

WILFORD PRESERVE
Community Development District

AUGUST 20, 2025

AGENDA

**Wilford Preserve
Community Development District**

475 West Town Place, Suite 114
St. Augustine, Florida 32092
www.WilfordPreserveCDD.com

August 13, 2025

Board of Supervisors
Wilford Preserve Community Development District

Dear Board Members:

The Wilford Preserve Community Development District Board of Supervisors Meeting is scheduled for **Wednesday, August 20, 2025, at 6:00 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Public Comment
- III. Approval of the Minutes of the July 23, 2025, Meeting
- IV. Acceptance of the Engagement Letter from Grau & Associates for the Fiscal Year 2025 Audit
- V. Public Hearing for the Purpose of Adopting the Fiscal Year 2026 Budget
 - A. Consideration of Resolution 2025-06, Relating to Annual Appropriations and Adopting the Fiscal Year 2026
 - B. Consideration of Resolution 2025-07, Imposing Special Assessments and Certifying an Assessment Roll
- VI. Consideration of Request to Install Fencing within a District Easement (3385 Golden Eye)
- VII. Staff Reports
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
 - 1. Consideration of Designating a Regular Meeting Schedule for Fiscal Year 2026

2. Discussion of Goals & Objectives for Fiscal Year 2026

D. Amenity / Operations Manager – Report

VIII. Financial Reports

A. Financial Statements as of July 31, 2025

B. Check Register

C. Ratification of Boundary Amendment Funding Request #12

IX. Supervisors' Requests and Audience Comments

X. Next Scheduled Meeting – Tuesday, September 16, 2025, at 1:30 p.m. at the Plantation Oaks Amenity Center

XI. Adjournment

MINUTES

MINUTES OF MEETING
WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT

The meeting of the Board of Supervisors of the Wilford Preserve Community Development District was held on Tuesday, June 11, 2025, at 1:30 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.

Present and constituting a quorum were:

Louis Cowling	Chairman
Braden Smith	Vice Chairman
Robert Keefe	Supervisor
Gary McKee	Supervisor

Also present were:

Marilee Giles	District Manager
Kyle McGee <i>by phone</i>	District Counsel
Glynn Taylor <i>by phone</i>	District Engineer
Jay Soriano	Operations Manager
Sayla Hicks	Amenity Manager

The following is a summary of the discussions and actions taken at the June 11, 2025, meeting.

FIRST ORDER OF BUSINESS

Call to Order

Ms. Giles called the meeting to order at 1:30 p.m. and called the roll.

SECOND ORDER OF BUSINESS

Public Comment

There being no members of the public present, the next item followed.

THIRD ORDER OF BUSINESS

**Approval of the Minutes of the June 11,
2025 Board of Supervisors Meeting**

There being no comments on the minutes, a motion to approve followed.

On MOTION by Mr. Cowling seconded by Mr. Keefe with all in favor the minutes of the June 11, 2025, Board of Supervisors meeting were approved.
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FOURTH ORDER OF BUSINESS

Consideration of Speed Table Proposals

Mr. Soriano reminded the Board that this item was tabled to give the Board an opportunity to discuss the desired locations for the speed tables with Supervisor McKee's input.

Mr. Cowling added that he spoke to Jim Edwards at Taylor & White who confirmed the proposal was for three speed tables along Firethorn, each 500-feet apart. Mr. McKee and Mr. Keefe stated that Copperwood has speeding issues as well near the Ivory Palm entrance. Mr. McKee suggested putting a speed table right before the model homes at the turn.

On MOTION by Mr. Cowling seconded by Mr. Keefe with all in favor installing three speed tables was approved with Supervisor McKee authorized to work with staff on the specific locations.

FIFTH ORDER OF BUSINESS

Consideration of Request to Install Fence Within a CDD Easement (632 Ivory Palm)

Mr. Soriano stated that the area that the contractor has been using a natural area to access the pond near this home, however once the foliage grows in, that area will no longer be open so the access easement off of this property will need to stay open. He recommended just allowing five-foot use of the easement.

On MOTION by Mr. Cowling seconded by Mr. Keefe with all in favor the easement request from 632 Ivory Palm was approved in substantial form with staff to verify the fence locations for lot 103.

SIXTH ORDER OF BUSINESS

Discussion of Fiscal Year 2026 Budget

Ms. Giles reminded the Board that the budget is scheduled to be adopted at the August 20th meeting.

There being no further discussion, the next item followed.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

There being nothing to report, the next item followed.

B. District Engineer

There being nothing to report, the next item followed.

C. District Manager

Ms. Giles reminded the Board complete four hours' worth of ethics training by December 31st.

D. Amenity / Operations Manager**1. Report**

Ms. Hicks gave an overview of the operations report. Mr. Soriano informed the Board new signage is being installed to clarify the rules.

2. Discussion of Pothole on Sycamore

Mr. Cowling stated that Dream Finder's site contractor has filled the pothole in. He noted it will need to be monitored.

Next, Mr. Soriano provided an estimate for replacing three trees on Firethorn. The estimate falls within his discretionary spending amount. There were no objections from the Board on replacing the trees.

EIGHTH ORDER OF BUSINESS**Financial Reports****A. Financial Statements as of June 30, 2025**

Ms. Giles presented the Financial Statements as of June 30, 2025.

B. Check Register

Ms. Giles presented the Check Register through the end of May totaling \$35,865.58.

On MOTION by Mr. Keefe seconded by Mr. Cowling with all in favor the Check Register was approved.

NINTH ORDER OF BUSINESS**Supervisors' Requests and Audience Comments****Supervisors Requests:**

- Mr. Cowling reported that he only needs two more consents finalized for the boundary amendment.

Audience Comments

- Sheila Torres commented that the outdoor tables are starting to rust, the pool water looks cloudy shortly after the pool maintenance technician has left, and there's an area on the sidewalk off Copperwood shortly after Ivory Palm that is holding water.

TENTH ORDER OF BUSINESS

**Next Scheduled Meeting – August 20, 2025,
at 6:30 p.m. at the Plantation Oaks Amenity
Center**

ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Keefe seconded by Mr. McKee with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

FOURTH ORDER OF BUSINESS



Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

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August 11, 2025

Board of Supervisors
Wilford Preserve Community Development District
475 West Town Place, Suite 114
St. Augustine, FL 32092

We are pleased to confirm our understanding of the services we are to provide Wilford Preserve Community Development District, Clay County, Florida ("the District") for the fiscal year ended September 30, 2025. We will audit the financial statements of the governmental activities and each major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of Wilford Preserve Community Development District as of and for the fiscal year ended September 30, 2025. In addition, we will examine the District's compliance with the requirements of Section 218.415 Florida Statutes. This letter serves to renew our agreement and establish the terms and fee for the 2025 audit.

Accounting principles generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the District's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The following RSI is required by generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis
- 2) Budgetary comparison schedule

The following other information accompanying the financial statements will not be subjected to the auditing procedures applied in our audit of the financial statements, and our auditor's report will not provide an opinion or any assurance on that information:

- 1) Compliance with FL Statute 218.39 (3) (c)

Audit Objectives

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, and will include tests of the accounting records of the District and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the District's financial statements. 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 or add emphasis-of-matter or other-matter paragraphs. If our opinion on the financial statements is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

We will also provide a report (that does not include an opinion) on internal control related to the financial statements and compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements as required by *Government Auditing Standards*. The report on internal control and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of testing of internal control and compliance, and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control on compliance, and (2) that the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the District is subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit in accordance with U.S. generally accepted auditing standards and the standards for financial audits contained in *Government Auditing Standards* may not satisfy the relevant legal, regulatory, or contractual requirements.

Examination Objective

The objective of our examination is the expression of an opinion as to whether the District is in compliance with Florida Statute 218.415 in accordance with Rule 10.556(10) of the Auditor General of the State of Florida. Our examination will be conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and will include tests of your records and other procedures we consider necessary to enable us to express such an opinion. We will issue a written report upon completion of our examination of the District's compliance. The report will include a statement that the report is intended solely for the information and use of management, those charged with governance, and the Florida Auditor General, and is not intended to be and should not be used by anyone other than these specified parties. 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 or add emphasis-of-matter or other-matter paragraphs. If our opinion on the District's compliance is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the examination or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

Other Services

We will assist in preparing the financial statements and related notes of the District in conformity with U.S. generally accepted accounting principles based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. The other services are limited to the financial statement services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

Management Responsibilities

Management is responsible for compliance with Florida Statute 218.415 and will provide us with the information required for the examination. The accuracy and completeness of such information is also management's responsibility. You agree to assume all management responsibilities relating to the financial statements and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements and related notes and that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. In addition, you will be required to make certain representations regarding compliance with Florida Statute 218.415 in the management representation letter. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, who possesses suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Management is responsible for designing, implementing and maintaining effective internal controls, including evaluating and monitoring ongoing activities, to help ensure that appropriate goals and objectives are met; following laws and regulations; and ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles, for the preparation and fair presentation of the financial statements and all accompanying information in conformity with U.S. generally accepted accounting principles, and for compliance with applicable laws and regulations and the provisions of contracts and grant agreements.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that 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.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants and for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts or grant agreements, or abuse that we report.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits or other studies related to the objectives discussed in the Audit Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions, for the report, and for the timing and format for providing that information.

With regard to the electronic dissemination of audited financial statements, including financial statements published electronically on your website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. 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. We will plan and perform the audit to obtain reasonable rather than absolute assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of abuse is subjective, *Government Auditing Standards* do not expect auditors to provide reasonable assurance of detecting abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. Our responsibility as auditors is limited to the period covered by our audit and does not extend to later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and may include tests of the physical existence of inventories, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about your responsibilities for the financial statements; compliance with laws, regulations, contracts, and grant agreements; and other responsibilities required by generally accepted auditing standards.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards and *Government Auditing Standards*.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the District's compliance with the provisions of applicable laws, regulations, contracts, agreements, and grants. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all cash or other confirmations we request and will locate any documents selected by us for testing.

The audit documentation for this engagement is the property of Grau & Associates and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a cognizant or oversight agency or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Grau & Associates personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies. Notwithstanding the foregoing, the parties acknowledge that various documents reviewed or produced during the conduct of the audit may be public records under Florida law. The District agrees to notify Grau & Associates of any public record request it receives that involves audit documentation.

Furthermore, Grau & Associates agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Auditor acknowledges that the designated public records custodian for the District is the District Manager ("Public Records Custodian"). Among other requirements and to the extent applicable by law, Grau & Associates shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which 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 the contract term if Auditor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Grau & Associate's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by Grau & Associates, Grau & Associates shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF GRAU & ASSOCIATES HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO ITS DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE PUBLIC RECORDS CUSTODIAN AT: GMS-NF LLC - 475 WEST TOWN PLACE, SUITE 114, ST. AUGUSTINE, FL 32092 - TELEPHONE: 904-940-5850.

Our fee for these services will not exceed \$5,100 for the September 30, 2025 audit, unless there is a change in activity by the District which results in additional audit work or if additional Bonds are issued.

We will complete the audit within prescribed statutory deadlines, which requires the District to submit its annual audit to the Auditor General no later than nine (9) months after the end of the audited fiscal year, with the understanding that your employees will provide information needed to perform the audit on a timely basis.

All accounting records (including, but not limited to, trial balances, general ledger detail, vendor files, bank and trust statements, minutes, and confirmations) for the fiscal year ended September 30, 2025 must be provided to us no later than January 1, 2026, in order for us to complete the engagement by March 31, 2026.

Subject to timely receipt of the necessary information, we will submit a preliminary draft audit report by March 15, 2026 for the District's review, and a final draft audit report by March 31, 2026 for the District's review and approval.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date. If we are aware that a federal awarding agency or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. Invoices will be submitted in sufficient detail to demonstrate compliance with the terms of this agreement. In accordance with our firm policies, work may be suspended if your account becomes 60 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate.

This agreement may be renewed each year thereafter subject to the mutual agreement by both parties to all terms and fees. The fee for each annual renewal will be agreed upon separately.

The District has the option to terminate this agreement with or without cause by providing thirty (30) days written notice of termination to Grau & Associates. Upon any termination of this agreement, Grau & Associates shall be entitled to payment of all work and/or services rendered up until the effective termination of this agreement, subject to whatever claims or off-sets the District may have against Grau & Associates.

We will provide you with a copy of our most recent external peer review report and any letter of comment, and any subsequent peer review reports and letters of comment received during the period of the contract. Our 2022 peer review report accompanies this letter.

We appreciate the opportunity to be of service to Wilford Preserve Community Development District and believe this letter accurately summarizes the terms of our engagement and, with any addendum, if applicable, is the complete and exclusive statement of the agreement between Grau & Associates and the District with respect to the terms of the engagement between the parties. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

Grau & Associates



Antonio J. Grau

RESPONSE:

This letter correctly sets forth the understanding of Wilford Preserve Community Development District.

By: _____

Title: _____

Date: _____



FICPA Peer Review Program
Administered in Florida
by The Florida Institute of CPAs



Peer Review
Program

AICPA Peer Review Program
Administered in Florida
by the Florida Institute of CPAs

March 17, 2023

Antonio Grau
Grau & Associates
951 Yamato Rd Ste 280
Boca Raton, FL 33431-1809

Dear Antonio Grau:

It is my pleasure to notify you that on March 16, 2023, the Florida Peer Review Committee accepted the report on the most recent System Review of your firm. The due date for your next review is December 31, 2025. This is the date by which all review documents should be completed and submitted to the administering entity.

As you know, the report had a peer review rating of pass. The Committee asked me to convey its congratulations to the firm.

Thank you for your cooperation.

Sincerely,

FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee

850.224.2727, x5957

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114

Review Number: 594791

FIFTH ORDER OF BUSINESS

Wilford Preserve

Community Development District

***Approved Budget
FY 2026***

Presented by:



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Wilford Preserve
Community Development District
Approved Budget
General Fund

Description	Adopted Budget FY 2025	Actuals Thru 7/31/25	Projected Next 2 Months	Projected Thru 9/30/25	Approved Budget FY 2026
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REVENUES:

Special Assessments - Tax Roll	\$ 505,573	\$ 678,528	\$ -	\$ 678,528	\$ 673,895
Direct Bill Phase 4	168,146	-	-	-	-
Developer Funded Cheswick South	263,580	-	-	-	263,580
Interest Income	6,000	12,555	1,000	13,555	6,000
Miscellaneous Income	668	1,066	200	1,266	1,000

TOTAL REVENUES	\$ 943,967	\$ 692,150	\$ 1,200	\$ 693,350	\$ 944,475
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EXPENDITURES:

Administrative

Supervisor Fees	\$ 4,800	\$ 3,000	\$ 1,800	\$ 4,800	\$ 4,800
FICA Taxes	367	230	138	367	367
Engineering	6,000	7,030	1,500	8,530	6,000
Attorney	15,000	5,234	9,766	15,000	15,000
Annual Audit	4,800	5,000	-	5,000	5,200
Assessment Roll Administration	5,618	5,618	-	5,618	5,899
Arbitrage Rebate	1,200	600	-	600	600
Dissemination Agent	7,865	6,554	1,311	7,865	8,258
Trustee Fees	7,000	6,592	-	6,592	7,000
Management Fees	55,213	46,011	9,202	55,213	57,974
Information Technology	1,060	883	177	1,060	1,113
Website Maintenance	1,272	1,060	212	1,272	1,336
Telephone	300	102	198	300	300
Postage	500	256	244	500	500
Insurance General Liability	7,500	7,296	-	7,296	8,208
Printing	1,200	154	1,046	1,200	1,200
Legal Advertising	3,000	1,254	1,746	3,000	3,000
Other Current Charges	600	2	598	600	600
Office Supplies	100	13	87	100	100
Dues, Licenses & Subscriptions	175	175	-	175	175

TOTAL ADMINISTRATIVE	\$ 123,571	\$ 97,064	\$ 28,025	\$ 125,089	\$ 127,630
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Operations & Maintenance

Amenity Center

Insurance	\$ 11,546	\$ 10,500	\$ -	\$ 10,500	\$ 11,850
General Facility Maintenance	35,000	6,799	28,201	35,000	35,000
Amenity Manager	67,250	39,375	27,875	67,250	71,285
Janitorial Services	15,000	12,776	2,224	15,000	15,900
Pool Maintenance	30,000	25,000	5,000	30,000	31,800
Pool Chemicals	20,000	7,542	12,458	20,000	20,000
Pool Monitors	25,000	3,608	21,392	25,000	25,000
Security Monitoring	1,235	-	1,235	1,235	1,235
Security	93,325	37,368	7,956	45,324	93,325
Permit Fees	900	300	600	900	900
Telephone/Cable/Internet	1,000	-	1,000	1,000	1,000
Electric	25,000	5,621	19,379	25,000	25,200
Water/Sewer/Irrigation	55,000	22,265	2,735	25,000	55,000
Repairs & Replacements	25,000	11,776	8,224	20,000	25,000
Refuse Service	5,040	2,831	669	3,500	5,040
Special Events	6,000	1,730	2,000	3,730	6,000
Recreational Passes	1,500	260	1,240	1,500	2,500
Office Supplies/Mailings/Printing	600	-	600	600	600

TOTAL AMENITY CENTER	\$ 418,396	\$ 187,751	\$ 142,787	\$ 330,539	\$ 426,635
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Wilford Preserve
Community Development District
Approved Budget
General Fund

Description	Adopted Budget FY 2025	Actuals Thru 7/31/25	Projected Next 2 Months	Projected Thru 9/30/25	Approved Budget FY 2026
<u>Ground Maintenance</u>					
Landscape Maintenance	\$ 260,000	\$ 86,400	\$ 17,280	\$ 103,680	\$ 260,000
Landscape Contingency	6,000	2,100	3,900	6,000	6,000
Irrigation Maintenance	5,000	-	5,000	5,000	5,000
Lake Maintenance	26,000	8,700	4,350	13,050	26,000
TOTAL GROUND MAINTENANCE	\$ 297,000	\$ 97,200	\$ 30,530	\$ 127,730	\$ 297,000
<u>Reserves</u>					
Capital Reserve Fund	\$ 105,000	\$ -	\$ 105,000	\$ 105,000	\$ 93,210
TOTAL RESERVES	\$ 105,000	\$ -	\$ 105,000	\$ 105,000	\$ 93,210
TOTAL EXPENDITURES	\$ 943,967	\$ 382,015	\$ 306,342	\$ 688,358	\$ 944,475
<u>Other Sources/(Uses)</u>					
Interlocal Transfer In/(Out)	\$ -	\$ 2,077	\$ -	\$ 2,077	\$ -
TOTAL OTHER SOURCES/(USES)	\$ -	\$ 2,077	\$ -	\$ 2,077	\$ -
EXCESS REVENUES (EXPENDITURES)	\$ (0)	\$ 312,211	\$ (305,142)	\$ 7,069	\$ -

Wilford Preserve
Community Development District
Budget Narrative
Fiscal Year 2026

REVENUES

Special Assessments

The District will levy a non ad-valorem special assessment on all taxable property within the District to fund a portion of the General Operating Expenditures for the fiscal year. These are collected on the Clay County Tax Roll for platted lands. Unplatted lands are direct billed to the landowner.

