

RIVER HALL

COMMUNITY DEVELOPMENT DISTRICT

January 7, 2021

BOARD OF SUPERVISORS

REGULAR MEETING

AGENDA

River Hall Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W • Boca Raton, Florida 33431
Phone: (561) 570-0010 • Toll-free: (877) 276-0889 • Fax: (561) 571-0013

December 30, 2020

Board of Supervisors
River Hall Community Development District

ATTENDEES:
Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Dear Board Members:

The Board of Supervisors of the River Hall Community Development District will hold a Regular Meeting on January 7, 2021, at 3:30 p.m., at River Hall Town Hall Center, located at 3089 River Hall Parkway, Alva, Florida 33920. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments (3 minutes per speaker)
3. Developer Update: Development and Master Association Activities
4. Update: Perimeter Access Control Initiatives
5. Discussion: Partial Fence Option
6. Acceptance of Unaudited Financial Statements as of November 30, 2020
7. Approval of December 3, 2020 Regular Meeting Minutes
8. Staff Reports
 - A. District Engineer: *Hole Montes*
 - B. District Counsel: *Coleman, Yovanovich & Koester*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*

- NEXT MEETING DATE: February 4, 2021 at 3:30 P.M.

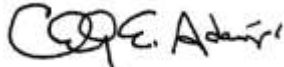
○ QUORUM CHECK

| | | | |
|----------------------|------------------------------------|--------------------------------|-----------------------------|
| Paul Asfour | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Michael Morash | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Kenneth Mitchell | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Joseph Metcalfe, III | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |
| Robert Stark | <input type="checkbox"/> IN PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> No |

- D. Operations Manager: *Wrathell, Hunt and Associates, LLC*
- 9. Public Comments: Non-Agenda Items (*3 minutes per speaker*)
- 10. Supervisors' Comments/Requests
- 11. Adjournment

Should you have any questions, please do not hesitate to contact me directly at (239) 464-7114.

Sincerely,



Chesley E. Adams, Jr.
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE:

CALL-IN NUMBER: 1-888-354-0094
CONFERENCE ID: 8593810#

RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT

5

Partial Fence Option

12/15/2020

Partial Fence Option

- Set Back to base of berm
 - Out of sight of abutters
- Utilize Existing plantings beds as barrier
 - only installing fence between planting beds v. blocking beds or cutting through beds
 - No zig-zags around existing trees / beds
 - Survey - Only one bed needs additional plant density
 - Aesthetically pleasing
 - Does not impede walkers
 - Will impede cart access
 - Wildlife friendly
 - Cost effective

1/2019

View of overall scope from guardhouse to preserve for reference

Google Earth



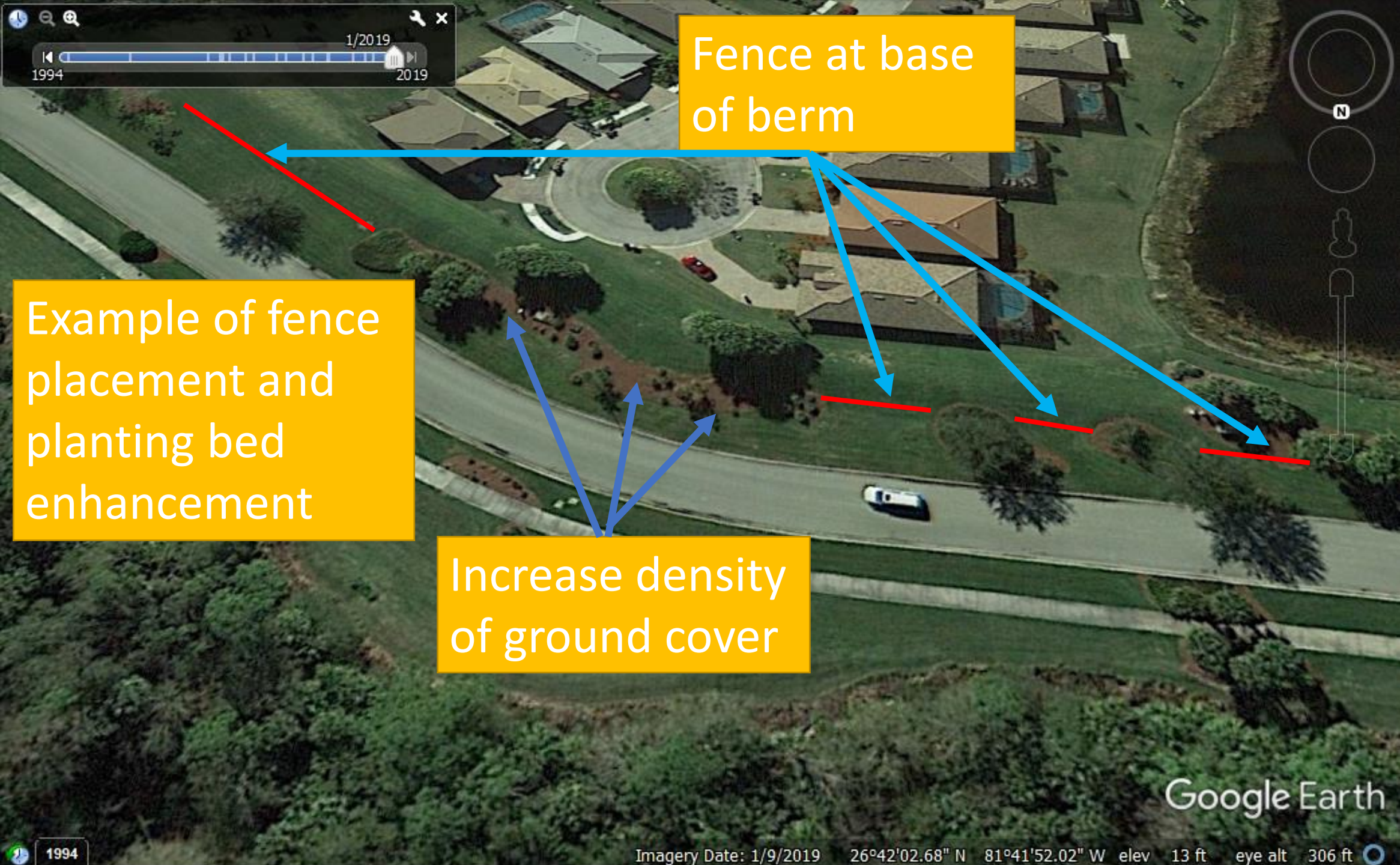
1994

Imagery Date: 1/9/2019 26°42'03.73" N 81°41'53.04" W elev 13 ft eye alt 1041 ft

Fence at base of berm

Example of fence placement and planting bed enhancement

Increase density of ground cover



Google Earth

RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT

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**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
NOVEMBER 30, 2020**

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
NOVEMBER 30, 2020**

| | General Fund | Debt Service Fund Series 2011 | Debt Service Fund Series 2020A | Capital Projects Fund Series 2011 | Capital Projects Fund Series 2020A | Total Governmental Funds |
|--------------------------------------|------------------|--|---|--|---|--------------------------------|
| ASSETS | | | | | | |
| SunTrust | \$938,784 | \$ - | \$ - | \$ - | \$ - | \$ 938,784 |
| Investments | | | | | | |
| SBA | 5,270 | - | - | - | - | 5,270 |
| Reserve | - | 1 | 206,927 | - | - | 206,928 |
| Capitalized interest | - | - | 167,122 | - | - | 167,122 |
| Interest A-1 | - | 1 | - | - | - | 1 |
| Revenue A-1 | - | 282,469 | - | - | - | 282,469 |
| Revenue A-2 | - | 181,489 | - | - | - | 181,489 |
| Prepayment A-1 | - | 348 | - | - | - | 348 |
| Construction | - | - | - | 475,567 | 6,708,543 | 7,184,110 |
| Cost of issuance | - | - | 200 | - | - | 200 |
| Due from general fund | - | 268,272 | - | - | - | 268,272 |
| Deposits | 1,622 | - | - | - | - | 1,622 |
| Total assets | <u>\$945,676</u> | <u>\$ 732,580</u> | <u>\$ 374,249</u> | <u>\$ 475,567</u> | <u>\$ 6,708,543</u> | <u>\$ 9,236,615</u> |
| LIABILITIES AND FUND BALANCES | | | | | | |
| Liabilities: | | | | | | |
| Due to debt service fund - A1 | \$149,219 | \$ - | \$ - | \$ - | \$ - | \$ 149,219 |
| Due to debt service fund - A2 | 119,053 | - | - | - | - | 119,053 |
| Total liabilities | <u>268,272</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>268,272</u> |
| Fund balances: | | | | | | |
| Nonspendable | | | | | | |
| Prepaid and deposits | 1,622 | - | - | - | - | 1,622 |
| Restricted for: | | | | | | |
| Debt service | - | 732,580 | 374,249 | - | - | 1,106,829 |
| Capital projects | - | - | - | 475,567 | 6,708,543 | 7,184,110 |
| Assigned to: | | | | | | |
| Operating capital | 145,000 | - | - | - | - | 145,000 |
| Disaster recovery | 250,000 | - | - | - | - | 250,000 |
| Unassigned | 280,782 | - | - | - | - | 280,782 |
| Total fund balances | <u>677,404</u> | <u>732,580</u> | <u>374,249</u> | <u>475,567</u> | <u>6,708,543</u> | <u>8,968,343</u> |
| Total liabilities and fund balances | <u>\$945,676</u> | <u>\$ 732,580</u> | <u>\$ 374,249</u> | <u>\$ 475,567</u> | <u>\$ 6,708,543</u> | <u>\$ 9,236,615</u> |

