

*Remington Community
Development District*

Agenda

February 26, 2019

AGENDA

Remington

Community Development District

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February 19, 2019

Board of Supervisors
Remington Community
Development District

Dear Board Members:

The Board of Supervisors of the Remington Community Development District will meet **Tuesday, February 26, 2019 at 6:00 p.m. at the Remington Recreation Center, 2651 Remington Blvd., Kissimmee, FL 34744.** Following is the advance agenda for the meeting:

- I. Roll Call
- II. Modifications to Agenda
- III. Public Comment Period
- IV. Organizational Matters
 - A. Administration of Oath of Office to Newly Elected Supervisor
- V. Approval of Minutes of the January 29, 2019 Meeting
- VI. Consideration of First Amendment to Agreement with Sharks and Minnows Swim School, Inc.
- VII. Discussion Items
 - A. Pond Fish Proposal
 - B. Request for Fundraiser at Recreation Center
- VIII. Public Hearing
 - A. Consideration of Resolution 2019-03 Amending the District's Rules of Procedure Regarding Street Parking
- IX. Staff Reports
 - A. Attorney
 - B. Engineer
 - 1. Discussion of Speed Humps
 - C. District Manager's Report
 - 1. Approval of Check Register
 - 2. Balance Sheet and Income Statement
 - 3. Field Manager's Report
 - 4. Security
- X. Supervisor's Requests
- XI. Adjournment

The second order of business is Modifications to the Agenda. Any modifications will be announced under this section.

The third order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items.

The fourth order of business is organizational matters. Section A is administration of Oath of Office to the newly elected Supervisor.

The fifth order of business is the approval of minutes from the January 29, 2019 meeting. The minutes are enclosed for your review.

The sixth order of business is consideration of first amendment to agreement with Sharks and Minnows Swim School, Inc. A copy of the agreement is enclosed for your review.

The seventh order of business is discussion items. Section A is a pond fish proposal, a copy of the proposal is enclosed for your review. Section B is request for fundraiser at recreation center. A copy of the flyer is enclosed for your review.

The eighth order of business opens the Public Hearing. Section A is consideration of Resolution 2019-03 amending the District's Rules of Procedure regarding street parking. A copy of the resolution and redline policies and procedures are enclosed for your review.

The ninth order of business is the Staff Reports. Subsection 1 of Section B is discussion of speed humps. Section C is the District Manager's Report. Section 1 includes the check register being submitted for approval and Section 2 is the balance sheet and income statement for your review. Section 3 is the Field Manager's Report that will update you on the status of any field or maintenance issues around the community. The Field Manager's Report will be provided under separate cover. Section 4 is the security report from Universal Protection Services.

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please contact me.

Sincerely,



Jason M. Showe
District Manager

Cc: Scott Clark, District Counsel
Mark Vincutonis, District Engineer
Darrin Mossing, GMS

MINUTES

MINUTES OF MEETING
REMINGTON
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Remington Community Development District was held on Tuesday, January 29, 2019 at 6:00 p.m. at the Remington Recreation Center, 2651 Remington Boulevard, Kissimmee, Florida.

Present and constituting a quorum were:

Brian (Ken) Brown	Chairman
Kenneth Soukup	Vice Chairman
Carl Thilburg	Assistant Secretary
Barbara Kirk	Assistant Secretary

Also present were:

Jason Showe	District Manager
Scott Clark	District Counsel
Shawn Hindle	District Engineer
Alan Scheerer	Field Manager
Eric Luciano	UPS
Scott Newman	UPS
Residents	

FIRST ORDER OF BUSINESS

Roll Call

Mr. Brown called the meeting to order at 6:00 p.m. and Mr. Showe called the roll. A quorum was present.

SECOND ORDER OF BUSINESS

Modifications to Agenda

Mr. Showe: We have none.

THIRD ORDER OF BUSINESS

Public Comment Period

Mr. Brown: If you have any comments, please raise your hand, provide your name and address and you will have three minutes.

Larry Hurley, 2616 Keswick Court: I noticed on my walks that some of the lights on Remington Boulevard are either not functional or down on the ground. One in particular, is on Waters Edge Drive. I'm not sure which subdivision that is, but I just wanted to let you know.

Mr. Scheerer: We are aware of it.

Mr. Hurley: Also, quite a few bricks on the speed humps are falling into the hump, are cracked, or coming apart. I'm sure that you are probably putting together a schedule.

Mr. Scheerer: Absolutely.

Mr. Hurley: Do you have any idea of when that work is scheduled?

Mr. Scheerer: No, I will talk to Shawn about it tonight.

Mr. Hurley: My recollection was that we were installing new cameras at the gates.

Mr. Scheerer: They are installed.

Mr. Hurley: I think there was some discussion about giving the Supervisor of the guards access to that data so he can do his job.

Mr. Scheerer: I'm not sure if he needs access. The only time we need access is when we receive requests for information and we come out here and provide that information, but it's not real-time unless you are actually at the gate. Just like the issue with the guard not being at the gate. If we knew the date and time, we can come back and take a look at that. That is something we always handed internally between staff and law enforcement.

Mr. Hurley: So you do that?

Mr. Scheerer: Yes.

Mr. Hurley: Instead of having a supervisor?

Mr. Scheerer: Yes, it is a little more complicated than what it used to be.

Mr. Hurley: One of the major benefits is having access to it by phone.

Mr. Scheerer: You can't get access by phone yet. We are having internet issues. I'm trying to get internet to all three buildings, with the exception of this one.

Mr. Hurley: If he can see it by being at one of the guard shacks and he could get into the data and review it, you would be able to tell what's going on.

Mr. Scheerer: If that is what the Board wants us to do, we would be happy to do that, but we always handled retrieval of video information through staff, meaning myself or Jason so if that is what the Board wants us to do, we will have the vendor create a login and a password. This way he can access it when necessary. The problem we found was that the officers spent a lot of time looking at the cameras so we had the vendor come back out and black out the cameras so the only way you can get access now is through a password. I have a password, Jason has a password and the security company has a password, but if the Board wants us to give a password to the Supervisor, we can certainly create one.

Mr. Hurley: It's just a suggestion.

Dennis Essing, 186 Club Villas Lane: I've been trying to get information off of your new website. I am not very good on the internet and can hardly find anything on it so I'm requesting a short one-minute lesson from Jason after the meeting, if possible. Maybe he can assist me. The reason I am bringing this up now is I don't know if anyone else utilizes it and maybe wants help with the internet.

Wanda Boucher, 2721 Corybrooke Lane: I'm wary because when everybody sits at the meeting here, they point fingers at Eric saying, "Your employee wasn't here at such and such a time." They are aiming their frustration at him because he's the Supervisor. He should have the tools he needs to work with so he can address the issues and an important tool for him to have as a Supervisor is a two-way radio. So, if owners have a problem here, the guard can call Eric or Gina on the radio and assist the guards in the guardhouse. They have no way to communicate with each other, yet everybody is quick to jump on Eric because something isn't being done or isn't being done and that's not right. Thank you.

Bruno Santos, 206 Cornwall Court: The Supervisor needs to be aware of what these guards are doing, but I didn't know they didn't have access. You two have access. Do you check the cameras every day? No. So, he should have access because we are complaining about not having guards at the gate, but then the Supervisors cannot verify whether or not they are there. I think it's absurd that he doesn't have access to it.

Mr. Scheerer: If I can, I would like to make a couple of comments.

Mr. Brown: Go ahead Alan.

Mr. Scheerer: If the guardhouses are not manned, the 6:00 p.m. roving patrol Supervisor has the responsibility to verify that all posts are manned.

Mr. Brown: Correct.

Mr. Scheerer: You don't need a camera to figure out whether somebody showed up to work or not. I have no problem, as I stated a minute ago, if the Board wants me to give access. You cannot have remote access to this camera so I guess Eric is going to have to come here. If he's off that day or working that day, you can physically go to the guardhouse or to the other roving patrol officer. You don't need a camera to see if the guardhouse has been occupied. The 6:00 p.m. roving patrol is the onsite Supervisor for security. He has a couple of functions such as making sure the guard at the Rec Center is here, making sure both gatehouses are manned and retrieve voicemails from residents that call any of the phone numbers to say they have a visitor or

for parking information. Again, Eric has plenty of tools to verify whether or not the 6:00 p.m. officer is here. Whether he's here or the 6:00 p.m. officer is here on Eric's days off, that's the standard protocol. The 6:00 p.m. roving patrol officer is the Supervisor. They drive to each gate and come to the Rec Center to access voicemails. If somebody is not here it's up to that individual to get a hold of his Supervisor or that roving patrol officer is supposed to man the gate until the gate could be manned by a different gate officer. That's the protocol. Again, I have no problem giving them access, but the access does you no good from home because we are having issues getting internet to the two guardhouses. So, once we get the internet, that may change things a little bit, but the 6:00 p.m. roving patrol has the responsibility to verify that all employees are here, the gates are manned and everything is up and running.

Althea Garner, 606 Chadbury Way: Regarding the parking, Corybrooke Lane, Stonewyk Way, and Windsor Park have a distinct parking problem. Cars are parking on the grass. One resident of Windsor Park calls the guard every day to say that she has a guest when she doesn't. This has been going on for years. They have five cars and jockey the cars into the garage and driveway. That's not good enough.

Mr. Scheerer: Windsor Park has its own policy regarding parking on the grass.

Ms. Garner: No, we go by what the CDD rules say.

Mr. Scheerer: I just drove through Windsor Park with the District Manager and there are signs specifically saying that there is no parking on the grass per HOA policy. We don't enforce parking on the grass. We only enforce parking on the street.

Ms. Garner: Exactly.

Mr. Scheerer: But you just mentioned the grass so I'm providing clarification on the grass. The CDD doesn't enforce parking on the grass.

Ms. Garner: It does not encompass Corybrooke Lane or Stonewyk Way.

Mr. Scheerer: I understand.

Ms. Garner: I thought there was no parking on the grass anywhere in Remington.

Mr. Scheerer: The CDD does not enforce that. We only enforce street parking.

Ms. Garner: It's the Remington Master Association that enforces parking on the grass?

Mr. Scheerer: Yes, to my knowledge.

Mr. Brown: Yes, they put the "No Parking" signs.

Ms. Garner: I would like to place on the record right here and right now that I am the President of the HOA and would like parking enforcement on the street any time that the guard goes through.

Mr. Brown: What do you mean?

Ms. Garner: Stickers should be put on illegally parked cars.

Mr. Brown: If they call them. I agree if they called them every day for a year, we need to address that, but if it's just somebody who called in and said they are a visitor, he is not going to put a sticker on their car.

Mr. Scheerer: There is a policy for that.

Ms. Garner: I parked on the street when I had my roof redone and I received an orange sticker an hour after I first parked there.

Mr. Brown: Did you call them?

Ms. Garner: Yes, I did.

Mr. Brown: Before you parked on the street?

Ms. Garner: Yes.

Mr. Brown: You should've come in or called one of these guys because we've had people call before and said, "We called in and got a sticker" and we removed it.

Mr. Showe: If we can verify the call, we can remove the violation.

Mr. Brown: We can take it off of the records.

Ms. Garner: I took it off.

Mr. Santos: We included this in the protocol. If the roving patrol is in charge of making sure there's somebody at the gate, it's not working. That person is not reporting anyone at the gate because on Nextdoor, people are saying that at 7:10 p.m. there was no guard or the gate was broken and the person who was there was letting everybody in. Do they continue to stand there? No, but she was letting everybody in because the gate was broken.

Mr. Scheerer: I can speak to that. I am familiar with what Bruno just stated because we received some emails over the weekend about this. I did communicate directly to security. Everybody in here knows if a resident gate arm breaks security is supposed to cone off the resident gate and funnel everybody through the visitor gate.

Mr. Soukup joined the meeting.

Mr. Scheerer: If the visitor gate lane is broken, security needs to step up and stop the vehicle and treat it just as they normally would as Mr. Santos just stated. We had that conversation.

It hasn't happened in a while, but I also know that there is a protocol, due to excess traffic from time-to-time, where the Board allowed security to open up the gate to allow residents or visitors to come through to shorten the amount of traffic. That happens. I know that security does that from time-to-time. If the visitor gate arm is broken they continue to take down information, but if the resident gate arm is broken, they cone off the resident lane and funnel traffic through the visitor lane. I know that's a pain to the residents and they don't like it, but you can always go around to the other gate. If it's too much of a problem then they can also open the gates to let traffic through.

Mr. Showe: We received your email and forwarded it to security within 10 minutes. They answered it and replied.

Mr. Scheerer: I had those conversations for quite some time.

Mr. Santos: I thought that the security guards had to write down tags.

Mr. Scheerer: Yes.

Mr. Santos: If there was a specific camera that the guard could use to view the tag, then they don't have to write it down. They can let it go because it's recorded.

Mr. Brown: How long do we keep those recordings?

Mr. Scheerer: About three weeks with the new system. We used to get 10 days with the old system, but we are up to about 15 to 17 days. I can tell you that a lot of times, if law enforcement has something that they are working on, we may not have that camera footage anymore so they ask for the logs. So, we get copies of the logs and turn all of that over to the Osceola County Sheriff's Office or whichever law enforcement agency is investigating in the community. They both play an important part, which is why the Board has the security officers say, "Hey, how are you doing? Welcome to Remington, where are you going?" If they say, "I'm passing through," the security guard says, "Great, thank you. Let me get your tag number and off you go." It's a tedious job and the security officers do a great job, but the cameras are only good for about 15 days.

Mr. Santos: At my house, I have night cameras that record for 30 days. Are you going to tell me that we can only record for 17 days?