Interest Income

The District will have funds invested in a money market fund with U.S. Bank that earns interest based upon the estimated balance invested throughout the year. Also included are insurance reimbursement costs.

Miscellaneous Income

Miscellaneous Income from proceeds from access cards from residents and guest of the community and any other income is deposited to the district.

Expenditures - Administrative

Supervisors Fees

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting in which they attend.

FICA Taxes

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Engineering

The District's engineer, will provide general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review of invoices, and other specifically requested assignments.

Attorney

The District's Attorney, Kutak Rock LLP, will be providing general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from the previous year engagement plus anticipated increase.

Assessment Roll Administration

GMS, LLC provides assessment services for closing lot sales, assessment roll services with the local Tax Collector and financial advisory services.

Arbitrage Rebate

The District is required to annually have an arbitrage rebate calculation on the District's Series 2018B & 2019A Special Assessment Revenue Bonds.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements the District's Special Assessment Bond Series 2018B and 2019A. An additional fee of \$500 is incurred for a revised amortization fee after the District makes an Optional Redemption payment towards any of the Bonds. It has contracted with Governmental Management Services, LLC to provide this service.

Trustee Fees

The District will issue bonds to be held with a Trustee at a qualified Bank. The amount of the trustee fees is based on the agreement between US Bank and the District for the Special Assessment Bond Series 2018B and anticipated issuance of Special Assessments Bonds Series 2019A.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services, LLC. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Telephone

New internet and Wi-Fi service for Office.

Postage

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Wilford Preserve
Community Development District
Budget Narrative
Fiscal Year 2026

Expenditures - Administrative (continued)

Insurance General Liability

The District's General Liability & Public Officials Liability Insurance policy is with a qualified entity that specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts.

Printing

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Other Current Charges

This includes monthly bank charges and any other miscellaneous expenses that incur during the year.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Due, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175.

Expenditures - Amenity Center

Insurance (Property)

The District's property Insurance policy is with Florida Insurance Alliance, FIA specializes in providing insurance coverage to governmental agencies. The amount budgeted represents the estimated premium for property insurance related to the Amenity Center.

General Facility Maintenance

The District has contracted with Governmental Management Services, LLC to provide maintenance and repairs necessary for upkeep of the Amenity Center and common grounds area.

Amenity Manager

The District has contracted with Governmental Management Services, LLC to provide Field Operations services, to include contract administration, field related inspections, etc.

Janitorial Services

The District is under contract with Governmental Management Services, LLC to provide janitorial cleaning for the Amenity Center.

Pool Maintenance

The District is under contract with Governmental Management Services, LLC for the maintenance of the Amenity Center Swimming Pool.

Pool Chemicals

The District will contract with local company to provide chemicals necessary for the maintenance of the Amenity Center swimming pool.

Pool Monitors

The District will contract with management company to provide personnel to monitor usage of the pool during peak swim season.

Security Monitoring

Maintenance costs of the security alarms/cameras provided by Hi-Tech System.

Security

The District will contract with security company for on-site patrols.

Permit Fees

Represents Permit Fees paid to the Department of Health for the swimming pool.

Telephone/Cable/Internet

The Amenity Center will contract with vendor to provide phone, cable and internet for Amenity Center.

Expenditures - Amenity Center

Electric

The cost of electricity provided by Clay Electric Cooperative. The District has the following meter:

Location	Account#		Monthly	Annual
2740 Firethorn Ave	9171539	\$	600	\$ 7,200
Contingency for new accounts				18,000
	Total	\$	600	\$ 25,200

Wilford Preserve
Community Development District
Budget Narrative
Fiscal Year 2026

Expenditures - Amenity Center (continued)

Water/Sewer/Irrigation

Cost of reclaimed irrigation service from Clay County Utility Authority used by the district. The District has the following meters:

Location	Account#	Monthly		Annual
2736 Copperwood Avenue	A00040095	\$	100	\$ 1,200
632 Silverberry Avenue	A00040096		300	3,600
2738 Firethorn Avenue	A00043494		750	9,000
634 Ivory Palm Road	A00043493		80	960
2965 White Heron Trail	A00043492		150	1,800
451 Cheswick Oak Ave	A00043491		120	1,440
708 Sycamore Way	A00043489		80	960
832 Sycamore Way	A00043488		160	1,920
2530 Firethorn Avenue	A00043487		175	2,100
3048 Firethorn Avenue	A00043486		150	1,800
3140 Firethorn Avenue	A00043485		50	600
2744 Firethorn Avenue	A00044340		475	5,700
3169 Flower Branch Avenue	A00047819		150	1,800
678 Sycamore Way	A00048921		100	1,200
New accounts for Cheswick South				20,920
Total		\$	2,840	\$ 55,000

Repairs & Replacements

Regular maintenance and replacement cost incurred by the Amenity Center of the District.

Refuse Service

The District has contracted with Republic Service company for garbage disposal service.

Location	Account#	Monthly		Annual
2740 Firethorn Ave	xx-9614	\$	300	\$ 3,600
Cheswick South				1,440
Total		\$	300	\$ 5,040

Special Events

Represents estimated cost for the District to host any special events for the community throughout the Fiscal Year. Costs are partially offset by rental and miscellaneous income.

Recreational Passes

Represents the estimated cost for issuing access cards to the District's residents for Amenity Center privileges. Residents must purchase replacement cards and receipts are posted to miscellaneous income.

Office Supplies / Mailings / Printing

Consists of mailings to residents, access control expenses, etc.

Expenditures - Ground Maintenance

Landscape Maintenance

The District is contracted with a Yellowstone Landscape to maintain the common areas of the District, landscape light repairs, tree removals, tree trimmings, additional mulching and new projects and replacements.

Contractor	Monthly		Annual
Yellowstone	\$	9,165	\$ 109,980
New Area for Cheswick South			150,020
		\$	260,000

Landscape Contingency

For additional landscape services and possible storm cleanup.

Irrigation Maintenance

Cost of miscellaneous repairs and maintenance to irrigation system.

Lake Maintenance

The District has contracted with Solitude Lake Management to maintain the water quality in all the lakes on District property.

Capital Reserve Fund

The District will establish a reserve to fund the renewal and replacement of District's capital related facilities.

Wilford Preserve
Community Development District
Approved Budget
Debt Service Series 2019A Special Assessment Bonds

Description	Adopted Budget FY 2025	Actuals Thru 7/31/25	Projected Next 2 Months	Projected Thru 9/30/25	Approved Budget FY 2026
REVENUES:					
Special Assessments - Tax Roll	\$ 521,627	\$ 523,341	\$ -	\$ 523,341	\$ 521,627
Interest Earnings	7,500	20,314	2,000	22,314	10,000
Carry Forward Surplus ⁽¹⁾	239,841	232,679	-	232,679	255,984
TOTAL REVENUES	\$ 768,968	\$ 776,334	\$ 2,000	\$ 778,334	\$ 787,611
EXPENDITURES:					
Interest - 11/1	\$ 186,175	\$ 186,175	\$ -	\$ 186,175	\$ 182,725
Interest - 5/1	186,175	186,175	-	186,175	182,725
Principal - 5/1	150,000	150,000	-	150,000	160,000
TOTAL EXPENDITURES	\$ 522,350	\$ 522,350	\$ -	\$ 522,350	\$ 525,450
Other Sources/(Uses)					
Interfund transfer In/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL OTHER SOURCES/(USES)	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL EXPENDITURES	\$ 522,350	\$ 522,350	\$ -	\$ 522,350	\$ 525,450
EXCESS REVENUES (EXPENDITURES)	\$ 246,618	\$ 253,984	\$ 2,000	\$ 255,984	\$ 262,161
⁽¹⁾ Carry Forward is Net of Reserve Requirement				Interest Due 11/1/26	<u>\$ 179,045</u>

Wilford Preserve
Community Development District
AMORTIZATION SCHEDULE (Combined)
Debt Service Series 2019A Special Assessment Bonds

Period	Outstanding Balance	Principal	Interest	Annual Debt Service
11/01/25	\$ 7,160,000		\$ 182,725	
05/01/26	7,160,000	\$ 160,000	182,725	\$ 525,450
11/01/26	7,000,000		179,045	
05/01/27	7,000,000	165,000	179,045	523,090
11/01/27	6,835,000		174,920	
05/01/28	6,835,000	175,000	174,920	524,840
11/01/28	6,660,000		170,545	
05/01/29	6,660,000	185,000	170,545	526,090
11/01/29	6,475,000		165,920	
05/01/30	6,475,000	190,000	165,920	521,840
11/01/30	6,285,000		161,170	
05/01/31	6,285,000	200,000	161,170	522,340
11/01/31	6,085,000		156,170	
05/01/32	6,085,000	215,000	156,170	527,340
11/01/32	5,870,000		150,795	
05/01/33	5,870,000	225,000	150,795	526,590
11/01/33	5,645,000		145,170	
05/01/34	5,645,000	235,000	145,170	525,340
11/01/34	5,410,000		139,295	
05/01/35	5,410,000	245,000	139,295	523,590
11/01/35	5,165,000		133,170	
05/01/36	5,165,000	260,000	133,170	526,340
11/01/36	4,905,000		126,670	
05/01/37	4,905,000	275,000	126,670	528,340
11/01/37	4,630,000		119,795	
05/01/38	4,630,000	285,000	119,795	524,590
11/01/38	4,345,000		112,670	
05/01/39	4,345,000	300,000	112,670	525,340
11/01/39	4,045,000		105,170	
05/01/40	4,045,000	315,000	105,170	525,340
11/01/40	3,730,000		96,980	
05/01/41	3,730,000	335,000	96,980	528,960
11/01/41	3,395,000		88,270	
05/01/42	3,395,000	350,000	88,270	526,540
11/01/42	3,045,000		79,170	
05/01/43	3,045,000	370,000	79,170	528,340
11/01/43	2,675,000		69,550	
05/01/44	2,675,000	390,000	69,550	529,100
11/01/44	2,285,000		59,410	
05/01/45	2,285,000	410,000	59,410	528,820
11/01/45	1,875,000		48,750	
05/01/46	1,875,000	435,000	48,750	532,500
11/01/46	1,440,000		37,440	
05/01/47	1,440,000	455,000	37,440	529,880
11/01/47	985,000		25,610	
05/01/48	985,000	480,000	25,610	531,220
11/01/48	505,000		13,130	
05/01/49	505,000	505,000	13,130	531,260
Total	\$ 7,160,000	\$ 5,483,080	\$ 12,643,080	

Wilford Preserve
Community Development District
Non-Ad Valorem Assessments Comparison
2025-2026

Neighborhood	O&M Units	Annual Maintenance Assessments			
		FY 2026	FY 2025	Increase/ (decrease)	
50'	493	\$1,208.95	\$1,208.95	\$0.00	0.00%
60'	100	\$1,208.95	\$1,208.95	\$0.00	0.00%
Total	593				

Gross Assessments		\$716,909.46
Less: Discount	4.00%	28,676.38
Less: Commission fees	2.00%	14,338.19
Net Assessments		<u><u>\$673,894.89</u></u>

Wilford Preserve
Community Development District
Approved Budget
Capital Reserve Fund

Description	Adopted Budget FY 2025	Actuals Thru 7/31/25	Projected Next 2 Months	Projected Thru 9/30/25	Approved Budget FY 2026
<u>REVENUES:</u>					
Interest Income	\$ 2,000	\$ -	\$ 250	\$ 250	\$ 2,000
Capital Reserve Funding	105,000	-	105,000	105,000	93,210
Carry Forward Balance	-	-	-	-	98,495
TOTAL REVENUES	\$ 107,000	\$ -	\$ 105,250	\$ 105,250	\$ 193,705
<u>EXPENDITURES:</u>					
Repairs and Replacements	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Outlay	-	5,255	1,500	6,755	10,000
TOTAL EXPENDITURES	\$ -	\$ 5,255	\$ 1,500	\$ 6,755	\$ 10,000
<u>Other Sources/(Uses)</u>					
Transfer in/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL OTHER SOURCES/(USES)	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL EXPENDITURES	\$ -	\$ 5,255	\$ 1,500	\$ 6,755	\$ 10,000
EXCESS REVENUES (EXPENDITURES)	\$ 107,000	\$ (5,255)	\$ 103,750	\$ 98,495	\$ 183,705

A.

RESOLUTION 2025-06
[FY 2026 APPROPRIATION RESOLUTION]

THE ANNUAL APPROPRIATION RESOLUTION OF THE WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT ("DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET(S) FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025, AND ENDING SEPTEMBER 30, 2026; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, for the fiscal year beginning October 1, 2025, and ending September 30, 2026 ("**FY 2026**"), the District Manager prepared and submitted to the Board of Supervisors ("**Board**") of the Wilford Preserve Community Development District ("**District**") prior to June 15, 2025, proposed budget(s) ("**Proposed Budget**") along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local general-purpose government(s) having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing on the Proposed Budget and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District's website in accordance with Section 189.016, *Florida Statutes*; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET

- a. The Proposed Budget, attached hereto as **Exhibit A**, as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budget**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- b. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Wilford Preserve Community Development District for the Fiscal Year Ending September 30, 2026."

- c. The Adopted Budget shall be posted by the District Manager on the District's official website in accordance with Section 189.016, *Florida Statutes* and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for FY 2026, the sum(s) set forth in **Exhibit A** to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated as set forth in **Exhibit A**.

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within FY 2026 or within 60 days following the end of the FY 2026 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of \$15,000 or 15% of the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.
- c. Any other budget amendments shall be adopted by resolution and consistent with Florida law. The District Manager or Treasurer must ensure that any amendments to the budget under this paragraph c. are posted on the District's website in accordance with Section 189.016, *Florida Statutes*, and remain on the website for at least two (2) years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 20th DAY OF AUGUST, 2025.

ATTEST:

**WILFORD PRESERVE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: FY 2026 Budget

B.

RESOLUTION 2025-07
[FY 2026 ASSESSMENT RESOLUTION]

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT PROVIDING FOR FUNDING FOR THE FY 2026 ADOPTED BUDGET(S); PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Wilford Preserve Community Development District ("**District**") is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District, located in Clay County, Florida ("**County**"); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, for the fiscal year beginning October 1, 2025, and ending September 30, 2026 ("**FY 2026**"), the Board of Supervisors ("**Board**") of the District has determined to undertake various operations and maintenance and other activities described in the District's budget ("**Adopted Budget**"), attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Chapter 190, *Florida Statutes*, the District may fund the Adopted Budget through the levy and imposition of special assessments on benefitted lands within the District and, regardless of the imposition method utilized by the District, under Florida law the District may collect such assessments by direct bill, tax roll, or in accordance with other collection measures provided by law; and

WHEREAS, in order to fund the District's Adopted Budget, the District's Board now desires to adopt this Resolution setting forth the means by which the District intends to fund its Adopted Budget.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT:

1. **FUNDING.** The District's Board hereby authorizes the funding mechanisms for the Adopted Budget as provided further herein and as indicated in the Adopted Budget attached hereto as **Exhibit A** and the assessment roll attached hereto as **Exhibit B ("Assessment Roll")**.

2. **OPERATIONS AND MAINTENANCE ASSESSMENTS.**

a. **Benefit Findings.** The provision of the services, facilities, and operations as described in **Exhibit A** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands is shown in **Exhibit A** and **Exhibit B** and is hereby found to be fair and reasonable.

- b. **O&M Assessment Imposition.** Pursuant to Chapter 190, *Florida Statutes*, a special assessment for operations and maintenance (“**O&M Assessment(s)**”) is hereby levied and imposed on benefitted lands within the District and in accordance with **Exhibit A** and **Exhibit B**. The lien of the O&M Assessments imposed and levied by this Resolution shall be effective upon passage of this Resolution.
 - c. **Maximum Rate.** Pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the “maximum rate” authorized by law for operation and maintenance assessments.
3. **DEBT SERVICE SPECIAL ASSESSMENTS.** The District’s Board hereby certifies for collection the FY 2026 installment of the District’s previously levied debt service special assessments (“**Debt Assessments,**” and together with the O&M Assessments, the “**Assessments**”) in accordance with this Resolution and as further set forth in **Exhibit A** and **Exhibit B**, and hereby directs District staff to affect the collection of the same.
4. **COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.** Pursuant to Chapter 190, *Florida Statutes*, the District is authorized to collect and enforce the Assessments as set forth below.
 - a. **Tax Roll Assessments.** To the extent indicated in **Exhibit A** and **Exhibit B**, those certain O&M Assessments (if any) and/or Debt Assessments (if any) imposed on the “**Tax Roll Property**” identified in **Exhibit B** shall be collected by the County Tax Collector at the same time and in the same manner as County property taxes in accordance with Chapter 197, *Florida Statutes* (“**Uniform Method**”). That portion of the Assessment Roll which includes the Tax Roll Property is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County property taxes. The District’s Board finds and determines that such collection method is an efficient method of collection for the Tax Roll Property.
 - b. **Direct Bill Assessments.** To the extent indicated in **Exhibit A** and **Exhibit B**, those certain O&M Assessments (if any) and/or Debt Assessments (if any) imposed on “**Direct Collect Property**” identified in **Exhibit B** shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibit A** and **Exhibit B**. The District’s Board finds and determines that such collection method is an efficient method of collection for the Direct Collect Property.
 - i. *Due Date (O&M Assessments).* O&M Assessments directly collected by the District shall be due and payable in full on December 1, 2025; provided, however, that, to the extent permitted by law, the O&M Assessments due may be paid in several partial, deferred payments and according to the following schedule: 50% due no later than December 1, 2025, 25% due no later than February 1, 2026 and 25% due no later than May 1, 2026.

- ii. *Due Date (Debt Assessments).* Debt Assessments directly collected by the District, as well as debt service special assessments imposed for the Series 2018B Special Assessment Bonds, shall be due and payable in full on December 1, 2025; provided, however, that, to the extent permitted by law, the Debt Assessments due may be paid in several partial, deferred payments and according to the following schedule: : 50% due no later than December 1, 2025, 25% due no later than February 1, 2026 and 25% due no later than May 1, 2026.
- iii. In the event that an Assessment payment is not made in accordance with the schedule(s) stated above, the whole of such Assessment, including any remaining partial, deferred payments for the Fiscal Year: shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent Assessments shall accrue at the rate of any bonds secured by the Assessments, or at the statutory prejudgment interest rate, as applicable. In the event an Assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes*, or other applicable law to collect and enforce the whole Assessment, as set forth herein.

