

*Bonnet Creek Resort Community
Development District*

Meeting Agenda

November 2, 2023

AGENDA

Bonnet Creek Resort

Community Development District

219 East Livingston Street, Orlando, FL 32801
Phone: 407-841-5524 – Fax: 407-839-1526

October 26, 2023

Board of Supervisors
Bonnet Creek Resort
Community Development District

Dear Board Members:

The Board of Supervisors of the Bonnet Creek Resort Community Development District will meet Thursday, November 2, 2023, at 1:30 p.m. in the Astor Ballroom in the Waldorf Astoria, 14200 Bonnet Creek Resort Ln, Orlando FL. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the September 29, 2023 Continued Board of Supervisors Meeting
4. Consideration of Fiscal Year 2023 Audit Engagement Letter from Berger, Toombs, Elam, Gaines & Frank
5. Ratification of Contract Renewal with BDA Environmental Consultants
 - A. Bonnet Creek
 - B. Crosby Island
6. Consideration of Fiscal Year 2024 Aquatic Maintenance Renewal with Solitude
7. Consideration of Maintenance and Indemnification Agreement for Golf Course
8. Consideration of Resolution 2024-01 Amending the Fiscal Year 2023 Budget
9. Staff Reports
 - A. Attorney
 - B. Engineer
 - i. Review and Acceptance of Annual Engineer's Report
 - ii. Status of Entry Monument Project Completion
 - iii. Update of Status of Chelonia Parkway Repaving Project
 - C. District Manager's Report
 - i. Consideration of Check Register
 - ii. Balance Sheet and Income Statement
 - iii. Presentation of Arbitrage Rebate Calculation Report
 - D. Field Manager's Report
10. Supervisor's Requests
11. Other Business
12. Adjournment

Sincerely,

George Flint

George S. Flint
District Manager

Cc: Jan Carpenter, District Counsel
James Nugent, District Engineer
Darrin Mossing, GMS

MINUTES

MINUTES OF MEETING
BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT

A meeting of the Board of Supervisors of the Bonnet Creek Resort Community Development District was held Thursday, September 29, 2023 at 1:30 p.m. at the JW Marriot Orlando Bonnet Creek Resort, 14900 Chelonia Parkway, Orlando, Florida.

Present and constituting a quorum were:

Randall Greene	Chairman
Fred Sawyers	Secretary
Herb Von Kluge	Assistant Secretary
Becky Frasier	Assistant Secretary

Also Present were:

George Flint	District Manager
Jan Carpenter	District Counsel
Jim Nugent	District Engineer
Clayton Smith	Field Manager

The following is a summary of the discussions and actions taken at the September 29, 2023 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Public Comment Period

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the September 7, 2023 Meeting

On MOTION by Mr. Sawyers seconded by Mr. Greene with all in favor the minutes of the September 7, 2023 meeting were approved as presented.

FOURTH ORDER OF BUSINESS

Public Hearings

On MOTION by Mr. Greene seconded by Mr. Sawyers with all in favor the public hearings were reopened.

A. Continued Hearing to Adopt the Fiscal Year 2024 Budget

i. Consideration of Resolution 2023-08 Adopting the Fiscal Year 2024 Budget and Relating to the Annual Appropriations

Mr. Flint stated on September 7th we originally had the budget hearing scheduled and going into the hearing based on some additional information from the engineer it was apparent that the assessments were not adequate to fund the repaving of Chelonia and I asked the board to continue the hearing to today to allow us to meet the noticing requirements for an assessment increase. We did the 21-day mailed notice as well as the published notice that was required for today. In regard to the budget you have Resolution 2023-08 we added a whereas clause recognizing the fact that you continued the public hearing to today. Exhibit A, which is attached to the resolution contemplates that the transfer out to the capital reserve fund would be increased from \$313,000 to \$953,000. We also adjusted some of the individual line items to tighten the budget up a little bit; we were able to cut about 4%.

The capital reserve fund budget we reflect a carry forward of \$696,000 from this year into next year and that transfer out of \$953,672 and we are budgeting \$1.5 million for the paving, which based on the Orange County contracts that would be Phase 1, the four-lane section up to the three-way stop at the Waldorf and Signia and the Crosby Island berm repair. We eliminated the offsite signage at \$125,000 and reduced Chelonia understanding we would push those out to a future year. The increase on the O&M is 64% versus 72%.

Later in the agenda you are going to approve an RFP for the paving and to the extent we are able to reduce the cost we can always come back and amend the assessment and reduce those if we can.

There being no members of the public present to provide comment or testimony, the board took the following action.

On MOTION by Mr. Greene seconded by Mr. Sawyers with all in favor Resolution 2023-08 Adopting the Fiscal Year 2024 Budget and Relating to the Annual Appropriations was approved.

B. Hearing to Impose Special Assessments

i. Consideration of Resolution 2023-09 Imposing Special Assessments and Certifying an Assessment Roll

Mr. Flint stated the next item is to consider imposition of the assessments related to the budget you just approved. Attached to the resolution will be the budget you just adopted as well as the assessment roll that will be consistent with that table you saw in the budget with the individual properties and the amounts. We cash flowed the budget and assuming the paving would happen in the February timeframe and the \$1.5 million would hit in February we timed it when the money would be needed. The O&M assessments will be collected 20% on November 1, 50% February 1, and 15% April 1, and 15% June 1. If it looks like the costs are going down that February installment can be adjusted if there is the ability to do that.

On MOTION by Mr. Greene seconded by Mr. Sawyers with all in favor Resolution 2023-09 Imposing Special Assessments and Certifying an Assessment Roll was approved.

On MOTION by Mr. Sawyers seconded by Mr. Greene with all in favor the public hearings were closed.

FIFTH ORDER OF BUSINESS

Review and Authorization to Issue Chelonia Parkway Paving Request for Proposals

Mr. Nugent stated we assembled a bid package based on one of the prior projects. We broke it into two phases with an option for a deduct if both phases were done at the same time if there were any cost savings. One of the items we need to establish is if they are authorized to

proceed, we need to set the date for issuance of the advertisement and the work duration for substantial and final completion.