Mr. Brown: That is pretty much what he just told me.

Mr. Santos: Are you telling me that you don't have enough capacity for more time?

Mr. Brown: That's exactly what I'm telling you.

Mr. Scheerer: Bruno, just so you know, this month we had 18,000 to 20,000 cars between 7:00 p.m. and 6:00 a.m. at the Partin Settlement Road Gate on average. That is a lot of vehicles

moving through this community, plus all of the vehicles that come through the community during the day. The cameras are recording, so we could try to find more terabytes to increase the storage time, but usually if something happens in your community, local law enforcement calls me on my cellphone or texts to request the footage. It's within a few days of that happening so it's very rare that we exceed that 10 to 15-day window.

Mr. Brown: I don't think it's worth keeping footage from the camera.

Mr. Scheerer: Home cameras are different because it's just you and maybe some passive traffic around your property. You guys have been here a long time and hear the number of vehicles. Keep in mind that from 7:00 p.m. to 6:00 a.m., you are looking at 16,000 vehicles on average.

Mr. Showe: That doesn't count the other 12 hours.

Mr. Scheerer: There were 8,000 vehicles at the E. Lakeshore Boulevard Gate.

Mr. Soukup: I think the backup of the logbook is very important to have in case there's a problem with the cameras.

Mr. Scheerer: Things happen. There are power surges, lighting strikes, bad weather, etc. so we have the log sheets as a backup.

Mr. Brown: Sometimes they let people through the gate and sometimes people escape through on the visitor side by tailgating. They may not get every single tag. That's just the reality of it. It's not 100%, but by in large, we have mostly been able to give the police whatever they want.

Mr. Showe: Correct.

Mr. Scheerer: They are extremely grateful.

Mr. Santos: Last Tuesday and Wednesday, a vehicle was ticketed and we noticed that since that day they are not parking overnight. So, I hope that continues.

Mr. Brown: I thought a couple of cars were ticketed.

Mr. Showe: Alan and I had a meeting with security and management. Scott Newman is here and will address the Board later, but we have been trying to resolve a lot of those issues.

Resident (Not Identified): At the last meeting, Linda from the HOA said that the E. Lakeshore Boulevard guardhouse was unattended at 5:30 a.m.

Mr. Brown: Correct.

Resident (Not Identified): She couldn't figure out why. That's one of the items that was addressed.

Mr. Brown: To their point, two-way radios are probably a good idea if they don't have communication between each other, but perhaps we could look at putting up a timeclock in the guardhouses so the guards can punch in. That might be the better way to keep track of whether the guards were there when they were supposed to be.

Mr. Scheerer: There is a check-in system where guards use a little wand to touch a keypad. We will work with security if that's the Board's direction to see what their thoughts are about putting in a timeclock. Once we get the internet to operate these new cameras, we can come back and revisit the access from security. Obviously, we want to make sure that law enforcement has their own login so they can have access to all of the cameras.

Mr. Brown: I'm not opposed to the guards having access, but I think something like a timeclock would be a better tool.

Ms. Garner: Is there anything that can be done about the school parking?

Mr. Brown: We put up signs.

Ms. Garner: They don't notice them.

Mr. Scheerer: That's on the Sheriff's Department because the Sheriff's Department approached this Board and said, "Hey, we are having a parking issue. If the CDD would invest in this signage, we will enforce the parking."

Ms. Garner: They don't.

Mr. Scheerer: We don't have law enforcement police powers, but this Board did exactly what the Osceola County Sheriff Officers requested. I would contact the Sheriff's Office through the non-emergency number.

Resident (Not Identified): That's what we are supposed to do.

Mr. Scheerer: Call the non-emergency number.

Resident (Not Identified): They park close to where you turn.

Mr. Scheerer: Multiple "No Parking" signs were placed at this Board's expense at Somerset Place Drive and Oakview at the request of the Sheriff's Office so I would contact them.

Ms. Garner: You put in a traffic signal on Partin Settlement Road.

Mr. Scheerer: We didn't do that.

Ms. Garner: Thank you. I honestly believe that the school parking should not come any closer than the gate.

Mr. Scheerer: It can't show residents where to park.

Ms. Garner: The Sheriff controls traffic outside of the school, but never penalizes the motorists.

Ms. Kirk: If we call enough, they will post a Sheriff down there for a while.

Mr. Scheerer: I recommend calling the non-emergency number to complain.

Mr. Brown: I think they were writing tickets.

Mr. Scheerer: They did for a while and then went away.

Mr. Luciano: The Sheriff still actively patrols that area and issues tickets; 22 tickets were issued in the last week alone. We can't control people. We can ticket them, but they will pay them and keep doing it.

Ms. Garner: They should be ticketed again.

Mr. Scheerer: I'm sure they will receive a ticket.

Mr. Hurley: I haven't had a student there for a long time, but when my granddaughter was going there, I haven't seen a change. The reason you have all of these people parking outside is because their children were designated a walker and allow the child to only walk so far. They don't sit in line like I did and everybody else does and deserve to get a ticket. I noticed that they are now parking on the inside streets, sometimes on both sides of the road.

Ms. Kirk: We can put orange cones so they can't come in.

Pam Zaresk, 121 Club Villas Lane: I spoke to people in the neighborhood and it looks like the unmarked police officer seems to be having a good effect to keep the speeding down. I heard that from a lot of people. I was wondering if you are getting the same sense and whether it's your intention to keep doing it.

Mr. Thilburg: I brought this up to collect some data and get feedback from the people that we hired, but I haven't received any feedback.

Mr. Showe: I will double check on that.

Mr. Thilburg: That was the purpose.

Mr. Soukup: So we can make a decision.

Mr. Thilburg: This way we can make a decision if we want to do it on a month-by-month basis.

Mr. Scheerer: It was fun to watch.

Mr. Brown: We did it for two or three months. Didn't we?

Mr. Showe: Yes, I think we did it for two months. We had some random ones. They may just not have filed reports yet, but we will get them.

Mr. Brown: Okay.

Mr. Scheerer: The days I was here, it worked.

Mr. Thilburg: Regarding the two-way radios that Brian talked about, I work for a security company and we use radios to communicate. How many Supervisors do you have, Eric?

Mr. Luciano: I'm the main Supervisor.

Mr. Soukup: Is there one per shift?

Mr. Luciano: There is an assistant on the weekend.

Mr. Thilburg: Do we have roving patrol seven days a week?

Mr. Luciano: Yes.

Mr. Thilburg: I suggest having radios in both guard shacks and that the roving patrol have radios that they can charge during the day. This way you can have communication with whoever needs help right away.

Mr. Luciano: Technically we need four radios.

Mr. Thilburg: Do you have a command post?

Mr. Luciano: Yes.

Mr. Thilburg: Okay that's great. The security company that I belong to has a command post and everything goes through there. I think that should be looked into.

Mr. Scheerer: We will talk to them.

Janet Moore, 746 Stonewyk Way: I live directly across from the big oak that was just removed. Was the Extension Office the only one who looked at the oak and said that it needed to be taken down because it was hit by lightning?

Mr. Brown: REW looked at it also.

Mr. Scheerer: A couple of different companies looked at it. Enviro Tree Service gave us a price to do some tree lifting.

Ms. Moore: Of course they wanted to cut it down.

Mr. Scheerer: They didn't want to cut it down.

Ms. Moore: It was over 100 years old.

Mr. Scheerer: I understand, but that tree was struck by lightning three years ago.

Ms. Moore: No, the tree was struck before I moved in, which was in 2013. I live directly across from it. I couldn't understand why the CDD or someone didn't treat the tree.

Mr. Scheerer: We did. Please let me finish. We had the University of Florida Extension Office come out here and they did a complete analysis. They took some samples of the tree and

gave us an entire protocol on how to treat the tree, what we need to do and we did that for two years. None of those treatments were effective and the tree continued to defoliate. Over time we noticed some of the branches starting to hollow out. We had Enviro Tree and REW come out to take a look at it. REW's arborist agreed it wasn't getting any better and recommended that the tree be removed.

Ms. Moore: Okay.

Mr. Brown: I don't want to see a 100, 200 or 300-year-old tree removed.

Mr. Scheerer: I understand. They removed trees when they developed these communities. As it is, they don't leave enough trees so we did what we felt we needed to. We followed all of the guidelines starting with the Extension Office. That is our go-to for any landscape and tree problems and then we went to two different companies that have certified arborists on staff. We followed all of the protocols that the Extension Office gave us and that tree was continuously getting worse. It's a big tree.

Ms. Moore: The tree is now gone. The company that took it down did a beautiful job.

Mr. Scheerer: Yes.

Ms. Moore: I have pictures. There is one that will make you cry because when all the leaves were removed, an eagle was circling around because there was nowhere for it to land. They did do a good job cleaning up after the tree was removed.

Mr. Scheerer: The Board asked us to look at some options. Obviously, we can't replant a tree of that magnitude.

Ms. Moore: The others look nice.

Mr. Scheerer: They do.

Ms. Moore: I noticed some students sitting and reading on the brick walkway today.

Mr. Scheerer: I saw them.

Ms. Moore: So that's why I'm recommending this repair.

Mr. Scheerer: We are in the process of repairing the brick pavers. We can't plant a tree in that same spot.

Ms. Moore: For heaven's sake, don't put up a gazebo.

Mr. Scheerer: Maybe we can have a couple of benches. It's a nice place to hang out.

Ms. Moore: They did a very good job cleaning it up because my property is directly across from it. Of course, I've shed some tears over this.

Mr. Scheerer: We held out on cutting that tree down for some time. I share everyone's sentiments that, that tree is a majestic tree and it's unfortunate what happened to it, but over the years, we followed all protocols and all of the steps that we were asked to do prior to removing the tree.

Ms. Garner: With regard to the tree in the park, is there any more or intention to fence off the lake side?

Mr. Brown: We haven't really talked about it.

Ms. Garner: It's called a dog park.

Mr. Scheerer: We don't call it that. All it is, is a little passive park. All we did was put up signs requesting people to pick up after their pets because they weren't picking up after them. There is no dog station because it's not a designated dog park. It's just a passive park.

Ms. Garner: I see.

Mr. Scheerer: I think the plan is to leave it the way it is and find something to do with the backs of the lakes.

Ms. Moore: It would be nice to have a "No Fishing" sign down there.

Mr. Scheerer: We are working on the signs. It is in my report. We ordered 12 more signs and some additional posts and those will be going up.

Ms. Moore: I see renters from the other side coming down to fish because they don't know they can't fish because there are no "No Fishing" signs. There are alligators.

Mr. Santos: Who is responsible for replacing the dead tree in front of a house; the HOA or CDD?

Mr. Showe: The maintenance of trees in front of homes fall to the residents.

Mr. Santos: Only maintenance of the tree. What happens if the tree in front of the house is dead?

Mr. Scheerer: The HOA replaces it.

Mr. Brown: Or the County.

Mr. Scheerer: I think the question is if you have a dead tree in your yard and you are not doing anything with it, the HOA is responsible for making sure you maintain it. Typically, it's a CCNR violation unless I'm wrong.

Mr. Santos: I meant between the sidewalk and the street.

Mr. Hurley: It's the homeowner's responsibility to take care of the tree. If it's dying, they can apply to take it down, but they have to commit to putting up one of the approved trees.

Mr. Soukup: But if it's dead and unsightly, is that something where Rodney can sign a letter to request a replacement?

Mr. Hurley: Rodney can put it in an application.

Mr. Soukup: I understand that, but let's just say the tree is dead and they don't want to do anything about it and he's complained about it because he has to look at a dead tree. Is that something that Rodney can write the resident up for?

Ms. Kirk: Rodney can send a violation letter.

Mr. Soukup: So that would go under the HOA.

Ms. Kirk: You would have to contact Rodney.

Mr. Hurley: Okay.

FOURTH ORDER OF BUSINESS

Organizational Matters

A. Administration of Oaths of Office to Newly Appointed Supervisor

Mr. Showe: He is not available.

FIFTH ORDER OF BUSINESS

Approval of Minutes of the December 18, 2018 Meeting

Mr. Brown: Does anyone have any changes, additions or deletions to the minutes of the December 18, 2018 meeting?

Mr. Showe: Ms. Kirk provided me some clarifications to the minutes, so you can approve them as amended. Some of the names were incorrect. If you have any comments, you can provide those as well.

Mr. Thilburg: I just have a question on Page 3. Mr. Santos asked a question about the fish in the ponds and Alan was supposed to give us some information.

Mr. Scheerer: We are still gathering the information from Clarke. I think Mr. Santos wanted us to add some fish to the ponds so he sent a map of the community and the acreages to Clarke Environmental. We don't have anything as of this meeting.

Mr. Thilburg: I pulled information off of the Orange County website on Gambusia.

Mr. Santos: I was the one that mentioned Orange County was putting Gambusia fish in all of their ponds and lakes.

Mr. Thilburg: They said it's free. There was a phone number saying, "If you need fish for your pond call Mosquito Management Services."

On MOTION by Mr. Thilburg seconded by Mr. Soukup with all in favor the minutes of the December 18, 2018 meeting were approved as amended.

SIXTH ORDER OF BUSINESS

Discussion of Request from Gleneagles HOA

Mr. Showe: The Gleneagles HOA is requesting permission to install a yellow stripe in front of their incoming gate. They think it will help people from hitting the gate. I don't see any reason to object, but I wanted to bring it to the Board in case there was any objection. They would be paying for it and needed the CDD's permission since it's our road.

On MOTION by Mr. Thilburg seconded by Mr. Soukup with all in favor the Gleneagles HOA request was approved.

