

*Remington Community
Development District*

Agenda

October 24, 2017

AGENDA

Remington

Community Development District

135 W. Central Blvd., Suite 320, Orlando, FL 32801
Phone: 407-841-5524 – Fax: 407-839-1526

October 17, 2017

Board of Supervisors
Remington Community
Development District

Dear Board Members:

The Board of Supervisors of the Remington Community Development District will meet **Tuesday, October 24, 2017 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 September 26, 2017 Meeting
- V. Consideration of Agreement with Berger, Toombs, Elam, Gaines & Frank for Auditing Services
- 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
 - i. Presentation of Bids for Sidewalk/Crosswalks
 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.

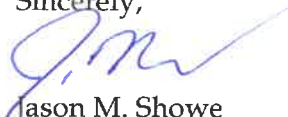
The fourth order of business is the approval of minutes from the September 26, 2017 meeting. The minutes are enclosed for your review.

The fifth order of business is the consideration of agreement with Berger, Toombs, Elam, Gaines & Frank for auditing services. A copy of the agreement is 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 1 of Section 3 will be the presentation of bids for the sidewalk/crosswalk project. A copy of the bids are enclosed for your review. 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, September 26, 2017 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
Kenneth Soukup	Supervisor
Pam Zaresk	Assistant Secretary

Also present were:

Jason Showe	District Manager
Leigh Ann Buzyniski	District Counsel
Alan Scheerer	Field Manager
Mark Vincutonis	HWA
William Bassetti	UPS
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

There were no modifications to the agenda.

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 around three minutes.

Mr. Hurley: Mr. Larry Hurley, 2616 Keswick Court. There is a light down on Remington Boulevard. Nobody is picking up the parts. I believe OUC handles that. Why do the

CDD and HOA just sit around and let those pieces of glass sit there and nobody does anything until they get to us?

Mr. Scheerer: We are not just sitting around. We notified OUC about the lights.

Mr. Hurley: I'm concerned about the glass sitting there.

Mr. Scheerer: Its plastic. I'm pretty sure that most of them are plastic.

Mr. Hurley: Then why did they shatter like glass?

Mr. Scheerer: I don't have a place to store them, but we can pick them up. They are on the MSTU with the County, so whatever poles need to be replaced, will fall to OUC.

Mr. Hurley: I have another topic. There seems to be some confusion about who is picking up storm waste. There are massive branches and trees. If you read the documents from the County, it sounds like the County is coming in here. If you have storm waste, you are supposed to put it by the curb, not in the street, but you have to wait until they collect it. It could be months before this happens. Meanwhile, the grass underneath is going to die. You can talk to Waste Management. If you follow their rules and you bundle it in bags, and the branches are no longer than 4 feet long, Waste Management will pick it up; whereas with the County, you can't put leaves in bags. Is that what everybody understands to be the case?

Mr. Scheerer: That's my understanding.

Mr. Brown: They should pick it up. There is a third option if you have a truck. They just opened a new site up at Archie Gordon and BVL Parks. This is probably the closest that you can take stuff and drop it off for free.

Mr. Hurley: That's nice to know. I've seen some big piles continue to get bigger, and people are going to start throwing their regular weekly garbage onto these piles. I wanted to know what the Board thinks, because people asking me and I want to know the proper response.

Mr. Perillo: They said on the news that it may be possible to collect all debris by Christmas. So, there's your answer.

Mr. Hurley: My concern is that it's going to take months.

Mr. Perillo: Complain to the County. They have so much to do that it might not be until Christmas. It's not that nothing will be done, but it may be done.

Mr. Hurley: I called the Osceola County Disaster Response number and spoke to someone who was very knowledgeable and helpful. She told me what I just shared with you and

that's when I thought that I had a good answer. I hate when people ask me something and I give them a bad answer, because that doesn't help. It makes me part of the problem.

Mr. Brown: So the County started on the west side, because it had more debris than this side.

Mr. Hurley: That's what she said was going to happen.

Mr. Brown: We are mid-way, considering if they go all the way to the east side.

Mr. Hurley: We are towards the north of the County.

Mr. Brown: They started around Reunion and ChampionsGate, because there was a lot of debris over there. Couldn't REW do anything?

Mr. Scheerer: REW was backed up. Their grapple truck was in use. They are going to be here on Thursday and Friday to finish up. It could be 30 days before they could get back here.

Mr. Brown: That still might be faster.

Mr. Scheerer: It may be. I am meeting with John on Friday. That's our normal meeting day. I have a call into Yellowstone, which handles Reunion and the ChampionsGate area. Obviously, we have a lot of damage and we will see if we can find somebody to go through the neighborhoods one time. We have a property in Brevard County that did that, but residents kept throwing their stuff out there like the pickup was going to be a weekly occurrence. They gave us a price to come through one time to pick up landscape debris only. If it's a reasonable price and the Board wants to incur that cost, obviously, that's your decision, but I just received the request yesterday.

Mr. Hurley: Regarding the parking problem, the HOA is approving the widening of a driveway with pavers, as long as its professionally done, and it doesn't go beyond the outside width of the garage. When cars are parked there, it takes up the entire front yard. If you widen it, the curtain would also be widened. When I widened my driveway, I took everything out, but now I understand that the County doesn't allow you to remove the curb against the sidewalk. After Karen did hers, she didn't do her curtain at all, because she said that they weren't going to allow that. Did you know that the Building Department allows homeowners to widen the curtain area?

Mr. Brown: I don't know.

Mr. Hurley: If an owner wants to widen their driveway, I am hearing that the CDD has no problem with that, but I heard that the Building Department had a problem with it, and that's

why Karen didn't do hers. They didn't have a problem when I did mine. I called the Building Department and came to the CDD meeting and obtained CDD approval.

Mr. Brown: I don't know that they would have a problem if you were doing pavers.

Ms. Boucher: Ms. Wanda Boucher, 2721 Corybrooke Lane. The HOA doesn't allow the widening of a driveway or the skirt. People do it illegally.

Mr. Perillo: Why don't you go to the County and sit down with somebody who will tell you exactly what you can and cannot do?

Mr. Brown: I can find out an answer for you. That's an easy enough answer to find out. I don't know the answer offhand.

Mr. Hurley: When I did mine, I went to the County and they said that they didn't care. I didn't get anything in writing. No one would give me anything in writing that said whether they cared or not.

Mr. Brown: My suspicion is that they don't care, because it's not a County maintained road. I can see them caring if it was a County maintained road, like Indian Wells, because they have some restrictions in what they can do, but I doubt they care in here.

Mr. Scheerer: As far as the parking lot, we allow people to park on the apron, because they don't have anywhere else to park, as long as they don't have a wheel on the sidewalk, wheel in the curb or a wheel on the grass. As a matter of fact, when we first allowed that years ago, I heard in Orlando that they don't allow that. If you park there, you will get a ticket, but in Osceola County, it's not illegal to park there. That's why we always allowed it.

Mr. Hurley: Do a lot of people do it?

Mr. Perillo: The majority of them do.

Mr. Hurley: That's all I have. Thank you!

Ms. Kleindorfer: Ms. Gina Kleindorfer, 2689 Willow Glen Circle. I have a question about the Partin Settlement Road Gate. Has anyone said anything about how its open sporadically on the resident side?

Mr. Brown: I think Alan can address that.

Mr. Scheerer: At the last Board meeting, we indicated that the telephone entry devices at the Lakeshore Park and Partin Settlement Gates were out of date. We couldn't get repair parts for them. They couldn't be updated. Between the last meeting and the hurricane, ACT came out and installed new software and hardware at both gates. What happened was, we didn't know

until a lot of trial and error, that not all resident's barcodes were installed. They came back out on Friday and pulled all of that out. They returned it to their shop in Orlando and re-downloaded everything. To my knowledge, with the exception of what happened at Lakeshore over the weekend, I have not received had any calls from Security that the resident gate was not working. That was on Saturday. On Saturday night, Security called me and said that the gate was at a 45-degree angle. ACT was not able to get back to me. They are still dealing with a lot of hurricane damage to equipment, so when I came on duty today, I opened up the operator and found a tear in a fuse. I replaced the fuse and the operator is now working. I disconnected the wiring so I that could circumvent the schedule that's in place. I test the gate annually, and I am going to have Security check it. Hopefully we are good to go until Spectrum comes out to install our two Static IPs, so we can handle all of the information remotely. I had them personally come here and download that information. The first time they didn't get it all, so they went back to the shop and did a thorough download, so hopefully its working now. The problem is that when the gates aren't working, you don't who's going through the gate. You don't want to just let anybody in. We direct everybody to the visitor's gate. Unfortunately, the Partin Settlement Road Gate is the worst because it's the busiest.

Ms. Zaresk: You mentioned barcoding. For those that don't have a barcode, that's been done.

Mr. Scheerer: That's separate. The operator is a box. That box has the same switch settings, as the remote. The telephone answering device deals specifically with the barcodes. It's not easy on the officers either. We apologize. Unfortunately, everything that's new, comes with trial and error. Hopefully we can get the Static IP in and remotely start dealing with these problems, not have somebody come onsite, with the exception of the actual operators failing or not working properly.

Mr. Hurley: Are you still getting a lot of requests for barcodes?

Mr. Scheerer: Yes.

Mr. Hurley: The address for the CDD website was not in the instructions. There's only a telephone number, so they can call Stacie.

Mr. Showe: We prefer that they fill out the appropriate form and get it to the right place. Sometimes they will just come down to our office with incorrect paperwork or forms. We would

like for them to talk to the people at the office first, so we can make sure that the process and rules are followed.

Mr. Hurley: I suggested that they bring the forms here.

Mr. Scheerer: What we will normally do is talk to them over the phone and direct them to the website.

Mr. Hurley: Your website. The address to your website wasn't in my documents.

Mr. Brown: Anyone else?

Mr. Davis: Mr. William Davis, 423 Janice Kay Place. I've lived here for a year. Like Gina, I'm concerned about the parking. I was wondering if there could be more of an easy flow for the gate, because it takes 30 minutes to get to the gate. Like I said I'm new, but it should be a lot smoother. When I drove up to the other entrance, it took me just as long. It's even worse when you try to turn in to the gate. When I first came in and experienced the problem, I didn't find out until I was already by the barcode reader, so I have to cut someone off to get to my house. There are certainly alternatives when your gate is down that you guys can implement to make the flow a lot easier for the residents.

Mr. Scheerer: When did you move here?

Mr. Davis: I closed in December and moved here in February.

Mr. Scheerer: Before that, Mr. Perillo worked with our engineering firm to come up with a cost-effective way to widen that road to where we now have two lanes that come in for the barcodes. The problem is when the barcode scanner is down, the Security Guards are directed to block that lane off, direct everybody through the visitor lane and they have to handwrite everyone that comes into the visitor lane.

Mr. Davis: I have a clicker and barcodes. If you have a barcode on your car, especially when the gate is down, would it be more effective if the guard actually looked at the barcode.

Mr. Scheerer: A lot of people have barcodes. How do we know that it's a Remington barcode?

Mr. Davis: Maybe the barcodes could say "Remington resident".

Mr. Perillo: We widened the road about a year ago, and this was the first incident with a storm. There's your answer.

Mr. Davis: There should be something in place in case this happens again.

Mr. Perillo: You just wait in line for Security to straighten it out.

Mr. Davis: Again, I'm a resident here and own property. I've only been here for a year.

Mr. Perillo: You should've been here before. The line used to go back to where Partin Settlement Road merges into one lane. We go out of our way to make it convenient for residents.