Mr. Flint stated we don't have to decide that today, the board can delegate that to one of the board members to sign off with the understanding that we want to move forward as quickly as we can.

Mr. Nugent stated I don't know if we will get better numbers or not but our fallback would be to piggyback off the county contract. We have the package put together but I feel we need to have a courtesy call to John at Middlesex about bidding.

Mr. Flint stated I think we should definitely do that; he has been very cooperative with us and we have both worked with him in the past and have good relationships with him.

On MOTION by Mr. Sawyers seconded by Ms. Frasier with all in favor the bid document was approved in substantial form and upon final signoff on the dates and duration of substantial and final completion by the Chair, staff was authorized to issue the RFP.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Engineer

i. Status of Entry Monument Project Completion

Mr. Nugent stated the install was supposed to start yesterday and a subcontractor is supposed to install the maintenance of traffic today. They are committed to start the demo part of the project on Monday. The tentative completion date weather permitting is October 20th.

C. District Manager's Report

There being none, the next item followed.

D. Field Manager's Report

i. Consideration of Proposal from Aquatic Weed Control for Conservation Areas

Mr. Smith stated this proposal was generated by the BDA review of the conservation area.

On MOTION by Mr. Greene seconded by Mr. Von Kluge with all in favor the proposal from Aquatic Weed Control, Inc. in an amount not to exceed \$15,000 was approved.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Sawyers seconded by Mr. Greene with all in favor the meeting adjourned at 1:59 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION 4



Berger, Toombs, Elam, Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

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

September 13, 2023

Bonnet Creek Resort Community Development District
Governmental Management Services, LLC
6200 Lee Vista Blvd, Suite 300
Orlando, FL 32822

The Objective and Scope of the Audit of the Financial Statements

You have requested that Berger, Toombs, Elam, Gaines and Frank (“we”) audit the financial statements of Bonnet Creek Resort Community Development District, (the “District”), which comprise governmental activities and each major fund as of and for the year ended September 30, 2023, which collectively comprise the basic financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter for the years ending September 30, 2023, and thereafter if mutually agreed upon by Bonnet Creek Resort Community Development District and Berger, Toombs, Elam, Gaines & Frank.

The objectives of our audit are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor’s report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with auditing standards generally accepted in the United States of America (GAAS) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users made on the basis of these financial statements. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

The Responsibilities of the Auditor

We will conduct our audit in accordance with (GAAS). Those standards require that we comply with applicable ethical requirements. As part of an audit in accordance with GAAS, we exercise professional judgement and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion.

Fort Pierce / Stuart



Bonnet Creek Resort Community Development District
September 13, 2023
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- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for the reasonable period of time.

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, an unavoidable risk that some material misstatements may not be detected exists, even though the audit is properly planned and performed in accordance with GAAS.

We will maintain our independence in accordance with the standards of the American Institute of Certified Public Accountants and Generally Accepted Governmental Auditing Standards.



Bonnet Creek Resort Community Development District
September 13, 2023
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The Responsibilities of Management and Identification of the Applicable Financial Reporting Framework

Management is responsible for:

1. Identifying and ensuring that the District complies with the laws and regulations applicable to its activities, and for informing us about all known violations of such laws or regulations, other than those that are clearly inconsequential;
2. 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 District involving management, employees who have significant roles in internal control, and others where the fraud could have a material effect on the financial statements; and
3. Informing us of its knowledge of any allegations of fraud or suspected fraud affecting the District received in communications from employees, former employees, analysts, regulators, short sellers, vendors, customers or others.

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

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

1. To evaluate subsequent events through the date the financial statements are issued or available to be issued, and to disclose the date through which subsequent events were evaluated in the financial statements. Management also agrees that it will not conclude on subsequent events earlier than the date of the management representation letter referred to below;
2. For the design, implementation and maintenance of internal control relevant to the preparations of fair presentation of financial statements that are free from material misstatement, whether due to fraud or error; and
3. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements including information relevant to disclosures;
 - b. Draft financial statements, including information relevant to their preparation and fair presentation, when needed to allowed for the completion of the audit in accordance with the proposed timeline;



Bonnet Creek Resort Community Development District
September 13, 2023
Page 4

- c. Additional information that we may request from management for the purpose of the audit; and
- d. Unrestricted access to persons within the District from whom we determine it necessary to obtain audit evidence.

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

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

Reporting

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

Records and Assistance

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

The assistance to be supplied, including the preparation of schedules and analyses of accounts, has been discussed and coordinated with George Flint. The timely and accurate completion of this work is an essential condition to our completion of the audit and issuance of our audit report, which must be completed and filed with the Auditor General within nine (9) months after the end of the fiscal year. If the information is timely provided, the District shall receive a draft by May 15, 2024, and if the draft is timely reviewed by Management, the District shall receive the final audit by June 15, 2024.

Other Relevant Information

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



Bonnet Creek Resort Community Development District
September 13, 2023
Page 5

Either party may unilaterally terminate this agreement, with or without cause, upon sixty (60) days written notice subject to the condition that the District will pay all invoices for services rendered prior to the date of termination.

Fees, Costs and Access to Workpapers

Our fees for the services described above are based upon the value of the services performed and the time required by the individuals assigned to the engagement, plus direct expenses. Invoices for fees will be submitted in sufficient detail to demonstrate compliance with the terms of this engagement. Billings are due upon submission. Our fee for the services described in this letter for the year ending September 30, 2023 will not exceed \$3,225, unless the scope of the engagement is changed, the assistance which of Bonnet Creek Resort Community Development District has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. All other provisions of this letter will survive any fee adjustment.

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

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

Access to requested documentation will be provided under the supervision of Berger, Toombs, Elam, Gaines, & Frank audit personnel and at a location designated by our Firm.