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED NOVEMBER 30, 2020**

| | Current Month | Year to Date | Budget | % of Budget |
|--|------------------|-----------------|------------|----------------|
| REVENUES | | | | |
| Assessment levy: on-roll: net | \$ 74,409 | \$ 74,409 | \$ 455,625 | 16% |
| Assessment levy: off-roll | - | - | 88,964 | 0% |
| Interest and miscellaneous | 1 | 2 | 500 | 0% |
| Total revenues | 74,410 | 74,411 | 545,089 | 14% |
| EXPENDITURES | | | | |
| <i>Legislative</i> | | | | |
| Supervisor | 1,000 | 2,000 | 10,000 | 20% |
| <i>Financial & administrative</i> | | | | |
| District management | 3,750 | 7,500 | 45,000 | 17% |
| District engineer | 420 | 420 | 25,000 | 2% |
| Trustee | - | - | 7,100 | 0% |
| Tax collector/property appraiser | 2,076 | 2,076 | 4,500 | 46% |
| Assessment roll prep | 375 | 750 | 4,500 | 17% |
| Auditing services | - | - | 3,300 | 0% |
| Arbitrage rebate calculation | - | - | 650 | 0% |
| Public officials liability insurance | - | 3,241 | 3,200 | 101% |
| Legal advertising | - | - | 1,100 | 0% |
| Bank fees | - | - | 350 | 0% |
| Dues, licenses & fees | - | 175 | 175 | 100% |
| Postage | 125 | 263 | 1,300 | 20% |
| ADA website compliance | - | - | 210 | 0% |
| Website maintenance | - | - | 705 | 0% |
| <i>Legal counsel</i> | | | | |
| District counsel | 1,470 | 1,470 | 12,000 | 12% |
| <i>Electric utility services</i> | | | | |
| Utility services | 825 | 1,631 | 9,000 | 18% |
| Street lights | 159 | 310 | 3,000 | 10% |
| <i>Stormwater control</i> | | | | |
| Fountain service repairs & maintenance | - | - | 6,000 | 0% |
| Aquatic maintenance | 11,870 | 23,767 | 140,000 | 17% |
| Lake/pond bank maintenance | - | - | 5,000 | 0% |
| Stormwater system maintenance | - | - | 40,000 | 0% |

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED NOVEMBER 30, 2020**

| | Current Month | Year to Date | Budget | % of Budget |
|--|-------------------|-------------------|-------------------|----------------|
| <i>Other physical environment</i> | | | | |
| General liability insurance | - | 4,036 | 4,000 | 101% |
| Property insurance | - | 7,920 | 8,000 | 99% |
| Entry & walls maintenance | - | - | 5,000 | 0% |
| Landscape maintenance | 12,855 | 12,855 | 179,000 | 7% |
| Irrigation repairs & maintenance | - | - | 2,500 | 0% |
| Landscape replacement plants, shrubs, trees | - | - | 20,000 | 0% |
| Annual mulching | - | - | 7,000 | 0% |
| Holiday decorations | - | 5,500 | 12,000 | 46% |
| Clock tower maintenance | - | - | 1,750 | 0% |
| Ornamental lighting & maintenance | - | - | 1,000 | 0% |
| <i>Road & street facilities</i> | | | | |
| Street/parking lot sweeping | - | - | 750 | 0% |
| Street light/decorative light maintenance | - | 1,400 | 4,000 | 35% |
| Roadway repair & maintenance | - | 650 | 2,500 | 26% |
| Sidewalk repair & maintenance | - | - | 1,500 | 0% |
| Street sign repair & replacement | - | - | 1,500 | 0% |
| <i>Contingency</i> | | | | |
| Miscellaneous contingency | - | - | 50 | 0% |
| Total expenditures | <u>34,925</u> | <u>75,964</u> | <u>572,640</u> | 13% |
| Excess/(deficiency) of revenues over/(under) expenditures | 39,485 | (1,553) | (27,551) | |
| Fund balances - beginning | 637,919 | 678,957 | 660,248 | |
| Assigned | | | | |
| Operating capital | 145,000 | 145,000 | 145,000 | |
| Disaster recovery | 250,000 | 250,000 | 250,000 | |
| Unassigned | 282,404 | 282,404 | 237,697 | |
| Fund balances - ending | <u>\$ 677,404</u> | <u>\$ 677,404</u> | <u>\$ 632,697</u> | |

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2011
FOR THE PERIOD ENDED NOVEMBER 30, 2020**

| | Current Month | Year To Date | Budget | % of Budget |
|--|-------------------|-------------------|-------------------|----------------|
| REVENUES | | | | |
| Special assessment: on-roll | \$ 269,283 | \$ 269,283 | \$ 1,651,146 | 16% |
| Special assessment: off-roll | - | - | 254,733 | 0% |
| Interest | 67 | 114 | - | N/A |
| Total revenues | <u>269,350</u> | <u>269,397</u> | <u>1,905,879</u> | 14% |
| EXPENDITURES | | | | |
| Debt service | | | | |
| Principal (A-1) | - | - | 390,000 | 0% |
| Principal prepayment (A-1) | 1,280,000 | 1,280,000 | - | N/A |
| Principal (A-2) | - | - | 455,000 | 0% |
| Interest (A-1) | 263,917 | 263,917 | 527,833 | 50% |
| Interest (A-2) | 307,516 | 307,516 | 615,033 | 50% |
| Total debt service | <u>1,851,433</u> | <u>1,851,433</u> | <u>1,987,866</u> | 93% |
| Other fees & charges | | | | |
| Tax collector | 1,009 | 1,009 | - | N/A |
| Total other fees and charges | <u>1,009</u> | <u>1,009</u> | <u>-</u> | N/A |
| Total expenditures | <u>1,852,442</u> | <u>1,852,442</u> | <u>1,987,866</u> | 93% |
| Excess/(deficiency) of revenues over/(under) expenditures | (1,583,092) | (1,583,045) | (81,987) | |
| Fund balances - beginning | 2,315,672 | 2,315,625 | 934,490 | |
| Fund balances - ending | <u>\$ 732,580</u> | <u>\$ 732,580</u> | <u>\$ 852,503</u> | |

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2020A
FOR THE PERIOD ENDED NOVEMBER 30, 2020**

| | Current Month | Year To Date |
|--|------------------|-----------------|
| REVENUES | | |
| Interest | \$ 2 | \$ 3 |
| Total revenues | 2 | 3 |
| EXPENDITURES | | |
| Debt service | | |
| Cost of issuance | 1,500 | 1,500 |
| Total debt service | 1,500 | 1,500 |
| Excess/(deficiency) of revenues over/(under) expenditures | (1,498) | (1,497) |
| Fund balances - beginning | 375,747 | 375,746 |
| Fund balances - ending | \$ 374,249 | \$ 374,249 |

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND
FOR THE PERIOD ENDED NOVEMBER 30, 2020**

| | Current Month | Year To Date |
|--|------------------|-----------------|
| REVENUES | | |
| Interest | \$ 29 | \$ 58 |
| Total revenues | 29 | 58 |
| EXPENDITURES | | |
| Construction in progress | 497,316 | 497,316 |
| Total expenditures | 497,316 | 497,316 |
| Excess/(deficiency) of revenues over/(under) expenditures | (497,287) | (497,258) |
| Fund balances - beginning | 972,854 | 972,825 |
| Fund balances - ending | \$ 475,567 | \$ 475,567 |

**RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND 2020A
FOR THE PERIOD ENDED NOVEMBER 30, 2020**

| | Current Month | Year To Date |
|--|------------------|-----------------|
| REVENUES | | |
| Interest | \$ 35 | \$ 50 |
| Total revenues | 35 | 50 |
| EXPENDITURES | | |
| Total expenditures | - | - |
| Excess/(deficiency) of revenues over/(under) expenditures | 35 | 50 |
| Fund balances - beginning | 6,708,508 | 6,708,493 |
| Fund balances - ending | \$ 6,708,543 | \$ 6,708,543 |

