

*Remington Community
Development District*

Agenda

January 26, 2021

AGENDA

Remington

Community Development District

219 East Livingston Street, Orlando, FL 32801

Phone: 407-841-5524 – Fax: 407-839-1526

January 19, 2021

Board of Supervisors
Remington Community
Development District

Dear Board Members:

The Board of Supervisors of the Remington Community Development District will meet **Tuesday, January 26, 2021 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. Security Report from Universal Protection Service
- IV. Public Comment Period
- V. Approval of Minutes of the December 15, 2020 Meeting
- VI. Consideration of Security Services Agreement with DSI Security Services
- VII. Consideration of Data Sharing and Usage Agreement with the Osceola County Property Appraiser
- VIII. Discussion of E-Verify Requirements for Special Districts
- IX. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 1. Approval of Check Register
 2. Balance Sheet and Income Statement
 3. Presentation of OCSO Reports
 4. Field Manager's Report
- X. Supervisor's Requests
- XI. Next Meeting Date – February 23, 2021
- XII. Adjournment

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

The third order of business is the security report from Universal Protection Service. There is no back-up.

The fourth 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 fifth order of business is the approval of minutes from the December 15, 2020 of the Board of Supervisors meeting. The minutes are enclosed for your review.

The sixth order of business is consideration of security services agreement with DSI security services. A copy of the agreement is enclosed for your review.

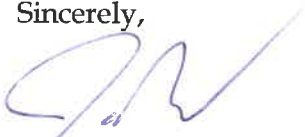
The seventh order of business is consideration of data sharing and usage agreement with the Osceola County Property Appraiser. A copy of the agreement is enclosed for your review.

The eighth order of business is discussion of E-Verify requirements for special districts.

The ninth order of business is the Staff Reports. 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 presentation of the OSCO reports. Copies of the reports are enclosed for your review. Section 4 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.

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 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, December 15, 2020 at 6:00 p.m. at the Remington Recreation Center, 2651 Remington Boulevard, Kissimmee, Florida.

Present and constituting a quorum were:

Kenneth Soukup	Chairman
Pam Zaresk	Vice Chair
Brian (Ken) Brown	Assistant Secretary
Diego Benson-Valdez	Assistant Secretary

Also present were:

Jason Showe	District Manager
Scott Clark <i>by phone</i>	District Counsel
Pete Glasscock	District Engineer
Alan Scheerer	Field Manager
Michael Belz	Universal Protection Service

FIRST ORDER OF BUSINESS

Roll Call

Mr. Soukup 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 do not have any changes to the agenda.

THIRD ORDER OF BUSINESS

Security Report from Universal Protection Service

Mr. Belz: Good evening everyone. The numbers are going to be low because the meeting was moved up. This is from December 1st through December 14th. At the Partin Settlement Road gate there were 832 visitors and 2,262 residents, for a total of 3,094. At the E. Lakeshore Boulevard gate there were 439 visitors and 1,784 residents, for a total of 2,223 for the month. We tagged 43 vehicles, had 1 attempted tow, 0 tows, 0 tow letters and 5 repeat offenders.

Mr. Soukup: Are there any questions for security? Hearing none,
Mr. Belz left the meeting.

FOURTH ORDER OF BUSINESS

Public Comment Period

Mr. Soukup: Please state your name and address and try to keep your comments to three minutes.

Resident (Rendon Miller, Somerset): A week and a half ago, for the fourth time, I was almost hit by a car crossing Remington Boulevard and Somerset Place Drive. It is a very dark intersection. The only lights are on the other side of the road. The car wasn't coming from Remington Boulevard, it was car coming from Somerset Place Drive. I've seen other people almost get hit too. I've been there four years and that was probably the fourth time. I don't know if the driver was on the phone. I yelled. When the moon is not out, it is very dark.

Mr. Scheerer: It is part of the Municipal Service Taxing Unit (MSTU).

Resident (Rendon Miller, Somerset): Any lights that are just around the corner, there are huge Oak trees covering it.

Mr. Soukup: We are looking at possibly bringing that in under the CDD, because that is OUC and we don't have any say so.

Mr. Benson-Valdez: We have the same issue in Westmoreland. It is very dark.

Mr. Scheerer: If I may, as Supervisor Soukup just said if the CDD ends up taking those lights, maybe we can negotiate an upgrade to LEDs and get rid of these high pressure sodium lights which are more like an off white yellow. I don't know if we have the ability to do that now, even though they are part of the MSTU. I guess we can find out.

Resident (Rendon Miller, Somerset): I'm just bringing this to your attention.

Mr. Scheerer: We appreciate it.

Mr. Soukup: The existing ones take forever to repair.

Mr. Benson-Valdez: Westmoreland is actually under the KUA. Not under OUC.

Mr. Brown: We probably can't request LEDs, but we can request additional lights through the MSTU.

Mr. Scheerer: Who does that request go through?

Mr. Brown: The special assessments.

Mr. Showe: I have to reach out to them anyway to see if there is the option of taking it over.

Mr. Brown: The same people as when we moved it. Remember when we moved a couple, we had to get their permission to move them?

Mr. Scheerer: Right.

Ms. Zaresk: Since we are on that topic, people are talking about lights at E. Lakeshore Boulevard. Did we not at one point have lights or am I hallucinating?

Mr. Scheerer: At the very end of E. Lakeshore Boulevard and Remington Boulevard there was a double headed light.

Ms. Zaresk: Yes.

Mr. Scheerer: I spoke to someone at OUC who happened to be at another project. He says it is in the works. The issue with those light poles is they don't make them. I just said, "Look, if you can get us any other light within Remington, we really need one at E. Lakeshore Boulevard." I will try to reach out to him again this week and see where he is at with that. I have no control over that by any means. I do a lot of work with OUC at another CDD and they are out there pretty much every other week doing light repairs, but I will reach out to them again to see if we can't get something out there.

Ms. Zaresk: I wanted to make sure that I wasn't losing my mind.

Mr. Scheerer: No. You're still sane. We had one relocated here at Knightsbridge and then there is one over by where the old Phase 2 gate used to be. He is aware of all of those. It is just a matter of whenever they decide to come out. I will reach out to them.

Ms. Zaresk: Thank you.

Mr. Soukup: Are there any other comments?

Resident (Matt Zarsky, Westmoreland Circle): Should we decide to go with a different security company or keep the current one, I would like to make sure that they are able to keep Leona. She is a fixture here in Remington. She knows the property and has outstanding rapport with residents. So, if there is a possibility for that to happen, I would definitely love to see that.

Mr. Soukup: They submitted a bid so there is the potential for that. Is there anyone else?
Hearing none,

FIFTH ORDER OF BUSINESS

Approval of Minutes of the November 17, 2020 Meeting

Mr. Showe: We had some changes that Mr. Benson-Valdez presented. There are some corrections and misspellings. We will incorporate those changes as well as any other changes or comments at this time.

Mr. Soukup: Are there any others? Hearing none,

On MOTION by Mr. Brown seconded by Mr. Benson-Valdez with all in favor the Minutes of the November 17, 2020 Meeting were approved, as amended.
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SIXTH ORDER OF BUSINESS

Review of Proposals and Selection of Firm to Provide Security Services (RFP 2020-100)

Mr. Scheerer: At the last meeting we provided proposals that we received from A & Associates, Universal Protection Services, St. Moritz and DSI. We received some scoring sheets from the Board. Scott, do you want to discuss the contract process while I tally them?

Mr. Clark: Sure. There was a form of contract in the Request for Proposals (RFP). Some updating needs to be done due to some law changes. For instance, we are required to have a requirement for immigration purposes. I've already revised the form of contract and we are ready to do it. After the Board ranks and selects the number one ranked firm, then you would direct me to go into the contract process with that firm and try to enter into a contract. Since the contract was attached, I don't expect that to be an issue here. We will do that as soon as the Board makes this decision. There is a termination clause and we will make sure that we time it correctly so we have continuous service, but we will figure that out. So back to you, Jason.

Mr. Showe: I am still tabulating.

Mr. Soukup: We can proceed to the Engineer's Report.

Mr. Brown: Should we rank them one, two, three and four and if negotiations fail with the first one, then we go to the second ranked one?

Mr. Showe: Yes, we can certainly do that.

- **Engineer's Report** (*Item 7B*)

Mr. Glasscock: I don't have anything other than we are finishing up the final path of the repaving that was done. I do believe that is the last section that will be done. The beginning sections were done in 2007. I meant to go by and see how they are doing. It has been 13 years since it has been done. Other than that, I don't have anything, unless you have any questions.

- **Field Manager's Report** (*Item 7Civ*)

Mr. Scheerer: The Amenity Center is in good shape. The Fitness Center is in good shape. We are going to do an annual service on all of the equipment. So hopefully, Fitness Showcase will get out here relatively quickly and go through all of that. The pool is in good shape. We performed an analysis of all of the pool deck pavers and had some of those fixed. We had a small issue with Kings Three, a volume adjustment issue, for the emergency phone. They will be out on Monday and will make the adjustments. The cameras are working at all of the gatehouses. We are still working on some minor maintenance items and the guardhouses. The ponds are in good shape. I noticed today on par 3 on Remington Boulevard that we had some bright green algae. They were just out a few days ago and sprayed it. So hopefully we will see that go away. We are still working with REW each week. I will be meeting with them on Friday. We are still working on some enhancement pricing for some of the neighborhood monuments; Hawks Nest, Harwood, etc. On that same par 3, there was a switch gear transformer. We shaved earlier in the year, that portion of the concrete, but it started to raise again. So, I had them come out to recut it, repour it and clean out the root system. Hopefully that will last for a while. As you can tell, the basketball and tennis courts are being resurfaced. The contractor requested that we take that off to keep people from going on it. We also removed the rims that are in storage and as soon as they are done, we will put everything back. Hopefully by Christmas or New Year's, we will have a fresh new set of courts to be playing on. The pressure washing may be complete. I haven't heard from the contractor, but they were on Knightsbridge and they did a good job. Berry Construction worked on the speed tables, relining a lot of the pavers. The contractors are out in Windsor Park on a column that was hit. I received a call from Geico yesterday. They assumed full responsibility for that repair. So, I sent them photos and a copy of the proposal we had, which I already told them we are already doing the work. We are not waiting on them. They can just pay our contractor. So that is what is going on. They got the rebar in place today and should be pouring either today or tomorrow. Once

the concrete for the footer is set up, we will go vertical. I know one of the HOA folks was asking about the message board on that column. That is getting replaced as part of the repair. So that message board will go back up there for the folks at Windsor Park. We placed meeting signs at both guardhouses as requested. I don't know if I touched on this last month, but both flags were replaced in November. I didn't see it on my previous report. I can take any questions you might have.