Bonnet Creek Resort Community Development District
September 13, 2023
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Information Security – Miscellaneous Terms

Berger, Toombs, Elam, Gaines & Frank is committed to the safe and confidential treatment of Bonnet Creek Resort Community Development District's proprietary information. Berger, Toombs, Elam, Gaines & Frank is required to maintain the confidential treatment of client information in accordance with relevant industry professional standards which govern the provision of services described herein. of Bonnet Creek Resort Community Development District agrees that it will not provide Berger, Toombs, Elam, Gaines & Frank with any unencrypted electronic confidential or proprietary information, and the parties agree to utilize commercially reasonable measures to maintain the confidentiality of Bonnet Creek Resort Community Development District's information, including the use of collaborate sites to ensure the safe transfer of data between the parties.

If any term or provision of this engagement letter is determined to be invalid or unenforceable, such term or provision will be deemed stricken and all other terms and provisions will remain in full force and effect.

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

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



Berger, Toombs, Elam,
Gaines & Frank
Certified Public Accountants PL

Bonnet Creek Resort Community Development District
September 13, 2023
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Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

Sincerely,

*Berger Toombs Elam
Gaines + Frank*

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

Confirmed on behalf of the addressee:

_____, _____



6815 Dairy Road
Zephyrhills, FL 33542

813.788.2155
BodinePerry.com

Report on the Firm's System of Quality Control

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

November 30, 2022

We have reviewed the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL (the firm), in effect for the year ended May 31, 2022. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards).

A summary of the nature, objectives, scope, limitations of, and the procedures performed in a System Review as described in the Standards may be found at aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing a system of quality control and complying with it to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported in conformity with professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of the system of quality control, and the firm's compliance therewith based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards*, including a compliance audit under the Single Audit Act.

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL, in effect for the year ended May 31, 2022, has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass*, *pass with deficiency(ies)*, or *fail*. Berger, Toombs, Elam, Gaines & Frank, CPAs, PLC, has received a peer review rating of *pass*.



Bodine Perry

(BERGER_REPORT22)

**ADDENDUM TO ENGAGEMENT LETTER BETWEEN BERGER, TOOMBS,
ELAM, GAINES AND FRANK AND BONNET CREEK COMMUNITY
DEVELOPMENT DISTRICT
(DATED SEPTEMBER 12, 2023)**

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

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

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

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

**GMS-CF, LLC
6200 LEE VISTA BOULEVARD, SUITE 300
ORLANDO, FL 32822
TELEPHONE: 407-841-5524
EMAIL: DMOSSING@GMSNF.COM**

Auditor: J.W. Gaines

District: Bonnet Creek CDD

By: _____

By: _____

Title: Director

Title: _____

Date: September 12, 2023

Date: _____

SECTION 5

SECTION A

BDA
ENVIRONMENTAL CONSULTANTS

October 4, 2023
File: 95180-80.6

SENT VIA ELECTRONIC MAIL

Bonnet Creek Resort CDD
Attention: Mr. George Flint, District Manager
219 East Livingston Street
Orlando, Florida 32801
Phone: 407-841-5524
Fax: 407-839-1526

RE: Maintenance Review Services: October 2023 – October 2024 Contract Year
Bonnet Creek Resort Project Site
Orange County, Florida

Dear Mr. Flint:

Please find enclosed our estimate for maintenance review services for the October 2023 – October 2024 contract year. Our services will include three (3) maintenance reviews to document nuisance/exotic (N/E) plant species maintenance needs associated with the on-site wetland and upland preservation areas for the Bonnet Creek Resort project site. The following workscope is proposed to assess the percent coverage of N/E plant species relative to the permitted levels associated with the mitigation areas, and assist with the identification of maintenance needs.

Maintenance of N/E plant species within the wetland and upland preservation areas will continue to be conducted by a subcontractor, as deemed necessary; the costs associated with maintenance of N/E plant species are not included in this proposal. This task only includes supervisory oversight of the nuisance species management as requested. Breedlove, Dennis & Associates, Inc. (BDA) will continue to provide supervisory oversight of the nuisance species management and make recommendations with follow-up reviews to verify that exotic plant species are maintained at less than 5% total cover and nuisance plant species are maintained at less than 10% total cover. If additional treatment to remove N/E plant species is required, we will coordinate these additional applications with the client and/or subcontractor, as requested.

Estimated cost for the October 2023 – October 2024 contract year: \$5,000.

P:\Admin\Projects\95180\Proposals\2023-2024\BC Maintenance 2023-2024.docx

BREEDLOVE, DENNIS & ASSOCIATES, INC.

BDA
ENVIRONMENTAL CONSULTANTS

Mr. George Flint
October 4, 2023
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Project Team Meetings and Additional Services

The BDA project manager (PM) will attend any team meetings requested by the client or other members of the project team attended by the client. These meetings may be attended by either the BDA PM and/or principal-in-charge (PIC). Additional services will include unscheduled agency inspections of the mitigation site and resolution of additional problems related to the N/E species. Because we cannot at this time determine the extent of such services that may be required, we will provide these services, as requested, on a time and materials (T&M) basis. We will provide cost estimates and seek written authorization prior to completing any such services under this task, if requested.


Billing for these tasks will be on a T&M basis in accordance with the enclosed Schedule of Professional Fees and Terms and Conditions. Space has been provided below for your acceptance of this proposal and your signature hereon will constitute a contract between us for the work.

Ms. Penny E. Cople will continue to be the PM for these services and Dr. W. Michael Dennis will continue to be the PIC. If you have any questions regarding this proposal, workscope, or the project, please call our office.