SEVENTH ORDER OF BUSINESS

Discussion of Street Parking Enforcement Policies and Procedures

Mr. Showe: We intended to have an actual rulemaking hearing at this meeting, but unfortunately a week after Christmas, The Orlando Sentinel completely missed running legal ads for several of our Districts, including this one so we had to re-advertise it for the February meeting. They didn't charge us for the re-advertising, but legally we are required to have that notice so in talking with Scott, we wanted to have discussion right now about the rules. Since Scott drafted the rules, he will now discuss them.

Mr. Clark: I passed out a better copy than what was in the agenda with the redlined corrections. This is just a concept that I suggested. The problem we discussed was people abusing the guest designations so I tried to define who was a guest. It gives the Board some enforcement action if you find someone is abusing it. We will give them a notice and let them come to the Board meeting and discuss the situation with the Board. Maybe that way you could get to the bottom of some of these issues.

Ms. Garner: Are renters permitted to attend the meeting?

Mr. Showe: Absolutely, it's a public meeting.

Mr. Clark: I can address any questions. If you have suggestions, we can discuss those and I can go back and fine tune this or we can just come back in February.

Mr. Thilburg: Weren't we talking about ticketing the homeowner? I believe Brian discussed that last month.

Mr. Brown: Well it wasn't really ticketing the homeowner. It had to do with a couple of houses that have seven or eight cars. I know that one owner in particular, owns business where they have multiple cars for sale. We said, "If you call any more than seven days in a 30-day period then automatically, you were considered to be a resident."

Mr. Clark: Part of the concept is identifying the guest as the person. The car is not the guest so if you are a guest you have to identify yourself. We don't fine because we don't have the fining power so our enforcement mechanism is to tow. You can't tow homeowners, but you can tow cars. One thing we could look at is imposing an administrative fee. I've done that in other Districts. It's not a fine, but something to recoup some of the staff time dealing with these matters. I've had fees ranging from \$100 to \$250 associated with a towing incident, which would go against the homeowner. If that's something the Board wants, I can bring some language.

Ms. Garner: I second that.

Mr. Brown: We looked before at having somebody here 24 hours issuing passes. I've never been a fan of doing that in a neighborhood this big and don't know what the fiscal impact would be.

Mr. Showe: It's considerable.

Mr. Brown: We looked at that before when we had a different Board and didn't want to do that because of the cost to have them here. Honestly, I don't know how all of you feel, but I'm leery of adding to our fees for the year, charging people more to make their life harder. We have a dozen people here tonight and out of 1,700 residents, only a few have this problem so I don't know if I'm into doing a big rewrite as much as just trying to deal with those people that found a loophole.

Mr. Soukup: We may need to just tweak it, but I think every single homeowner that has been tagged before knows the rules.

Mr. Showe: If you are looking at tightening up these rules, there is a letter that Scott wrote, which is titled "Letter G" that we send out when security tells us, "Hey Jason, hey Alan, we think this particular home is circumventing the rules." We send the owner a letter and put them on notice. That gives you some additional teeth without rewriting the rules.

Mr. Soukup: To direct the violation to the home instead of the vehicle.

Mr. Showe: Correct.

Mr. Clark: It's hard to write a rule for every circumstance.

Mr. Showe: Correct.

Mr. Clark: It has a life attached to it so if we know someone is abusing it, we send them a certified letter and they can come and explain why we are wrong.

Mr. Showe: Yes.

Mr. Santos: I would like to clarify that on our street, a guy who owns a black Cadillac switches cars every few days from the driveway to the street.

Mr. Brown: That's exactly why we are looking at these rules again.

Mr. Showe: "Letter G" would give us some leverage dealing with specific situations without over administrating the rules to such a point where security has a challenge enforcing it.

Mr. Thilburg: When people call in a guest, do they actually give the make and model?

Mr. Luciano: Yes, they just say that they are going to have a car in the street and it's owned by a visitor.

Mr. Thilburg: We have roving patrols every day and if they see the car, they write the tag number or check the log. Do they have an actual log?

Mr. Luciano: Yes.

Mr. Thilburg: In the vehicle?

Mr. Luciano: Yes, if the car was sitting there for two days and the owner rotated that car with a different car we give a ticket, but not if they called in.

Mr. Thilburg: I understand.

Mr. Showe: Under the current rules, there's no way to address that situation. They can just keep calling in as a visitor, as long as they don't exceed the dates.

Mr. Luciano: Six houses are rotating cars.

Mr. Showe: Then we can trigger this rule and send them a letter and they can come here and explain or they will lose all of their guest privileges.

Mr. Thilburg: It's hard to monitor that.

Mr. Showe: He's here at least five days a week and knows which houses are doing the switching.

Mr. Santos: It's obvious.

Mr. Showe: We can supplement the letter with his log and tell the owner, "You called in a visitor for every day for the last 30 days and we no longer believe these to be visitor vehicles."

Mr. Brown: Yes, they do get the make and model of the cars because I was getting a new roof and there was a big dumpster in my driveway so I called the guard said, "There's a dumpster

in my driveway and I have nowhere to park.” He just said, “What’s the make and model of the car?”

Mr. Santos: On Brookstone Drive between the first mailbox and Stonecroft Place, there’s going to be an accident because people are parking three or four cars. You will not be able to see whose coming in and out and there’s going to be an accident.

Mr. Soukup: That’s when you call the Osceola County non-emergency number and say that they are impeding traffic. It’s an unsafe situation so they will come out and ticket them.

Mr. Scheerer: They come out for line-of-sight issues.

Mr. Clark: So is there any direction from the Board on this item?

Mr. Brown: We are just adding “Letter G” to the language.

Mr. Showe: I think it would then become Letter E. Is that correct, Scott?

Mr. Clark: I will put it in there and then you can discuss it.

Mr. Showe: We will have the hearing at your February meeting and bring all of that back.

Mr. Brown: Thank you.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Clark: The only other item I wanted to follow up on is the Board asked at the last meeting whether a letter was sent to the golf course regarding their maintenance gate. To my knowledge we sent the letter, but received no response so I will ask for further direction from the Board.

Mr. Brown: Did we ask them to start locking it again?

Mr. Thilburg: Yes, but they have not locked it. On Saturday and Sunday, the Maintenance Department is closed but the gate is wide open. The same thing happens when they leave at night. It’s not being locked. Weeds are growing over the gate.

Ms. Boucher: Not only is it not being locked, it’s not being closed.

Mr. Brown: If everyone is okay with this, since it was part of their County Development Plan (CPD) that they have that, we can send something to Code Enforcement (CE) asking them to enforce the CPD.

Mr. Clark: Absolutely.

Mr. Brown: They had some issues with CE over the past month, so they are more likely to pay attention to them.

Mr. Clark: That's all I had.

Mr. Brown: Thank you.

B. Engineer

Mr. Brown: Mr. Hindle?

Mr. Hindle: I don't have anything for you this evening, unless you have any questions for me.

Mr. Scheerer: You need to look at all of the pavers and the speed tables. A couple are in bad shape. We will send an email out.

C. District Manager's Report

1. Approval of Check Register

Mr. Showe: In the General Fund we have Checks #5813 through #5846 for \$474,233.21, Check #59 for \$1,525 in the Capital Projects Fund and November and December payroll for \$903.50, for a grand total of \$476,661.71. Alan and I can answer any questions. I will also note for the purpose of the Board that a large majority of the funds are actually just the transfer of funds to the debt service.

Mr. Brown: Is this the last one?

Mr. Showe: This is the last year. Whenever we get the assessment checks in, a portion goes to debt service.

Ms. Moore: Why is the Check Register from December 12, 2018 to January 22, 2019?

Mr. Showe: That is the last time frame we approved. At the last meeting, you approved through December 11th.

Mr. Brown: We met early last time.

Mr. Showe: Because we prepare these a week in advance, it only covers through that time period.

On MOTION by Mr. Thilburg seconded by Ms. Kirk with all in favor the December 12, 2018 to January 22, 2019 Check Register totaling \$476,661.71 was approved.

2. Balance Sheet and Income Statement

Mr. Showe: No action is required by the Board. Most account lines are falling in line so far. Through December 21st, we are 88% collected on our assessments, so we are in great shape. I will have Alan go through his report.

3. Field Manager's Report

Mr. Scheerer: Just a few items to report. The final inspection was signed off for the fresh air make-up for the new A/C unit. Originally, we were told that we didn't need to have one, but after further review, we were told that we had to have one so it was installed and the inspection was signed off last week. The Fitness Center and the pool are in good shape. We added some pool shower chains to both of the swimming pool showers. A few minor repairs were made to the gates. The ponds look good. We requested an up-to-date map for all of our ponds for tracking purposes. We talked about the Oak tree in Windsor Park. New annuals were installed the first week in February. I saw them today. We completed most of the sidewalk grinding in the community. We are assessing all of the panel replacements now and will address those as soon as we get the total number. The gate was repaired on the back baseball field. Somebody had taken down a couple of gates for whatever reason so we had those repaired. A stop sign in Southampton was replaced. We ordered the new letters for the Crown Ridge monument. They are shipping the second of February so hopefully we will get those in and installed right away. We talked briefly about the "No Fishing" signs. We ordered 12 signs. The posts were recently delivered to the vendor so we will pick those up this week and will start installing them. The curbs were cleaned in the Rec Center and a pothole was repaired as requested in the Oakview community.

Mr. Thilburg: Are the "No Fishing" signs for the golf course?

Mr. Scheerer: We don't have any on the golf course at all at this time.

Mr. Thilburg: There was a trash can that was knocked off a concrete base. Has that been remedied?

Mr. Scheerer: Yes.

Mr. Thilburg: I don't see the invisible flagpoles for the lights.

Mr. Scheerer: There's a never-ending problem with my vendor. We will follow up on that.

Mr. Brown: I wondered about that. I was going to ask if it the delay was with the vendor or the golf course.

Mr. Scheerer: The property it's going on is actually golf course property, not CDD property. Nobody said that we couldn't do it, but we will cross that bridge when we come to it because the flagpole was moved to behind the entry wall, which is golf course property.

Mr. Thilburg: I thought I saw concrete poured in an island on Partin Settlement Road.

Mr. Brown: It's dug up.

Mr. Scheerer: We dug it up and apparently that's where all of the rain runs through so we are getting ready to re-sod it. When Sal Perillo was on the Board, he was tasked with finding an alternate location so behind the entry wall on the right-hand side is where that's scheduled to go. We will see what happens with the golf course.

Mr. Brown: We still need to find an alternate location now that the traffic lights were installed.

Mr. Scheerer: I guess you and I need to go out and take a look at that.

Mr. Brown: Yes, because the location we chose ended up not being feasible because of the traffic light.

Ms. Garner: Do the "No Fishing" signs apply to the Windsor Park ponds?

Mr. Scheerer: It applies to everybody. There are already two on that big pond down there.

4. Security

Mr. Luciano: The Partin Settlement Road Gate had 387 pages with 26,316 visitors versus the E. Lakeshore Boulevard Gate, which had 244 pages with 16,592 visitors. We had 57 tags, 2 attempted tows and 6 repeat offenders.

Mr. Brown: Thank you.

Mr. Scheerer: Do you want to introduce your guest?

Mr. Luciano: Yes, this is my manager Scott Newman.

Mr. Newman: Thank you for letting me attend your meeting. I took over in the November/December timeframe and met with Jason and Alan a month ago for the first time. We went around to all of our clients. I just met with staff out here to see what we actually do here. I've seen emails before that and since then, I have been out here daily. I'm trying to determine what changes need to be made. One thing that I agree on is that we have issues here. Most of these issues are with my company and the guards we have out here, but one thing I tell everybody is that these are human beings and they are going to make their own choices, whether they are wrong or right. My job is to make sure that we get the right people in here. Since I've been here,

two guards were removed and one quit. That's just the process. I will continue to make the movements as we need to, to make sure we have the right guards here. I am in constant communication with Eric. I came onsite for 8 hours one night, driving around the property and was pulled over twice by the police asking what I'm doing, which is good. So, we have work to do and I ask for your patience. I know some of your patience is running thin so I will be at these meetings to hear whatever you have to say and we will continue to work to give what you expect and need. I am leaving some cards so feel free to contact me for any issues you may have and we will get it done. This is not going to happen overnight or in the next month. It's going to take some time. This is a big site and we have a lot of officers here. I think with the new direction I want to go in, I need to be involved. Usually my office manager is in charge, but I removed him to make sure Remington gets to where it should be. I know there's frustration. I can hear it in your voices and read it in your emails. Just give me a chance to get it right and I believe that we can get there. Thank you for your time.

Mr. Brown: Are you in the same position that Travis was in?

Mr. Scheerer: He is replacing Travis and Mark. He is the manager.

Matthew Psarsky, 184 Westmoreland Circle: I request that you keep Eric here. We appreciate him. You may need a vehicle with a light bar. It would make his life a lot easier and a lot safer, like you were saying with radios, not just for communication. Originally it was discussed that we would be able to have access to the community.

Mr. Scheerer: We talked about that. The discussion was having remote access, but we are having issues with the internet provider right now. The cameras are in place and are functioning. They are doing a great job, but right now our internet provider is not providing internet.

Mr. Santos: One thing I noticed is that the CDD website mentions the phone number for the gate and rover, but when you call it's disconnected. I reported it and don't know if it was updated or fixed.

Mr. Brown: Was the new number in the last newsletter?

Mr. Showe: We will update the website. It had some recent changes.

Mr. Scheerer: That was one of the first things that they ended up having to do, which was to get a new cellphone. The number is posted at the guardhouses. We just have to get the numbers to Larry so he can post in the newsletter and then update the website.

