

*Remington Community  
Development District*

*Agenda*

*February 27, 2018*

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# AGENDA

# *Remington*

## *Community Development District*

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135 W. Central Blvd., Suite 320, Orlando, FL 32801

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

February 20, 2018

Board of Supervisors  
Remington Community  
Development District

Dear Board Members:

The Board of Supervisors of the Remington Community Development District will meet **Tuesday, February 27, 2018 at 6:00 p.m. at the Remington Recreation Center, 2651 Remington Blvd., Kissimmee, FL 34744.** Following is the advance agenda for the meeting:

- I. Roll Call
- II. Modifications to Agenda
- III. Public Comment Period
- IV. Approval of Minutes of the January 30, 2018 Meeting
- V. Discussion of Trespass Signs
- VI. Staff Reports
  - A. Attorney
  - B. Engineer
  - C. District Manager's Report
    1. Approval of Check Register
    2. Balance Sheet and Income Statement
    3. Field Manager's Report
    4. Security
- VII. Supervisor's Requests
- VIII. Adjournment

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

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

The fourth order of business is the approval of minutes from the January 30, 2018 meeting. The minutes are enclosed for your review.

The fifth order of business is the discussion of trespass signs. A copy of the authorization letter and order form are enclosed for your review.

The sixth 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 Field Manager's Report that will update you on the status of any field or maintenance issues around the community. The Field Manager's Report will be provided under separate cover. Section 4 is the security report from Universal Protection Services.

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

Sincerely,



Jason M. Showe  
District Manager

Cc: George S. Flint, District Manager  
Scott Clark, District Counsel  
Mark Vincutonis, District Engineer  
Darrin Mossing, GMS

**MINUTES**

MINUTES OF MEETING  
REMINGTON  
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Remington Community Development District was held on Tuesday, January 30, 2018 at 6:00 p.m. at the Remington Recreation Center, 2651 Remington Boulevard, Kissimmee, Florida.

Present and constituting a quorum were:

Brian (Ken) Brown	Chairman
Sal Perillo	Vice Chairman
Carl Thilburg	Assistant Secretary
Kenneth Soukup	Assistant Secretary
Pam Zaresk	Assistant Secretary

Also present were:

Jason Showe	District Manager
Leigh Ann Buzyniski	District Counsel
Alan Scheerer	Field Manager
Mark Vincutonis	District Engineer
Eric LaSalle	UPS – Security
Several Residents	

**FIRST ORDER OF BUSINESS**

**Roll Call**

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

**SECOND ORDER OF BUSINESS**

**Modifications to Agenda**

Mr. Perillo: The gate on the golf maintenance road was taken down. I don't know if the gate is supposed to be there or not. Now with that gate not being there, you are driving right into Remington Club Villas, past us and into the community on the other side. I would like District Counsel to find out if it was part of the original security system? If it is, then they have to put the gate back. It used to be locked every night, but when the old management left, I wasn't aware that they were not locking that gate. I was wondering if the Attorney could research and find out if that gate is mandatory.

Mr. Brown: Are you talking about the road that goes out to East Lakeshore Boulevard or to Marlowe Road?

Mr. Perillo: The one that goes out to East Lakeshore Boulevard.

Mr. Brown: There are two gates.

Mr. Showe: It's the access gate for golf course maintenance staff.

Mr. Brown: We had issues with that gate. I think the County put that gate up.

### **THIRD ORDER OF BUSINESS**

### **Public Comment Period**

Mr. Brown: If you have any comments, raise your hand and state your name, address and keep your comments to three minutes.

Mr. Hurley: Larry Hurley, 2616 Keswick Court. I was wondering if anyone on the Board has a contact with the Windsor Park or Glen Eagles HOAs.

Mr. Showe: I have their contact information.

Mr. Hurley: I'm thinking of asking those HOAs if they would like to submit an article relative to their subdivision in the Remington Report. We are always looking for articles. I'm sure that they might want to make it clear that it's for their subdivision.

Mr. Showe: We have contact information for both HOAs and I know the President of Glen Eagles.

Mr. Hurley: Alan, has anyone ordered a trash can to replace the one that was damaged?

Mr. Scheerer: Not yet. I will take care of that.

Mr. Hurley: It looks like it was hit by a baseball bat. I was wondering about the wooden gate by the pumping station.

Mr. Soukup: You are referring to the one between Hawks Nest and Club Villas. I think that's the County's, isn't it?

Mr. Scheerer: It belongs to Toho Water Authority.

Mr. Soukup: Is it Toho's responsibility to fix that gate?

Mr. Brown: Yes, if its where the lift station is.

Mr. Hurley: Write them a letter telling them that it looks ugly, falling apart and needs replacement.

Mr. Brown: I will mention it when I meet with them on Thursday. Is it the one on Remington Boulevard just past Hawks Nest?

Mr. Hurley: Yes. When you put in the flagpole and wiring for the lights, would it be a good time to consider putting some plugs on the main walls at the front gate at East Lakeshore, so at Christmas we have something to plug the lights into, without needing a 100 to 200-foot extension cord?

Mr. Scheerer: We already have plugs on each one of those gates.

Mr. Hurley: But they are all the way down at the far end.

Mr. Scheerer: If the Board wants to relocate the outlets, I can relocate some directly behind the wall. We have a few months to deal with that.

Mr. Hurley: Did the GFIs at the Partin Settlement Gate ever get replaced?

Mr. Scheerer: Yes. We checked all of the outlets prior to Thanksgiving. We will continue to make changes, if we need to.

Mr. Hurley: The one on the left, as you go out, is constantly off. Every time I came back, I had to get out of the car to reset them.

Mr. Scheerer: That's an issue we have at every property where we have Christmas lights, because the irrigation comes on every night. That is the GFI doing its job.

Mr. Hurley: That's all I had to discuss.

Mr. Perillo: I suggest putting your phone number or email address in the newsletter, for residents to contact you, if they had something worthwhile to put into the newsletter. Then you will have to evaluate if you think it's worth putting it in the newsletter.

Mr. Hurley: That's a great idea.

Mr. Perillo: This way, they will go straight to you.

Mr. Hurley: We send e-blasts, but I can put it in the newsletter too.

Mr. Perillo: They could either direct it to you or if you had a phone number, they could speak to you about it.

Mr. Hurley: Occasionally, I have people from outside the community, like the new animal hospital that opened in St. Cloud who wanted to include an ad. I have an email that I send out to people who inquire. In addition, I sent information to the new Management Company for the golf course on how to publish an article in the newsletter. They would have to pay for it like everyone else. I also offered to do an occasional e-blast for them on the website. I had not heard anything back from them.

Mr. Perillo: The new Management Company is not the owner.



Mr. Hurley: I understand that.

Mr. Perillo: The new Management Company did something big. I heard a lot of people who play golf say that the golf course changed immensely. I look at the parking lot and see the number of cars in the golf parking lot. I was going to suggest that they decrease their rate on a day where they don't get much business, to bring people back, because we don't want it to fail.

Mr. Hurley: That's why I offered, in the past, to send out emails for them when they were trying to increase patronage in the restaurant.

Mr. Perillo: Evidently the new Management Company knows what they are doing.

Mr. Thilburg: They know to put an ad in the newsletter for Remington resident discounts. That's why I asked you who should make contact.

Mr. Hurley: I sent information to the Management Company and I never received anything back from them.

Mr. Thilburg: They are too busy working on the golf course.

Mr. Hurley: I got the impression that the owner is over his head, so if he has a Management Company that knows how to handle a golf course, maybe it will survive.

Mr. Brown: Thank you.

Mr. Benson-Valdes: James Benson-Valdes, 507 Berry James Court. I have a comment about parking on the streets. I called several times in the last couple of months and was given different answers about why people were allowed to park in the street. I was very familiar with ordinances. The problem is that my neighbor parks behind my driveway, and because my vehicles are large, I end up destroying my sprinklers. When I called security, they would drive by and leave a ticket, citation or sticker, but do nothing about it. About a month ago, I spoke to the head of security and they said that you were not doing anything. I actually received a call from a Board Member saying that it wasn't true and they were going to take care of it. Tonight, three cars were parked right in front of my driveway.

Mr. Showe: We talked as soon as you contacted us. There has been no change in the policy and how we are enforcing it. You can talk it over with security who is here tonight. I don't believe that it started with the night patrol unit.

Mr. Scheerer: The night patrol starts at 7:00 p.m.

Mr. Benson-Valdes: For the last couple of weeks, it's been pretty good, but there are still people that randomly park. One house, right now, seems to be doing it frequently.

Mr. Brown: We went through a length of time where they had technical difficulties with their phone system. Everyone is supposed to call when they have visitors, but their phones weren't working.

Mr. Benson-Valdes: Why couldn't we leave voice mails?

Mr. Brown: They weren't able to get them. One phone didn't work at all.

Mr. Scheerer: The roving patrol phone was not working.

Mr. Brown: That's not a phone for residents to call.

Mr. Scheerer: That's correct. The guards called me and said that the East Lakeshore Gate phone wasn't working and they purchased a new one, so that shouldn't be an issue. When the Supervisors come on duty, if they don't have messages on their cell phone, they should be checking each gate for visitors and whoever left a message. The guards are supposed to do that, periodically, throughout the evening, as well as the security guard that mans the gate, who can forward information to the Roving Patrol Officer, not to mention the guy that drives around and tickets vehicles. They have clear direction on what their responsibilities are. No change was made by this Board or Staff.

Mr. Perillo: Are they parking on your private property?

Mr. Benson-Valdes: No. They are parking on the opposite side of the street, across from my driveway, but I can't get out if they are parked over the line.

Mr. Perillo: What line?

Mr. Scheerer: His property line.

Mr. Benson-Valdes: The streets are narrow. I don't like all of the restrictions that we have, but I adhere to them. I was out of town for two weeks and I know that they did whatever they wanted, even though I asked them to please not park on my driveway. They need to get clearance if they want to park someplace else in common areas.

Mr. Perillo: I understand.

Mr. Benson-Valdes: We don't have to do that because we are renters and it has nothing to do with being a renter, but you still have to adhere to the ordinances.

Mr. Perillo: Is it still happening?

Mr. Benson-Valdes: Yes. One violator is a Sheriff's Deputy, who doesn't care what I have to say.

Mr. Perillo: Why don't you call the police and let them come out?

Mr. Benson-Valdes: I called the police when I couldn't get security to come out, and they said that they don't have anything to do with the parking restrictions.

Mr. Perillo: Ask for a tow company to move the car and see how he reacts. When they tow their car, you will see how fast they will run.

Mr. Benson-Valdes: I was a director with the HOA and a stickler about the ordinances. You make enemies everywhere. I'm trying to be nice with all of these new people that moved in and it just doesn't work. Now people are not talking to me because they know that I'm the one that's calling. All I'm asking is that they not park behind my driveway. These are narrow streets and they need to understand that.

Mr. Thilburg: Are they the same vehicles?

Mr. Benson-Valdes: Pretty much, yes.

Mr. Thilburg: What can security do?

Mr. Scheerer: Tow.

Mr. Thilburg: I thought we had to give two warnings for towing.

Mr. Scheerer: You get one warning and the next one is a tow.