River Hall Community Development District
Check Detail
November 2020

| Type | Num | Date | Name | Account | Paid Amount | Original Amount |
|------------------------|--------------------|-------------------|----------------------|-------------------------------|-------------|-------------------|
| Bill Pmt -Check | CBP | 11/24/2020 | FPL | 101.001 · Suntrust-... | | -983.87 |
| Bill | 02979-06091 111820 | 11/23/2020 | | 531.437 · Street Lig... | -159.26 | 159.26 |
| Bill | 82155-24268 111820 | 11/23/2020 | | 531.431 · Utility Ser... | -824.61 | 824.61 |
| TOTAL | | | | | -983.87 | 983.87 |
| Check | 2168 | 11/06/2020 | PAUL ASFO... | 101.001 · Suntrust-... | | -200.00 |
| | | | | 511.110 · Board of ... | -200.00 | 200.00 |
| TOTAL | | | | | -200.00 | 200.00 |
| Check | 2169 | 11/06/2020 | MICHAEL M... | 101.001 · Suntrust-... | | -200.00 |
| | | | | 511.110 · Board of ... | -200.00 | 200.00 |
| TOTAL | | | | | -200.00 | 200.00 |
| Check | 2170 | 11/06/2020 | KENNETH MI... | 101.001 · Suntrust-... | | -200.00 |
| | | | | 511.110 · Board of ... | -200.00 | 200.00 |
| TOTAL | | | | | -200.00 | 200.00 |
| Check | 2171 | 11/06/2020 | JOSEPH ME... | 101.001 · Suntrust-... | | -200.00 |
| | | | | 511.110 · Board of ... | -200.00 | 200.00 |
| TOTAL | | | | | -200.00 | 200.00 |
| Check | 2172 | 11/06/2020 | ROBERT ST... | 101.001 · Suntrust-... | | -200.00 |
| | | | | 511.110 · Board of ... | -200.00 | 200.00 |
| TOTAL | | | | | -200.00 | 200.00 |
| Bill Pmt -Check | 2173 | 11/09/2020 | GULFSCAPE... | 101.001 · Suntrust-... | | -12,855.00 |
| Bill | 26216 | 11/06/2020 | | 539.464 · Landscap... | -12,855.00 | 12,855.00 |
| TOTAL | | | | | -12,855.00 | 12,855.00 |
| Bill Pmt -Check | 2174 | 11/09/2020 | PASSARELL... | 101.001 · Suntrust-... | | -420.00 |
| Bill | 18RHC2906 11 | 11/06/2020 | | 519.320 · Engineeri... | -420.00 | 420.00 |
| TOTAL | | | | | -420.00 | 420.00 |
| Bill Pmt -Check | 2175 | 11/09/2020 | WRATHELL, ... | 101.001 · Suntrust-... | | -4,125.00 |
| Bill | 2019-1670 | 11/06/2020 | | 512.311 · Managem... | -3,750.00 | 3,750.00 |
| | | | | 513.310 · Assessm... | -375.00 | 375.00 |
| TOTAL | | | | | -4,125.00 | 4,125.00 |
| Bill Pmt -Check | 2176 | 11/24/2020 | COLEMAN, Y... | 101.001 · Suntrust-... | | -1,470.00 |
| Bill | 16581-001M 7 | 11/23/2020 | | 514.100 · Legal Fee... | -1,470.00 | 1,470.00 |

River Hall Community Development District
Check Detail
November 2020

| <u>Type</u> | <u>Num</u> | <u>Date</u> | <u>Name</u> | <u>Account</u> | <u>Paid Amount</u> | <u>Original Amount</u> |
|------------------------|------------------|-------------------|----------------------|-------------------------------|--------------------|------------------------|
| TOTAL | | | | | -1,470.00 | 1,470.00 |
| Bill Pmt -Check | 2177 | 11/24/2020 | FEDEX | 101.001 · Suntrust-... | | -131.77 |
| Bill | 7-129-43191 | 09/30/2020 | | 519.410 · Postage | -6.81 | 6.81 |
| Bill | 7-177-03328 | 11/23/2020 | | 519.410 · Postage | -124.96 | 124.96 |
| TOTAL | | | | | -131.77 | 131.77 |
| Bill Pmt -Check | 2178 | 11/24/2020 | HOLE MONT... | 101.001 · Suntrust-... | | -4,251.68 |
| Bill | 83239 | 09/30/2020 | | 519.320 · Engineeri... | -4,251.68 | 4,251.68 |
| TOTAL | | | | | -4,251.68 | 4,251.68 |
| Bill Pmt -Check | 2179 | 11/24/2020 | LEE COUNT... | 101.001 · Suntrust-... | | -1,779.00 |
| Bill | 009653 | 11/23/2020 | | 513.314 · Property ... | -1,779.00 | 1,779.00 |
| TOTAL | | | | | -1,779.00 | 1,779.00 |
| Bill Pmt -Check | 2180 | 11/24/2020 | LEE COUNT... | 101.001 · Suntrust-... | | -17.64 |
| Bill | 20-00492113 1120 | 11/23/2020 | | 519.950 · Property ... | -17.64 | 17.64 |
| TOTAL | | | | | -17.64 | 17.64 |
| Bill Pmt -Check | 2181 | 11/24/2020 | SOLITUDE L... | 101.001 · Suntrust-... | | -23,740.00 |
| Bill | PI-A00471046 | 09/30/2020 | | 538.461 · Aquatic M... | -11,870.00 | 11,870.00 |
| Bill | PI-A00506735 | 11/23/2020 | | 538.461 · Aquatic M... | -11,870.00 | 11,870.00 |
| TOTAL | | | | | -23,740.00 | 23,740.00 |



FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

RIVER HALL COMMUNITY DEVELOPMENT
2300 GLADES RD STE 410W
BOCA RATON FL 33431

531.437
001

**RIVER HALL COMMUNITY DEVELOPMENT:
Here's what you owe for this billing period.**

| | |
|--------------------------------|-----------------|
| Amount of your last bill | \$151.17 |
| Payments | -\$151.17 |
| New charges due by Dec 9, 2020 | \$159.26 |
| Total amount you owe | \$159.26 |

| | |
|-----------------------------------|---------------|
| Amount of your last bill | 151.17 |
| Payment received - Thank you | -151.17 |
| Balance before new charges | \$0.00 |

NEW CHARGES

Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS

Customer charge: \$10.62

Non-fuel: (\$0.065270 per kWh) \$102.87

Fuel: (\$0.022160 per kWh) \$34.92

Electric service amount 148.41

Gross receipts tax 3.81

Franchise charge 7.04

Taxes and charges 10.85

Total new charges \$159.26

Total amount you owe \$159.26

Nov 18, 2020 Electric Bill

For: Oct 20, 2020 to Nov 18, 2020 (29 days)

Service Address

2501 RIVER HALL PKWY # ST LTS
ALVA, FL 33920
RIVERHALLCDD@DISTRICTAP.COM

Account Number 02979-06091

Questions? Contact Us

Reliable energy is affordable energy.

Learn how we save you money at fpl.com/savings

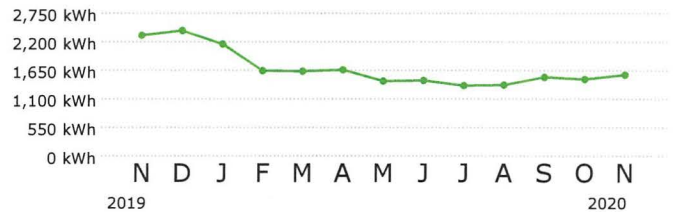
Meter Summary

| | |
|---|--------|
| Meter reading - Meter KG85078 Next meter reading Dec 18, 2020 | |
| Current reading | 86927 |
| Previous reading | -85351 |
| <hr/> | |
| kWh used | 1576 |

Energy Usage Comparison

| | This Month | Last Month | Last Year |
|--------------|--------------|--------------|--------------|
| Service to | Nov 18, 2020 | Oct 20, 2020 | Nov 19, 2019 |
| kWh Used | 1576 | 1490 | 2330 |
| Service days | 29 | 29 | 29 |
| kWh/day | 54 | 51 | 80 |
| Amount | \$159.26 | \$151.17 | \$236.81 |

Energy Usage History



Keep In Mind

- Payment received after February 10, 2021 is considered LATE; a late payment charge of 1% will apply.

We're here to help

If you're experiencing hardship as a result of the coronavirus (COVID-19) and need help with your bill, there are resources available.

[Learn more](#)

Help your neighbors

Contribute to Care to Share and help a neighbor in need during this challenging time.

[Donate today](#)

Solar for everyone

Now, it's easy and affordable for you to participate in solar with the FPL SolarTogether™ program.

[See how](#)

Useful Links

[Billing and service details](#)

[Energy News](#)

[View back of the bill](#)

Important Numbers

| | |
|--------------------------|--------------------------|
| Customer Service: | 1-800-375-2434 |
| Outside Florida: | 1-800-226-3545 |
| To report power outages: | 1-800-4OUTAGE (468-8243) |
| Hearing/speech impaired: | 711 (Relay Service) |



FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

RIVER HALL COMMUNITY DEVELOPMENT
2300 GLADES RD STE 410W
BOCA RATON FL 33431

531.437
001

**RIVER HALL COMMUNITY DEVELOPMENT:
Here's what you owe for this billing period.**

| | |
|---------------------------------------|------------------|
| Amount of your last bill | \$806.13 |
| Payments | -\$806.13 |
| New charges due by Dec 9, 2020 | \$824.61 |
| Total amount you owe | \$824.61 |

| | |
|-----------------------------------|---------------|
| Amount of your last bill | 806.13 |
| Payment received - Thank you | -806.13 |
| Balance before new charges | \$0.00 |

NEW CHARGES

| | |
|--|----------|
| Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS | |
| Customer charge: | \$10.62 |
| Non-fuel: (\$0.065270 per kWh) | \$565.77 |
| Fuel: (\$0.022160 per kWh) | \$192.08 |

Electric service amount **768.47**

| | |
|--------------------|-------|
| Gross receipts tax | 19.70 |
| Franchise charge | 36.44 |

Taxes and charges **56.14**

Total new charges **\$824.61**

Total amount you owe **\$824.61**

Nov 18, 2020 Electric Bill

For: Oct 20, 2020 to Nov 18, 2020 (29 days)

Service Address

2401 RIVER HALL PKWY # FOUNTN
ALVA, FL 33920
RIVERHALLCDD@DISTRICTAP.COM

Account Number 82155-24268

Questions? Contact Us

Reliable energy is affordable energy.
Learn how we save you money at fpl.com/savings

Meter Summary

Meter reading - Meter KCJ5863 Next meter reading Dec 18, 2020
Current reading 60063
Previous reading -51395

kWh used 8668

Energy Usage Comparison

| | This Month | Last Month | Last Year |
|--------------|-------------------|-------------------|------------------|
| Service to | Nov 18, 2020 | Oct 20, 2020 | Nov 19, 2019 |
| kWh Used | 8668 | 8471 | 9328 |
| Service days | 29 | 29 | 29 |
| kWh/day | 298 | 292 | 321 |
| Amount | \$824.61 | \$806.13 | \$756.24 |

Energy Usage History



Keep In Mind

- Payment received after February 10, 2021 is considered LATE; a late payment charge of 1% will apply.

