

*Remington Community
Development District*

Agenda

May 22, 2018

AGENDA

Remington

Community Development District

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

May 15, 2018

Board of Supervisors
Remington Community
Development District

Dear Board Members:

The Board of Supervisors of the Remington Community Development District will meet **Tuesday, May 22, 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 April 24, 2018 Meeting
- V. 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 Number of Registered Voters – 3,172
 4. Presentation of Qualifying Information and Dates
 5. Field Manager's Report
 6. Security
- VI. Supervisor's Requests
- VII. 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 April 24, 2018 meeting. The minutes are enclosed for your review.

The fifth 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 number of

registered voters within the boundaries of the District. A copy of the letter from the Osceola County Supervisor of Elections is enclosed for your review. Section 4 is the presentation of the qualifying information and dates. A copy of the information is enclosed for your review. Section 5 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 6 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,

A handwritten signature in blue ink, appearing to read 'J. Showe', with a long horizontal flourish extending to the right.

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, April 24, 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	Assistant Secretary
Carl Thilburg	Assistant Secretary
Pam Zaresk	Assistant Secretary
Kenneth Soukup	Supervisor

Also present were:

Jason Showe	District Manager
Leigh Ann Buzyniski	District Counsel
Alan Scheerer	Field Manager
Mark Vincutonis	District Engineer
Eric LaSalle	UPS - Security
Larry Hurley	Resident
Karen Lyons	Resident

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. Showe: I don't have any.

Mr. Perillo: I have one. Does the Attorney review the agenda before we put it out?

Mr. Showe: Yes. Before the agenda is sent out, the Attorney will review it to prepare for the meeting.

Mr. Perillo: Do you have to have one page reviewed by the Attorney, before we can have a meeting?

Mr. Showe: They review the entire agenda package.

Mr. Perillo: So they are reviewing the whole book?

Mr. Brown: Correct.

Mr. Perillo: Okay. I was wondering why they were reviewing the agenda. At the last meeting, we were talking about the pool and Alan said, "*We could just have security lock it at dusk and roving patrol unlock it in the morning before they go home at 6:00 a.m. This is basically for your information and discussion purposes.*" What he was saying was locking the pool would be no problem. The people here would lock it before sundown/dusk, half an hour before, and we open the pool every morning. I want to make a motion to prevent Remington homeowners from being sued for any amount of money, exceeding the present Remington insurance coverage, by unlocking the pool entrance/exit each morning at 6:00 a.m., and locking it every evening half an hour prior to sunset. The reason is that we have insurance, but if some judge comes along for any reason and makes a decision that we have to pay more than we are insured, all of the homeowners share that cost. Do we have 1,190 homeowners in Remington?

Mr. Showe: About 1,800.

Mr. Perillo: If its \$1 million, every homeowner has to pay \$5,000. It's really \$5,600 if you divide 1,800 into \$1 million. All I'm saying is that I want to have a motion to put us in a safer position, so they can't say, "*You should've locked the gate at night.*" My motion is to prevent Remington homeowners from being sued for any amount exceeding the present Remington insurance coverage, unlocking the pool entrance and exit gate at 6:00 a.m. and locking it 30 minutes prior to sunset.

Mr. Brown: Could I make a suggestion?

Mr. Perillo: Yes.

Mr. Brown: Could your motion be to lock and unlock the gate, because nothing we do is going to prevent someone from suing us, if they want to?

Mr. Perillo: Right, but I have no idea what our coverage is. Jason said that we are covered for \$100,000, \$200,000, \$5 million or \$16 million. I don't know.

Mr. Showe: I will provide you with the policy.

Mr. Perillo: Just to clear the air and put us in a better position of somebody saying, "*Well, they should've locked the gate,*" locking the gate puts us in a better position for all of the homeowners. I simply want to lock it at night to put the community in a better position.

Mr. Showe: If I may make a suggestion. With the current rules we have, the pool is open until the sun goes down.

Mr. Scheerer: Its open until sunset.

Mr. Perillo: Then I'll change it to sunset.

Mr. Scheerer: It will cover Daylight Savings Time.

Mr. Brown: So we have a motion to lock the pool at sunset and unlock it in the morning.

Mr. Perillo: You are going to put the wording just as I said it?

Ms. Buzyniski: You were going to modify the first part.

Mr. Brown: The motion is to lock and unlock. Correct?

Mr. Perillo: Yes.

Mr. Brown: If you add this introductory stuff in, we can't prevent someone from suing us. We might prevail in a lawsuit by locking it, but we can't prevent them from suing us.

Mr. Perillo: I know, but all I'm saying is that I want to prevent the Remington homeowners from being responsible for any amount of money exceeding the present assessment. Okay?

Mr. Brown: Is there a problem with a motion like that?

Ms. Buzyniski: I think its superfluous. Your motion should be what action you want the Board to take. That's superfluous language. It's just not necessary. If your motion is locking that gate, that should be the motion.

Mr. Perillo: So the motion is to unlock the gate at 6:00 a.m. and lock it at sunset.

On MOTION by Mr. Perillo, seconded by Mr. Soukup, with Mr. Brown, Mr. Perillo and Mr. Soukup in favor and Mr. Thilburg and Ms. Zaresk dissenting, to lock the pool gate at sunset and unlock it 6:00 a.m., was approved. (Motion Passed 3-2)

Mr. Brown: Is that it?

Mr. Perillo: One last question. Did you get colored copies of the two flyers I gave you?

Mr. Hurley: During my time to speak, I was going to explain the status.

THIRD ORDER OF BUSINESS

Public Comment Period

Mr. Hurley: Larry Hurley, 2616 Keswick Court. One flyer is from Osceola County Solid Waste Management. I did a lot of business with Danny Shaffer when we had our dumpsters here.

I sent him an email, but did not get an answer back, so I called him and left a message. I'm working on getting that. The other flyer is from the Vote Osceola Group. It was for their volunteers. They said that it would be inappropriate for our use, but they would put together something that was more appropriate for the general public. Then they would either print some copies for us at 4 cents a copy or for 3 cents a copy, or they would send me the text and I would see if I could fit it in on a page in the Remington Report. That's what I thought I would do.

Mr. Perillo: Who said it wasn't appropriate?

Mr. Hurley: Read it.

Mr. Perillo: I spoke to the Election Board, before I gave it to you. They gave me the green light. They thought it was a good idea to put it in the newspaper.

Mr. Hurley: I talked to the person who created this.

Mr. Perillo: You better go back and speak to their Board.

Mr. Hurley: She said that this is targeting volunteers to work at the voting booth.

Mr. Perillo: I spoke to them and they are looking for volunteers. That is why I said that I would like to put it in the newspaper.

Mr. Hurley: They weren't looking for volunteers.

Mr. Perillo: Its dual purpose to let everyone know what the election dates are.

Mr. Hurley: That's what she is going to give me.

Mr. Perillo: They are also looking for volunteers. It says it right on there.

Mr. Hurley: It depends on what their target audience is. Are you trying to get people to volunteer to work at the voting stations, or are you trying to get the public to know about how to vote?

Mr. Perillo: Listen to me. There are two things to consider. One is, let all of the people know what the dates of the elections are and what early voting is. The second is if people want to volunteer, go to the County and they will set you up for a class.

Mr. Hurley: I will see what she comes up with and then we will decide. If it is 4 cents a copy, is the CDD willing to pay for 1,688 copies?

Mr. Brown: How much would it cost?

Mr. Perillo: About \$58.

Mr. Showe: Its \$64.

Mr. Brown: Are you all alright with that?

Mr. Perillo: Yes.

Mr. Soukup: I have no problem with that.

Mr. Thilburg: No problem.

Ms. Zaresk: All it is, is \$64?

Mr. Brown: Yes.

Mr. Perillo: Speak to Tammy.

A Resident: There are people to be paid. They are not volunteers.