Mr. Brown: Did we fix the drainage at the basketball court a few months ago?

Mr. Scheerer: Yes. We are replacing the drainage and were out there again. I located another drain right before the work started. So that should all be completed. It pops up next to the drain closest to the parking lot. It doesn't come this way. I was there with REW and their contractor last Friday. So hopefully we can get that 110% okay and won't have any issues with water ponding there.

Mr. Brown: It does more damage to the basketball court.

Mr. Scheerer: At some point, we are going to have to asphalt and redo the entire thing. Maybe we can elevate it a little more so we don't have these drainage issues in the future. We seem to get three years of life every time we resurface. The basketball court is the most used amenity in my opinion other than the outdoor fitness equipment. It gets a lot of use. Thank you.

- **Review of Proposals and Selection of Firm to Provide Security Services (RFP 2020-100) (Item 6)**

Mr. Showe: I tabulated all of the score sheets that I received. DSI received 353.72 points for a ranking of number 1. Universal Protection Services received 341.8 points for a ranking of number 2. St. Moritz received 336.84 points for a ranking of number 3 and A & Associates received 315 points for a ranking of number 4. So that is the ranking of the Board. You can discuss those rankings. If there is some discussion about rearranging them, we will leave that to Scott. So, at this point, you can use that ranking sheet to make a motion of the Board. DSI would be ranked the number 1 firm and you would authorize staff to negotiate a contract with them. We also need to terminate the current provider in accordance with their 30-day termination. We would look at probably trying to have them start on February 1st, which gives us an additional week or two to work with the new vendor. We will bring a full contract back with Scott's recommendations at the January meeting for approval.

Mr. Clark: I agree.

On MOTION by Ms. Zaresk seconded by Mr. Benson-Valdez with all in favor accepting the ranking of DSI as the number one ranked firm to provide security services and authorization for staff to negotiate a contract with DSI, was approved.

Mr. Showe: We will notify all of the vendors and start working with the new vendor.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Clark: I didn't have anything else.

B. Engineer

This item was discussed.

C. District Manager's Report

There being none, the next item followed.

1. Approval of Check Register

Mr. Showe: Regarding the Check Register, in the General Fund we have Checks 6362 through 6381 in the amount of \$48,453.05 and Checks 86 and 88 from the Capital Projects Fund in the amount of \$13,625, for a total of \$62,078.05. Alan and I can answer any questions the Board may have on those invoices. If there are no other questions on the Check Register, we need a motion for approval.

Mr. Soukup: Are there any questions? Hearing none, we need a motion to approve.

On MOTION by Mr. Brown seconded by Ms. Zaresk with all in favor the November 1, 2020 through November 30, 2020 Check Register totaling \$62,078.05 was approved

2. Balance Sheet and Income Statement

Mr. Showe: No action is required by the Board. The security contract that was just approved, if we enter into it, there is an increase over your current budget. We are outperforming the budget, at least for the first month and will monitor it. We obviously have to look at that as part of the process as we go into our budgeting next year.

3. Presentation of OCSO Reports

Mr. Showe: Reports from the Osceola County Sheriff's Office was provided to the Board.

4. Field Manager's Report

This item was discussed.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Brown: I have nothing other than I hope everyone has a Merry Christmas.

Mr. Benson-Valdez: What documents are we using stating that the roads are public?

Mr. Showe: The CDD is a governmental body, it funded the construction. By using tax exempt bonds, they are owned and maintained by the Remington CDD. By definition, everything that is publicly owned by a governmental agency is a public facility. It is in Florida Statute Chapter 190. There is no document that we have that says it. We just own it and because we are a governmental entity, it is public. Is that your understanding, Scott?

Mr. Clark: Yes.

Mr. Benson-Valdez: Alright. I just wanted to make sure.

Mr. Showe: There are some CDD rules, but typically those just fall in line with what Florida Statute Chapter 190 says. The only real adjustments that will be made to that is when the Board wants to make some changes to internal policies, but there is not a document we can point to that says we own and maintain the roads. Typically, we get requests from real estate agents that want to see the insurance as proof, so we will send them the insurance binder showing that we insure those.

Mr. Soukup: Ms. Zaresk?

Ms. Zaresk: I have nothing, but I will echo Ken. Merry Christmas and Happy New Year. I hope 2021 is better than 2020.

NINTH ORDER OF BUSINESS

Next Meeting Date – January 26, 2021

Mr. Soukup: Our next meeting is scheduled for January 26, 2021.

TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Ms. Zaresk seconded by Mr. Brown with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION VI

AGREEMENT FOR SECURITY SERVICES

THIS AGREEMENT FOR SECURITY SERVICES (the "Agreement"), is entered into as of this 1st day of February, 2021 (the "Effective Date"), by and between:

The **REMINGTON COMMUNITY DEVELOPMENT DISTRICT** ("CDD"), a local unit of special purpose government organized and existing in accordance with Chapter 190, whose address for purposes of this Agreement is c/o Governmental Management Services-Central Florida, LLC, 219 East Livingston Street, Orlando, FL 32801, and **DOTHAN SECURITY, INC.**, an Alabama For Profit Corporation, d/b/a **DSI SECURITY SERVICES**, authorized to transact business in the State of Florida ("Contractor"), whose address for purposes of this Agreement is 1009 N. O'Brien St., Suite 100, Tampa, FL 33607.

FOR VALID CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Contractor and CDD agree as follows:

1. **Term.** This Agreement shall commence on the Effective Date and shall have an initial term of one year, unless sooner terminated in accordance with this Agreement or unless extended pursuant to the terms hereof. Unless a Notice of Termination has been given, pursuant to Paragraph 7 below, the parties may agree to extend the terms of this Agreement for two additional one-year terms, each commencing on the first and second anniversary dates of the Effective Date. After the third anniversary of the Effective Date, the parties may agree to treat this Agreement to be a Continuing Contract and shall automatically extend for an additional twelve-month term on each anniversary date.

2. **Contractor** shall provide the following services to CDD:

Scope of Services: Attached as Exhibit "A."

Officer Reports: The Contractor will provide an officer report for each day/night worked detailing the activity of the officer and of the property. These reports will list dates and times the officer is actually on site. Reports will be turned in at a determined place and time.

Invoicing: The Contractor will provide a monthly invoice listing the dates and times worked. Invoices will be paid accordingly to agreement terms.

Additional services: Contractor will provide additional services and recommendations at the request of members of the CDD. Additional pricing of such services will be set prior to start and submitted in writing. Any changes in duties or requirements shall be put in writing and approved prior to any such changes. Scope of services are not limited to the posted requirements and are subject to change at any time.

3. **Independent Contractor.** Neither the Contractor nor any of the employees, agents, officers, directors, contractors or representatives of the Contractor shall be deemed employees of CDD or receive employee or other benefits from CDD.

4. **Fees.** CDD shall pay to the Contractor \$17.44 per hour (the "Standard Rate") for security services at the recreation center and two (2) gate houses and \$26.16 per hour (the "Holiday Rate"). CDD shall pay to the Contractor \$19.44 per hour for roving patrol services and \$29.16 per hour (the "Holiday Rate") pursuant to this Agreement, for each security officer provided by the Contractor. Unless otherwise requested by CDD, the services to be performed under this Agreement and the pricing for such services shall be as set forth in **Exhibit "B."**

Holiday rates are based on a 50% increase of the standard rate and the holiday list is located below. CDD may request additional security officers at the Standard Rate by giving no less than 48 hours prior notice to the Contractor. CDD agrees to pay 20% above the Standard Rate for each security officer requested by CDD with less than 48 hours prior notice and who performs services hereunder within the 48 hour period; provided, however, such increased rate shall be payable only for the period of time services are provided within the 48 hour period, after which, the Standard Rate shall apply. For purposes of this agreement holiday pay shall apply to the following days: New Year's Eve Day, New Year's Day, Memorial Day, Easter Day, Independence Day, Labor Day, Thanksgiving, Christmas Eve Day, Christmas Day, and during times of natural and national emergencies.

5. **Sales Tax.** CDD is exempt from sales tax on this transaction.
6. **Reports: Invoices.** The Contractor shall provide to CDD on a monthly basis a summary of hours of services provided, both regular and special, in a format acceptable to CDD. The Contractor will invoice CDD on a monthly basis. Invoices are due and payable within thirty (30) days of receipt. A late fee equal to 1.5% per month will apply for any invoices which are not timely paid. Payment shall be made by business or certified check.
7. **Termination.** This Agreement may be terminated by either party for any reason with thirty (30) days prior written notice ("Termination Without Cause"). Notwithstanding the foregoing, either party may terminate this Agreement effective immediately for breach, misconduct or other non-performance under the Agreement by the non-terminating party ("Termination With Cause").

A. *Termination Without Cause.* If this Agreement is Terminated Without Cause, Contractor shall, in CDD's sole discretion, continue providing services pursuant to this Agreement during the 30-day termination period provided CDD continues paying for such services in accordance with the Agreement; provided, however, if CDD elects not to have the Contractor continue providing services CDD shall still be obligated to pay for the services which the Contractor would otherwise have provided during the 30-day termination period.

B. *Termination With Cause.* If this Agreement is Terminated With Cause by CDD, CDD shall not be required to pay any additional fees after the date and time of termination.