- c. **Future Collection Methods.** The District's decision to collect Assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

5. **ASSESSMENT ROLL; AMENDMENTS.** The Assessment Roll, attached hereto as **Exhibit B**, is hereby certified for collection. The Assessment Roll shall be collected pursuant to the collection methods provided above. The proceeds therefrom shall be paid to the District. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll.

6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. **EFFECTIVE DATE.** This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 20th day of August, 2025.

ATTEST:

**WILFORD PRESERVE COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

By: _____

Its: Chairman

Exhibit A: Budget
Exhibit B: Assessment Roll

SIXTH ORDER OF BUSINESS

Wilford Preserve Homeowners Association, Inc.
Architectural Control Committee Application

Wilford oaks

Mail To: Wilford Preserve Homeowners Association Architectural Control Committee
414 Old Hard Road, Suite 502 – Fleming Island, FL 32003 - Office: (904) 592-4090

09 2025
Sherry A

FLORIDIAN PROPERTY
MANAGEMENT

PLEASE READ CAREFULLY SO AS TO NOT DELAY YOUR REQUEST
(Scheduled ARC Meetings are the 1st and 3rd Wednesday of each month.)
Applications must be received no later than the Wednesday prior to the ARC Hearing.
Approval Correspondences are mailed out the week following ARC Hearings.

"THIRTY (30) DAYS are ALLOWED FOR THE APPROVAL PROCESS"

Directions for Electronic Filings:

1. All supporting documentation must be included with the Application as one attachment to your email which can be downloaded and printed as a single document. Multiple attachments will not be accepted.
2. When submitting application *via* email – Application and all supporting documentation should be transmitted as one attachment to the email, which can be downloaded and printed as a single and complete document. Multiple attachments cannot be accepted with Email Submittals
3. **Online Payment: Go to Floridian Property management's Website. Go to "SERVICES" then "ARB REQUESTS." Fill out the form found there and then "SUBMIT." Applications will not be entered for processing until receipt of payment.**

From: Name: Gayle Grantham
Address: 3385 Golden Eye Dr
City, State, Zip: Orange Park, fl 32073
Phone: 917-701-5337 Email: Topfencellc@gmail.com Prettymsgayle@gmail.com
Lot Number: 59 Phase: _____ Application Date: 7/2/25

Fee Structure: **CHECK PAYABLE TO "FLORIDIAN PROPERTY MANAGEMENT, LLC"**

Room Additions: **\$100.00** All other: **\$50.00** Note: No Fee for Satellite Dishes or Solar Panels

Minimum Submittal Requirements

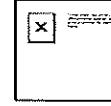
- A. SURVEY** (see your Closing Package) **MUST BE SUBMITTED WITH ANY APPLICATION.**
- B. THE SURVEY MUST DENOTE** the placement of any changes, structures, or improvements, including but not limited to **FENCES, PATIOS, WALKS, PORCH, POOL, SCREEN ENCLOSURE, LANDSCAPING**, etc.
- C. PLANS AND SPECIFICATIONS** are required in the case of **POOLS, PATIOS, and ENCLOSURES.**
- D. PHOTOS** ARE HELPFUL WITH THE APPROVAL PROCESS IN ALL CASES.

(Circle Improvement Type Below)

1. **Fencing:** **Most Interior Lots:** Type **(A)** Six-foot (6') Tan Vinyl, Tongue and Groove, (No Lattice Top), with New England caps, and Eight Foot (8ft.) Panel width. **Lake Lots:** Type **(B)** Four foot (4') high, Black flat top, aluminum, fencing.
2. **(A) Pool Only (B) Pool with Screen Enclosure:** (Scaled plans and drawings, pool, patio, and screen enclosure specifications to be provided by Certified Pool Contractor. All improvements including pool equipment must be drawn to scale on **SURVEY showing all measurements and Setbacks.**)
3. **(A) Glass (B) Screen Enclosure** of existing porch or lanai (Must include color of supports and screen.)
4. **New Screen Enclosure:** (Must submit scaled Plans & Specifications from Certified Contractor.)
5. **Patio, Driveway, and Sidewalk extensions:** (Must Submit Scaled plans and drawings showing all proposed improvements plotted to scale on survey with measurements and setbacks accurately denoted. Must provide all material specifications - Name, Type, Color, and Description of any and all materials. Photo examples obtained from Internet Web Sources will facilitate the submittal process.)
6. **Detached Structures, Pergola, Gazebo, Trellis, etc:** (Must submit detailed plans, drawings, and material specifications. Plans to show height, width, depth, design and all dimensions of proposed improvements. Structure location to be drawn to scale with measurements and setbacks shown on survey.)
7. **Storage Sheds:** (Must submit detailed plans, drawings, and material specifications. Plans to show height, width, depth, design, and all dimensions of proposed improvements. Storage shed location to be drawn to scale with measurements and setbacks shown on survey. Storage sheds and buildings must be mounted on a concrete slab or foundation, of frame construction, with walls painted the same color as dwelling and with roofing shingles that match dwelling shingles. No plastic, aluminum, etc. sheds allowed.)
8. **Landscaping** (Must submit Survey showing location of all landscape improvements. Must provide Plant List with written and pictorial specifications for all plant types, plant sizes, plant quantity, as well as mulch type and landscape border specifications.)
9. **Recreational Equipment, Play Structures, Garden Statues, Trampolines, Wells, etc:** (Must submit plans with all dimensions - height/width/length/etc. - all accurately plotted on survey. Color copy examples and specifications obtained from Internet Web Sources will facilitate the submittal process.)
10. **Roof Replacement:** (Must submit specifications showing manufacturer, type of shingle, and length of warranty, as well as a color sample of shingle from brochure.)
11. **Emergency Generators:** (Must submit specifications including manufacturer, dimensions, and information regarding propane tanks, if any. Location of generator and tanks must be shown on survey.)
12. **Satellite Dish or Solar Panels:** (Provide written and pictorial specifications for all equipment with installation locations accurately plotted on survey and any other pictorial representations.)
13. **Paint:** (Photos of your home and each side yard neighbors' homes are required; Must submit Manufacturer - Product Code - Color Name - and Color Sample for BODY-TRIM-ACCENT-or any Other Color).
14. **Other:** _____

<prettymsgayle@gmail.com>
Subject: Your PayPal receipt

Hello, gayle grantham



**You paid \$50.00 USD to
Floridian Property M..**

Create a PayPal account for fast, secure checkouts at millions of merchants.

Activate PayPal Now

Your purchase details

Your Transaction ID:
4EG85795GW213961V

Merchant Transaction ID:
3AT00248R7795771B

Purchase Date:
July 3, 2025

Payment to:
Floridian Property M...

Payment from:
gayle grantham

Shipping Address
gayle grantham
169th Street
top fl
Queens, NY 11691
United States

Subtotal



P: (904) 999-9779

Email: TopFenceLLC@gmail.com

Name of Homeowner: Gayle GranthamPurchase Agreement Date 7/2/25Address: 3385 golden eye drFence Style: ☒ Vinyl ☒ Aluminum ☐ Wood

Email: _____

Height of Fence: ☒ 4' ☐ 4.5' ☐ 5' ☒ 6' ☐ 8'Cell Phone/Home: 917-701-5337Estimated installation time frame: 2-3 weeks

Neighborhood/HOA _____

Description of Work Performed:	Price	Cash Option
FENCE ERECTION AND INSTALLATION	Total Cost Installed: \$ 7540	Down Payment:
Payment Type:	Credit Card Information	\$ 3770
VENMO _____	Card Type: MasterCard VISA	Final Payment
CASH APP _____	DISCOVER AMEX	\$ 3770
APPLE PAY _____	Other: _____	
ZELLE _____	Card Holder Name:	
CASH/CHECK _____	Card Number:	
CREDIT CARD 3% Merchant fee	Expiration Date: CVV:	
Bank transfer _____	Card Holder Zip Code:	

BALANCE DUE AND PAYABLE NO LATER THAN 48 HOURS AFTER DATE OF FINAL INSTALLATION. Homeowner shall remit full and complete payment on the day of final installation and/or no later than 48 hours from the date of final installation. If final payment is not remitted in full 48 hours of the final installation date, then Top Fence has the option, in its own discretion, to terminate this Agreement, place the appropriate lien (construction lien, among others) on the subject property, and the property owner will forfeit any and all claims to his or her down payment and/or initial deposit. If the Homeowner is not satisfied with the final installation, the Homeowner does NOT have the right to withhold payment; instead, Homeowner may seek a cure pursuant to the terms and conditions of this Agreement. Accordingly, final payments MUST be remitted despite changes and/or requested modifications.

SECURITY/CONSTRUCTION LIEN. Top Fence may place a lien on your home through a fixture filing (UCC-1) and/or construction lien, as a result of this Agreement. **TOP FENCE RESERVES THE RIGHT:** To substitute make & model of fencing materials as long as it is substantially similar to the materials agreed-to by the homeowner(s).

LIMITATION OF LIABILITY. To the extent permitted by law, in no event shall the Top Fence's aggregate liability, if any, in damages or otherwise, arising out of or related to any products, installation of any product, service or repair work, and or any other action, and whether any claim relating thereto is based in contract, tort, or otherwise, shall in any circumstance exceed the purchase price actually paid by Homeowner(s) for such product. Top Fence shall not be liable for any incidental, consequential or special damages or for economic loss or expense or for loss or profits of Homeowner(s).

ENTIRE AGREEMENT/MERGER/INTEGRATION/MODIFICATION. This Agreement and all attachments hereto constitute the entire agreement between the Parties & may only be modified in writing. All prior & contemporaneous agreements, representation statements, negotiations, understandings & undertakings are superseded by this Agreement and the only inducement to enter into this agreement.

TERMS & CONDITIONS. I/we agree to & accept the General Terms, Conditions, and Disclosures of this Agreement & further acknowledge receipt of a completed copy of the attached general terms and conditions, notice of cancellation forms attached. Florida residents receive a required notice form attached.

REFUND/CANCELLATION POLICY After 72 hours of deposit collected on a project, deposits are non-refundable. Top Fence has the right to keep full deposit after 72 hours since materials are purchased right away with no refund, zero exceptions. Top fence has the right, at their own discretion, to agree to partial returns that can be used for future projects which will be used as a credit for future projects. However, Top Fence has the right to decline the partial return, and retain full deposit

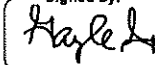
PROPERTY SURVEY. It is the homeowner(s)' responsibility to have the property surveyed so that Top Fence may determine the appropriate property lines. Top Fence will assume no responsibilities for any damaged underground cables, sprinklers, unmarked buried lines, and/or utilities.

RIGHT OF ACCESS. The homeowner(s) will grant Top Fence the right of access and removal in the event that the Homeowner(s)' defaults in this Agreement. In such case, Top Fence will be allowed and permitted to remove any and all materials installed in the subject property.

FINAL WALKTHROUGH. Homeowner will conduct a final walkthrough on his or her own to confirm or dispel his or her own approval of the work conducted. Should there be any dissatisfaction with said work, Homeowner shall notify Top Fence, so that Top Fence may elect, in its own discretion, to modify or fix said dissatisfaction. In case of dissatisfaction after final installation, the Homeowner shall notify Top Fence within 48 hours of final installation date. If Homeowner does not notify Top Fence of any dissatisfaction within 48 hours from final installation date, said work will be deemed accepted and final.

FENCING FIXTURE WILL BE INSTALLED AS REFERENCED IN THE ATTACHED DRAWING

Signed by:



BUYER SIGNATURE: _____
BDF2E1ADD8054CE...

PRINT NAME: GAYLE GRANTHAM

DATE: 7/3/2025

CO BUYER'S SIGNATURE: _____

PRINT NAME: _____

DATE: _____

GENERAL TERMS, CONDITIONS AND DISCLOSURES

1. Demand, Acceleration & Collection. If the Homeowner(s) refuses to complete the installation as agreed or defaults under any terms of the Agreement, the entire balance of this Agreement shall accelerate and become due and payable immediately. Homeowner(s) shall be liable for all collection costs. In any suit or proceeding arising out of or in connection with the Agreement, the prevailing party shall be entitled to recover reasonable expenses, including, but not limited to, attorney's fees, costs and expenses and 1% interest on unpaid balance. Top Fence also may have the option of removing all or part of the material from the Homeowner(s)' premises in addition to receiving payment of the balance.

2. Waiver(s). Unless otherwise provided by statute or applicable law, Homeowner(s) acknowledges that once work has commenced, Homeowner(s) has waived his/her right to cancel. Once installation or repair work of any product or service is substantially completed, pursuant to your request for repair, maintenance or installation; then such work, services or products installed cannot be returned or unperformed in a way as to return the purchased items or services in a condition prior to installation.

3. Manufacturers and Product to Warranty: Top Fence agrees to pass any and all existing product and manufacturer's warranties, if any, to the Homeowner(s).

4. Limitations/Exclusions on Warranties. Top Fence does not make any representations or warranties except for this set out in this Agreement and/or those warranties which cannot be excluded from this Agreement. Top Fence shall provide limited warranties in compliance with the minimum standards of applicable state and local rules and regulations in which it operates. All warranty coverage to equipment and workmanship installed by Top Fence are passed through and provided by the manufacturer which shall be void if any alterations or repairs are performed by any person or persons not expressly authorized, in writing by Top Fence. The warranty does not cover: weather, vandalism or damage caused by external forces such as an act of God; normal wear and tear or aging of material; any implied warranties; additional electric bills, water damage or any other consequential damages to the property; damage to the system or its efficiency due to adjustment, moving or tampering with components by individuals other than those specified by Top Fence. TO THE EXTENT PERMITTED UNDER APPLICABLE LAW, THE LIMITED WARRANTY SET FORTH HEREIN IS EXPRESSLY IN LIEU OF THE WARRANTIES OF MERCHANTABILITY, AND OF FITNESS FOR A PARTICULAR PURPOSE, USE, OR APPLICATION, AND ALL OTHER OBLIGATIONS OR LIABILITIES ON THE PART OF TOP FENCE, UNLESS SUCH OTHER WARRANTIES, OBLIGATIONS OR LIABILITIES ARE EXPRESSLY AGREED TO IN WRITING AND SIGNED AND APPROVED BY TOP FENCE OR REQUIRED UNDER APPLICABLE LAW. TOP FENCE SHALL HAVE NO RESPONSIBILITY OR LIABILITY WHATSOEVER FOR DAMAGE OR INJURY TO PERSONS OR PROPERTY OR FOR OTHER LOSS OR INJURY RESULTING FROM ANY CAUSE WHATSOEVER, WHETHER ARISING OUT OF OR RELATED TO THE PRODUCTS, INCLUDING WITHOUT LIMITATION, ANY DEFECTS IN PRODUCTS, OR FROM USE OR INSTALLATION. UNDER NO CIRCUMSTANCES SHALL THE TOP FENCE BE LIABLE FOR INCIDENTAL, CONSEQUENTIAL OR SPECIAL DAMAGES OF ANY TYPE, INCLUDING WITHOUT LIMITATION RELATING TO LOSS OF USE, LOSS OF PROFITS, LOSS OF PRODUCTION OR LOSS OF REVENUE.

5. Transfer. If Homeowner(s) lists or sells the Property after acceptance and prior to payment in full for the Products, then Homeowner(s) agrees that, in addition to Homeowner(s) remaining as an obligor and guarantor on the debt, the outstanding money shall be secured by the Property by a lien senior to any subsequent lienholders.

6. Indemnity. Homeowner(s) shall indemnify and not hold Top Fence, its affiliates, agents, officers, representatives and employees liable for any damage or injury to Homeowner(s), or any other person, or to any property, occurring on the premises, or in common areas, unless such damage is the legal result of negligence or willful misconduct by Top Fence, his or her agents or employees.

7. Severability. If any provision or any part of a provision of this Agreement shall be held invalid or unenforceable, then the remaining portions of that provision and the remainder of the Agreement shall be construed as if not containing the particular invalid or unenforced able provision or portion thereof, and the rights and obligations of each Party shall be construed and enforced accordingly.

8. Time to Cure. In the case of any deficiencies, human error, and/or delay, the Homeowner(s) shall not initiate any legal proceeding/arbitration against Top Fence. Instead Homeowner(s) shall notify Top Fence of the discrepancy and permit Top Fence 30 days to cure said discrepancy.

9. Mediation and Arbitration. In the event of any controversy or claim arising out of or relating to this Agreement, or a breach thereof, the Parties hereto shall first attempt to settle the dispute by mediation, administered by the American Arbitration Association. If settlement is not reached within sixty days after service of a written demand for mediation, any unresolved controversy or claim shall be settled by arbitration administered by the American Arbitration Association under its Commercial Arbitration Rules. The number of arbitrators shall be one (1). The place of arbitration shall be in Florida.

Signed by:



HOMEOWNER(S) SIGNATURE: _____
BDF2E1ADD8054CE...


PRINT NAME: GAYLE GRANTHAM

DATE: 7/3/2025

CO-HOMEOWNER(S) SIGNATURE: _____

PRINT NAME: _____

DATE: _____

TOP FENCE'S SIGNATURE:  _____

PRINT NAME: Joseph Kijr

DATE: 7/2/25

NOTICE OF CANCELLATION

DATE OF TRANSACTION: _____

YOU MAY CANCEL THIS TRANSACTION, WITHOUT ANY PENALTY OR OBLIGATION, WITHIN THREE BUSINESS DAYS FROM THE ABOVE DATE.

IF YOU CANCEL, ANY PROPERTY TRADED IN, ANY PAYMENTS MADE BY YOU UNDER THE CONTRACT OR SALE, AND ANY NEGOTIABLE INSTRUMENT EXECUTED BY YOU WILL BE RETURNED WITHIN 10 BUSINESS DAYS FOLLOWING RECEIPT BY THE MERCHANT OF YOUR CANCELLATION NOTICE, AND ANY SECURITY INTEREST ARISING OUT OF THE TRANSACTION WILL BE CANCELLED.

IF YOU CANCEL, YOU MUST MAKE AVAILABLE TO THE MERCHANT AT YOUR RESIDENCE, IN SUBSTANTIALLY AS GOOD CONDITION AS WHEN RECEIVED, ANY GOODS DELIVERED TO YOU UNDER THIS CONTRACT OR SALE; OR YOU MAY IF YOU WISH, COMPLY WITH THE INSTRUCTIONS OF THE MERCHANT REGARDING THE RETURN SHIPMENT OF THE GOODS AT THE MERCHANT'S EXPENSE AND RISK.