Mr. Perillo: You volunteer, but you get paid. They are looking for people. They need people. They know the election is going to be very popular and they are looking ahead.

Mr. Hurley: I will do that. I don't know if there will be a cost or whether they will even provide them. I sent an email to Focus' publishing company and asked them if there's a charge to include them in the newsletter. I don't have an answer on that yet, but I am working on it.

Mr. Perillo: You are going to put both of those in the newspaper, loosely or slightly clipped.

Mr. Hurley: That's the way that they put all of the ads in. I couldn't get this in time for the next issue, which comes out mid-May.

Mr. Perillo: You can do the flyers in black and white.

Mr. Hurley: The next issue is in July. For the May issue, it had to be in by April 15.

Mr. Brown: So its past the deadline.

Mr. Perillo: I gave it to you at the last meeting.

Mr. Hurley: I know. I had to write the rest of the newsletter, so I didn't have time to chase these people down more than I already did. It will go in the next newsletter.

Mr. Perillo: I thought you were looking into whether you could get them in color or run them in black and white. That's what you said the last time.

Mr. Hurley: I followed up on this right after the last meeting. This is what the status is. It will go into the July issue, at the earliest. We talked about maybe sending the next one closer to elections, but since you are focusing on volunteers it should go in there a lot sooner than later.

Mr. Perillo: It focuses on two things; letting the people know and opening the door for people to make money.

A Resident: They actually start training in July.

Mr. Hurley: I know. They tell you what the contacts are. When I spoke to them, they said that it did not target letting people know about voting. It was to get volunteers.

Mr. Perillo: That is what it says.

Mr. Hurley: I know, but they made it sound like it's inappropriate for us to do it that way, so we decided to see what else we could do. In addition, it is my understanding from the current parking regulations, that although the original documents said that a homeowner could park or a resident could park on the street for a 30-minute grace period, later on it says that you can park on the street if you are a resident. However, it has come to my attention that there are owners in here who, rather than getting up in the morning and shuffling their cars around, are parking one car on the street, and call in and saying that it's a visitor, but it's the same visitor. It should be a violation under the 30-day non-consecutive rotation of cars. According to my neighbors, they are not getting ticketed.

Mr. Showe: If you provided an address and name, we could follow up with security and make sure that they are enforcing street parking in accordance with the policy.

Mr. Hurley: I can give you the address.

Mr. Showe: Eric is right behind you.

Mr. Hurley: That's all I have; although, I mentioned that I was going to ask the other subdivisions like Windsor Park and Gleneagles, if they wanted to put articles in the newsletter. Windsor Park is going to provide an article. Also, in the May issue, there will be an article from the Principal of PM Wells Charter Academy about school safety, to try to have some variety. Any other ideas anybody has, we will follow up.

Mr. Perillo: He told us at the last meeting that he was going to write an article.

Mr. Brown: Do you have any information about the yard sale?

Mr. Hurley: Yes. There is going to be a yard sale on Saturday from 8:00 a.m. to 4:00 p.m. There will be arrows at all of the entrances off of Remington and Knightsbridge Boulevards that go into the subdivision. We don't bother putting arrows inside of the subdivision anymore, because people move them around and they disappear. Hopefully, there will be no rain. The articles should be in the Gazette and two other publications.

Mr. Perillo: There's a big sign on Lakeshore Drive. Is there one on Partin Settlement Road?

Mr. Showe: Yes.

Mr. Perillo: People have to know about it.

Mr. Hurley: We are informing them two weeks ahead.

Mr. Brown: Thank you. Would anyone else like to speak?

Ms. Lyons: Yes. My name is Karen Lyons and I live at 133 Club Villas Lane. I know that Sal just brought up the point about being sued. Not that it's going to make a difference, but I want to bring up the point, that if someone jumps the fence, goes in and something happens and medical is late in getting in because the fence is blocking them, that could also lead to a lawsuit. I just wanted to throw that out there.

Mr. Brown: Is there anyone else? If not, we will proceed to the minutes.

FOURTH ORDER OF BUSINESS

Approval of Minutes of the March 27, 2018 Meeting

Mr. Brown: We have the minutes of the March 27, 2018 meeting. Does anyone have any changes, additions or deletions? If not, we need a motion to approve.

On MOTION by Mr. Thilburg, seconded by Ms. Zaresk, with all in favor, the Minutes of the March 27, 2018 Meeting, were approved, as presented.

FIFTH ORDER OF BUSINESS

Consideration of 2018-01 Approving the Proposed Budget for Fiscal Year 2019 and Setting a Public Hearing

Mr. Showe: The Resolution does three things. It first approves a Proposed Budget, which is attached behind this Resolution as Exhibit A, sets the public hearing for the Adopted Budget on July 31, 2018 at 6:00 p.m. at the Remington Recreation Center and directs staff to transmit it to the State of Florida, the City of Osceola and the City of Kissimmee, which is required per the Florida Statutes, 60 days in advance of the Adopted Budget. This budget is standard to what you have seen in the past. There's no increase in the assessments with this budget. All of the contracts in your General Fund are level. I don't think that there are outstanding items in your General Fund, which goes through Page 2. Pages 3 through 10, include a line item description of all of those account lines. Wherever possible, we included as much detail, including contract amounts and account numbers for all utilities. That gives you and the residents an idea of how we reached those figures and where they came from. Page 11 is your Pavement Management Fund. At the end of

the fiscal year, we expect to have \$960,000 and \$1.1 million at the end of next year in that fund, for any pavement work that may need to come up in the future. Page 12 is your proposed Capital Projects Fund. Alan and I worked to include some projects that we think are targeted for next fiscal year. We added \$10,000 for any fitness equipment that we need to replace and \$20,000 for pressure washing. Did we identify any specific target?

Mr. Scheerer: I think \$20,000 was what we paid to pressure wash the entire community, which was approved by the Board. There may or may not be a need for it. I think it was well received by the Board and the residents of this community.

Mr. Showe: So we targeted that. We included \$95,000 in sidewalk repairs.

Mr. Scheerer: I thought there were some road improvements.

Mr. Showe: There are minor road improvements. We included \$30,000 for new camera systems at the guardhouse and in this room. It's an estimate at this point, but we feel comfortable that, no matter what, with that \$30,000, we can accommodate it. We also included the new roof for the Recreation Center. Pages 13 and 14 are your Debt Service Funds. This is kind of a mechanical process. I will note that for those who are still paying the 2002 series of bonds, this would be the last year that the bonds will be assessed. We can take any questions or comments that the Board has on the Proposed Budget, as well as the Resolution.

Mr. Brown: How are the cameras working? They put some somewhere and you said that you wanted to give them a while to see how they worked.

Mr. Scheerer: So far so good. I think we are going to have those guys out here quickly.

Mr. Showe: It's a great benefit for both of us to be able to look at those cameras at any point, so if we get a phone call about something that happened at the guardhouse, we can immediately pull the cameras from our phone and look at what's going on there.

Mr. Scheerer: I'm doing it right now. I have four cameras at the main gate in Brevard County, which provides a live shot. If I push playback, it will give you the exact dates marked on a calendar, as to how many days you can go back. If you want to pull a single camera up, you can pull the camera up and zoom. This is the live feed from Melbourne, as we are sitting here. You can see a car coming in. I think the camera system so far is looking good.

Mr. Showe: So far so good. We haven't had any real problems with it yet. I think we want to wait and see if we have a problem, to see how it responds, because that is going to be

important too. At this point, I think we are fairly confident in moving forward with a similar type of system.

Mr. Perillo: Will the camera show the face of the person driving the car?

Mr. Scheerer: You have a camera at each guardhouse, so if anybody comes through the visitor lane, we will get that recognition. Nighttime is different, but as long as we have the lights on outside of the sliding glass doors, I think we have a better chance of getting that recognition. Remember, we have one camera system that is currently down, and there may be an option to replace that if we have to, based on the numbers we are going to get from Convergent. At the gatehouse, in the visitor lane, we have the camera mounted on the wall to see the person that is driving.