We're here to help

If you're experiencing hardship as a result of the coronavirus (COVID-19) and need help with your bill, there are resources available.
[Learn more](#)

Help your neighbors

Contribute to Care to Share and help a neighbor in need during this challenging time.
[Donate today](#)

Solar for everyone

Now, it's easy and affordable for you to participate in solar with the FPL SolarTogether™ program.
[See how](#)

Useful Links

[Billing and service details](#)
[Energy News](#)
[View back of the bill](#)

Important Numbers

| | |
|--------------------------|--------------------------|
| Customer Service: | 1-800-375-2434 |
| Outside Florida: | 1-800-226-3545 |
| To report power outages: | 1-800-4OUTAGE (468-8243) |
| Hearing/speech impaired: | 711 (Relay Service) |

GulfScapes Landscape
Management Svcs.
PO Box 8122
Naples, FL 34101 US
239-455-4911

Invoice 26216

539.464
001



BILL TO
River Hall CDD
c/o Wrathel, Hart, Hunt &
Associates, LLC
9220 Bonita Beach Rd., #214
Bonita Springs, FL 34135

| | | |
|--------------------|---------------------------|------------------------|
| DATE 10/31/2020 | PLEASE PAY \$12,855.00 | DUE DATE 11/30/2020 |
|--------------------|---------------------------|------------------------|

| DESCRIPTION | AMOUNT |
|--|-----------|
| Monthly Landscape Maintenance for October 2020 | 12,855.00 |

TOTAL DUE *TS* \$12,855.00

THANK YOU.

Other physical environment:Landscape maintenance



PASSARELLA & ASSOCIATES INC

13620 Metropolis Avenue
Suite 200
Fort Myers, FL 33912
239-274-0067

519.320
001

In Account With
River Hall Community Dev. District
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

River Hall - GIS Services

Project #18RHC2906 (Invoice 11)

November 05, 2020

For GIS services for River Hall Community Development District located in Lee County, Florida per Professional Services Agreement dated August 23, 2018.

Professional services through October 31, 2020

| Description | Contract Amount | Percent Complete | Prior Billed | Total Billed | Current Billed |
|---|-----------------|------------------|--------------|--------------|----------------|
| 1.0 GIS Services - River Hall CDD GIS Web Application | 20,000.00 | 101 | 20,166.25 | 20,166.25 | 0.00 |
| 90.0 Additional GIS Services | 0.00 | 0 | 8,178.75 | 8,598.75 | 420.00 |
| 99.0 Reimbursables | 0.00 | 0 | 0.00 | 0.00 | 0.00 |
| Total | 20,000.00 | | 28,345.00 | 28,765.00 | 420.00 |

Professional Services Due This Invoice: 420.00

Task 90.0 Additional GIS Services

| | Hours | Rate | Billed Amount |
|--|-------|--------|---------------|
| <u>GIS Analyst III</u> | | | |
| 10/02/2020 Data compilation; landscape maintenance areas map update; GIS web map updates | 3.50 | 120.00 | 420.00 |

Engineering



INVOICE

Invoice Number: PI-A00439285
Invoice Date: 07/01/20

Voice: (888) 480-5253 Fax: (888) 358-0088

PROPERTY: River Hall CDD

538.461
001

SOLD TO: River Hall CDD
 c/o Wrathell, Hunt & Associates, LLC
 9220 Bonita Beach Road Suite #214
 Bonita Springs, FL 34135

| CUSTOMER ID | CUSTOMER PO | Payment Terms | |
|--------------|-----------------|---------------|----------|
| R0194 | | Net 30 | |
| Sales Rep ID | Shipment Method | Ship Date | Due Date |
| Jeff Moding | | | 07/31/20 |

| Qty | Item / Description | UOM | Unit Price | Extension |
|-----|--|-----|------------|-----------|
| 1 | Lake & Pond Management Services SVR11734 07/01/20 - 07/31/20 Wetlands Management Services | | 4,854.00 | 4,854.00 |
| 1 | Lake & Pond Management Services SVR11792 07/01/20 - 07/31/20 | | 6,966.00 | 6,966.00 |
| 1 | Lake & Pond Management Services SVR11793 07/01/20 - 07/31/20 Fountain Maintenance Services | | 50.00 | 50.00 |

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
 Little Rock, AR 72202

| | |
|----------------------|------------------|
| Subtotal | 11,870.00 |
| Sales Tax | 0.00 |
| Total Invoice | 11,870.00 |
| Payment Received | 0.00 |
| TOTAL | 11,870.00 |

Wrathell, Hunt & Associates, LLC

2300 Glades Rd.
Suite 410W
Boca Raton, FL 33431

Invoice

| Date | Invoice # |
|-----------|-----------|
| 11/1/2020 | 2019-1670 |

| Bill To: |
|---|
| River Hall CDD 2300 Glades Rd. Suite 410W Boca Raton, FL 33431 |

| Description | | Amount |
|---|---------|-------------------------|
| Management | 512.311 | 3,750.00 |
| Assessment Methodology | 513.310 | 375.00 |
| | 001 | |
| <i>Building client relationships one step at a time ...</i> | | Total \$4,125.00 |

Coleman, Yovanovich & Koester, P.A.
Northern Trust Bank Building
4001 Tamiami Trail North, Suite 300
Naples, Florida 34103-3556
Telephone: (239) 435-3535
Fax: (239) 435-1218

River Hall CDD
Wrathell, Hunt & Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton FL 33431

514.100
001

Page: 1
November 18, 2020
File No: 16581-001M
Statement No: 7

Attn: Debbie Tudor

Gen Rep

| | | | |
|------------|------------------|--|-------------------|
| | Previous Balance | | \$1,767.71 |
| | | <u>Fees</u> | |
| 10/01/2020 | GLU | Review agenda and prepare for Board of Supervisors meeting; Telephone conference with Charlie Krebs regarding Board meeting matters | 700.00 |
| 10/02/2020 | GLU | Review multiple email correspondence from Corie Chase regarding Case 20-07E | 35.00 |
| 10/12/2020 | GLU | Review and respond to email correspondence from Cleo Adams on Board communication | 35.00 |
| 10/15/2020 | GLU | Commence fence/gate matter on land bridge for agreement | 175.00 |
| 10/16/2020 | GLU | Draft construction agreement with RHV II relating to the fence/gate; Finalize draft; Draft email correspondence to Chuck Adams with draft. | 490.00 |
| 10/20/2020 | GLU | Telephone conference with Carl Barraco on plat and revisions | 35.00 |
| | | Professional Fees through 11/18/2020 | 1,470.00 |
| | | Total Current Work | 1,470.00 |
| | | <u>Payments</u> | |
| | | Total Payments Through 11/18/2020 | -1,767.71 |
| | | Balance Due (includes previous balance, if any) | <u>\$1,470.00</u> |



| Invoice Number | Invoice Date | Account Number |
|----------------|--------------|----------------|
| 7-129-43191 | Sep 22, 2020 | |

FedEx Tax ID: 71-0427007

Billing Address:

RIVER HALL COMMUNITY DVLPMT
ACCOUNTS PAYABLE
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556

Shipping Address:

RIVER HALL COMMUNITY DVLPMT
6131 LYONS RD STE 100
POMPANO BEACH FL 33073-4739

**Invoice Questions?
Contact FedEx Revenue Services**

Phone: 800.645.9424
M-F 7-5 (CST)
Internet: fedex.com/usgovt

Invoice Summary

FedEx Express Services

| | | |
|---------------------------|------------|---------------|
| Total Charges | USD | \$6.81 |
| TOTAL THIS INVOICE | USD | \$6.81 |

| | | |
|----------------------------|--|---------|
| Other discounts may apply. | | 519.410 |
| | | 001 |

Detailed descriptions of surcharges can be located at fedex.com

To ensure proper credit, please return
this portion with your payment to FedEx.
Please do not staple or fold.
Please make check payable to FedEx.

| Invoice Number | Invoice Amount | Account Number |
|----------------|----------------|----------------|
| 7-129-43191 | USD \$6.81 | |

Remittance Advice

Your payment is due by Nov 06, 2020

7129431917000000681794848403020000000000000000000068170

0002242 01 AV 0.386 **AUTO T0 2 1265 33431-855643 -C01-P02244-11



RIVER HALL COMMUNITY DVLPMT
ACCOUNTS PAYABLE
2300 GLADES RD STE 410W
BOCA RATON FL 33431-8556



FedEx
P.O. Box 371461
Pittsburgh PA 15250-7461



61006850000435

| | | | |
|-----------------------|---------------------|-----------------------|--------|
| Invoice Number | Invoice Date | Account Number | Page |
| 7-129-43191 | Sep 22, 2020 | | 2 of 2 |

FedEx Express Shipment Detail By Payor Type (Original)

Ship Date: Sep 15, 2020

Cust. Ref.: River Hall Stamp

Ref.#2:

Payor: Third Party

Ref.#3:

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.50% to this shipment
- Distance Based Pricing, Zone 2
- Package sent from: 33966 zip code

| | | Sender | Recipient | |
|--------------|--------------------------|--------------------------------|-----------------------------|-------------------|
| Automation | INET | cleo adams | Daphne Gillyard | |
| Tracking ID | 771505705281 | Wrathell, Hunt & Associates, L | Wrathell, Hunt & Associates | |
| Service Type | FedEx Standard Overnight | 9220 Bonita Beach Road | 2300 Glades Road | |
| Package Type | FedEx Pak | BONITA SPRINGS FL 34135 US | BOCA RATON FL 33431 US | |
| Zone | 02 | | | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | | | |
| Delivered | Sep 16, 2020 10:55 | | | |
| Svc Area | A1 | Transportation Charge | | 6.58 |
| Signed by | E.ELIZABETH | Fuel Surcharge | | 0.23 |
| FedEx Use | 000000000/127469/_ | Total Charge | USD | \$6.81 |
| | | | Third Party Subtotal | USD \$6.81 |
| | | | Total FedEx Express | USD \$6.81 |



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| | | | |
|-----------------------|---------------------|-----------------------|--------|
| Invoice Number | Invoice Date | Account Number | Page |
| 7-177-03328 | Nov 10, 2020 | | 2 of 5 |

FedEx Express Shipment Detail By Payor Type (Original)

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | | |
|-------------------|--------------------------|------------------------|-------------------------|----------------|
| Automation | INET | Sender | Recipient | |
| Tracking ID | 771953240801 | Chuck Adams | Paul D. Asfour | |
| Service Type | FedEx Priority Overnight | WHA | River Hall CDD | |
| Package Type | FedEx Pak | 2300 Glades Road | 17131 Easy Stream Court | |
| Zone | 02 | BOCA RATON FL 33431 US | ALVA FL 33920 US | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | | 6.95 |
| Delivered | Nov 02, 2020 11:13 | Fuel Surcharge | | 0.60 |
| Svc Area | A5 | Residential Delivery | | 4.40 |
| Signed by | see above | DAS Extended Resi | | 4.65 |
| FedEx Use | 000000000/271627/02 | Total Charge | USD | \$16.60 |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | | |
|-------------------|--------------------------|------------------------|------------------------------|---------------|
| Automation | INET | Sender | Recipient | |
| Tracking ID | 771953240845 | Chuck Adams | Gregory Urbancic, Esq. | |
| Service Type | FedEx Priority Overnight | WHA | Goodlette, Coleman & Johnson | |
| Package Type | FedEx Pak | 2300 Glades Road | 4001 TAMIAMI TRL N STE 300 | |
| Zone | 02 | BOCA RATON FL 33431 US | NAPLES FL 34103 US | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | | 6.95 |
| Delivered | Nov 02, 2020 09:44 | Fuel Surcharge | | 0.26 |
| Svc Area | A4 | Total Charge | USD | \$7.21 |
| Signed by | K.KAREN | | | |
| FedEx Use | 000000000/271627/_ | | | |

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| | | | |
|-----------------------|---------------------|-----------------------|--------|
| Invoice Number | Invoice Date | Account Number | Page |
| 7-177-03328 | Nov 10, 2020 | | 3 of 5 |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | | |
|-------------------|--------------------------|------------------------|-------------------------|----------------|
| Automation | INET | Sender | Recipient | |
| Tracking ID | 771953240948 | Chuck Adams | Joseph E. Metcalfe, III | |
| Service Type | FedEx Priority Overnight | WHA | River Hall CDD | |
| Package Type | FedEx Pak | 2300 Glades Road | 15399 Yellow Wood Drive | |
| Zone | 02 | BOCA RATON FL 33431 US | ALVA FL 33920 US | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | | 6.95 |
| Delivered | Nov 02, 2020 10:34 | Fuel Surcharge | | 0.60 |
| Svc Area | A5 | Residential Delivery | | 4.40 |
| Signed by | see above | DAS Extended Resi | | 4.65 |
| FedEx Use | 00000000/271627/02 | Total Charge | USD | \$16.60 |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | | |
|-------------------|--------------------------|------------------------|-------------------------|----------------|
| Automation | INET | Sender | Recipient | |
| Tracking ID | 771953240959 | Chuck Adams | Michael G. Morash | |
| Service Type | FedEx Priority Overnight | WHA | River Hall CDD | |
| Package Type | FedEx Pak | 2300 Glades Road | 16044 Herons View Drive | |
| Zone | 02 | BOCA RATON FL 33431 US | ALVA FL 33920 US | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | | 6.95 |
| Delivered | Nov 02, 2020 10:59 | Fuel Surcharge | | 0.60 |
| Svc Area | A5 | Residential Delivery | | 4.40 |
| Signed by | see above | DAS Extended Resi | | 4.65 |
| FedEx Use | 00000000/271627/02 | Total Charge | USD | \$16.60 |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | | |
|-------------------|--------------------------|------------------------|--------------------------------|---------------|
| Automation | INET | Sender | Recipient | |
| Tracking ID | 771953241109 | Chuck Adams | Charlie Krebs | |
| Service Type | FedEx Priority Overnight | WHA | Hole Montes & Associates, Inc. | |
| Package Type | FedEx Pak | 2300 Glades Road | 6200 WHISKEY CREEK DR | |
| Zone | 02 | BOCA RATON FL 33431 US | FORT MYERS FL 33919 US | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | | 6.95 |
| Delivered | Nov 02, 2020 08:24 | Fuel Surcharge | | 0.26 |
| Svc Area | A1 | Total Charge | USD | \$7.21 |
| Signed by | P.PARKER | | | |
| FedEx Use | 00000000/271627/_ | | | |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | | |
|-------------------|--------------------------|------------------------|------------------------|------|
| Automation | INET | Sender | Recipient | |
| Tracking ID | 771953241110 | Chuck Adams | KENNETH MITCHELL | |
| Service Type | FedEx Priority Overnight | WHA | 3380 CHESTNUT GROVE DR | |
| Package Type | FedEx Pak | 2300 Glades Road | ALVA FL 33920 US | |
| Zone | 02 | BOCA RATON FL 33431 US | | |
| Packages | 1 | | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | | 6.95 |
| Delivered | Nov 02, 2020 11:07 | Fuel Surcharge | | 0.60 |

Continued on next page

| | | | |
|-----------------------|---------------------|-----------------------|--------|
| Invoice Number | Invoice Date | Account Number | Page |
| 7-177-03328 | Nov 10, 2020 | | 4 of 5 |

Tracking ID: 771953241110 continued

| | | | |
|-----------|--------------------|----------------------|--------------------|
| Svc Area | A5 | Residential Delivery | 4.40 |
| Signed by | see above | DAS Extended Resi | 4.65 |
| FedEx Use | 00000000/271627/02 | Total Charge | USD \$16.60 |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak

| | | | |
|-------------------|--------------------------|------------------------|------------------------|
| Automation | INET | Sender | Recipient |
| Tracking ID | 771953241223 | Chuck Adams | Robert Stark |
| Service Type | FedEx Priority Overnight | WHA | River Hall CDD |
| Package Type | FedEx Pak | 2300 Glades Road | 17275 Walnut Run Drive |
| Zone | 02 | BOCA RATON FL 33431 US | ALVA FL 33920 US |
| Packages | 1 | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | 6.95 |
| Delivered | Nov 02, 2020 11:11 | Fuel Surcharge | 0.60 |
| Svc Area | A5 | Residential Delivery | 4.40 |
| Signed by | see above | DAS Extended Resi | 4.65 |
| FedEx Use | 00000000/271627/02 | Total Charge | USD \$16.60 |

Ship Date: Oct 30, 2020 **Cust. Ref.:** RHCDD 11.05.2020 Agenda **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.75% to this shipment.
- Distance Based Pricing, Zone 2
- Package Delivered to Recipient Address - Release Authorized
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as FedEx Pak.

| | | | |
|-------------------|--------------------------|------------------------|-----------------------------|
| Automation | INET | Sender | Recipient |
| Tracking ID | 771953294098 | Elizabeth Terrero | Tammie Smith |
| Service Type | FedEx Priority Overnight | WHA | Wrathell, Hunt & Associates |
| Package Type | FedEx Pak | 2300 Glades Road | 8613 Manderston Court |
| Zone | 02 | BOCA RATON FL 33431 US | FORT MYERS FL 33912 US |
| Packages | 1 | | |
| Rated Weight | 1.0 lbs, 0.5 kgs | Transportation Charge | 6.95 |
| Delivered | Nov 02, 2020 09:40 | Fuel Surcharge | 0.43 |
| Svc Area | A1 | Residential Delivery | 4.40 |
| Signed by | see above | Total Charge | USD \$11.78 |
| FedEx Use | 00000000/271627/02 | | |

Ship Date: Nov 04, 2020 **Cust. Ref.:** River Hall check **Ref.#2:**
Payor: Third Party **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.00% to this shipment.
- Distance Based Pricing, Zone 7

| | | | |
|-------------------|--------------------------|--------------------------------|--------------------------|
| Automation | INET | Sender | Recipient |
| Tracking ID | 771875805429 | Nicole Parisi | U.S Bank, N.A.-CDD |
| Service Type | FedEx Standard Overnight | Wrathell, Hunt & Associates, L | Lockbox Services-12-2657 |
| Package Type | FedEx Envelope | 2300 GLADES ROAD | EP-MN-01LB |
| Zone | 07 | BOCA RATON FL 33431 US | SAINT PAUL MN 55108 US |
| Packages | 1 | | |
| Rated Weight | N/A | Transportation Charge | 8.67 |
| Delivered | Nov 05, 2020 10:01 | Fuel Surcharge | 0.26 |
| Svc Area | A1 | Courier Pickup Charge | 0.00 |
| Signed by | J.BUCK | Total Charge | USD \$8.93 |
| FedEx Use | 00000000/51848/_ | | |



| | | | |
|-----------------------|---------------------|-----------------------|--------|
| Invoice Number | Invoice Date | Account Number | Page |
| 7-177-03328 | Nov 10, 2020 | | 5 of 5 |