Mr. Perillo: In the case where he can't get out of his driveway in the morning, call the police, let them come and ask them to tow that vehicle out. You will see how fast they will learn. Security is only going to write a violation and the car is not going to move. The next time another car is going to be there, they are going to write another violation.

Mr. Scheerer: That's correct.

Mr. Perillo: Do what I'm telling you.

Ms. Zaresk: Deputy Diaz says that when the gates are down they don't have the authority to enforce.

Mr. Scheerer: That's a problem too and is totally wrong.

Mr. Benson-Valdes: Actually they did come one night because one of the houses had loud music at 12:30 a.m.

Mr. Scheerer: I will talk to Deputy Diaz and I will tell him that's he's absolutely wrong. Mind you, security leaves at 6:00 a.m. and we have random roving patrols during the day and security is supposed to be ticketing and towing during the day according to a policy. During the day, our security provider comes at 6:00 p.m. and leaves at 6:00 a.m., except for certain days. The Sheriff's Officer is subject to ticket and towing.

Mr. Benson-Valdes: No its not.

Mr. Scheerer: I don't care if he comes out with a badge. Unless that's a public vehicle, in the past we notified the local law enforcement agency, took pictures and sent it to his Supervisor saying, "*He has a Sheriff's car and is parking on the roads and they are in violation. We need you to talk to your deputy.*" I will talk again with security, but they have their orders. If they are not doing it then we will discipline them.

Mr. Brown: Is there anyone else? If not, we will close the public comment period.

#### **FOURTH ORDER OF BUSINESS**

#### **Approval of Minutes of the December 19, 2017 Meeting**

Mr. Brown: We have the minutes of the December 19, 2017 meeting. Does anyone have any changes? I think we have an amendment.

Mr. Showe: Mr. Thilburg just provided me some changes to some of the comments that he didn't make. We will make those changes.

Mr. Perillo: Which ones were those?

Mr. Thilburg: There are three pages of correction.

Mr. Perillo: On Page 3, halfway down it says, "*The invoice included 8.5.*" That should be 8.5 hours. Down further, we have "*.8 hours.*" That should be "*8.5 hours*".

Mr. Showe: The .8 hours was on the specific item that we were talking about. 8.5 hours is the full invoice.

Mr. Brown: The 8.5 hours is for everything.

Mr. Perillo: At the bottom, I said "*All I'm saying is that I thought the Board would make a decision first on whether we want to spend the money, before it went to the Board.*" The Board doesn't spend the money to go to the Board. It pays the Attorney. The last word should be "*Attorney.*" I will clarify the 8.5 hours later. That's all I have for now.

Mr. Brown: Does anyone else have any changes? Not hearing any,

Ms. Zaresk MOVED to approve the Minutes of the December 19, 2017 Meeting, as amended, and Mr. Soukup seconded the motion.

Mr. Perillo: We may have another change when I discuss the 8.5 hours.

Mr. Brown: Is it a change to the minutes?

Mr. Perillo: The change is to 8.5 hours.

Mr. Brown: Lets approve the minutes, because this is what you said.

Mr. Showe: Correct.

Mr. Brown: We are not going to change the minutes, because the minutes reflect what was said. You may dispute the 8.5 hours, but it was what was said.

Mr. Perillo: I thought we corrected the minutes.

Mr. Brown: He said .8 hours.

Mr. Perillo: I corrected it. If you figure out what was spent and identified \$2,100, dividing that by \$250 an hour, comes to 8.8 hours, not .8 hours.

Mr. Showe: I will pull the invoice to clear it up.

Mr. Perillo: All I'm giving you that is what is written in these books. I don't see the invoice.

Mr. Showe: What was described in the minutes is what I was reading off of the invoice.

Mr. Perillo: I will give everyone what I have and you can follow it with me. If you go to the third page, I circled that the Attorney charged \$2,800 for the crosswalk. On the next page, they have \$2,218 for the blanket trespass letter. If you take 8.5 hours and you multiply it by \$250 an hour, it comes to \$2,218. They are saying that the work for preparing the trespass letter cost \$2,218. The 8.18 hours is really 8.8 hours.

Mr. Brown: I am as much for beating a dead horse as the next person, but as we explained the last time, \$2,200 was for the Attorney's review of the entire agenda, to prepare for the meeting.

Mr. Perillo: They put two items on this invoice with specific identification for a specific price.

Mr. Brown: I know, but they did that because they pulled something out. That probably was the only thing on there that wasn't standard.

Mr. Showe: I agree with Sal and we changed the way that we reflect those invoices going forward. The invoice for \$2,200, was for all general matters during the entire month of November. I have it right here. What she did for review took .8 hours. The entire bill was for 8.5 hours. That's the work they did for the entire month. The description was not proper for that invoice and we changed our procedure going forward so that will not happen again.

Mr. Thilburg: I think that was said at the last meeting.

Mr. Brown: I know it was.

Mr. Perillo: The numbers don't match what was stated. That's all I am saying.

Mr. Showe: It's not an exact hour, because there are different people working on it and each of those people are billed at a different hour.

Mr. Perillo: The Attorney puts them all together and comes up with a number and that number is \$2,218 for that letter.

Mr. Showe: I have the invoice right here if you would like for me to email it to you for your review.

Mr. Perillo: All I'm saying is that these things don't match.

Mr. Showe: I think the minutes reflect the accuracy of the invoice.

Mr. Brown: And what was said during the meeting.

Mr. Showe: Correct.

Mr. Perillo: Later on I'm going to go into more detail, because we ended up spending the money, but the Board never approved that question going to the Attorney. I went through the minutes of October, November and December and there's nothing indicating that we approved doing this.

Mr. Showe: There was the consensus of the Board to draft up a letter that would be presented in December for Board consideration. As part of their review of the agenda, the Attorney looked at that letter to make sure that we were saving everything.

Mr. Perillo: It said that there was consensus, but it didn't say what the consensus was.

Mr. Showe: At that time, I believe we had the full consensus of the Board.

Mr. Perillo: No.

Mr. Showe: It was my understanding that the Board was in agreement.

Mr. Perillo: I voted against it. We weren't in agreement.

Mr. Showe: You voted against it at the December meeting, not the November meeting.

Ms. Zaresk: Right.

Mr. Perillo: I'm talking about the December meeting.

Mr. Showe: The minutes of the December meeting reflect that you voted against moving forward with the trespass notice.

Mr. Perillo: It says, "*On VOICE VOTE with Mr. Thilburg, Mr. Brown, Ms. Zaresk and Mr. Soukup in favor, and Mr. Perillo dissenting, approving the draft blanket trespass letter and*

*transmitting to the Sheriff's Department, but not taking effect until after the signs are installed, was approved. (Motion Approved 4-1).*" We approved transmitting a letter to the Sheriff's Office.

Mr. Showe: At the December meeting, correct.

Mr. Perillo: We decided to send the letter to the Sheriff's Office, but we never approved doing it. The Board never voted on it.

Mr. Showe: The Board voted 4:1 to transmit the letter to the Sheriff's Office and to bring back at this meeting, the proposal for signage.

Mr. Brown: We didn't have to vote, because we don't always vote when something is brought back to us. We ask Mark, all the time, to bring us a bid for something that we don't vote on. We just say, "*Can you bring us back a bid*" and then we vote on it when it comes back, whether we want to do it or not.

Mr. Perillo: But what you are asking, the Board is sitting here agreeing with you. No one said "*I dissent*," but we never sat down and said, "*We want to get a letter generated for the trespass*." The Board never voted yes.

Mr. Brown: Yes, we did. That's why we brought one back in December.

Mr. Perillo: We just voted to send the letter to the Sheriff.

Mr. Brown: But we had consensus for the Attorney to create the letter that we voted on.

Mr. Perillo: I'm trying to tell you that the Board never voted on it.

Mr. Brown: Maybe we should vote on everything rather than do it.

Mr. Showe: It was my understanding that the Board wanted me to bring back a draft, which was brought back in December.

Mr. Brown: Yes.

Mr. Soukup: So we could decide if we wanted to move forward with it.

Mr. Showe: Correct.

Mr. Brown: Yes, because we did not know if we were going to do it or not.

Mr. Perillo: When did the Board decide to say, "*Yes let's do it?*"

Mr. Showe: At the December meeting.

Mr. Perillo: The letter was written in November.

Mr. Showe: I had to write the letter in November in order to bring it to the Board.

Mr. Perillo: The letter was written in November, and in December we decided to send it to the Sheriff's Office. The Board never said, "*Let's look into this.*"

Mr. Showe: We did it at the October meeting.

Mr. Perillo: Show me where the voting says that the Board voted 3 to 1 or 5 to 1 in November, December or October.

Mr. Showe: There was no vote. It was my understanding that there was a consensus of the Board to move forward.

Mr. Brown: A consensus doesn't mean that everyone agreed. It just means that the majority of us agreed.

Mr. Thilburg: You are right. There was a consensus. I remember that.

Ms. Zaresk: Yes.

Mr. Perillo: All it states is that there was a consensus.

Mr. Thilburg: That means a majority of the Board agreed with it.

Mr. Perillo: Not to me. It means that there was a consensus.

Mr. Brown: There was a consensus to do it.

Mr. Perillo: What I'm trying to point out is that in the future, we should send items to the Board for the upcoming meeting, such as Minutes. You make the agenda and they look it over, but if the Board doesn't approve doing a task, no one gives them the authority to do it.

Mr. Brown: Here's what going to happen next month, Sal. There was just a lady in here from a charter school who was interested in doing some volunteer work or something with us to clean up the neighborhood. We don't know if we can do that or not.

Mr. Perillo: When was she here?

Mr. Brown: Before the meeting, but she couldn't stay. She took Jason's information and said, "*We are going to email you our request on what we want to do so we can go on next month's agenda.*" District Counsel is going to look at it before it comes to the Board, but what you are saying is that she shouldn't do it.

Mr. Perillo: That's right.

Mr. Brown: We should vote on it tonight.

Mr. Perillo: We should vote on it because the Board may decide not to do it and then she spends a lot of money for nothing.



Mr. Brown: They are spending a lot of money for nothing by putting it on the agenda, because we pay them to put it on the agenda. It's the cost of doing business.

Mr. Perillo: You put it on the agenda for the Board to review it, first.

Mr. Perillo: If she came to the meeting, the Board would say, "*Yeah, put her on the agenda.*" Then it would be official. If she would've waited until the Board saw it and the Board said, "*Yes, put it on the agenda,*" then the Attorney could've seen it.

Mr. Brown: So we will never have anything on the agenda, except for this.

Mr. Perillo: What I'm saying is before we spend any money, this Board has to agree to do it. Just like this whole thing with the trespass letter. Six or seven years ago, there were three new Board Members who didn't even know what happened. Maybe they should've tried to find out more information when things came at them four or five years ago. We had a problem with the pool and with the ballfield. The problem was that people were swimming in the pool after dusk when the pool was closed and it was brought to the Board. To resolve the issue, I think they sent a letter or put up a sign. Security was enforcing that everyone gets out of the pool after dusk. They did that quite a few times. Also, six or seven years ago, a ball team from outside of Remington, practiced on our field. I don't know the exact procedure, but they were told that they could not do it and they left. Since that, we had no trespass problems at all. The owner of the store on the Boulevard requested a trespass letter on February 25, 2015, and finally the Attorney sent a letter to the Sheriff's Office. It took that long before they decided to send the letter, because they had a trespass problem. A motor home, a truck and a couple of cars were parked there every night and the guy in the store got fed up or somebody got fed up, and because of that, the HOA started the trespass process to get those vehicles out of there. It evidently worked because I don't see them parked there anymore. As a result, we were contacted by the Sheriff. That is what the minutes say.

