/24	K. Magee	0.20	53.00	Conference with Haber regarding public records request
05/31/24	W. Haber	0.40	116.00	Review record requests and confer with Sweeting and Oliver regarding same
05/31/24	K. Magee	0.30	79.50	Call with district manager regarding public records request
TOTAL HOURS		1.20		
TOTAL FOR SERVICES RENDERED				\$292.00
TOTAL CURRENT AMOUNT DUE				<u>\$292.00</u>

KUTAK ROCK LLP

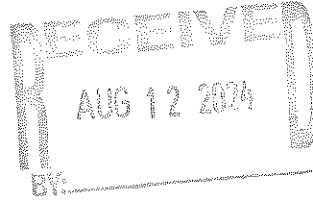
TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

August 12, 2024



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

Reference: Invoice No. 3436928
Client Matter No. 223-2
Notification Email: eftgroup@kutakrock.com

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

Invoice No. 3436928
223-2

Re: Aberdeen CDD - Monthly Meeting

For Professional Legal Services Rendered

05/17/24	K. Magee	Staff call regarding agenda items for Board of Supervisors meeting
05/23/24	K. Magee	Review updated agenda items and pool proposal letter
05/24/24	W. Haber	Review budget and agenda for May meeting
05/28/24	W. Haber	Confer with Magee regarding meeting
05/28/24	K. Magee	Preparation, travel and attendance at Board of Supervisors meeting

KUTAK ROCK LLP

Aberdeen CDD

August 12, 2024

Client Matter No. 223-2

Invoice No. 3436928

Page 2

TOTAL FOR SERVICES RENDERED \$1,500.00

DISBURSEMENTS

Travel Expenses 161.53

TOTAL DISBURSEMENTS 161.53

TOTAL CURRENT AMOUNT DUE \$1,661.53

INVOICE

Leak Seekers, Inc
120 Palencia Village Dr Ste 105-350
Saint Augustine, FL 32095

josh@waterleakseekers.com
+1 (904) 599-7474



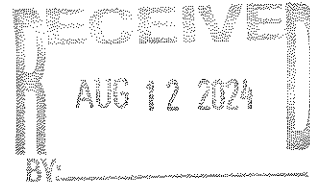
Bill to
Aberdeen CDD
110 Flower Of Scotland Avenue
Fruit Cove, FL 32259

Ship to
Aberdeen CDD
110 Flower Of Scotland Avenue
Fruit Cove, FL 32259

Invoice details

Invoice no.: 4683
Terms: Due Upon Receipt
Invoice date: 08/12/2024
Due date: 08/12/2024

#	Date	Product or service	Description	Qty	Rate	Amount
1.	08/12/2024		Job# 1047037972			
2.	08/12/2024		Job Description: Commercial Pool			
3.	08/12/2024		Arrival Time Window: 07:00 am - 01:00 pm			
4.	08/12/2024		Duration: 1 h 0 m			
5.	08/12/2024		Assigned Techs: Joshua Gibson			
6.	08/12/2024		<p>Completion Notes: Performed leak detection on community lap pool. Technician found a large leak in the corner of the wall closet to the admin buildings. Puttled leak at no additional charge. Pressure test on the pool plumbing revealed no leaks on the scum gutter line, floor returns, main drain, or vacuum lines at the time of inspection. Plumbing lines each held pressure for 30 minutes. Technician also found small leak on light conduit on the north side of the pool wall. Puttled leak at no additional charge. Technician noticed the pool deck pavers have a slight dip on the west side of the pool that is not related the the pool.</p> <p>\$2400</p>			



Total

\$2,400.00

Ways to pay



Overdue

08/12/2024

Pay invoice

Project Manager Alex Acree



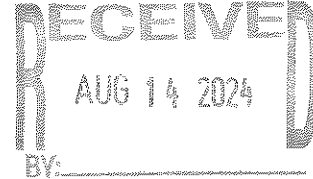
Aberdeen Community Development District
Oksana Kuzmuk
475 West Town Place, Suite 114
St. Augustine, FL 32092

August 14, 2024
Invoice # 191661

Project 0000021848.0000 Aberdeen CDD

This invoice includes charges for tasks performed for your project, including:

- Coordinate with District Manager
- CDD Agenda Review
- Plat and Permit Review for Site Line Coordination



Please call Alex Acree if you have any questions or concerns regarding your project.
For billing inquiries, please contact our Accounting Department.

Professional Services through July 31, 2024

Phase 0001 Engineering Services

	Hours	Rate	Amount	
Vice President of Production	2.00	290.00	580.00	
Project Administrator	.25	120.00	30.00	
Total Labor				610.00
		Total Due:		610.00

Billed to Date

	Current Due	Prior Billed	Billed to Date
Labor	610.00	3,142.50	3,752.50
Expense	0.00	38.53	38.53
Totals	610.00	3,181.03	3,791.03

7 Waldo Street, St. Augustine, FL 32084 | P: 904.826.1334 | F: 904.826.4547 | www.MDGinc.com

Invoices are due upon receipt. Prompt payments are critical to keeping your project on schedule. Matthews | DCCM accepts all major credit cards for a 3.5% convenience fee. Payments not received within 30 days of the invoice date are considered past due and all work and submittals will be placed on hold until payment is received along with finance charges of 18% annual accrued. We appreciate your business and cooperation with timely payments.