Ship Date: Nov 05, 2020
Payor: Third Party

Cust. Ref.: River Hall Meeting File
Ref.#3:

Ref.#2:

- Fuel Surcharge - FedEx has applied a fuel surcharge of 3.00% to this shipment.
- Distance Based Pricing, Zone 2
- Package sent from: 33966 zip code
- FedEx has audited this shipment for correct packages, weight, and service. Any changes made are reflected in the invoice amount.
- The package weight exceeds the maximum for the packaging type, therefore, FedEx Pak was rated as Customer Packaging.

| | Automation | INET | Sender | Recipient | |
|--------------|--------------------------|-------------|--------------------------------|-----------------------------|---------------------|
| Tracking ID | 771992052406 | | cleo adams | Daphne Gillyard | |
| Service Type | FedEx Standard Overnight | | Wrathell, Hunt & Associates, L | Wrathell, Hunt & Associates | |
| Package Type | Customer Packaging | | 9220 Bonita Beach Road | 2300 Glades Road | |
| Zone | 02 | | BONITA SPRINGS FL 34135 US | BOCA RATON FL 33431 US | |
| Packages | 1 | | | | |
| Rated Weight | 3.0 lbs, 1.4 kgs | | | | |
| Delivered | Nov 06, 2020 09:23 | | | | |
| Svc Area | A1 | | Transportation Charge | | 6.63 |
| Signed by | E.LIZA | | Fuel Surcharge | | 0.20 |
| FedEx Use | 00000000/127469/ | | Total Charge | USD | \$6.83 |
| | | | | Third Party Subtotal | USD \$124.96 |
| | | | | Total FedEx Express | USD \$124.96 |



River Hall CDD
 c/o Wrathell, Hunt & Associates
 2300 Glades Road, Suite 410W
 Boca Raton, FL 33431
 Attention: Stephanie Schackmann

519.320
 001

August 31, 2020
 Invoice No: 83239
 Project No: 2015012
 Page 1 of 3

Re: River Hall CDD

For professional services rendered for the period July 25, 2020 to August 31, 2020

Correspondence with Maj for installation of gate; Stake out property line by canal for gate installation request from Barraco; Update lake maintenance exhibit for Cleo; New line work from Barraco; Attend meeting; Correspondence with Barraco for missing lake line work; Prepare exhibits for lake areas; Attend phone call with SFWMD on FPL easement; Correspondence with Paul on residential density question.

Hourly Charges

| <u>Employees</u> | <u>Title</u> | <u>Date</u> | <u>Hours</u> | <u>Rate</u> | <u>Amount</u> |
|---|---------------|-------------|--------------|-------------|---------------|
| General Services | | | | | |
| Three Person Survey Crew | 3 Person Crew | 08/26/2020 | 3.00 | 160.00 | 480.00 |
| s/o prop line at most sw cor of river hall | | | | | |
| harrison francisco munns | | | | | |
| Charles L. Krebs | Engineer VI | 07/27/2020 | 0.50 | 155.00 | 77.50 |
| req from barraco cor with green point for proof of payment | | | | | |
| Charles L. Krebs | Engineer VI | 07/28/2020 | 0.50 | 155.00 | 77.50 |
| pay request | | | | | |
| Charles L. Krebs | Engineer VI | 07/30/2020 | 1.00 | 155.00 | 155.00 |
| draft email to chuck send email to melissa r at sfwmd on fpl easemnet drainage map for cleo - check lepa for ownership email carl for new linework | | | | | |
| Charles L. Krebs | Engineer VI | 07/31/2020 | 0.50 | 155.00 | 77.50 |
| set up max to update exhibit for ownership | | | | | |
| Charles L. Krebs | Engineer VI | 08/05/2020 | 0.50 | 155.00 | 77.50 |
| cor with cleo on exhibit and status of barrier work with max on drainage exhibit | | | | | |

| Employees | Title | Date | Hours | Rate | Amount |
|-------------------|---|------------|-------|--------|--------|
| Charles L. Krebs | Engineer VI | 08/06/2020 | 3.00 | 155.00 | 465.00 |
| | attend board meeting via conf call review exhibit for cleo | | | | |
| Charles L. Krebs | Engineer VI | 08/07/2020 | 1.00 | 155.00 | 155.00 |
| | drop off exhibits to cleo | | | | |
| Charles L. Krebs | Engineer VI | 08/10/2020 | 0.50 | 155.00 | 77.50 |
| | gen cor no number of units with paul | | | | |
| Charles L. Krebs | Engineer VI | 08/11/2020 | 0.75 | 155.00 | 116.25 |
| | phone call with sfwmd staff on fpl easement | | | | |
| Charles L. Krebs | Engineer VI | 08/12/2020 | 0.50 | 155.00 | 77.50 |
| | email pual on density forward linework for exhibits to felipe | | | | |
| Charles L. Krebs | Engineer VI | 08/18/2020 | 0.50 | 155.00 | 77.50 |
| | location exhibit and footings detail for MAJ | | | | |
| Charles L. Krebs | Engineer VI | 08/19/2020 | 1.00 | 155.00 | 155.00 |
| | meeting at MAJ yard to reivew gate and sections provided by manufacturer | | | | |
| Charles L. Krebs | Engineer VI | 08/21/2020 | 2.00 | 155.00 | 310.00 |
| | update base for new barraco linework information to surveyor to stake property line for new gate | | | | |
| Charles L. Krebs | Engineer VI | 08/25/2020 | 0.50 | 155.00 | 77.50 |
| | set up surveyors to stake property line for maj | | | | |
| Charles L. Krebs | Engineer VI | 08/26/2020 | 1.50 | 155.00 | 232.50 |
| | cor with carl on upcoming lake transfers email request for survey or transfer linework for finished lakes, aerial does not match linework, set up max for exhibits to send to carl for transfers requisition from denise, missing proof of payment for carls invoice, send proof of payment to stephanie for re 62 | | | | |
| Charles L. Krebs | Engineer VI | 08/28/2020 | 2.00 | 155.00 | 310.00 |
| | new requisition from barraco call to chuck on pending bond proceeds email to amy to clarify questions exhibits for carl on lakes that don't match linework cor with maj on status of project | | | | |
| Charles L. Krebs | Engineer VI | 08/31/2020 | 0.50 | 155.00 | 77.50 |
| | cor with maj on gate email to cleo forward exhibits to carl b for lakes that don't match linework | | | | |
| John J. Hilton | Surveyor | 08/25/2020 | 0.50 | 120.00 | 60.00 |
| | review project with charlie | | | | |
| John J. Hilton | Surveyor | 08/26/2020 | 1.00 | 120.00 | 120.00 |
| | calc pl and assist brian | | | | |
| Tyler P. Bonnough | Engineer II | 07/29/2020 | 3.00 | 100.00 | 300.00 |
| | ICPR modeling summary report | | | | |
| Jackelyn Lopez | Tech IV | 08/28/2020 | 0.75 | 70.00 | 52.50 |

| <u>Employees</u> | <u>Title</u> | <u>Date</u> | <u>Hours</u> | <u>Rate</u> | <u>Amount</u> |
|--|--------------|-------------|--------------|-------------|-------------------|
| Requisition #64 | | | | | |
| Maguette Dieng | Tech II | 07/31/2020 | 3.50 | 50.00 | 175.00 |
| -IMPORTED BARRACO LINEWORK INTO BASEFILE TO REFLECT THE MOST UPDATED LAYOUT | | | | | |
| -UPDATED LAKE AREAS/LINEAR FOOTAGE NUMBERS IN BASEFILE TABLE | | | | | |
| Maguette Dieng | Tech II | 08/03/2020 | 3.00 | 50.00 | 150.00 |
| -WORKED ON PUTTING TOGETHER AN EXHIBIT TO SHOW LAKE OWNERSHIP AND MAINTENANCE | | | | | |
| Maguette Dieng | Tech II | 08/04/2020 | 2.00 | 50.00 | 100.00 |
| -WORKED ON AERIAL EXHIBIT SHOWING THE ADDITION OF HAMPTON LAKES RESIDENTIAL LINEWORK | | | | | |
| Maguette Dieng | Tech II | 08/07/2020 | 2.00 | 50.00 | 100.00 |
| -WORKED ON MAKING CHANGES TO THE LAKE AND OWNERSHIP MAP | | | | | |
| -REPLOTTED FULL SIZE SHEET FOR REVISIONS | | | | | |
| -REMOVED LINEWORK WHICH SHOWED FUTURE DEVELOPMENT | | | | | |
| Maguette Dieng | Tech II | 08/26/2020 | 2.00 | 50.00 | 100.00 |
| -WORKED ON CREATING EXHIBITS SHOWING THE LOCATIONS OF LAKES THAT DONT HAVE LINEWORK TC | | | | | |
| -IDENTIFIED LOCATIONS IN BASE FILE, AND THEN WORKED ON SETTING UP THE SHEETS FOR THE EXHIBIT | | | | | |
| Phase Total: | | | 37.50 | | 4,233.75 |
| Project Total: | | | 37.50 | | 4,233.75 |
| Total Hourly Charges | | | | | \$4,233.75 |
| Out-of-Pocket Expenses | | | | | |
| Copies | | | | | 17.93 |
| Total Out-of-Pocket Expenses | | | | | \$17.93 |
| Total Current Billing | | | | | \$4,251.68 |



STATE OF FLORIDA
LEE COUNTY PROPERTY APPRAISER
 KENNETH M. WILKINSON, C.F.A.