I HEREBY CANCEL THIS TRANSACTION. Date (buyer's
Signature) _____



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

05/28/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER State Farm RAMEY EL-ABU INSURANCE AGENCY INC 14333 BEACH BLVD SUITE 6 JACKSONVILLE FL 32250	CONTACT NAME: RAMEY EL-ABU PHONE (A/C, No, Ext): 904-309-9077 FAX (A/C, No): 904-376-8014 E-MAIL ADDRESS: RAMEY@RAMEYELABU.COM <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="text-align: left;">INSURER(S) AFFORDING COVERAGE</th> <th style="text-align: left;">NAIC #</th> </tr> <tr> <td>INSURER A: State Farm Florida Insurance Company</td> <td>10739</td> </tr> <tr> <td>INSURER B:</td> <td></td> </tr> <tr> <td>INSURER C:</td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> </tr> </table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A: State Farm Florida Insurance Company	10739	INSURER B:		INSURER C:		INSURER D:		INSURER E:		INSURER F:	
INSURER(S) AFFORDING COVERAGE	NAIC #														
INSURER A: State Farm Florida Insurance Company	10739														
INSURER B:															
INSURER C:															
INSURER D:															
INSURER E:															
INSURER F:															
INSURED TOP FENCE LLC 4507-2 SUNBEAM RD JACKSONVILLE FL 32257															

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS												
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER	X		98-EQ-T679-4	04/22/2025	04/22/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$												
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY <input type="checkbox"/> AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$												
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED \$ RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$												
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N Y	N/A	98-C7-U414-9	11/29/2024	11/29/2025	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="width: 5%;">PER STATUTE</th> <th style="width: 5%;">OTH-ER</th> <th style="width: 90%;"></th> </tr> <tr> <td></td> <td></td> <td>E L EACH ACCIDENT \$ 1,000,000</td> </tr> <tr> <td></td> <td></td> <td>E L DISEASE - EA EMPLOYEE \$ 1,000,000</td> </tr> <tr> <td></td> <td></td> <td>E L DISEASE - POLICY LIMIT \$ 1,000,000</td> </tr> </table>	PER STATUTE	OTH-ER				E L EACH ACCIDENT \$ 1,000,000			E L DISEASE - EA EMPLOYEE \$ 1,000,000			E L DISEASE - POLICY LIMIT \$ 1,000,000
PER STATUTE	OTH-ER																		
		E L EACH ACCIDENT \$ 1,000,000																	
		E L DISEASE - EA EMPLOYEE \$ 1,000,000																	
		E L DISEASE - POLICY LIMIT \$ 1,000,000																	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER**CANCELLATION**

	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE <div style="text-align: center;"> Ramey El-Abu </div>

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**Electronic Articles of Organization
For
Florida Limited Liability Company**

**L18000086410
FILED 8:00 AM
April 05, 2018
Sec. Of State
Jafason**

Article I

The name of the Limited Liability Company is:
TOP FENCE LLC

Article II

The street address of the principal office of the Limited Liability Company is:
657 MACKENZIE CIR
ST. AUGUSTINE, FL. 32092

The mailing address of the Limited Liability Company is:
657 MACKENZIE CIR
ST. AUGUSTINE, FL. 32092

Article III

The name and Florida street address of the registered agent is:
JOSEPH G KAJY
657 MACKENZIE CIR
ST. AUGUSTINE, FL. 32092

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: JOSEPH KAJY

Article IV

The effective date for this Limited Liability Company shall be:
04-06-2018

Signature of member or an authorized representative
Electronic Signature: JOSEPH KAJY

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.

4' Black Aluminum (2 rail)

6' Tan Vinyl

5' Wide Gate

Transition from
6' to 4'

MAP SHOWING AS-BUILT SURVEY OF
LOT 59 AS SHOWN ON MAP OF
CHESWICK SOUTH

AS RECORDED IN PLAT BOOK 70 PAGES 24-33 OF THE PUBLIC RECORDS OF CLAY COUNTY, FLA
CERTIFIED TO: GAYLE E GRANTHAM
UNITED WHOLESALERE MORTGAGE
OF TITLE, LLC DBA GOLDENDOG TITLE AND TRUST
FIDELITY NATIONAL TITLE INSURANCE COMPANY
PERMIT # BLDG -0724-2043

GOLDEN EYE DRIVE
(60' PUBLIC RIGHT OF WAY)

BENCHMARK:
FOUND NAIL & DISK IN THE
CENTERLINE OF GOLDEN EYE
DRIVE IN FRONT OF LOTS
152 & 59
ELEVATION: (24.51)
ELEVATIONS SHOWN HEREON
REFER TO NAVD OF 1988

LEGEND & ABBREVIATIONS

DEVICES FOUND 5/81
 KCH 800 LB 894
 (INLESS OTHERWISE NOTED)
 C.A. - CHANGES CLAY ELECTRIC COOPERATIVE
 C.A. - CHANGES CLAY COUNTY JULY AUTHORITY
 WM - CHANGES WATER METER
 RM - CHANGES RECLAIMED WATER METER
 CHANGES DISCREET

TREE LEGEND

FOR T. Q.100/S. VISIONARY/CATHEDRAL LIVE CAM





5' UNOBSTRUCTED ESMT
FOR ACCESS & MAINTENANCE

CURVE DATA C1
S74°09'42"W
CH = 51.76'
R = 100.00'
A = 52.36'
Δ = 29°59'52"

CURVE DATA C2
572'32'52"W
CH = 17.10'
R = 40.00'
A = 17.23°
Δ = 24'41"08"

L1	S59°09'46"W	10.01'
L2	S89°09'37"W	48.18'
L3	S59°09'46"W	10.01'
L4	S89°09'37"W	42.82'

COUNTY AS-BUILT TOLERANCES		
DESCRIPTION	OVER	UNDER
F.F. EL.	6" MAX	0" MAX
LOT ELEVATIONS	3"	3"

 - DENOTES PRE-CONSTRUCTION ELEVATIONS
 - DENOTES POST-CONSTRUCTION ELEVATIONS
 - DENOTES DIRECTION OF FLOW
 - DENOTES "B" DRAINAGE ELEVATIONS

Topographic shots shown on this survey are only guaranteed at the time of survey. Further grading and/or installation of landscaping and irrigation after this survey firm's field visit may affect grades.

NOTES

1. TREES ARE TO BE INSTALLED IN ACCORDANCE WITH THE DEVELOPMENT LANDSCAPE PLANS. STREET TREE LOCATIONS MAY BE ADJUSTED FOR DRIVEWAYS BUT SHOULD NOT POSE A SIGHT OBSTRUCTION.
2. SIDE/FRONT TIES ARE TO THE FOUNDATION.
3. NO PART OF THE STRUCTURE SHALL ENCRATCH IN THE SBL.
4. TERRACE EDGES ON COVERED LANAI AND COVERED PORCHES MAY ENCRATCH

RECKERTIFICATION W.O.# 222754, 01-10-2025 (OFFICE)
AS-BUILT, W.O.# 222754, 12-09-2024 (FIELD)
FOUNDATION, F.F.E., W.O.# 220701, 08-27-2024 (FIELD)
LOT & HOUSE STAKE OUT (50000-SET F.F.E.), W.O.# 220489, 08-22-2024 (FIELD)

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.
THERE MAY BE ADDITIONAL EASEMENTS AND/OR RESTRICTIONS THAT ARE NOT SHOWN
ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

BEARINGS AND DIRECTIONAL NORTH ARE BASED ON FLORIDA STATE PLANE COORDINATE GRID SYSTEM, FLORIDA EAST ZONE, NORTH AMERICAN DATUM 1983

NOTE

SIDE/FRONT BUILDING HELD ARE TO THE FOUNDATION

UNDERGROUND ENCROACHMENTS NOT LOCATED

THE LAND SHOWN HEREON IS IN THE SPECIAL FLOOD HAZARD ZONE "X" AS SHOWN ON FLOOD INSURANCE RATE MAP 0070 E FOR CLAY COUNTY, FLORIDA. FIRM INDEX DATE 03-17-14

ALL AMERICAN SURVEYORS OF FLORIDA, INC.

LAND SURVEYORS - 3751 SAN JOSE PLACE, SUITE 15 - JACKSONVILLE, FLORIDA, 32257 - 904/279-0088 - LICENSED LAND BUSINESS NO. 3857

[illegible]

THIS IS TO CERTIFY THAT THE ABOVE LANDS WERE SURVEYED UNDER MY RESPONSIBLE SUPERVISION AND DIRECTION, THAT THERE ARE NO ENCRONCHMENTS EXCEPT AS SHOWN, AND THAT THE SURVEY SHOWN HEREON MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO CHAPTER 472.027 / CHAPTER 517, FLORIDA ADMINISTRATIVE CODE.

SURVEY NOT VALID UNLESS EMBOSSED BY SEAL
JAMES D. HARRISON, JR., No. 2647
MICHAEL A. GARRETT, No. 6643

SCALE 1"=20'

DATE 8-23-74

FLORIDA REGISTERED SURVEYOR AND MAPPER



904-999-9779

TopFenceLLC@gmail.com

Devon

Name Gayle Grantham
 Address 3385 Golden Eye
Dr Orange Park FL
 Phone Number 917-701-5337
 Email Prettymsgayle@gmail.com

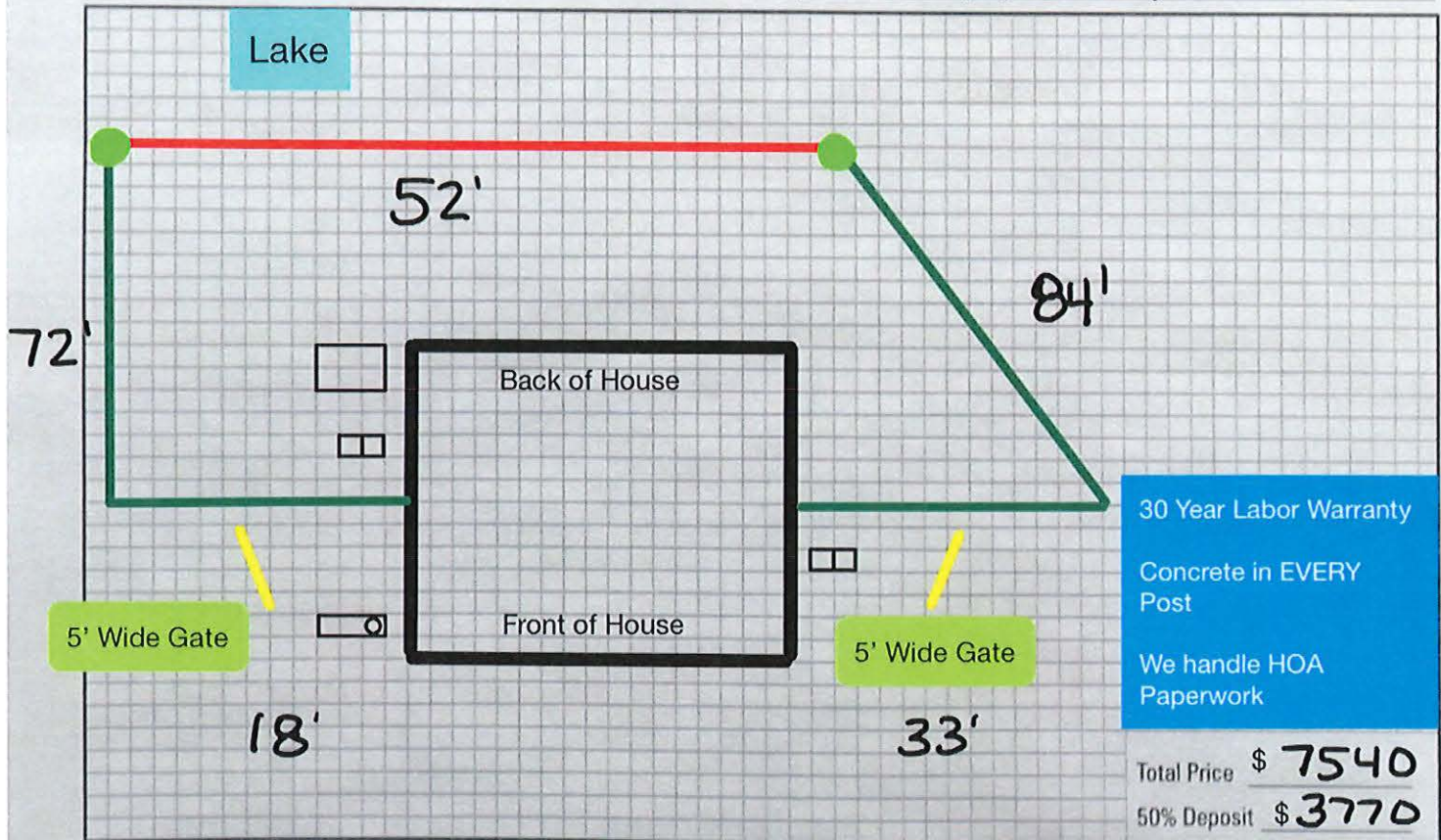
Neighborhood/HOA

Wilford OaksNumber of Gates: 2Sizes of gates: 5' Wide Gates

Estimated Time Frame for installation from

today's date: 2-3 Weeks after HOA ApprovalStyle of fence Vinyl Aluminum WoodHeight of Fence 48" (4') 54" (4.5') 60" (5') 66" (6') 92" (8')Color of Fence Black White Tan

Description 207' of 6' Tan Vinyl. Two 5' Wide Gates
52' of 4' Black Aluminum (2 rail)



Top Fence LLC will assist the customer, upon request, in determining where the fence to be erected. If the property pins can not be located, it is recommended that the customer have the property surveyed. Top Fence LLC will assume responsibility for locating underground cables and utilities; however, Top Fence LLC is not responsible for any sprinklers or other unmarked buried lines or objects. Scheduled time is subject to change based on weather delays. Payment is due at the time of completion of work and finance charge of 1.5% per month shall be applied to all accounts not paid in full within 5 days of completion. All material will remain in the property of Top Fence LLC until payment is received in full. Right of access and removal is granted to Top Fence LLC in the event of nonpayment per the term of this contract. The customer agrees to pay all interest and any cost incurred in the collection of this debt including reasonable attorney fees. If the buyer refused to allow the seller to begin work or complete work already begun, or to accept materials contracted for, Buyer agrees to pay the seller liquidated damage of the sum equal to 33.3% of the entire contract price, plus cost of materials and labor already furnished or in process. Top Fence LLC helps in assisting with HOA approval with documentation, but is not responsible for any HOA fees. Homeowners take full responsibility with HOA approvals. ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTION 713.01-713.37, FLORIDA STATUTES) THOSE WHO WORK IN YOUR PROPERTY OR PROVIDE MATERIALS AND ARE NOT PAID IN FULL HAVE THE RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENTS AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR SUBCONTRACTOR FAILS TO PAY CONTRACTORS, SUBCONTRACTORS OR MATERIALS SUPPLIED OR NEGLECTS TO MAKE OTHER LEGALLY REQUIRED PAYMENT, THE PEOPLE WHO ARE OWED MONEY MAY LOOK FOR YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN IN YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR SUBCONTRACTOR MAY HAVE FAILED TO PAY. FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT'S RECOMMENDED THAT WHENEVER A SPECIFIC PROBLEM ARISES, YOU CONSULT AN ATTORNEY. Notice to purchasers of wood fences: Wood fence materials are rough mill cut pieces. Wood fences have a tendency to shrink and warp in hot, humid weather and small gaps will appear between boards. Cracks in the wood are a common and accepted occurrence. Top Fence LLC will only guarantee the workmanship on wood for six months. Customer grants Top Fence LLC the right to take photographs of the premises where installation services will be performed and authorizes Top Fence LLC to copyright, use and publish the photographs in print and/or electronically, and agrees that Top Fence LLC may use such photographs for any lawful purpose, including, but not limited to, marketing, advertising, publicity, illustration, training and Web content. Customer agrees to the foregoing. (Customer Initial)

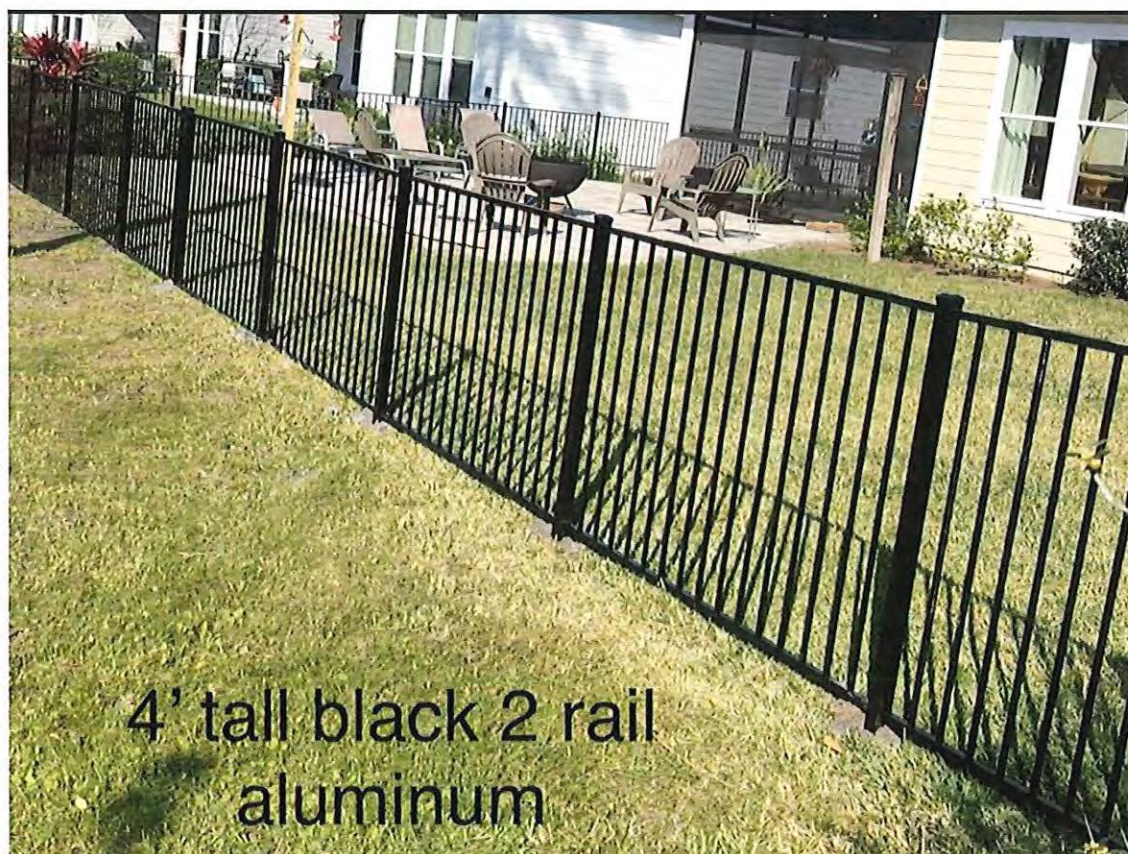
Buy signing below, you are acknowledging that you have read, understand and agree to the terms and conditions set forth on all pages of the contract:

Customer Signature: _____

Date: _____

Top Fence Owner Signature: _____

Date: _____



SEVENTH ORDER OF BUSINESS

C.