Mr. Showe: That was based off of the technology that was available when that system was installed. If the Board wants to make changes to the location, number of cameras, type of camera, what information you are looking for from the camera, we can always talk to the vendor and see what's out there, because there may be better cameras that can do the daytime/nighttime visual recognition. Those systems were installed 10 years ago, so you are dealing with outdated technology.

Mr. Perillo: But the present system worked well when we needed it, right?

Mr. Scheerer: Yes. We have had positive reaction from the Osceola County Sheriff's Office. We worked hand in hand with them. We can actually give them their own login. They wouldn't even need to come out here to look at our camera. I can have a login and security may have one, however the Board wants it set up. Other than the fact that we have one that's completely down, and it's still down, the one that is currently operating, is operating as expected.

Mr. Perillo: You might want to speak to them. Maybe having the face of the driver might be helpful.

Mr. Scheerer: Most of it is license plate recognition, like the make, model, color of the car and the license plate. That's what they are normally looking for.

Mr. Perillo: And the driver.

Mr. Scheerer: They may not see the driver. The gates are open and the visitor lanes are closed during the day, so if they come in during the day and leave, we don't normally get that information from the exit cameras.

Mr. Perillo: We just get the car, not the face.

Mr. Scheerer: That's okay. If they have a license plate and the make, model and number of the car, they can tie that vehicle to a person.

Mr. Perillo: If the car isn't stolen.

Mr. Scheerer: It doesn't matter if it's stolen or not.

Mr. Perillo: I'm recommending that someone speak to the police department and see if the face would be a benefit to them if anything goes wrong.

Mr. Scheerer: Understood.

Mr. Showe: By approving a budget now, you are setting more or less the assessment levels; however, between now and your Adopted Budget, the actuals can change or any other changes that might need to be made, and we have flexibility to move money between any of the account lines, between now and the time that the budget is adopted.

Mr. Brown: Why do we send it to the City of Kissimmee?

Mr. Showe: Its pursuant to the statutes. Every District has a different set of approvals. We have some that go to the City, some that only go to the County, some that go to the State. It depends on how the District was formed.

Mr. Brown: That's strange, unless it's because we are in their City limits.

Mr. Showe: It might be. In the 10 or 12 years that I've been with GMS, we haven't received one comment from any City or County that we have sent these budgets to. I don't know what they do with them, but that is what the Statute says to do to stay in compliance. It's a public record and the requirement that we have for Remington.

Mr. Brown: Are there any other questions? If not, we need a motion to approve.

On MOTION by Mr. Thilburg, seconded by Mr. Soukup, with all in favor, Resolution 2018-01 Approving the Proposed Budget for Fiscal Year 2019 and Setting a Public Hearing for July 31, 2018 at 6:00 p.m. at this location, was adopted.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Buzyniski: I have nothing to report, unless there are any questions.

B. Engineer

Mr. Vincutonis: I have nothing to report.

- **Attorney (Con't)**

Mr. Perillo: The golf course moved the gate on the maintenance road. Do you have any findings?

Ms. Buzyniski: We should check the County records to see if there's anything in the site planning process that might show if there was a gate there.

Mr. Brown: I spoke with Jason about that today.

Mr. Showe: I don't know that it showed a specific gate there, but it does note that this is the access road for the maintenance building.

Mr. Brown: It shows a gate to get into that yard. I don't think that's even there anymore. Is that yard open now?

Mr. Perillo: No. It supposed to have a gate and a fence. The golf course was here before Remington, and I was trying to find out if there was an agreement between the golf course and Remington, because that is a very weak security plan, right now. We have the Partin Settlement and Lakeshore gates. That gate originally was almost up to the street, then they moved it back and now they moved it out. The people who moved it out, were the people who bought the property. Since Hampton Management, which is very well known in the golf industry, took over the golf course maintenance, you can't get into parking lot now. If you drive out in the morning, the parking lot is packed now.

Mr. Brown: I don't think its paved. Is it?

Mr. Showe: No.

Mr. Perillo: Yes.

Mr. Showe: The access road is paved?

Mr. Scheerer: It's a paved road.

Mr. Showe: Maybe according to that special condition, it should've had a gate on it.

Mr. Brown: On the right-of-way line it says, "*Service road entrance shall be 20 feet wide and paved to the gate at the right-of-way (ROW) line.*"

Mr. Thilburg: Which is probably the maintenance building.

Mr. Brown: The fence was originally at the Lakeshore ROW.

Ms. Buzyniski: Right, which is adjacent to the roadways where you have that easement that would allow you to have a boundary feature or wall.

Mr. Showe: If that's a special condition that says it's going to be paved to a gate.

Mr. Brown: Yes, but it doesn't necessarily say that they must have a gate, because the gate was at the ROW.

Mr. Perillo: They said that they are going to have a gate.

Mr. Brown: You have to have paving to the gates.

Mr. Scheerer: It just says that the gate exists.

Mr. Perillo: So they removed the gate.

Mr. Brown: Yes.

Mr. Perillo: Do they have to put it back?

Mr. Brown: I don't know. If it's a condition that they are required to have that gate, then they would have put it back.

Mr. Perillo: I may be wrong, but I suspect when the developer for Remington told the golf course that they wanted to build homes here, there must have been some agreement, because there were no gates. Then a lot of people asked if the community would be gated and the builders decided to put gates in. The gates that they put in were big monstrous gates. I don't know if you remember. You had to hit a key bar and the gate would open, but 50 cars would run through before it closed. That was at Lakeside, right by the store and was known as Phase 1. Phase 2 is where we have the guardhouses now. We decided at that time to have guards at the gate at night, but that was much later. Regarding the maintenance gate, we have to find out if an agreement stating that a gate should be placed on their maintenance road and stay there permanently.

Mr. Brown: To my knowledge, the only agreement that we have with the golf course is for maintenance purposes.

Mr. Showe: Correct.

Mr. Brown: I don't think that speaks to that gate anywhere.

Mr. Perillo: You have to go through all the paperwork.

Mr. Showe: We have to go through the District records.

Mr. Brown: If there were an agreement between us and them, we would have that agreement, not the County, because the County would've brokered that agreement. It would've been between us and the golf course.

Mr. Perillo: Yes, it would be, but they had to file it somewhere.

Mr. Brown: Mr. Clark would've filed it, because he was our attorney.

Ms. Buzyniski: Right. I didn't see anything in the public records, other than the boundary line, but there's nothing else in the public record that we are aware of.

Mr. Brown: The original gates had less to do with security and more to do with marketing at the time, because the developers realized that gated communities were selling better than non-gated communities.

Mr. Perillo: I agree, but the Board decided to lock it up at night, because the road belongs to the County. We maintain it. Maybe they will put the gate back.

Mr. Brown: There might be something in that CDP that says they are required to have the gate.

Mr. Showe: I didn't see anything that required a gate. The only thing that I saw was that special condition "*The road shall be paved to a gate.*" Whether that determines that the gate has to be there because it's a special condition or not, I'm not sure, but I will get you an answer.

Mr. Perillo: Well, the road is paved now past the maintenance area, almost to the second community. Behind the maintenance shack there's water and then there's the next community. If you follow that road, you can almost drive to the next community besides Club Villas. Someone could drive straight through, but we have to be able to get access to it.

Mr. Brown: Yes.

A. District Manager's Report

1. Approval of Check Register

Mr. Showe: In the General Fund, we have Checks #5615 through #5634, in the amount of \$48,600.29. In the Capital Projects Fund, we have Check #45, in the amount of \$2,380, and March Payroll, in the amount of \$918.80, for a grand total of \$51,899.09. Alan and I can answer any questions or comments from the Board.