Mailing Address:
 P.O. Box 1546
 Fort Myers, Florida 33902-1546

Physical Address:
 2480 Thompson Street
 Fort Myers, Florida 33901-3074

Telephone: (239) 533-6100 - (866)673-2868 (From anywhere in Continental US except 239 area code)
 Facsimile: (239) 533-6160 Website: www.leepa.org

513.314
 001

INVOICE

| BILL TO: | |
|--|--|
| RIVER HALL CDD Wrathell, Hart, Hunt & Assoc. 2300 Glades Road, Ste 410W Boca Raton, FL 33431 | Date: 11/10/2020 Invoice Number: 009653 Customer ID: 000265 Terms: Due Upon Receipt Tax Roll Mgr: |

District Authority: RIVER HALL CDD
Pursuant to Resolution: 2017-7
 Dated: August 3, 2017

| DESCRIPTION | QUANTITY | UNIT DESC. | RATE | EXT. PRICE |
|-------------------------------|----------|------------|------|------------|
| 2020-2021 Non Ad Valorem Roll | 1,779.00 | | 1.00 | 1,779.00 |

Please make check payable to Lee County Property Appraiser

Remit To:
 Lee County Property Appraisers Office
 Attn: Accounts Receivable - 4th Floor
 P.O. Box 1546
 Fort Myers, FL 33902

| | |
|---------------|-----------------|
| TOTAL: | 1,779.00 |
|---------------|-----------------|



INVOICE

Invoice Number: PI-A00471046

Invoice Date: 09/01/20

Voice: (888) 480-5253 Fax: (888) 358-0088

PROPERTY: River Hall CDD

SOLD TO: River Hall CDD
 c/o Wrathell, Hunt & Associates, LLC
 9220 Bonita Beach Road Suite #214
 Bonita Springs, FL 34135

538.461
 001

| CUSTOMER ID | CUSTOMER PO | Payment Terms | |
|--------------|-----------------|---------------|----------|
| R0194 | | Net 30 | |
| Sales Rep ID | Shipment Method | Ship Date | Due Date |
| Jeff Moding | | | 10/01/20 |

| Qty | Item / Description | UOM | Unit Price | Extension |
|-----|--|-----|------------|-----------|
| 1 | Lake & Pond Management Services SVR11734 09/01/20 - 09/30/20 Wetlands Management Services | | 4,854.00 | 4,854.00 |
| 1 | Lake & Pond Management Services SVR11792 09/01/20 - 09/30/20 Lake & Pond Management Services | | 6,966.00 | 6,966.00 |
| 1 | Lake & Pond Management Services SVR11793 09/01/20 - 09/30/20 Fountain Maintenance Services | | 50.00 | 50.00 |

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
 Little Rock, AR 72202

| | |
|------------------|------------------|
| Subtotal | 11,870.00 |
| Sales Tax | 0.00 |
| Total Invoice | 11,870.00 |
| Payment Received | 0.00 |
| TOTAL | 11,870.00 |



INVOICE

Invoice Number: PI-A00506735

Invoice Date: 11/01/20

Voice: (888) 480-5253 Fax: (888) 358-0088

PROPERTY: River Hall CDD

SOLD TO: River Hall CDD 538.461
 c/o Wrathell, Hunt & Associates, LLC 001
 9220 Bonita Beach Road Suite #214
 Bonita Springs, FL 34135

| CUSTOMER ID | CUSTOMER PO | Payment Terms | |
|--------------|-----------------|---------------|----------|
| R0194 | | Net 30 | |
| Sales Rep ID | Shipment Method | Ship Date | Due Date |
| Jeff Moding | | | 12/01/20 |

| Qty | Item / Description | UOM | Unit Price | Extension |
|-----|--|-----|------------|-----------|
| 1 | Lake & Pond Management Services SVR11734 11/01/20 - 11/30/20 Wetlands Management Services | | 4,854.00 | 4,854.00 |
| 1 | Lake & Pond Management Services SVR11792 11/01/20 - 11/30/20 Lake & Pond Management Services | | 6,966.00 | 6,966.00 |
| 1 | Lake & Pond Management Services SVR11793 11/01/20 - 11/30/20 Fountain Maintenance Services | | 50.00 | 50.00 |

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
 Little Rock, AR 72202

| | |
|----------------------|------------------|
| Subtotal | 11,870.00 |
| Sales Tax | 0.00 |
| Total Invoice | 11,870.00 |
| Payment Received | 0.00 |
| TOTAL | 11,870.00 |

RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT

7

DRAFT

**MINUTES OF MEETING
RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT**

The River Hall Community Development District Board of Supervisors held a Regular Meeting on December 3, 2020, at 3:30 p.m., at River Hall Town Hall Center, located at 3089 River Hall Parkway, Alva, Florida 33920.

Present were:

| | |
|-------------------------|---------------------|
| Joseph E. Metcalfe, III | Chair |
| Ken Mitchell | Vice Chair |
| Paul D. Asfour | Assistant Secretary |
| Michael Morash | Assistant Secretary |
| Robert Stark | Assistant Secretary |

Also present were:

| | |
|-------------------------------|------------------------------|
| Chuck Adams | District Manager |
| Cleo Adams | Assistant District Manager |
| Tammie Smith | Operations Manager |
| Greg Urbancic (via telephone) | District Counsel |
| Grady Miars (via telephone) | GreenePointe Communities LLC |
| Charlie Krebs | District Engineer |

Residents present were:

| | | |
|-------------------------|---------------------|-----------------|
| Patty & Leon Harrington | Penny & John Wolper | Randy Schlueter |
| Bill Harrington | Rachel Laroso | |

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 3:30 p.m. All Supervisors were present, in person.

SECOND ORDER OF BUSINESS

Public Comments (3 minutes per speaker)

There were no public comments.

41 **THIRD ORDER OF BUSINESS**

Administration of Oath of Office to Newly Elected Supervisors, Paul Asfour [Seat 1], Michael Morash [Seat 2] and Kenneth Mitchell [Seat 3] (the following to be provided in a separate package)

42
43
44
45
46
47 Mr. Adams, a Notary of the State of Florida and duly authorized, administered the Oath
48 of Office to Mr. Asfour, Mr. Morash and Mr. Mitchell. He distributed and briefly explained the
49 following documents:

- 50 **A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- 51 **B. Membership, Obligations and Responsibilities**
- 52 **C. Financial Disclosure Forms**
 - 53 **I. Form 1: Statement of Financial Interests**
 - 54 **II. Form 1X: Amendment to Form 1, Statement of Financial Interests**
 - 55 **III. Form 1F: Final Statement of Financial Interests**
- 56 **D. Form 8B – Memorandum of Voting Conflict**

57 Mr. Urbancic advised Supervisors with any questions or concerns regarding the
58 Sunshine Laws or public records to contact District Staff.

59
60 **FOURTH ORDER OF BUSINESS**

Consideration of Resolution 2021-01, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the River Hall Community Development District, and Providing for an Effective Date

61
62
63
64
65
66
67 Mr. Adams presented Resolution 2021-01. Mr. Morash nominated Mr. Mitchell for
68 Chair. Mr. Asfour nominated Mr. Stark for Vice Chair. Mr. Adams recapped the following slate
69 of officers:

- | | | |
|----|-------------------------|---------------------|
| 70 | Ken Mitchell | Chair |
| 71 | Robert Stark | Vice Chair |
| 72 | Chuck Adams | Secretary |
| 73 | Joseph E. Metcalfe, III | Assistant Secretary |
| 74 | Michael Morash | Assistant Secretary |

75 Paul D. Asfour Assistant Secretary
 76 Craig Wrathell Assistant Secretary
 77 Craig Wrathell Treasurer
 78 Jeff Pinder Assistant Treasurer

79 No other nominations were made.

80

81 **On MOTION by Mr. Asfour and seconded by Mr. Morash, with all in favor,**
 82 **Resolution 2021-01, Designating a Chair, a Vice Chair, a Secretary, Assistant**
 83 **Secretaries, a Treasurer and an Assistant Treasurer of the River Hall**
 84 **Community Development District, as nominated, and Providing for an Effective**
 85 **Date, was adopted.**

86

87

88 **FIFTH ORDER OF BUSINESS**

**Discussion/Consideration: Land Bridge
Fence/Gate Agreement with Developer**

89

90

91 Mr. Adams stated that the Agreement prepared by Mr. Urbancic specifies that the
92 Developer would fund the Land Bridge fence and dedicate the asset to the District.

93 Mr. Urbancic stated the Agreement provides for the Developer to be responsible for
 94 the construction and installation of the gate, clear any construction liens, secure the permitting
 95 and make sure that all contractors are properly-insured and compensated in accordance with
 96 the work. Upon installation, the fence/gate would be conveyed to the District through a bill of
 97 sale. The District would have future ownership and any other property rights necessary, along
 98 with the transfer, to facilitate access and for maintenance purposes. Asked about the type of
 99 fence and the reason for it, Mr. Adams stated that it would be a chain-link fence and the
 100 purpose for is to reduce the transition of traffic within the neighborhoods. Discussion ensued
 101 regarding the land bridge, maintenance costs and the CDD’s need for plans for turnovers.