Mr. Davis: There are other alternatives.

Mr. Perillo: Like what?

Mr. Davis: There should be an alternative if there's an issue with the gate.

Mr. Brown: When I come in on Lakeshore, there is always a big line. I'm okay with sitting in the line, but what I'm not okay with is the line going out into the road. When I lived outside of D.C. and the toll road backed up into 28, they opened the gates and let people go through, because it was a safety issue. Bill was doing that. It backed up into Lakeshore and he just opened the gates and let people go through. When they got to four cars, he closed the gate. I'm okay with them doing that.

Mr. Scheerer: We can do that if you give us that direction.

Mr. Brown: I'm okay with doing that because we have cameras, so we are still getting their license plates. I'm glad that Bill was doing it, because something would've happened on Lakeshore if he didn't do it.

Mr. Perillo: We had a woman here last month that was complaining because the guard quit and there was no one at the gate. She said that her Homeowners Insurance won't be paid if anything happened. If you have a convenience and an electronics system goes down, you put up with it for one night. What are we supposed to do? Does everything have to work 1,000%?

Mr. Brown: There's a difference in putting up with it, and it becoming a safety hazard when it goes out into the road.

Mr. Perillo: There was a safety hazard when there was only one entry here.

Mr. Brown: Oh no, I agree. I thought they should have done it then.

Mr. Perillo: That went on for years and people put up with it.

Mr. Thilburg: I agree with your suggestion. I think it should be up to the Security Guard. If people are impeding the highway, let them in and then when it quiets down, put the gate back down.

Mr. Perillo: What do you do with the people who complain about the Security Guard letting them in?

Mr. Brown: We will deal with that when it happens.

Mr. Perillo: There is a contingency plan if that happens.

Mr. Showe: If this is the direction from the Board and I get a phone call, I have no problem saying that this is what the Board directed and we would be happy to take a look at it at the next meeting. I don't think you guys are making a permanent decision. It's not a rule change.

Mr. Perillo: It's been the first time, since we widened the road, that the gate didn't work.

Mr. Bassetti: My name is Mr. William Bassetti, and I am the Security Supervisor at Remington. In answer to your question, if that lane is down, it's not receiving your information and we have to write everything down.

Mr. Davis: I understand your job, but being in that line for so long, will cause backups all the way to Partin Settlement Road. You have people waiting to turn left into Remington, which poses a big safety hazard. There has to be a way to make that flow differently. I get that you did a lot to help align that road and I give you credit for that. When things like this happen to that gate, it's going to break down again.

Mr. Showe: If Security talks to Alan and says, "Hey we are having a problem, the gates just went down", we can start letting traffic flow more rapidly.

Mr. Scheerer: Whether the gates are down or not, it's not impossible to have two lanes of traffic backed up to Partin Settlement Road. If we start getting traffic impeding Lakeshore or Partin Settlement Road and it becomes a safety issue, the Board is comfortable with Security opening the gates and allowing traffic to flow, until such time as it is safe to regulate entry into Remington without any problems.

Mr. Bassetti: I agree.

Mr. Perillo: When they do that, do we take the driver's picture and license plate number?

Mr. Scheerer: Every license plate is captured coming in. There are no facial recognition cameras at Remington, especially in the evening, with the exception of the visitor lane. The visitor lane has a camera on the face of the guardhouse, so when you show up as a visitor, and they write your information down, that camera is right there. If you open the gate lane, you are not capturing anything, because you are just asking Security to get traffic to a point where they can control the flow without problems on either of the two major roadways. We do capture the license plates of cars coming in and exiting the community. We normally get requests for them

from the Sheriff's Office, asking for assistance. If the license plate is not listed on the log, we have video footage. They are looking for that vehicle and the license plate, so they can tie a plate to the car to get to the criminal. We do capture that and I think Mr. Thilburg mentioned that.

Mr. Davis: Even if the gate is up?

Mr. Scheerer: Yes, all day, 24/7. We have a DVR system and we will be coming back to the Board at some point, to change our camera system, to where we can access it any time, night or day. Right now, we are looking at about a week to 10 days to view the data, because of the amount of vehicle traffic. We have a DVR and the hard drive is only so big. For older data, the date and time drops off. We have a week to 10-day window to capture any information, which is typically enough time, should an incident arise, especially when we deal with the Sheriff's Office.

Mr. Perillo: The Sheriff goes through the data and picks the people up.

Mr. Scheerer: Absolutely.

Mr. Showe: If the Board is comfortable with that direction, we will go ahead and do it. If there's a problem, we can bring it back to the Board.

Mr. Scheerer: We will have our Security Officers note in their gate log, if the gate is broken, due to a safety issue.

Mr. Brown: Is there anything else? If not, we will proceed with the agenda.

FOURTH ORDER OF BUSINESS

Approval of Minutes of the August 29, 2017 Meeting

Mr. Showe: The minutes were provided as part of your agenda package. We can take any corrections or changes, at this time.

Mr. Perillo: On Page 19, at the bottom of the page, "*spot*" should be "*stop*" and "*hands in your life*" should be "*life in your hands*". On Page 23, there is the statement "*Even the numbers coming through the gate have diminished quite a bit, except for fight night*". What is fight night?

Mr. Scheerer: There was a big boxing event on Pay-Per-View.

Mr. Brown: A lot of people had parties for it.

On MOTION by Ms. Zaresk, seconded by Mr. Thilburg, with all in favor, the August 29, 2017 meeting minutes, were approved, as amended.

FIFTH ORDER OF BUSINESS

Discussion of Parking Enforcement on ROW Swale

Mr. Showe: This is a follow-up from the last agenda. I presented you with a memo from District Counsel.

Ms. Buzyniski: At the last meeting, I was asked to do some research and get back with the Board, as to whether the Board has the authority to tow a vehicle from District owned property, which is the strip between the sidewalk and the street. We did that. There was a question about delegating the responsibility for towing to the HOAs. The memo outlines that. Our conclusion is, while the District has the legal authority to tow from that area, our concern is that the District doesn't want to undertake any maintenance responsibility. The conclusion is that it's probably the most prudent, since you have the ability to delegate that to an HOA, to enter into an agreement to allow the HOAs to tow from that area. In fact, there is an agreement with Glen Eagles.

Mr. Showe: There are agreements with Glen Eagles and Windsor Park.

Ms. Buzyniski: So there's a precedent for that. I have copies of the agreement if anyone would like a copy.

Mr. Brown: I don't need one, unless someone else wants one.

Mr. Perillo: If the CDD allows the HOAs to tow, they are going to have to work very closely with Security. Do they call our towing company or their own?

Mr. Brown: They can use the same towing company, but they would have to have their own agreement. They would have to follow State Statutes.

Mr. Perillo: Then they would be responsible if they towed somebody off of the apron. If they dug up the apron, the HOAs have the responsibility to repair that area.

Mr. Brown: They would have to discuss that amongst themselves.

Mr. Showe: In the agreements that we have with Windsor Park and Glen Eagles, they indemnified the District for any damages and for any wrongful towing that may have occurred. We are delegating that authority, so we are not involved in that process.

Ms. Buzyniski: There's a requirement for them to maintain the proper insurance.

Mr. Perillo: I was thinking about this entire situation. What would be the ramifications if we took over all of the roads and made them private? If we make all of the roads in the community private, and we operate the same way, anyone can drive through during the day and at 7:00 p.m., we put the gates down and you must be identified to come in. What expenses do we incur? Are we responsible for the sewers or drains?

Mr. Scheerer: We are responsible for the stormwater system throughout the community, as well as the roads.

Mr. Perillo: So there would be no additional responsibility if the roads are private and no additional cost to the community?

Mr. Brown: I believe, and I'm sure District Counsel will correct me if I'm wrong, but I believe what we have to do is to dissolve the CDD and sell the roads to the HOA.

Mr. Showe: Per the Florida Statutes, you can only give CDD infrastructure to another public entity, likely the County in this case, and they would have to be willing to take the roads.

Mr. Perillo: Right now the roads are maintained by us.

Mr. Showe: Correct.

Mr. Perillo: Who currently owns the roads?

Ms. Buzyniski: The CDD, but they are public roads.

Mr. Brown: They are paid for with public funds.

Mr. Perillo: They are not public roads, because if they were, we could tow somebody immediately.

Ms. Buzyniski: You would have to vacate the property. The right-of-way (ROW) to the centerline, belongs to the owner. In this case, you must vacate part of the ROW.

Mr. Perillo: So we cannot make the roads private in any manner.

Mr. Showe: That's correct.

Mr. Scheerer: Not without great expense.

Ms. Buzyniski: We determined that bond funds were spent and we would need bondholder approval.

Mr. Showe: Correct. There are still bonds outstanding, to help pay for construction and maintenance of the road, as part of the bond issuance.

Mr. Perillo: But that ends in two years. After that, what would be the ramifications?

Mr. Showe: Per the Florida Statutes, you still have to give the infrastructure to another public entity, and they must to be willing to accept responsibility.

Mr. Perillo: I don't understand why the CDD would have to give it away.

Mr. Showe: By definition, we are a Governmental entity, so it is a public road by definition, because we own it. The only way that we can give it to somebody else, would be to give it to another public entity and they would have to accept it.

Mr. Scheerer: Basically, we cannot privatize the road.

Mr. Showe: Correct.

Mr. Perillo: Can we give it to the HOAs?

Mr. Brown: An HOA is not a public entity.

Mr. Showe: You would have to give it to an organization like the County, and I would be willing to bet that they are not going to accept it.

Mr. Perillo: I guess it is my responsibility to work with the County and see what they say. If we are going to make these roads private, we wouldn't have to warn anybody about parking anymore. You just tow them the first time around. We have towing problems year-after-year.

Mr. Thilburg: Club Villas is a private road and they have to give no warning.

Ms. Zaresk: Yes, we do, according to the HOA rules.

Mr. Perillo: When did they change that?

Mr. Thilburg: It's always been there.

Mr. Brown: Is everyone okay if we table this issue?

Mr. Showe: At this point, the memo is for your information. If you want to think about it, that's your option. You have the information, so you can, at least, make an informed decision at some point, should you choose to do so. No action is needed.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2017-09 Designating Primary Public Records Office, Public Records Custodian and Home Venue

Mr. Showe: This Resolution was drafted by District Counsel. I think it's mostly mechanical, at this point.

Ms. Buzyniski: It is. What precipitated this was Senate Bill 80, which was passed by the Legislature. The District is already in compliance by having this on your website.

Mr. Showe: We added some additional language to your website to comply.

Ms. Buzyniski: Because the Statute was changed, dealing with a public records request, if you don't have this information displayed, then you are responsible for attorney's fees and the other party doesn't have to give you notice of the public request, if you don't have this information.

On MOTION by Mr. Thilburg, seconded by Ms. Zaresk, with all in favor, Resolution 2017-09 Designating Primary Public Records Office, Public Records Custodian and Home Venue, was adopted.

Mr. Showe: We have a link on your website for public records requests. It has the same language that's listed here, so we are in full compliance with the Statutes, but this formalizes all of that.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being no report, the next item followed.

B. Engineer

Mr. Vincutonis: We finished up the plans for all of the roadway crossings, including one at the Clubhouse. We sent the plans to four different contractors, a week or so ago, and are waiting for prices. Hopefully, we will receive something in the next week or so, and I will provide it to Jason to forward to the Board before the next meeting.