8. **Standard of Performance.** All personnel provided by the Contractor pursuant to this Agreement shall perform the services hereunder in a professional manner, consistent with the standard rules and code of conduct of such professionals, in accordance with any special instructions given by CDD and in compliance with all state, federal and local laws, roles and ordinances.
9. **Insurance and Bond Requirements.** The Contractor shall provide evidence to CDD of an adequate general liability insurance policy and indemnity bond with terms acceptable to CDD.
10. **Indemnification.** The Contractor shall indemnify, hold harmless and defend CDD, or any of its officers, employees or agents from and against all liability, claims, demands and causes of action arising out of or related to any loss, damage, injury, or loss or damage to property caused, directly or indirectly, by the actions or omissions of the Contractor.
11. **Non-competition.** CDD agrees not to offer employment nor employ any Contractor employee during the employee's tenure with the Contractor and for a period of one (1) year following the date of the employee's termination with the Contractor.
12. **Severability.** If any provision of this Agreement, the deletion of which would not adversely affect a party's enjoyment of any material benefit intended by this Agreement nor substantially increase the burden of either party under this Agreement, is found to be invalid or unenforceable, that provision will be severed from this Agreement and the remainder of this Agreement will continue to be binding and enforceable.
13. **Waiver.** No waiver of any provision hereof shall be effective unless executed in writing by the party claimed to have made the waiver. No waiver of a provision hereof shall constitute a continuing waiver. A party's forbearance to enforce any available rights or to exercise any available remedy, or to insist upon strict compliance herewith, shall not be deemed a waiver or forfeiture of such rights, remedies or strict compliance. A party's acceptance of any late or inadequate performance shall not constitute a waiver or forfeiture of that party's right to treat such performance as an event of default or to require timely and adequate performance in the future.
14. **Notice.** Any notices required by this Agreement shall be sent to the addresses noted in the preamble to this Agreement, or at such other address designated in writing by the party to receive notice. Notices shall be either (1) personally delivered (including delivery by Federal Express or other courier service) to the addresses set forth above, in which case they shall be deemed delivered on the date of delivery; (2) sent by certified mail, return receipt requested, in which case they shall be deemed delivered on the date shown on the receipt unless delivery is refused or delayed by the addressee, in which event they shall be deemed delivered on the date of deposit in the U. S. Mail. Notices or communications to or from a party's attorney will be deemed to be to or from that party.
15. **Persons Bound.** If either party consists of more than one person or entity, all such persons and entities will be jointly and severally liable under this Agreement. This Agreement shall

be binding upon and shall inure to the benefit of the parties and their respective successors. This Agreement is for the benefit only of the parties or their successors. No other person shall be entitled to rely hereon, receive any benefit here from or, enforce any provision of this Agreement against any party.

16. **Entire Agreement.** This Agreement embodies the entire understanding of the parties, and all negotiations, representations, warranties, and agreements made between the parties are merged herein. The making, execution and delivery of this Agreement by both parties has been induced by no representations, statements, warranties or agreements that are not expressed herein. There are no further or other agreements or understandings, written or oral, in effect between the parties relating to the subject matter hereof.
17. **Attorney Fees.** If either party initiates or is made a party to legal or other dispute resolution proceedings (whether judicial, administrative, declaratory, in arbitration or otherwise) in connection with this Agreement, then the non-prevailing party in those proceedings will pay the costs and attorney fees, including the costs and attorney fees of appellate proceedings incurred by the prevailing party. This obligation to pay attorney fees and costs will apply also to settlements of disputes and to collection efforts.
18. **Survival.** All indemnities, covenants, warranties, rights and obligations set forth in this Agreement shall survive after the termination of the Agreement.
19. **No Third Party Beneficiary.** Except for the rights of the parties hereto and their respective successors, legal representatives, and assigns, no person or entity has any rights or benefits under this Agreement, and no person or entity is a third party beneficiary of this Agreement.
20. **Public Records.** The District is subject to the requirements of Chapter 119 of the Florida Statutes pertaining to Public Records. As such, all documents, papers, letters, maps, books, tapes, photographs, films, sound recordings, data processing software, or other material, regardless of the physical form, characteristics, or means of transmission, made or received by the District in connection with the transaction of its official business are public records.

In connection with this Agreement, Contractor shall comply Chapter 119, Florida Statutes, as follows:

A. Keep and maintain public records required by the District to perform the services that are the subject of this Agreement.

B. Upon the request of the District's Custodian of Public Records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided by law.

C. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of the contract if the contractor does not transfer the records to the District.

D. Upon completion of the Agreement, transfer, at no cost, to the District all public records in Contractor's possession or keep and maintain public records required by the District to perform the services that are the subject of this Agreement. If Contractor transfers all public records to the District upon completion of the Agreement, Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If Contractor keeps and maintains public records upon completion of the Agreement, Contractor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format that is compatible with the District's information technology systems.

IF CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE DISTRICT'S CUSTODIAN OF PUBLIC RECORDS AT THE ADDRESS LISTED FOR THE DISTRICT IN THIS AGREEMENT.

21. **E-Verify Requirement.** The District is subject to the requirements of section 448.095, Florida Statutes, pertaining to the use of the E-Verify system to confirm the work authorization status of all employees hired on or after January 1, 2021.

A. By signing this Agreement Contractor acknowledges and confirms that it is registered with and uses the E-Verify system to confirm the work authorization status of all new hires. Contractor further confirms that it shall only subcontract work to be performed under this Agreement to subcontractors who are registered with and use the E-Verify system and have provided to Contractor the affidavit described in section 448.095(2)(b). Contractor must maintain a copy of the subcontractor's affidavit for the duration of this Agreement.

B. Upon a good faith belief that Contractor has knowingly violated section 448.09(1), District shall terminate this Agreement. Such termination shall not constitute a breach by the District. In addition, Contractor may not thereafter be awarded a public contract for at least 1 year after the date on which this Agreement was terminated and shall be liable to District for any additional costs incurred thereby as a result of the termination.

C. Upon a good faith belief that any of Contractor's subcontractors have knowingly violated section 448.09(1), but the Contractor otherwise complied with this subsection, District shall promptly notify the Contractor and order the Contractor to immediately terminate its contract with the subcontractor.

[Signatures begin on next page]

IN WITNESS WHEREOF, this Agreement has been executed as of the day and year first above written.

WITNESSES:

Signature: [Handwritten Signature]
Print Name: Anna Atwell

Signature: [Handwritten Signature]
Print Name: Alan Clark

DOTHAN SECURITY, INC., d/b/a
DSI SECURITY SERVICES

By: [Handwritten Signature]
Print Name: Alan B. Clark II
Title: Director of Marketing

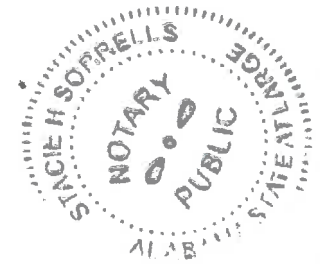
[CORPORATE SEAL]

STATE OF ~~FLORIDA~~ Alabama
COUNTY OF Houston

~~2020~~ The foregoing instrument was acknowledged before me this 14 day of Jan., 2021, by means of (check one) physical presence or online notarization, by Boyd Clark, as the Corp. Director of Sales of Dothan Security, Inc., an Alabama For Profit Corporation d/b/a DSI Security Services, on behalf of said company. He/She is personally known to me.

[Handwritten Signature]
Notary Public
Printed name: Stacie H. Sorrells

(SEAL)



WITNESSES:

**REMINGTON COMMUNITY
DEVELOPMENT DISTRICT**

Signature: _____
Print Name: _____

By: _____
Chairman of the Board of Supervisors

Signature: _____
Print Name: _____

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by means of (check one) physical presence or online notarization., by _____, as Chairman of the Board of Supervisors of Remington Community Development District. He is personally known to me.

Notary Public
Printed name: _____

(SEAL)

Exhibit A: Scope of Services

Exhibit A

Remington Community Development District Security - Scope of Services

1. Project Scope
 - 1.1 General Overview
 - 1.2 CDD Development
2. General Contractor Requirements and Procedures
 - 2.1 Operation Procedures
 - 2.2 Key Personnel
 - 2.3 Personnel Dress Code
 - 2.4 Personnel Conduct
 - 2.5 Safety Program
 - 2.6 Facility Location
 - 2.7 Document Control and Data Maintenance
 - 2.8 Verification of Data
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3. Coordination
 - 3.1 General Coordination
 - 3.2 Contractor's Project Manager
4. Scheduled Operations
 - 4.1 Patrol Area
 - 4.2 Recreation Area
 - 4.3 Guard House Policies
 - 4.4 Neighborhood Patrols
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 - 4.6 Damage to Facilities
5. Administration/Operations Program
 - 5.1 General
 - 5.2 Administration
 - 5.3 Operations
6. Response Time
 - 6.1 General

1. PROJECT SCOPE

The Contractor shall provide security services for the Remington Community Development District.

1.1 General Overview

Remington Community Development District (“the District” or “the Owner”), located in Osceola County approximately five (5) miles West of the City of Kissimmee, is a master planned unit development with amenities such as a community clubhouse, swimming pool, and tennis court. The development is located approximately one half (1/2) mile East of the Florida turnpike off of Highway 192 and one half (1/2) North on Partin Settlement road.

1.2 Community Development District (CDD) Development

The District is an independent unit of local government created and established in accordance with the Act. The Act was enacted in 1980 and is provided for in Florida Statutes 190.006 through 190.049. It provides a uniform method for the establishment of independent districts to manage and finance basic community development services.

2. GENERAL CONTRACTOR REQUIREMENTS AND PROCEDURES

The Contractor shall meet the requirements and follow the procedures associated with all items in this Agreement. These general requirements and procedures are as follows:

2.1 Operation Procedures

The Contractor shall perform the basic services outlined within the Scope of Services at the hours and days requested by the Owner. The Owner will designate where the contractor will take breaks, lunches, and use restroom facilities. Employee personnel vehicles will be marked and parked only in areas designated by the Owner.

2.2 Key Personnel

2.2.1 All Work shall be managed and/or directed by key personnel identified in the proposal. Any changes in the assigned key personnel shall be subject to approval by the Owner. Where applicable, the Contractor shall require certifications, training, etc. be secured and updated for all employees.

2.2.2 Contractor shall provide one (1) Project manager who is knowledgeable of the Contractor’s daily activities when performed at the site. The Manager shall serve as the point of contact between the Owner and Contractor. The

Manager shall be responsible for coordinating all scheduled services with the Owner.

2.3 Personnel Dress Code

The Contractor shall ensure that employees working on the Project shall wear uniforms or Professional attire at all times. Clothing that expresses or implies obscene language or graphics, degrading or demeaning connotations, or in the opinion of the Owner is unsightly for any reason, shall be strictly prohibited.

2.4 Personnel Conduct

The Contractor shall enforce strict discipline and good order among its employees on the Project site. The Contractor shall ensure that its employees that communicate and interact with the Remington community and any other customer/party associated with the Remington Project are knowledgeable of the Project and the Services the Contractor is performing.

2.5 Safety Program

The Contractor shall develop, implement, and maintain a safety program for its operations on the Project. That safety program shall include, at a minimum, a safety policy, safety rules and procedures, safety training, procedures for reinforcing and monitoring safety programs, procedures for accident investigations, providing and maintaining equipment safety features, and safety record keeping.

The Contractor shall comply with all State of Florida and federal and local regulations, rules and orders, as they pertain to occupational safety and health, the safe operation and security of the facilities.

The Contractor shall provide, at the Contractors expense, all safety equipment and materials necessary for and related to the work performed by its employees. Such equipment will include but is not limited to items necessary to protect its employees and the general public, if applicable.