Sincerely yours,



Penny E. Cople, B.S.
Principal Scientist



W. Michael Dennis, Ph.D.
President

BDA
ENVIRONMENTAL CONSULTANTS

Mr. George Flint
October 4, 2023
Page 3


Accepted by:



George Flint
District Manager
Bonnet Creek Resort CDD

Date

10/5/23



W. Michael Dennis, Ph.D.
President
Breedlove, Dennis & Associates, Inc.

Date

10/5/23

PEC/WMD/vcl

Enclosures

BDA
ENVIRONMENTAL CONSULTANTS

SCHEDULE OF PROFESSIONAL FEES

Effective June 15, 1995 #51

REVISED June 1, 2007

Position/Service	Hourly Rate (\$)
Principal	184.00
Vice President/Director	126.00
Senior Scientist	95.00
Scientist IV	89.00
Scientist III	84.00
Scientist II	74.00
Scientist I	63.00
Environmental Specialist	53.00
Technician	26.00
Senior Geographic Information Systems (GIS) Analyst	95.00
GIS Analyst III	84.00
GIS Analyst II	74.00
GIS Analyst I	63.00
Computer Aided Design (CAD) Specialist	53.00
Global Positioning System (GPS) Specialist	53.00
MIS Specialist	53.00
Administrative Assistant	42.00
Project Controller	42.00
Word Processor	42.00
Clerk	26.00
PC Computer Time (AutoCAD, ArcCAD)	25.00
Vehicle	0.50/mi

Terms: Net 30 days. Unpaid balances will be subject to interest at the rate of 1.5% per month or the maximum permissible under state law, whichever is less, starting 30 days from the invoice date.

Expert witness at 125% of schedule fees.

Rate Increase of 5% effective June 1, 2007

O:\Marketing\Fee Sched\1995\06-15-95-wmd-fee-REVISED.doc

BREEDLOVE, DENNIS & ASSOCIATES, INC.

BDA

ENVIRONMENTAL CONSULTANTS

TERMS AND CONDITIONS

1. Other support provided at the request of the Client or representatives of the Client including, but not limited to, team meetings, agency negotiations, public presentations, mitigation design, permitting assistance, sufficiency responses or additional analyses not mentioned elsewhere in this Proposal will be billed on a time and materials basis according to the attached rate schedule. All requested services must be approved by the Client before additional support can be initiated.
2. Unless specified elsewhere in the Proposal, the proposed costs constitute Breedlove, Dennis & Associates, Inc.'s (BDA) estimate of the charges required to complete the Project as defined. Final costs for this Project may vary from the estimated costs. For many projects, all activities are often initially not fully definable. As the Project progresses, the facts uncovered may alter the scope of work and consequently the cost of completion. BDA will inform the Client of such situations so that negotiations of change in scope and fees can be accomplished as required.
3. BDA's fees are based on the actual time required by the individuals assigned to the Project task, plus reimbursable expenses. Reimbursable expenses mean the actual expenses incurred directly or indirectly in connection with the Project. Reimbursable expenses include, but are not limited to long distance telephone calls, computer charges, living and travel out-of-town, inter-city travel, reproduction of reports, drawings and documents, and special fees. Client shall compensate the consultant for reimbursable expenses. Individual hourly rates vary according to the degree of responsibility involved and the skill required. BDA will submit our bill for these services monthly. Payment is due upon submission.
4. After January 1, 2024, all hourly and daily rates quoted within this contract may increase by 5%, at the determination of BDA, upon written notice to Client, and may increase by 5% annually thereafter.
5. This Proposal to perform services for this Project shall remain open for acceptance for a period of sixty (60) days from the date thereof, after which time BDA reserves the right to review, revise or withdraw its Proposal.
6. All information furnished by Client to BDA shall be returned to Client upon the conclusion of the Work unless the same shall have been consumed or merged into the Work. BDA may retain copies of any such information furnished to BDA by Client and BDA shall, in all events, retain full possession and ownership of its field and Project notes and all other documents or data generated, consumed or merged into any reports, opinions, or applications required in connection with the Project and the Work.
7. This Contract may be terminated by either Party for reason or for no reason by giving thirty (30) days written any notice to the other Party. Said notice shall be sufficient if it is delivered to the Party personally or mailed by certified mail to the Party's mailing address. Upon any termination under this paragraph, BDA will prepare a final invoice following the date of a final termination notice which date shall be the "Effective Date of Termination." Where the method of payment is based on time and materials, the final invoice will be based on reimbursement for all services and expenses associated with the Project up to the Effective Date of Termination.
8. Neither BDA nor Client shall be liable to the other for any damages whatsoever caused by termination of this

BDA

ENVIRONMENTAL CONSULTANTS

Contract or failure to perform under this Contract, except for services actually performed and costs and commitments actually incurred by BDA under this Contract, prior to the Effective Date of Termination. In no event shall either Party be liable to the other for any other claim of direct, indirect, special, incidental, or consequential damages (including loss of profits) whether based on contract, tort, or another legal theory.

9. The Parties to this Contract agree to make the submission to mediation of any dispute or controversy arising out of this Contract, as set forth herein, an express condition precedent to any legal or equitable action or proceeding of any nature whatsoever. All disputes between the Parties to this Contract arising out of or in connection with this Contract shall be referred for mediation to a mediator who is a member of the Florida Bar in good standing, and who is mutually acceptable to all Parties subject to the dispute. Each Party to all disputes submitted for mediation shall pay an equal share of the costs and fees charged by the mediator.

10. The Client acknowledges that it has secured legal rights to the property upon which the project will be developed. The Client further acknowledges and agrees that the type of services to be performed by BDA are covered under Florida Statutes 713.03 (Liens for professional services) and that the non-payment of fees owed under this Agreement may result in a mechanic's lien or other encumbrances being placed on the property upon which the project is/will be located.

11. This Contract shall be governed by and interpreted in accordance with the laws of the State of Florida, and the Parties expressly agree that any mediation proceeding, or any action at law or suit in equity, shall be instituted and maintained only in the Courts of Orange County, Florida, and each Party waives the right to change of venue. It is agreed by and between the Parties that this agreement was executed in the State of Florida, United States of America. In the event BDA retains legal counsel to enforce any of the provisions of

this agreement, the Client agrees to pay all reasonable attorneys fees and any additional attorney fees pursuing collection of this judgement.