Mr. Perillo: On the bottom of the Page 1, why did it cost \$130 to install a gate latch on the playground and install construction tape for \$525?

Mr. Scheerer: The gate latch was to repair the playground gate and install a new gate latch. This was back in January. The construction tape was to close off the open areas that were being used for the new crosswalks. Berry and his crew had to do a lot of work on these new crosswalk locations.

Mr. Soukup: Like barricades?

Mr. Scheerer: Yes. He had barricades and other material out there, because there was a concern that people might step off of the sidewalk. I think Carl brought that to our attention and Berry came out here and took care of it.

Mr. Perillo: That's all I have. I was just questioning the installation date. That was a good explanation.

On MOTION by Ms. Zaresk, seconded by Mr. Soukup, with all in favor, the Check Register and March Payroll totaling \$51,899.09, was approved.

2. Balance Sheet and Income Statement

Mr. Showe: No action is required by the Board. Most of your account lines are falling in line with what we expect or better. Your assessments are about 90% collected. We will probably receive the rest when tax certificates come in.

3. Field Manager's Report

Mr. Scheerer: I don't have a lot to report. The Amenity and Fitness Centers are in good shape. The pool and wading pool are working well. We talked about the DVR for the Partin Settlement Road Gate. We are still waiting on that. The ponds are in good shape. We continue to meet with REW on a weekly basis. Irrigation inspections are ongoing. I received a phone call from Ron at Toho, a couple of weeks ago, to inform me that we are permitted to return to our normal wet checks. If you recall, last month I reported that they told me to stop the testing, but we are good to go on that going forward. New annuals were installed. Palm trees were trimmed and Pine straw was installed. Next month they will start doing their normal tree work that they do every year. We continue to work on the sidewalks. Chet has all of the trash cans that we are going to be replacing. We have some that are missing and damaged. Based on a request by Mr. Hurley, we checked all of the monument lights. Additional light fixtures are on order. We will get those installed as quickly as possible. Other than that, most of the monuments are lit. A depression formed behind a storm inlet in the Crown Ridge subdivision near 101 Thornbury. They have it taped off for now. It's on the back of the curb, between the sidewalk and the curb. We contacted All Terrain. They are going to come out and dig to see if it's just a bad grout joint on the top of

the inlet. It's the same problem as what we had in Glen Eagles a couple of months ago. That's what we are working on right now.

Mr. Perillo: Are they going to trim all of the trees?

Mr. Scheerer: They are going to do their normal annual lifting of all CDD trees.

Mr. Perillo: When you are coming in from Lakeshore, you can see the crosswalk posts but not the signs.

Mr. Scheerer: We have that and a couple of other areas that were brought to my attention. I think John told me that they are going to start that in May. We normally do that right before hurricane season.

Ms. Zaresk: What is the cost of the trash can?

Mr. Scheerer: \$120 each.

Ms. Zaresk: I wondered if the Board ever considered maybe putting some additional trash cans in. They are few and far between.

Mr. Scheerer: We added a few at the request of the Board. I think Larry brought up or maybe security, about the ones that we installed, between the basketball and tennis courts. I think we have about a total of 16 in the community. If there's a location that doesn't have one, like Club Villas, we would be happy to put them in.

Ms. Zaresk: When I walk in the mornings, I pick up trash that I see. I have no specific recommendation now. I just wanted to know what they cost.

Mr. Scheerer: When you are out on your walk, let us know. I think we have a trash can line item.

Mr. Brown: Didn't we start out with four? That was all we did originally.

Mr. Scheerer: I don't know. When I got here, there wasn't but a handful here and then we slowly installed them down the Boulevard in Knightsbridge because of all the dog walkers. We installed one or two at the Amenity Center. If the Board would like, or you have a specific location, we can certainly facilitate that.

Mr. Brown: How many dog stations do we have?

Mr. Scheerer: We don't have a lot of dog stations. Windsor Park has one. I know that there's one here by the parking lot, where people are walking their dogs. I think there are six dog stations in the community. At the end of Knightsbridge, we have one down by the end of the big lake by the borrow pit.

Mr. Brown: I think the basketball players use them. I was tearing down basketball hoops on a Sunday and it was covered with water bottles.

Mr. Scheerer: I think the recommendation was to have that additional trash. I think it helped. I'm not here on Monday morning.

Mr. Brown: There is still a lot of trash, but not like it was at one point. When the new sign was installed, the contractor left the cutoff post to the old one in the ground on Knightsbridge. Did they finally remove it?

Mr. Scheerer: I think they took it out of there. I drove through there this afternoon and I was told that the post was removed. I will double check before I go. It should've been removed.

Mr. Brown: When I drove in one day, they were trying to get it out. The next day the sign was in and it's still there and I thought they gave up.

Mr. Scheerer: It was a temporary post. They put in a temporary sign and the replacement sign is up. I will double check when I leave today, but I'm sure that post is gone. It doesn't keep people from parking there.

Mr. Brown: Are there any other questions? Not hearing any,

4. Security

Mr. LaSalle: This past month, the Partin Settlement Road Gate had 22,032 entries, versus 9,996 at the East Lakeshore Boulevard Gate. 52 vehicles were tagged and there was 1 repeat offender with 1 attempted tow.

Mr. Perillo: Were there any tows?

Mr. LaSalle: No.

Mr. Perillo: In the past, I presented where one week they would be in the mornings, one week in the afternoon and one week in the night. I will try to find that.

Mr. Scheerer: They do that now.

Mr. Perillo: Does security patrol morning, night or afternoons?

Mr. Showe: Two days a week, they do a random daytime patrol.

Mr. Scheerer: It's still happening.

Mr. Perillo: I haven't seen any tows in the last two or three months.

Mr. Scheerer: They are still doing it.

Mr. Brown: It's not a bad thing. We didn't do the rules just to tow people. We just wanted to clean them up the streets.

Mr. Perillo: Somebody said that they are coming out and people are moving their cars around. The same people are doing it. They were there this morning and now they are gone.

Mr. Scheerer: They are doing random patrolling in the daytime, but we still do our normal evening patrols, from 6:00 p.m. to 6:00 a.m.

Mr. Perillo: Maybe we need to concentrate on the problem areas.

Mr. Scheerer: Larry is going to share that information with Eric.

Mr. Showe: That is the same thing that happens if a resident calls us and says that there is a problem in their neighborhood. We get it right to security and they will go out and check it.

Mr. Perillo: I haven't heard of any tows for about three months. We were getting four tows a month for a while.

Mr. Showe: I'm hoping that means folks are complying.

Mr. Brown: Ultimately, we don't want any tows.

Mr. Perillo: I agree, but I don't want any complaints either.

Mr. Scheerer: We are getting complaints.

Mr. Showe: With 1,800 homes, if you are only getting a couple of complaints, you are doing pretty well.

Mr. Perillo: But he had 52 tagged vehicles.

Mr. Showe: That's standard.

Mr. LaSalle: At the beginning of the year, there were a lot of new faces. They are still learning the rules.

Mr. Thilburg: How many people were on the violation list?

Mr. LaSalle: 650.

Mr. Showe: What about repeat offenders.?

Mr. LaSalle: There should be around 90 repeat offenders.

Mr. Showe: By policy, those on the Repeat Offenders List are only on there for a year, so when that last warning goes away, they come off of the list, if it's been a year.

Mr. LaSalle: If they are on the Repeat Offenders List, they can't call in and ask permission to have guests park on the street.

Mr. Showe: If that car is still called in as a guest, it is in compliance with the policy.

Mr. LaSalle: It has to be a guest car.

Mr. Showe: We have no way of identifying them.

Mr. Brown: That is why we approved the seven days per month policy.

Mr. Scheerer: If they call in the same car seven times within a month, we ticket.

Mr. Hurley: Apparently in this case they are rotating them.