2.6 Facility Location

The Owner shall only provide a guard house on the Project Site for the Contractor as part of this Scope of Services.

2.7 Document Control and Data Maintenance

2.7.1 Officers Daily Log

The Contractor shall keep accurate records of all incidences that occur while on duty, documents received, and, if applicable, issues by this Contractor.

A 'document log' shall be maintained during the work of this Contractor to provide records on the information available to or from this Contractor. The 'log' shall outline document titles and dates, the originator, received dates, and to/from information. This 'log' shall be updated daily and submitted to the Owner on a daily basis.

2.7.2 Data Maintenance

The Contractor shall, after review with the Owner, establish a systematic process for the insertion of revised sets and the integration of that data into the overall Project plan after verification for compatibility and consistency of the information received with existing information.

2.7.3 Data Dispersal

Should the Contractor distribute data to others, the Contractor shall document the distribution of data by completing a letter of transmittal with a copy provided to the Owner identifying:

- Party to whom the data is being transferred
- Origination of the request for transfer
- Name of data being transferred
- Type(s) of data being transferred
- Date of transfer
- Purpose of transfer, or use of information
- Further action necessary

The Contractor shall propose a format for, and keep a log of, all data transfer for updates to the Owner.

2.8 Verification of Data

All data provided to the Contractor shall be examined for consistency with its records and work efforts. Any obvious inconsistency shall be reported to the Owner verbally and in writing, upon discovery.

2.9 Ownership of Data

It is to be understood that all data transmitted, and material/equipment purchased under this contract by the Contractor or provided to the Contractor, either by the Owner or third parties, are the sole properties of the Owner. The Contractor shall have temporary charge of the data while performing contracted services for the Project. All data shall be returned to the Owner at the conclusion of the Project, after which no copies of the data may be kept by the Contractor without the express written permission of the Owner.

The Owner shall retain the right to require that the Contractor transfer all Project data, material, or equipment to the Owner immediately upon fourteen days written notice, for any reason. The same procedures shall apply should it become necessary for the Contractor to voluntarily return all Project data to the Owner.

3. COORDINATION

The Contractor shall provide coordination with the Owner for all items associated with the requirements of this Agreement.

3.1 General Coordination

The Contractor shall meet with the Owner on a monthly basis. Those meetings shall serve as a forum for the exchange of information, identification of pertinent and critical issues, determination of an action plan and schedule for resolving those issues, review of schedule, and budget status. The Contractor shall prepare the agenda for those meetings and submit it to the Owner two working days prior to the date of each meeting. The Contractor shall record and distribute minutes of each meeting to all attendees within five (5) business days, as well as other parties with a 'need-to-know.' The Owner shall provide the meeting location.

In addition, Contractor shall provide a representative to attend the monthly meeting of the Remington Board of Supervisors if requested to do so by the Owner. This representative shall be knowledgeable of the Project Scope and Scope of Services and shall be able to respond to any questions the Board may have as to the day to day activities at the Project site pursuant to this Agreement.

3.2 Contractor's Project Manager

Contractor shall designate a representative who will be responsible for overall supervision of the Contractor's work force on the Project and shall act as the single point of contact, on a daily basis, between the Owner and the Contractor. This individual shall maintain at all times a means of being contacted by the Owner (beeper or cellular phone) and shall respond to such calls within twenty minutes of contact. This individual shall be responsible for maintaining the Contractor's schedule of activities and notifying the Owner of this daily schedule, for quality control of the Contractor's services. This individual will be responsible for monthly training program for each staffed guard at the District. This training will be documented in writing to Owner.

4. SCHEDULED OPERATIONS

4.1 Patrol Area

Contractor shall provide a visible presence to deter any wrongdoing. The principle areas are as follows but are not limited to the immediate area in and around the

recreation center including the pool area and tennis courts, volleyball court, baseball field, two guard houses and regular patrols throughout the community during the hours requested by the Owner. Contractor shall also provide an officer to supervise entry into the community at the two guard houses during the hours requested by the Owner.

4.2 Recreation Center

The officer on duty shall enforce all recreation center policies throughout the facility and will report all incidences to the Owner in the daily officer's report. At the end of the shift the contractor will be responsible for ensuring that the recreation center is secure and locked down on a nightly basis. The recreation center will be manned seven (7) days/nights a week during the following hours. Monday, Tuesday, Thursday, Friday, Saturday, Sunday from 2:00 PM to 10:00PM. Wednesdays from 12:00 PM to 10:00 PM. The CDD reserves the right to adjust staffing and hours of operations as necessary.

4.3 Guard House Policies

The officers on duty shall man the two guard houses from 7 PM to 6 AM seven (7) days/nights a week and assist residents and guests that enter and leave the community and enforce the policies set forth by the Owner. The officers on duty shall be responsible for logging down all visitors, guest vehicles that enter the community along with licenses plate numbers. Any incidents shall be reported in the daily officer's report. The CDD reserves the right to adjust staffing and hours of operations as necessary.

4.4 Neighborhood Patrols

Contractor shall patrol all neighborhoods between the hours of dusk to dawn or hours dictated by the owner, seven (7) days/nights a week within the community on a regular basis throughout the daily/nightly shift. In the event of an incident the contractor shall attempt to acquire names, addresses, and phone numbers from the offenders without causing harm to the contractor or the offender. Any/all incidents will be recorded in the officer's daily log and reported to the owner. Neighborhood patrols shall also include parking enforcement, ticketing and identifying vehicles in violation of the Districts parking resolution that will need to be towed from property. All parking enforcement to be done in accordance with District Street Parking Rules. Additional daytime patrols may be required by District. The CDD reserves the right to adjust staffing and hours of operations as necessary. Patrol officer should be relocated to guard house in the event of a no-call/no-show for the guard house staff.

4.5 Criminal Activities

If the contractor becomes aware of any criminal activities within the CDD property the contractor shall notify the Osceola County Sheriff's department immediately and record the incident in the officer's daily log along with any reports from the sheriff's deputy.

4.6 Damage to Facilities

Should the Contractor become aware of damage to the facilities within the area being serviced by the Contractor, the Contractor shall notify the Owner by adding the damages to the officer's daily log. Contractor should notify the owner by phone and if necessary, contact the Osceola County Sheriff's office to file a report for damages.

5. ADMINISTRATION/OPERATIONS PROGRAM

The Contractor shall develop policies and procedures and implement an Administration, and Operation Program. That program shall include, but not be limited to, the following:

5.1 General

5.1.1 This program shall be a comprehensive narrative and where applicable, graphic/diagrammatic explanation of policies and procedures, which shall govern the contractor's Services provided under this Agreement as generally outlined in this Scope of Services. This program shall implement security industry standard practices. The program document shall contain key information relative to the major components described below.

The program document shall be presented in a three-ring binder using standard "8-½ x 11" pages, single-spaced for text, graphics, and/or diagrams, and with, if necessary, 11" x 17" pages for diagrams and/or graphics that fold out if necessary. The document shall include as a minimum, a table of contents, section dividers, numbered pages, issuance date on each page, and appendices as required. Each copy shall be numbered and a log shall be kept by the Contractor of document holders (refer to Section 2.9.3, Data dispersal).

5.1.2 The program document shall be kept up-to-date at all times by the Contractor. Revisions to the document shall be indicated by footnote on the revised pages. Revisions shall be distributed by the Contractor to all document holders.

5.1.3 The Contractor shall prepare draft copies of the document for review and comment by the Owner within thirty (30) calendar days of the notice to proceed with the Services. The Contractor shall anticipate at least two (2) more additional reviews by the Owner prior to issuance of the final document. All Owner comments shall be incorporated into the document. The Contractor shall be responsible for preparing and submitting the following number of copies of the program document to the Owner.

- | | |
|------------------|--|
| • First draft | Six (6) bound copies, one (1) unbound copy |
| • Second draft | Six (6) bound copies, one (1) unbound copy |
| • Third draft | Six (6) bound copies, one (1) unbound copy |
| • Final document | Ten (10) bound copies, one (1) digital copy on flash drive |

5.2 Administration

- 5.2.1 The administrative section of the program document shall, at a minimum, address those functions which are the responsibility of the Contractor related to all administrative matters generally described in the Scope of Services and as outlined below.
- 5.2.2 Organization charts for administrative management functions include key personnel names, job titles, and phone numbers.
- 5.2.3 Policies and procedures related to the Contractor's program for communications with the Remington community relative operations and customer service.
- 5.2.4 Personnel policies and procedures related to the Contractor's personnel performing services on the Remington site.

5.3 Operations

- 5.3.1 The operations section of the program document shall, at a minimum, address those functions which are the responsibility of the Contractor related to all operations/customer service matters generally described in the Scope of Services and as outlined below.
- 5.3.2 Organization charts for operations and customer service-related functions. Include key personnel names, job titles, and phone numbers.
- 5.3.3 Policies and procedures related to the Contractor's safety program The Administration and Operation Program shall be submitted by the Contractor for review and approval by the Owner's Program Manager. The Contractor shall modify the program as required by the Owner's Program Manager.

6. RESPONSE TIME

The Contractor shall provide services within the amount of time indicated in this Agreement. The following is general response time information and requirements for the Emergency Response Program to be developed, implemented, and maintained by the Contractor.

6.1 General

The Contractor shall, on a timely and efficient basis, respond to any and all requests, and inspections, and observations, etc. stipulated in the Project Manual. The Contractor shall provide supervisory and operating personnel as required who shall be available on call 24 hours per day, 7 days per week to respond to and correct any problems with any of the elements covered by this agreement.

Response time, unless otherwise directed by the Owner, required by the Contractor for various maintenance activities are as follows:

Should the Contractor fail to respond to a request for any services addressed in this Project Scope within the required allotted time, the Owner shall, at the Contractor's sole expense, provide the requested services.

EXHIBIT B – PRICING SHEET

PRICING FORM

The designated times for service at the two (2) front Remington guard houses is 11 hours a day, seven days a week (7 PM to 6 AM). Please provide the following information: 154 WEEKLY HOURS -

\$ 17.44 per hour \$ 148,635.52 Annual Cost

\$ 26.16 per hour on holidays

The designated times for service at the Recreation Center is estimated at 58 hours a week. See Section 4 in Scope of Services for hours. Please provide the following information: 58 WEEKLY HOURS

\$ 17.44 per hour \$ 52,748.65 Annual Cost

\$ 26.16 per hour on holidays

The designated times for service for Roving Patrol, including vehicle and all associated costs is 12 hours a day, seven days a week (6PM to 6AM). Additionally, District request two (2) daytime patrols per week at 3 hours each. Please provide the following information: 100 WEEKLY HOURS

\$ 19.44 per hour \$ 191,369.16 Annual Cost

\$ 26.16 per hour on holidays

\$ 17.44 per hour for any Additional Officers Needed BEYOND CONTRACTED 160 HOURS PER WEEK – HOLIDAYS @ \$26.16 PER HOUR

The District reserves the right to adjust the staffing and hours of operations as needed.