C. District Manager's Report

1. Approval of the Check Register

Mr. Showe: The Board received the Check Register. In your General Fund, we have Checks 5463 through 5480, in the amount of \$112,200.60. Out of the Pavement Management Fund, we have \$4,840 and August Payroll for \$734.10, for a grand total of \$117,774.70. Alan and I can answer any questions.

On MOTION by Mr. Soukup, seconded by Mr. Thilburg, with all in favor, the Check Register and August Payroll totaling \$117,774.70, was approved.

2. Balance Sheet and Income Statement

Mr. Showe: No action is required by the Board on this item. It is for the Board's information. We are in good shape with our assessments, as we collected more than 100%.

3. Field Manager's Report

Mr. Scheerer: I want to start by thanking the Board for all that they do, by giving us all of the resources that we need. I want to thank Security for staying on duty for as long as they could, prior to the storm, REW Landscaping for all of their efforts, as well as Staff. There was a lot of planning prior to the storm. All of the storm drains were checked, pool furniture was removed and gate arms were removed. Security closed the gates down as quickly as possible. Post storm, there were restrictions on travel; however, Mr. Brown was at the Emergency Operations Center (EOC) and I was out assessing the property. On Tuesday, REW came out to remove trees and keep the roadways and pedestrian crossways safe. They have been working diligently over the last couple of weeks, to try to get all of these trees and debris moved. Coming up this week, REW will be here Thursday. On Friday, we have a number of stumps still in place. Those stumps will be removed. We are not going to replace trees or consider any tree replacement at this time. We are going to sod those areas in, and at some point in time, we may come back and look at some of these trees. It depends on whether the Board wants to do it. There are also a lot of trees down in the conservation easement. We are going to be cutting and removing the Brazilian Peppers in due time. Please understand that they are still doing cleanups in communities throughout the State. Behind Southpointe, there's a leaning Palm tree. Right now, it's not causing any problems and we will get to that. If we can save the tree, we will; if not, we will just remove it and deal with replacements later. As far as damage to the community, overall, I don't think we had a lot of problems. We had some minor water intrusion in the Security Office, which we will address. You will notice the nice brick wall modification that was made by the school. That work will start this week. Obviously, we will have some landscape to replace. We had some issues with the gate system. I don't know how much was storm related, or because it was a brand new system. ACT was at the Lakeshore Gate, on Friday and Saturday. On Saturday night, I received a call that the gate arm wasn't working. I fixed that

today by replacing a fuse. So far so good. Bill will let me know if there are any long-term effects. The pool was serviced by Raul's Pool Service, prior to the storm. GMS had staff out here. We put all of the pool furniture in here, with Patrick's help, and removed the gate arms. Even though the pool furniture was put back, the pool could not be opened until it was determined by the pool provider that it was safe to use. We had some damage to the vac covers, which Steve's Pools came out and repaired relatively quickly. As far as I know, we had no other issues with the pool, or with the operation of the swimming pool, which was good. The cameras are all working; however, some timers and cameras had to be reset in the Guardhouse because we did lose power for a period of time. I haven't heard from anyone that we had any ponding of water or blocked storm drains. At some point in the next 30 to 60 days, we will be opening up all manhole covers and re-inspecting them, just to make sure that nothing is sitting in there that we don't want. The irrigation system was turned back on for irrigation inspections. We are still doing sidewalk repairs. Last week, we repaired a handful of sidewalk panels in Strathmore. As you know, the Board approved an additional amount of funds in the Capital Fund for sidewalk improvements, starting on October 1. We are going to be going through neighborhood-by-neighborhood, to address any replacement sidewalks, removal of tree roots or grinding of any sidewalk panels. Again, I appreciate everybody's efforts. I think communication was good, pre and post storm. As far as I know, we came out of this a lot better than we had anticipated. I can answer any questions you might have.

Mr. Brown: You addressed one thing that I was going to recommend. Regarding some of the fallen trees, at least one was 3 feet from a light pole. I don't think we should put those back. I spent a long time looking for a Master Tree Plan. They have no idea how many trees are supposed to be there. Some of them were planted stupidly.

Mr. Scheerer: I don't know if the light pole or tree came first, but its problematic. Even in new developments today, street lights were put in after the trees were planted. 20 years later you are dealing with the Sycamores and Maples. We are not looking to replace anything. We are still in cleanup mode right now. I know somebody said that it may be December before debris gets picked up. We will work on that. We can find a private contractor that is reasonable that can come through here within the next 30 days. We will get that information back to the Board and see how you feel about it, maybe by the next meeting. Hopefully, we can come up with something. Maybe REW will free some of them. We just want everyone to know that it

will be a long-time cleanup and it may be advantageous to wait until December. We definitely won't replace any trees located next to street lights.

Mr. Perillo: The crew on Remington Boulevard, did an excellent job.

Ms. Zaresk: I was going to say the same thing.

Mr. Perillo: They were down there moving trucks and cleaning everything up. Regarding a tree, 3 feet from the light, where Mr. Joe Zasowski lives, right after the speed bump, trees are right on top of one light. The light doesn't even exist. It's ridiculous. To put a tree, 3 feet from another lamp, is a joke.

Mr. Showe: Our intent is to remove the tree and sod it like Alan said.

Mr. Scheerer: We just want to get it cleaned up and ready for the holiday season. Believe it or not, Halloween, Thanksgiving and Christmas are coming. We are trying to get everything back up to speed.

Mr. Brown: How many bricks can we salvage?

Mr. Scheerer: I think we salvaged 95% of what's there. I don't see a lot of damage. The crews will be here this week. They are going to start cleaning up all of the bricks. They will stack it and see where we are short.

Mr. Brown: In 2004, we couldn't find matching bricks.

Mr. Scheerer: I think right now that particular brick is Norwegian, which is no longer being manufactured. At some point in time, I was told that they may be manufacturing that, but a lot of bricks that are being replaced now, are utility bricks, or something similar. Mr. Chet Berry was well under the UCC Group price, so we authorized Chet to proceed with the repair. He will have his crew here in the next couple of days cleaning the bricks. If any are mismatched, we will put them at the bottom. That way, when we replant any landscaping, it's not going to be that visible.

Mr. Perillo: We will randomly put them into the wall, so they don't stand out as a group.

Mr. Scheerer: Normally, we try to do the first layer of brick and keep it towards the bottom. As we get towards the top, we will keep all of the original bricks, for the same reasons.

Mr. Brown: In 2004, I don't remember whether we were successful, but I know that we went to FEMA for some reimbursements. I don't know if we have enough damage, at this time, to seek FEMA reimbursement.

Mr. Showe: With FEMA, you have to file with your insurance first. Our deductible with insurance is \$10,000, and I don't think we are even close to that.

Mr. Scheerer: You can't claim landscaping. The landscaping cleanup amounts to \$8,000. If you think about the big picture, I don't think we spent more than a few hundred dollars to fix this. The brick wall is only going to cost us \$4,000. We are not anywhere near the \$10,000 deductible, at this point in time. Like Jason said, we have to go through our insurance first and then we can apply to FEMA for any additional funds.

Ms. Zaresk: I was going to echo with what Mr. Perillo said, but add what a joy those people are to deal with when you are out on the streets. They were considerate to everybody, in terms of pedestrian traffic, when they were cleaning up and mowing. Please pass along that they did a great job.

Mr. Scheerer: We are happy to pass that on to REW.

Mr. Showe: I am meeting with them on Friday.

Mr. Scheerer: Their response to us was, "We are not going to sacrifice profit for quality". It's a joy to hear a company say that they are going to put their professional standards above profit. They refused several quotes. We are lucky to have them.

4. Security

Mr. Bassetti: Because of the hurricane, we had less traffic. We were trying to be lenient because of the cleanup. At the Partin Settlement Gate, 21,952 cars came through, versus 11,536 at the East Lakeshore Boulevard Gate. We had 51 vehicles tagged, one tow, 34 code letters and one attempted tow. We had eight repeat offenders.

Mr. Brown: I will say that on top of letting cars go through the gate, which I thought was smart, Security was lax about ticketing for parking during the hurricane, because people came here from South Florida to get away from the hurricane.

Mr. Scheerer: That was part of the communication that was going on at the time of the storm. That was good information to get, which was given directly to all Staff. They did a good job.

Mr. Thilburg: Yes, they did.

Mr. Perillo: I guess none of the complainers were roaming around the neighborhood complaining about the towing.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Soukup: They did a good job.

Mr. Thilburg: I want to thank Alan. Before the hurricane, I was riding my golf cart in Strathmore and noticed a lot of raised sidewalks, so I texted him and the contractor was on the job the next day, cutting roots and grinding them. Who maintains the sidewalk by Hole 10 in Strathmore, on the golf course side?

Mr. Scheerer: That particular sidewalk, which is the CDD's sidewalk, received a lot of water runoff, sand and debris. I don't know if that's been cleaned off. I asked them to do it. We maintain that sidewalk. There is a downed Palm tree. We will get to it.

Mr. Perillo: I would also like to thank Alan.

Mr. Soukup: He came out and put the gate arms back after the storm.

Mr. Scheerer: We do what we can.

Mr. Brown: I want to thank Staff for getting out here. Alan was one of the few people that violated curfew to come out here. There really was not much debris in the road. There were places in the County that were worse. I greatly appreciate REW doing a good job out here and quickly removing debris. When is National Night Out?

Mr. Scheerer: Next Tuesday.

Mr. Brown: I hope everyone turns out for it. When do we have to close the parking lot?

Mr. Scheerer: I think Patty closes it right after lunch. I will meet with Bill and Patrick after this meeting. They start bringing in equipment the day before. I recall that we didn't close the parking lot until the day of the event.

Mr. Brown: That's fine.

NINTH ORDER OF BUSINESS

Adjournment

Mr. Brown adjourned the meeting.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION V



Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

September 26, 2017

Jason M. Showe, District Manager
Governmental Management Services
135 W. Central Blvd., Suite 320
Orlando, FL 32801

The Objective and Scope of the Audit of the Financial Statements

You have requested that we audit the financial statements of Remington Community Development District, which comprise governmental activities, each major fund and the budgetary comparison for the General Fund as of and for the year ended September 30, 2017 which collectively comprise the basic financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter for the year ending September 30, 2017 and thereafter for one annual renewal if mutually agreed by Remington Community Development District and Berger, Toombs, Elam, Gaines & Frank, Certified Public Accountants PL.

Our audit will be conducted with the objective of our expressing an opinion on the financial statements.

The Responsibilities of the Auditor

We will conduct the audit in accordance with auditing standards generally accepted in the United States of America and "Government Auditing Standards" issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

Fort Pierce / Stuart

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Private Companies Practice Section

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Remington Community Development District
September 26, 2017
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Because of the inherent limitations of an audit, together with the inherent limitations of internal control, an unavoidable risk that some material misstatements may not be detected exists, even though the audit is properly planned and performed in accordance with generally accepted auditing standards. Also, an audit is not designed to detect errors or fraud that are immaterial to the financial statements. The determination of abuse is subjective; therefore, Government Auditing Standards do not expect us to provide reasonable assurance of detecting abuse.

In making our risk assessments, we consider internal control relevant to Remington Community Development District's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.

We will also communicate to the Board any fraud involving senior management and fraud that causes a material misstatement of the financial statements that becomes known to us during the audit, and any instances of noncompliance with laws and regulations that we become aware of during the audit.