Mr. Brown: The number for the roving patrol changed.

Mr. Scheerer: It just happened, we will give it to you. The number was posted on the sliding glass door at the guardhouses.

Ms. Kirk: It's not very clear. They used a ballpoint pen.

NINTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Brown: Mr. Soukup?

Mr. Soukup: Did you get my picture on that geyser for that one sprinkler head?

Mr. Scheerer: Yes, I sent it over.

Mr. Soukup: That's all I had.

Mr. Brown: Mr. Thilburg?

Mr. Thilburg: Yes. Alan, is the internet issue with Bright House?

Mr. Scheerer: No, it's with Spectrum.

Mr. Showe: It is a lot more complex. There are multiple systems involved with the cameras and there's a gate operator.

Mr. Scheerer: They keep telling us that they are connected, but if you go to the pedestal they didn't connect it. So, we've been having this dance for several months now. They have to get the internet to the guardhouse and once we get that done, we have to bring Frank back out to work his magic to get the IP addresses and everything set up properly. He has to do it himself. Right now, we are just trying to get the internet to the pedestal that provides internet to the guardhouses.

Mr. Thilburg: Does Spectrum have a home here in Remington because you see their trucks every day?

Mr. Scheerer: That's because they have problems.

Mr. Thilburg: Can we get a quote for a radio communication system?

Mr. Scheerer: We are going to talk with security. That may be something above and beyond what they are currently charging for now, but if not, we can try to get with a Motorola representative or somebody like that who sells two-way radios. It's been awhile since I had to deal with this. Back in my hospitality days, you were assigned a frequency and you pay for that frequency.

Mr. Newman: That's correct.

Mr. Scheerer: Is that the way it's set up now?

Mr. Newman: Yes.

Mr. Thilburg: Maybe we can have some feedback for next month.

Mr. Scheerer: We will work with security in the next 30 days.

Mr. Thilburg: I just wanted to see the guardhouse have more real-time control and radio is real-time.

Ms. Kirk: I don't have anything.

Mr. Brown: It seems like we weathered the 3 inches of rain pretty well yesterday.

Mr. Scheerer: There was no road flooding?

Mr. Brown: I didn't see any backed up catch basins.

Mr. Showe: We didn't get any phone calls so that's a good sign.

Mr. Brown: I didn't see any flooding along Remington Boulevard.

Mr. Scheerer: I didn't receive any Ken Soukup photos of Remington Boulevard, Janice Kay Way or Westmoreland.

Mr. Brown: Hopefully that's going to continue through the winter.

Mr. Soukup: You will still have to do some cleanup through May.

Mr. Scheerer: We will do debris cleanup, but since you asked the question, what I'm working right now is getting a quote from the company we used to do the jetting and vacuuming, similar to what we did when we were looking at tree pruning quotes for Remington Boulevard from Partin Settlement Road to E. Lakeshore Boulevard and, Remington Boulevard to the end of Knightsbridge Boulevard. Then we are going to price each of the interior communities. There are usually a couple of catch basins in each neighborhood. All Terrain Services have been doing the vacuuming and jet services for us. I'm working with the president of that company right now to come up with a systematic plan to suck out all of these drain lines and try to get whatever is in there, starting with Phase 1. No offense to Phase 2, but you guys were here the longest. We are working on those prices and we will see how they pan out within the current budget or try to place that in the budget for 2020.

Mr. Showe: We will try to work a rotation so you don't spend so much every year.

Mr. Scheerer: We will do one-third at a time and knock them out.

Mr. Brown: Other than that, it seems like REW is doing a good job. I see flowers.

Mr. Scheerer: It looks good for this time of the year.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Brown adjourned the meeting.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION VI

FIRST AMENDMENT TO THE AGREEMENT BETWEEN THE REMINGTON
COMMUNITY DEVELOPMENT DISTRICT AND SHARKS AND MINNOWS SWIM
SCHOOL, INC. REGARDING THE SWIM PROGRAM LICENSE

This First Amendment is made and entered into as of this ___ day of February 2019, by and between:

Remington Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, and located in Osceola County, Florida, whose address is 135 W. Central Blvd, Suite 320, Orlando, FL 32801 ("District") and

Sharks and Minnows Swim School, Inc., a Florida corporation, whose address is 4201 Roanne Drive, Orlando, Florida 32817, (the "Licensee").

RECITALS

WHEREAS, the District, pursuant to Chapter 190, Florida Statutes, owns and operates certain recreational facilities located in Osceola County in the development known as "Remington", including a swimming pool; and

WHEREAS, the District and the Licensee entered into a Swim Program License Agreement on January 30, 2018 ("Agreement"); and

WHEREAS, the District desires to continue to provide its residents and fee payers with access to recreational swimming programs that include swimming lessons; and

WHEREAS, Section 2 of the Agreement provides for the renewal of the Agreement for up to two additional swim seasons at terms and conditions agreed to by the parties.

Now, THEREFORE, in consideration of the mutual covenants contained in this First Amendment, it is agreed that:

1. SECOND AMENDMENT. The District hereby extends the non-exclusive license to teach swimming lessons at the recreational facility operated by the District, located at 2651 Remington Boulevard, Florida, in Osceola County (the "Extended License").

- 1.1. Term. The term of the Extended License shall be from April 1, 2019 to September 30, 2019. The Extended License may be suspended immediately by the District if a danger to the public health or safety requires the District to close the pool for any reason, including, but not limited to, impending or imminent severe weather, or violation of any health related rules or regulations.
- 1.2 Exemption; Fees. In consideration for this Extended License, Sharks & Minnows agrees to provide the District with a total of ten (10) Sharks and Minnows \$50-off swimming lesson vouchers per session, during the term of the Extended License. The District named herein shall be the sole owner of said swimming lesson

vouchers and may distribute them in its sole discretion. Licensee shall not be obligated to honor any unused or non-scheduled vouchers after the effective date of termination or expiration of the Agreement. Licensee shall be entitled to establish and collect fees for taking swimming lessons provided under the Extended License for persons residing within the geographical boundaries of the District as well as persons not residing within the geographical boundaries of the District. Licensee shall retain all such fees and be responsible for any and all taxes on such fees. The District shall in no way be liable or responsible for any disputes relating to the fees charged by Licensee.

2. AGREEMENT. Except for the terms enumerated in Section 1 of this Second Amendment, all other terms of the Agreement are unaffected and shall remain in full force and effect throughout the existing and extended term. Licensee shall provide current evidence of insurance coverage required by the Agreement prior to engaging in any activities pursuant to this First Amendment.
3. AUTHORIZATION. The execution of this First Amendment has been duly authorized by the appropriate body or official of the District and the Licensee, both the District and the Licensee have complied with all the requirements of law, and both the District and the Licensee have full power and authority to comply with the terms and provisions of this First Amendment.
4. EFFECTIVENESS. This First Amendment shall be effective after execution by both the District and the Licensee.
5. COUNTERPARTS. This Second Amendment may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.

IN WITNESS WHEREOF, the parties execute this agreement the day and year first written above.

Attest:

REMINGTON COMMUNITY
DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chairman, Board of Supervisors.

Print Name

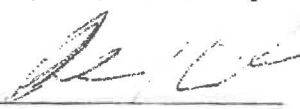
Print Name

SHARKS AND MINNOWS SWIM
SCHOOL, INC., a Florida corporation

Signature of Witness



By:



Its:

Program Director

Print Name of Witness

Print Name:

ANDREW HEINRICH

SECTION VII

SECTION A



3036 Michigan Avenue
Kissimmee, FL 34744
(07.044.0520 p
(07.044.0799 f

February 11, 2019

Alan

The per acre cost for fish stocking in the ponds located in Remington is as follows:

- Blue Gill/Red Ear Mix – 500 fish - \$165.00
- Large Mouth Bass – 100 fish - \$65.00
- Channel Catfish – 100 fish - \$40.00
- Gambusia – 2000 fish - \$3,145.00

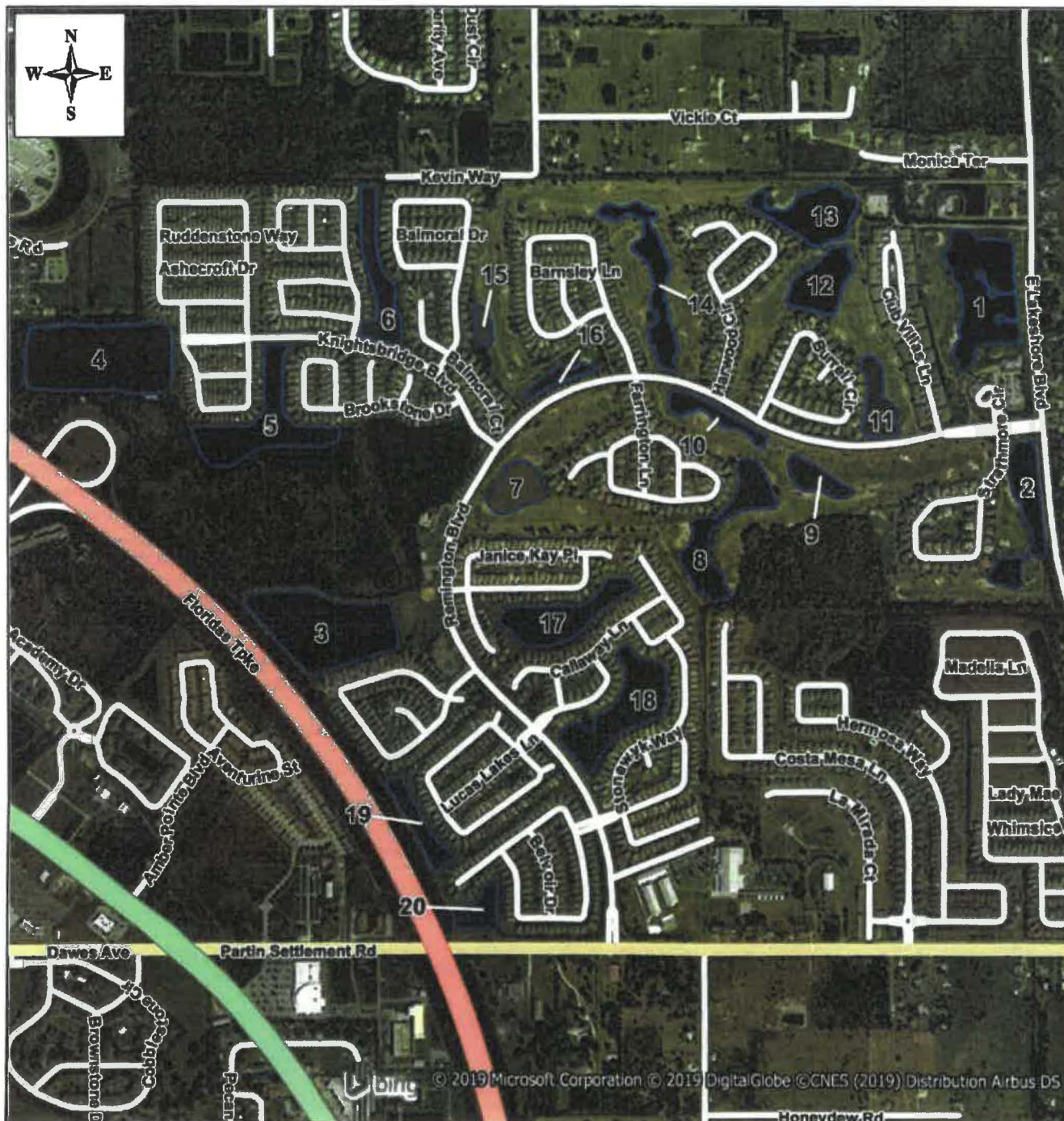
Alan per our conversation, If there are Bass already in the lakes, it is recommended that utilizing just the Blue Gill and the Catfish would be adequate for the midge control. Gambusia is also an option but as you can see very expensive. If you have any questions regarding our proposal, please contact me at (407) 509-1004.

Sincerely,

Pete Deglomine
Control Consultant
pdeglomine@clarke.com



A Global Environmental Products and Services Company



REMINGTON COUNTRY CLUB

BID TREATMENT

February 8, 2019

 SITES

WARNING: This document is the property of Clarke Environmental Mosquito Mgmt., Inc. Any unauthorized use of this property will be prosecuted as a theft of labor, services, or property. (Chapter 38, §16-1 and §16-3 of the IL. REV. STATUTES)



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SITE	ACRES	SHORELINE FT
1	9.7	4403.2
2	4.8	3144.6
3	12.3	3107.3
4	13.8	3243.2
5	7.9	3912.9
6	4.5	3078.3
7	2.9	1395.7
8	5.5	3373.4
9	1.9	1355.6
10	2.0	1968.5
11	2.6	1700.5
12	4.1	1760.3
13	5.2	2382.0
14	4.9	3899.3
15	0.8	781.0
16	1.1	1336.6
17	5.5	2625.3
18	7.2	3115.4
19	2.4	1941.9
20	2.0	1325.9

SECTION B



SAT, MAR 9 AT 7 PM

**Backpack Fundraiser for
Foster Kids!**

Remington Community District ·
Kissimmee

Join us for this FUN night to raise money to buy backpacks for our local foster kids. \$10 per person to play Family Feud Game - Teams of 5 or \$7.00 to come be apart of the audience! Must be 21 over. Sorry no kids. First 25 people to sign up & pay will get a raffle to win an amazing prize!