- RATES BASED ON \$12.00 WAGE FOR SECURITY OFFICERS AND \$15.00 WAGE FOR SECURITY SUPERVISOR
- ROVING PATROL RATE INCLUDES PATROL VEHICLE, MAINTENANCE, INSURANCE AND FUEL
- RATES INCLUDE A SMART PHONE

APG
1/14/21

Recreation Center Rules/Parking Rules

CHAPTER II:

RECREATION CENTER & POOL POLICIES

2.1 General.

(1) GOOD NEIGHBOR POLICY

We want everyone who lives in our community to enjoy a carefree lifestyle. If a resident observes or suspects unusual activity on the grounds, please report it to the police first and then to the Community Manager.

IN AN ATTEMPT TO PRESERVE OUR RESIDENTS' PRIVACY, WE DO NOT PERMIT SOLICITATIONS OF ANY KIND IN THE COMMUNITY CENTER.

2.2 Facility Hours.

(1) RECREATION CENTER: Open 6:00 a.m. to 10:00 p.m.

(2) POOL: Open dawn to dusk

2.3 Pool Policies.

(1) GENERAL RULES

(a) **In addition to the following pool rules, the State or local municipality has rules governing public pool use. For the safety of our residents and Management's desire to comply with governing regulations, Remington CDD will enforce whichever rule is more restrictive.**

(b) LOST CARDS will be charged \$10.00.

(c) For their safety, all residents under the age of fifteen (15) must have an adult resident over the age of eighteen (18) with them in the pool area. **NO EXCEPTIONS!**

(d) Guests of residents must be accompanied by an adult resident over the age of eighteen (18) years of age. In the event the pool area reaches maximum capacity, guests may be asked to leave so all residents may enjoy the use of the facility. Residents are responsible for the conduct of their guests. Babysitters must provide a notarized written statement from the child's or children's parents authorizing custodial rights and proof of proper identification listing an emergency contact and pool privileges.

(2) GENERAL POLICIES FOR POOL AND POOL DECK AREA

(a) Residents swim at their own risk; there is no lifeguard on duty. NO DIVING, RUNNING OR "HORSEPLAY" allowed around the pool.

(b) For our residents' safety, no glass or other breakable objects are allowed in the pool area.

(c) All users must shower before entering the pool.

(d) No chewing gum is permitted in the pool or pool deck area.

(e) Swimmers are required to wear footwear and cover-up over their bathing suits when in the Recreation Center.

(f) Swimmers must dry off before entering the Recreation Center.

(g) Proper swim attire must be worn in the pool and at the recreation center and on the pool deck area. Thong, t-back or Brazilian-cut bathing suits worn by either men or women are not considered proper swimming attire. FOR PROPER POOL MAINTENANCE, NO CUT-OFFS, STREET CLOTHES, OR DIAPERS ARE TO BE WORN IN THE POOL!

(h) Please be considerate to neighbors by monitoring the noise level in and around the pool area. Running, rough-housing, loud music, and obscene language will not be tolerated. Residents and/or guests will be asked to leave the pool area immediately if this policy is violated.

(i) Playing with emergency equipment (life ring, hook, etc.) is not allowed. Residents found tampering with these items will be subject to fines and/or termination of pool privileges.

(j) For safety reasons, no electrical cords can be run in the pool areas. All musical devices must be run by battery and have headphones.

(k) Reasonable inflatable toys and mattresses may be used. Boogie boards, kick boards and other similar objects are not allowed in the pool.

(l) No alcoholic beverages are permitted in or around the pool area (where applicable) unless previously approved by the Board of Supervisors of the District.

(m) For the comfort of others, changing of diapers, clothes, etc. is not allowed at the pool side. Please use the restroom facilities. Breast feeding is permitted in accordance with Florida Law.

(n) No masks, fins, or snorkels are allowed in the pool.

No one shall pollute the pool. Anyone who does so is liable for any costs incurred in treating or correcting the problem.

(o) Infants and toddlers must wear swim diapers. Regular disposable and cloth diapers are not permitted in the pool.

- (p) Pool entrances must be kept clear at all times.
- (q) Smoking is not permitted.
- (r) No animals are allowed in the pool or pool deck area.
- (s) No roller blades, skateboards, or bicycles are permitted in the pool deck area.
- (t) No swinging on the ladders or railings is allowed.
- (u) Snapping of towels is not permitted.
- (v) Pool furniture may not be removed from the pool deck area.
- (w) Loud and abusive language is not allowed.
- (x) This community prides itself on the attractive appearance of our pool area. Please make use of the garbage cans.
- (y) The pool closes at dusk unless posted otherwise.
- (z) Any person swimming when the facility is closed may be suspended from using the facility.
- (aa) Management reserves the right to refuse anyone utilization of the pool and/or clubhouse facilities.
- (bb) There is no trespassing in the pool area after dusk.

(cc) REMINGTON CDD BOARD OF SUPERVISORS AND MANAGEMENT ASSUME NO RESPONSIBILITY FOR ACCIDENTS AND/OR INJURIES ASSOCIATED WITH ACTIVITIES RELATED TO POOL USE.

(3) THUNDERSTORM POLICY

(a) If lightning is sighted, regardless of location, the pool will be closed for 30 minutes. At that time, if no other lightning is seen, the pool will reopen. In case of a thunderstorm (with thunder only) in the immediate area, the pool will be closed for 15 minutes. If no thunder is heard during this period, the pool will be reopened.

(4) FECES POLICY

(a) If contamination occurs, the pool will be closed for 12 hours and the water will be shocked with chlorine to kill the bacteria. Parents should take their children to the bathroom before entering the pool. If a child is not completely potty trained, they must wear a swim diaper at all times in the pool area.

(5) HEAVY RAIN POLICY

(a) If at any time it rains so hard that swimmers cannot see the bottom of the pool, the pool will be closed.

2.4 Recreation Center Policies.

(1) FITNESS ROOM

(a) The fitness room facilities are used at the resident's own risk and with the utmost of care. Everyone is urged to contact a physician before starting an exercise workout routine.

(b) Youths fifteen (15) to seventeen (17) years old may use the fitness club facilities when accompanied by an adult eighteen (18) or older. However, the recreation center must have on file a parental release of liability, which lists the adults who will accompany the minor to the fitness center.

(c) Children under the age of fifteen (15) are not permitted in the fitness area or sauna under any circumstances.

(2) RECREATION CENTER

(a) Remington recreation center hours of operation will be posted at the entrance of the clubhouse. The hours of operation will be subject to change for special scheduled events and holidays and may be adjusted seasonally as determined by management and the advisory committee.

(b) All residents and guests will use the recreation facilities at their own risk and will comply with the written and posted rules and regulations of the recreation center. All rules and regulations will be strictly enforced at all times.

(c) Children under the age of fifteen (15) must be accompanied by a responsible adult, eighteen (18) or older, while in the recreation center. Parents are responsible for the behavior and conduct of their children at all times. Youths fifteen (15) to seventeen (17) years of age may use the facilities (exclusive of the fitness room equipment and sauna) without an adult present, provided they conduct themselves in a responsible manner.

(d) Cars, motorcycles, golf carts, mopeds, bicycles, etc. must be parked in the designated parking areas at the recreation center and are not allowed inside the recreation center areas or at the entrance of the building.

(e) No skateboards, skates, or other wheeled toys are permitted in the parking areas, recreation center, or the building entrance.

2.5 Guest Policies.

(1) GUESTS

(a) All guests must be accompanied by a Remington resident when registering to use the facility.

(b) Each Remington family unit is limited to four (4) guests at any one time in the recreation center, pool, ball fields, volleyball courts, and tennis courts.

(c) Residents seventeen (17) and under, when not accompanied by an adult, are limited to two (2) guests.

(d) Guests must strictly adhere to all rules and regulations of the Remington recreation center. Any violation of these rules will result in the revocation of the guest's privileges.

(e) Remington residents remain fully responsible for the behavior of their guests. Any damages and/or loss of equipment will be the responsibility of the resident.

(2) FEES

(a) Annual non-resident user fee: **\$ 850.00**
For access to recreation center, pool, ball fields, volleyball courts, and tennis courts

2.6 Tennis Courts.

- (1) The tennis court may be reserved up to one (1) week in advance.
- (2) You may reserve a court for up to two (2) hours, singles or doubles.
- (3) If you are 20 minutes late for your reservation, your reservation may be forfeited.
- (4) Proper tennis attire is required while on the courts.
- (5) Profanity and/or disruptive behavior are not permitted.
- (6) No roller blades, skateboards, or bicycles are permitted on the tennis courts.

2.7 Important Phone Numbers.

EMERGENCY.....	911
Osceola County Fire Rescue (non-emergency)	407-932-5338
Osceola County Sheriff's Office (non-emergency)	407-348-2222
Florida Poison Information Center	1-800-282-3171
Remington Recreation Center.....	407-348-3558

2.8 Guest Fees.

(1) GUEST FEES

(a) RECREATION CENTER

1. DEPOSIT:

Per event \$ 200.00
(refundable if no repairs or cleanup required afterwards)

2. USER FEES:

Any party with outside guests, up to 25 people \$ 30.00

Any party with outside guests, up to 46 people \$ 40.00

NO MORE THAN 46 GUESTS PERMITTED

(b) BALL FIELDS/TENNIS COURTS/VOLLEYBALL COURTS

1. Any group with outside guests, two-hour block of time \$ 25.00

Only ONE two-hour block per day permitted

(2) THESE FEES DO NOT APPLY TO RESIDENTS FALLING WITHIN THE RULES OF FOUR GUESTS PER FAMILY UNIT OR TWO GUESTS AGES 15 – 17.

(3) THESE FEES ARE DESIGNED FOR RESIDENTS DESIRING TO BRING IN LARGER GROUPS TO UTILIZE DISTRICT FACILITIES.

2.9 Effective Date

This Chapter was adopted and became effective on November 28, 2006.

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 Section (2) above must obtain a guest pass from the District Manager 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 any lot who the Board of Supervisors finds to be responsible for the violation.

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, 2017-03 and 2019-03.