1.

NOTICE OF MEETINGS
WILFORD PRESERVE
COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Wilford Preserve Community Development District will hold their regularly scheduled public meetings for **Fiscal Year 2026** at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065 at 1:30 p.m. on the third Tuesday of each month listed (unless notated otherwise*) as follows:

October 21, 2025
November 18, 2025
December 16, 2025
January 20, 2026
February 17, 2026
March 17, 2026
April 21, 2026
May 20, 2026 at 6:00 p.m. (*Third Wednesday)
June 16, 2026
July 22, 2026 at 6:00 p.m. (*Third Wednesday)
August 18, 2026
September 16, 2026

2.

Wilford Preserve Community Development District Performance Measures/Standards & Annual Reporting Form

October 1, 2024 – September 30, 2025

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least four regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of four board meetings were held during the Fiscal Year.

Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of meetings in accordance with Florida Statutes, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.

Standard: 100% of meetings were advertised per Florida statute on at least two mediums (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☐ No ☐

2. Financial Transparency and Accountability

Goal 2.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☐ No ☐

Goal 2.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual Audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual Audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent Annual Audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☐ No ☐

Goal 2.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection, and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board accepted and annual audit is available on the CDD's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☐ No ☐

Chair/Vice Chair: _____

Date: _____

Print Name: _____

Wilford Preserve Community Development District

District Manager: _____

Date: _____

Print Name: _____

Wilford Preserve Community Development District

EIGHTH ORDER OF BUSINESS

A.

Wilford Preserve
Community Development District

Unaudited Financial Reporting
July 31, 2025



Wilford Preserve
Community Development District
Combined Balance Sheet
July 31, 2025

	General Fund	Debt Service Fund	Capital Reserve Fund	Capital Project Fund	Totals Governmental Funds
Assets:					
<u>Cash:</u>					
Operating Account	\$ 82,817	\$ -	\$ -	\$ -	\$ 82,817
Due from Other	-	-	-	4,440	4,440
Due from Capital Reserve Fund	5,255	-	-	-	5,255
<u>Investments:</u>					
General Fund Custody	392,207	-	-	-	392,207
State Board of Administration (SBA)	2,863	-	-	-	2,863
<u>Series 2019</u>					
Reserve	-	206,475	-	-	206,475
Revenue	-	253,984	-	-	253,984
Prepaid Expenses	575	-	-	-	575
Deposits	1,350	-	-	-	1,350
Total Assets	\$ 485,067	\$ 460,459	\$ -	\$ 4,440	\$ 949,966
Liabilities:					
Due to General Fund	\$ -	\$ -	\$ 5,255	\$ -	\$ 5,255
Total Liabilities	\$ -	\$ -	\$ 5,255	\$ -	\$ 5,255
Fund Balance:					
Nonspendable:					
Prepaid Items	\$ 575	\$ -	\$ -	\$ -	\$ 575
Deposits	1,350	-	-	-	1,350
Restricted for:					
Debt Service	-	460,459	-	-	460,459
Capital Project	-	-	-	4,440	4,440
Assigned for:					
Capital Reserve Fund	-	-	(5,255)	-	(5,255)
Unassigned	483,142	-	-	-	483,142
Total Fund Balances	\$ 485,067	\$ 460,459	\$ (5,255)	\$ 4,440	\$ 944,711
Total Liabilities & Fund Balance	\$ 485,067	\$ 460,459	\$ -	\$ 4,440	\$ 949,966

Wilford Preserve
Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/25	Thru 07/31/25	Variance

Revenues:

Special Assessments - Tax Roll	\$ 505,573	\$ 505,573	\$ 678,528	\$ 172,956
Direct Bill Phase 4	168,146	-	-	-
Developer Funded Cheswick South	263,580	-	-	-
Interest Income	6,000	6,000	12,555	6,555
Miscellaneous Income	668	668	1,066	398
Total Revenues	\$ 943,967	\$ 512,241	\$ 692,150	\$ 179,909

Expenditures:

General & Administrative:

Supervisor Fees	\$ 4,800	\$ 4,000	\$ 3,000	\$ 1,000
FICA Taxes	367	306	230	77
Engineering	6,000	6,000	7,030	(1,030)
Attorney	15,000	12,500	5,234	7,266
Annual Audit	4,800	4,800	5,000	(200)
Assessment Roll Administration	5,618	5,618	5,618	-
Arbitrage Rebate	1,200	1,000	600	400
Dissemination Agent	7,865	6,554	6,554	0
Trustee Fees	7,000	6,592	6,592	-
Management Fees	55,213	46,011	46,011	0
Information Technology	1,060	883	883	0
Website Maintenance	1,272	1,060	1,060	-
Telephone	300	250	102	148
Postage	500	417	256	160
Insurance General Liability	7,500	7,500	7,296	204
Printing	1,200	1,000	154	846
Legal Advertising	3,000	2,500	1,254	1,246
Other Current Charges	600	500	2	498
Office Supplies	100	83	13	70
Dues, Licenses & Subscriptions	175	175	175	-
Total General & Administrative	\$ 123,571	\$ 107,750	\$ 97,064	\$ 10,686

Wilford Preserve
Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending July 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/25	Thru 07/31/25	Variance
<u>Operations & Maintenance</u>				
Amenity Center Expenditures				
Insurance	\$ 11,546	\$ 11,546	\$ 10,500	\$ 1,046
General Facility Maintenance	35,000	29,167	6,799	22,368
Amenity Manager	67,250	56,042	39,375	16,667
Janitorial Services	15,000	12,500	12,776	(276)
Pool Maintenance	30,000	25,000	25,000	-
Pool Chemicals	20,000	16,667	7,542	9,125
Pool Monitors	25,000	20,833	3,608	17,225
Security Monitoring	1,235	1,029	-	1,029
Security	93,325	77,771	37,368	40,403
Permit Fees	900	750	300	450
Telephone/Cable/Internet	1,000	833	-	833
Electric	25,000	20,833	5,621	15,212
Water/Sewer/Irrigation	55,000	45,833	22,265	23,568
Repairs & Replacements	25,000	20,833	11,776	9,058
Refuse Service	5,040	4,200	2,831	1,369
Special Events	6,000	5,000	1,730	3,270
Recreational Passes	1,500	1,250	260	990
Office Supplies/Mailings/Printing	600	500	-	500
Subtotal Amenity Center Expenditures	\$ 418,396	\$ 350,588	\$ 187,751	\$ 162,836
Ground Maintenance Expenditures				
Landscape Maintenance	\$ 260,000	\$ 216,667	\$ 86,400	\$ 130,267
Landscape Contingency	6,000	5,000	2,100	2,900
Irrigation Maintenance	5,000	4,167	-	4,167
Lake Maintenance	26,000	21,667	8,700	12,967
Subtotal Ground Maintenance Expenditures	\$ 297,000	\$ 247,500	\$ 97,200	\$ 150,300
Total Operations & Maintenance	\$ 715,396	\$ 598,088	\$ 284,951	\$ 313,136
Reserves				
Capital Reserve Fund	\$ 105,000	\$ -	\$ -	\$ -
TOTAL RESERVES	\$ 105,000	\$ -	\$ -	\$ -
Total Expenditures	\$ 943,967	\$ 705,838	\$ 382,015	\$ 323,822
Excess (Deficiency) of Revenues over Expenditures	\$ 0	\$ (193,597)	\$ 310,134	\$ (143,913)
<u>Other Financing Sources/(Uses):</u>				
Transfer In/(Out)	\$ -	\$ -	\$ 2,077	\$ 2,077
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ 2,077	\$ 2,077
Net Change in Fund Balance	\$ 0	\$ (193,597)	\$ 312,211	\$ (141,836)
Fund Balance - Beginning	\$ -		\$ 172,856	
Fund Balance - Ending	\$ 0		\$ 485,067	

Wilford Preserve
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Special Assessments - Tax Roll	\$ -	\$ 38,466	\$ 540,912	\$ 3,651	\$ 1,308	\$ 8,531	\$ 82,588	\$ -	\$ 3,073	\$ -	\$ -	\$ -	\$ 678,528
Interest Income	258	34	34	1,831	1,903	1,604	1,806	1,855	1,757	1,473	-	-	12,555
Miscellaneous Income	-	-	375	100	-	150	191	200	50	-	-	-	1,066
Total Revenues	\$ 258	\$ 38,500	\$ 541,321	\$ 5,581	\$ 3,211	\$ 10,285	\$ 84,585	\$ 2,055	\$ 4,880	\$ 1,473	\$ -	\$ -	\$ 692,150
Expenditures:													
General & Administrative:													
Supervisor Fees	\$ -	\$ -	\$ 400	\$ 400	\$ 400	\$ 400	\$ 400	\$ 400	\$ 200	\$ 400	\$ -	\$ -	\$ 3,000
FICA Taxes	-	-	31	31	31	31	31	31	15	31	-	-	230
Engineering	-	3,500	-	-	-	-	165	-	3,285	80	-	-	7,030
Attorney	1,554	225	29	661	-	-	391	923	1,451	-	-	-	5,234
Annual Audit	-	-	-	-	-	-	5,000	-	-	-	-	-	5,000
Assessment Roll Administration	5,618	-	-	-	-	-	-	-	-	-	-	-	5,618
Arbitrage Rebate	-	-	600	-	-	-	-	-	-	-	-	-	600
Dissemination Agent	655	655	655	655	655	655	655	655	655	655	-	-	6,554
Trustee Fees	3,450	-	-	3,142	-	-	-	-	-	-	-	-	6,592
Management Fees	4,601	4,601	4,601	4,601	4,601	4,601	4,601	4,601	4,601	4,601	-	-	46,011
Information Technology	88	88	88	88	88	88	88	88	88	88	-	-	883
Website Maintenance	106	106	106	106	106	106	106	106	106	106	-	-	1,060
Telephone	-	-	5	39	-	7	9	15	8	19	-	-	102
Postage	26	13	15	9	15	8	10	88	60	13	-	-	256
Insurance General Liability	7,296	-	-	-	-	-	-	-	-	-	-	-	7,296
Printing	8	9	18	0	17	16	11	8	6	62	-	-	154
Legal Advertising	322	75	75	82	82	82	82	82	82	293	-	-	1,254
Other Current Charges	-	-	-	-	-	-	-	2	-	-	-	-	2
Office Supplies	9	0	1	0	1	0	0	0	1	1	-	-	13
Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
Total General & Administrative	\$ 23,908	\$ 9,273	\$ 6,624	\$ 9,815	\$ 5,995	\$ 5,994	\$ 11,549	\$ 6,999	\$ 10,559	\$ 6,348	\$ -	\$ -	\$ 97,064

Wilford Preserve
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<u>Operations & Maintenance</u>													
Amenity Center Expenditures													
Insurance	\$ 10,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	10,500
General Facility Maintenance	1,276	80	1,071	90	307	224	35	679	2,383	654	-	-	6,799
Amenity Manager	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	3,938	-	-	39,375
Janitorial Services	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,321	1,455	-	-	12,776
Pool Maintenance	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	-	-	25,000
Pool Chemicals	899	-	905	18	776	12	937	62	1,790	2,142	-	-	7,542
Pool Monitors	-	-	-	-	-	-	619	1,017	766	1,207	-	-	3,608
Security Monitoring	-	-	-	-	-	-	-	-	-	-	-	-	-
Security	3,492	3,823	3,998	3,955	3,324	3,754	3,656	3,879	3,871	3,617	-	-	37,368
Permit Fees	-	-	-	-	-	-	-	300	-	-	-	-	300
Telephone/Cable/Internet	-	-	-	-	-	-	-	-	-	-	-	-	-
Electric	649	610	539	635	561	549	519	509	537	513	-	-	5,621
Water/Sewer/Irrigation	2,490	2,736	1,989	2,431	1,710	1,557	1,882	2,622	2,364	2,484	-	-	22,265
Repairs & Replacements	772	839	1,090	270	908	2,857	-	5,040	-	-	-	-	11,776
Refuse Service	214	213	212	269	270	271	271	270	572	269	-	-	2,831
Special Events	-	-	434	97	-	-	-	50	495	654	-	-	1,730
Recreational Passes	-	-	-	-	-	-	260	-	-	-	-	-	260
Office Supplies/Mailings/Printing	-	-	-	-	-	-	-	-	-	-	-	-	-
Subtotal Amenity Center Expenditures	\$ 27,979	\$ 15,989	\$ 17,927	\$ 15,452	\$ 15,543	\$ 16,913	\$ 15,866	\$ 22,115	\$ 20,536	\$ 19,432	\$ -	\$ -	187,751
Ground Maintenance Expenditures													
Landscape Maintenance	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ 8,640	\$ -	\$ -	86,400
Landscape Contingency	660	-	-	-	-	-	-	-	720	720	-	-	2,100
Irrigation Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Lake Maintenance	870	870	870	870	870	870	870	870	870	870	-	-	8,700
Streetlighting	-	-	-	-	-	-	-	-	-	-	-	-	-
Subtotal Ground Maintenance Expenditures	\$ 10,170	\$ 9,510	\$ 9,510	\$ 9,510	\$ 9,510	\$ 9,510	\$ 9,510	\$ 9,510	\$ 10,230	\$ 10,230	\$ -	\$ -	97,200
Total Operations & Maintenance	\$ 38,149	\$ 25,499	\$ 27,437	\$ 24,962	\$ 25,053	\$ 26,423	\$ 25,376	\$ 31,625	\$ 30,766	\$ 29,662	\$ -	\$ -	284,951
Reserves													
Capital Reserve Fund	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
TOTAL RESERVES													
Total Expenditures	\$ 62,058	\$ 34,771	\$ 34,061	\$ 34,776	\$ 31,048	\$ 32,416	\$ 36,925	\$ 38,625	\$ 41,325	\$ 36,010	\$ -	\$ -	382,015
Excess (Deficiency) of Revenues over Expenditures	\$ (61,800)	\$ 3,729	\$ 507,260	\$ (29,195)	\$ (27,837)	\$ (22,131)	\$ 47,660	\$ (36,569)	\$ (36,445)	\$ (34,537)	\$ -	\$ -	310,134
Other Financing Sources/Uses:													
Transfer In/(Out)	-	-	-	-	-	2,077	-	-	-	-	-	-	2,077
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,077	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,077
Net Change in Fund Balance	\$ (61,800)	\$ 3,729	\$ 507,260	\$ (29,195)	\$ (27,837)	\$ (20,054)	\$ 47,660	\$ (36,569)	\$ (36,445)	\$ (34,537)	\$ -	\$ -	312,211

Wilford Preserve
Community Development District
Debt Service Fund Series 2018 B
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending July 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/25	Thru 07/31/25	Variance
Revenues:				
Special Assessments - Direct Bill	\$ 24,725	\$ -	\$ -	\$ -
Special Assessments - Prepayments	-	-	76,460	76,460
Interest Income	5,000	4,167	3,290	(877)
Total Revenues	\$ 29,725	\$ 4,167	\$ 79,749	\$ 75,583
Expenditures:				
Interest -11/1	\$ 12,363	\$ 12,363	12,363	\$ -
Principal Prepayment - 11/1	-	-	430,000	(430,000)
Interest - 5/1	12,363	-	-	-
Total Expenditures	\$ 24,725	\$ 12,363	\$ 442,363	\$ (430,000)
Excess (Deficiency) of Revenues over Expenditures	\$ 5,000	\$ (8,196)	\$ (362,613)	\$ (354,417)
Other Financing Sources/(Uses):				
Transfer (Out)	\$ -	\$ -	\$ (5,005)	\$ (5,005)
Transfer In	-	-	1,716	
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ (3,290)	\$ (5,005)
Net Change in Fund Balance	\$ 5,000	\$ (8,196)	\$ (365,903)	\$ (359,423)
Fund Balance - Beginning	\$ 10,110		\$ 365,903	
Fund Balance - Ending	\$ 15,110		\$ -	

Wilford Preserve
Community Development District
Debt Service Fund Series 2019
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending July 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 07/31/25	Thru 07/31/25	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 521,627	\$ 521,627	\$ 523,341	\$ 1,714
Interest Income	7,500	7,500	20,314	12,814
Total Revenues	\$ 529,127	\$ 529,127	\$ 543,655	\$ 14,529
Expenditures:				
Interest -11/1	\$ 186,175	\$ 186,175	\$ 186,175	\$ -
Interest - 5/1	186,175	186,175	186,175	-
Principal - 5/1	150,000	150,000	150,000	-
Total Expenditures	\$ 522,350	\$ 522,350	\$ 522,350	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 6,777	\$ 6,777	\$ 21,305	\$ 14,529
Net Change in Fund Balance	\$ 6,777	\$ 6,777	\$ 21,305	\$ 14,529
Fund Balance - Beginning	\$ 239,841		\$ 439,154	
Fund Balance - Ending	\$ 246,618		\$ 460,459	

Wilford Preserve
Community Development District
Statement of Revenues and Expenditures

Capital Projects Funds

For The Period Ending July 31, 2025

Description	SE 2018B	SE 2019A
<u>Revenues</u>		
<i><u>Interest Income:</u></i>		
Construction	\$ 374	\$ 367
Transfer In	2,928	-
Total Revenues	\$ 3,302	\$ 367
<u>Expenditures</u>		
Capital Outlay	\$ 27,062	\$ 22,364
Transfer Out	1,716	-
Total Expenditures	\$ 28,778	\$ 22,364
Excess Revenues (Expenditures)	\$ (25,476)	\$ (21,997)
Beginning Fund Balance	\$ 25,476	\$ 26,437
Ending Fund Balance	\$ (0)	\$ 4,440

Wilford Preserve
Community Development District
Capital Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending July 31, 2025

	Adopted Budget	Prorated Budget Thru 07/31/25	Actual Thru 07/31/25	Variance
Revenues				
Interest Income	\$ 2,000	\$ -	\$ -	\$ -
Capital Reserve Funding	105,000	-	-	-
Carry Forward Balance	-	-	-	-
Total Revenues	\$ 107,000	\$ -	\$ -	\$ -
Expenditures:				
Repairs and Replacements	\$ -	\$ -	\$ -	\$ -
Capital Outlay	-	-	5,255	(5,255)
Total Expenditures	\$ -	\$ -	\$ 5,255	\$ (5,255)
Excess (Deficiency) of Revenues over Expenditures	\$ 107,000		\$ (5,255)	
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 107,000		\$ (5,255)	
Fund Balance - Beginning	\$ -		\$ -	
Fund Balance - Ending	\$ 107,000		\$ (5,255)	