The funds that you have told us are maintained by Remington Community Development District and that are to be included as part of our audit are listed below:

1. General Fund
2. Debt Service Fund
3. Capital Projects Fund

Remington Community Development District
September 26, 2017
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The Responsibilities of Management and Identification of the Applicable Financial Reporting Framework

Our audit will be conducted on the basis that management acknowledges and understands that it has responsibility:

1. For the preparation and fair presentations of the financial statements in accordance with accounting principles generally accepted in the United States of America;
2. To evaluate subsequent events through the date the financial statements are issued or available to be issued, and to disclose the date through which subsequent events were evaluated in the financial statements. Management also agrees that it will not evaluate subsequent events earlier than the date of the management representation letter referred to below;
3. For the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error;
4. For establishing and maintaining effective internal control of financial reporting and for informing us of all significant deficiencies and material weaknesses in the design or operation of such controls of which it has knowledge; and
5. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements such as records, documentation and other matters;
 - b. Additional information that we may request from management for the purpose of the audit; and
 - c. Unrestricted access to persons within the entity from whom we determine it necessary to obtain audit evidence.

As part of our audit, we will request certain written confirmation concerning representations made to us in connection with the audit including, among other items:

1. That management has fulfilled its responsibilities as set out in the terms of this letter; and
2. That it believes the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

Remington Community Development District
September 26, 2017
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Management is responsible for identifying and ensuring that Remington Community Development District complies with the laws and regulations applicable to its activities, and for informing us about all known material violations of such laws or regulations. In addition, management is responsible for the design and implementation of programs and controls to prevent and detect fraud or abuse, and for informing us about all known or suspected fraud or abuse affecting the entity involving management, employees who have significant roles in internal control, and others where the fraud or abuse could have a material effect on the financial statements or compliance. Management is also responsible for informing us of its knowledge of any allegations of fraud or abuse or suspected fraud or abuse affecting the entity received in communications from employees, former employees, analysts, regulators, short sellers, or others.

The Board is responsible for informing us of its views about the risks of fraud or abuse within the entity, and its knowledge of any fraud or abuse or suspected fraud or abuse affecting the entity.

Remington Community Development District agrees that it will not associate us with any public or private securities offering without first obtaining our consent. Therefore, Remington Community Development District agrees to contact us before it includes our reports or otherwise makes reference to us, in any public or private securities offering.

Because Berger, Toombs, Elam, Gaines & Frank will rely on Remington Community Development District and its management and Board of Supervisors to discharge the foregoing responsibilities, Remington Community Development District holds harmless and releases Berger, Toombs, Elam, Gaines & Frank, its partners, and employees from all claims, liabilities, losses and costs arising in circumstances where there has been a known misrepresentation by a member of Remington Community Development District's management, which has caused, in any respect, Berger, Toombs, Elam, Gaines & Frank's breach of contract or negligence. This provision shall survive the termination of this arrangement for services.

Remington Community Development District's Records and Assistance

If circumstances arise relating to the condition of the Remington Community Development District's records, the availability of appropriate audit evidence, or indications of a significant risk of material misstatement of the financial statements because of error, fraudulent financial reporting, or misappropriation of assets, which in our professional judgment, prevent us from completing the audit or forming an opinion, we retain the unilateral right to take any course of action permitted by professional standards, including declining to express an opinion, issuing a report, or withdrawing from the engagement.

During the course of our engagement, we may accumulate records containing data that should be reflected in the Remington Community Development District books and records. The District will determine that all such data, if necessary, will be so reflected. Accordingly, the District will not expect us to maintain copies of such records in our possession.

Remington Community Development District
September 26, 2017
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Other Relevant Information

In accordance with Government Auditing Standards, a copy of our most recent peer review report has been provided to you, for your information.

Fees, Costs and Access to Workpapers

Our fees for the audit and accounting services described above are based upon the value of the services performed and the time required by the individuals assigned to the engagement, plus direct expenses. Invoices for fees will be submitted in sufficient detail to demonstrate compliance with the terms of this engagement. Billings are due upon submission. Our fee for the services described in this letter for the years ending September 30, 2017 and September 30, 2018 will not exceed \$3,715 unless the scope of the engagement is changed, the assistance which Remington Community Development District has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. All other provisions of this letter will survive any fee adjustment. The two annual renewals must be mutually agreed and approved by the Board of Supervisors.

In the event we are requested or authorized by Remington Community Development District or are required by government regulation, subpoena, or other legal process to produce our documents or our personnel as witnesses with respect to our engagement for Remington Community Development District, Remington Community Development District will, so long as we are not a party to the proceeding in which the information is sought, reimburse us for our professional time and expenses, as well as the fees and expenses of our counsel, incurred in responding to such requests.

The documentation for this engagement is the property of Berger, Toombs, Elam, Gaines, & Frank. However, you acknowledge and grant your assent that representatives of the cognizant or oversight agency or their designee, other government audit staffs, and the U.S. Government Accountability Office shall have access to the audit documentation upon their request and that we shall maintain the audit documentation for a period of at least three years after the date of the report, or for a longer period if we are requested to do so by the cognizant or oversight agency. Access to requested documentation will be provided under the supervision of Berger, Toombs, Elam, Gaines, & Frank audit personnel and at a location designated by our Firm.

Reporting

We will issue a written report upon completion of our audit of Remington Community Development District's financial statements. Our report will be addressed to the Board of Remington Community Development District. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

Remington Community Development District
September 26, 2017
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In addition to our report on Remington Community Development District's financial statements, we will also issue the following types of reports:

- Reports on internal control and compliance with laws, regulations, and the provisions of contracts or grant agreements. We will report on any internal control findings and/or noncompliance which could have a material effect on the financial statements.

This letter constitutes the complete and exclusive statement of agreement between Berger, Toombs, Elam, Gaines, & Frank and Remington Community Development District, superseding all proposals, oral or written, and all other communications, with respect to the terms of the engagement between the parties.

Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

Sincerely,

BERGER, TOOMBS, ELAM, GAINES & FRANK
J. W. Gaines, CPA

Confirmed on behalf of the addressee:



Judson B. Baggett
MBA, CPA, CVA, Partner
Marci Reutimann
CPA, Partner

6815 Dairy Road
Zephyrhills, FL 33542
(813) 788-2155
(813) 782-8606

System Review Report

To the Directors

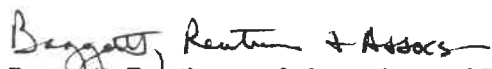
November 2, 2016

Berger, Toombs, Elam, Gaines & Frank, CPAs PL
and the Peer Review Committee of the Florida Institute of Certified Public Accountants

We have reviewed the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs PL (the firm), in effect for the year ended May 31, 2016. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants. As a part of our peer review, we considered reviews by regulatory entities, if applicable, in determining the nature and extent of our procedures. The firm is responsible for designing a system of quality control and complying with it to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Our responsibility is to express an opinion on the design of the system of quality control, and the firm's compliance therewith based on our review. The nature, objectives, scope, limitations of, and the procedures performed in a System Review are described in the standards at www.aicpa.org/prsummary.

As required by the standards, engagements selected for review included engagements performed under *Government Auditing Standards and audits of employee benefit plans*.

In our opinion, the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs PL in effect for the year ended May 31, 2016 has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass*, *pass with deficiency(ies)*, or *fail*. Berger, Toombs, Elam, Gaines & Frank, CPAs PL, has received a peer review rating of *pass*.


Baggett, Reutimann & Associates, CPAs, PA

(BERGER_REPORT16)

**ADDENDUM TO ENGAGEMENT LETTER
DATED SEPTEMBER 26, 2017**

Public Records. Auditor shall, pursuant to and in accordance with Section 119.0701, Florida Statutes, comply with the public records laws of the State of Florida, and specifically shall:

- a. Keep and maintain public records required by the District to perform the services or work set forth in this Agreement; and
- b. Upon the request of the District's custodian of public records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law; and
- c. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of the Agreement if the Auditor does not transfer the records to the District; and
- d. Upon completion of the Agreement, transfer, at no cost to the District, all public records in possession of the Auditor or keep and maintain public records required by the District to perform the service or work provided for in this Agreement. If the Auditor transfers all public records to the District upon completion of the Agreement, the Auditor shall destroy any duplicate public records that are exempt or confidential and exempt from public disclosure requirements. If the Auditor keeps and maintains public records upon completion of the Agreement, the Auditor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format that is compatible with the information technology systems of the District.

Auditor acknowledges that any requests to inspect or copy public records relating to this Agreement must be made directly to the District pursuant to Section 119.0701(3), Florida Statutes. If notified by the District of a public records request for records not in the possession of the District but in possession of the Auditor, the Auditor shall provide such records to the District or allow the records to be inspected or copied within a reasonable time. Auditor acknowledges that should Auditor fail to provide the public records to the District within a reasonable time, Auditor may be subject to penalties pursuant to Section 119.10, Florida Statutes.

IF THE AUDITOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE AUDITOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT/CONTRACT, THE AUDITOR MAY CONTACT THE CUSTODIAN OF PUBLIC RECORDS FOR THE DISTRICT AT:

**GMS, LLC
475 West Town Place, Suite 114
St. Augustine, Florida 32092
Phone: (904) 940-5850 Ext 400**

Auditor: J. W. GAINES

District: REMINGTON



By: _____

Title: DIRECTOR

Title: _____

Date: September 26, 2017

Date: _____



Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

September 26, 2017

Jason M. Showe, District Manager
Governmental Management Services
135 W. Central Blvd., Suite 320
Orlando, FL 32801

The Objective and Scope of the Audit of the Financial Statements

You have requested that we audit the financial statements of Remington Community Development District, which comprise governmental activities, each major fund and the budgetary comparison for the General Fund as of and for the year ended September 30, 2017 which collectively comprise the basic financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter for the year ending September 30, 2017 and thereafter for one annual renewal if mutually agreed by Remington Community Development District and Berger, Toombs, Elam, Gaines & Frank, Certified Public Accountants PL.

Our audit will be conducted with the objective of our expressing an opinion on the financial statements.

The Responsibilities of the Auditor

We will conduct the audit in accordance with auditing standards generally accepted in the United States of America and "Government Auditing Standards" issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

Fort Pierce / Stuart



Remington Community Development District

September 26, 2017

Page 2

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We will also communicate to the Board any fraud involving senior management and fraud that causes a material misstatement of the financial statements that becomes known to us during the audit, and any instances of noncompliance with laws and regulations that we become aware of during the audit.

The funds that you have told us are maintained by Remington Community Development District and that are to be included as part of our audit are listed below:

1. General Fund
2. Debt Service Fund
3. Capital Projects Fund



Remington Community Development District
September 26, 2017
Page 3

The Responsibilities of Management and Identification of the Applicable Financial Reporting Framework

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3. For the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error;
4. For establishing and maintaining effective internal control of financial reporting and for informing us of all significant deficiencies and material weaknesses in the design or operation of such controls of which it has knowledge; and
5. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements such as records, documentation and other matters;
 - b. Additional information that we may request from management for the purpose of the audit; and
 - c. Unrestricted access to persons within the entity from whom we determine it necessary to obtain audit evidence.

As part of our audit, we will request certain written confirmation concerning representations made to us in connection with the audit including, among other items:

1. That management has fulfilled its responsibilities as set out in the terms of this letter; and
2. That it believes the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

Remington Community Development District
September 26, 2017
Page 4

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The Board is responsible for informing us of its views about the risks of fraud or abuse within the entity, and its knowledge of any fraud or abuse or suspected fraud or abuse affecting the entity.