Mr. Showe: That is correct. We were contacted by the Sheriff's Office.

Mr. Perillo: Did you receive a letter?

Mr. Showe: I received an email, which we included in the October agenda package.

Mr. Perillo: You put it in the agenda, but you did not give us a copy of the email.

Mr. Showe: It was in the agenda, to the best of my recollection.

Mr. Brown: I believe that it was in there.

Mr. Perillo: Now all of a sudden, we need a trespass letter. We have three individuals on the Board who don't know the history, so I can understand that we need to protect the place, but we don't need protection. We had six years with no problems, and we are going to spend all of this money now. He's assigned to get the billboards and see how much it's going to cost to mount them in the area.

Mr. Showe: No one has been assigned that task yet. That proposal is on the agenda per Board direction to bring the signage back.

Mr. Perillo: Before anyone spends a penny, I would like for this Board to approve whether we do it or not. That is what the Board was elected for.

Mr. Brown: Sal, are you mad that the Attorney spent money to look at the agenda or are you mad at the four of us, because we voted on something that you didn't want? If that's the case, don't take it out on her for doing her job.

Mr. Perillo: I'm not. I'm saying that the Board has to approve it before she gets assigned the task, and if the Board doesn't approve it, she doesn't get the task. That's it. It's that simple. Why do you think we have a Board? What do you think our function is?

Mr. Thilburg: What happens if we approve something and it's not legal?

Mr. Perillo: She will tell you that right away.

Mr. Thilburg: She is not looking at it, because you are not paying her.

Mr. Perillo: She will comment on it, believe me, because she's done it in the past when we were talking about the trees being trimmed. She settled that in a hurry right away, saying that the HOA was responsible for the trees and the HOA was telling residents that they were responsible for the trees. We decided not to get involved, because the documents said that the HOA was responsible for trimming the trees. She gave us a copy of that.

Ms. Zaresk: Can I just get some clarification? What I hear you saying is that we should come to a meeting, go through an agenda and spend time talking about something that we don't know is going to be legal or not, because you don't want our Attorney to give us the information we need to intelligently discuss it. You don't want us to talk about anything, even if we don't know the legal basis of it.

Mr. Perillo: The item will come up and we will discuss it. She just doesn't sit here to collect dust. She contributes to that conversation and guides us during the meeting. If she doesn't know, she says, "*I'll look into it*" and then we allow her to look into it.

Ms. Zaresk: If we have something on the agenda and are going to talk about it, I'm trying to figure out if it is more efficient for the Attorney to know what we are going to talk about and do the research, so as we all discuss it, we are not going down some yellow brick road that we can't go down because it's not legal.

Mr. Perillo: It should come to the Board first. If we don't understand it we can say, "*Lets have the Attorney investigate it,*" and she will come back next month and tell us what we should be doing. If it's an emergency, she can email the rest of the Board to tell them what is going on. We never had an emergency since I've been here and that's over eight years. When an issue comes up, it should come to the Board first. If the Board can make a decision, the decision is made. If not, we will go to the Attorney and they can tell us whether we can or can't do this. Then the Board will vote and say whether they will do it or not.

Mr. Brown: Sal, on the agenda tonight is the Swim License Agreement for the swim lessons. This has already been looked at.

Mr. Perillo: We do this every year.

Mr. Brown: But we have not voted on it yet.

Mr. Perillo: We are going to vote on it.

Mr. Brown: So you don't want her to look at it, before we vote on it. You want us to vote on it first and then allow her to look at it.

Mr. Perillo: Yes. That is the purpose of the Board.

Ms. Zaresk: Can we approve it subject to legal review?

Mr. Perillo: Yes.

Ms. Zaresk: I hear you, but I don't particularly want to spend time talking about something that I don't have a legal basis for knowing what I'm talking about.

Mr. Perillo: Then you ask questions and we go to the Attorney. The purpose of the Attorney is to guide this Board.

Mr. Soukup: What if anything comes up during the month, like after today?

Mr. Showe: To Ken's point, in typical fashion, if a question comes up during the month, such as stormwater issues, you go to Mark because he's an expert. What you are saying is that I can't send things to Mark anymore.

Mr. Perillo: Yes, but in an emergency, you would go to the right department. You go to the Mark, the Attorney or Alan, depending on what the problem is. If it's an emergency, you

direct them to look into it and straighten it out. Then you call or email the Board and say, “*This emergency problem came up.*” At the next meeting, they would come and tell you what happened and what they did.

Mr. Showe: I’m happy working in whatever capacity the Board would like us to. I think that process will slow down a lot of things.

Mr. Brown: Absolutely.

Mr. Perillo: Slow down what? We never had an emergency, ever.

Mr. Showe: To Ken’s point, we drafted the amendment with the Sharks and Minnows and sent it over to the Attorney to make sure that it was in legal compliance.

Mr. Perillo: I thought someone else drafted it.

Mr. Showe: We updated it and added new verbiage, per the Florida Statutes. We try to do as much administratively to save as much money as we can, but if we wait until the Board takes action before the Attorney reviews it, it may be weeks until those documents get approved and I think it’s going to slow things down. I’m happy to operate in whatever function the Board would like.

Mr. Brown: The only thing that I can really say is that it’s a point well taken, but if we look at making a change, then we need to put that on the agenda next month and we will vote on whether we want to make that change. This is the way that the County does it and every Board I manage, which is having their agenda looked at by their staff before it comes to them. Can you see if someone does it differently?

Mr. Showe: We manage 35 different properties and hope that you guys trust us, as the District Manager, that we are not going to send something to the Attorney that’s unnecessary. The same with the District Engineer. We try to handle as much of that internally as we can.

Mr. Perillo: When the trespass came to me, I thought it was a big joke, because we didn’t have any problems for six years.

Mr. Showe: I understand your concerns.

Mr. Perillo: So we spent money and we have him going to get signs.

Mr. Brown: My point is that I know you don’t like the trespass letter, but the fact that you don’t like it, is not indicative of a systemic problem in the way that we do business. It’s just that you don’t like the trespass.

Mr. Perillo: With the trespass, we are doing something where there's no problem. We are spending money and talking about it. All we had to do was come to the Board. I've been here long enough to know what's going on. I would've presented it to the Board. If they approved going ahead, then we would've went ahead. If not, we would not have gone any further.

Mr. Soukup: I think the issue is the fact that the Accounting Department for the legal should have billed it as "*Monthly legal services, agenda review.*" It's as simple as that.

Mr. Showe: If you look at all of your invoices, it says "*General Counsel services.*" That's the way they should be reflected. The Accountant looked at the first two items on the bill and flagged that as what the service of the work was, and it wasn't indicative of the entire month's work.

Mr. Brown: We have a motion and a second on the table to approve the minutes. The minutes accurately reflect what was said at the meeting.

Mr. Perillo: But I didn't say that the Board should do this. I said that to the Attorney.

Mr. Brown: We fixed that.

Mr. Perillo: You are changing the minutes, but you are being selective on what you are changing.

Mr. Brown: No. We changed what you asked. We are not going to change the numbers, because the numbers are what was said. The minutes reflect what was said, not if we have a discrepancy or argument about whether they are right or not.

Mr. Perillo: Just clarify for me how you are going to operate? I was under the impression that the Board made a decision on how we spend the money.

Mr. Showe: For clarification purposes, if the Board wants to make a motion, and then discuss procedures, you can take that separately.

Mr. Brown: Yes. This has nothing to do with the minutes. The minutes are what they are. We've made the changes that were requested.

Mr. Perillo: What has to be clarified is the expenditure page on what the \$2,218 is for.

Mr. Brown: That's not changing the minutes. That's just a clarification. It should show for the better .8 hours at \$250, not \$2,218.

Mr. Showe: We made that change going forward. That won't be an issue again.

Mr. Perillo: Where did you make that change?

Mr. Brown: We can't go back and change the public record.

Mr. Perillo: I'm saying to change the invoice.

Mr. Brown: We can't change it.

Mr. Perillo: You can change it until the minutes are approved.

Mr. Brown: You are asking to change financial records. We can't do that. That's a public record from last month's agenda. Is it on the financials?

Mr. Showe: Yes.

Mr. Brown: We cannot change a public record from November.

Mr. Perillo: So if we get garbage, we have to accept garbage. That's what you are saying.

Mr. Brown: Pretty much, because that was what was in the agenda. We can't go back and retroactively change it.

Mr. Perillo: Then why are we having a meeting, if we can't do anything.

Mr. Brown: We can change going forward, but we can't go back and strike things that were in the agenda.

Mr. Perillo: You have to straighten out the records to show where the money went.

Mr. Brown: The invoice tells you.

Mr. Perillo: I don't want the invoice.

Mr. Showe: I will reach out to County Staff to see if they can postdate and change that particular invoice. It says "*Clark and Albaugh – Prepare Blanket Trespass,*" in the amount of \$2,218.

Mr. Brown: Its semantics Sal. That's all it is.

Mr. Perillo: I want the actual number. I don't want semantics. I'm part of this Board.

Mr. Showe: I will get with our Accounting Staff and see if that title can be changed.

Mr. Perillo: And in the future what they are charging us.

Mr. Showe: I already changed that. The financials you have in front of you reflect monthly general services from District Counsel, which is the way that they bill.

Mr. Perillo: Okay.

Mr. Brown: They might be able to change their records, but we can't go back and change the agenda.

Mr. Showe: I will make the change. I will figure it out.

Mr. Brown: Okay. Sal, are you voting for or against the minutes?

Mr. Perillo: I will approve them.

On VOICE VOTE with all in favor, approving the Minutes of the December 19, 2017 Meeting were approved, as amended.

**FIFTH ORDER OF BUSINESS**

**Consideration of First Amendment to Agreement with All Terrain Tractor Service, Inc. for Installation of Pedestrian Crosswalks**

Mr. Showe: The Board approved a Change Order to the contract at the last meeting and District Counsel felt that it was important to prepare the agreement, for the sake of record purposes. It is more of an administrative function.

Mr. Brown: Last time, we didn't have a bid that we liked. Did we?

Mr. Showe: No. You approved this Change Order to the original contract. This just makes it whole.

Ms. Zaresk: It just reflects the change to the contract.

Mr. Soukup: Has the work already been completed?

Mr. Showe: Yes.

Mr. Brown: Do we need to vote on that?

Mr. Showe: Yes. We need a motion to approve the First Amendment.

On MOTION by Mr. Thilburg, seconded by Mr. Soukup, with all in favor, the First Amendment to Agreement with All Terrain Tractor Service, Inc. for Installation of Pedestrian Crosswalks was approved.