Mr. Brown: I doubt very seriously that we can ever find enough legislation to keep somebody from finding a loophole somewhere.

Mr. Hurley: People are getting away with it.

Mr. Scheerer: We will catch them eventually.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Brown: Ms. Zaresk?

Ms. Zaresk: I have none. Thank you.

Mr. Brown: Sal?

Mr. Perillo: Nothing.

Mr. Brown: Mr. Soukup?

Mr. Soukup: The only thing I have is on the monument lights. I request, as we go forward, that we switch to LEDs.

Mr. Scheerer: We are.

Mr. Soukup: Perfect.

Mr. Brown: Mr. Thilburg?

Mr. Thilburg: Nothing.

Mr. Brown: In the budget we have roof repairs. Will this roof make it through a hurricane?

Mr. Scheerer: I hope so. We don't have any leaks now. It looks ugly, but it's working.

Mr. Perillo: We have insurance, so we can save money.

Mr. Scheerer: If we can do it sooner than later, we will.

Mr. Brown: I just wondered if you had somebody come out and look at it.

Mr. Scheerer: Someone came out and inspect the roof. Its holding well, but it just looks bad.

Mr. Showe: Because it's in your Capital Projects Fund, you could technically authorize us to do that project right now. You have the funds set aside. We try to be efficient and try not to

replace something before its absolutely necessary. If it ever becomes an issue and we need to do it, we can pull the trigger.

Mr. Scheerer: We just know that we can't call Don Schmidt because he is about a year out.

Mr. Showe: We will authorize it as soon as it comes imperative that we do it.

EIGHTH ORDER OF BUSINESS

Adjournment

Mr. Brown adjourned the meeting.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION V

SECTION C

SECTION 1

Remington Community Development District

Summary of Invoices

April 17, 2018 to May 14, 2018

Fund	Date	Check No.'s	Amount
General Fund	4/20/18	5635-5639	\$ 25,137.83
	4/30/18	5640-5643	\$ 1,600.00
	5/9/18	5644	\$ 8,062.79
	5/11/18	5645-5652	\$ 49,570.94
	5/14/18	5653-5655	\$ 1,844.77
			\$ 86,216.33
Payroll	<u>April 2018</u>		
	Brian K. Brown	50719	\$ 184.70
	Carl R. Thilburg	50720	\$ 184.70
	Kenneth R. Soukup	50721	\$ 164.70
	Pamela M. Zaresk	50722	\$ 184.70
	Salvatore A. Perillo	50723	\$ 200.00
			\$ 918.80
			\$ 87,135.13

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT	#
4/20/18	00304	3/20/18	332-4125	201803	320-53800-53300			JAC REPLC LETTER MONUMENT	*	191.40		
4/20/18	00304	3/20/18	332-4125	201803	320-53800-53300			INSTALLATION	*	160.00		
4/20/18	00127	4/10/18	263413	201803	310-51300-31100			FASTSIGNS SOUTH ORLANDO PROF ENGINEER SRVCS MAR18	*	537.50		351.40 005635
4/20/18	00251	4/17/18	724044	201804	320-53800-46300			HANSON, WALTER & ASSOCIATES, INC. IRIGATION RPRS 4/13/18	*	494.90		537.50 005636
4/20/18	00125	4/13/18	319812	201804	320-53800-46500			REW LANDSCAPE CORP LIFE RING	*	197.90		494.90 005637
4/20/18	00296	4/13/18	319812	201804	320-53800-46500			THROW LINE WHITE 60' ROPE	*	46.00		
4/20/18	00296	3/29/18	7809613	201802	320-53800-34500			SPIES POOL LLC SECURITY 2/23/18-2/28/18	*	3,871.40		243.90 005638
4/20/18	00290	3/29/18	7809613A	201803	320-53800-34500			SECURITY 3/1/18-3/29/18	*	19,638.73		
4/30/18	00290	4/24/18	4248	201804	320-53800-53300			UNIVERSAL PROTECTION SERVICE LP INSTALL NEW SIGN/REINSTAL	*	130.00		23,510.13 005639
4/30/18	00303	5/01/18	W1075	201805	320-53800-34800			BERRY CONSTRUCTION INC. MTHLY SRVC FEE LAKE SHORE	*	110.00		130.00 005640
4/30/18	00282	5/01/18	W1075	201805	320-53800-34800			MTHLY SRVC FEE SET PARTIN	*	110.00		
4/30/18	00282	4/20/18	18-3457	201804	320-53800-46700			WI-PAK CLUBHOUSE 4/1/18-4/7/18	*	250.00		220.00 005641
4/30/18	00282	4/20/18	18-3457	201804	320-53800-46700			CLUBHOUSE 4/8/18-4/14/18	*	250.00		
4/30/18	00282	4/20/18	18-3457	201804	320-53800-46700			CLUBHOUSE 4/15/18-4/21/18	*	250.00		
4/30/18	00282	4/20/18	18-3457	201804	320-53800-46700			CLUBHOUSE 4/22/18-4/28/18	*	250.00		
4/30/18	00282	4/20/18	18-3457	201804	320-53800-46700			CLUBHOUSE 4/29/18-4/30/18	*	50.00		

REMININGTON CDD - GENERAL FUND
 BANK A REMINGTON CDD - GF

CHECK DATE VENDOR# INVOICE DATE YRMO DPT ACCT# SUB SUBCLASS VENDOR NAME STATUS AMOUNT

CHECK DATE	VENDOR#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
4/20/18	18-3457	201804 320-53800-35000	201804	320	53800	35000		GUARDHOUSE CLEAN 4/3/18	*	50.00	
4/20/18	18-3457	201804 320-53800-35000	201804	320	53800	35000		GUARDHOUSE CLEAN 4/10/18	*	50.00	
4/20/18	18-3457	201804 320-53800-35000	201804	320	53800	35000		GUARDHOUSE CLEAN 4/17/18	*	50.00	
4/20/18	18-3457	201804 320-53800-35000	201804	320	53800	35000		GUARDHOUSE CLEAN 4/24/18	*	50.00	

WESTWOOD INTERIOR CLEANING INC. 1,250.00 005642

4/30/18	00168	5/01/18 336	201805	310	51300	34000		MANAGEMENT FEES MAY18	*	5,548.58	
5/01/18	336	201805 310-51300-34100	201805	310	51300	34100		INFO TECHNOLOGY MAY18	*	133.33	
5/01/18	336	201805 310-51300-31300	201805	310	51300	31300		DISSEMINATION FEE MAY18	*	83.33	
5/01/18	336	201805 310-51300-51000	201805	310	51300	51000		OFFICE SUPPLIES	*	24.57	
5/01/18	336	201805 310-51300-42000	201805	310	51300	42000		POSTAGE	*	40.30	
5/01/18	336	201805 310-51300-42500	201805	310	51300	42500		COPIES	*	74.85	
5/01/18	337	201805 320-53800-12000	201805	320	53800	12000		FIELD MANAGEMENT MAY18	*	2,157.83	
5/01/18	336	201805 310-51300-34000	201805	310	51300	34000		MANAGEMENT FEES MAY18	V	5,548.58	
5/01/18	336	201805 310-51300-34100	201805	310	51300	34100		INFO TECHNOLOGY MAY18	V	133.33	
5/01/18	336	201805 310-51300-31300	201805	310	51300	31300		DISSEMINATION FEE MAY18	V	83.33	
5/01/18	336	201805 310-51300-51000	201805	310	51300	51000		OFFICE SUPPLIES	V	24.57	
5/01/18	336	201805 310-51300-42000	201805	310	51300	42000		POSTAGE	V	40.30	
5/01/18	336	201805 310-51300-42500	201805	310	51300	42500		COPIES	V	74.85	
5/01/18	337	201805 320-53800-12000	201805	320	53800	12000		FIELD MANAGEMENT MAY18	V	2,157.83	