Wilford Preserve
Community Development District
Long Term Debt Report

Series 2018B, Special Assessment Bonds			
Interest Rate:	5.75%		
Maturity Date:	5/1/2028		
Reserve Fund Definition	Maximum Annual Debt Service		
Reserve Fund Requirement	\$	-	
Reserve Fund Balance		-	
BONDS OUTSTANDING - 7/23/2018	\$	6,230,000	
Less: May 1, 2020		(990,000)	
Less: August 1, 2020		(380,000)	
Less: November 1, 2020		(265,000)	
Less: February 1, 2021		(65,000)	
Less: August 1, 2021		(55,000)	
Less: November 1, 2021		(435,000)	
Less: February 1, 2022		(220,000)	
Less: May 1, 2022		(330,000)	
Less: August 1, 2022		(415,000)	
Less: November 1, 2022		(305,000)	
Less: February 1, 2023		(320,000)	
Less: May 1, 2023		(385,000)	
Less: August 1, 2022		(505,000)	
Less: November 1, 2023		(555,000)	
Less: February 1, 2024		(370,000)	
Less: May 1, 2024		(205,000)	
Less: November 1, 2024		(430,000)	
Current Bonds Outstanding	\$	-	

Series 2019A, Special Assessment Bonds			
Interest Rate:	4.6% - 5.2%		
Maturity Date:	11/1/2049		
Reserve Fund Definition	35% of Maximum Annual Debt Service		
Reserve Fund Requirement	\$	206,475	
Reserve Fund Balance		206,475	
BONDS OUTSTANDING - 11/1/2019	\$	7,985,000	
Less: May 1, 2020		(120,000)	
Less: November 1, 2020		(20,000)	
Less: May 1, 2021		(125,000)	
Less: May 1, 2022		(130,000)	
Less: May 1, 2023		(135,000)	
Less: May 1, 2024		(145,000)	
Less: May 1, 2025		(150,000)	
Current Bonds Outstanding	\$	7,160,000	

WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2025 Summary of Assessment Receipts

ASSESSED	# UNITS ASSESSED	SERIES 2019A DEBT ASMT	FY25 O&M ASMT	TOTAL ASSESSED
NET ASSESSMENTS TAX ROLL	593	519,803.94	673,892.91	1,193,696.84

SUMMARY OF TAX ROLL RECEIPTS				
CLAY COUNTY DISTRIBUTION	DATE RECEIVED	SERIES 2019A DEBT RECEIPTS	O&M RECEIPTS	AMOUNT RECEIVED
1	11/7/2024	796.10	1,032.10	1,828.20
2	11/13/2024	5,927.90	7,685.15	13,613.05
3	11/26/2024	22,946.48	29,748.67	52,695.15
4	12/6/2024	413,257.59	535,762.32	949,019.91
5	12/19/2024	3,972.52	5,150.11	9,122.63
6	1/27/2025	2,816.05	3,650.82	6,466.87
7	2/6/2025	1,008.57	1,307.55	2,316.12
8	3/8/2025	6,580.44	8,531.12	15,111.56
9	4/7/2025	57,329.86	74,324.53	131,654.39
10	5/6/2025	6,373.98	8,263.46	14,637.44
11	6/6/2025	-	-	-
TAX CERTIFICATES	6/17/2025	2,331.50	3,022.64	5,354.14
		-	-	
		-	-	
		-	-	
		-	-	
		-	-	
TOTAL TAX ROLL RECEIPTS		523,340.99	678,478.47	1,201,819.46

TAX ROLL DUE	(3,537.05)	(4,585.56)	(8,122.62)
PERCENT COLLECTED	101%	101%	101%

B.

WILFORD PRESERVE
Community Development District

Check Register Summary

July 31, 2025

Fund	Date	Check No.	Amount
General Fund			
<i>Payroll</i>	7/25/25	50013-50014	\$ 369.40
Sub-Total			\$369.40
<i>Accounts Payable</i>	7/1/25	765-767	\$ 1,269.00
	7/8/25	768-771	8,476.42
	7/22/25	772-782	24,950.95
	7/31/25	783-786	1,366.10
Sub-Total			\$ 36,062.47
Total			\$ 36,431.87

PR300R

PAYROLL CHECK REGISTER

RUN 7/25/25 PAGE 1

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50013	1	GARY A MCKEE	184.70	7/25/2025
50014	2	ROBERT C KEEFE	184.70	7/25/2025
TOTAL FOR REGISTER			369.40	

WILP WILFORD PRES DLAUGHLIN

Attendance Sheet

District Name: Wilford Preserve CDD

Board Meeting Date: July 23, 2025

	Name	In Attendance	Fee
1	Louis Cowling	<input checked="" type="checkbox"/>	N/A
2	Braden Smith	<input type="checkbox"/>	N/A
3	VACANT Alex Pinto	<input checked="" type="checkbox"/>	N/A
4	Robert Keefe	<input checked="" type="checkbox"/>	\$200
5	Gary McKee	<input checked="" type="checkbox"/>	\$200

The Supervisors present at the above-referenced meeting should be compensated accordingly.

Approved for Payment:


District Manager Signature

July 23, 2025
Date

PLEASE RETURN COMPLETED FORM TO DANIEL LAUGHLIN

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
7/01/25	00026	6/20/25 76854	202506 320-57200-49600	SWAPPED OUT LOCK/NEW CASE	*	304.00	
				HI-TECH SYSTEM ASSOCIATES			304.00 000765
7/01/25	00026	6/23/25 76581	202506 320-57200-45000	SERVICE CALL-ACCESS SYSTM	*	95.00	
				HI-TECH SYSTEM ASSOCIATES			95.00 000766
7/01/25	00033	6/25/25 2036247	202506 330-57200-46000	JUN LAKE MAINTENANCE	*	870.00	
				THE LAKE DOCTORS INC			870.00 000767
7/08/25	00001	7/01/25 200	202507 310-51300-34000	JUL MANAGEMENT FEES	*	4,601.08	
		7/01/25 200	202507 310-51300-35200	JUL WEBSITE ADMIN	*	106.00	
		7/01/25 200	202507 310-51300-35100	JUL INFORMATION TECH	*	88.33	
		7/01/25 200	202507 310-51300-31300	JUL DISSEMINATION SVCS	*	655.42	
		7/01/25 200	202507 310-51300-51000	OFFICE SUPPLIES	*	.57	
		7/01/25 200	202507 310-51300-42000	POSTAGE	*	12.81	
		7/01/25 200	202507 310-51300-42500	COPIES	*	62.10	
		7/01/25 200	202507 310-51300-41000	TELEPHONE	*	18.73	
		7/01/25 200	202507 320-57200-46510	POOL CHEMICALS-TRICHLOR	*	367.29	
				GOVERNMENTAL MANAGEMENT SERVICES			5,912.33 000768
7/08/25	00023	6/11/25 86903227	202506 320-57200-45000	MAINTENANCE SUPPLIES	*	104.58	
				HD SUPPLY FORMERLY HOME DEPOT PRO			104.58 000769
7/08/25	00026	7/01/25 426554	202507 320-57200-49600	JUL CLOUD MGMT SERVICES	*	85.00	
				HI-TECH SYSTEM ASSOCIATES			85.00 000770
7/08/25	00021	6/30/25 3584627	202503 310-51300-31500	MAR GENERAL COUNSEL	*	923.25	
		6/30/25 3584627.	202504 310-51300-31500	APR GENERAL COUNSEL	*	1,451.26	
				KUTAK ROCK LLP			2,374.51 000771

WILP WILFORD PRES OKUZMUK

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
7/22/25	00001	7/18/25 204	202506 320-57200-45000	MAINTENANCE SUPPLIES	*	653.96	
				GOVERNMENTAL MANAGEMENT SERVICES			653.96 000772
7/22/25	00001	7/31/25 203	202506 320-57200-49400	SUMMER POOL/PIZZA EVENT	*	159.06	
				GOVERNMENTAL MANAGEMENT SERVICES			159.06 000773
7/22/25	00001	7/01/25 199	202507 330-57200-41000	JUL CONTRACT ADMIN	*	3,937.50	
		7/01/25 199	202507 320-57200-45500	JUL JANITORIAL SERVICES	*	1,250.00	
		7/01/25 199	202507 320-57200-46500	JUL POOL MAINTENANCE	*	2,500.00	
				GOVERNMENTAL MANAGEMENT SERVICES			7,687.50 000774
7/22/25	00030	5/02/25 7055882	202505 320-57200-46510	MAY POOL CHEMICALS	*	997.68	
				HAWKINS INC			997.68 000775
7/22/25	00030	7/10/25 7127992	202507 320-57200-46510	JUL POOL CHEMICALS	*	777.00	
				HAWKINS INC			777.00 000776
7/22/25	00011	7/10/25 25-00241	202507 310-51300-48000	NOTICE OF MEETING-7/23/25	*	81.75	
				JACKSONVILLE DAILY RECORD			81.75 000777
7/22/25	00022	7/15/25 12810629	202507 320-57200-49400	BACK TO SCHOOL EVENT	*	495.00	
				PROGRESSIVE ENTERTAINMENT INC			495.00 000778
7/22/25	00020	6/30/25 19	202506 320-57200-46530	JUN POOL MONITOR SERVICES	*	1,207.01	
				RIVERSIDE MANAGEMENT SERVICES			1,207.01 000779
7/22/25	00035	7/01/25 11210	202507 320-57200-49600	JUL SECURITY SERVICES	*	3,531.99	
				SECURITY DEVELOPMENT GROUP LLC			3,531.99 000780
7/22/25	00016	7/01/25 949047	202507 330-57200-42000	JUL LANDSCAPE MAINTENANCE	*	8,640.00	
				YELLOWSTONE LANDSCAPE			8,640.00 000781
7/22/25	00016	7/07/25 952708	202507 330-57200-42010	MOW CHESWICK OAKS AVE	*	720.00	
				YELLOWSTONE LANDSCAPE			720.00 000782
				WILP WILFORD PRES OKUZMUK			

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
7/31/25	00023	7/09/25 87317218	202507 320-57200-45500	JANITORIAL SUPPLIES	*	205.10	
				HD SUPPLY FORMERLY HOME DEPOT PRO			205.10 000783
7/31/25	00011	7/24/25 25-00261	202507 310-51300-48000	NOTICE OF MEETING-8/20/23	*	211.00	
				JACKSONVILLE DAILY RECORD			211.00 000784
7/31/25	00033	7/22/25 2048418	202507 330-57200-46000	JUL LAKE MAINTENANCE	*	870.00	
				THE LAKE DOCTORS INC			870.00 000785
7/31/25	00018	7/17/25 6159	202507 310-51300-31100	PREP OF REQ #210 & #211	*	80.00	
				TAYLOR & WHITE INC			80.00 000786
TOTAL FOR BANK A						36,062.47	
TOTAL FOR REGISTER						36,062.47	



Tallahassee, FL 32308
2498 Centerville Rd.

Invoice

Bill to:

Wilford Preserve
475 West Town Place Ste 114
Saint Augustine, FL 32092

[Click Here to Pay Online!](#)

Approved by:
Sayla Hicks
6/24/25
1.320.57200.49600
Wilford Preserve

Invoice #: 76854
Invoice Date: 06/09/2025
Completed: 06/20/2025
Terms: Due On Receipt
Bid#:
Service Ticket: 76854

475 West Town Place
Ste 114

HiTechFlorida.com

Description	Qty	Rate	Amount
9-12161-ACC-1 - Access Control System - Wilford Preserve - 2535 Firethorn AV, Orange Park, FL			
5000 Series Electric Strike Complete	1.00	\$209.00	209.00
Minimum Service Call Charge	1.00	\$95.00	95.00
Sales Tax			0.00

Tech Resolution Note:

WCT Lock under warranty Case # CAS-5213707-S1N8Y4 Arrived on site test power at the on the lock and power module both meter out good. Swapped out lock per Noah with truck stock. Tested fine. Also called assa abloy and got a case .

To review or pay your account online, please visit our online bill payment portal at [Hi-Tech Customer Portal](#). You will need your customer number and billing zip code to create a new login.

Support@hitechflorida.com
Office: 850-385-7649

Total	\$304.00
Payments	\$0.00
Balance Due	\$304.00



Tallahassee, FL 32308
2498 Centerville Rd.

Bill to:

Wilford Preserve
475 West Town Place Ste 114
Saint Augustine, FL 32092

[Click Here to Pay Online!](#)

Approved by:
Sayla Hicks
6/26/25
1.320.57200.45000

Invoice

Invoice #: 76581
Invoice Date: 06/23/2025
Completed: 06/25/2025
Terms: Due On Receipt
Bid#:
Service Ticket: 76581
475 West Town Place
Ste 114

HiTechFlorida.com

Description	Qty	Rate	Amount
9-12161-ACC-1 - Access Control System - Wilford Preserve - 2535 Firethorn AV, Orange Park, FL			
Minimum Service Call Charge	1.00	\$95.00	95.00
Sales Tax			0.00

RECEIVED

By Tara Lee at 3:22 pm, Jun 26, 2025

Tech Resolution Note:

WCT Arrived on site checked door lock same issue as before, swapped out lock and called tech support. Lock was under warranty. I think the issue is that door has play so it's retracting back and putting pressure on the mechanism also ask tech support when I called the lock in and they stated that the kick from the door closing could be causing the problem. I recommend that they adjust the hinges so the door close correctly and takes the pressure off the mechanism. I let Sayla aware that could be causing the problem last time I was there and she would let her boss know.

To review or pay your account online, please visit our online bill payment portal at [Hi-Tech Customer Portal](#). You will need your customer number and billing zip code to create a new login.

Support@hitechflorida.com
Office: 850-385-7649

Total	\$95.00
Payments	\$0.00
Balance Due	\$95.00

MAKE CHECK PAYABLE TO:



Post Office Box 162134
Altamonte Springs, FL 32716
(904) 262-5500

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD



CARD NUMBER	EXP. DATE
SIGNATURE	AMOUNT PAID

ADDRESSEE

☐ Please check if address below is incorrect and indicate change on reverse side

Wilford Preserve CDD
475 W Town Place Suite 114
St Augustine, FL 32092

Approved by:
Sayla Hicks
6/26/25
1.330.57200.46000

The Lake Doctors
Post Office Box 162134
Altamonte Springs, FL 32716

ACCOUNT NUMBER	DATE	BALANCE
730725	6/25/2025	\$870.00

0000000730725300100000002858800000008700097

Please Return this invoice with your payment and
notify us of any changes to your contact information.

Wilford Preserve CDD
Invoice Due Date 6/25/2025

2639 Firethorn Ave Orange Park, FL 32073
Invoice 2036247 PO #

Invoice Date	Description	Quantity	Amount	Tax	Total
6/25/2025	Water Management - Monthly		\$870.00	\$0.00	\$870.00

Ponds 2,3,4,5,6,7,9,10,11,14- treated ponds for algae

Ponds 4,6,8,12,13- treated ponds for invasive aquatic weeds in and around the ponds

Thanks

RECEIVED
By Tara Lee at 3:22 pm, Jun 26, 2025

Please provide remittance information when submitting payments,
otherwise payments will be applied to the oldest outstanding invoices.

Credits	\$0.00
Adjustment	\$0.00

AMOUNT DUE

Total Account Balance including this invoice:

\$870.00

This Invoice Total:

\$870.00

Click the "Pay Now" link to submit payment by ACH

Customer #: 730725
Portal Registration #: 6DDB50F5
Customer E-mail(s): chogge@gmsnf.com,wilfordpreservemanager@gmsnf.com,okuzmuk@gmsnf
Customer Portal Link: www.lakedoctors.com/contact-us/

Corporate Address
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information

475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice #: 200
Invoice Date: 7/1/25
Due Date: 7/1/25
Case:
P.O. Number:

Wilford Preserve CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

By Tara Lee at 10:11 am, Jul 03, 2025

Total	\$5,912.33
Payments/Credits	\$0.00
Balance Due	\$5,912.33



9000 Southside Blvd.
Bldg. 100 Suite 1102
Jacksonville FL 32256

Please mail payments to the remit address at the bottom of this bill

INVOICE

Page 1 of 1

INVOICE DATE	06/11/2025
INVOICE NUMBER	869032276
ACCOUNT NUMBER	1762094
ORDER NO.	63024154

FOR INQUIRIES CALL: (866) 412-6726

FAX: (877) 712-6726

www.HomeDepotPro.com/Institutional
customercare@supplyworks.com

SOLD TO:

1670 1 MB 0.622 E0203X I0310 D14406612990 S2 P10838198 0001:0001



WILFORD PRESERVE COMM DEVELOP
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

ENROLLMENT ACCOUNT #:	ENROLLMENT TOKEN
AMS1762094	HDG LTW XXH

SHIPPED TO:

WILFORD PRESERVE COMM DEVELOP
2740 FIRETHORN
ORANGE PARK FL 32073

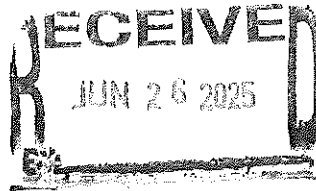
ORDER NO.		CONTROL NO.		CUSTOMER P.O.		SHIPPED VIA				TERMS		CASH DISCOUNT AMT		
63024154						JX01N - JACKSONVI				NET 30 DAYS		0.00		
LN	ITEM NO.	CAT	DESCRIPTION			ORDER	SHIP	B/O	UOM	LIST PRICE	PRICE	EXT. AMT.	TAX	CODE
1	324240341	8	5" HB SML 16OZ BLUE MOP 2PK			1	1	0	PK		8.14		8.14	
2	BUN15949	8	CLOROX WET WIPES FRESH 75CT - DISIN			3	3	0	EA		7.99		23.97	
3	RCP1820577	8	CLOTH MICROFIBER 12X12 PINK - 288/C			12	12	0	EA		0.99		11.88	
4	324188606	8	SPRAY 32OZ & TRGR 6CA			1	1	0	CA		39.65		39.65	
							HANDLING		20.94					

\$7.95 Handling Charge

\$12.99 Minimum Order Charge

Delivery information for this invoice may be
found at: www.HomeDepotPro.com/Institutional

Approved by:
Sayla Hicks
7/01/25
1.320.57200.45000



RECEIVED

By Tara Lee at 12:44 pm, Jul 01, 2025

NET MERCHANDISE TOTAL	TAX TOTAL	SPECIAL CHARGES	INVOICE TOTAL
83.64	0.00	20.94	104.58

TERMS AND CONDITIONS FROM CURRENT CATALOG & ONLINE APPLY. CLAIMS FOR SHORTAGES OR DAMAGED GOODS MUST BE MADE IMMEDIATELY UPON RECEIPT OF SHIPMENT IN ACCORDANCE WITH CURRENT RETURN GOODS POLICY. NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION.