PAYMENT ADDRESS:
Turner Pest Control LLC • P.O. Box 952503 • Atlanta, Georgia 31192-2503
904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-225-5305 • turnerpest.com

Turner Pest Control LLC
P.O. Box 952503
Atlanta, GA 31192-2503
904-355-5300

Service Slip/Invoice

INVOICE: 619416655
DATE: 08/08/2024
ORDER: 619416655

Bill To: [139845]
Aberdeen
Aberdeen - CDD
C/O Government Services
475 W. Town Place - Suite 114
Saint Augustine, FL 32092

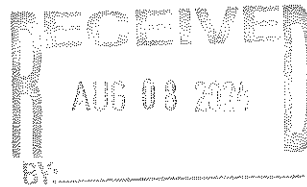
Work Location: [139845] 904-626-0375
Aberdeen
Aberdeen - CDD
110 Flower Of Scotland Ave
Saint Johns, FL 32259-6937

Work Date	Time	Target Pest	Technician	Time In
08/08/2024	08:45 AM			08:45 AM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	08/08/2024	121:05	09:34 AM

Service	Description	Price
---------	-------------	-------

CPCM	Commercial Pest Control - Monthly Service	\$112.42
SUBTOTAL		\$112.42
TAX		\$0.00
AMT. PAID		\$0.00
TOTAL		\$112.42

AMOUNT DUE \$112.42



4756 102416655 08-08-2024 08:45 AM 08:45 AM 09:34 AM

* 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.

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

PLEASE PAY FROM THIS INVOICE



PAYMENT ADDRESS:
 Turner Pest Control LLC - P.O. Box 952503 • Atlanta, Georgia 31192-2503
 904-355-5300 • Fax: 904-353-1499 • Toll Free: 800-226-5305 • turnerpest.com

Turner Pest Control LLC
 P.O. Box 952503
 Atlanta, GA 31192-2503
 904-355-5300

Service Slip/Invoice

INVOICE: 619418929
DATE: 08/08/2024
ORDER: 619418929

Bill To: [139845]
 Aberdeen
 Aberdeen - CDD
 C/O Government Services
 475 W. Town Place - Suite 114
 Saint Augustine, FL 32092

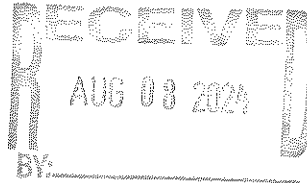
Work Location: [428304] 904-217-0925
 Aberdeen CDD II (Amenity Center)
 96 Bush Pl
 Fruit Cove, FL 32259-7101

Work Date	Time	Target Pest	Technician	Time In
08/08/2024	08:45 AM	ANTS, FIRE ANT, ROA		08:45 AM
Purchase Order	Terms	Last Service	Map Code	Time Out
	NET 30	08/08/2024		09:34 AM

Service	Description	Price
---------	-------------	-------

CPCM Commercial Pest Control - Monthly Service \$101.97

SUBTOTAL \$101.97
TAX \$0.00
AMT. PAID \$0.00
TOTAL \$101.97



AMOUNT DUE \$101.97

* 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.

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

PLEASE PAY FROM THIS INVOICE

CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
8/14/24	00189	8/09/24 08092024	202408 600-53800-60100	SILVANA TRIGO DBA SIL PAVERS INC	*	1,200.00	1,200.00 000159
TOTAL FOR BANK B						1,200.00	
TOTAL FOR REGISTER						1,200.00	

Proposal

Page # _____ of _____ pages

Sil Pavers Inc
904-577-9021
904-710-4122

167 Papa way
st Johns FL 32259

Jay Parker

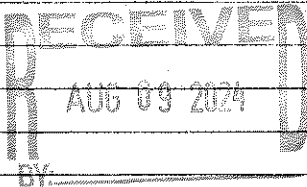
PROPOSAL SUBMITTED TO: 110 Flowers of Scotland	JOB NAME	JOB #
ADDRESS st Johns 32259	JOB LOCATION	
	DATE	DATE OF PLANS
PHONE # 904 217 0925	FAX #	ARCHITECT

We hereby submit specifications and estimates for: Invoice

Remove and Reinstall approximately 210 SF
of Paver in the back

total Due 1200⁰⁰

Paid in Full 1200⁰⁰
check #



Balance 0

We propose hereby to furnish material and labor -- complete in accordance with the above specifications for the sum of: _____ Dollars

with payments to be made as follows: _____

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control.

Respectfully submitted _____

Note — this proposal may be withdrawn by us if not accepted within _____ days.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Signature Jay Parker

Date of Acceptance 8/9/24

Signature _____