12. This agreement, and any specified attachment, or exhibits attached constitute the entire agreement between BDA and Client and all promises, representations, understandings, and agreements with the respect to the subject matter hereof and inducements to the making of this agreement relied upon by either Party have been expressed herein, and may not be altered, amended, or modified unless in writing executed by the Parties hereto.

13. Neither this agreement nor any interest herein may be assigned by the Client without BDA's prior written consent. No Party shall be liable for delay in the performance hereunder do to causes beyond their control, including, but not limited to, acts of God, fire strikes, acts of war, or the intervention of governmental authority, but any such failure shall be remedied as soon as reasonably possible.

14. Each Party executes this agreement as an independent contractor and nothing herein shall be construed to form a joint venture, partnership, or any similar form of association.

15. In the event of default by Client in the payment of any sum to BDA when due, or in the performance of any of Client's obligations under this agreement, BDA shall have the right to terminate this agreement, until such time as the default may be cured. Client shall reimburse BDA for all costs and expenses to enforce collection of any monies from Client.

SECTION B

BDA
ENVIRONMENTAL CONSULTANTS

October 4, 2023
File: 95180-70.6

SENT VIA ELECTRONIC MAIL AND U.S. POSTAL SERVICE

Bonnet Creek Resort CDD
Attention: Mr. George Flint, District Manager
219 East Livingston Street
Orlando, Florida 32801
Phone: 407-841-5524
Fax: 407-839-1526

**RE: Management and Maintenance Review Services: October 2023 – October 2024 Contract Year
Crosby Island Marsh Mitigation Site
Orange County, Florida**

Dear Mr. Flint:

Pursuant to South Florida Water Management District Conceptual Environmental Resource Permit (ERP) No. 48-01009-P issued on December 10, 1998, the ERP Modification issued on February 15, 2001 for the Bonnet Creek Resort project, Orange County Environmental Protection Division Conservation Area Impact Permit (Application No. 02-026) dated August 30, 2002 for the Bonnet Creek project site, and the Crosby Island Marsh Mitigation Banking Instrument Permit No. SAJ-1996-5444, please find enclosed our estimate for continuing management and maintenance review services for the Crosby Island Marsh Mitigation Site (CIMMS) for the October 2023 – October 2024 contract year. Our services will include site reviews to assess nuisance/exotic (N/E) species maintenance, and management objectives associated with the long-term management and maintenance of the mitigation site. The following workscope and cost estimates for the 2023 – 2024 contract year are proposed to continue ongoing services associated with the coordination of long-term management and maintenance of the CIMMS.

Reviews of Nuisance/Exotic Species Maintenance

This task only includes supervisory oversight of the management and maintenance activities. Management and maintenance activities will continue to be conducted by a subcontractor, as deemed necessary, and the costs associated with management (to include prescribed burning, tree thinning, or feral pig management)

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

☑ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910
Phone: 352-799-9488 ~ Fax: 352-799-9588

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ENVIRONMENTAL CONSULTANTS

Mr. George Flint
October 4, 2023
Page 2

and maintenance of N/E plant species are not included in this proposal. We will continue to provide supervisory oversight of the management and maintenance activities and make recommendations with follow-up reviews to verify that management and maintenance objectives are being met. If additional management or maintenance is required, we will coordinate these additional activities with the client and/or subcontractor, as requested.

Estimated cost for the October 2023 – October 2024 contract year: \$4,500

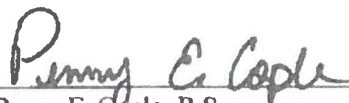
Project Team Meetings and Additional Services

The Breedlove, Dennis & Associates, Inc. (BDA) project manager (PM) will attend any team meetings requested by the client or other members of the project team attended by the client. These meetings may be attended by either the BDA PM and/or principal-in-charge (PIC). Because we cannot at this time determine the extent of such services that may be required, we will provide these services, as requested, on a time and materials (T&M) basis. We will provide cost estimates and seek written authorization prior to completing any such services under this task, if requested.

Billing for these tasks will be on a T&M basis in accordance with the enclosed Schedule of Professional Fees and Terms and Conditions. Space has been provided below for your acceptance of this proposal and your signature hereon will constitute a contract between us for the work.

Ms. Penny E. Cople will continue to be the PM for these services and Dr. W. Michael Dennis will continue to be the PIC. If you have any questions regarding this proposal, workscope, or the project, please call our office.

Sincerely yours,



Penny E. Cople, B.S.
Principal Scientist




W. Michael Dennis, Ph.D.
President

BDA
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Mr. George Flint
October 4, 2023
Page 3

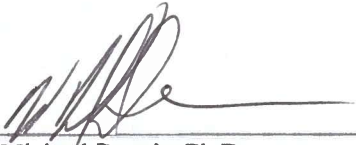
Accepted by:



George Flint
District Manager
Bonnet Creek Resort CDD

10/5/23

Date



W. Michael Dennis, Ph.D.
President
Breedlove, Dennis & Associates, Inc.

10/5/23

Date

PEC/WMD/vcl

Enclosures

BDA
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SCHEDULE OF PROFESSIONAL FEES

Effective June 15, 1995 #51

REVISED June 1, 2007

Position/Service	Hourly Rate (\$)
Principal	184.00
Vice President/Director	126.00
Senior Scientist	95.00
Scientist IV	89.00
Scientist III	84.00
Scientist II	74.00
Scientist I	63.00
Environmental Specialist	53.00
Technician	26.00
Senior Geographic Information Systems (GIS) Analyst	95.00
GIS Analyst III	84.00
GIS Analyst II	74.00
GIS Analyst I	63.00
Computer Aided Design (CAD) Specialist	53.00
Global Positioning System (GPS) Specialist	53.00
MIS Specialist	53.00
Administrative Assistant	42.00
Project Controller	42.00
Word Processor	42.00
Clerk	26.00
PC Computer Time (AutoCAD, ArcCAD)	25.00
Vehicle	0.50/mi

Terms: Net 30 days. Unpaid balances will be subject to interest at the rate of 1.5% per month or the maximum permissible under state law, whichever is less, starting 30 days from the invoice date.