RETAIN THIS PORTION OF THE INVOICE FOR YOUR RECORDS

RETURN THIS PORTION WITH YOUR REMITTANCE TO THE REMIT ADDRESS BELOW



ACCOUNT NUMBER	INVOICE NUMBER	INVOICE DATE	INVOICE AMOUNT DUE
1762094	869032276	06/11/2025	104.58
			NET DUE DATE 07/11/25
		NET AMOUNT PAID	

SOLD TO:

WILFORD PRESERVE COMM DEVELOP
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

REMIT TO:

HD SUPPLY FORMERLY HOME DEPOT PRO
PO Box 404468
Atlanta GA 30384-4468



Tallahassee, FL 32308
2498 Centerville Rd.

Invoice

Invoice #: 426554
Invoice Date: 07/01/2025
Completed: 07/01/2025
Terms: Due on Aging Date
Bid#:

Bill to:
Wilford Preserve
475 West Town Place Ste 114
Saint Augustine, FL 32092

[Click Here to Pay Online!](#)

Approved by:
Sayla Hicks
7/01/25
1.320.57200.49600

475 West Town Place
Ste 114

HiTechFlorida.com

Description	Qty	Rate	Amount
9-12161-ACC-1 - Access Control System - Wilford Preserve - 2535 Firethorn AV, Orange Park, FL	1.00	\$85.00	85.00
Enterprise Cloud Device Management Service			0.00
Sales Tax			

RECEIVED

By Tara Lee at 12:36 pm, Jul 01, 2025

Tech Resolution Note:

Thank you for choosing Hi-Tech!

To review or pay your account online, please visit our online bill payment portal at Hi-Tech Customer Portal. You will need your customer number and billing zip code to create a new login.

Support@hitechflorida.com
Office: 850-385-7649

Total	\$85.00
Payments	\$0.00
Balance Due	\$85.00

KUTAK ROCK LLP**TALLAHASSEE, FLORIDA**

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

June 30, 2025

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157



Mr. James Perry
Wilford Preserve CDD
Governmental Management Services
Suite 114
475 West Town Place
St. Augustine, FL 32092

RECEIVED**By Tara Lee at 12:38 pm, Jul 01, 2025**

Invoice No. 3584627
23023-1

Re: General Counsel

For Professional Legal Services Rendered

03/16/25	J. Johnson	0.50	192.50	Monitor legislative process relating to matters impacting special districts
03/18/25	W. Haber	1.60	528.00	Prepare for and participate in Board meeting
03/24/25	W. Haber	0.40	132.00	Respond to auditor inquiry; review license agreement and confer with Giles regarding same
04/10/25	W. Haber	0.50	165.00	Review audit and confer with Kuzmuk regarding same
04/13/25	G. Lovett	0.50	132.50	Monitor legislative process relating to matters impacting special districts
04/15/25	W. Haber	2.80	924.00	Prepare for and participate in Board meeting
04/18/25	W. Haber	0.20	66.00	Respond to auditor inquiry
04/21/25	P. Avrett	0.40	64.00	Coordinate response to auditor letter
04/21/25	K. Jusevitch	0.20	29.00	Record license agreement
TOTAL HOURS		7.10		

KUTAK ROCK LLP

Wilford Preserve CDD

June 30, 2025

Client Matter No. 23023-1

Invoice No. 3584627

Page 2

TOTAL FOR SERVICES RENDERED	\$2,233.00
-----------------------------	------------

DISBURSEMENTS

Filing and Court Fees	73.95
Meals	10.07
Travel Expenses	57.49

TOTAL DISBURSEMENTS	<u>141.51</u>
---------------------	---------------

TOTAL CURRENT AMOUNT DUE	<u>\$2,374.51</u>
--------------------------	-------------------

Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice

Invoice #: 204
Invoice Date: 7/18/25
Due Date: 7/18/25
Case:
P.O. Number:

Bill To:
Wilford Preserve CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Approved by:
Sayla Hicks
7/18/25
1.320.57200.45000
Wilford Preserve

Description	Hours/Qty	Rate	Amount
Facility Maintenance June 1 - June 30, 2025	10.5	40.00	420.00
Maintenance Supplies		233.96	233.96
<div>Alison Moring 7-21-25</div>			

Total \$653.96

Payments/Credits \$0.00

Balance Due \$653.96

**WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF JUNE 2025**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
6/6/25	1.5	A.A.	Repaired all tables with loose legs on covered area, cleaned and secured men's bathroom
6/6/25	1.5	C.W.	Cleaned and secured men's bathroom, repaired all tables with loose ends on covered area
6/10/25	2.5	A.A.	Repaired gate entering pool and changed hinge, adjusted hinges in men's bathroom, adjusted loose legs on tables, repaired drywall divots in social room
6/10/25	2.5	C.W.	Adjusted all tables with loose legs, repaired holes in social room, repaired gate and hinge to pool, fixed bathroom door
6/13/25	2.5	C.W.	Replaced bent door handle, painted walls in social room, straightened and organized furniture in covered area
TOTAL	<u>10.5</u>		
MILES	<u>0</u>		*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

MAINTENANCE BILLABLE PURCHASES

Period Ending 7/05/25

<u>DISTRICT</u>	<u>DATE</u>	<u>SUPPLIES</u>	<u>PRICE</u>	<u>EMPLOYEE</u>
WILFORD PRESERVE				
	5/30/25	Constant Contact Monthly Fee	35.26	S.H.
	6/10/25	Trash Bags	28.72	S.H.
	6/10/25	4 Pack Battery	12.50	S.H.
	6/10/25	Paint	29.88	S.H.
	6/10/25	Door Handle	40.22	S.H.
	6/10/25	Paint Roller	5.49	S.H.
	6/10/25	Paint Brush	4.58	S.H.
	6/10/25	Paint Tray	2.58	S.H.
	6/10/25	Gift Cards(4) for Event	74.75	S.H.
		TOTAL	<u>\$233.96</u>	

475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice #: 203
Invoice Date: 7/31/25
Due Date: 7/31/25
Case:
P.O. Number:

Wilford Preserve CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Total	\$159.06
Payments/Credits	\$0.00
Balance Due	\$159.06

By Tara Lee at 11:53 am, Jul 09, 2025

PIZZA HUT
DELIVERY

** FUTURE DATE
** DUE: 06/14/2025 at 11:45 AM

** Ticket #00000

Item Count: 12

ENTERED BY
CHRISTEL
038651

06/10/2025

JAY
2740 FIRETHORN AVE
AMENDITY CENTER
JACKSONVILLE FL 32073

904-562-0249
Other

01 1 YO YA
Large
Hand toss
Cheese
Pepperoni

02 1 YO YA
Large
Hand toss
Cheese
Pepperoni

03 1 YO YA
Large
Hand toss
Cheese
Pepperoni

04 1 YO YA
Large
Hand toss
Cheese
Pepperoni

05 1 YO YA
Large
Hand toss
Cheese
Pepperoni

06 1 YO YA
Large
Hand toss
Cheese
Pepperoni

YO YA
Large
Hand toss

W. ifer Summer
- Pool Party
+ 25 - tip

more!
Tip over for more!

2:02 PM
Tip over for more!

xy: A-11
9.99
Tip over for more!

9.99
Tip over for more!

9.99
Tip over for more!

9.99
Tip over for more!

9.99

562-0249

ner

01 1 YO YA
Large
Hand toss
Cheese
Pepperoni

9.99
Flip over for more!

02 1 YO YA
Large
Hand toss
Cheese
Pepperoni

9.99
Flip over for more!

03 1 YO YA
Large
Hand toss
Cheese
Pepperoni

9.99
Flip over for more!

04 1 YO YA
Large
Hand toss
Cheese
Pepperoni

9.99
Flip over for more!

05 1 YO YA
Large
Hand toss
Cheese
Pepperoni

9.99
Flip over for more!

06 1 YO YA
Large
Hand toss
Cheese
Pepperoni

9.99
Flip over for more!

07 1 YO YA
Large
Hand toss
Cheese

9.99
Flip over for more!

08 1 YO YA
Large
Hand toss
Cheese

9.99
Flip over for more!

09 1 YO YA
Large
Hand toss
Cheese

9.99
Flip over for more!

10 1 YO YA
Large
Hand toss
Cheese

9.99
Flip over for more!

11 1 YO YA
Large
Hand toss
Cheese

9.99
Flip over for more!

12 1 YO YA
Large
Hand toss
Cheese

Subtotal
Charge
Tax

119.88
5.19
8.99
134.06
Flip over

475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice #: 199
Invoice Date: 7/1/25
Due Date: 7/1/25
Case:
P.O. Number:

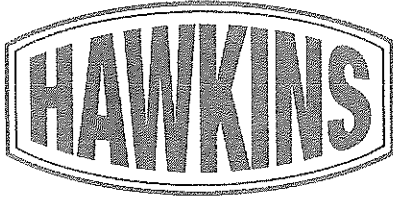
Wilford Preserve CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Alison Morsing
7-7-25

Balance Due	\$7,687.50
-------------	------------

By Tara Lee at 1:25 pm, Jul 08, 2025

Original



Hawkins, Inc.
2381 Rosegate
Roseville, MN 55113
Phone: (612) 331-6910

INVOICE

Total Invoice	\$997.68
Invoice Number	7055882
Invoice Date	5/2/25
Sales Order Number/Type	4802365 SL
Branch Plant	74
Shipment Number	5745837

Sold To: 486849
ACCOUNTS PAYABLE
WILFORD PRESERVE COMMUNITY
DEVELOPMENT
475 W Town Pl
St Augustine FL 32092-3648

Approved by:
Sayla Hicks
7/7/25
1.320.57200.46510

Ship To: 486854
WILFORD PRESERVE COMMUNITY
DEVELOPMENT
2740 Firethorn Ave
Orange Park FL 32073-1698

Net Due Date	Terms	FOB Description	Ship Via	Customer P.O.#			P.O. Release		Sales Agent #
6/1/25	Net 30	PPD Origin	HWTG						385
Line #	Item Number	Item Name/ Description	Tax	Qty Shipped	Trans UOM	Unit Price	Price UOM	Weight Net/Gross	Extended Price
1.000	41930	Azone - EPA Reg. No. 7870-1	N	250.0000	GA	\$2.9500	GA	2,417.5 LB	\$737.50
		1 LB BLK (Mini-Bulk)		250.0000	GA			2,417.5 GW	
1.010	Fuel Surcharge	Freight	N	1.0000	EA	\$12.0000			\$12.00
2.000	42871	Sulfuric Acid 38-40%	N	3.0000	DD	\$67.7274	DD	486.0 LB	\$203.18
		15 GA DD		3.0000	DD			516.0 GW	
2.001	699922	15 GA Blu/Black Deldrum	N	3.0000	DD	\$15.0000	RD	30.0 LB	\$45.00
		DELDRM 1H1/X1.9/250		3.0000	RD			30.0 GW	

Related Order #: 04802365

***** Receive Your Invoice Via Email *****

Please contact our Accounts Receivable Department via email at Credit.Dept@HawkinsInc.com
or call 612-331-6910 to get it setup on your account.

RECEIVED

By Tara Lee at 1:17 pm, Jul 08, 2025

Page 1 of 1

Tax Rate Sales Tax
0 % \$0.00

Invoice Total

\$997.68

No Discounts on Freight
IMPORTANT: All products are sold without warranty of any kind and purchasers will, by their own tests, determine suitability of such products for their own use. Seller warrants that all goods covered by this invoice were produced in compliance with the requirements of the Fair Labor Standards Act of 1938, as amended. Seller specifically disclaims and excludes any warranty of merchantability and any warranty of fitness for a particular purpose.
NO CLAIMS FOR LOSS, DAMAGE OR LEAKAGE ALLOWED AFTER DELIVERY IS MADE IN GOOD CONDITION.

CHECK REMITTANCE:
Hawkins, Inc.
P.O. Box 860263
Minneapolis, MN 55486-0263

WIRING CONTACT INFORMATION:
Email: Credit.Dept@HawkinsInc.com
Phone Number: (612) 331-6910
Fax Number: (612) 225-6702

FINANCIAL INSTITUTION:
US Bank
800 Nicollet Mall
Minneapolis, MN 55402

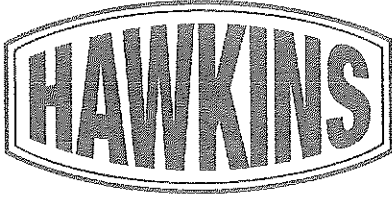
Account Name: Hawkins, Inc.
Account #: 180120759469
ABA/Routing #: 091000022
Swift Code#: USBKUS44IMT
Type of Account: Corporate Checking

ACH PAYMENTS:
CTX (Corporate Trade Exchange) is our preferred method. Please remember to include in the addendum the document numbers pertaining to the payment.
For other than CTX, the remit to information may be emailed to Credit.Dept@HawkinsInc.com

CASH IN ADVANCE/EFT PAYMENTS:
Please list the Hawkins, Inc. sales order number or your purchase order number if the invoice has not been processed yet.

This contractor and subcontractor shall abide by the requirements of 41 CFR §§60-1.4(a), 60-300.5(a) and 60-741.5(a). These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, or national origin. Moreover, these regulations require that covered prime contractors and subcontractors take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, national origin, protected veteran status or disability.

Original



Hawkins, Inc.
2381 Rosegate
Roseville, MN 55113
Phone: (612) 331-6910

INVOICE

Total Invoice	\$777.00
Invoice Number	7127992
Invoice Date	7/10/25
Sales Order Number/Type	4873458 SL
Branch Plant	74
Shipment Number	5838245

Sold To: 486849
ACCOUNTS PAYABLE
WILFORD PRESERVE COMMUNITY
DEVELOPMENT
475 W Town Pl
St Augustine FL 32092-3648

Ship To: 486854
WILFORD PRESERVE COMMUNITY
DEVELOPMENT
2740 Firethorn Ave
Orange Park FL 32073-1698

Approved by:
Sayla Hicks
1.320.57200.46510
7/14/25
Wilford Preserve

Net Due Date	Terms	FOB Description	Ship Via	Customer P.O.#			P.O. Release		Sales Agent #
8/9/25	Net 30	PPD Origin	HWTG						385
Line #	Item Number	Item Name/ Description	Tax	Qty Shipped	Trans UOM	Unit Price	Price UOM	Weight Net/Gross	Extended Price
1.000	41930	Azone - EPA Reg. No. 7870-1	N	255.0000	GA	\$3.0000	GA	2,465.9 LB	\$765.00
		1 LB BLK (Mini-Bulk)		255.0000	GA			2,465.9 GW	
1.010	Fuel Surcharge	Freight	N	1.0000	EA	\$12.0000			\$12.00

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Please contact our Accounts Receivable Department via email at Credit.Dept@HawkinsInc.com
or call 612-331-6910 to get it setup on your account.

Page 1 of 1

Tax Rate

Sales Tax

0 %

\$0.00

Invoice Total

\$777.00

No Discounts on Freight
IMPORTANT: All products are sold without warranty of any kind and purchasers will, by their own tests, determine suitability of such products for their own use. Seller warrants that all goods covered by this invoice were produced in compliance with the requirements of the Fair Labor Standards Act of 1938, as amended. Seller specifically disclaims and excludes any warranty of merchantability and any warranty of fitness for a particular purpose.
NO CLAIMS FOR LOSS, DAMAGE OR LEAKAGE ALLOWED AFTER DELIVERY IS MADE IN GOOD CONDITION.

CHECK REMITTANCE:
Hawkins, Inc.
P.O. Box 860263
Minneapolis, MN 55486-0263

WIRING CONTACT INFORMATION:
Email: Credit.Dept@HawkinsInc.com
Phone Number: (612) 331-6910
Fax Number: (612) 225-6702

FINANCIAL INSTITUTION:
US Bank
800 Nicollet Mall
Minneapolis, MN 55402

Account Name: Hawkins, Inc.
Account #: 180120759469
ABA/Routing #: 091000022
Swift Code#: USBKUS44IMT
Type of Account: Corporate Checking

ACH PAYMENTS:
CTX (Corporate Trade Exchange) is our preferred method. Please remember to include in the addendum the document numbers pertaining to the payment.
For other than CTX, the remit to information may be emailed to Credit.Dept@HawkinsInc.com

CASH IN ADVANCE/EFT PAYMENTS:
Please list the Hawkins, Inc. sales order number or your purchase order number if the invoice has not been processed yet.

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Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 2177
Jacksonville, FL 32203
(904) 356-2466

INVOICE

July 10, 2025

Date

Attn: Courtney Hogge
GMS, LLC
475 West Town Place, Ste 114
Saint Augustine FL 32092

Serial #	25-00241C	PO/File #		\$81.75
				Payment Due
Notice of Board of Supervisors Meeting				
				\$81.75
				Publication Fee
Wilford Preserve Community Development District				
				Amount Paid
Case Number				
Publication Dates	7/10			
County	Clay			

*Payment is due before
the Proof of Publication
is released.*

Payment Due Upon Receipt
For your convenience, you
may remit payment online at
[www.jaxdailyrecord.com/
send-payment](http://www.jaxdailyrecord.com/send-payment).

If your payment is being
mailed, please reference
Serial # 25-00241C on your
check or remittance advice.

RECEIVED
By Tara Lee at 2:20 pm, Jul 10, 2025

Your notice was published on both jaxdailyrecord.com and floridapublicnotices.com.

Terms: Net 30 days from date of invoice. Past due items will accrue a finance charge of 1.5% per month thereafter.
Please remit any payment due upon receipt of this invoice.

**WILFORD PRESERVE
COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF BOARD OF
SUPERVISORS MEETING**

Notice is hereby given that the Board of Supervisors ("Board") of the Wilford Preserve Community Development District ("District") will hold a regular meeting on Wednesday, July 23, 2025, at 1:30 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065, where the Board may consider any business that may properly come before it ("Meeting"). An electronic copy of the agenda may be obtained by contacting the office of the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 or mgiles@gmsnf.com ("District Manager's Office") and is also expected to be available on the District's website, www.WilfordPreserveCDD.com, at least seven days prior to the meeting.

The meeting will be conducted in accordance with the provisions of Florida law for community development districts and will be open to the public. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting.