**SIXTH ORDER OF BUSINESS**

**Consideration of Swim Program License Agreement with Sharks and Minnows Swim School, Inc.**

Mr. Showe: This is a new agreement with the Sharks and Minnows program, which has been operating here for the last six years. They ran out of extensions under their old agreement, so this is a new agreement, which has two extensions. They are also providing some benefits. If you are a resident within the community, its \$50 off of the class.

Mr. Brown: They usually do that in the morning. I don't think we had any issues where people complained about not being able to use the facility.

Mr. Soukup: Can they extend up to two years?

Mr. Showe: Yes.

Mr. Perillo: They are allowed to hold events with people in the pool.

Mr. Showe: They advertise to bring people in, but if a Remington resident is in the pool and identifies themselves as such, they will make \$50 off of that.

Mr. Perillo: We recommended that they do it privately, but if there are people in the pool, they are allowed to do it.

Mr. Showe: They do not have exclusive use of the pool. Ken, to answer your question, the term of this agreement only goes through 2018, but should both parties agree, we can do an amendment, which will extend it an additional year. There are two terms.

On MOTION by Ms. Zaresk, seconded by Mr. Perillo, with all in favor, the Swim Program License Agreement with Sharks and Minnows Swim School, Inc. was approved.

## **SEVENTH ORDER OF BUSINESS**

### **Discussion of Trespass Signs**

Mr. Showe: We attached a letter that we sent. We left the final date blank, because we don't know when we are going to transmit it. If the letter is acceptable for Osceola County, they will not enforce it until the signage is installed. You have to purchase the signs from them which are \$16.20 each. Alan and I reviewed it and recommended six to eight signs. There would be one side at the entrance to the Amenity Center, the entrance to the basketball court and the entrance to the area where the dumpsters used to be at another entrance. We are bringing this back to the Board for your direction.

Mr. Brown: Would it only go in front of the Amenity Center?

Mr. Showe: Correct. We identified just the amenity facility. We can't use a trespass order on sidewalks or any other District facilities, because they are not going to enforce them. We thought that the primary that would use the trespass order would just be the amenity facilities, which have rules about dates, times and when folks are allowed to be there.

Mr. Brown: Do we have a picture of what the sign looks like?

Mr. Showe: Not right now. I think it's a standard sign.



Mr. Scheerer: We did the same thing with the Westside CDD. It's a generic sign that is produced by the Osceola County Sheriff's Office. A number was assigned to our location, so if anyone trespasses, when you call the Sheriff's Office, you give them that number and they will know right where to go.

Mr. Brown: Can you get us pictures of what the signs look like at Westside and a diagram of that parcel showing where they would be located along that parcel? When this comes back to us for an official vote, I recommend that we continue it to next month, but get all of the information that we can before we vote on it, such as the total cost, what the signs are going to look like, etc. To be honest, I think it's a good idea to do it, but I don't want to do it if we are going to litter up the place with signs.

Mr. Perillo: How many signs do we need?

Mr. Scheerer: Maybe six or eight signs total. It's a long route all the way from the commercial lot.

Mr. Showe: There are several access points. There's a break in the gate, one at the baseball field, an opening where the recycle bins used to be and two openings here. Plus, there's a wide opening somewhere in the middle.

Mr. Perillo: What is the cost?

Mr. Showe: They are \$16.20 each. The cost for six signs is \$97.20.

Mr. Perillo: Does that include installation?

Mr. Scheerer: I will install them for free. I can't make the signs for free. The Sheriff's Office has to. There is number that they give to us that will be on that sign, which comes from the Sheriff's Office. I will have my staff install them at no cost to the District, if it gets approved by the Board.

Mr. Brown: So you have to include the cost of the posts.

Mr. Soukup: I have the posts.

Mr. Perillo: My position is, like I said before, six-and-a-half years of no problems and we are going through all of this for nothing.

Mr. Soukup: I have been here since 2006. If you come to the HOA, all of the cases that happened every single month are read into the record. There is more going on here than you think there is.

Mr. Perillo: Then why didn't you come to the Board with it?

Mr. Soukup: He doesn't come to the Board. It's an HOA matter with Detective Diaz.

Mr. Showe: He contacted me and said that this is something that we probably want to do as part of the entire community.

Mr. Perillo: We haven't had any complaints here.

Mr. Soukup: There is a ton of activity that goes on here every single month.

Mr. Showe: Those complaints may not come to us because if they go directly to the Sheriff, they handle it and don't necessarily inform us when there's an issue on our property.

Mr. Brown: They can gather all of the information, such as the pictures and then bring it back next month. Do you want to vote on that?

Mr. Perillo: You can vote on it. I don't care, but I'm still going to vote no, because we never knew of a problem here for six years and we are running around doing all of this.

Mr. Brown: You can bring it back next month.

## **EIGHTH ORDER OF BUSINESS**

### **Staff Reports**

#### **A. Attorney**

Ms. Buzyniski: I was tasked to bring back a fee for a trademark for the Remington logo on the sign that is out front and provide the information that you need.

Mr. Perillo: My understanding was that we didn't know if it belonged to the CDD or HOA.

Ms. Buzyniski: It belongs to the first user of the logo. That's one piece of information that you must have. You have to have on the application, the day that it was first used.

Mr. Perillo: Have you found out who that is?

Ms. Buzyniski: I don't know how to find that out. There's a suggestion that it may have been the developer. I don't know when the Clubhouse was built. I would need that information. I also need three specimens of the use. One would be a photograph of the sign, but then we need two more specimens. If it's something like a flower or sign, you would take a photograph of it. I need those items.

Mr. Brown: What is the cost?

Ms. Buzyniski: The filing fee is per class. It's \$87.50 per class or \$175 for two classes. As far as my time, it should be straightforward. It is also fairly straightforward to fill out the application, once you provide the information. If the State accepts it and doesn't come back

requesting anything else, it should just take a couple of hours, but if they come back and ask for a lot more, obviously that will take more time.

Mr. Perillo: What was the purpose of getting this item?

Mr. Brown: We use the signs and if someone has the trademark, we don't want them to start charging us.

Mr. Perillo: What were we going to use the trademark for? I know that we talked about a flagpole. Are we planning to put a flag below the American flag?

Mr. Brown: We can use it for pretty much anything we wanted to. If for instance, the golf course has the trademark on it, which they evidently don't, but the concern was if they did, they could come down here and say "*You can't use that anymore and have to take down all of your signs that have that logo on it or you have to pay us.*"

Mr. Perillo: What brought this about to have it investigated? What was our intention?

Mr. Brown: Our intention was that we have to buy a new sign and we wanted to see if anyone else had the trademark. We could use it for anything. We could put up more signs and flags if we wanted to. When we put up American flags, we could have a couple of flags with that logo. The point is that we can do anything. If the developer was the first to use it, would that mean we have the rights to it and don't need to do anything?

Ms. Buzyniski: Yes. You don't have trademark protection, because you're a common law trademark, meaning that no one else registering for it can take it away from you. You don't have to file for it. It's just something that people want to do to protect their logo.

Mr. Brown: We just need to determine who used it first. It should've been the developer. I have to figure out where to look for that.

Ms. Buzyniski: I just looked at the Property Appraiser's website and it looks like the community was built in 1997 and sold in 1997. This parcel was deeded to the CDD in 1999. If the developer was the first to use it, you would step in their shoes. I don't see any assignment of it to the golf course.

Mr. Brown: Just out of curiosity, Scott was the developer's attorney at the time and I wonder if he has any recollection of that.

Ms. Buzyniski: We talked about it. I don't think he had any information about it, but I can ask again.

Mr. Brown: Thank you.

Ms. Buzyniski: That's all I have.

**B. Engineer**

**1. Discussion of Crosswalks Ramp Proposal**

Mr. Vincutonis: The only item is a proposal from Berry Construction. They are currently doing all of your sidewalk grinding and replacement. The proposal is to add two crosswalks, two ramps and crosswalk mats at Burrell Circle, and two ramps at Westmoreland Circle and Farrington Lane. The two at Farrington Lane were requested at a prior Board Meeting by a resident who asked why they were removed, so we put them back. That is what this proposal covers, as well as the one location where we built a new ramp and a crosswalk. There was an existing ramp on the other side. It doesn't have domes on it and its slightly uneven with the curb, so there needs to be some grading to make the sides look the same. This replaces the alternate proposal that was presented last month for \$26,000.

Mr. Brown: This is what I was thinking when they came back too high.

Mr. Showe: It's the same proposal.

Mr. Vincutonis: Just with a different company.

Mr. Showe: It would be our recommendation to accept this proposal, if the Board wanted to proceed.

Mr. Brown: Are there any thoughts?

Mr. Vincutonis: The only thing that it doesn't include is the crosswalk. You have the new signing and striping. If the Board approves it, we will get them back out here.

Mr. Brown: Do you know how much that would be?

Mr. Scheerer: It could be around \$800.

Mr. Showe: If Board gives us a not-to-exceed amount of \$13,000, that will give us some room, in case there are some landscape and irrigation issues.

Mr. Scheerer: We shouldn't have any. That will give us some leeway.

Ms. Zaresk: Is this the last step?

Mr. Scheerer: I hope so.

On MOTION by Ms. Zaresk, seconded by Mr. Soukup, with all in favor, the proposal from Berry Construction for crosswalks, ramps and mats at Burrell Circle, Westmoreland Circle and Farrington Lane, in an amount not-to-exceed of \$13,000 was approved.

**C. District Manager's Report****1. Approval of Check Register**

Mr. Showe: The Board received the Check Register. In the General Fund, we have Checks #5547 through #5570, in the amount of \$520,404.30 and December Payroll, in the amount of \$918.80, for a grand total of \$521,323.10. The invoice for Clark & Albaugh has general matters for December, versus calling out specific items. That's the same thing that you will see for the engineering invoices. It is important to note that this Check Register is larger than you typically see, because we transfer funds to the debt service operation, as we receive those assessments. Alan and I can answer any questions or comments from the Board.

On MOTION by Mr. Thilburg, seconded by Ms. Zaresk, with all in favor, the Check Register and December Payroll totaling \$521,323.10 was approved.

**2. Balance Sheet and Income Statement**

Mr. Showe: No action is required by the Board. It is for the Board's information. Your assessments are 88% collected through December, so you are in great shape. Other than that, the account lines are what we expect.

Mr. Thilburg: On the mechanical sweeper, do they sweep the entire community each month?

Mr. Scheerer: They sweep it twice a month.

**3. Field Manager's Report**

Mr. Scheerer: If you haven't noticed, the 'Center' on the Recreation Center sign was broken. I'm not sure how it happened, but we are in the process of getting that repaired. The fitness equipment and the pool are in good shape. The gates are all working, to the best of my knowledge. I haven't received any reports from security. The ponds are being treated according to a contract with Applied Aquatic. Two trees were leaning more than usual, so we removed them. New annuals were installed. We are starting to pull out a red shrub on Glen Eagles landing side, which has been there a long time. We are going to have to make some changes. We are currently working on the sidewalks on Remington Boulevard by the school, working our way towards Lakeshore. Usually, they spend a day pulling it out and re-pouring it. The pressure

washing of the sidewalk and curbs on Knightsbridge and Remington Boulevard is completed. Due to the good price with this contractor, we are having all of the walls and entry features cleaned at the same time. All of your sidewalks and brick walls are being power washed. All of the centerline striping and additional markings were completed. We had an issue that Larry touched on at the last meeting, regarding a hole at 129 Thornbury Drive. That has been completed. We received a call from a resident in Glen Eagles about a similar problem. All Terrain is going to be working on correcting that problem. A school flasher was repaired at the Partin Settlement Gate.