SECTION VIII

SECTION A

RESOLUTION 2019-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE REMINGTON COMMUNITY DEVELOPMENT DISTRICT AMENDING THE DISTRICT'S RULES AND PROCEDURES REGARDING PARKING ON STREETS AND ROADWAYS WITHIN THE DISTRICT; PROVIDING FOR ADDITIONAL REMEDIES TO CORRECT STREET PARKING; PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Remington Community Development District ("District") is the owner of various boulevards and streets within the boundaries of the District;

WHEREAS, Board of Supervisors of the District ("Board") has the right to adopt reasonable rules and regulations regarding the use and operation of District roads;

WHEREAS, the Board previously adopted Resolution 2006-02 and Resolution 2013-05, implementing rules and regulations for parking on District roads, which are codified in the District Rules of Procedure, Chapter IV: Street Parking Enforcement Policies and Procedures; and

WHEREAS, some residents and guests continue to park their vehicles on District roads without regard to the District's Rules of Procedure; and

WHEREAS the Board desires to amend the parking rules and procedures and adopt additional, more specific rules and regulations concerning street parking; and

WHEREAS, the Board finds that dealing with the violation of these parking rules and procedures occupies an inordinate amount of time of staff and of the District's security contactor and determines that a portion of the cost of such violations should be borne by the violator or violating property owner;

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

1. Section 4.3 of Chapter IV: Street Parking Enforcement Policies and Procedures, of the District Rules of Procedure is hereby amended as shown in the attached Exhibit "A" to this Resolution [NOTE: Additions to text are indicated by double underline; deletions by ~~strikeout~~].

2. The Board hereby adopts a user fee, pursuant to Fla. Stat. §190.035 to be imposed upon certain violators of Chapter IV, as more particularly set forth in Exhibit "A."

3. The District's Manager and Attorney are authorized to take actions as reasonably necessary to effectuate the purposes of this Resolution.

4. This Resolution shall become effective upon its adoption.

PASSED AND ADOPTED this 26th day of February, 2019.

Secretary/Assistant Secretary

Chair/Vice Chair

EXHIBIT "A"

CHAPTER IV:

STREET PARKING ENFORCEMENT POLICIES AND PROCEDURES

4.1 General.

(1) The Remington Community Development District (the "District") has adopted a policy restricting parking on District roads within the Community. The adoption of Resolution 2006-02 allows the District to place warning stickers on vehicles deemed illegally parked and to have those vehicles towed at the owner's expense from the streets within the District.

(2) The District has hired a Security Provider that has been charged with the enforcement of the parking restrictions adopted in Resolution 2006-02. The Security Provider will provide a roving patrol during those hours designated by the District to enforce all parking restrictions. This is to include: placing a warning sticker on the offending vehicle and logging all vehicle information, to include make, model, color, location and tag number. The Security provider is also allowed to have a vehicle towed at the owner's expenses that are in violation of the District's parking restrictions.

(3) The security officers are to observe and report hazardous conditions such as missing traffic signs and street markings that need to be painted.

(4) Security officers shall investigate and answer any complaints regarding contested parking citations, determining their validity and routing them appropriately.

(5) Security officers should report any suspicious activity and/or personnel to the appropriate authorities.

(6) Security officers will be responsible for assisting the recreation center and/or entry gate security guards when needed.

(7) Security officers will be required to keep a log, which documents all illegally parked vehicles and will document all violations with a digital photograph.

(8) Vehicles with out-of-state tags or out-of-county tags should be monitored. If vehicles bearing this type of tag prove to be that of an owner, a warning/citation should be issued. If the tag is that of a guest, no warning/citation will be issued, unless the guest is deemed to be a resident for purposes of these policies and procedures.

4.2 Street Parking Regulations.

(1) Vehicles are not allowed to be parked in and/or on any street or road within the District. The following restrictions apply:

(a) Under no circumstance shall vehicles which belong to or are driven by an owner or resident of a house be permitted to park on the street at any time for more than **30 minutes**.

(b) No person shall be permitted to circumvent these regulations by moving vehicles in and out of the driveway to try to toll the passing of these time limitations.

(c) Street parking for social gatherings at a residence shall be deemed excessive if it occurs more frequently than once a week.

(d) Any vehicles that are allowed to be parked on the street must not be parked in such a way as to hinder the ability to pass on the street, hinder access to any driveway or to create a safety hazard.

4.3 Exceptions

(1) Vehicles are not allowed to be parked in and/or on any street or road within the District and are generally prohibited except for the following:

(a) Momentary parking such as a special event or gathering.

(b) Momentary parking on the street if there is no room in the driveway.

(c) Street parking shall be limited to vehicles of guest(s) only. A guest shall be deemed a resident for purposes of these policies and procedures and therefore subject to tagging and towing if parked for: (i) more than six (6) consecutive days; or (ii) seven (7) or more days in any thirty (30) day period.

(d) Vehicles of guest(s) will not be towed or tagged once identified as such; unless the guest is deemed to be a resident, in which event the vehicle is subject to tagging and towing.

(e) In the event that the District learns or believes that a resident is circumventing the intent of this Rule by improperly identifying a vehicle as belonging to a guest when it is otherwise not permitted to park on the roadway under this Section 4.3(1), the Board of Supervisors, after providing notice and an opportunity to be heard at a public meeting, may suspend the right of the offending property owner or resident to utilize guest parking privileges for a period of time of up to one year.

(2) From time to time, residents may have an unusual circumstance for which an additional exception to this Rule may be appropriate. An example of this would be a person on temporary leave from military service. A resident may request a temporary exception from the operation of this Rule by requesting such exception from the District Manager, which may, in its discretion, grant such exception for a specified time for good cause shown.

(3) Any vehicle which is parked on the street under an exception provided hereunder must obtain a guest pass from the gatehouse and display it prominently on the vehicle dash at all times.

(4) Any person violating this rule, when such violation results in a vehicle being towed, shall be subject to an administrative fee of \$150 per towing incident to reimburse the District for its staff and third party expenses pertaining to the violation. The fee shall initially be due from the owner of the towed vehicle, but if not paid by such person shall be paid by the owner of the lot adjacent to the violation.

~~(d)~~ —

4.4 Enforcement.

- (1) Parking restrictions shall be enforced in the following manner:

(a) Security officers will patrol all the communities within the District. During this patrol the security officer will identify vehicles in violation of the Remington Parking Resolution 2006-02.

(b) The security officer will then log all illegally parked vehicles with tag number, make, model, color and address of the vehicle.

(c) Once this vehicle has been logged the security officer will then issue a warning/citation informing the owner of the vehicle that they are in violation of the District's parking restrictions.

(d) The owner then must comply by moving their vehicle from the street.

(e) In accordance with the District's Resolution 2006-02, the security officer need only issue one warning/citation before having the vehicle towed.

(f) Once the security officer has issued all the proper warnings/citations and logged the appropriate vehicle information the security officer then will call the towing agent for the District.

(g) The security officer will then meet the towing company at the address of the illegally parked vehicle to ensure that the proper vehicle is being towed.

(h) The security officer will then fax this information to the District office at 407-839-1526.

(2) Additional Means of Enforcement for Repeat Offenders.

(a). "Repeat Offender" shall mean the owner of a vehicle which has:

(i) been towed for violation of this rule within the previous 12 months; or

(ii) received two or more warning notices within the previous 12 months, whether or not it has been towed.

(b) The District, or its designee, shall keep a list of Repeat Offenders based upon information collected in the violation logs kept by the security officers. The District, or its designee, shall provide the Repeat Offender list to a towing contractor (the "Tow Company") and authorize the Tow Company to make routine patrols within the District.

(c) A Repeat Offender forfeits his right to receive a further warning notice prior to being towed. A Repeat Offender also forfeits his right to have the vehicle parked in the street for any period of time whatsoever under any exceptions that may

otherwise have applied. The Repeat Offender is subject to having his vehicle towed at any time it is parked in the street.

(d) Once a Repeat Offender has been identified, he will be considered a Repeat Offender for a period of 12 months from the date that the District Manager designates him as a Repeat Offender. In the event that an additional violation occurs during that 12-month period, the calculation of the 12-month Repeat Offender status shall begin again on the date of such violation. If no additional violations occur during the immediate 12-month period following the Repeat Offender being designated as a Repeat Offender by the District Manager, then the owner of a vehicle shall be entitled to receive notice from the District, or its designee, prior to being towed for violation of this rule.

4.5 Effective Date

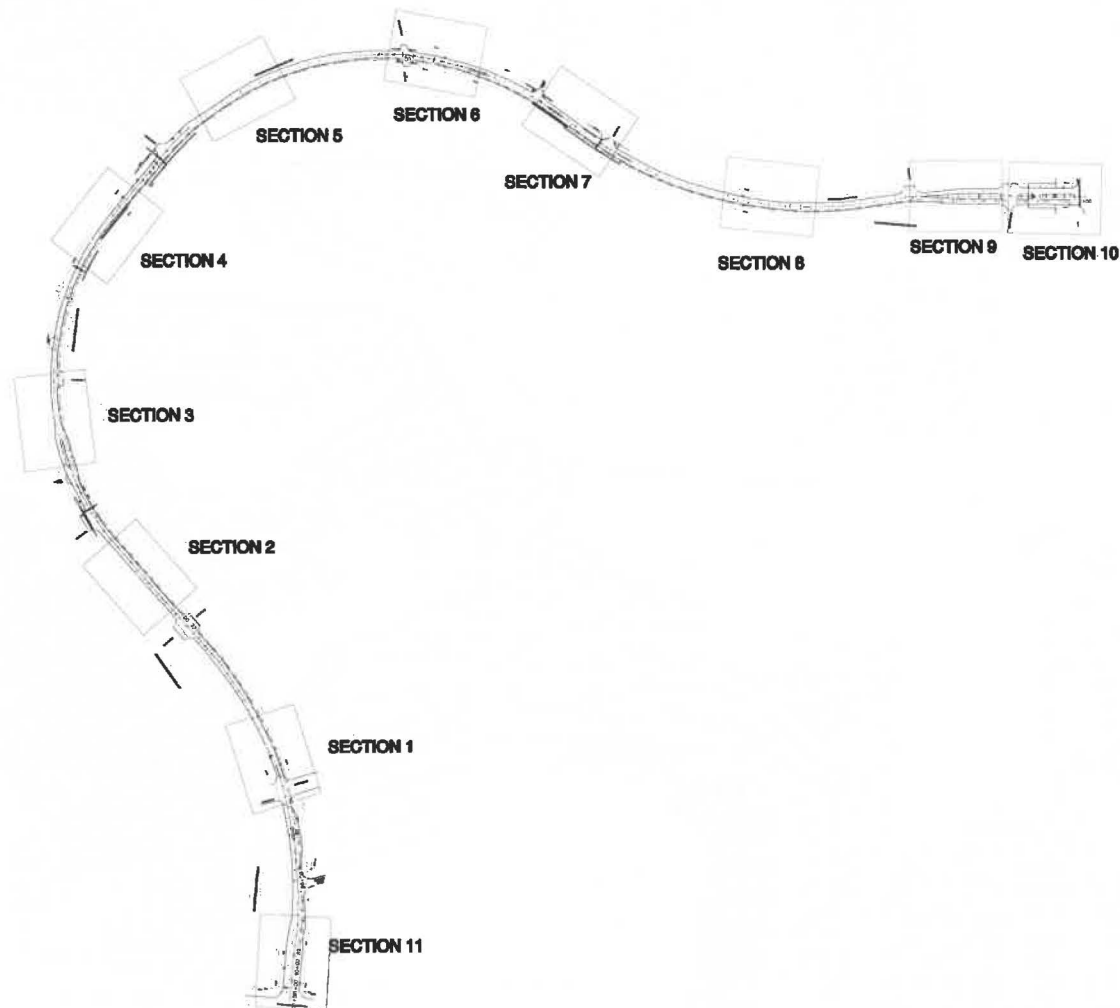
This Chapter was adopted and went into effect on November 28, 2006.

Amendments made via Resolutions 2013-05 and 2017-03.

SECTION IX

SECTION B

SECTION 1



DESIGN CH F.B. NO. --
 DRAWN CH PAGE --
 CHECKED MSV SCALE 1" = 50'
 DATE 05/05/06

SEC. 21
 TWP. 22S
 RANGE 30E

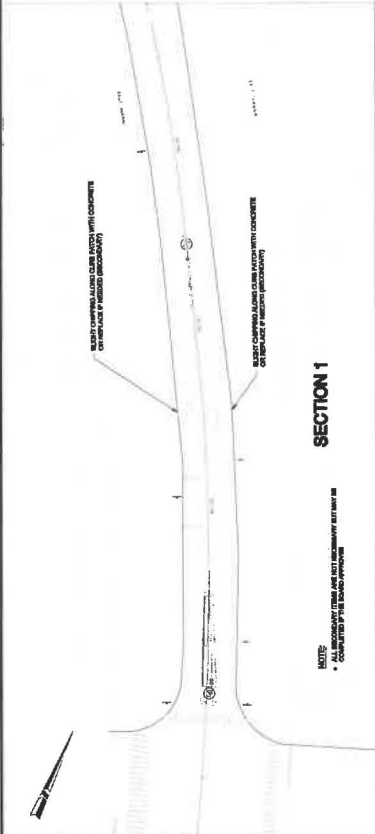
DATE: 05/05/06
 BY: [Signature]
 REVISIONS:

8 BRADDOCK, SUITE 104, WISSAHAM, FLORIDA 34741-5708
 PHONE: (407) 847-8433
 ENGINEERING FAX: (321) 442-1045 SURVEY FAX: (407) 847-2488
 ENG. CERT. OF AUTH. NO. 3285-P.E. CERT. OF AUTH. NO. 3270
HWA
 Hanson, Walter & Associates, Inc.