GOVERNMENTAL MANAGEMENT SERVICES .00 005643

5/09/18	00168	5/01/18 336	201805	310	51300	34000		MANAGEMENT FEES MAY18	*	5,548.58	
5/01/18	336	201805 310-51300-34100	201805	310	51300	34100		INFO TECHNOLOGY MAY18	*	133.33	
5/01/18	336	201805 310-51300-31300	201805	310	51300	31300		DISSEMINATION FEE MAY18	*	83.33	

REMI -REMININGTON - BPEREGRINO

CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	DFT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT
5/01/18	336	201805	310	51300	51000				*	24.57	
5/01/18	336	OFFICE SUPPLIES								40.30	
5/01/18	336	POSTAGE							*	74.85	
5/01/18	337	COPIES							*	2,157.83	
5/01/18	337	FIELD MANAGEMENT MAY18									
5/11/18	00093	4/30/18	169220	201804	320	53800	47100	GOVERNMENTAL MANAGEMENT SERVICES	*	1,265.00	8,062.79 005644
5/11/18	00082	5/01/18	15764	201804	310	51300	31500	AQUATIC PLANT MGMT APR18	*	1,612.00	1,265.00 005645
5/11/18	00133	4/26/18	30748	201805	310	51300	42600	APPLIED AQUATIC MANAGEMENT, INC.	*	540.16	1,612.00 005646
5/11/18	00005	4/24/18	6-160-45	201804	310	51300	42000	CLARK & ALBRAUGH, LLP	*	21.69	540.16 005647
5/11/18	00251	5/01/18	724102	201805	320	53800	46200	NEWSLETTER - MAY18	*	22,380.99	21.69 005648
5/11/18	00291	5/01/18	4330	201805	320	53800	46400	FOCUS	*	2,050.00	
5/11/18	00125	4/18/18	320012	201805	320	53800	46500	FEDEX	*	600.00	24,430.99 005649
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	REW LANDSCAPE CORP	*	1,250.76	
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	POOL MAINTENANCE MAY18	*	89.95	
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	ROBERTS POOL SERVICE AND REPAIR INC	*	720.00	600.00 005650
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	CHEMICAL CONTROLLER MAY18	*	338.00	
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	POOL LED BULB/INSTALL	*	1,147.95	1,147.95 005651
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	POOL BULK BLEACH	*	1,250.76	
5/11/18	00296	4/26/18	7879537	201803	320	53800	34500	SPIES POOL LLC	*		

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	...CHECK... AMOUNT	#
5/14/18	00290	4/26/18	7879537A	201804	320-53800-34500			UNIVERSAL PROTECTION SERVICE LP	*	18,702.39	19,953.15	005652
5/14/18	00290	4/18/18	4245	201804	320-53800-53300			NO PARKING SIGNS	*	625.00		
5/14/18	00251	5/04/18	724142	201804	320-53800-46300			BERRY CONSTRUCTION INC.	*	326.11	625.00	005653
5/04/18	724143	201804	320-53800-46300					IRRIGATION RPRS 4/20/18	*	299.21		
5/08/18	724154	201805	320-53800-46300					IRRIGATION RPRS 4/27/18	*	206.95		
5/14/18	00125	4/02/18	319431	201804	320-53800-46500			REW LANDSCAPE CORP	*	387.50	832.27	005654
								230 BULK BLEACH				
								SPIES POOL LLC			387.50	005655

TOTAL FOR BANK A 86,216.33
 TOTAL FOR REGISTER 86,216.33

SECTION 2

Remington

Community Development District



Unaudited Financial Reporting
April 30, 2018

Presented by:



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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
April 30, 2018

	Governmental Fund Types			Totals 2018
	General Fund	Debt Service Fund	Capital Projects Fund	
ASSETS				
Cash				
Operating Account	\$759,883	---	---	\$759,883
Pavement Management	---	---	\$350,906	\$350,906
Capital Projects Fund	---	---	\$278,390	\$278,390
Investments				
Series 2008-2				
Revenue	---	\$726,840	---	\$726,840
Operations				
Custody Account	\$5,275	---	\$459,315	\$464,590
State Board	\$115,618	---	---	\$115,618
Due From General Fund	---	\$25,598	---	\$25,598
Total Assets	\$880,777	\$752,438	\$1,088,611	\$2,721,825
LIABILITIES				
Accounts Payable	\$25,328	---	---	\$25,328
Due to Debt Service	\$25,598	---	---	\$25,598
FUND EQUITY:				
Investment in General				
Restricted for Debt Service 2008-2	---	\$752,438	---	\$752,438
Restricted for Capital Projects	---	---	\$278,390	\$278,390
Restricted for Capital Projects	---	---	\$810,220	\$810,220
Unassigned	\$829,851	---	---	\$829,851
Total Liabilities and Fund Equity & Other Credits	\$880,777	\$752,438	\$1,088,611	\$2,721,825

REMINGTON

Community Development District

General Fund

Statement of Revenues & Expenditures
For Period Ending April 30, 2018

	General Fund Budget	Prorated Budget thru 4/30/18	Actual thru 4/30/18	Variance
Revenues:				
Maintenance Assessments	\$1,137,222	\$1,137,222	\$1,113,992	(\$23,230)
Miscellaneous Income	\$5,000	\$2,917	\$2,640	(\$277)
Interest Income	\$1,900	\$1,108	\$1,152	\$44
Total Revenues	\$1,144,122	\$1,141,247	\$1,117,784	(\$26,463)
Expenditures:				
<u>Administrative</u>				
Supervisors Fees	\$12,000	\$7,000	\$7,000	\$0
FICA	\$918	\$536	\$428	\$107
Engineer	\$10,000	\$5,833	\$3,281	\$2,552
Attorney	\$30,000	\$17,500	\$15,873	\$1,627
Annual Audit	\$4,000	\$0	\$0	\$0
Assessment Administration	\$5,000	\$5,000	\$5,000	\$0
Property Appraiser Fee	\$1,000	\$704	\$704	\$0
Management Fees	\$66,583	\$38,840	\$38,840	\$0
Information Technology	\$1,600	\$933	\$933	\$0
Trustee Fees	\$4,500	\$4,500	\$4,337	\$163
Dissemination Agreement	\$1,000	\$583	\$583	\$0
Arbitrage Rebate	\$600	\$450	\$450	\$0
Telephone	\$200	\$117	\$0	\$117
Postage	\$1,000	\$583	\$420	\$163
Insurance	\$37,100	\$37,100	\$33,776	\$3,324
Printing and Binding	\$2,000	\$1,167	\$510	\$657
Newsletter	\$3,300	\$1,925	\$1,620	\$305
Legal Advertising	\$1,500	\$875	\$0	\$875
Office Supplies	\$500	\$292	\$150	\$142
Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Administrative Contingency	\$500	\$292	\$164	\$127
Total Administrative	\$183,476	\$124,404	\$114,246	\$10,159
<u>Maintenance</u>				
<u>Environmental</u>				
Lake Maintenance	\$18,135	\$10,579	\$8,855	\$1,724
<u>Utilities</u>				
Kissimmee Utility Authority	\$8,740	\$5,098	\$3,244	\$1,854
TOHO Water Authority	\$87,000	\$50,750	\$17,186	\$33,564
Orlando Utilities Commission	\$20,312	\$11,849	\$9,439	\$2,410
Centurylink	\$7,000	\$4,083	\$3,124	\$959
Bright House	\$1,800	\$1,050	\$888	\$162
<u>Roadways</u>				
Street Sweeping	\$17,005	\$9,920	\$8,255	\$1,665
Drainage	\$5,000	\$2,917	\$7,468	(\$4,552)
Signage	\$5,000	\$2,917	\$1,561	\$1,356
<u>Common Area</u>				
Landscaping	\$280,658	\$163,717	\$156,667	\$7,050
Feature Lighting	\$3,000	\$1,750	\$342	\$1,408
Irrigation	\$20,000	\$11,667	\$3,258	\$8,409
Trash Receptacles & Benches	\$5,000	\$2,917	\$0	\$2,917
Plant Replacement & Bed Enhancements	\$10,000	\$5,833	\$2,788	\$3,046
Miscellaneous Common Area Services	\$10,000	\$5,833	\$30,451	(\$24,617)
Soccer/Ball Field Maintenance	\$1,000	\$1,535	\$1,535	\$0
<u>Recreation Center</u>				
Pool Maintenance	\$20,000	\$11,667	\$6,079	\$5,588
Pool Cleaning	\$7,852	\$4,580	\$4,200	\$380
Pool Permits	\$550	\$0	\$0	\$0
Recreational Center Cleaning	\$14,830	\$8,651	\$9,324	(\$673)
Recreational Center Repairs & Maintenance	\$10,000	\$5,833	\$1,867	\$3,967
Pest Control	\$672	\$672	\$652	\$20
Subtotal Maintenance	\$553,554	\$323,817	\$277,181	\$46,636