Mr. Brown: When I came in yesterday, the flasher closer to the school was flashing like a strobe.

Mr. Scheerer: We will take care of that. I caught that today. That's all I have.

Mr. Perillo: The lamppost that was damaged was not repaired. They had a cone on the base where the lamppost was. Its OUC's problem.

Mr. Scheerer: It looks like OUC picked up the pole and put a cone over the top of the base.

Mr. Perillo: That pole was a very small aluminum pole. That's why it broke. I used to walk past that almost every night. After the hurricane, there was a pole with a bulge, which we thought was repaired, but it wasn't. They just took it away and placed the wires inside with a cone on it. That's all they did.

Mr. Scheerer: That's what they do until they come out and fix it.

Mr. Perillo: Maybe they should come out and fix it.

Mr. Scheerer: If you recall, we had several lights that were damaged by the hurricane and it took a long time to get parts. They have to order that. Your lights are 20 years old. OUC is probably going to have to order another pole. I'm sure that they didn't order any more than they needed. I haven't confirmed that. That's just speculation on my part. We will keep an eye on it. If it drags out too long, we will reach out to OUC.

Mr. Perillo: I didn't know whether it belonged to the golf course or OUC.

Mr. Scheerer: It's part of OUC's deal with Remington.

Mr. Brown: Where is it?

Mr. Scheerer: Just outside of the gate. As you turn left, its right off of the sidewalk.

Mr. Brown: Its part of the MSBU.

Mr. Perillo: It's about 50 feet down after you make the left turn.

Mr. Scheerer: We handed out pictures of the Partin Settlement entrance with the flagpole. Ken Brown was gracious enough to meet me bright and early one Friday morning out here. We originally planned on putting the flagpole in the nose of the median island, but there are several high voltage wires, so we are not going to be able to install the flag there. The first suggestion, as Ken discussed, was to take out the short wall out in the first median. We can fit that pole in there and have it far enough away from the high-tension wires. If not, you could put one on the left-hand side of the exit side of the community at Partin Settlement Road, right in front of the flowers. We have electric there for lighting. The third location is on the school side coming in. I didn't feel comfortable making a decision, which is why I asked Ken to meet me out there. I would like to get input from the Board. I will be here on Friday morning, if anyone wants to meet with me.

Mr. Perillo: What time?

Mr. Scheerer: We are usually here by 7:30 a.m.

Mr. Perillo: I will call you early in the morning.

Mr. Scheerer: I already met with Ken and he is leaning towards removing the small piece of wall or putting the flagpole on the exit side.

Mr. Perillo: I would go with the wall. Is it possible that you could go towards the middle of the wall?

Mr. Scheerer: No. We have to put a footer in.

Mr. Perillo: That's why I said to put the footer down there.

Mr. Scheerer: And then put the wall back?

Mr. Perillo: Leave the wall.

Mr. Scheerer: We can't do that.

Mr. Brown: The way it's built, we couldn't do it. I was thinking that you could take the wall down, put the footer in and then the pole. Then maybe we can put half of that wall back around it.

Mr. Perillo: Are we only going to do it on one end?

Mr. Scheerer: No, we are doing it at the other end, where we have no problems. There is plenty of room in the median and there are no high-tension wires or line-of-sight issues. We have power there, so getting the lights, the flagpole and footers installed is a great idea. We will

be able to do that. We have to go through the permitting process, but I don't want to start any of that until I get consensus or a majority of the Board in agreement with the location.

Mr. Brown: I took all three of these locations to the Zoning Department.

Mr. Perillo: Will that be outside or inside the gate on East Lakeshore Drive?

Mr. Scheerer: These are outside of both gates. As you are coming down Partin Settlement, we want to be able to see the flag displayed and the same for East Lakeshore Drive.

Mr. Perillo: It sounds good.

Mr. Scheerer: If anyone wants to take a look at it, send me an email or text or give Jason that information. I will be here on Friday morning from 7:30 a.m. to 10:00 a.m. or 11:00 a.m.

Mr. Soukup: I'm worried about taking down the finished look, but I like it right in the center.

Mr. Perillo: Would it be an aluminum pole?

Mr. Scheerer: Yes, a 20-foot aluminum pole with a concrete footer that would be bolted on. Then we will have lights shining up on the flag.

Mr. Perillo: Will it have lights on it?

Mr. Scheerer: It will have lights, or else we will have to have somebody remove the flag at dusk. We may want to look at getting some help from residents that are veterans, to deal with staff protocols. We have other places where residents that are veterans can lower and raise the flag. Other than that, as long as its lit, we can keep the flag up 24/7. Obviously, during hurricane season we will remove it. It will have an internal crank, so kids can't get to the lanyard.

Ms. Zaresk: Do you want me to put in the community newsletter for Club Villas that we are looking for veterans?

Mr. Scheerer: It doesn't have to be a veteran.

Mr. Brown: I think once we get the flags, we would like to get the message out. It's helpful for us.

Mr. Scheerer: I think it's going to take a while. Once we get the permit, we have to go through the permitting. We could be looking at 90 days before we even get moving on the project.

Mr. Soukup: I want it up for Memorial Day.

Mr. Scheerer: I will do my best.



Mr. Perillo: One other thing, when you bind the flag to the pole, the lower portion of the flag should have a ring to keep it close to the flag. The wind is going to blow the cord.

Mr. Scheerer: We can add the ring.

Mr. Perillo: I think it's important to have the ring, because it will preserve the life of the flag.

Mr. Scheerer: Absolutely.

Mr. Showe: I think I heard that the majority of the Board wants to place the flagpole in the center of the wall.

Mr. Brown: Three of us do.

Mr. Thilburg: I'm okay with it.

Mr. Perillo: I'm okay.

Mr. Scheerer: Are you okay with removing the small section of brick and putting the flagpole back there?

Ms. Zaresk: Yes.

Mr. Soukup: Can we keep the bricks to use as spares?

Mr. Scheerer: Yes.

Mr. Perillo: He said that you were going to rebuild it.

Mr. Brown: You can do a half wall. Just take a look at it once it's in.

Mr. Scheerer: We have to be able to get access to it for the purpose of raising and lowering the flags.

Mr. Thilburg: Be creative.

Mr. Brown: Submit good drawings of the footers.

On MOTION by Mr. Brown, seconded by Ms. Zaresk, with all in favor, removing the short wall in the first median at the Partin Settlement entrance to install a flagpole, was approved.

#### **4. Security**

Mr. LaSalle: I am Eric LaSalle, the Security Supervisor. Partin Settlement Gate had 31,434 entries and East Lakeshore Boulevard Gate had 13,578. When our new phone was working, we had 72 vehicles tagged, 23 sidewalk violations and 11 repeat offenders. We are going to start attempted tows. Everything is up to date. Mr. William Bassetti is no longer here

and I am in charge now. If you have any concerns or questions, or you want me to do something, let me know.

Mr. Perillo: Did we have any tows last month?

Mr. LaSalle: No.

Mr. Perillo: Any attempted tows?

Mr. LaSalle: No.

Mr. Perillo: I ran into a minor problem a couple of nights ago. I was trying to find out the amount of police cars going through here at night, if there were any. There seems to be quite a few coming in and out. The night guard would know if he sees a lot of police cars coming in or if he never sees them. He said that even State Troopers come in here.

Mr. LaSalle: One State Trooper lives here.

Mr. Perillo: That's why he saw a State Trooper. I was wondering if they were coming in to look the place over, but evidently, he lives here. While I was doing that, I pulled up behind him and the officer just stood in the doorway, talked to the guy and opened the gate. I didn't see him write the license plate number down. When I pulled up, I told him that I would like to find out if we have a lot of police coming through here. We had a discussion and then he opened the gate and I went in. He was supposed to be taking license plate numbers, but he's not doing it.

Mr. LaSalle: What gate is this?

Mr. Perillo: East Lakeshore.

Mr. LaSalle: What day?

Mr. Perillo: Maybe two nights ago. The gentleman there was African American.

Mr. LaSalle: Was it on Saturday?

Mr. Perillo: Possibly Friday or Saturday. He wasn't writing anything down and I thought he was supposed to.

Mr. Scheerer: Absolutely. They are supposed to ask drivers where they are going and take down tag information.

Mr. Perillo: I thought maybe there was a change.

Mr. Scheerer: There was no change.

Mr. LaSalle: I reviewed the numbers and they seem accurate. I will check on that.

Mr. Scheerer: I will talk to you after the meeting.

Mr. Brown: It sounds like we are in the height of rentals.

Mr. Showe: We had Christmas and New Year's.

Mr. Perillo: Two days ago, during the day, I was going through the community to Partin Settlement Road, and two State Troopers came out, going towards East Lakeshore Drive. A third one came out and went right across Remington Boulevard into another development. Something must have happened.

Mr. Scheerer: Law enforcement is here more than you know.

Mr. Perillo: I thought maybe there was a problem.

Ms. Zaresk: There were several here when a resident died, because the son was a Kissimmee Police Officer. The day she passed away, there were at least five Police Officers to assist the family.

Mr. Perillo: The reason why I brought it up is because crime in Orlando is getting out of hand and now it's starting in St. Cloud. It's all around us. I hope we don't start witnessing all of these shootings and beatings. That's why I was questioning the gate that they took down at the entrance to the maintenance yard.

## **NINTH ORDER OF BUSINESS**

### **Supervisor's Requests**

Mr. Soukup: Are the sidewalks on Partin Settlement going to be pressure washed?

Mr. Scheerer: Those are not our sidewalks, but I can have them pressure washed.

Mr. Thilburg: I want to thank Alan. I called him about an area where they removed concrete. They immediately came out and put up hazard tape and did a fantastic job filling that in with sod. The people that did our pressure washing also did a fantastic job.

Mr. Scheerer: They spent a lot of time here. In the 13 years that we served as Field Manager, we never pressure washed. We appreciate the Board funding that.

Mr. Perillo: Did they pressure wash the curbing by the guardhouses on both ends?

Mr. Scheerer: They pressure washed the median curbing, all of the guardhouse areas, curbs, stormwater inlets and sidewalks on CDD property. That's not to say that we don't have some more pressure washing that we can do.

Mr. Perillo: I drive in and out and noticed awhile back that they were dirty.

Mr. Scheerer: They are not dirty now and a lot of those medians have new yellow striping and RPMs on the end, to indicate that there's an island there.

Mr. Brown: REW is doing a good job. The place looks good.

Mr. Scheerer: We received some rain and are starting to green up.

**TENTH ORDER OF BUSINESS**

**Adjournment**

Mr. Brown adjourned the meeting.