REMINGTON BOULEVARD
 SPEED HUMP REPAIRS

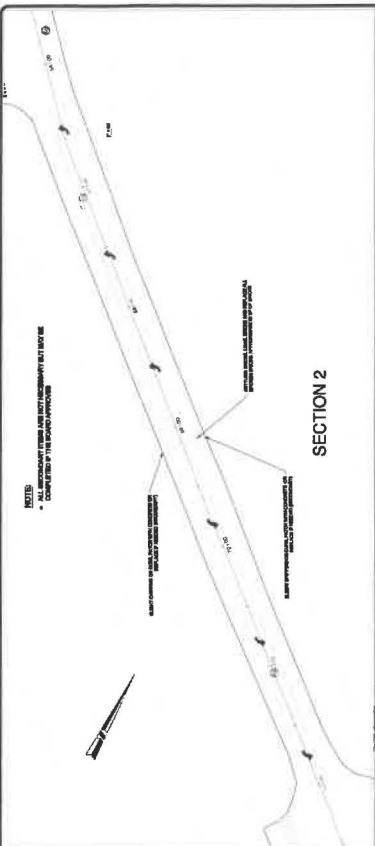
KEY SHEET

SHEET NO
 01 of 04
 JOB NO 4153



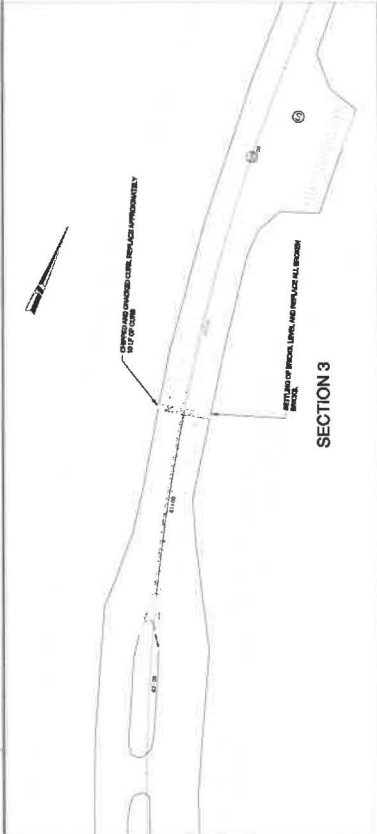
SECTION 1

NOTE:
• ALL RECONSTRUCT TRIM AND NOT NECESSARILY SET BACK IN
COMPLETED BY THE ROAD AGENCY



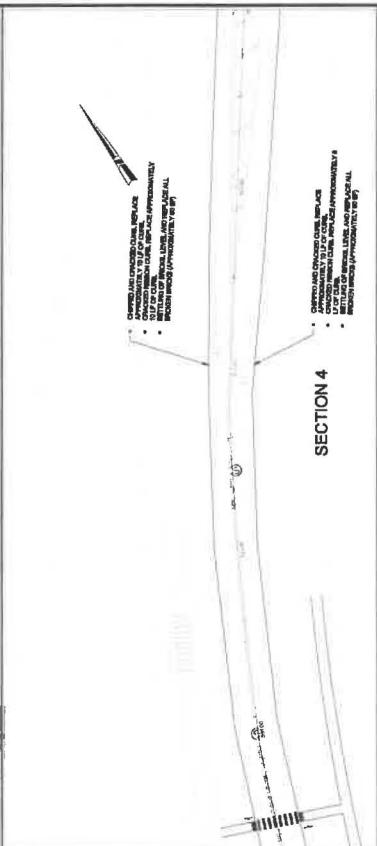
SECTION 2

NOTE:
• ALL RECONSTRUCT TRIM AND NOT NECESSARILY SET BACK IN
COMPLETED BY THE ROAD AGENCY



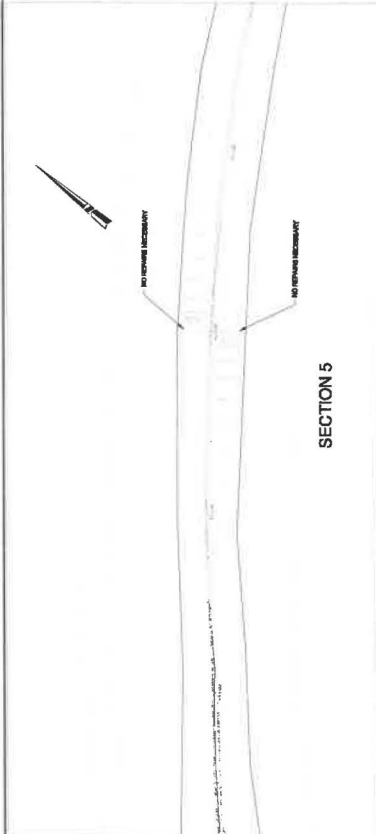
SECTION 3

NOTE: SET BACK OF ROAD, LEVEL, AND REPLACE ALL RECONSTRUCT



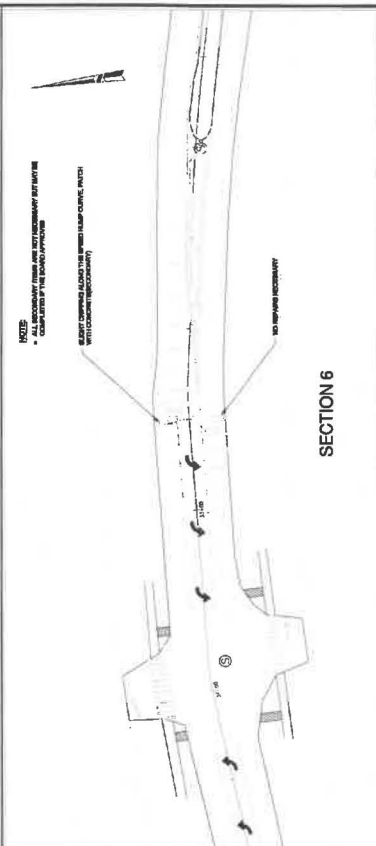
SECTION 4

NOTE:
• ALL RECONSTRUCT TRIM AND NOT NECESSARILY SET BACK IN
COMPLETED BY THE ROAD AGENCY



SECTION 5

NO REPAIRS NECESSARY



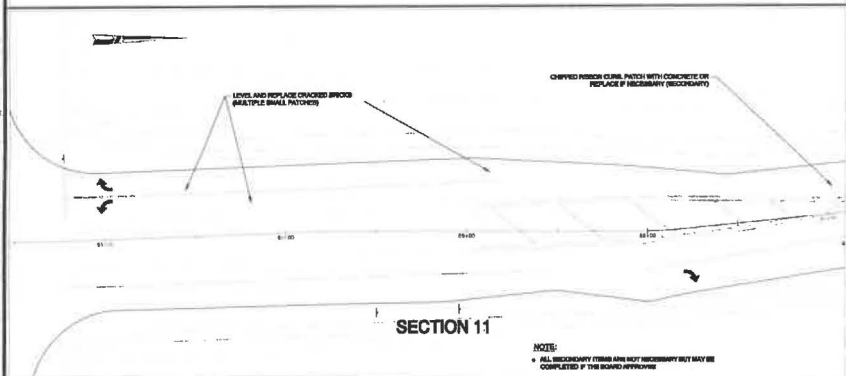
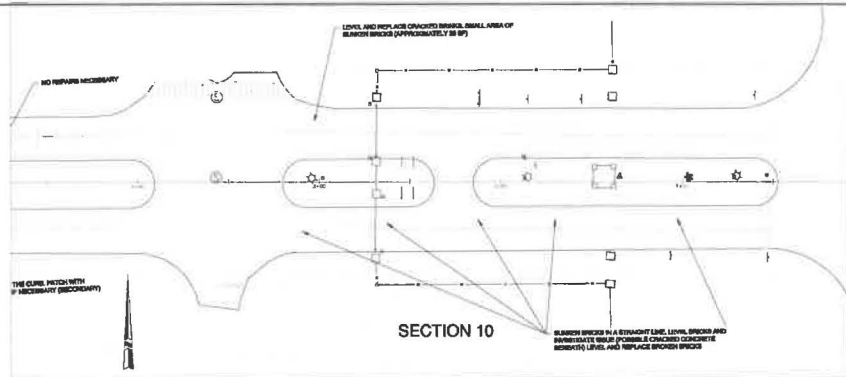
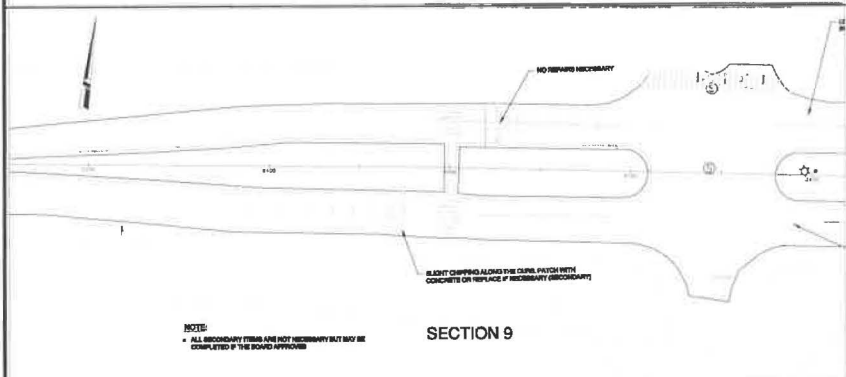
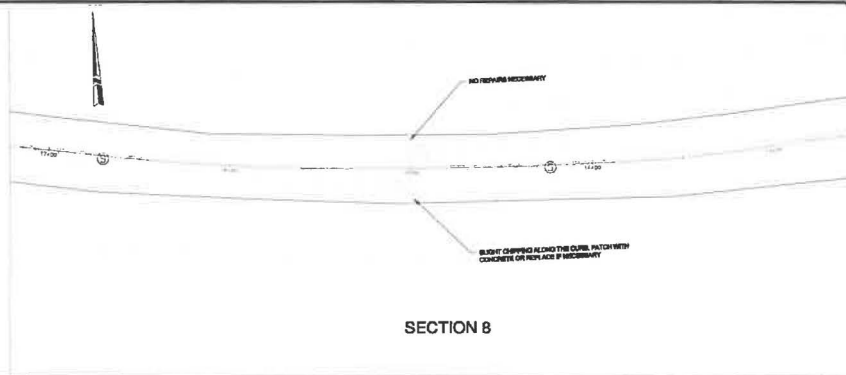
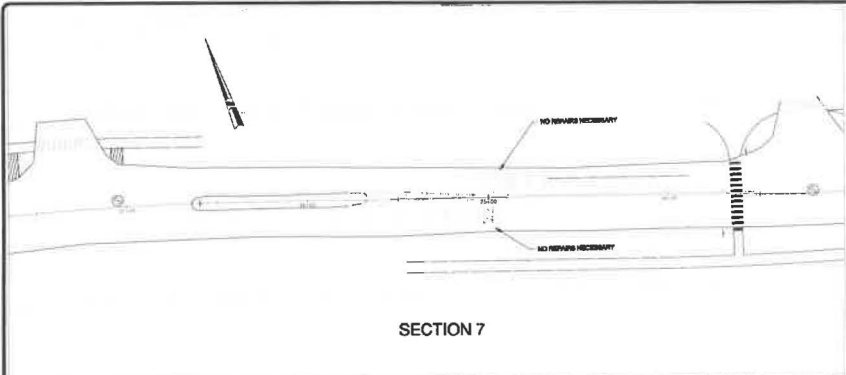
SECTION 6

NOTE:
• ALL RECONSTRUCT TRIM AND NOT NECESSARILY SET BACK IN
COMPLETED BY THE ROAD AGENCY

REPLACE CURBING ALONG THE SPEED HUMP CURVE PATCH
WITH CONCRETE (RECONSTRUCT)

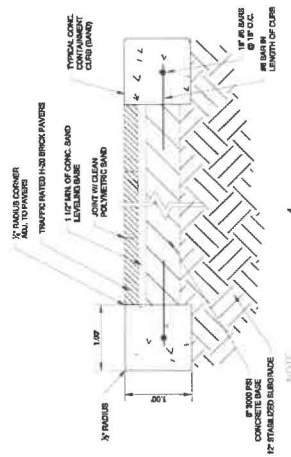
NO REPAIRS NECESSARY

SHEET NO. 02 of 04 JOB NO. 4153	
REMINGTON BOULEVARD SPEED HUMP REPAIRS	
SPEED HUMP PLAN SHEET 1	
HWA Hanson, Walter & Associates, Inc. 8 BROADWAY, SUITE 104, KENNESAW, FLORIDA 34141-5709 ENGINEERING DIV. (351) 442-1000 FAX (351) 442-1002 CIVIL ENGINEERING, SURVEYING AND PLANNING DATE: 05/15/03 BY: RUC/MS	
DESIGNED BY: [] CHECKED BY: [] DATE: []	SCALE: 1" = 50' DATE: 05/15/03