102

103 **On MOTION by Mr. Morash and seconded by Mr. Mitchell, with Mr. Morash,**
 104 **Mr. Mitchell, Mr. Stark and Mr. Asfour in favor and Mr. Metcalfe dissenting,**
 105 **the Fence/Gate Construction Agreement between RH Venture II, LLC and the**
 106 **CDD, was approved. (Motion passed 4-1)**

107

108

109 In response to Mr. Asfour's question, Mr. Urbancic stated the typographical error in the
110 Resolution was corrected and a revised Resolution was forwarded to Mr. Adams.

111

112 **SIXTH ORDER OF BUSINESS**

**Consideration of Hampton Lakes at River
Hall South Plat**

113

114

- 115 • **Consideration of Resolution 2021-02, Relating to the Acceptance of Responsibility for**
116 **Ownership, Operation and Maintenance of District Infrastructure Within the**
117 **Boundaries of the Plat of Hampton Lakes at River Hall South; Providing an Effective**
118 **Date**

119 Mr. Urbancic presented Resolution 2021-02. Whenever an asset is dedicated to a CDD,
120 Lee County requires the CDD to either enjoin the plat or execute a resolution that will be
121 recorded with the plat, which memorializes the CDD's acceptance of the various dedications. In
122 this particular case, the Developer requested that the CDD put forth a resolution. He stated that
123 the District Engineer was comfortable with the lots being dedicated, which would be in
124 conjunction with the various requisitions that would be made. Mr. Krebs stated, since the
125 publication of this agenda, Staff received a few internal updates from Lee County regarding
126 where certain CDD easements are drawn and clarifying information. He reviewed the plat and
127 had no objections to proceeding.

128

129 **On MOTION by Mr. Stark and seconded by Mr. Mitchell, with all in favor,**
130 **Resolution 2021-02, Relating to the Acceptance of Responsibility for**
131 **Ownership, Operation and Maintenance of District Infrastructure Within the**
132 **Boundaries of the Plat of Hampton Lakes at River Hall South; Providing an**
133 **Effective Date, was adopted.**

134

135

136 **SEVENTH ORDER OF BUSINESS**

**Developer Update: Development and
Master Association Activities**

137

138

139 Mr. Miars stated it appeared as though 2020 would finish strong, from a sales
140 perspective, as there were over 200 combined real estate sales in Hampton Lakes (HL), River
141 Hall Country Club and the Cascades through November. He discussed the notable
142 improvements throughout the community, including completion of the first phase of the gate

143 installation, pool repairs at Town Hall, the pool maintenance contract, pressure-washing, delays
144 in installation of the canopy for the bocce ball and pickleball courts, installation of a 55”
145 television in the aerobics room and plans to elevate the Tiki Bar for a better lake view. Upon
146 receipt of the revised plans from the Landscape Architect, Mr. Miars would share them with the
147 Board. Asked if the pool would be heated, Mr. Miars stated that a study was being conducted
148 by the two new resident Board Members at the Town Hall to determine the feasibility of
149 heating the pool; the Tiki Bar pool would definitely be heated.

150

151 **EIGHTH ORDER OF BUSINESS**

**Update: Perimeter Access Control
Initiatives**

152

153

154 Referencing an image of a fence with columns, Mr. Stark stated he met with the mason
155 contractor and took a survey of the areas under consideration. The mason requested
156 engineering drawings and specifications for construction but, since none were available, no firm
157 cost estimates were given. The goal was to install about 27 columns on the north side of the
158 gate, at the entrance, at a cost of \$5,000 each. He presented the following three options:

159 ➤ Option #1: Install a plain fence, from the post to the preserve.

160 ➤ Option #2: Install the columns at the fence line, which would cost an additional
161 \$10,000, for two pillars.

162 ➤ Option #3: Install a contiguous fence, at the fence line and add clusia hedges to create a
163 column to break up the fence line and make it more esthetically pleasing.

164 Mr. Stark recommended Option #3, which would integrate nicely with the project at the
165 guardhouse. Discussion ensued regarding the sidewalks, perimeter security, access control, the
166 Town Hall property, project costs and funding. Mr. Adams recalled that the 2005 Engineer’s
167 Report anticipated security features, such as fences and systems, including a perimeter berm,
168 fences and walls funded with District funds and the gatehouses and gate systems funded by the
169 Developer, as they are private. The Board selected Option #3.

170

171

172

173

174

**On MOTION by Mr. Morash and seconded by Mr. Mitchell, with all in favor,
Option #3, installing a contiguous fence and clusia hedges on the north side of
the CDD, was approved.**

175 Referencing slides, Mr. Stark stated, the 10' strip that parallels River Hall Parkway is CDD
 176 property, is also a utility area and equates to the top of the berm and to numerous plantings
 177 and trees. There is a strip for just an easement and nothing can be installed in that area.
 178 Discussion ensued regarding areas owned by the CDD, the easements, the guardhouse,
 179 installing a fence with pillars from the gatehouse to the preserve and obtaining cost estimates.
 180 Mr. Adams stated Staff would coordinate with Mr. Stark to secure proposals for the fence line.

181

182 **NINTH ORDER OF BUSINESS**183 **Acceptance of Unaudited Financial**
184 **Statements as of October 31, 2020**

185 Mr. Adams presented the Unaudited Financial Statements as of October 31, 2020. The
 186 financials were accepted.

187

188 **TENTH ORDER OF BUSINESS**189 **Approval of November 5, 2020 Regular**
190 **Meeting Minutes**

191 Mr. Adams presented the November 5, 2020 Regular Meeting Minutes. The following
 192 change was made:

193 Line 28: Change "Gary Schluder" to "Randy Schlueter"

194

195 **On MOTION by Mr. Morash and seconded by Mr. Asfour, with all in favor, the**
 196 **November 5, 2020 Regular Meeting Minutes, as amended, were approved.**

197

198

199 **ELEVENTH ORDER OF BUSINESS**200 **Staff Reports**201 **A. District Engineer: *Hole Montes***

202 There being no report, the next item followed.

203 **B. District Counsel: *Coleman, Yovanovich & Koester***

204 There being no report, the next item followed.

205 **C. District Manager: *Wrathell, Hunt and Associates, LLC***

- 206 • **NEXT MEETING DATE: January 7, 2021 at 3:30 P.M.**

207 ○ **QUORUM CHECK**

208 All Supervisors confirmed their attendance at the January 7, 2021 meeting.

209 **D. Operations Manager: *Wrathell, Hunt and Associates, LLC***

210 Ms. Smith presented the December Field Operations Status Report.

211 Mrs. Adams reported the following:

212 ➤ Pine straw delays were pandemic-related; all of her projects requiring pine straw have
213 been delayed.

214 ➤ Florida Power & Light (FPL) easement mowing on the West side, requested by the
215 Cascades community, was scheduled for Friday, November 6th.

216 ➤ Staff executed a contract with MAJ for \$10,800, which would be paid out of the
217 construction funds.

218 Mrs. Adams gave updates about the hog trappers, street sweeping, holiday decorations
219 and the culverts. Discussion ensued regarding the bush hogging contract, mowing issues,
220 debris removal, the berm and the easement. Mrs. Adams stated, to appease the Board, she
221 would place the MAJ contract on hold and contact GulfScapes for a proposal for bushhogging.

222

223 **TWELFTH ORDER OF BUSINESS**

**Public Comments: Non-Agenda Items (3
minutes per speaker)**

224

225

226 There were no public comments.

227

228 **THIRTEENTH ORDER OF BUSINESS**

Supervisors' Comments/Requests

229

230 There being no Supervisors' comments or requests, the next item followed.

231

232 **FOURTEENTH ORDER OF BUSINESS**

Adjournment

233

234

235 **On MOTION by Mr. Asfour and seconded by Mr. Morash, with all in favor, the**
236 **meeting adjourned at 5:04 p.m.**

237

238

239

240

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

241
242
243
244
245
246

Secretary/Assistant Secretary

Chair/Vice Chair

RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT

8C

RIVER HALL COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2020/2021 MEETING SCHEDULE

LOCATION

River Hall Town Hall Center, located at 3089 River Hall Parkway, Alva, Florida 33920

| DATE | POTENTIAL DISCUSSION/FOCUS | TIME |
|---|---|----------------|
| October 1, 2020 | Regular Meeting | 3:30 PM |
| ZOOM: https://us02web.zoom.us/j/82750952717 Meeting ID: 827 5095 2717 Dial: 1-929-205-6099 Meeting ID: 827 5095 2717 | | |
| November 5, 2020 | Regular Meeting | 3:30 PM |
| December 3, 2020 | Regular Meeting | 3:30 PM |
| January 7, 2021 | Regular Meeting | 3:30 PM |
| February 4, 2021 | Regular Meeting | 3:30 PM |
| March 4, 2021 | Regular Meeting | 3:30 PM |
| April 1, 2021 | Regular Meeting | 3:30 PM |
| May 6, 2021 | Regular Meeting | 3:30 PM |
| June 3, 2021 | Regular Meeting | 3:30 PM |
| July 1, 2021 | Regular Meeting | 3:30 PM |
| August 5, 2021 | Public Hearing & Regular Meeting | 3:30 PM |
| September 2, 2021 | Regular Meeting | 3:30 PM |