---

Secretary/Assistant Secretary

---

Chairman/Vice Chairman

## SECTION V



## Sheriff Russell Gibson

**Osceola County Sheriff's Office**  
2601 E. Irlo Bronson Memorial Hwy. Kiss., Fl 34744  
Telephone: 407-348-1190 [www.osceolasheriff.org](http://www.osceolasheriff.org)

### Trespass Signs Order Form

Date: \_\_\_\_\_

Property owners name: \_\_\_\_\_

Property address where signs will be posted: \_\_\_\_\_

Property owners home address: \_\_\_\_\_

Property owners contact phone number: \_\_\_\_\_

Number of signs requested: \_\_\_\_\_

Amount paid: (Each sign is \$16.20) \_\_\_\_\_

Signature: \_\_\_\_\_

**\*\* It is the property owner's responsibility to pick up the trespass signs from the Sheriff's Office and you are responsible for posting the signs on your property. If you have any questions as to how many signs are needed for your property or where to post them, please contact Osceola County Code Enforcement (407-742-0200)\*\***

**The sign will not have the property owner's information on it, each sign will have a numerical code assigned by the Sheriff's Office to identify the land owner.**

---

(For Sheriff's Office Use Only)

Check Number: \_\_\_\_\_

Sheriff's Office Premise Number Assigned: \_\_\_\_\_

01523

**NO  
TRESPASSING  
STRATEGIC CAPITAL  
RESOURCES**

**321-377-2615**

**FL. STATUTE #810.08/810.09**

01521

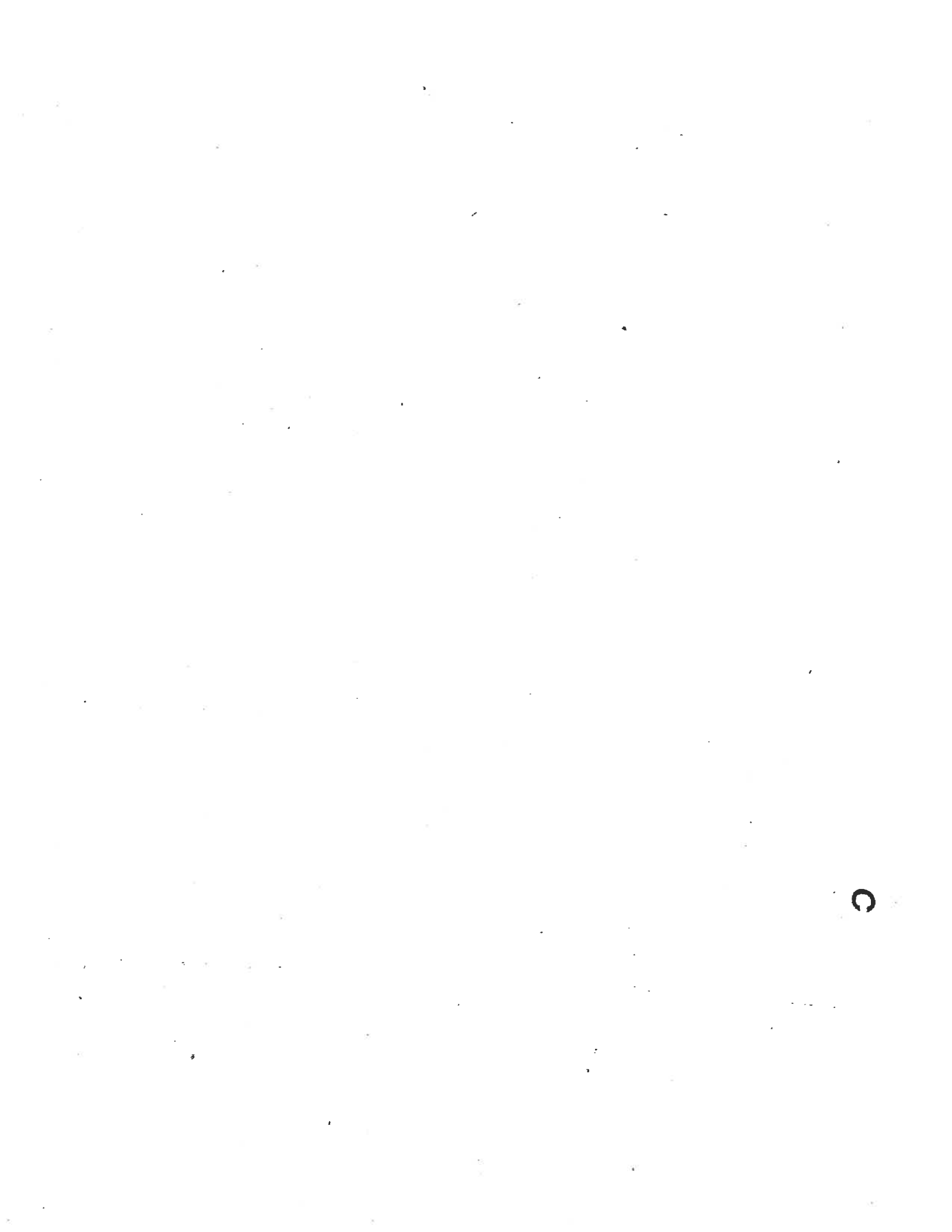
**NO  
TRESPASSING  
NEWPORT DEVELOPMENT  
CORPORATION**

**407-973-8876**

**FL. STATUTE #810.08/810.09**

**SECTION VI**





\_\_\_\_\_

# Remington Community Development District

## Summary of Invoices

January 23, 2018 to February 20, 2018

Fund	Date	Check No.'s	Amount
General Fund	1/25/18	5571-5572	\$ 6,771.80
	1/28/18	5573	\$ 102.76
	2/5/18	5574-5582	\$ 29,673.06
	2/7/18	5583	\$ 8,205.34
	2/9/18	5584-5588	\$ 26,280.99
	2/16/18	5589-5591	\$ 1,267.50
			\$ 72,301.45
Capital Projects	12/18/17	35	\$ 5,000.00
	1/5/18	36-37	\$ 29,975.00
	1/19/18	38	\$ 6,325.00
	1/25/18	39	\$ 15,820.00
	2/5/18	40	\$ 15,150.00
	2/16/18	41	\$ 53,070.00
			\$ 125,340.00
Payroll	<b>February 2018</b>		
	Brian K. Brown	50704	\$ 184.70
	Carl R. Thilburg	50705	\$ 184.70
	Kenneth R. Soukup	50706	\$ 164.70
	Pamela M. Zaresk	50707	\$ 184.70
	Salvatore A. Perillo	50708	\$ 200.00
			\$ 918.80
			\$ <b>198,560.25</b>

CHECK DATE	VEND#	INVOICE DATE	YRMO	DFT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT
1/25/18	00251	12/22/17	723570		201712	320-53800-46300		RPLC BROKEN POP UPS	*	192.80	
12/31/17	723569	201712	320-53800-46300					RPR BROKEN LINE LEAK	*	244.00	
1/19/18	723590	201801	320-53800-49100					RPLC SOD/INST.SOD/REGRADE	*	5,700.00	
1/25/18	00128	1/09/18	378541		201801	320-53800-53000		MECHANICAL SWEEP-01/05/18	*	635.00	6,136.80 005571
1/28/18	00137	1/28/18	01282018		201801	300-20700-10000		FY18 DEBT ASMNTS - 2008-2	*	102.76	635.00 005572
2/05/18	00038	1/17/18	S98418		201801	320-53800-34800		INSTALL NEW ARM	*	321.68	102.76 005573
1/29/18	S98622	201801	320-53800-34900					SPS PROGRAM AGRMNT FY18	*	550.00	
2/05/18	00290	1/23/18	4189		201801	320-53800-47800		RPLC CHAIN LINK-BALLFIELD	*	680.00	871.68 005574
1/23/18	6-071-52	201801	310-51300-42000					DELIVERY 1/23/18	*	30.39	680.00 005575
2/05/18	00251	1/24/18	723611		201801	320-53800-47300		TRIM BACK VEGETATION	*	3,200.00	30.39 005576
1/24/18	723612	201801	320-53800-47300					TREE REMOVALS	*	2,050.00	
1/26/18	723627	201801	320-53800-46300					IRRIGATION RPRS 1/15/18	*	101.40	
2/05/18	00125	1/18/18	316306		201802	320-53800-46500		CHEMICAL CONTROLLER FEB18	*	89.95	5,351.40 005577
1/23/18	379075	201801	320-53800-53000					MECHANICAL SWEEP-01/19/18	*	635.00	89.95 005578
2/05/18	00128	1/23/18	379075		201801	320-53800-53000		MECHANICAL SWEEP-01/19/18	*	635.00	635.00 005579

REMI -REMINGTON - BPERGRINO

CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK....#
2/05/18	00296	1/25/18	7657637	201712	320-53800-34500			UNIVERSAL PROTECTION SERVICE LP	*	1,366.16	20,038.64 005580
		1/25/18	7657637A	201801	320-53800-34500				*	18,672.48	
2/05/18	00082	2/01/18	15557	201801	310-51300-31500			UNIVERSAL PROTECTION SERVICE LP	*	1,756.00	
								GENERAL MATTERS JAN18			
2/05/18	00303	2/01/18	W1020	201802	320-53800-34800			CLARK & ALBAUGH, LLP	*	110.00	1,756.00 005581
								MTHLY SRVC FEE LAKE SHORE			
		2/01/18	W1020	201802	320-53800-34800				*	110.00	
								MTHLY SRVC FEE SEC PARTIN			
2/07/18	00168	2/01/18	328	201802	310-51300-34000			WI-PAK	*	5,548.58	220.00 005582
								MANAGEMENT FEES FEB18			
		2/01/18	328	201802	310-51300-35200				*	133.33	
								INFO TECHNOLOGY FEB18			
		2/01/18	328	201802	310-51300-31300				*	83.33	
								DISSEMINATION FEE FEB18			
		2/01/18	328	201802	310-51300-51000				*	23.90	
								OFFICE SUPPLIES			
		2/01/18	328	201802	310-51300-42000				*	43.69	
								POSTAGE			
		2/01/18	328	201802	310-51300-42500				*	97.50	
								COPIES			
		2/01/18	329	201802	320-53800-12000				*	2,157.83	
								FIELD MANAGEMENT FEB18			
		2/01/18	329	201802	320-53800-35100				*	117.18	
								GATE LOGS			
2/09/18	00093	1/31/18	167346	201801	320-53800-47100			GOVERNMENTAL MANAGEMENT SERVICES	*	1,265.00	8,205.34 005583
								AQUATIC PLANT MGMT JAN18			
2/09/18	00251	2/01/18	723675	201802	320-53800-46200			APPLIED AQUATIC MANAGEMENT, INC.	*	22,380.99	1,265.00 005584
								LANDSCAPE MAINT FEB18			
2/09/18	00291	2/05/18	4153	201802	320-53800-46400			REW LANDSCAPE CORP	*	600.00	22,380.99 005585
								POOL MAINTENANCE FEB18			
								ROBERTS POOL SERVICE AND REPAIR INC			
											600.00 005586

REMI -REMINGTON - BPEREGRINO

CHECK DATE	VEND#	INVOICE DATE	YRMO	DFT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK....#
2/09/18	00128	2/07/18	379905		201802	320-53800-53000		MECHANICAL SWEEP 2/2/18	*	635.00	
2/09/18	00282	1/31/18	18-2659		201801	320-53800-46700		USA SERVICES OF FLORIDA, INC	*	250.00	635.00 005587
								CLUBHOUSE 1/1/18-1/6/18		250.00	
								CLUBHOUSE 1/7/18-1/13/18		250.00	
								CLUBHOUSE 1/14/18-1/20/18		250.00	
								CLUBHOUSE 1/21/18-1/27/18		150.00	
								CLUBHOUSE 1/28/18-1/31/18		50.00	
								GUARDHOUSE CLEAN 1/2/18		50.00	
								GUARDHOUSE CLEAN 1/9/18		50.00	
								GUARDHOUSE CLEAN 1/16/18		50.00	
								GUARDHOUSE CLEAN 1/23/18		50.00	
								GUARDHOUSE CLEAN 1/30/18		1,400.00	005588
2/16/18	00268	2/07/18	21477		201802	320-53800-35100		WESTWOOD INTERIOR CLEANING INC.	*	100.00	
								ANNUAL BACKFLOW TESTING		50.00	
								ANNUAL BACKFLOW TESTING		610.00	
								LAKESHORE BLVD DEVICE RPL			
2/16/18	00290	2/05/18	4204		201802	320-53800-47300		AARON'S BACKFLOW SERVICES, INC.	*	160.00	
								ENTRANCE SIGN REPAIR			
2/16/18	00127	2/06/18	262509		201801	310-51300-31100		BERRY CONSTRUCTION INC.	*	347.50	
								PROF.ENGINEER SRVCS JAN18			
								HANSON, WALTER & ASSOCIATES, INC.			