STN



CONCRETE PAVER SECTION DETAIL

NITS

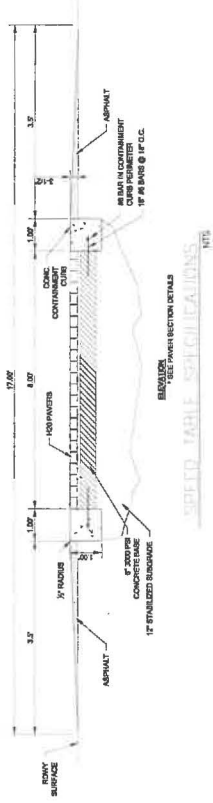


TABLE 1
* GEL PAVEN SECTION DETAILS

NOTE

<div>HWA 8 BROADWAY, SUITE 10A, YORBA LINDA, CALIFORNIA 91791-3708 PHONE: (627) 837-9433 FAX: (627) 841-2488 TOLL FREE: (800) 841-2488 595 CINDY LANE, SUITE 200, YORBA LINDA, CA 91791 ENGINEERING, ARCHITECTURE, INTERIOR DESIGN, AND FINANCIAL CONSULTING, SURVEYING AND PLANNING</div>										REMINGTON BOULEVARD SPEED HUMP REPAIRS SPEED HUMP DETAILS PLAN										SHEET NO 04 of 04 JOB NO. 4153	
REVISIONS										18		2100									
										306		709									
										557		709									
										815											
FIR. NO.										12											
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SECTION C

SECTION 1

Remington

Community Development District

Summary of Invoices

January 23, 2019 to February 18, 2019

Fund	Date	Check No.'s	Amount
General Fund	1/23/19	5847	\$ 27,286.77
	1/29/19	5848-5851	\$ 11,703.40
	2/5/19	5852-5862	\$ 52,224.24
	2/7/19	5863	\$ 8,436.30
	2/17/19	5864	\$ 7,801.02
			<hr/>
			\$ 107,451.73
Capital Projects	1/29/19	60	\$ 7,375.00
	2/5/19	61	\$ 6,685.00
			<hr/>
			\$ 14,060.00
Payroll	<u>January 2019</u>		
	Barbara Kirk	50760	\$ 184.70
	Brian K. Brown	50761	\$ 184.70
	Carl R. Thilburg	50762	\$ 184.70
	Kenneth R. Soukup	50763	\$ 164.70
			<hr/>
			\$ 718.80
			<hr/>
			\$ 122,230.53

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
1/23/19	00137	1/17/19 01172019	201901 300-20700-10000	REMINGTON CDD C/O USBANK	*	27,286.77	27,286.77 005847
		FY19 OSCEOLA TAX DS2008-2					
1/29/19	00133	1/18/19 31186	201901 310-51300-42600	FOCUS	*	540.16	540.16 005848
		NEWSLETTER-JAN19					
1/29/19	00251	1/21/19 725421	201901 320-53800-46300	REW LANDSCAPE CORP	*	378.24	9,128.24 005849
		IRRIG RPRS 01/18/19					
		1/22/19 725426	201901 320-53800-47300		*	8,750.00	
		RMV TREE/DEBRIS/FENCE					
1/29/19	00128	1/25/19 395763	201901 320-53800-53000	USA SERVICES OF FLORIDA, INC	*	635.00	635.00 005850
		MECHANICAL SWEEP 01/24/19					
1/29/19	00282	1/25/19 19-2674	201901 320-53800-46700		*	200.00	
		CLUBHOUSE 1/1/19-1/5/19			*	250.00	
		1/25/19 19-2674	201901 320-53800-46700		*	250.00	
		CLUBHOUSE 1/6/19-1/12/19			*	250.00	
		1/25/19 19-2674	201901 320-53800-46700		*	250.00	
		CLUBHOUSE 1/13/19-1/19/19			*	200.00	
		1/25/19 19-2674	201901 320-53800-46700		*	50.00	
		CLUBHOUSE 1/20/19-1/26/19			*	50.00	
		1/25/19 19-2674	201901 320-53800-46700		*	50.00	
		CLUBHOUSE 1/27/19-1/31/19			*	50.00	
		1/25/19 19-2674	201901 320-53800-35000		*		
		GUARDHOUSE CLEAN 1/1/19			*		
		1/25/19 19-2674	201901 320-53800-35000		*		
		GUARDHOUSE CLEAN 1/8/19			*		
		1/25/19 19-2674	201901 320-53800-35000		*		
		GUARDHOUSE CLEAN 1/15/19			*		
		1/25/19 19-2674	201901 320-53800-35000		*		
		GUARDHOUSE CLEAN 1/22/19			*		
		1/25/19 19-2674	201901 320-53800-35000		*		
		GUARDHOUSE CLEAN 1/29/19					
				WESTWOOD INTERIOR CLEANING INC.			1,400.00 005851
2/05/19	00038	1/31/19 S107041	201901 320-53800-34800	ACCESS CONTROL TECHNOLOGIES	*	361.12	361.12 005852
		RPLC ACT17A ARM/BOLT KIT					
2/05/19	00093	1/31/19 175137	201901 320-53800-47100	APPLIED AQUATIC MANAGEMENT, INC.	*	1,265.00	1,265.00 005853
		AQUATIC PLANT MGMT-JAN19					

REMI -REMINGTON - TVISCARRA

AP300R

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER
 *** CHECK DATES 01/23/2019 - 02/18/2019 ***
 REMINGTON CDD - GENERAL FUND
 BANK A REMINGTON CDD - GF

RUN 2/18/19

PAGE 2

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
2/05/19	00290	1/28/19 4435	201901 320-53800-46700	CLEAN CARPET-COMM.CENTER	*	385.00	
				BERRY CONSTRUCTION INC.			385.00 005854
2/05/19	00005	1/29/19 6-444-14	201901 310-51300-42000	DELIVERY 1/22/19	*	23.04	
				FEDEX			23.04 005855
2/05/19	00041	1/24/19 49-BID-4	201901 320-53800-46500	REINSPECT.FEE 49-60-00488	*	50.00	
				FLORIDA DEPARTMENT OF HEALTH			50.00 005856
2/05/19	00168	1/22/19 356	201811 320-53800-47800	RPLC BASKETBALL HOOP MESH	*	35.00	
		1/22/19 356	201811 320-53800-47800	RMV TENNIS COURT MESH	*	35.00	
		1/22/19 356	201811 320-53800-47400	LIGHT INSPECT.	*	35.00	
		1/22/19 356	201811 320-53800-47400	RPLC 2 LIGHTS-ENT.	*	35.00	
		1/22/19 356	201811 320-53800-47400	RPLC LGHT/SNSOR EAG LNDNG	*	35.00	
		1/22/19 356	201811 320-53800-47400	RPLC LGHT/SNSR PRK LND SQ	*	35.00	
		1/22/19 356	201811 320-53800-47400	RPLC LGHT/SNSR SUMERCED	*	35.00	
		1/22/19 356	201811 320-53800-53300	INST NO FISHING SIGN	*	35.00	
		1/22/19 357	201812 320-53800-47800	INST. VOLLEYBALL MESH	*	105.00	
				GOVERNMENTAL MANAGEMENT SERVICES			385.00 005857
2/05/19	00251	2/01/19 725493	201902 320-53800-46200	LANDSCAPE MAINT-FEB19	*	23,500.00	
				REW LANDSCAPE CORP			23,500.00 005858
2/05/19	00291	2/02/19 4940	201902 320-53800-46400	POOL MAINTENANCE-FEB19	*	600.00	
				ROBERTS POOL SERVICE AND REPAIR INC			600.00 005859
2/05/19	00125	1/18/19 331612	201902 320-53800-46500	CHEMICAL CONTROLLER-FEB19	*	89.95	
				SPIES POOL LLC			89.95 005860
2/05/19	00296	1/31/19 8542952	201812 320-53800-34500	SECURITY 12/28-12/31/19	*	2,684.73	

REMI -REMINGTON - TVISCARRA

AP300R

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 2/18/19
 *** CHECK DATES 01/23/2019 - 02/18/2019 *** REMINGTON CDD - GENERAL FUND
 BANK A REMINGTON CDD - GF

PAGE 3

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
		1/31/19 8542952A	201901 320-53800-34500		*	22,660.40	
		SECURITY 01/02-01/31/19		UNIVERSAL PROTECTION SERVICE LP			25,345.13 005861
2/05/19 00303		2/01/19 W1375	201902 320-53800-34800		*	110.00	
		MTHLY SVC FEE LAKE SHORE					
		2/01/19 W1375	201902 320-53800-34800		*	110.00	
		MTHLY SVC FEE SEC PARTIN		WI-PAK			220.00 005862
2/07/19 00168		2/01/19 358	201902 310-51300-34000		*	5,715.00	
		MANAGEMENT FEES-FEB19					
		2/01/19 358	201902 310-51300-34100		*	133.33	
		INFORMATION TECH-FEB19					
		2/01/19 358	201902 310-51300-31300		*	83.33	
		DISSEMINATION-FEB19					
		2/01/19 358	201902 310-51300-51000		*	24.21	
		OFFICE SUPPLIES					
		2/01/19 358	201902 310-51300-42000		*	26.48	
		POSTAGE					
		2/01/19 358	201902 310-51300-42500		*	72.15	
		COPIES					
		2/01/19 359	201902 320-53800-12000		*	2,222.58	
		FIELD MANAGEMENT-FEB19					
		2/01/19 359	201902 320-53800-35100		*	159.22	
		GATE LOG SHEETS		GOVERNMENTAL MANAGEMENT SERVICES			8,436.30 005863
2/17/19 00137		2/17/19 02172019	201902 300-20700-10000		*	7,801.02	
		FY19 DEBT SERV SER2008-2		REMINGTON CDD C/O USBANK			7,801.02 005864
TOTAL FOR BANK A						107,451.73	
TOTAL FOR REGISTER						107,451.73	

REMI -REMINGTON - TVISCARRA

AP300R

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 2/18/19
 *** CHECK DATES 01/23/2019 - 02/18/2019 *** REMINGTON CDD - CAPITAL
 BANK C REMINGTON CDD - RSVR

PAGE 1

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
1/29/19	00253	1/18/19 4431	201901 600-53800-53100		*	420.00	
		CONCRETE GRIND BROOKSTONE					
		1/20/19 4425	201901 600-53800-53100		*	2,275.00	
		CONCRETE GRIND STRATHMORE					
		1/20/19 4426	201901 600-53800-53100		*	385.00	
		CONCRETE GRIND HAWKS NEST					
		1/20/19 4427	201901 600-53800-53100		*	910.00	
		CONCRETE GRIND HARDWOOD					
		1/20/19 4428	201901 600-53800-53100		*	805.00	
		CONCRETE GRIND WATERSEDGE					
		1/20/19 4429	201901 600-53800-53100		*	1,995.00	
		CONCRETE GRIND WESTMORE					
		1/20/19 4430	201901 600-53800-53100		*	585.00	
		CONCRETE GRIND CROWNRIDGE					
				BERRY CONSTRUCTION INC.			7,375.00 000060
2/05/19	00253	1/30/19 4440	201901 600-53800-53100		*	490.00	
		CONCRETE GRINDS-ARDEN PLC					
		1/30/19 4441	201901 600-53800-53100		*	1,120.00	
		CONCRETE GRIND-GLEN EAGLE					
		1/30/19 4442	201901 600-53800-53100		*	1,225.00	
		CONCRETE GRIND-AGLES LDNG					
		1/30/19 4443	201901 600-53800-53100		*	1,365.00	
		CONCRETE GRINDS-PARKLAND					
		1/30/19 4444	201901 600-53800-53100		*	175.00	
		CONCRETE GRINDS-WINDSOR					
		1/30/19 4445	201901 600-53800-53100		*	1,785.00	
		CONCRETE GRINDS-OAKVIEW					
		1/30/19 4446	201901 600-53800-53100		*	525.00	
		CONCRETE GRINDS-SOMERSET					
				BERRY CONSTRUCTION INC.			6,685.00 000061
				TOTAL FOR BANK C		14,060.00	
				TOTAL FOR REGISTER		14,060.00	

REMI -REMINGTON - TVISCARRA

SECTION 2

Remington

Community Development District



Unaudited Financial Reporting

January 31, 2019

Presented by:



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REMINGTON COMMUNITY DEVELOPMENT DISTRICT
Balance Sheet - All Fund Types and Accounts Groups
January 31, 2019

	Governmental Fund Types			
	General Fund	Debt Service Fund	Capital Projects Fund	Totals 2019
<u>ASSETS</u>				
<u>Cash</u>				
Operating Account	\$852,031	—	—	\$852,031
Pavement Management	—	—	\$501,031	\$501,031
Capital Projects Fund	—	—	\$123,139	\$123,139
<u>Investments</u>				
Series 2008-2				
Revenue	—	\$716,377	—	\$716,377
Operations				
Custody Account	\$5,349	—	\$460,295	\$465,644
State Board	\$117,729	—	—	\$117,729
Total Assets	\$975,109	\$716,377	\$1,084,465	\$2,775,951
<u>LIABILITIES</u>				
Accounts Payable	\$27,967	—	\$6,685	\$34,652
<u>FUND EQUITY:</u>				
Investment in General				
Restricted for Debt Service 2008-2	—	\$716,377	—	\$716,377
Restricted for Capital Projects	—	—	\$116,454	\$116,454
Restricted for Capital Projects	—	—	\$961,326	\$961,326
Unassigned	\$947,141	—	—	\$947,141
Total Liabilities and Fund Equity & Other Credits	\$975,109	\$716,377	\$1,084,465	\$2,775,951

REMINGTON

Community Development District

General Fund Statement of Revenues & Expenditures For The Period Ending January 31, 2019