Remington Community Development District agrees that it will not associate us with any public or private securities offering without first obtaining our consent. Therefore, Remington Community Development District agrees to contact us before it includes our reports or otherwise makes reference to us, in any public or private securities offering.

Because Berger, Toombs, Elam, Gaines & Frank will rely on Remington Community Development District and its management and Board of Supervisors to discharge the foregoing responsibilities, Remington Community Development District holds harmless and releases Berger, Toombs, Elam, Gaines & Frank, its partners, and employees from all claims, liabilities, losses and costs arising in circumstances where there has been a known misrepresentation by a member of Remington Community Development District's management, which has caused, in any respect, Berger, Toombs, Elam, Gaines & Frank's breach of contract or negligence. This provision shall survive the termination of this arrangement for services.

Remington Community Development District's Records and Assistance

If circumstances arise relating to the condition of the Remington Community Development District's records, the availability of appropriate audit evidence, or indications of a significant risk of material misstatement of the financial statements because of error, fraudulent financial reporting, or misappropriation of assets, which in our professional judgment, prevent us from completing the audit or forming an opinion, we retain the unilateral right to take any course of action permitted by professional standards, including declining to express an opinion, issuing a report, or withdrawing from the engagement.

During the course of our engagement, we may accumulate records containing data that should be reflected in the Remington Community Development District books and records. The District will determine that all such data, if necessary, will be so reflected. Accordingly, the District will not expect us to maintain copies of such records in our possession.

Remington Community Development District
September 26, 2017
Page 5

Other Relevant Information

In accordance with Government Auditing Standards, a copy of our most recent peer review report has been provided to you, for your information.

Fees, Costs and Access to Workpapers

Our fees for the audit and accounting services described above are based upon the value of the services performed and the time required by the individuals assigned to the engagement, plus direct expenses. Invoices for fees will be submitted in sufficient detail to demonstrate compliance with the terms of this engagement. Billings are due upon submission. Our fee for the services described in this letter for the years ending September 30, 2017 and September 30, 2018 will not exceed \$3,715 unless the scope of the engagement is changed, the assistance which Remington Community Development District has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. All other provisions of this letter will survive any fee adjustment. The two annual renewals must be mutually agreed and approved by the Board of Supervisors.

In the event we are requested or authorized by Remington Community Development District or are required by government regulation, subpoena, or other legal process to produce our documents or our personnel as witnesses with respect to our engagement for Remington Community Development District, Remington Community Development District will, so long as we are not a party to the proceeding in which the information is sought, reimburse us for our professional time and expenses, as well as the fees and expenses of our counsel, incurred in responding to such requests.

The documentation for this engagement is the property of Berger, Toombs, Elam, Gaines, & Frank. However, you acknowledge and grant your assent that representatives of the cognizant or oversight agency or their designee, other government audit staffs, and the U.S. Government Accountability Office shall have access to the audit documentation upon their request and that we shall maintain the audit documentation for a period of at least three years after the date of the report, or for a longer period if we are requested to do so by the cognizant or oversight agency. Access to requested documentation will be provided under the supervision of Berger, Toombs, Elam, Gaines, & Frank audit personnel and at a location designated by our Firm.

Reporting

We will issue a written report upon completion of our audit of Remington Community Development District's financial statements. Our report will be addressed to the Board of Remington Community Development District. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

Remington Community Development District
September 26, 2017
Page 6

In addition to our report on Remington Community Development District's financial statements, we will also issue the following types of reports:

- Reports on internal control and compliance with laws, regulations, and the provisions of contracts or grant agreements. We will report on any internal control findings and/or noncompliance which could have a material effect on the financial statements.

This letter constitutes the complete and exclusive statement of agreement between Berger, Toombs, Elam, Gaines, & Frank and Remington Community Development District, superseding all proposals, oral or written, and all other communications, with respect to the terms of the engagement between the parties.

Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

Sincerely,

BERGER, TOOMBS, ELAM, GAINES & FRANK
J. W. Gaines, CPA

Confirmed on behalf of the addressee:



**BAGGETT
REUTIMANN**
& ASSOCIATES, CPAS, PA

Judson B. Baggett | 6815 Dairy Road
MBA, CPA, CVA, Partner | Zephyrhills, FL 33542
Marci Reutimann | (813) 788-2155
CPA, Partner | (813) 782-8606

System Review Report

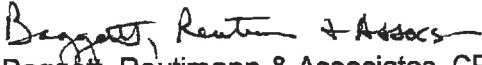
To the Directors
Berger, Toombs, Elam, Gaines & Frank, CPAs PL
and the Peer Review Committee of the Florida Institute of Certified Public Accountants

November 2, 2016

We have reviewed the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs PL (the firm), in effect for the year ended May 31, 2016. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants. As a part of our peer review, we considered reviews by regulatory entities, if applicable, in determining the nature and extent of our procedures. The firm is responsible for designing a system of quality control and complying with it to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Our responsibility is to express an opinion on the design of the system of quality control, and the firm's compliance therewith based on our review. The nature, objectives, scope, limitations of, and the procedures performed in a System Review are described in the standards at www.aicpa.org/prsummary.

As required by the standards, engagements selected for review included engagements performed under *Government Auditing Standards and audits of employee benefit plans*.

In our opinion, the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs PL in effect for the year ended May 31, 2016 has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass*, *pass with deficiency(ies)*, or *fail*. Berger, Toombs, Elam, Gaines & Frank, CPAs PL, has received a peer review rating of *pass*.


Baggett, Reutimann & Associates, CPAs, PA

(BERGER_REPORT16)

**ADDENDUM TO ENGAGEMENT LETTER
DATED SEPTEMBER 26, 2017**

Public Records. Auditor shall, pursuant to and in accordance with Section 119.0701, Florida Statutes, comply with the public records laws of the State of Florida, and specifically shall:

- a. Keep and maintain public records required by the District to perform the services or work set forth in this Agreement; and
- b. Upon the request of the District's custodian of public records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law; and
- c. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of the Agreement if the Auditor does not transfer the records to the District; and
- d. Upon completion of the Agreement, transfer, at no cost to the District, all public records in possession of the Auditor or keep and maintain public records required by the District to perform the service or work provided for in this Agreement. If the Auditor transfers all public records to the District upon completion of the Agreement, the Auditor shall destroy any duplicate public records that are exempt or confidential and exempt from public disclosure requirements. If the Auditor keeps and maintains public records upon completion of the Agreement, the Auditor shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format that is compatible with the information technology systems of the District.

Auditor acknowledges that any requests to inspect or copy public records relating to this Agreement must be made directly to the District pursuant to Section 119.0701(3), Florida Statutes. If notified by the District of a public records request for records not in the possession of the District but in possession of the Auditor, the Auditor shall provide such records to the District or allow the records to be inspected or copied within a reasonable time. Auditor acknowledges that should Auditor fail to provide the public records to the District within a reasonable time, Auditor may be subject to penalties pursuant to Section 119.10, Florida Statutes.

IF THE AUDITOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE AUDITOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT/CONTRACT, THE AUDITOR MAY CONTACT THE CUSTODIAN OF PUBLIC RECORDS FOR THE DISTRICT AT:

**GMS, LLC
475 West Town Place, Suite 114
St. Augustine, Florida 32092
Phone: (904) 940-5850 Ext 400**

Auditor: J. W. GAINES

District: REMINGTON



Title: DIRECTOR

By: _____

Title: _____

Date: September 26, 2017

Date: _____

SECTION VI

Remington Community Development District

Summary of Invoices

September 18, 2017 to October 17, 2017

Fund	Date	Check No.'s	Amount
General Fund	9/19/17	5481	\$ 5,000.00
	9/22/17	5482-5487	\$ 16,211.14
	9/28/17	5488	\$ 2,440.00
	10/10/17	5489-5500	\$ 58,688.38
	10/13/17	5501-5503	\$ 7,088.35
			\$ 89,427.87
Capital Projects	10/13/17	30	\$ 4,260.00
			\$ 4,260.00
Payroll	<u>September 2017</u>		
	Brian K. Brown	50684	\$ 184.70
	Carl R. Thilburg	50685	\$ 184.70
	Kenneth R. Soukup	50686	\$ 164.70
	Pamela M. Zaresk	50687	\$ 184.70
	Salvatore A. Perillo	50688	\$ 200.00
			\$ 918.80
			\$ 94,606.67

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
9/19/17	00168	9/18/17	318		201709	300-15500-10000			*	5,000.00	
						FY18 ASSESSMENT ROLL CERT					
9/22/17	00290	9/19/17	4104		201709	320-53800-53300		GOVERNMENTAL MANAGEMENT SERVICES	*	3,785.00	5,000.00 005481
						HURRICANE SIGN RPRS					
9/22/17	00192	9/12/17	17164		201709	320-53800-57200		BERRY CONSTRUCTION INC.	*	867.13	3,785.00 005482
						EQUIP RPRS/PARTS RPLCMT					
9/22/17	00133	9/15/17	30231		201709	310-51300-42600		FITNESS SHOWCASE EQUIP SALE & SVC	*	540.16	867.13 005483
						NEWSLETTER-SEP17					
9/22/17	00251	9/06/17	722907		201708	320-53800-46300		FOCUS	*	460.80	540.16 005484
						8 POPUPS/VALVE					
		9/07/17	722917		201708	320-53800-46300			*	368.00	
						8 POPUPS/ADD A ZONE					
		9/18/17	722930		201708	320-53800-46300			*	105.00	
						IRRIGATION ER CALL					
		9/19/17	722936		201709	320-53800-46300			*	160.05	
						POPUPS/COUPLING/SLIP FIX					
		9/19/17	722943		201709	320-53800-47300			*	8,940.00	
						HURRICANE CLEANUP					
9/22/17	00291	9/14/17	3844		201709	320-53800-46400		REW LANDSCAPE CORP	*	350.00	10,033.85 005485
						HURRICANE CLEANUP					
9/22/17	00128	9/08/17	373269		201709	320-53800-53000		ROBERTS POOL SERVICE AND REPAIR INC	*	635.00	350.00 005486
						MECHANICAL SWEEP 9/7/17					
9/28/17	00127	9/18/17	260591		201708	310-51300-31100		USA SERVICES OF FLORIDA, INC	*	2,440.00	635.00 005487
						CDDMEET/GLENEAGLES/WALKPL					
10/10/17	00038	9/30/17	S96383		201709	320-53800-34800		HANSON, WALTER & ASSOCIATES, INC.	*	153.18	2,440.00 005488
						9/27 RESIDENT ENTRY RPR					
10/10/17	00093	9/30/17	164826		201709	320-53800-47100		ACCESS CONTROL TECHNOLOGIES	*	1,265.00	153.18 005489
						AQUATIC PLANT MGMT-SEP17					
								APPLIED AQUATIC MANAGEMENT, INC.			1,265.00 005490