TOTAL FOR BANK A 72,301.45  
 TOTAL FOR REGISTER 72,301.45  
 REMI -REMINGTON - BPBERGRINO

CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT
12/18/17	00253	12/15/17	4158	201712	600-53800	-53100	SOUTH HAMPTON CONCRETE RPR	*	2,675.00	
		12/15/17	4159	201712	600-53800	-53100	BROOKSTONE CONCRETE RPRS	*	2,325.00	
1/05/18	00253	12/19/17	4163	201712	600-53800	-53100	BERRY CONSTRUCTION INC.	*	3,975.00	5,000.00 000035
		12/22/17	4164	201712	600-53800	-53100	ARDEN PLACE CONCRETE RPRS	*	3,500.00	
		12/22/17	4165	201712	600-53800	-53100	PARKLAND SQ CONCRETE RPRS	*	3,150.00	
							GLEN EAGLES CONCRETE RPRS	*		
1/05/18	00264	12/31/17	1384	201712	600-53800	-47500	BERRY CONSTRUCTION INC.	*	19,350.00	10,625.00 000036
							PRESS WASH CDD/FENCE	*		
1/19/18	00253	1/10/18	4180	201712	600-53800	-53100	PRESSURE WASH THIS INC	*	2,775.00	19,350.00 000037
		1/11/18	4181	201712	600-53800	-53100	OAKVIEW CONCRETE REPAIRS	*	3,550.00	
							EAGLES LAND CONCRETE RPR	*		
1/25/18	00265	1/16/18	28370	201801	600-53800	-53100	BERRY CONSTRUCTION INC.	*	14,570.00	6,325.00 000038
		1/16/18	28370	201801	600-53800	-53100	REFURBISH PAVEMNT MARKING	*	1,250.00	
							PAINTED PARKING LOT STRIP	*		
2/05/18	00253	1/30/18	4196	201801	600-53800	-53100	FAUSNIGHT STRIPE AND LINE, INC.	*	3,600.00	15,820.00 000039
		1/30/18	4197	201801	600-53800	-53100	BROOKSTONE CONCRETE RPLC	*	1,200.00	
		1/30/18	4198	201801	600-53800	-53100	WESTMORELAND CONCRETE RPL	*	625.00	
		1/30/18	4199	201801	600-53800	-53100	KNIGHTSBRIDGE CONCRTE RPR	*	3,900.00	
		1/30/18	4200	201801	600-53800	-53100	SOMERSET CONCRETE REPARI	*	625.00	
							WINDSOR PARK CONCRETE RPR	*		
2/05/18	00264	2/03/18	1389	201802	600-53800	-47500	BERRY CONSTRUCTION INC.	*	5,200.00	9,950.00 000040
							PRESSURE WASH CDD/FENCE	*		
							PRESSURE WASH THIS INC	*		5,200.00 000041

REMI -REMINGTON - BPEREGRINO

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
2/16/18	00253	1/10/18	4179		201802	600-53800-53100		WINDSOR PARK CONCRETE RPR	*	1,525.00	
		2/02/18	4202		201802	600-53800-53100		CONCRETE GRIND REM BLVD	*	10,510.00	
		2/10/18	4205		201802	600-53800-53100		SIDEWLK REIC REMINGTON BL	*	29,800.00	
		2/15/18	4207		201802	600-53800-53100		REMINGTON CONCRETE RPRS	*	11,235.00	
BERRY CONSTRUCTION INC.										53,070.00	000042

TOTAL FOR BANK C 125,340.00

TOTAL FOR REGISTER 125,340.00

REMI -REMINGTON - BPREGRINO



1

2

# Remington

## Community Development District



**Unaudited Financial Reporting**  
**January 31, 2018**

Presented by:



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4	<u>Debt Service Fund Income Statement</u>
5	<u>Pavement Management Income Statement</u>
6	<u>Capital Projects Income Statement</u>
7-8	<u>Month to Month</u>
9	<u>Long Term Debt Summary</u>
10	<u>Assessment Receipt Schedule</u>

**REMINGTON COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet - All Fund Types and Accounts Groups**

January 31, 2018

	Governmental Fund Types			Totals
	General Fund	Debt Service Fund	Capital Projects Fund	2018
<b>ASSETS</b>				
<u>Cash</u>				
Operating Account	\$878,284	---	---	\$878,284
Pavement Management	---	---	\$350,860	\$350,860
Capital Projects Fund	---	---	\$381,218	\$381,218
<u>Investments</u>				
Series 2008-2				
Revenue	---	\$694,331	---	\$694,331
Operations				
Custody Account	\$5,259	---	\$459,088	\$464,347
State Board	\$115,098	---	---	\$115,098
Due From General Fund	---	\$12,291	---	\$12,291
<b>Total Assets</b>	<b>\$998,641</b>	<b>\$706,622</b>	<b>\$1,191,166</b>	<b>\$2,896,429</b>
<b>LIABILITIES</b>				
Accounts Payable	\$32,376	---	\$9,950	\$42,326
Due to Debt Service	\$12,291	---	---	\$12,291
<b>FUND EQUITY:</b>				
Investment in General				
Restricted for Debt Service 2008-2	---	\$706,622	---	\$706,622
Restricted for Capital Projects	---	---	\$371,268	\$371,268
Restricted for Capital Projects	---	---	\$809,948	\$809,948
Unassigned	\$953,974	---	---	\$953,974
<b>Total Liabilities and Fund Equity &amp; Other Credits</b>	<b>\$998,641</b>	<b>\$706,622</b>	<b>\$1,191,166</b>	<b>\$2,896,429</b>

# REMINGTON

## Community Development District

### General Fund

Statement of Revenues & Expenditures  
For Period Ending January 31, 2018

	General Fund Budget	Prorated Budget thru 1/31/18	Actual thru 1/31/18	Variance
<b>Revenues:</b>				
Maintenance Assessments	\$1,137,222	\$1,023,414	\$1,023,414	\$0
Miscellaneous Income	\$5,000	\$1,667	\$1,340	(\$327)
Interest Income	\$1,900	\$633	\$615	(\$18)
<b>Total Revenues</b>	<b>\$1,144,122</b>	<b>\$1,025,714</b>	<b>\$1,025,370</b>	<b>(\$345)</b>
<b>Expenditures:</b>				
<b>Administrative</b>				
Supervisors Fees	\$12,000	\$4,000	\$3,000	\$1,000
FICA	\$918	\$306	\$184	\$122
Engineer	\$10,000	\$3,333	\$2,534	\$800
Attorney	\$30,000	\$10,000	\$9,966	\$34
Annual Audit	\$4,000	\$0	\$0	\$0
Assessment Administration	\$5,000	\$5,000	\$5,000	\$0
Property Appraiser Fee	\$1,000	\$0	\$0	\$0
Management Fees	\$66,583	\$22,194	\$22,194	\$0
Information Technology	\$1,600	\$533	\$533	\$0
Trustee Fees	\$4,500	\$0	\$0	\$0
Dissemination Agreement	\$1,000	\$333	\$333	\$0
Arbitrage Rebate	\$600	\$0	\$0	\$0
Telephone	\$200	\$67	\$0	\$67
Postage	\$1,000	\$333	\$237	\$96
Insurance	\$37,100	\$37,100	\$33,776	\$3,324
Printing and Binding	\$2,000	\$667	\$262	\$405
Newsletter	\$3,300	\$1,100	\$1,080	\$20
Legal Advertising	\$1,500	\$500	\$0	\$500
Office Supplies	\$500	\$167	\$75	\$91
Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Administrative Contingency	\$500	\$167	\$164	\$2
<b>Total Administrative</b>	<b>\$183,476</b>	<b>\$85,975</b>	<b>\$79,514</b>	<b>\$6,461</b>
<b>Maintenance</b>				
<b>Environmental</b>				
Lake Maintenance	\$18,135	\$6,045	\$5,060	\$985
<b>Utilities</b>				
Kissimmee Utility Authority	\$8,740	\$2,913	\$1,880	\$1,033
TOHO Water Authority	\$87,000	\$29,000	\$15,392	\$13,608
Orlando Utilities Commission	\$20,312	\$6,771	\$5,517	\$1,254
Centurylink	\$7,000	\$2,333	\$1,933	\$401
Bright House	\$1,800	\$600	\$508	\$92
<b>Roadways</b>				
Street Sweeping	\$17,005	\$5,668	\$5,080	\$588
Drainage	\$5,000	\$1,667	\$3,756	(\$2,090)
Signage	\$5,000	\$1,667	\$0	\$1,667
<b>Common Area</b>				
Landscaping	\$280,658	\$93,553	\$89,524	\$4,029
Feature Lighting	\$3,000	\$1,000	\$62	\$938
Irrigation	\$20,000	\$6,667	\$1,672	\$4,995
Trash Receptacles & Benches	\$5,000	\$1,667	\$0	\$1,667
Plant Replacement & Bed Enhancements	\$10,000	\$3,333	\$0	\$3,333
Miscellaneous Common Area Services	\$10,000	\$3,333	\$26,956	(\$23,622)
Soccer/Ball Field Maintenance	\$1,000	\$680	\$680	\$0
<b>Recreation Center</b>				
Pool Maintenance	\$20,000	\$6,667	\$2,765	\$3,901
Pool Cleaning	\$7,852	\$2,617	\$2,400	\$217
Pool Permits	\$550	\$0	\$0	\$0
Recreational Center Cleaning	\$14,830	\$4,943	\$4,840	\$103
Recreational Center Repairs & Maintenance	\$10,000	\$3,333	\$1,488	\$1,845
Pest Control	\$672	\$672	\$652	\$20
<b>Subtotal Maintenance</b>	<b>\$553,554</b>	<b>\$185,129</b>	<b>\$170,164</b>	<b>\$14,965</b>