SECTION VII



KATRINA S. SCARBOROUGH, CFA, CCF, MCF OSCEOLA COUNTY PROPERTY APPRAISER

Remington CDD

This Data Sharing And Usage Agreement, hereafter referred to as "Agreement," establishes the terms and conditions under which the **Remington CDD**, hereafter referred to as agency, can acquire and use Osceola County Property Appraiser (OCPA) data that is exempt from Public Records disclosure as defined in [FS 119.071](#).

The confidentiality of personal identifying and location information including: names, physical, mailing, and street addresses, parcel ID, legal property description, neighborhood name, lot number, GPS coordinates, or any other descriptive property information that may reveal identity or home address pertaining to parcels owned by individuals that have received exempt/confidential status, hereafter referred to as confidential personal identifying and location information, **will be protected as follows:**

1. The **agency** will not release confidential personal identifying and location information that may reveal identifying and location information of individuals exempted from Public Records disclosure.
2. The **agency** will not present the confidential personal identifying and location information in the results of data analysis (including maps) in any manner that would reveal personal identifying and location information of individuals exempted from Public Records disclosure.
3. The **agency** shall comply with all State laws and regulations governing the confidentiality of personal identifying and location information that is the subject of this Agreement.
4. The **agency** shall ensure any employee granted access to confidential personal identifying and location information is subject to the terms and conditions of this Agreement.
5. The **agency** shall ensure any third party granted access to confidential personal identifying and location information is subject to the terms and conditions of this Agreement. Acceptance of these terms must be provided in writing to the **agency** by the third party before personal identifying and location information is released.
6. The terms of this Agreement shall commence on **January 1, 2021** and shall run until **December 31, 2021**, the date of signature by the parties notwithstanding. **This Agreement shall not automatically renew.** A new agreement will be provided annually for the following year.

IN WITNESS THEREOF, both the Osceola County Property Appraiser, through its duly authorized representative, and the **agency**, through its duly authorized representative, have hereunto executed this Data Sharing and Usage Agreement as of the last below written date.

OSCEOLA COUNTY PROPERTY APPRAISER

Remington CDD

Signature: _____

Signature: _____

Print: Katrina S. Scarborough

Print: _____

Date: _____

Title: _____

Date: _____

Please return signed original copy in the enclosed self-addressed envelope, no later than **January 31, 2021**

2505 E IRLO BRONSON MEMORIAL HWY
KISSIMMEE, FL 34744
(407) 742-5000

INFO@PROPERTY-APPRAISER.ORG • PROPERTY-APPRAISER.ORG

SECTION IX

SECTION C

SECTION 1

Remington Community Development District

Summary of Invoices

December 01, 2020 to December 31, 2020

Fund	Date	Check No.'s	Amount
General Fund	12/3/20	6382-6383	\$ 2,314.20
	12/4/20	6384-6385	\$ 3,227.50
	12/9/20	6386-6391	\$ 3,868.03
	12/11/20	6392-6403	\$ 83,232.74
	12/16/20	6404-6410	\$ 4,979.92
			\$ 97,622.39
Pavement Management	12/4/20	32	\$ 8,431.75
	12/16/20	33	\$ 15,431.38
			\$ 23,863.13
Capital Projects	12/3/20	89	\$ 9,030.00
	12/4/20	90	\$ 860.00
	12/9/20	91	\$ 15,750.00
	12/11/20	92	\$ 1,830.00
	12/18/20	93-94	\$ -
			\$ 27,470.00
			\$ 148,955.52

CHECK DATE	VEND#	INVOICE DATE	EXPENSED TO DATE	YRMO	DFT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK#	AMOUNT
12/03/20	00317	8/31/20	2348	202010	320	53800	47300			*	1,748.67		
									ELECTRICAL REPAIR ENTRAN				
		11/22/20	2578	202011	320	53800	47300			*	249.53		
									IRRIGATION TIMER REPLACED				
12/03/20	00213	11/10/20	52112	202011	320	53800	34500		HERITAGE SERVICE SOLUTIONS LLC	*	316.00		1,998.20 006382
									SECURITY 10/25/20-11/7/20				
12/04/20	00290	8/31/20	4742	202010	320	53800	57200		OSCEOLA COUNTY SHERIFF'S OFFICE	*	185.00		316.00 006383
									REPAIR GATE ENTR TENNIS C				
		11/06/20	4775	202011	320	53800	35100			*	285.00		
									CLEANED SANITATION BATHRO				
		11/06/20	4776	202011	320	53800	57200			*	90.00		
									REPLACED BASKETBALL NEST				
		11/11/20	4781	202011	320	53800	47300			*	385.00		
									INSTALLED FLAG/ENTRANCE				
12/04/20	00127	11/10/20	5275709	202010	310	51300	31100		BERRY CONSTRUCTION INC.	*	2,282.50		945.00 006384
									ENGINEER SERV 10/30/2020				
12/09/20	00290	11/20/20	4782	202011	320	53800	57200		HANSON, WALTER & ASSOCIATES, INC.	*	285.00		2,282.50 006385
									REPAIR FLOOR TILES				
12/09/20	00082	12/01/20	17259	202011	310	51300	31500		BERRY CONSTRUCTION INC.	*	739.00		285.00 006386
									REVIEW/PREPARATION MEMO				
12/09/20	00005	12/01/20	7-199-30	202011	310	51300	42000		CLARK & ALBAUGH, LLP	*	24.03		739.00 006387
									DELIVERY FEE 11/25/2020				
12/09/20	00128	11/14/20	USA01294	202011	320	53800	53000		FEDEX	*	1,200.00		24.03 006388
									MECHANICAL SWEEP 11/11/20				
12/09/20	00303	12/01/20	W3299	202012	320	53800	34700		USA SERVICES OF FLORIDA, INC	*	110.00		1,200.00 006389
									WI-PAK LAKE SHORE OCT/20				
		12/01/20	W3299	202012	320	53800	34700			*	110.00		
									WI-PAK SEC PARTIN OCT/20				
									WI-PAK				

REMI -REMINGTON - IAGUILAR

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT
12/09/20	00282	7/31/20	20-3619A	202006	320	53800	46700			CLUBHOUSE C 6/1/20-6/6/20	*	100.00	
11/15/20	20-4937	202010	320-53800	46700						CLUBHOUSE CLEANING OCT/20	*	1,100.00	
11/15/20	20-4937	202010	320-53800	35000						GUARD HOUSE OCT/20	*	200.00	
12/11/20	00038	11/30/20	S166423	202011	320	53800	34800			WESTWOOD INTERIOR CLEANING INC. GATE REPAIR 11/17/2020	*	150.38	1,400.00 006391
12/11/20	00093	11/30/20	190130	202011	320	53800	47100			ACCESS CONTROL TECHNOLOGIES LAKE MAINT-NOV20	*	1,265.00	150.38 006392
12/11/20	00168	12/01/20	432	202012	310	51300	34000			APPLIED AQUATIC MANAGEMENT, INC. MANAGEMENT FEES DEC/2020	*	5,715.00	1,265.00 006393
12/01/20	432	202012	310-51300	34100						INFORMATION TECH DEC/2020	*	133.33	
12/01/20	432	202012	310-51300	51000						OFFICE SUPPLIES	*	1.47	
12/01/20	432	202012	310-51300	42000						POSTAGE	*	41.00	
12/01/20	432	202012	310-51300	42500						COPIES	*	4.80	
12/01/20	433	202012	320-53800	12000						FIELD MANAGEMENT DEC/2020	*	2,289.25	
12/01/20	433	202012	310-51300	51000						STAMP ENGRAVING	*	13.80	
12/11/20	00317	11/29/20	2613	202010	320	53800	47300			GOVERNMENTAL MANAGEMENT SERVICES REPAIR FLAG POLE	*	170.00	8,198.65 006394
11/29/20	2614	202010	320-53800	47400						REPAIR MON LIGHT OKIE ENT	*	638.34	
12/11/20	00127	12/03/20	5276047	202011	310	51300	31100			HERITAGE SERVICE SOLUTIONS LLC ENGINEER SERV 11/30/2020	*	150.00	808.34 006395
12/11/20	00251	12/01/20	729272	202012	320	53800	46200			HANSON, WALTER & ASSOCIATES, INC. LANDSCAPE MAINT DEC/2020	*	24,205.00	150.00 006396
										REW LANDSCAPE CORP			24,205.00 006397

REMI -REMINGTON - IAGUILAR

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
12/11/20	00291	12/01/20	6464	202012	320-53800	-46400		ROBERTS POOL SERVICE AND REPAIR INC	*	600.00	600.00 006398
								POOL MAINT - DEC 2020			
12/11/20	00125	11/18/20	359541	202012	320-53800	-46500		CHEMICAL CONTROLLER	*	89.95	
		11/23/20	359730	202011	320-53800	-46500		BLEACH/ACID/SODIUM	*	58.75	
		11/23/20	359963	202011	320-53800	-46500		BULK BLEACH	*	439.00	
								SPIES POOL LLC			587.70 006399
12/11/20	00071	12/02/20	40294119	202012	320-53800	-46800		PEST CONTROL DEC/20	*	60.00	
								TERMINIX COMMERCIAL			60.00 006400
12/11/20	00128	11/28/20	USA01323	202011	320-53800	-53000		MECHANICAL SWEEP 11/25/20	*	1,200.00	
								USA SERVICES OF FLORIDA, INC			1,200.00 006401
12/11/20	00296	10/29/20	10623501	202010	320-53800	-34500		SECURITY PATROL OCT20	*	25,211.86	
		11/26/20	10721684	202011	320-53800	-34500		SECURITY PATROL NOV 2020	*	20,602.98	
								UNIVERSAL PROTECTION SERVICE LP			45,814.84 006402
12/11/20	00282	12/02/20	20-5205	202012	320-53800	-46700		JANITORIAL SUPPLIES	*	192.83	
								WESTWOOD INTERIOR CLEANING INC.			192.83 006403
12/16/20	00005	12/08/20	7-205-80	202012	310-51300	-42000		DELIVERY FEE 12/3/2020	*	57.58	
								FEDEX			57.58 006404
12/16/20	00320	12/11/20	121120	202012	300-36900	-10000		REC CENTER REFUND	*	80.00	
								RCP USA SERVICES CORP			80.00 006405
12/18/20	00290	12/10/20	4788	202012	320-53800	-35100		GLASS SL GUARD HOUSE	*	1,165.00	
		12/10/20	4790	202012	320-53800	-35100		REPAIR GLASS SLI, GUARD H	*	185.00	
								BERRY CONSTRUCTION INC.			1,350.00 006406
12/18/20	00213	12/09/20	52187	202011	320-53800	-34500		SECURIT 11/22/20-12/5/20	*	474.00	
								OSCEOLA COUNTY SHERIFF'S OFFICE			474.00 006407

CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	..CHECK.. AMOUNT	..#
12/18/20	00251	12/15/20	729345	202012	320-53800-46300		IRRIGATION REPAIR 12/4/20	*	192.64		
12/18/20	00251	12/15/20	729346	202012	320-53800-46300		IRRIGATION REPAIR 12/11/20	*	375.70		
12/18/20	00128	12/11/20	USA01351	202012	320-53800-53000		MECHANICAL SWEEPING	*	1,200.00		
12/18/20	00282	12/15/20	20-5289	202011	320-53800-46700		CLUBHOUSE CLEAN 11/20	*	1,050.00		
12/18/20	00282	12/15/20	20-5289	202011	320-53800-35000		GUARD HOUSE CLEAN 11/20	*	200.00		
							WESTWOOD INTERIOR CLEANING INC.			1,250.00	006410
									TOTAL FOR BANK A	97,622.39	
									TOTAL FOR REGISTER	97,622.39	

REMI -REMINGTON - IAGUILAR

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 1/20/21 PAGE 1
 *** CHECK DATES 12/01/2020 - 12/31/2020 *** REMINGTON CDD - PAVEMENT MGMT
 BANK B REMINGTON CDD - CP

CHECK DATE	VEND#	.....INVOICE.....	DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
12/04/20	00001	5275710	11/10/20	202010	600-53800-53100					REPAVING PH1/2 OCT/20		8,431.75	8,431.75 000032
12/16/20	00008	18338	10/19/20	202010	600-53800-53100					HANSON, WALTER & ASSOCIATES, INC. ENGINEER/ROADWAY PROJECTS	*	15,431.38	15,431.38 000033
										AAA TOP QUALITY ASPHALT, LLC			15,431.38 000033
TOTAL FOR BANK B												23,863.13	
TOTAL FOR REGISTER												23,863.13	

REMI -REMINGTON - IAGULLAR

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
12/03/20	00268	10/03/20	2528	202010	600-53800-53200			PAINT EXT RECREATION CENT	*	9,030.00	
12/04/20	00253	11/06/20	4777	202011	600-53800-53100			HERITAGE SERVICE SOLUTIONS LLC REPLACED BROKEN PAVERS	*	860.00	9,030.00 000089
12/09/20	00253	11/20/20	4783	202011	600-53800-53100			BERRY CONSTRUCTION INC. REPLACED CONCRETE SIDEWAL	*	15,750.00	860.00 000090
12/11/20	00253	11/25/20	4785	202011	600-53800-53100			BERRY CONSTRUCTION INC. REPLACED BROKEN CURB/GUTT	*	1,830.00	15,750.00 000091
12/18/20	00253	12/10/20	4786	202012	600-53800-53100			BERRY CONSTRUCTION INC. REPLACED CONCRETE SIDEWAL	*	1,200.00	1,830.00 000092
		12/10/20	4786	202012	600-53800-53100			BERRY CONSTRUCTION INC. REPLACED CONCRETE SIDEWAL	V	1,200.00-	
12/18/20	00269	12/11/20	434	202012	600-53800-47500			BERRY CONSTRUCTION INC. PRESSURE WASHING	*	17,900.00	.00 000093
		12/11/20	434	202012	600-53800-47500			BERRY CONSTRUCTION INC. PRESSURE WASHING	V	17,900.00-	
GOVERNMENTAL MANAGEMENT SERVICES											.00 000094
TOTAL FOR BANK C										27,470.00	
TOTAL FOR REGISTER										27,470.00	

SECTION 2

Remington
Community Development District

Unaudited Financial Reporting
December 31, 2020



Table of Contents

1	<hr/>	<u>Balance Sheet</u>
2-3	<hr/>	<u>General Fund</u>
4	<hr/>	<u>Pavement Management Fund</u>
5	<hr/>	<u>Capital Projects Fund</u>
6-7	<hr/>	<u>Month to Month</u>
8	<hr/>	<u>Assessment Receipt Schedule</u>

Remington
Community Development District
Combined Balance Sheet
December 31, 2020

	<i>General Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:			
Cash:			
Operating Account	\$ 993,898	\$ -	\$ 993,898
Pavement Management	\$ -	\$ 505,488	\$ 505,488
Capital Projects Fund	\$ -	\$ 628	\$ 628
Investments:			
State Board	\$ 121,208	\$ 196,113	\$ 317,321
Total Assets	\$ 1,115,106	\$ 702,229	\$ 1,817,335
Liabilities:			
Accounts Payable	\$ 2,194	\$ 330,429	\$ 332,622
Total Liabilities	\$ 2,194	\$ 330,429	\$ 332,622
Fund Balances:			
Assigned for Capital Projects	\$ -	\$ 628	\$ 628
Pavement Management	\$ -	\$ 371,172	\$ 371,172
Unassigned	\$ 1,112,912	\$ -	\$ 1,112,912
Total Fund Balances	\$ 1,112,912	\$ 371,800	\$ 1,484,712
Total Liabilities & Fund Equity	\$ 1,115,106	\$ 702,229	\$ 1,817,335

Remington
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending December 31, 2020

	Adopted Budget	Prorated Budget Thru 12/31/20	Actual Thru 12/31/20	Variance
Revenues:				
Maintenance Assessment	\$ 1,137,222	\$ 1,023,193	\$ 1,023,193	\$ -
Miscellaneous Income	\$ 5,000	\$ 1,250	\$ 805	\$ (445)
Interest Income	\$ 1,900	\$ 475	\$ 71	\$ (404)
Total Revenues	\$ 1,144,122	\$ 1,024,918	\$ 1,024,069	\$ (849)
Expenditures:				
General & Administrative:				
Supervisors Fees	\$ 12,000	\$ 3,000	\$ 3,600	\$ (600)
FICA	\$ 918	\$ 230	\$ 275	\$ (46)
Engineer	\$ 18,500	\$ 4,625	\$ 2,433	\$ 2,193
Attorney	\$ 27,500	\$ 6,875	\$ 2,105	\$ 4,770
Annual Audit	\$ 3,500	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
Property Appraiser Fee	\$ 1,000	\$ -	\$ -	\$ -
Management Fees	\$ 68,580	\$ 17,145	\$ 17,145	\$ -
Information Technology	\$ 1,600	\$ 400	\$ 400	\$ 0
Telephone	\$ 80	\$ 20	\$ -	\$ 20
Postage	\$ 900	\$ 225	\$ 186	\$ 39
Insurance	\$ 38,267	\$ 38,267	\$ 37,668	\$ 599
Printing and Binding	\$ 1,500	\$ 375	\$ 9	\$ 366
Newsletter	\$ 3,300	\$ 825	\$ 428	\$ 397
Legal Advertising	\$ 2,300	\$ 575	\$ 155	\$ 420
Office Supplies	\$ 250	\$ 63	\$ 18	\$ 45
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Administrative Contingency	\$ 150	\$ 150	\$ 308	\$ (158)
Total General & Administrative:	\$ 185,520	\$ 77,949	\$ 69,905	\$ 8,044
Operation and Maintenance				
Environmental				
Lake Maintenance	\$ 18,200	\$ 4,550	\$ 2,530	\$ 2,020
Utilities				
Kissimmee Utility Authority	\$ 10,500	\$ 2,625	\$ 1,783	\$ 842
Toho Water Authority	\$ 70,000	\$ 17,500	\$ 7,232	\$ 10,268
Orlando Utilities Commission	\$ 20,500	\$ 5,125	\$ 3,987	\$ 1,138
Centurylink	\$ 7,300	\$ 1,825	\$ 1,684	\$ 141
Bright House Network	\$ 5,000	\$ 1,250	\$ 1,116	\$ 134
Roadways				
Street Sweeping	\$ 28,800	\$ 7,200	\$ 6,000	\$ 1,200
Drainage	\$ 7,050	\$ 1,763	\$ -	\$ 1,763
Signage	\$ 5,000	\$ 1,250	\$ -	\$ 1,250

Remington
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending December 31, 2020

	Adopted Budget	Prorated Budget Thru 12/31/20	Actual Thru 12/31/20	Variance
Common Area				
Landscaping	\$ 290,460	\$ 72,615	\$ 72,615	\$ -
Feature Lighting	\$ 6,300	\$ 1,575	\$ 638	\$ 937
Irrigation	\$ 10,500	\$ 2,625	\$ 1,213	\$ 1,412
Trash Receptacles & Benches	\$ 1,000	\$ 250	\$ -	\$ 250
Plant Replacement and Bed Enhancements	\$ 9,040	\$ 2,260	\$ -	\$ 2,260
Miscellaneous Common Area Services	\$ 10,700	\$ 10,700	\$ 9,923	\$ 777
Soccer/Ball Field Maintenance	\$ 2,000	\$ 500	\$ -	\$ 500
Recreation Center				
Pool Maintenance	\$ 20,600	\$ 5,150	\$ 3,192	\$ 1,958
Pool Cleaning	\$ 8,000	\$ 2,000	\$ 1,800	\$ 200
Pool Permits	\$ 550	\$ -	\$ -	\$ -
Recreation Center Cleaning	\$ 15,900	\$ 3,975	\$ 2,343	\$ 1,632
Recreation Center Repairs & Maintenance	\$ 8,000	\$ 2,000	\$ 2,428	\$ (428)
Pest Control	\$ 700	\$ 175	\$ 185	\$ (10)
Security				
Recreation Center Access	\$ 4,000	\$ 1,000	\$ -	\$ 1,000
Security Guard	\$ 287,500	\$ 71,875	\$ 48,369	\$ 23,506
Gate Repairs	\$ 10,750	\$ 2,688	\$ 5,056	\$ (2,369)
Guard House Cleaning	\$ 3,300	\$ 825	\$ 400	\$ 425
Guard House Repairs and Maintenance	\$ 3,500	\$ 875	\$ 2,285	\$ (1,410)
Gate Maintenance Agreement	\$ 850	\$ -	\$ -	\$ -
Other				
Contingency	\$ 1,000	\$ 250	\$ -	\$ 250
Field Management Services	\$ 27,471	\$ 6,868	\$ 6,868	\$ -
Total O&M Expenses:	\$ 894,471	\$ 231,293	\$ 181,647	\$ 49,646
Other Sources/ (Uses)				
Transfer Out - Pavement Management	\$ (75,000)	\$ -	\$ -	\$ -
Transfer Out - Capital Projects	\$ (94,643)	\$ -	\$ -	\$ -
Total Other Sources/ (Uses)	\$ (169,643)	\$ -	\$ -	\$ -
Total Expenditures	\$ 1,249,634	\$ 309,242	\$ 251,552	\$ 57,690
Excess Revenues (Expenditures)	\$ (105,512)		\$ 772,517	
Fund Balance - Beginning	\$ 105,512		\$ 340,395	
Fund Balance - Ending	\$ -		\$ 1,112,912	