Any person requiring special accommodations at the Meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the Meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Marilee Giles
District Manager
Jul. 10 00 (25-00241C)



Invoice

Mailing Correspondence Address: 1623 Troy Lynn Trail, Jacksonville, FL 32225

(904) 645-9068 Fax: (904) 645-9082

E-mail: bookme@progressiveent.com

www.progressiveent.com

Invoice date: 7/15/2025

Invoice #12810629

Terms: Net 10 days

PO#

Customer name:

Wilford Preserve CDD

Type of Event: Back to School

Billing address:

475 W. Town Place, St. Augustine, FL 32092

Original contact person:

Jay Soriano Cell-904-342-1441

E-mail/ fax: jsoriano@gmsnf.com

At event contacts with cell:

Sayla

C-

Event date: Saturday August 9th, 2025

Hours of event: 12:00 pm-3:00 pm

Hours of service: 3 Same

Approximate set up time:

Between: 10:30 and 11:00 am

Location name and address:

2740 Copperwood Drive, Orange Park, FL 32065

Where to set up at location:

Grass Field

Power within 75': Yes

Set up-grass or pavement:

GR

Water within 75': NA

Covered area for entertainer: NA

Notes:

SERVICES NEEDED:

*Mobile DJ Service

Reg. Rate \$ 595.00 Your Cost \$ 495.00

Total Savings \$ 100.00

Approved by:

Sayla Hicks

7/15/25

1.320.57200.49400

Wilford Preserve

Sub Total: \$ 495.00

Sales Tax: \$ -

Credit Card Fee: \$ 17.32

Invoice Total: \$ 512.32

50 % Deposit required: \$ Waived

Balance due at set up:

Payments received \$ -

Current Balance \$ 512.32

NET 10 DAYS AFTER EVENT OR \$50 LATE FEE

CANCELLATION, RE-SCHEDULING, INCLAMENT WEATHER POLICY

Any cancellation of this agreement by customer must be in writing at least 30 days prior to event date with specific reasons with verification by Progressive Entertainment. Any stopping of delivery/service of Progressive Entertainment must be at least 24 hrs. in advance to avoid labor costs. No penalties or loss of deposit occur if event is re-scheduled within 60 days of original event date. A 50% cancellation fee of total amount occurs when not within these terms. Other arrangements must be noted by Progressive Entertainment. For customer pick up- customer is responsible for theft or damage to equipment or materials while in possession. Progressive Entertainment is not responsible for any acts of nature which prevent event from taking place or being shortened. Service reserves the right to stop service if guests cause a safety or behavior issue to service.

Customer signature required x _____ Date: _____

Riverside Management Services, Inc
475 West Town Place
Suite 114
St. Augustine, FL 32092

Invoice

Invoice #: 19
Invoice Date: 6/30/2025
Due Date: 6/30/2025
Case:
P.O. Number:

Bill To:
Wilford Preserve CDD

Description	Hours/Qty	Rate	Amount
Pool Monitor Services through June 2025	56.14	21.50	1,207.01
<i>Alison Mossing</i> 7-8-25			

Total \$1,207.01

Payments/Credits \$0.00

Balance Due \$1,207.01

RECEIVED

By Tara Lee at 11:43 am, Jul 09, 2025

WILFORD PRESERVE CDD

POOL MONITOR

<u>Qty./Hours</u>	<u>Description</u>	<u>Rate</u>	<u>Amount</u>
56.14	Pool Monitor	\$ 21.50	\$ 1,207.01

Covers June 2025

GL Code 1.320.572.46530

TOTAL DUE:

\$ 1,207.01

**WILFORD PRESERVE COMMUNITY DEVELOPMENT DISTRICT
POOL MONITOR BILLABLE HOURS FOR JUNE 2025**

<u>Date</u>	<u>Hours</u>	<u>Employee</u>	<u>Description</u>
6/1/25	6.17	L.D.	Pool Monitor
6/2/25	3.22	L.D.	Pool Monitor
6/7/25	7.03	M.G.	Pool Monitor
6/8/25	7.2	M.G.	Pool Monitor
6/14/25	4.58	M.G.	Pool Monitor
6/21/25	7.02	M.G.	Pool Monitor
6/22/25	7	M.G.	Pool Monitor
6/28/25	6.87	M.G.	Pool Monitor
6/29/25	7.05	M.G.	Pool Monitor
GRAND TOTAL	<u><u>56.14</u></u>		



Security Development Group, LLC
8130 Baymeadows Way W., Suite 302
Jacksonville, FL 32256
cathie@sthreesecurity.com
www.sthreesecurity.com

INVOICE

BILL TO

Wilford Preserve CDD
2740 Firethorn Avenue
Orange Park, Florida 32073

INVOICE # 11210**DATE 07/01/2025****DUE DATE 07/31/2025****TERMS End of the month****SERVICE MONTH**

July

ACTIVITY	QTY	RATE	AMOUNT
Dedicated Officer I 6 Dedicated hours Fri - Sun	72	31.15	2,242.80
Vehicle Patrol 3 patrols a day Mon - Thurs	57	18.67	1,064.19
Fuel Charge Fuel Charge	1	100.00	100.00
Holiday Service Holiday - 4th of July	1	125.00	125.00T

SUBTOTAL	3,531.99
TAX	0.00
TOTAL	3,531.99
BALANCE DUE	\$3,531.99

RECEIVED

By Tara Lee at 1:11 pm, Jul 08, 2025



YELLOWSTONE

LANDSCAPE

Bill To:

Wilford Preserve CDD
c/o Governmental Management Services, LLC
475 West Town Place
Suite 114
St. Augustine, FL 32092

Property Name: Wilford Preserve CDD

Address: Sycamore Way
Orange Park, FL 32073

INVOICE

INVOICE #	INVOICE DATE
949047	7/1/2025
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: July 31, 2025

Invoice Amount: \$8,640.00

Description	Current Amount
Monthly Landscape Maintenance July 2025	\$8,640.00

RECEIVED

By Tara Lee at 1:17 pm, Jul 08, 2025

Invoice Total **\$8,640.00**

Should you have any questions or inquiries please call (386) 437-6211.



YELLOWSTONE

LANDSCAPE

Bill To:

Wilford Preserve CDD
c/o Governmental Management Services, LLC
475 West Town Place
Suite 114
St. Augustine, FL 32092

Property Name: Wilford Preserve CDD

Address: Sycamore Way
Orange Park, FL 32073

INVOICE

INVOICE #	INVOICE DATE
952708	7/7/2025
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: August 6, 2025

Invoice Amount: \$720.00

Description**Current Amount**

One Time Mow Cheswick Oaks Ave

Landscape Enhancement

\$720.00

RECEIVED

By Tara Lee at 4:26 pm, Jul 07, 2025

Invoice Total

\$720.00

Should you have any questions or inquiries please call (386) 437-6211.



9000 Southside Blvd.
Bldg. 100 Suite 1102
Jacksonville FL 32256

Please mail payments to the remit address at the bottom of this bill

INVOICE

Page 1 of 1

INVOICE DATE	07/09/2025
INVOICE NUMBER	873172183
ACCOUNT NUMBER	1762094
ORDER NO.	63450568

FOR INQUIRIES CALL: (866) 412-6726

FAX: (877) 712-6726
www.HomeDepotPro.com/Institutional
customer@supplyworks.com

SOLD TO:

638 1 MB 0.672 E0171X 10286 D14466694952 S2 P10856842 0001:0001



WILFORD PRESERVE COMM DEVELOP
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

ENROLLMENT ACCOUNT #	ENROLLMENT TOKEN
AMS1762094	HDG LTW XXH

SHIPPED TO:

WILFORD PRESERVE COMM DEVELOP
2740 FIRETHORN
ORANGE PARK FL 32073

ORDER NO.		CONTROL NO.	CUSTOMER P.O.		SHIPPED VIA				TERMS		CASH DISCOUNT AMT	
63450568					JX01N - JACKSONVI				NET 30 DAYS		0.00	
LN	ITEM NO.	CAT	DESCRIPTION		ORDER	SHIP	B/O	UOM	LIST PRICE	PRICE	EXT. AMT.	TAX CODE
1	KCC04460	8	SCOTT 2PLY TOILET TIS EMBOSSED WHT		1	1	0	CA		117.38	117.38	*
2	328548213	8	PERFORATED KIT PAPER TWL		1	1	0	CA		58.79	58.79	
3	BUN15949	8	CLOROX WET WIPES FRESH 76CT - DISIN		1	1	0	EA		7.99	7.99	
						HANDLING		20.94				
<div><div><div><div>Approved by: Sayla Hicks 7/23/25 1.320.57200.45500 Wilford Preserve</div></div><div><div>RECEIVED</div><div>JUL 23 2025</div></div></div></div>												
NET MERCHANDISE TOTAL			TAX TOTAL			SPECIAL CHARGES			INVOICE TOTAL			
184.16			0.00			20.94			205.10			

TERMS AND CONDITIONS FROM CURRENT CATALOG & ONLINE APPLY. INVOICE PAYMENTS MADE BY CREDIT CARD OR OTHER FEE-BEARING PAYMENT METHODS MAY RESULT IN A PROCESSING FEE. CLAIMS FOR SHORTAGES OR DAMAGED GOODS MUST BE MADE IMMEDIATELY UPON RECEIPT OF SHIPMENT IN ACCORDANCE WITH CURRENT RETURN GOODS POLICY. NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION.

RETAIN THIS PORTION OF THE INVOICE FOR YOUR RECORDS

RETURN THIS PORTION WITH YOUR REMITTANCE TO THE REMIT ADDRESS BELOW



ACCOUNT NUMBER	INVOICE NUMBER	INVOICE DATE	INVOICE AMOUNT DUE
1762094	873172183	07/09/2025	205.10
			NET DUE DATE 08/08/25
			NET AMOUNT PAID

SOLD TO:

WILFORD PRESERVE COMM DEVELOP
475 W TOWN PL STE 114
SAINT AUGUSTINE FL 32092-3649

REMIT TO:

HD SUPPLY FORMERLY HOME DEPOT PRO
PO Box 404468
Atlanta GA 30384-4468

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 2177
Jacksonville, FL 32203
(904) 356-2466

INVOICE

July 24, 2025

Date

Attn: Courtney Hogge
GMS, LLC
475 West Town Place, Ste 114
Saint Augustine FL 32092

Serial # 25-00261C	PO/File #	\$211.00
		Payment Due
Notice of Public Hearing to Consider the Adoption or the Fiscal Year 202 Proposed Budget(s); and Notice of Regular Board of Supervisors' Meeting		\$211.00
Wilford Preserve Community Development District		Publication Fee
Case Number		Amount Paid
Publication Dates 7/24,31		
County Clay		

*Payment is due before
the Proof of Publication
is released.*

Payment Due Upon Receipt
For your convenience, you
may remit payment online at
[www.jaxdailyrecord.com/
send-payment](http://www.jaxdailyrecord.com/send-payment).

If your payment is being
mailed, please reference
Serial # 25-00261C on your
check or remittance advice.

RECEIVED

By Tara Lee at 10:59 am, Jul 24, 2025

Your notice was published on both jaxdailyrecord.com and floridapublicnotices.com.

Terms: Net 30 days from date of invoice. Past due items will accrue a finance charge of 1.5% per month thereafter.
Please remit any payment due upon receipt of this invoice.

Preliminary Proof Of Legal Notice
(This is not a proof of publication.)

Please read copy of this advertisement and advise us of any necessary corrections before further publications.

**WILFORD PRESERVE
COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF PUBLIC HEAR-
ING TO CONSIDER THE
ADOPTION OF THE FIS-
CAL YEAR 2026 PROPOSED
BUDGET(S); AND NOTICE OF
REGULAR BOARD OF SUPER-
VISORS' MEETING.**

The Board of Supervisors ("Board") of the Wilford Preserve Community Development District ("District") will hold a public hearing and regular meeting as follows:

DATE: August 20, 2025

TIME: 6:00 p.m.

LOCATION:

Plantation Oaks Amenity
Center

845 Oakleaf Plantation Parkway
Orange Park, Florida 32065

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2025, and ending September 30, 2026 ("Proposed Budget"). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Governmental Management Services, 475 West Town Place, Suite 111, St. Augustine, Florida 32092, (904) 940-5850 ("District Manager's Office"), during normal business hours, or by visiting the District's website at <https://wilfordpreservecd.com>.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the public hearing or meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the public hearing and meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Marilee Giles
District Manager

Jul. 24/31 00 (25-00261C)

MAKE CHECK PAYABLE TO:



Post Office Box 162134
Altamonte Springs, FL 32716
(904) 262-5500

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD



CARD NUMBER

EXP. DATE

SIGNATURE

AMOUNT PAID

ADDRESSEE

☐ Please check if address below is incorrect and indicate change on reverse side

Wilford Preserve CDD
475 W Town Place Suite 114
St Augustine, FL 32092

Approved by:
Sayla Hicks
1.330.57200.46000
7/23/25

The Lake Doctors
Post Office Box 162134
Altamonte Springs, FL 32716

RECEIVED

By Tara Lee at 8:58 am, Jul 24, 2025

ACCOUNT NUMBER	DATE	BALANCE
730725	7/22/2025	\$870.00

000000073072530010000000293441000000087000098

Please Return this invoice with your payment and
notify us of any changes to your contact information.

Wilford Preserve CDD**2639 Firethorn Ave Orange Park, FL 32073****Invoice Due Date 7/22/2025****Invoice 2048418****PO #**

Invoice Date	Description	Quantity	Amount	Tax	Total
7/22/2025	Water Management - Monthly		\$870.00	\$0.00	\$870.00
3,7,10,12,14- treated in and around the ponds for algae 9- added pond dye to the pond to assist with minimal algae 2,4,5,6,8,11,13- treated in and around ponds for invasive aquatic weeds and algae Thanks					
Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.				Credits	\$0.00
				Adjustment	\$0.00
					AMOUNT DUE

Total Account Balance including this invoice:

\$870.00

This Invoice Total:

\$870.00

Click the "Pay Now" link to submit payment by ACH**Customer #:** 730725**Portal Registration #:** 6DDB50F5**Customer E-mail(s):** chogge@gmsnf.com,wilfordpreservemanager@gmsnf.com,okuzmuk@gmsnf**Customer Portal Link:** www.lakedoctors.com/contact-us/**Corporate Address**

4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information

INVOICE

FOR PROFESSIONAL SERVICES RENDERED

Taylor & White, Inc.

Civil Design & Consulting Engineers

9556 Historic Kings Road South • Suite 102 • Jacksonville, Florida 32257 • (904) 346-0671 • www.TaylorandWhite.com



PROFESSIONAL CIVIL ENGINEERING SERVICES

Wilford Preserve CDD
Attn: Bernadette Peregrino
District Accountant
475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice number 6159
Date 07/17/2025

Project 16050.1 WILFORD PRESERVE CDD

Invoice Amount:
\$80.00

Professional Services Rendered through 07/13/2025. ~PAYMENT TERMS: NET 10 DAYS~
Project Manager: D. Glynn Taylor, P.E. - Principal: D. Glynn Taylor, P.E. *Denotes Hourly Task

Invoice Summary

Description	Contract Amount	Prior Billed	Total Billed	Percent Complete	Current Billed
*PHASE 2A REVISIONS CLOSED	0.00	24,515.00	24,515.00	0.00	0.00
ADDITIONAL SUPPLEMENTAL ENGINEER'S REPORT-CLOSED	5,000.00	5,000.00	5,000.00	100.00	0.00
*TEMPORARY SALES TRAILER	0.00	565.00	565.00	0.00	0.00
ENGINEER'S SUPPLEMENTAL REPORT (LS)-CLOSED	5,000.00	5,000.00	5,000.00	100.00	0.00
*DISTRICT ENGINEER-HRLY-NTE	60,000.00	108,951.25	109,031.25	181.72	80.00
*CONSTRUCTION OBSV/CERTS-HRLY-NTE	75,000.00	117,435.18	117,435.18	156.58	0.00
*PURCHASING AGENT-HRLY	24,200.00	20,605.00	20,605.00	85.14	0.00
*STORMWATER & WASTEWATER 20 YEAR NEEDS ANALYSIS	10,000.00	5,430.00	5,430.00	54.30	0.00
*AMENITY CENTER MODIFICATION-CLOSED	0.00	23,740.00	23,740.00	0.00	0.00
*SLEEVING PLAN-CLOSED	0.00	2,898.75	2,898.75	0.00	0.00
*PROJECT ADMIN. & COORDINATION-HRLY-NTE	10,000.00	13,048.75	13,048.75	130.49	0.00
REIMBURSABLES	0.00	10,288.25	10,288.25	0.00	0.00
Total	189,200.00	337,477.18	337,557.18	178.41	80.00

*District Engineer-HRLY-NTE

Jane M. White
req

Units	Billed Amount
1.00	80.00

RECEIVED

By Tara Lee at 3:51 pm, Jul 22, 2025

Invoice total **80.00**

C.

Wilford Preserve

Community Development District

Boundary Amendment Funding Request #12*

July 22, 2025

PAYEE		GENERAL FUND
1	KUTAK ROCK LLP - Invoice 3584629 from 6/30/2025 Boundary Amendment	\$ 668.50
TOTAL		\$ 668.50

Please make check payable to:
Wilford Preserve CDD
475 W Town Place Suite 114
Saint Augustine, FL 32092

DocuSigned by:

Louis Cowling

1C2C73D66B08412

Signature:Chairman/Vice Chairman

Signed by:

Marilee Giles

A38999D0EDC1474...

Signature:Secretary/Asst. Secretary

* Boundary Amendment Funding Agreement Between Wilford Preserve CDD and DFC Wilford, 4, LLC from 2/1/2023

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

June 30, 2025

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

ACH/Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3584629

Client Matter No. 23023-4

Notification Email: eftgroup@kutakrock.com

Mr. James Perry
Wilford Preserve CDD
Governmental Management Services
Suite 114
475 West Town Place
St. Augustine, FL 32092

Invoice No. 3584629

23023-4

Re: Boundary Amendment

For Professional Legal Services Rendered

04/03/25	W. Haber	0.40	132.00	Review correspondence regarding status of landowner consents; review petition
04/22/25	K. Jusevitch	3.40	493.00	Review landowner consent exhibits; confer with Haber
04/29/25	K. Jusevitch	0.30	43.50	Review and update landowner consent exhibits tracking
TOTAL HOURS		4.10		

KUTAK ROCK LLP

Wilford Preserve CDD

June 30, 2025

Client Matter No. 23023-4

Invoice No. 3584629

Page 2

TOTAL FOR SERVICES RENDERED	\$668.50
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TOTAL CURRENT AMOUNT DUE	\$668.50
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UNPAID INVOICES:

April 28, 2025	Invoice No. 3555040	1,575.00
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TOTAL DUE	<u>\$2,243.50</u>
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