# REMINGTON

## Community Development District

### General Fund Statement of Revenues & Expenditures For Period Ending January 31, 2018

	General Fund Budget	Prorated Budget thru 1/31/18	Actual thru 1/31/18	Variance
<u>Security</u>				
Recreation Center Access	\$4,000	\$1,375	\$1,375	\$0
Security Guard	\$275,209	\$91,736	\$81,862	\$9,875
Gate Repairs	\$11,000	\$3,667	\$4,097	(\$431)
Guard House Cleaning	\$3,278	\$1,093	\$900	\$193
Guard House Repairs and Maintenance	\$4,500	\$1,500	\$117	\$1,383
Gate Maintenance Agreement	\$1,100	\$550	\$550	\$0
<u>Other</u>				
Contingency	\$500	\$167	\$5,734	(\$5,567)
Field Management Services	\$25,894	\$8,631	\$8,631	(\$0)
<b>Subtotal Maintenance</b>	<b>\$325,481</b>	<b>\$108,719</b>	<b>\$103,266</b>	<b>\$5,453</b>
<b>Total Maintenance</b>	<b>\$879,035</b>	<b>\$293,848</b>	<b>\$273,430</b>	<b>\$20,418</b>
<u>Other Sources &amp; Uses</u>				
Transfer Out - Pavement Management	(\$150,000)	\$0	\$0	\$0
Transfer Out - Capital Projects	(\$51,610)	\$0	\$0	\$0
<b>Total Other</b>	<b>(\$201,610)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$1,264,122</b>		<b>\$352,945</b>	
<b>Excess Revenues/(Expenditures)</b>	<b>(\$120,000)</b>		<b>\$672,425</b>	
<b>Fund Balance - Beginning</b>	<b>\$120,000</b>		<b>\$281,549</b>	
<b>Fund Balance - Ending</b>	<b>\$0</b>		<b>\$953,974</b>	

**REMINGTON**  
**Community Development District**

**Series 2008-2**  
**Debt Service Fund**

Statement of Revenues & Expenditures  
For Period Ending January 31, 2018

	Adopted Budget	Prorated Budget thru 1/31/18	Actual thru 1/31/18	Variance
<b>Revenues:</b>				
Special Assessments	\$571,509	\$513,855	\$513,855	\$0
Interest Income	\$400	\$133	\$137	\$3
<b>Total Revenues</b>	<b>\$571,909</b>	<b>\$513,989</b>	<b>\$513,992</b>	<b>\$3</b>
<b>Expenditures:</b>				
Interest Expense 11/01	\$21,800	\$21,800	\$21,800	\$0
Principal 05/01	\$535,000	\$0	\$0	\$0
Interest Expense 05/01	\$21,800	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$578,600</b>	<b>\$21,800</b>	<b>\$21,800</b>	<b>\$0</b>
<b>Excess Revenues/(Expenditures)</b>	<b>(\$6,691)</b>		<b>\$492,192</b>	
<b>Fund Balance - Beginning</b>	<b>\$211,205</b>		<b>\$214,430</b>	
<b>Fund Balance - Ending</b>	<b>\$204,514</b>		<b>\$706,622</b>	

**REMINGTON**  
Community Development District

**Pavement Management**  
Statement of Revenues & Expenditures  
For Period Ending January 31, 2018

	Adopted Budget	Prorated Budget thru 1/31/18	Actual thru 1/31/18	Variance
<b>Revenues:</b>				
Transfer In	\$150,000	\$0	\$0	\$0
Interest Income	\$500	\$167	\$342	\$175
<b>Total Revenues</b>	<b>\$150,500</b>	<b>\$167</b>	<b>\$342</b>	<b>\$175</b>
<b>Expenditures:</b>				
Contingency	\$0	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$150,500</b>		<b>\$342</b>	
<b>Fund Balance - Beginning</b>	<b>\$809,609</b>		<b>\$809,606</b>	
<b>Fund Balance - Ending</b>	<b>\$960,109</b>		<b>\$809,948</b>	



**REMINGTON**  
**Community Development District**

**Capital Projects Fund**  
Statement of Revenues & Expenditures  
For Period Ending January 31, 2018

	Adopted Budget	Prorated Budget thru 1/31/18	Actual thru 1/31/18	Variance
<b>Revenues:</b>				
Transfer In	\$51,610	\$0	\$0	\$0
Interest Income	\$100	\$33	\$59	\$26
<b>Total Revenues</b>	<b>\$51,710</b>	<b>\$33</b>	<b>\$59</b>	<b>\$26</b>
<b>Expenditures:</b>				
Capital Outlay - Contingency	\$10,000	\$3,333	\$0	\$3,333
Capital Outlay - Fitness Equipments	\$10,000	\$3,333	\$0	\$3,333
Capital Outlay - Pressure Washing	\$20,000	\$6,667	\$19,350	(\$12,683)
Capital Outlay -Sidewalk/Roadway Improvements	\$95,000	\$31,667	\$61,245	(\$29,578)
<b>Total Expenditures</b>	<b>\$135,000</b>	<b>\$45,000</b>	<b>\$80,595</b>	<b>(\$35,595)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>(\$83,290)</b>		<b>(\$80,536)</b>	
<b>Fund Balance - Beginning</b>	<b>\$440,946</b>		<b>\$451,803</b>	
<b>Fund Balance - Ending</b>	<b>\$357,656</b>		<b>\$371,268</b>	

**Remington**  
**COMMUNITY DEVELOPMENT DISTRICT**  
 Month by Month Income Statement

Description	Oct-17	Nov-17	Dec-17	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	TOTAL
<b>Revenues:</b>													
Assessments	\$0	\$99,433	\$899,298	\$24,684	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,023,414
Miscellaneous Income	\$380	\$365	\$275	\$320	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,340
Interest Income	\$178	\$133	\$145	\$161	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$615
<b>Total Revenues</b>	<b>\$558</b>	<b>\$99,930</b>	<b>\$899,717</b>	<b>\$25,164</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,025,370</b>
<b>Expenditures:</b>													
<b>Administrative</b>													
Supervisors Fees	\$1,000	\$1,000	\$1,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,000
FICA	\$61	\$61	\$61	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$184
Engineer	\$855	\$826	\$505	\$348	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,534
Attorney	\$2,846	\$2,218	\$3,146	\$1,756	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,966
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Assessment Administration	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Property Appraiser Fee	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management Fees	\$5,549	\$5,549	\$5,549	\$5,549	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$22,194
Information Technology	\$133	\$133	\$133	\$133	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$533
Trustee Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dissemination Agreement	\$83	\$83	\$83	\$83	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$333
Arbitrage Rebate	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Telephone	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Postage	\$48	\$45	\$72	\$72	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$237
Insurance	\$33,776	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$33,776
Printing and Binding	\$94	\$57	\$68	\$43	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$262
Newsletter	\$0	\$540	\$0	\$540	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,080
Legal Advertising	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Office Supplies	\$25	\$2	\$25	\$23	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$75
Dues, Licenses, Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Administrative Contingency	\$41	\$69	\$54	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$164
<b>Total Administrative</b>	<b>\$49,686</b>	<b>\$10,585</b>	<b>\$10,696</b>	<b>\$6,547</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$79,514</b>

**Remington**  
**COMMUNITY DEVELOPMENT DISTRICT**  
 Month by Month Income Statement

Description	Oct-17	Nov-17	Dec-17	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	TOTAL
<b>Maintenance</b>													
Environmental													
Lake Maintenance	\$1,265	\$1,265	\$1,265	\$1,265	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,060
Utilities	\$480	\$521	\$422	\$457	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,880
Kissimmee Utility Authority	\$4,496	\$2,176	\$3,954	\$4,765	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$15,392
TOHO Water Authority	\$1,356	\$1,362	\$1,368	\$1,430	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,517
Orlando Utilities Commission	\$482	\$484	\$223	\$744	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,933
Centurylink	\$127	\$127	\$127	\$127	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$508
Bright House													
Roadways													
Street Sweeping	\$1,270	\$1,270	\$1,270	\$1,270	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,080
Drainage	\$0	\$0	\$3,756	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,756
Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Common Area													
Landscaping	\$22,381	\$22,381	\$22,381	\$22,381	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$89,524
Feature Lighting	\$0	\$0	\$62	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$62
Irrigation	\$538	\$596	\$437	\$101	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,672
Trash Receptacles & Benches	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Plant Replacement & Bed Enhancements	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Miscellaneous Common Area Services	\$16,565	\$17,688	\$490	\$8,133	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$26,956
Soccer/Ball Field Maintenance	\$0	\$0	\$0	\$680	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$680
Recreation Center													
Pool Maintenance	\$1,650	\$0	\$1,025	\$90	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,765
Pool Cleaning	\$600	\$600	\$600	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,400
Pool Permits	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Recreational Center Cleaning	\$1,100	\$1,100	\$1,490	\$1,150	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,840
Recreational Center Repairs & Maintenance	\$370	\$640	\$316	\$162	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,488
Pest Control	\$0	\$652	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$652
Security													
Recreation Center Access	\$0	\$0	\$1,375	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,375
Security Guard	\$20,891	\$21,352	\$20,947	\$18,672	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$81,862
Gate Repairs	\$194	\$3,362	\$0	\$542	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,097
Guard House Cleaning	\$250	\$200	\$200	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$900
Guard House Repairs and Maintenance	\$0	\$0	\$117	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$117
Gate Maintenance Agreement	\$0	\$0	\$0	\$550	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$550
Contingency	\$0	\$0	\$0	\$5,734	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,734
Field Management Services	\$2,158	\$2,158	\$2,158	\$2,158	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,631
<b>Total Maintenance</b>	<b>\$76,173</b>	<b>\$62,013</b>	<b>\$63,983</b>	<b>\$71,261</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$273,430</b>
<b>Other Sources &amp; Uses</b>													
Transfer Out - Pavement Management	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Transfer Out - Capital Projects	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Other</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$125,959</b>	<b>\$72,597</b>	<b>\$74,680</b>	<b>\$79,808</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$352,945</b>
<b>Net Income/ (Loss)</b>	<b>(\$125,302)</b>	<b>\$27,333</b>	<b>\$825,038</b>	<b>(\$54,644)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$672,425</b>

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

<b>SERIES 2008-2, SPECIAL ASSESSMENT REFUNDING BONDS</b>	
INTEREST RATE:	4.00%
MATURITY DATE:	5/1/2019
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE
RESERVE FUND REQUIREMENT	COVERED BY LETTER OF CREDIT
<b>BONDS OUTSTANDING - 9/30/13</b>	<b>\$3,035,000</b>
LESS: PRINCIPAL PAYMENT 5/1/14	(\$455,000)
LESS: PRINCIPAL PAYMENT 5/1/15	(\$475,000)
LESS: PRINCIPAL PAYMENT 5/1/16	(\$495,000)
LESS: SPECIAL CALL 5/1/16	(\$5,000)
LESS: PRINCIPAL PAYMENT 5/1/17	(\$515,000)
<b>CURRENT BONDS OUTSTANDING</b>	<b>\$1,090,000</b>





*This item will be provided under  
separate cover*