REMINGTON

Community Development District

General Fund Statement of Revenues & Expenditures For Period Ending April 30, 2018

	General Fund Budget	Prorated Budget thru 4/30/18	Actual thru 4/30/18	Variance
<u>Security</u>				
Recreation Center Access	\$4,000	\$3,652	\$3,652	\$0
Security Guard	\$275,209	\$160,539	\$144,317	\$16,221
Gate Repairs	\$11,000	\$6,417	\$4,757	\$1,659
Guard House Cleaning	\$3,278	\$1,912	\$1,500	\$412
Guard House Repairs and Maintenance	\$4,500	\$2,625	\$2,440	\$185
Gate Maintenance Agreement	\$1,100	\$550	\$550	\$0
<u>Other</u>				
Contingency	\$500	\$292	\$5,734	(\$5,442)
Field Management Services	\$25,894	\$15,105	\$15,105	(\$0)
Subtotal Maintenance	\$325,481	\$191,091	\$178,055	\$13,035
Total Maintenance	\$879,035	\$514,908	\$455,236	\$59,672
<u>Other Sources & Uses</u>				
Transfer Out - Pavement Management	(\$150,000)	\$0	\$0	\$0
Transfer Out - Capital Projects	(\$51,610)	\$0	\$0	\$0
Total Other	(\$201,610)	\$0	\$0	\$0
Total Expenditures	\$1,264,122		\$569,482	
Excess Revenues/(Expenditures)	(\$120,000)		\$548,302	
Fund Balance - Beginning	\$120,000		\$281,549	
Fund Balance - Ending	\$0		\$829,851	

REMINGTON
Community Development District

Series 2008-2
Debt Service Fund
Statement of Revenues & Expenditures
For Period Ending April 30, 2018

	Adopted Budget	Prorated Budget thru 4/30/18	Actual thru 4/30/18	Variance
<u>Revenues:</u>				
Special Assessments	\$571,509	\$571,509	\$559,335	(\$12,175)
Interest Income	\$400	\$233	\$474	\$240
Total Revenues	\$571,909	\$571,743	\$559,808	(\$11,935)
<u>Expenditures:</u>				
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
Total Expenditures	\$578,600	\$21,800	\$21,800	\$0
Excess Revenues/(Expenditures)	(\$6,691)		\$538,008	
Fund Balance - Beginning	\$211,205		\$214,430	
Fund Balance - Ending	\$204,514		\$752,438	

REMINGTON
Community Development District

Pavement Management
Statement of Revenues & Expenditures
For Period Ending April 30, 2018

	Adopted Budget	Prorated Budget thru 4/30/18	Actual thru 4/30/18	Variance
<u>Revenues:</u>				
Transfer In	\$150,000	\$0	\$0	\$0
Interest Income	\$500	\$292	\$615	\$323
Total Revenues	\$150,500	\$292	\$615	\$323
<u>Expenditures:</u>				
Contingency	\$0	\$0	\$0	\$0
Total Expenditures	\$0	\$0	\$0	\$0
Excess Revenues/(Expenditures)	\$150,500		\$615	
Fund Balance - Beginning	\$809,609		\$809,606	
Fund Balance - Ending	\$960,109		\$810,220	

REMINGTON
Community Development District

Capital Projects Fund
Statement of Revenues & Expenditures
For Period Ending April 30, 2018

	Adopted Budget	Prorated Budget thru 4/30/18	Actual thru 4/30/18	Variance
<u>Revenues:</u>				
Transfer In	\$51,610	\$0	\$0	\$0
Interest Income	\$100	\$58	\$90	\$32
Total Revenues	\$51,710	\$58	\$90	\$32
<u>Expenditures:</u>				
Capital Outlay - Contingency	\$10,000	\$5,833	\$0	\$5,833
Capital Outlay - Fitness Equipments	\$10,000	\$5,833	\$0	\$5,833
Capital Outlay - Pressure Washing	\$20,000	\$11,667	\$24,550	(\$12,883)
Capital Outlay - Sidewalk/Roadway Improvements	\$95,000	\$55,417	\$148,953	(\$93,537)
Total Expenditures	\$135,000	\$78,750	\$173,503	(\$94,753)
Excess Revenues/(Expenditures)	(\$83,290)		(\$173,413)	
Fund Balance - Beginning	\$440,946		\$451,803	
Fund Balance - Ending	\$357,656		\$278,390	

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
Revenues:													
Assessments	\$0	\$99,433	\$899,298	\$24,684	\$20,935	\$18,662	\$50,981	\$0	\$0	\$0	\$0	\$0	\$1,113,992
Miscellaneous Income	\$380	\$365	\$275	\$320	\$300	\$480	\$520	\$0	\$0	\$0	\$0	\$0	\$2,640
Interest Income	\$178	\$133	\$145	\$161	\$163	\$180	\$193	\$0	\$0	\$0	\$0	\$0	\$1,152
Total Revenues	\$558	\$99,930	\$899,717	\$25,164	\$21,399	\$19,321	\$51,694	\$0	\$0	\$0	\$0	\$0	\$1,117,784
Expenditures:													
Administrative													
Supervisors Fees	\$1,000	\$1,000	\$1,000	\$0	\$2,000	\$1,000	\$1,000	\$0	\$0	\$0	\$0	\$0	\$7,000
FICA	\$61	\$61	\$61	\$0	\$122	\$61	\$61	\$0	\$0	\$0	\$0	\$0	\$428
Engineer	\$855	\$826	\$505	\$348	\$210	\$538	\$0	\$0	\$0	\$0	\$0	\$0	\$3,281
Attorney	\$2,846	\$2,218	\$3,146	\$1,756	\$2,241	\$2,054	\$1,612	\$0	\$0	\$0	\$0	\$0	\$15,873
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	\$704	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$704
Management Fees	\$5,549	\$5,549	\$5,549	\$5,549	\$5,549	\$5,549	\$5,549	\$0	\$0	\$0	\$0	\$0	\$38,840
Information Technology	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$0	\$0	\$0	\$0	\$0	\$933
Trustee Fees	\$0	\$0	\$0	\$0	\$4,337	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,337
Dissemination Agreement	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$0	\$0	\$0	\$0	\$0	\$583
Arbitrage Rebate	\$0	\$0	\$0	\$0	\$450	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$450
Telephone	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Postage	\$48	\$45	\$72	\$72	\$78	\$47	\$58	\$0	\$0	\$0	\$0	\$0	\$420
Insurance	\$33,776	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$33,776
Printing and Binding	\$94	\$57	\$68	\$43	\$98	\$55	\$96	\$0	\$0	\$0	\$0	\$0	\$510
Newsletter	\$0	\$540	\$0	\$540	\$0	\$540	\$0	\$0	\$0	\$0	\$0	\$0	\$1,620
Legal Advertising	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Office Supplies	\$25	\$2	\$25	\$23	\$24	\$25	\$26	\$0	\$0	\$0	\$0	\$0	\$150
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
Total Administrative	\$49,686	\$10,585	\$10,896	\$8,547	\$16,028	\$10,085	\$8,618	\$0	\$0	\$0	\$0	\$0	\$114,246