Remington
Community Development District
Pavement Management Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending December 31, 2020

	Adopted Budget	Prorated Budget Thru 12/31/20	Actual Thru 12/31/20	Variance
Revenues:				
Interest Income	\$ 2,500	\$ 625	\$ 313	\$ (312)
Total Revenues	\$ 2,500	\$ 625	\$ 313	\$ (312)
Expenditures:				
Roadway Improvement	\$ -	\$ -	\$ 354,292	\$ (354,292)
Capital Outlay - Contingency	\$ -	\$ -	\$ 78	\$ (78)
Total Expenditures	\$ -	\$ -	\$ 354,370	\$ (354,370)
Transfer In/(Out)	\$ 75,000	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ 77,500		\$ (354,056)	
Fund Balance - Beginning	\$ 374,556		\$ 725,228	
Fund Balance - Ending	\$ 452,056		\$ 371,172	

Remington
Community Development District
Capital Projects Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending December 31, 2020

	Adopted Budget	Prorated Budget Thru 12/31/20	Actual Thru 12/31/20	Variance
Revenues:				
Interest Income	\$ 100	\$ 25	\$ 1	\$ (24)
Total Revenues	\$ 100	\$ 25	\$ 1	\$ (24)
Expenditures:				
Capital Outlay - Fitness Equipments	\$ 10,000	\$ 2,500	\$ -	\$ 2,500
Capital Outlay - Pressure Washing	\$ 20,000	\$ 5,000	\$ 850	\$ 4,150
Capital Outlay - Landscape Improvements	\$ 15,000	\$ 3,750	\$ -	\$ 3,750
Capital Outlay - Sidewalk/Roadway Improvements	\$ 95,000	\$ 23,750	\$ 67,990	\$ (44,240)
Capital Outlay - Rec Center Improvements	\$ 11,000	\$ 2,750	\$ 9,030	\$ (6,280)
Capital Outlay - Resurfacing Courts	\$ 15,000	\$ 3,750	\$ -	\$ 3,750
Capital Outlay - Contingency	\$ -	\$ -	\$ 5	\$ (5)
Total Expenditures	\$ 166,000	\$ 41,500	\$ 77,875	\$ (36,375)
Transfer In/(Out)	\$ 94,643	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ (71,257)		\$ (77,874)	
Fund Balance - Beginning	\$ 71,257		\$ 78,502	
Fund Balance - Ending	\$ 0		\$ 628	

Remington
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Maintenance Assessment	\$ -	\$ 121,514	\$ 901,679	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,023,193
Miscellaneous Income	\$ 130	\$ 500	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 805
Interest Income	\$ 30	\$ 22	\$ 18	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 71
Total Revenues	\$ 160	\$ 122,037	\$ 901,872	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,024,069
Expenditures:													
General & Administrative:													
Supervisors Fees	\$ 2,000	\$ -	\$ 1,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,600
FICA	\$ 153	\$ -	\$ 122	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 275
Engineer	\$ 2,283	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,433
Attorney	\$ 1,366	\$ 739	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,105
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessment Administration	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Property Appraiser Fee	\$ 5,715	\$ 5,715	\$ 5,715	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,145
Management Fees	\$ 133	\$ 133	\$ 133	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 400
Information Technology	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Telephone	\$ 42	\$ 46	\$ 99	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 186
Postage	\$ 37,668	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 37,668
Insurance	\$ -	\$ 4	\$ 5	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9
Printing and Binding	\$ 428	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 428
Newsletter	\$ 155	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 155
Legal Advertising	\$ 1	\$ 1	\$ 15	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 18
Office Supplies	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Dues, Licenses & Subscriptions	\$ 5	\$ 15	\$ 288	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 308
Administrative Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total General & Administrative:	\$ 55,125	\$ 6,803	\$ 7,977	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 69,905
Operation and Maintenance													
Environmental	\$ 1,265	\$ 1,265	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,530
Lake Maintenance	\$ 609	\$ 584	\$ 589	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,783
Utilities	\$ 3,064	\$ 1,929	\$ 2,240	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,232
Kissimmee Utility Authority	\$ 1,360	\$ 1,306	\$ 1,321	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,987
Toho Water Authority	\$ 565	\$ 260	\$ 859	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,684
Orlando Utilities Commission	\$ 372	\$ 372	\$ 372	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,116
CenturyLink	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Bright House Network	\$ 2,400	\$ 2,400	\$ 1,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,000
Roadways	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Street Sweeping	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Drainage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Signage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

Remington
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Common Area													
Landscaping	\$ 24,205	\$ 24,205	\$ 24,205	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 72,615
Feature Lighting	\$ 638	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 638
Irrigation	\$ 645	\$ -	\$ 568	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,213
Trash Receptacles & Benches	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Plant Replacement and Bed Enhancements	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Miscellaneous Common Area Services	\$ 8,089	\$ 635	\$ 1,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,923
Soccer/Ball Field Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Recreation Center													
Pool Maintenance	\$ 2,515	\$ 588	\$ 90	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,192
Pool Cleaning	\$ 600	\$ 600	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,800
Pool Permits	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Recreation Center Cleaning	\$ 1,100	\$ 1,050	\$ 193	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,343
Recreation Center Repairs & Maintenance	\$ 1,579	\$ 563	\$ 285	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,428
Pest Control	\$ 65	\$ 60	\$ 60	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 185
Security													
Recreation Center Access	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Security Guard	\$ 26,536	\$ 21,613	\$ 220	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 48,369
Gate Repairs	\$ 4,906	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,056
Guard House Cleaning	\$ 200	\$ 200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 400
Guard House Repairs and Maintenance	\$ 650	\$ 285	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,285
Gate Maintenance Agreement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other													
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Field Management Services	\$ 2,289	\$ 2,289	\$ 2,289	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,868
Total O&M Expenses:	\$ 83,651	\$ 60,384	\$ 37,641	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 181,647
Other Sources/(Uses)													
Transfer Out - Pavement Management	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Transfer Out - Capital Projects	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Other Sources/ (Uses)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ 118,776	\$ 67,157	\$ 45,619	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 251,552
Excess Revenues (Expenditures)	\$ (138,616)	\$ 54,879	\$ 856,254	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 772,517

SECTION 3



**Osceola County
Sheriff's Office**

Detail Activity Sheet

Job Site: Remington HOA

DATE	TIME	LOCATION	ACTIVITY	INCIDENT #
01/11/2021	1800-1820	Main Gate	No violations observed	
01/11/2021	1820-1830	Shopping Plaza	No violations observed	
01/11/2021	1830-1840	Community Center	No violations observed	
01/11/2021	1840-1910	Knightsbridge/Owenshire/Southbridge	Parking Violation x3 (VW, WWx2)	
01/11/2021	1910-1915	Remington Blvd	No violations observed	
01/11/2021	1915-1925	Strathmore Cir	No violations observed	
01/11/2021	1925-1930	Remington Blvd	No violations observed	
01/11/2021	1930-1940	Community Center	No violations observed	
01/11/2021	1940-2005	Knightsbridge	Traffic Stop (WW)	
01/11/2021	2005-2010	Community Center	No violations observed	
01/11/2021	2010-2030	Main Gate	Traffic Stop (C)	
01/11/2021	2030-2040	Corybrooke Ln	Parking Violation (WW)	
01/11/2021	2040-2045	Shopping Plaza	Parking Violation x2 (VW x 2)	
01/11/2021	2045-2055	Remington Blvd	No violations observed	
01/11/2021	2055-2105	Strathmore Cir	No violations observed	
01/11/2021	2110-2130	Knightsbridge/Owenshire/Southbridge	No violations observed	
01/11/2021	2130-2145	Remington Blvd	No violations observed	
01/11/2021	2145-2150	Shopping Plaza	Parking Violation (VW)	
01/11/2021	2150-2200	Main Gate	No violations observed	

Calls for Service		Arrests		Traffic Stops		Parking Violations		Routine Checks	
Calls Taken	Misdemeanor		Citations	1	Citations		Parks		
Back-up	Felony		Written Warning	1	Written Warning	4	Schools/Library		
Self Initiated	Traffic		Verbal Warning		Verbal Warning	4	Businesses		
Reports	Ordinance						Construction		

Name: D/S Strodman, E. ID #: 1966 Date: 01/11/2021



**Osceola County
Sheriff's Office**

Detail Activity Sheet

Job Site: Remington HOA

DATE	TIME	LOCATION	ACTIVITY	INCIDENT #
01/19/2021	1800-1820	Main Gate	Traffic Stop (C)	
01/19/2021	1820-1830	Shopping Plaza	Parking Violation x 2 (VW x 2)	
01/19/2021	1830-1840	Community Center	No violations observed	
01/19/2021	1845-1855	Strathmore Cir	Parking Violation (VW)	
01/19/2021	1855-1900	Shopping Plaza	No violations observed	
01/19/2021	1900-1930	Knightsbridge/Owenshire/Southbridge	Parking Violation x 2 (WW x 2)	
01/19/2021	1930-1945	Main Gate	No violations observed	
01/19/2021	1945-2005	Community Center (and wooded area)	No violations observed	
01/19/2021	2005-2015	Coreybrooke Ln/Stonewyk	No violations observed	
01/19/2021	2015-2035	Porchester/Berkeley	PVx2 (V/WW)/Traffic Stop (WW)	
01/19/2021	2035-2045	Main Gate	Traffic Stop (C)	
01/19/2021	2045-2110	Community Center	No violations observed	
01/19/2021	2115-2125	Strathmore Cir	No violations observed	
01/19/2021	2125-2145	Knightsbridge/Owenshire/Southbridge	No violations observed	
01/19/2021	2145-2150	Shopping Plaza	No violations observed	
01/19/2021	2150-2200	Main Gate	No violations observed	

Calls for Service		Arrests		Traffic Stops		Parking Violations		Routine Checks	
Calls Taken	Misdemeanor		Citations	2	Citations		Parks		
Back-up	Felony		Written Warning	1	Written Warning	3	Schools/Library		
Self Initiated	Traffic		Verbal Warning		Verbal Warning	3	Businesses		
Reports	Ordinance						Construction		

Name: D/S Strodman, E. ID #: 1966 Date: 01/19/2021