REMI -REMINGTON - BPEREGRINO

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT
10/10/17	00290	8/22/17	4094		201708	320-53800-53200		HARWOOD CIR CONCRETE RPR	*	1,950.00	
		9/30/17	4110		201709	320-53800-53200		STRATHMORE/REM BLVD RPR	*	5,780.00	
10/10/17	00005	9/26/17	5-940-50		201709	310-51300-42000		BERRY CONSTRUCTION INC. DELIVERY 9/19/17	*	28.92	7,730.00 005491
10/10/17	00168	10/02/17	319		201710	310-51300-34000		FEDEX MANAGEMENT FEES OCT17	*	5,548.58	28.92 005492
		10/02/17	319		201710	310-51300-34100		INFO TECHNOLOGY OCT17	*	133.33	
		10/02/17	319		201710	310-51300-31300		DISSEMINATION FEE OCT17	*	83.33	
		10/02/17	319		201710	310-51300-51000		OFFICE SUPPLIES	*	25.11	
		10/02/17	319		201710	310-51300-42000		POSTAGE	*	28.18	
		10/02/17	319		201710	310-51300-42500		COPIES	*	93.90	
		10/02/17	320		201710	320-53800-12000		FIELD MANAGEMENT OCT17	*	2,157.83	
10/10/17	00010	10/06/17	3395820		201709	310-51300-48000		GOVERNMENTAL MANAGEMENT SERVICES FY18 NOTICE OF MEETINGS	*	271.92	8,070.26 005493
10/10/17	00162	9/27/17	158457		201709	310-51300-51000		ORLANDO SENTINEL BOARD MEMBER NAME PLATE	*	15.11	271.92 005494
10/10/17	00251	10/01/17	723006		201710	320-53800-46200		PINELLAS RUBBER STAMP & ENGRAVING LANDSCAPE MAINT OCT17	*	22,380.99	15.11 005495
10/10/17	00291	10/02/17	3908		201710	320-53800-46400		REW LANDSCAPE CORP POOL MAINTENANCE OCT17	*	600.00	22,380.99 005496
10/10/17	00125	9/12/17	312107		201709	320-53800-46500		ROBERTS POOL SERVICE AND REPAIR INC AIR RELIEF VALVE ASSEMBLY	*	233.95	600.00 005497
		9/18/17	311691		201710	320-53800-46500		CHEMICAL CONTROLLER OCT17	*	89.95	
								SPIES POOL LLC			323.90 005498

REMI -REMINGTON - BPBERGRINO

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT
10/10/17	00296	9/28/17	7355033	201709	320-53800-34500	SECURITY	9/1/17-9/28/17	UNIVERSAL PROTECTION SERVICE LP	*	17,771.37	17,771.37 005499
10/10/17	00282	9/29/17	17-4296	201706	320-53800-46700	CNTRPULL TOWELS/DESINFECT			*	77.73	77.73
10/13/17	00082	10/02/17	15303	201709	310-51300-31500	MEET/RES PUB RECS/TOWPARK		WESTWOOD INTERIOR CLEANING INC.	*	6,522.00	6,522.00 005500
10/13/17	00260	10/02/17	70295	201710	310-51300-54000	SPECIAL DISTRICT FEE-FY18		CLARK & ALBAUGH, LLP	*	175.00	175.00
10/13/17	00251	10/10/17	723088	201709	320-53800-46300	IRRIGATION RPRS.-SEP17		DEPARTMENT OF ECONOMIC OPPORTUNITY	*	391.35	391.35 005502
								REW LANDSCAPE CORP			391.35 005503

TOTAL FOR BANK A 89,427.87
 TOTAL FOR REGISTER 89,427.87

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT
10/13/17	00253	9/29/17	4119	201709	600-53800-47400		BRICK WALL RPR-HURRICANE	*	4,260.00	

BERRY CONSTRUCTION INC.										

TOTAL FOR BANK C									4,260.00	
TOTAL FOR REGISTER									4,260.00	

									4,260.00	000030

REMI -REMINGTON - BPEREGRINO

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Remington

Community Development District



Unaudited Financial Reporting
September 30, 2017

Presented by:



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1	<u>Balance Sheet</u>
2-3	<u>General Fund Income Statement</u>
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
September 30, 2017

	Governmental Fund Types			Totals 2017
	General Fund	Debt Service Fund	Capital Projects Fund	
ASSETS				
<u>Cash</u>				
Operating Account	\$89,309	---	---	\$89,309
Pavement Management	---	---	\$350,824	\$350,824
Capital Projects Fund	---	---	\$456,063	\$456,063
<u>Investments</u>				
Series 2008-2	---	---	---	---
Revenue	---	\$211,220	---	\$211,220
<u>Operations</u>				
Custody Account	\$5,238	---	\$458,704	\$463,942
State Board	\$189,500	---	---	\$189,500
Prepaid	\$38,776	---	---	\$38,776
Due From General Fund	---	---	---	\$0
Total Assets	\$322,823	\$211,220	\$1,265,591	\$1,799,633
LIABILITIES				
Accounts Payable	\$42,541	---	\$4,260	\$46,801
Due to Debt Service	---	---	---	\$0
FUND EQUITY:				
Investment in General	---	---	---	---
Restricted for Debt Service 2008-2	---	\$211,220	---	\$211,220
Restricted for Capital Projects	---	---	\$451,803	\$451,803
Restricted for Capital Projects	---	---	\$809,528	\$809,528
Unassigned	\$280,282	---	---	\$280,282
Total Liabilities and Fund Equity & Other Credits	\$322,823	\$211,220	\$1,265,591	\$1,799,633

REMINGTON
Community Development District

General Fund
Statement of Revenues & Expenditures
For Period Ending September 30, 2017

	General Fund Budget	Prorated Budget thru 9/30/17	Actual thru 9/30/17	Variance
Revenues:				
Maintenance Assessments	\$1,137,222	\$1,137,222	\$1,143,524	\$6,302
Miscellaneous Income	\$5,000	\$5,000	\$5,441	\$441
Interest Income	\$750	\$750	\$2,119	\$1,369
Total Revenues	\$1,142,972	\$1,142,972	\$1,151,084	\$8,112
Expenditures:				
<u>Administrative</u>				
Supervisors Fees	\$12,000	\$12,000	\$9,800	\$2,200
FICA	\$918	\$918	\$474	\$444
Engineer	\$10,000	\$10,000	\$6,673	\$3,328
Attorney	\$20,000	\$20,000	\$38,316	(\$18,316)
Annual Audit	\$4,000	\$4,000	\$3,715	\$285
Assessment Administration	\$5,000	\$5,000	\$5,000	\$0
Property Appraiser Fee	\$1,000	\$1,000	\$663	\$337
Management Fees	\$64,644	\$64,644	\$64,644	\$0
Information Technology	\$1,600	\$1,600	\$1,550	\$50
Trustee Fees	\$4,337	\$4,337	\$4,337	\$0
Dissemination Agreement	\$1,000	\$1,000	\$1,000	\$0
Arbitrage Rebate	\$600	\$600	\$600	\$0
Telephone	\$200	\$200	\$0	\$200
Postage	\$1,500	\$1,500	\$729	\$771
Insurance	\$36,000	\$36,000	\$33,713	\$2,287
Printing and Binding	\$2,000	\$2,000	\$1,405	\$595
Newsletter	\$3,300	\$3,300	\$3,241	\$59
Legal Advertising	\$1,500	\$1,500	\$1,305	\$195
Office Supplies	\$500	\$500	\$338	\$162
Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Administrative Contingency	\$500	\$500	\$226	\$274
Total Administrative	\$170,774	\$170,774	\$177,903	(\$7,129)
<u>Maintenance</u>				
<u>Environmental</u>				
Lake Maintenance	\$18,135	\$18,135	\$15,180	\$2,955
<u>Utilities</u>				
Kissimmee Utility Authority	\$8,500	\$8,500	\$6,131	\$2,369
TOHO Water Authority	\$52,500	\$52,500	\$68,010	(\$15,510)
Orlando Utilities Commission	\$20,000	\$20,000	\$16,677	\$3,323
Centurylink	\$7,000	\$7,000	\$5,798	\$1,202
Bright House	\$1,800	\$1,800	\$1,523	\$277
<u>Roadways</u>				
Street Sweeping	\$17,005	\$17,005	\$15,240	\$1,765
Drainage	\$5,000	\$5,000	\$1,120	\$3,880
Sidewalk & Roadway Repairs	\$45,000	\$45,000	\$66,235	(\$21,235)
Signage	\$5,000	\$5,000	\$7,580	(\$2,580)
<u>Common Area</u>				
Landscaping	\$265,000	\$265,000	\$277,902	(\$12,902)
Feature Lighting	\$3,000	\$3,000	\$2,394	\$607
Irrigation	\$20,000	\$20,000	\$7,399	\$12,601
Trash Receptacles & Benches	\$5,000	\$5,000	\$1,114	\$3,886
Plant Replacement & Bed Enhancements	\$10,000	\$10,000	\$2,900	\$7,100
Miscellaneous Common Area Services	\$10,000	\$10,000	\$13,015	(\$3,015)
Soccer/Ball Field Maintenance	\$1,000	\$1,000	\$7,470	(\$6,470)
<u>Recreation Center</u>				
Pool Maintenance	\$20,000	\$20,000	\$12,031	\$7,969
Pool Cleaning	\$8,500	\$8,500	\$7,550	\$950
Pool Permits	\$550	\$550	\$525	\$25
Recreational Center Cleaning	\$14,830	\$14,830	\$13,217	\$1,613
Recreational Center Repairs & Maintenance	\$10,000	\$10,000	\$10,392	(\$392)
Pest Control	\$672	\$672	\$652	\$20
Subtotal Maintenance	\$548,492	\$548,492	\$560,054	(\$11,562)

REMINGTON

Community Development District

General Fund

Statement of Revenues & Expenditures
For Period Ending September 30, 2017

	General Fund Budget	Prorated Budget thru 9/30/17	Actual thru 9/30/17	Variance
<u>Security</u>				
Recreation Center Access	\$4,000	\$4,000	\$7,740	(\$3,740)
Security Guard	\$275,209	\$275,209	\$252,063	\$23,146
Gate Repairs	\$11,000	\$11,000	\$4,198	\$6,802
Guard House Cleaning	\$3,278	\$3,278	\$2,400	\$878
Guard House Repairs and Maintenance	\$4,500	\$4,500	\$1,535	\$2,965
Gate Maintenance Agreement	\$1,100	\$1,100	\$1,100	\$0
Contingency	\$500	\$500	\$0	\$500
Field Management Services	\$25,140	\$25,140	\$25,140	\$0
Subtotal Maintenance	\$324,727	\$324,727	\$294,176	\$30,551
Total Maintenance	\$873,219	\$873,219	\$854,231	\$18,988
<u>Other Sources & Uses</u>				
Transfer Out - Pavement Management	(\$150,000)	(\$150,000)	(\$150,000)	\$0
Transfer Out - Capital Projects	(\$80,394)	(\$80,394)	(\$80,394)	\$0
Total Other	(\$230,394)	(\$230,394)	(\$230,394)	\$0
Total Expenditures	\$1,274,387	\$1,274,387	\$1,262,527	\$11,860
Excess Revenues/(Expenditures)	(\$131,415)	(\$131,415)	(\$111,444)	\$20,000
Fund Balance - Beginning	\$131,415	\$131,415	\$391,726	\$260,311
Fund Balance - Ending	\$0	\$0	\$280,282	\$280,282

REMINGTON

Community Development District

Series 2008-2

Debt Service Fund

Statement of Revenues & Expenditures
For Period Ending September 30, 2017

	Adopted Budget	Prorated Budget thru 9/30/17	Actual thru 9/30/17	Variance
Revenues:				
Special Assessments	\$571,509	\$571,509	\$574,162	\$2,653
Interest Income	\$100	\$100	\$580	\$480
Total Revenues	\$571,609	\$571,609	\$574,743	\$3,134
Expenditures:				
Interest Expense 11/01	\$32,200	\$32,200	\$32,100	\$100
Principal 05/01	\$515,000	\$515,000	\$515,000	\$0
Interest Expense 05/01	\$32,200	\$32,200	\$32,100	\$100
Total Expenditures	\$579,400	\$579,400	\$579,200	\$200
Excess Revenues/(Expenditures)	(\$7,791)		(\$4,457)	
Fund Balance - Beginning	\$212,600		\$215,677	
Fund Balance - Ending	\$204,809		\$211,220	