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
<u>Maintenance</u>													
Environmental													
Lake Maintenance	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$0	\$0	\$0	\$0	\$0	\$8,855
Utilities													
Kissimmee Utility Authority	\$480	\$521	\$422	\$457	\$500	\$468	\$396	\$0	\$0	\$0	\$0	\$0	\$3,244
TOHO Water Authority	\$4,496	\$2,176	\$3,954	\$4,765	\$479	\$449	\$866	\$0	\$0	\$0	\$0	\$0	\$17,186
Orlando Utilities Commission	\$1,356	\$1,362	\$1,368	\$1,430	\$1,255	\$1,321	\$1,347	\$0	\$0	\$0	\$0	\$0	\$9,439
Centurylink	\$482	\$484	\$223	\$744	\$223	\$745	\$223	\$0	\$0	\$0	\$0	\$0	\$3,124
Bright House	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$0	\$0	\$0	\$0	\$0	\$888
Roadways													
Street Sweeping	\$1,270	\$1,270	\$1,270	\$1,270	\$1,270	\$1,270	\$635	\$0	\$0	\$0	\$0	\$0	\$8,255
Drainage	\$0	\$0	\$3,756	\$0	\$0	\$3,712	\$0	\$0	\$0	\$0	\$0	\$0	\$7,468
Signage	\$0	\$0	\$0	\$0	\$0	\$806	\$755	\$0	\$0	\$0	\$0	\$0	\$1,561
Common Area													
Landscaping	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$0	\$0	\$0	\$0	\$0	\$156,667
Feature Lighting	\$0	\$0	\$62	\$0	\$0	\$280	\$0	\$0	\$0	\$0	\$0	\$0	\$342
Irrigation	\$538	\$596	\$437	\$101	\$202	\$264	\$1,120	\$0	\$0	\$0	\$0	\$0	\$3,258
Trash Receptacles & Benches	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Plant Replacement & Bed Enhancements	\$0	\$0	\$0	\$0	\$2,788	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,788
Miscellaneous Common Area Services	\$16,565	\$1,768	\$490	\$8,658	\$770	\$855	\$2,200	\$0	\$0	\$0	\$0	\$0	\$30,451
Soccer/Ball Field Maintenance	\$0	\$0	\$0	\$680	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,335
Recreation Center													
Pool Maintenance	\$1,650	\$0	\$1,025	\$90	\$860	\$674	\$1,779	\$0	\$0	\$0	\$0	\$0	\$6,079
Pool Cleaning	\$600	\$600	\$600	\$600	\$600	\$600	\$600	\$0	\$0	\$0	\$0	\$0	\$4,200
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	\$1,125	\$2,309	\$1,050	\$0	\$0	\$0	\$0	\$0	\$9,324
Recreational Center Repairs & Maintenance	\$370	\$640	\$316	\$292	\$50	\$199	\$0	\$0	\$0	\$0	\$0	\$0	\$1,867
Pest Control	\$0	\$652	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$652
<u>Security</u>													
Recreation Center Access	\$0	\$0	\$1,375	\$0	\$0	\$2,277	\$0	\$0	\$0	\$0	\$0	\$0	\$3,652
Security Guard	\$20,891	\$21,352	\$20,947	\$22,782	\$18,754	\$20,889	\$18,702	\$0	\$0	\$0	\$0	\$0	\$144,317
Gate Repairs	\$194	\$3,362	\$0	\$542	\$220	\$220	\$220	\$0	\$0	\$0	\$0	\$0	\$4,757
Guard House Cleaning	\$250	\$200	\$200	\$250	\$200	\$200	\$200	\$0	\$0	\$0	\$0	\$0	\$1,500
Guard House Repairs and Maintenance	\$0	\$0	\$117	\$0	\$217	\$2,106	\$0	\$0	\$0	\$0	\$0	\$0	\$2,440
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	\$2,158	\$2,158	\$2,158	\$0	\$0	\$0	\$0	\$0	\$15,105
Total Maintenance	\$76,173	\$62,013	\$63,983	\$76,026	\$55,443	\$65,574	\$56,024	\$0	\$0	\$0	\$0	\$0	\$455,236
<u>Other Sources & Uses</u>													
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
Total Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Expenditures	\$125,859	\$72,597	\$74,680	\$84,573	\$71,472	\$75,659	\$64,642	\$0	\$0	\$0	\$0	\$0	\$569,482
Net Income/(Loss)	(\$125,302)	\$27,333	\$825,038	(\$59,409)	(\$50,073)	(\$56,338)	(\$12,948)	\$0	\$0	\$0	\$0	\$0	\$548,302

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

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

SECTION 3



MARY JANE ARRINGTON
OSCEOLA COUNTY SUPERVISOR OF ELECTIONS

April 17, 2018

Ms. Lauren Vanderveer
Administrative Assistant
Remington Community Development District
135 W. Central Blvd.
Suite 320
Orlando, FL 32801

RE: Remington Community Development District – Registered Voters

Dear Ms. Vanderveer:

Thank you for your letter of April 12, 2018 requesting confirmation of the number of registered voters within the Remington Community Development District as of April 15, 2018.

The number of registered voters within the Remington CDD is 3,172 as of April 15, 2018.

If I can be of further assistance please contact me at 407.742.6000.

Respectfully yours,

Mary Jane Arrington
Supervisor of Elections

RECEIVED
APR 19 2018

BY: _____

Vote
Osceola

SECTION 4

2018 SPECIAL DISTRICTS QUALIFYING PROCEDURE

Florida Statute 99.061

All special district candidates shall qualify by paying a filing fee of \$25.00 or by the petition process pursuant to Florida Statute 99.095. Notwithstanding Florida Statute 106.021, a Special District candidate who does not collect contributions and whose only expense is the filing fee or signature verification fee is not required to appoint a campaign treasurer or designate a primary campaign depository.

Candidates who WILL NOT incur election expenses or contributions will do the following:

1. If you choose to file by petition method, you need to collect 25 signatures of qualified electors in the district.
Petitions must be submitted by Noon on May 21, 2018.
2. Qualifying begins at Noon on June 18 and ends at Noon on June 22, 2018. To qualify you must present the items listed below (all items MUST be received by the end of the qualifying period):
 - Form I – Statement of Financial Interest
 - Loyalty Oath/Oath of Candidate
 - The amount of \$25.00 for your qualifying fee.
 - Candidates filing by the petition method are not required to pay the qualifying fee, however, will be charged .10 for each petition card viewed.

Candidates who WILL incur election expenses or contributions will do the following:

1. File Appointment of Campaign Treasurer/Designation of Campaign Depository (open campaign account). This may be completed at any time prior to qualifying, but MUST be completed by the time you qualify.
2. Read Chapter 106 of the Florida Statutes, and submit a Statement of Candidate.
3. If you choose to file by petition method, you need to collect 25 signatures of qualified electors in the district.
Petitions must be submitted by Noon on May 21, 2018.
4. Qualifying begins at Noon on June 18 and ends at Noon on June 22, 2018. To qualify you must present the items listed below (all items MUST be received by the end of the qualifying period):
 - Form I – Statement of Financial Interest
 - Loyalty Oath/Oath of Candidate
 - Check for \$25.00, from your campaign account made payable to the Supervisor of Elections, for your qualifying fee. NO CASH WILL BE ACCEPTED.
 - Candidates filing by the petition method are not required to pay the qualifying fee, however, will be charged .10 for each petition card viewed.

SECTION 5

*This item will be provided under
separate cover*