Expert witness at 125% of schedule fees.

Rate Increase of 5% effective June 1, 2007

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

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Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601
Phone: 352-799-9488 ~ Fax: 352-799-9588

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TERMS AND CONDITIONS

1. Other support provided at the request of the Client or representatives of the Client including, but not limited to, team meetings, agency negotiations, public presentations, mitigation design, permitting assistance, sufficiency responses or additional analyses not mentioned elsewhere in this Proposal will be billed on a time and materials basis according to the attached rate schedule. All requested services must be approved by the Client before additional support can be initiated.
2. Unless specified elsewhere in the Proposal, the proposed costs constitute Breedlove, Dennis & Associates, Inc.'s (BDA) estimate of the charges required to complete the Project as defined. Final costs for this Project may vary from the estimated costs. For many projects, all activities are often initially not fully definable. As the Project progresses, the facts uncovered may alter the scope of work and consequently the cost of completion. BDA will inform the Client of such situations so that negotiations of change in scope and fees can be accomplished as required.
3. BDA's fees are based on the actual time required by the individuals assigned to the Project task, plus reimbursable expenses. Reimbursable expenses mean the actual expenses incurred directly or indirectly in connection with the Project. Reimbursable expenses include, but are not limited to long distance telephone calls, computer charges, living and travel out-of-town, inter-city travel, reproduction of reports, drawings and documents, and special fees. Client shall compensate the consultant for reimbursable expenses. Individual hourly rates vary according to the degree of responsibility involved and the skill required. BDA will submit our bill for these services monthly. Payment is due upon submission.
4. After January 1, 2024, all hourly and daily rates quoted within this contract may increase by 5%, at the determination of BDA, upon written notice to Client, and may increase by 5% annually thereafter.
5. This Proposal to perform services for this Project shall remain open for acceptance for a period of sixty (60) days from the date thereof, after which time BDA reserves the right to review, revise or withdraw its Proposal.
6. All information furnished by Client to BDA shall be returned to Client upon the conclusion of the Work unless the same shall have been consumed or merged into the Work. BDA may retain copies of any such information furnished to BDA by Client and BDA shall, in all events, retain full possession and ownership of its field and Project notes and all other documents or data generated, consumed or merged into any reports, opinions, or applications required in connection with the Project and the Work.
7. This Contract may be terminated by either Party for reason or for no reason by giving thirty (30) days written any notice to the other Party. Said notice shall be sufficient if it is delivered to the Party personally or mailed by certified mail to the Party's mailing address. Upon any termination under this paragraph, BDA will prepare a final invoice following the date of a final termination notice which date shall be the "Effective Date of Termination." Where the method of payment is based on time and materials, the final invoice will be based on reimbursement for all services and expenses associated with the Project up to the Effective Date of Termination.
8. Neither BDA nor Client shall be liable to the other for any damages whatsoever caused by termination of this

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
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Contract or failure to perform under this Contract, except for services actually performed and costs and commitments actually incurred by BDA under this Contract, prior to the Effective Date of Termination. In no event shall either Party be liable to the other for any other claim of direct, indirect, special, incidental, or consequential damages (including loss of profits) whether based on contract, tort, or another legal theory.

9. The Parties to this Contract agree to make the submission to mediation of any dispute or controversy arising out of this Contract, as set forth herein, an express condition precedent to any legal or equitable action or proceeding of any nature whatsoever. All disputes between the Parties to this Contract arising out of or in connection with this Contract shall be referred for mediation to a mediator who is a member of the Florida Bar in good standing, and who is mutually acceptable to all Parties subject to the dispute. Each Party to all disputes submitted for mediation shall pay an equal share of the costs and fees charged by the mediator.

10. The Client acknowledges that it has secured legal rights to the property upon which the project will be developed. The Client further acknowledges and agrees that the type of services to be performed by BDA are covered under Florida Statutes 713.03 (Liens for professional services) and that the non-payment of fees owed under this Agreement may result in a mechanic's lien or other encumbrances being placed on the property upon which the project is/will be located.

11. This Contract shall be governed by and interpreted in accordance with the laws of the State of Florida, and the Parties expressly agree that any mediation proceeding, or any action at law or suit in equity, shall be instituted and maintained only in the Courts of Orange County, Florida, and each Party waives the right to change of venue. It is agreed by and between the Parties that this agreement was executed in the State of Florida, United States of America. In the event BDA retains legal counsel to enforce any of the provisions of

this agreement, the Client agrees to pay all reasonable attorneys fees and any additional attorney fees pursuing collection of this judgement.

12. This agreement, and any specified attachment, or exhibits attached constitute the entire agreement between BDA and Client and all promises, representations, understandings, and agreements with the respect to the subject matter hereof and inducements to the making of this agreement relied upon by either Party have been expressed herein, and may not be altered, amended, or modified unless in writing executed by the Parties hereto.

13. Neither this agreement nor any interest herein may be assigned by the Client without BDA's prior written consent. No Party shall be liable for delay in the performance hereunder do to causes beyond their control, including, but not limited to, acts of God, fire strikes, acts of war, or the intervention of governmental authority, but any such failure shall be remedied as soon as reasonably possible.

14. Each Party executes this agreement as an independent contractor and nothing herein shall be construed to form a joint venture, partnership, or any similar form of association.

15. In the event of default by Client in the payment of any sum to BDA when due, or in the performance of any of Client's obligations under this agreement, BDA shall have the right to terminate this agreement, until such time as the default may be cured. Client shall reimburse BDA for all costs and expenses to enforce collection of any monies from Client.