REMINGTON
Community Development District

Pavement Management

Statement of Revenues & Expenditures
For Period Ending September 30, 2017

	Adopted Budget	Prorated Budget thru 9/30/17	Actual thru 9/30/17	Variance
Revenues:				
Transfer In	\$150,000	\$150,000	\$150,000	\$0
Interest Income	\$500	\$500	\$743	\$243
Total Revenues	\$150,500	\$150,500	\$150,743	\$243
Expenditures:				
Contingency	\$0	\$0	\$25	(\$25)
Total Expenditures	\$0	\$0	\$25	(\$25)
Excess Revenues/(Expenditures)	\$150,500		\$150,718	
Fund Balance - Beginning	\$658,889		\$658,810	
Fund Balance - Ending	\$809,389		\$809,528	

REMINGTON
Community Development District

Capital Projects Fund

Statement of Revenues & Expenditures
For Period Ending September 30, 2017

	Adopted Budget	Prorated Budget thru 9/30/17	Actual thru 9/30/17	Variance
Revenues:				
Transfer In	\$80,394	\$80,394	\$80,394	\$0
Interest Income	\$100	\$100	\$196	\$96
Total Revenues	\$80,494	\$80,494	\$80,590	\$96
Expenditures:				
Capital Outlay - Contingency	\$10,000	\$10,000	\$8,000	\$2,000
Capital Outlay - Guardhouse Improvements	\$0	\$0	\$4,840	(\$4,840)
Capital Outlay - Pool Furniture	\$0	\$0	\$6,784	(\$6,784)
Capital Outlay - Playground	\$0	\$0	\$26,519	(\$26,519)
Capital Outlay - Fitness Equipments	\$10,000	\$10,000	\$0	\$10,000
Capital Outlay - Irrigation Improvements	\$17,000	\$17,000	\$26,498	(\$9,498)
Capital Outlay - Painting	\$20,000	\$20,000	\$0	\$20,000
Capital Outlay - Drainage	\$0	\$0	\$21,800	(\$21,800)
Capital Outlay - Wall Repair	\$0	\$0	\$4,260	(\$4,260)
Capital Outlay - Roadway Improvement	\$0	\$0	\$14,017	(\$14,017)
Total Expenditures	\$57,000	\$57,000	\$112,718	(\$55,718)
Excess Revenues/(Expenditures)	\$23,494		(\$32,128)	
Fund Balance - Beginning	\$451,028		\$483,931	
Fund Balance - Ending	\$474,522		\$451,803	

Remington
COMMUNITY DEVELOPMENT DISTRICT
 Month by Month Income Statement

Description	Oct-16	Nov-16	Dec-16	Jan-17	Feb-17	Mar-17	Apr-17	May-17	Jun-17	Jul-17	Aug-17	Sep-17	TOTAL
Revenues:													
Assessments	\$0	\$114,169	\$882,004	\$23,268	\$17,876	\$38,438	\$35,781	\$10,465	\$21,523	\$0	\$0	\$0	\$1,143,524
Miscellaneous Income	\$290	\$515	\$390	\$210	\$380	\$495	\$500	\$550	\$510	\$690	\$610	\$301	\$5,441
Interest Income	\$174	\$156	\$145	\$160	\$142	\$165	\$173	\$181	\$186	\$210	\$215	\$212	\$2,119
Total Revenues	\$464	\$114,840	\$882,538	\$23,638	\$18,397	\$39,098	\$36,454	\$11,196	\$22,220	\$900	\$825	\$512	\$1,151,084
Expenditures:													
Administrative													
Supervisors Fees	\$1,000	\$800	\$1,000	\$600	\$0	\$1,600	\$0	\$1,400	\$800	\$800	\$800	\$1,000	\$9,800
FCA	\$46	\$31	\$46	\$15	\$0	\$61	\$0	\$77	\$46	\$46	\$46	\$61	\$474
Engineer	\$773	\$210	\$473	\$210	\$158	\$210	\$158	\$236	\$1,119	\$688	\$2,440	\$0	\$6,673
Attorney	\$2,139	\$1,846	\$2,503	\$4,744	\$1,534	\$1,492	\$1,250	\$2,551	\$4,851	\$1,042	\$7,842	\$6,522	\$38,316
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$3,715	\$0	\$0	\$0	\$0	\$0	\$0	\$3,715
Assessment Administration	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Property Appraiser Fee	\$0	\$0	\$663	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$663
Management Fees	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$5,387	\$64,644
Information Technology	\$83	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$133	\$1,550
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	\$83	\$83	\$83	\$83	\$83	\$1,000
Arbitrage Rebate	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$1,000
Telephone	\$0	\$0	\$0	\$0	\$0	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$600
Postage	\$72	\$57	\$49	\$54	\$56	\$61	\$77	\$64	\$52	\$36	\$86	\$65	\$729
Insurance	\$33,713	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$33,713
Printing and Binding	\$377	\$238	\$126	\$40	\$52	\$84	\$66	\$85	\$50	\$58	\$115	\$0	\$1,405
Newsletter	\$0	\$540	\$0	\$540	\$0	\$540	\$0	\$540	\$0	\$540	\$0	\$0	\$1,405
Legal Advertising	\$0	\$427	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$606	\$0	\$272	\$3,241
Office Supplies	\$25	\$25	\$25	\$25	\$25	\$26	\$28	\$25	\$40	\$25	\$27	\$42	\$338
Dues, Licenses, Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Administrative Contingency	\$40	\$51	\$67	\$0	\$0	\$0	\$0	\$0	\$1	\$11	\$22	\$33	\$226
Total Administrative	\$48,913	\$9,828	\$10,555	\$11,833	\$11,764	\$13,992	\$7,182	\$10,582	\$12,562	\$9,456	\$16,981	\$14,253	\$177,903

Remington
COMMUNITY DEVELOPMENT DISTRICT
 Month by Month Income Statement

Description	Oct-16	Nov-16	Dec-16	Jan-17	Feb-17	Mar-17	Apr-17	May-17	Jun-17	Jul-17	Aug-17	Sep-17	TOTAL
Maintenance													
Environmental													
Lake Maintenance	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$1,265	\$15,180
Utilities													
Kissimmee Utility Authority	\$570	\$473	\$539	\$532	\$545	\$472	\$511	\$536	\$467	\$491	\$535	\$461	\$6,131
TOHO Water Authority	\$2,507	\$1,469	\$5,072	\$5,660	\$4,712	\$3,531	\$4,171	\$8,606	\$10,599	\$12,852	\$3,654	\$5,175	\$68,010
Orlando Utilities Commission	\$1,316	\$1,316	\$1,424	\$1,397	\$1,332	\$1,283	\$1,411	\$1,293	\$1,462	\$1,270	\$1,623	\$1,492	\$16,677
CenturyLink	\$223	\$743	\$483	\$483	\$483	\$483	\$223	\$745	\$484	\$223	\$484	\$223	\$5,798
Bright House	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$127	\$1,523
Roadways													
Street Sweeping	\$1,270	\$1,270	\$1,270	\$1,270	\$1,270	\$1,905	\$1,270	\$1,270	\$1,270	\$1,270	\$1,270	\$635	\$15,240
Drainage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,120	\$0	\$0	\$1,120
Sidewalk & Roadway Repairs	\$1,125	\$235	\$20,075	\$10,715	\$0	\$0	\$0	\$20,455	\$935	\$335	\$5,200	\$7,160	\$66,235
Signage	\$1,773	\$535	\$0	\$0	\$877	\$425	\$0	\$0	\$185	\$0	\$0	\$0	\$7,580
Common Area													
Landscaping	\$22,381	\$22,381	\$22,381	\$23,631	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$22,381	\$277,902
Feature Lighting	\$252	\$2,078	\$0	\$63	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,394
Irrigation	\$705	\$108	\$738	\$734	\$525	\$339	\$0	\$1,016	\$699	\$338	\$1,648	\$551	\$7,399
Trash Receptacles & Benches	\$0	\$0	\$0	\$0	\$718	\$0	\$251	\$145	\$0	\$0	\$0	\$0	\$1,114
Plant Replacement & Bed Enhancements	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,500	\$0	\$400	\$0	\$2,900
Miscellaneous Common Area Services	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,000	\$0	\$0	\$2,075	\$0	\$4,075
Soccer/Ball Field Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,470	\$0	\$0	\$0	\$0	\$7,470
Recreation Center													
Pool Maintenance	\$265	\$90	\$1,429	\$1,180	\$1,192	\$1,022	\$593	\$1,708	\$1,324	\$1,042	\$1,863	\$324	\$12,031
Pool Cleaning	\$600	\$600	\$600	\$600	\$600	\$600	\$600	\$600	\$600	\$600	\$600	\$950	\$7,550
Pool Permits	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$525	\$0	\$0	\$0	\$0	\$525
Recreational Center Cleaning	\$1,050	\$1,680	\$1,165	\$1,100	\$1,000	\$1,608	\$1,225	\$1,262	\$1,128	\$1,050	\$950	\$0	\$13,217
Recreational Center Repairs & Maintenance	\$3,978	\$0	\$924	\$113	\$227	\$141	\$108	\$21	\$2,185	\$120	\$1,708	\$867	\$10,392
Pest Control	\$0	\$652	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$652
Security													
Recreation Center Access	\$0	\$0	\$2,451	\$0	\$0	\$1,390	\$0	\$245	\$0	\$0	\$0	\$0	\$3,653
Security Guard	\$18,813	\$18,404	\$26,051	\$22,067	\$19,640	\$21,315	\$20,604	\$21,978	\$22,523	\$21,433	\$21,464	\$17,771	\$252,063
Gate Repairs	\$0	\$0	\$704	\$162	\$153	\$304	\$127	\$0	\$1,179	\$388	\$1,030	\$153	\$4,198
Guard House Cleaning	\$200	\$250	\$200	\$250	\$200	\$200	\$200	\$250	\$200	\$200	\$250	\$0	\$2,400
Guard House Repairs and Maintenance	\$235	\$0	\$0	\$185	\$244	\$320	\$0	\$0	\$0	\$475	\$75	\$0	\$1,535
Gate Maintenance Agreement	\$0	\$0	\$0	\$0	\$0	\$1,100	\$0	\$0	\$0	\$0	\$0	\$0	\$1,100
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Field Management Services	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$2,095	\$25,140
Total Maintenance	\$60,806	\$55,770	\$88,992	\$73,628	\$59,325	\$62,566	\$57,161	\$95,993	\$73,607	\$69,076	\$70,959	\$86,346	\$854,231
Other Sources & Uses													
Transfer Out - Pavement Management	\$0	\$0	\$0	\$0	(\$150,000)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	(\$150,000)
Transfer Out - Capital Projects	\$0	\$0	\$0	\$0	(\$80,394)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	(\$80,394)
Total Other	\$0	\$0	\$0	\$0	(\$230,394)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	(\$230,394)
Total Expenditures	\$109,720	\$65,598	\$99,548	\$85,461	\$301,484	\$76,559	\$64,344	\$106,575	\$86,169	\$78,532	\$87,940	\$100,599	\$1,262,527
Net Income/(Loss)	(\$109,256)	\$49,242	\$782,991	(\$61,823)	(\$283,086)	(\$37,460)	(\$27,890)	(\$95,379)	\$63,949	(\$77,632)	(\$87,114)	(\$100,087)	(\$111,444)