	General Fund Budget	Prorated Budget Thru 01/31/19	Actual Thru 01/31/19	Variance
Revenues:				
Maintenance Assessments	\$1,137,222	\$1,021,073	\$1,021,073	\$0
Miscellaneous Income	\$5,000	\$1,667	\$1,355	(\$312)
Interest Income	\$1,900	\$633	\$1,028	\$395
Total Revenues	\$1,144,122	\$1,023,373	\$1,023,456	\$83
Expenditures:				
<u>Administrative</u>				
Supervisors Fees	\$12,000	\$4,000	\$3,400	\$600
FICA	\$918	\$306	\$245	\$61
Engineer	\$10,000	\$3,333	\$3,256	\$77
Attorney	\$30,000	\$10,000	\$5,387	\$4,613
Annual Audit	\$3,715	\$0	\$0	\$0
Assessment Administration	\$5,000	\$5,000	\$5,000	\$0
Property Appraiser Fee	\$1,000	\$1,000	\$586	\$414
Management Fees	\$68,580	\$22,860	\$22,860	\$0
Information Technology	\$1,600	\$533	\$3,033	(\$2,500)
Trustee Fees	\$4,500	\$0	\$0	\$0
Dissemination Agreement	\$1,000	\$333	\$333	\$0
Arbitrage Rebate	\$450	\$0	\$0	\$0
Telephone	\$200	\$67	\$0	\$67
Postage	\$1,000	\$333	\$177	\$156
Insurance	\$40,725	\$40,725	\$33,776	\$6,949
Printing and Binding	\$1,500	\$500	\$332	\$168
Newsletter	\$3,300	\$1,100	\$1,080	\$20
Legal Advertising	\$1,500	\$500	\$0	\$500
Office Supplies	\$500	\$167	\$152	\$15
Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Administrative Contingency	\$500	\$167	\$644	(\$478)
Total Administrative	\$188,163	\$91,099	\$80,438	\$10,662
<u>Maintenance</u>				
<u>Environmental</u>				
Lake Maintenance	\$18,200	\$6,067	\$5,060	\$1,007
<u>Utilities</u>				
Kissimmee Utility Authority	\$8,500	\$2,833	\$2,055	\$779
TOHO Water Authority	\$70,000	\$23,333	\$20,893	\$2,441
Orlando Utilities Commission	\$20,500	\$6,833	\$5,430	\$1,404
Centurylink	\$7,000	\$2,333	\$2,252	\$81
Bright House	\$1,600	\$533	\$508	\$26
<u>Roadways</u>				
Street Sweeping	\$17,250	\$5,750	\$4,445	\$1,305
Sidewalks/Roadways	\$0	\$0	\$3,365	(\$3,365)
Drainage	\$5,000	\$1,667	\$3,450	(\$1,783)
Signage	\$5,000	\$1,667	\$1,362	\$305
<u>Common Area</u>				
Landscaping	\$280,000	\$93,333	\$97,100	(\$3,767)
Feature Lighting	\$3,000	\$1,000	\$2,020	(\$1,020)
Irrigation	\$20,000	\$6,667	\$1,329	\$5,337
Trash Receptacles & Benches	\$5,000	\$1,667	\$0	\$1,667
Plant Replacement & Bed Enhancements	\$10,000	\$3,333	\$296	\$3,038
Miscellaneous Common Area Services	\$10,000	\$3,333	\$8,750	(\$5,417)
Soccer/Ball Field Maintenance	\$1,000	\$333	\$175	\$158
<u>Recreation Center</u>				
Pool Maintenance	\$20,000	\$6,667	\$6,254	\$413
Pool Cleaning	\$8,000	\$2,667	\$2,400	\$267
Pool Permits	\$550	\$550	\$0	\$550
Recreational Center Cleaning	\$15,000	\$5,000	\$5,792	(\$792)
Recreational Center Repairs & Maintenance	\$10,000	\$3,333	\$4,507	(\$1,173)
Pest Control	\$700	\$233	\$652	(\$419)
Subtotal Maintenance	\$536,300	\$179,133	\$178,093	\$1,041

REMINGTON
Community Development District

General Fund
Statement of Revenues & Expenditures
For The Period Ending January 31, 2019

	General Fund Budget	Prorated Budget Thru 01/31/19	Actual Thru 01/31/19	Variance
<u>Security</u>				
Recreation Center Access	\$4,000	\$1,333	\$0	\$1,333
Security Guard	\$275,500	\$91,833	\$89,699	\$2,134
Gate Repairs	\$11,000	\$3,667	\$2,508	\$1,159
Guard House Cleaning	\$3,300	\$1,100	\$900	\$200
Guard House Repairs and Maintenance	\$4,500	\$1,500	\$1,133	\$367
Gate Maintenance Agreement	\$1,100	\$1,100	\$0	\$1,100
<u>Other</u>				
Contingency	\$500	\$167	\$0	\$167
Field Management Services	\$26,671	\$8,890	\$8,890	(\$0)
Subtotal Maintenance	\$326,571	\$109,590	\$103,130	\$6,460
Total Maintenance	\$862,871	\$288,724	\$281,223	\$7,501
<u>Other Sources & Uses</u>				
Transfer Out - Pavement Management	(\$93,088)	\$0	\$0	\$0
Total Other	(\$93,088)	\$0	\$0	\$0
Total Expenditures	\$1,144,122		\$361,661	
Excess Revenues/(Expenditures)	(\$0)		\$661,795	
Fund Balance - Beginning	\$0		\$285,346	
Fund Balance - Ending	(\$0)		\$947,141	

REMINGTON

Community Development District

Series 2008-2

Debt Service Fund

Statement of Revenues & Expenditures
For The Period Ending January 31, 2019

Revenues:

	Adopted Budget	Prorated Budget Thru 01/31/19	Actual Thru 01/31/19	Variance
Special Assessments	\$571,509	\$512,680	\$512,680	\$0
Interest Income	\$400	\$133	\$267	\$134
Total Revenues	\$571,909	\$512,813	\$512,947	\$134

Expenditures:

Interest Expense - 11/01	\$11,100	\$11,100	\$11,100	\$0
Principal - 05/01	\$555,000	\$0	\$0	\$0
Interest Expense - 05/01	\$11,100	\$0	\$0	\$0
Transfer Out 5/2 - Pavement Fund	\$56,912	\$0	\$0	\$0
Transfer Out 5/2 - Capital Reserve	\$148,576	\$0	\$0	\$0
Total Expenditures	\$782,688	\$11,100	\$11,100	\$0
Excess Revenues/(Expenditures)	(\$210,779)		\$501,847	
Fund Balance - Beginning	\$210,779		\$214,530	
Fund Balance - Ending	\$0		\$716,377	

REMINGTON

Community Development District

Pavement Management

Statement of Revenues & Expenditures
For The Period Ending January 31, 2019

Revenues:

	Adopted Budget	Prorated Budget Thru 01/31/19	Actual Thru 01/31/19	Variance
Transfer In	\$150,000	\$0	\$0	\$0
Interest Income	\$500	\$167	\$529	\$362
Total Revenues	\$150,500	\$167	\$529	\$362

Expenditures:

Contingency	\$0	\$0	\$0	\$0
Total Expenditures	\$0	\$0	\$0	\$0
Excess Revenues/(Expenditures)	\$150,500		\$529	
Fund Balance - Beginning	\$960,493		\$960,797	
Fund Balance - Ending	\$1,110,993		\$961,326	

REMINGTON

Community Development District

Capital Projects Fund

Statement of Revenues & Expenditures

For The Period Ending January 31, 2019

	Adopted Budget	Prorated Budget Thru 01/31/19	Actual Thru 01/31/19	Variance
Revenues:				
Transfer In	\$148,576	\$0	\$0	\$0
Interest Income	\$100	\$33	\$22	(\$11)
Total Revenues	\$148,676	\$33	\$22	(\$11)
Expenditures:				
Capital Outlay - Fitness Equipments	\$10,000	\$3,333	\$0	\$3,333
Capital Outlay - Pressure Washing	\$20,000	\$6,667	\$0	\$6,667
Capital Outlay - Landscape Improvements	\$0	\$0	\$8,618	(\$8,618)
Capital Outlay - Sidewalk/Roadway Improvements	\$95,000	\$31,667	\$66,385	(\$34,718)
Capital Outlay - Camera System	\$30,000	\$10,000	\$0	\$10,000
Capital Outlay - Rec Center - Roofing Project	\$38,500	\$12,833	\$0	\$12,833
Capital Outlay	\$0	\$0	\$16,242	(\$16,242)
Total Expenditures	\$193,500	\$64,500	\$91,245	(\$26,745)
Excess Revenues/(Expenditures)	(\$44,824)		(\$91,222)	
Fund Balance - Beginning	\$297,086		\$207,676	
Fund Balance - Ending	\$252,262		\$116,454	

Remington
COMMUNITY DEVELOPMENT DISTRICT
Month by Month Income Statement

Description	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	TOTAL
Revenues:													
Assessments	\$0	\$191,234	\$805,027	\$24,812	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,021,073
Miscellaneous Income	\$410	\$375	\$250	\$320	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,355
Interest Income	\$243	\$243	\$264	\$277	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,028
Total Revenues	\$653	\$191,853	\$805,542	\$25,408	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,023,456
Expenditures:													
<u>Administrative</u>													
Supervisors Fees	\$1,000	\$600	\$0	\$1,800	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,400
FICA	\$61	\$46	\$0	\$138	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$245
Engineer	\$984	\$2,115	\$158	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,256
Attorney	\$1,026	\$2,282	\$2,079	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,387
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Assessment Administration	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Property Appraiser Fee	\$0	\$0	\$0	\$586	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$586
Management Fees	\$5,715	\$5,715	\$5,715	\$5,715	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$22,860
Information Technology	\$133	\$133	\$133	\$2,633	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,033
Trustee Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dissemination Agreement	\$83	\$83	\$83	\$83	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$333
Arbitrage Rebate	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Telephone	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Postage	\$62	\$24	\$47	\$44	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$177
Insurance	\$33,776	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$33,776
Printing and Binding	\$61	\$45	\$39	\$187	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$332
Newsletter	\$0	\$540	\$0	\$540	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,080
Legal Advertising	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Office Supplies	\$25	\$24	\$80	\$24	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$152
Dues, Licenses, Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Administrative Contingency	\$38	\$574	\$32	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$644
Total Administrative	\$48,139	\$12,182	\$8,366	\$11,750	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$80,438

Remington
COMMUNITY DEVELOPMENT DISTRICT
Month by Month Income Statement

Description	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	TOTAL
<u>Maintenance</u>													
<u>Environmental</u>													
Lake Maintenance	\$1,265	\$1,265	\$1,265	\$1,265	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,060
<u>Utilities</u>													
Kissimmee Utility Authority	\$576	\$496	\$449	\$534	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,055
TOHO Water Authority	\$4,113	\$3,516	\$6,881	\$6,382	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$20,893
Orlando Utilities Commission	\$1,353	\$1,375	\$1,386	\$1,316	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,430
Centurylink	\$762	\$497	\$229	\$764	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,252
Bright House	\$127	\$127	\$127	\$127	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$508
<u>Roadways</u>													
Street Sweeping	\$1,270	\$1,270	\$635	\$1,270	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,445
Sidewalks	\$3,180	\$0	\$0	\$185	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,365
Drainage	\$0	\$0	\$0	\$3,450	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,450
Signage	\$0	\$192	\$635	\$535	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,362
<u>Common Area</u>													
Landscaping	\$23,500	\$23,500	\$23,500	\$26,600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$97,100
Feature Lighting	\$1,448	\$572	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,020
Irrigation	\$226	\$534	\$191	\$378	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,329
Trash Receptacles & Benches	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Plant Replacement & Bed Enhancements	\$296	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$296
Miscellaneous Common Area Services	\$0	\$0	\$0	\$8,750	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,750
Soccer/Ball Field Maintenance	\$0	\$70	\$105	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
<u>Recreation Center</u>													
Pool Maintenance	\$1,565	\$3,273	\$90	\$1,326	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,254
Pool Cleaning	\$600	\$600	\$600	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,400
Pool Permits	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Recreational Center Cleaning	\$1,798	\$1,050	\$1,050	\$1,894	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,792
Recreational Center Repairs & Maintenance	\$3,383	\$0	\$1,124	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,507
Pest Control	\$0	\$652	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$652
<u>Security</u>													
Recreation Center Access	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Security Guard	\$22,437	\$21,960	\$22,642	\$22,660	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$89,699
Gate Repairs	\$220	\$310	\$1,387	\$591	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,508
Guard House Cleaning	\$250	\$200	\$200	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$900
Guard House Repairs and Maintenance	\$320	\$478	\$0	\$335	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,133
Gate Maintenance Agreement	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Field Management Services	\$2,223	\$2,223	\$2,223	\$2,223	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,890
Total Maintenance	\$70,913	\$64,159	\$64,716	\$81,435	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$281,223
<u>Other Sources & Uses</u>													
Transfer Out - Pavement Management	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Expenditures	\$119,052	\$76,341	\$73,083	\$93,185	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$361,661
Net Income/ (Loss)	(\$118,399)	\$115,512	\$732,459	(\$67,776)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$661,795

**REMINGTON
COMMUNITY DEVELOPMENT DISTRICT
LONG TERM DEBT REPORT**

SERIES 2008-2, SPECIAL ASSESSMENT REFUNDING BONDS		
INTEREST RATE:	4.00%	
MATURITY DATE:	5/1/2019	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	COVERED BY LETTER OF CREDIT	
BONDS OUTSTANDING - 9/30/13		\$3,035,000
LESS: PRINCIPAL PAYMENT 5/1/14		(\$455,000)
LESS: PRINCIPAL PAYMENT 5/1/15		(\$475,000)
LESS: PRINCIPAL PAYMENT 5/1/16		(\$495,000)
LESS: SPECIAL CALL 5/1/16		(\$5,000)
LESS: PRINCIPAL PAYMENT 5/1/17		(\$515,000)
LESS: PRINCIPAL PAYMENT 5/1/18		(\$535,000)
CURRENT BONDS OUTSTANDING		\$555,000

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SECTION 3

*This item will be provided under
separate cover*