SECTION 6

SERVICES CONTRACT

CUSTOMER NAME: Bonnett Creek CDD

SUBMITTED TO: Clayton Smith

CONTRACT EFFECTIVE DATE: December 1, 2023, through November 30, 2024

SUBMITTED BY: Camila Morao

SERVICES: Annual Maintenance Service Renewal

This agreement (the "Agreement") is made as of the date indicated above and is by and between SOLitude Lake Management, LLC ("SOLitude" or the "Company") and the customer identified above (the "Customer") on the terms and conditions set forth in this Agreement.

1. The Services. SOLitude will provide services at the Customer's property as described in Schedule A attached hereto:

2. PAYMENT TERMS. The Annual Contract Price is **\$2,892.00**. SOLitude shall invoice Customer the total of **\$241.00 per month** for the Services to be provided under this Agreement. The term of this agreement is for a period of twelve (12) months, with payment invoiced on the first day of each month, reminding them that a contract payment is due by the end of that same month. The customer is obligated to pay each monthly contract payment per the terms of this contract, without any obligation on the part of SOLitude to invoice or send any other sort of reminder or notice. Due to the seasonality of these services, and the disproportionate amount of time and materials dedicated to providing these services during some times of the year as compared to others, based on the season, weather patterns, and other natural factors, the amount billed and paid to date is not necessarily equivalent to the amount of work performed to date. The Customer will be liable for any returned check fees and any collection costs, including reasonable attorney fees and court costs, for any invoices not otherwise timely paid, and interest at the rate of 1% per month may be added to all unpaid invoices. Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees above. SOLitude shall be reimbursed by the customer for any non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the customer that are not covered specifically by the written specifications of this contract.

3. TERM AND EXPIRATION. This Agreement is for an annual management program as described in the Schedule A attached. Any additional services will be provided only upon additional terms as agreed to by the parties in writing. Contract will automatically renew annually at the end of the contract effective

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date for subsequent one (1) year terms, with a four percent (4%) escalation in the Annual Contract Price each year, under the same terms, specifications, and conditions as set forth by this contract, unless either party gives written notice of cancellation thirty (30) days prior to the termination date of this contract, or subsequent renewal contracts.

4. PRICING. The Company reserves the right to annually increase the amount charged for the services beyond the escalation percentage stated in the TERM AND EXPIRATION above, which shall be communicated by written notice to the Customer, which notice may be by invoice.

5. TERMINATION. If SOLitude terminates your service for nonpayment or other default before the end of the Services Contract, if the Customer terminates this Services Contract for any reason other than in accordance with the cancellation policy outlined above, or in the event this Contract does not automatically renew and the customer terminates it before the termination date, Customer agrees to pay SOLitude, in addition to all other amounts owed, an Early Termination Fee in the amount specified below ("Early Termination Fee"). The Customer's Early Termination Fee will be 50% of the remaining value of the Contracted Price. The Early Termination Fee is not a penalty, but rather a charge to compensate SOLitude for the Customer's failure to satisfy the Services Contract on which the Customer's rate plan is based.

6. INSURANCE AND LIMITATION OF LIABILITY. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. The Company will be responsible for those damages, claims, causes of action, injuries or legal costs to the extent of its own direct negligence or misconduct, and then only to an amount not to exceed the annual value of this Agreement. In no event will any party to this Agreement be liable to the other for incidental, consequential or purely economic damages.

7. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.

8. ANTI-CORRUPTION AND BRIBERY. Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, competition and bribery in carrying out the terms and conditions of this Agreement.

9. GOVERNING LAW. This Agreement shall be governed and construed in accordance with the laws of the state in which the Services are performed.

10. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or

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otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

11. NOTICE. Any written notice provided under this Agreement may be sent via overnight mail, certified mail, hand delivery or electronic mail with delivery confirmation, to the individuals and addresses listed below.

12. BINDING. This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

13. FUEL/TRANSPORTATION SURCHARGE. Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.

14. DISCLAIMER. SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude.

Customers understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The customer is responsible for notifying SOLitude in advance of the contract signing and the start of the contract if they utilize any of the water in their lakes or ponds for irrigation purposes. The customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the customer for irrigation without the consent or knowledge of SOLitude.

Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The customer also understands and accepts that similar risks would remain even if no work was performed. The customer agrees to hold SOLitude harmless for any issues with fish or

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other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.

15. NONPERFORMANCE. In the case of any default on the part of the Company with respect to any of the terms of this Agreement, the Customer shall give written notice thereof, and if said default is not made good within (30) Thirty Days, the Customer shall notify the Company in writing that there has been a breach of the Agreement. The Company in case of such breach shall be entitled to receive payment only for work completed prior to said breach, so long as the total paid hereunder does not exceed the Contract sum.

16. E-Verify. Solitude Lake Management LLC utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.

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ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

Bonnett Creek CDD

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

Please Remit All Payments to:

Customer's Address for Notice Purposes:

***1320 Brookwood Drive Suite H
Little Rock AR 72202***

Please Mail All Contracts to:

***2844 Crusader Circle, Suite 450
Virginia Beach, VA 23453***

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SCHEDULE A - SERVICES

Aquatic Weed Control:

1. Pond(s) will be inspected on a **two (2) times per month** basis.
2. Any growth of undesirable aquatic weeds and vegetation found in the pond(s) with each inspection shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the specific varieties of aquatic weeds and vegetation found in the pond(s) at the time of application.
3. Invasive and unwanted submersed and floating vegetation will be treated and controlled preventatively and curatively each spring and early summer through the use of systemic herbicides at the rate appropriate for control of the target species. Application rates will be designed to allow for selective control of unwanted species while allowing for desirable species of submersed and emergent wetland plants to prosper.

Shoreline Weed Control:

1. Shoreline areas will be inspected on a **two (2) times per month** basis.
2. Any growth of cattails, phragmites, or other unwanted shoreline vegetation found within the pond areas shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required for control of the plants present at time of application.
3. Any growth of unwanted plants or weeds growing in areas where stone has been installed for bank stabilization and erosion control shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the unwanted growth present at the time of application.