**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

**REMINGTON
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2017

TAX COLLECTOR

Gross Assessments \$ 1,817,268 \$ 1,209,819 \$ 607,449
 Net Assessments \$ 1,708,232 \$ 1,137,230 \$ 571,002

Date Received	Check No.	Gross Assessments Received	Discounts/ Penalties	Commissions Paid	Interest Income	Net Amount Received	2008-2		Total 100%
							General Fund 66.57%	Debt Svc Fund 33.43%	
11/22/16	ACH	\$ 163,083.96	\$ 6,523.39	\$ 3,131.21	\$ -	\$ 153,429.36	\$ 102,143.30	\$ 51,286.06	\$ 153,429.36
11/28/16	ACH	\$ 19,447.54	\$ 1,014.45	\$ 368.66	\$ -	\$ 18,064.43	\$ 12,026.12	\$ 6,038.31	\$ 18,064.43
12/9/16	ACH	\$ 1,306,069.55	\$ 52,242.97	\$ 25,076.54	\$ -	\$ 1,228,750.04	\$ 818,021.98	\$ 410,728.06	\$ 1,228,750.04
12/27/16	ACH	\$ 101,917.24	\$ 3,848.82	\$ 1,961.36	\$ -	\$ 96,107.06	\$ 63,981.84	\$ 32,125.22	\$ 96,107.06
1/10/17	ACH	\$ 10,798.56	\$ 275.31	\$ 210.48	\$ -	\$ 10,312.77	\$ 6,865.57	\$ 3,447.20	\$ 10,312.77
1/10/17	ACH	\$ 25,880.28	\$ 776.43	\$ 502.07	\$ -	\$ 24,601.78	\$ 16,378.27	\$ 8,223.51	\$ 24,601.78
1/18/17	ACH	\$ -	\$ -	\$ -	\$ 36.47	\$ 36.47	\$ 24.28	\$ 12.19	\$ 36.47
2/8/17	ACH	\$ 27,706.52	\$ 601.98	\$ 542.08	\$ -	\$ 26,562.46	\$ 17,683.56	\$ 8,878.90	\$ 26,562.46
2/8/17	ACH	\$ 303.60	\$ 9.10	\$ 5.89	\$ -	\$ 288.61	\$ 192.14	\$ 96.47	\$ 288.61
3/9/17	ACH	\$ 59,517.88	\$ 601.90	\$ 1,178.33	\$ -	\$ 57,737.65	\$ 38,437.98	\$ 19,299.67	\$ 57,737.65
4/11/17	ACH	\$ 45,130.48	\$ -	\$ 902.62	\$ -	\$ 44,227.86	\$ 29,444.04	\$ 14,783.82	\$ 44,227.86
4/11/17	ACH	\$ 9,712.99	\$ -	\$ 194.25	\$ -	\$ 9,518.74	\$ 6,336.96	\$ 3,181.78	\$ 9,518.74
5/9/17	ACH	\$ 1,444.90	\$ -	\$ 28.90	\$ -	\$ 1,416.00	\$ 942.68	\$ 473.32	\$ 1,416.00
5/9/17	ACH	\$ 14,225.30	\$ -	\$ 291.91	\$ 369.75	\$ 14,303.14	\$ 9,522.10	\$ 4,781.04	\$ 14,303.14
6/9/17	ACH	\$ 4,381.60	\$ -	\$ 90.25	\$ 131.43	\$ 4,422.78	\$ 2,944.40	\$ 1,478.38	\$ 4,422.78
6/23/17	ACH	\$ 27,647.55	\$ -	\$ 569.55	\$ 829.45	\$ 27,907.45	\$ 18,578.97	\$ 9,328.48	\$ 27,907.45
Totals		\$ 1,817,267.95	\$ 65,894.35	\$ 35,054.10	\$ 1,367.10	\$ 1,717,686.60	\$ 1,143,524.19	\$ 574,162.41	\$ 1,717,686.60

CAMCOR SITE LLC

115 E 13TH STREET
St. Cloud, Florida 34769

PH: 321-624-9555

FAX: 407- 891 - 9679

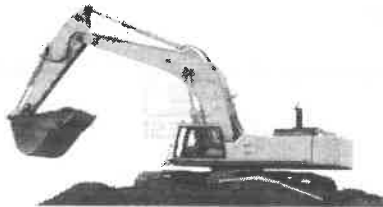
BID PROPOSAL

BID #: 70065

DATE:

October 4, 2017

PROPOSAL SCOPE: SIDE WALK AND CURB MODS
PROPOSAL REVISED:
PROJECT NAME: REMINGTON RENOVATIONS
JOB LOCATION:



HANSON WALTER

ATT: MARK
407-847-9433

SCOPE OF WORK AND COST

PERFORMANCE & PAYMENT BOND		NOT BID
MOBILIZATION & GENERAL EXPENSE		\$10,450.00
DEMOLITION		\$4,110.00
EARTHWORK	Soil Reports have not been Reviewed	\$468.00
ON SITE PAVING		NOT BID
PAVING (OFF SITE, FDOT, ETC.)		NOT BID
CONCRETE, CURBS, SIGNAGE, STRIPING & MISC		\$12,000.00
STORM DRAINAGE SYSTEM		NOT BID
FIRE/WATER/RE-USE WATER LINE		NOT BID
LIFT STATION AND FORCE MAIN		NOT BID
GRAVITY SANITARY SEWER SYSTEM		NOT BID
TOTAL		\$27,028.00

ALTERNATES

1	ADDITIONAL MOBILIZATIONS	\$1,500.00 EA	NOT BID
2	ADDITIONAL PERMITS NOT LISTED BELOW		NOT BID
3	SOIL AND PAVEMENT TESTING		NOT BID
			NOT BID
			NOT BID

MOBILIZATION & GENERAL EXPENSE

PROJECT

70065

DESCRIPTION	QUANTITY			UNIT		TOTAL
				COST	UNIT	COST
MOBILIZATION & GENERAL EXPENSES	1			\$2,000.00	LS	\$2,000.00
CONSTRUCTION LAY OUT	1			\$1,200.00	LS	\$1,200.00
STREET SWEEPING	1			\$1,000.00	LS	\$1,000.00
MAINTENANCE OF TRAFFIC	1			\$4,000.00	LS	\$4,000.00
RIGHT-OF-WAY RESTORATION ALLOWANCE	1			\$2,250.00	LS	\$2,250.00
TOTAL						\$10,450.00

DEMOLITION

PROJECT

70065

DESCRIPTION	QUANTITY			UNIT		TOTAL
	SY	CCY	TONS	COST	UNIT	COST
LF/SY/EA/LIST						
SAW CUTS			12	\$100.00	EA	\$1,200.00
DEMO SIDE WALK			470	\$3.00	SF	\$1,410.00
DEMO DROP CURB			1	\$1,500.00	LS	\$1,500.00
TOTAL						\$4,110.00

EARTHWORK

PROJECT

70065

DESCRIPTION	QUANTITY			UNIT		TOTAL
	SY	CCY	TCY	COST	UNIT	COST
CY/SY/SF/LF/EA/DAY						
GRADE FOR NEW SIDE WALK			52	\$9.00	SY	\$468.00
TOTAL						\$468.00

CONCRETE, CURBS, SIGNAGE, STRIPING & MISC

PROJECT

70065

DESCRIPTION	QTY	MAT'L	COST		TOTAL	
			L&E/SUB	UNIT COST	COST	
TYPE F CURB	200			\$20.00	LF	\$4,000.00
4" SIDE WALK	400			\$7.50	SF	\$3,000.00
ON SITE STRIPING	1			\$5,000.00	LS	\$5,000.00
TOTAL						\$12,000.00

70065

NOTES:

- 1.) CUSTOMER SHALL ESTABLISH SURVEY LAYOUT BASE LINE CONTROL INCLUDING ALL PC's, PT's, BENCH MARKS & STRUCTURE/BUILDING CORNERS.
- 2.) CUSTOMER SHALL ALSO PROVIDE ELECTRONIC VERSIONS OF THE DRAWINGS IN AUTOCAD AND PDF FORMAT.
- 3.) ALL PERMITS AND FEES BY OTHERS UNLESS NOTED IN PROPOSAL.
- 4.) ALL FENCING, SIDEWALKS, CONCRETE PADS OR SLABS, BOLLARDS, CONCRETE OR OTHER TYPE PAVERS BY OTHERS UNLESS NOTED IN PROPOSAL.
- 5.) NO UNDERGROUND OBSTRUCTIONS OR UTILITIES WILL BE REMOVED OR RELOCATED OTHER THAN THOSE EXPRESSLY SHOWN ON THE DRAWINGS.
- 6.) NO EXPORT OF SOILS; EXCESS MATERIALS TO BE STOCKPILED AND/OR USED ONSITE UNLESS OTHERWISE SHOWN ON PROPOSAL.
- 7.) NO DE-MUCKING OR REMOVAL OF UNSUITABLE MATERIALS UNLESS SHOWN ON PROPOSAL.
- 8.) STRIPPING, BRUSH AND/OR TREES WILL BURNED ONSITE UNLESS OTHERWISE SHOWN ON PROPOSAL.
- 9.) ALL UNDERGROUND UTILITIES TO TERMINATE FIVE (5) FEET FROM THE BUILDING FOOTPRINT AND THE END TO BE MARKED WITH A STAKE.
- 10.) SEEDING, MULCHING, SOD AND/OR MATTING NOT INCLUDED UNLESS NOTED IN THIS PROPOSAL.
- 11.) PIPE LENGTH FOR MITER ENDS ARE INCLUDED IN PIPE QUANTITY AS MEASURED ON DRAWINGS.
- 12.) NO THERMO STRIPING INCLUDED UNLESS NOTED IN PROPOSAL.

Project Name: Remington Crosswalks

Date: 13-Oct-17
Attn: Cameron Hindle @ Hanson Walter
UCC Estimate No.: 001

No.	Detail No.	Item Description	Quantity	Unit	Unit Price	Total
<i>We are pleased to submit the following pricing for your review:</i>						
Demolition :						
1.00		Demo and disposal of existing sidewalk	623.00	sf		
2.00		Demo and disposal of drop curb (41 lf)	1.00	ls		
Site :						
3.00		Grading of areas to receive new sidewalk	760.00	sf		
4.00		Installation of SOD to match existing in areas where sidewalk was removed	623.00	sf		
Hardscape :						
5.00		4" thick Natural Gray concrete Sidewalk	760.00	sf		
6.00		Added curb at crosswalk for ADA access	41.00	lf		
7.00		Expansion & Caulking	1.00	ls		
8.00		Local Manufactured ADA Pavers	110.00	sf		
Signage & Striping :						
9.00		Crosswalk Striping	867.00	sf		
10.00		W11-2 Sign	10.00	ea		
11.00		W16-7P Sign	8.00	ea		
12.00		W16-3 Sign	2.00	ea		
Misc. :						
13.00		Dumpsters	3.00	ea		
		MOT and Traffic Control	1.00	ls		
14.00		General Conditions, Mobilization, Layout, Safety, Clean up.	1.00	ls		
					Total:	49,500.00

- Qualifications:**
- Sub grade to be received at +/- 1/10th "
 - Testing, permits & inspections by others
 - based on 1 mobilization
 - based on 1st shift work
 - M.O.T and traffic control by others

Pat DiPaolo
UCC GROUP INC.,
 Orlando