Pond Algae Control:

1. Pond(s) will be inspected on a **two (2) times per month** basis.
2. Any algae found in the pond(s) with each inspection shall be treated and controlled through the application of algaecides, aquatic herbicides, and aquatic surfactants as needed for control of the algae present at the time of service.

Water Quality Monitoring:

1. Pond water samples will be taken and tested **one (1) time per year** for the following parameters:
Temperature Dissolved Oxygen
pH
1. The results of the tests along with recommendations and analysis of the results will be provided to the Customer in a written report following each testing period.

Competitively Sensitive & Proprietary Materials – The information contained herein is the intellectual property of SŌlitude Lake Management. Recipient may not disclose to any outside party any proprietary information, processes, or pricing contained in this document or any of its attachments without the prior written consent of SŌlitude Lake Management. This document is provided to the recipient in good faith and it shall be the responsibility of the recipient to keep the information contained herein confidential.



2. Any data collected that needs immediate action to resolve an issue will be brought to the Customer's attention at once.

Trash Removal:

1. Trash will be removed from the pond(s) with each service and disposed off site. Any large item or debris that is not easily and reasonably removable by one person during the routine visit will be removed with the Customer's approval for an additional fee. Routine trash and debris removal services are for the pond areas only, and do not include any trash or debris removal from the surrounding terrestrial (dry land) areas.

Service Reporting:

1. Customer will be provided with a service report detailing all of the work performed as part of this contract after each visit.

Permitting (when applicable):

1. SOLitude staff will be responsible for the following:
 - a. Obtaining any Federal, state, or local permits required to perform any work specified in this contract where applicable.
 - b. Attending any public hearings or meetings with regulators as required in support of the permitting process.
 - c. Filing of any notices or year-end reports with the appropriate agency as required by any related permit.
 - d. Notifying the Customer of any restrictions or special conditions put on the site with respect to any permit received, where applicable.

Customer Responsibilities (when applicable):

1. Customer will be responsible for the following:
 - a. Providing information required for the permit application process upon request.
 - b. Providing Certified Abutters List for abutter notification where required.
 - c. Perform any public filings or recordings with any agency or commission associated with the permitting process, if required.
 - d. Compliance with any other special requirements or conditions required by the local municipality.
 - e. Compliance and enforcement of temporary water-use restrictions where applicable.

General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.

Competitively Sensitive & Proprietary Materials – The information contained herein is the intellectual property of SOLitude Lake Management. Recipient may not disclose to any outside party any proprietary information, processes, or pricing contained in this document or any of its attachments without the prior written consent of SOLitude Lake Management. This document is provided to the recipient in good faith and it shall be the responsibility of the recipient to keep the information contained herein confidential.



2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this contract will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense.

Competitively Sensitive & Proprietary Materials – The information contained herein is the intellectual property of SOLITUDE Lake Management. Recipient may not disclose to any outside party any proprietary information, processes, or pricing contained in this document or any of its attachments without the prior written consent of SOLITUDE Lake Management. This document is provided to the recipient in good faith and it shall be the responsibility of the recipient to keep the information contained herein confidential.

SECTION 7

MAINTENANCE AND INDEMNIFICATION AGREEMENT

THIS MAINTENANCE AND INDEMNIFICATION AGREEMENT (the “**Agreement**”) is made and entered into as of this ____ day of April, 2023, by the **BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government organized and existing under the laws of the State of Florida (the “**District**”), and **G/B/H FOUR STAR, LLC**, (the “**Hotel Owner**”), a Delaware limited liability company, jointly and severally with **G/B/H GOLF COURSE, LLC**, a Delaware limited liability company (the “**Golf Owner**,” and together with the Hotel Owner, the “**Owners**”).

WITNESSETH:

WHEREAS, Golf Owner is the owner of certain real property on which is located all or a portion of a pond which is a part of the District’s stormwater system, situated in Orange County, Florida, as more particularly described in **Exhibit “A”** attached hereto (“**Pond 7**”); and

WHEREAS, pursuant to the Bonnet Creek Resort Replat, recorded in Official Records Book 73, Page 57, of the Public Records of Orange County, Florida, the District is the holder of a non-exclusive, perpetual easement on, over and across Pond 7 for the purpose of storm water drainage and for the operation and maintenance of Pond 7 and the appurtenant drainage system in accordance with the applicable regulatory permits, including but not limited to South Florida Water Management Permit number 48-1009-P (Application No. 000417-13) (“**The Permit**”), as assigned to the District on February 14, 2006; and

WHEREAS, Hotel Owner owns parcels of real property, known at Lots 3 and 4 of the Bonnet Creek Resort Replat recorded at Plat Book 73, Page 60 in the Public Records of Orange County, Florida, on which the Hilton Orlando/Waldorf Bonnet Creek hotel/resort complex is located and which contains portions of, or is adjacent to Pond 7 (the “**Hotel Parcel**”); and

WHEREAS, Hotel Owner desires to retain and maintain for the term of this Agreement two existing timber vehicular bridges over Pond 7 to allow for guest and emergency access to an event lawn and a proposed third bridge to allow such access between the event lawn and an existing signature island, all on the Hotel Parcel, the locations of which are displayed in **Exhibit “B”** attached hereto (the “**Bridges**”); the existing Bridges were constructed initially for temporary construction access over Pond 7, in accordance with Uzman Engineering York Bridge Concept plans dated June 17, 2021, and the proposed third bridge shall be constructed in accordance with plans approved by the governmental authority with jurisdiction and consented to by the District (collectively, the “**Plans & Specifications**”) as a part of the expansion of Hilton Orlando Bonnet Creek (the Bridges and Pond 7, all referred to hereinafter, the “**Bridge Project**”); and

WHEREAS, the District and Owners are desirous of setting forth terms, conditions and obligations with respect to Pond 7 in connection with the Bridge Project, pursuant to the terms and conditions set forth in this Agreement.

NOW THEREFORE, for and in consideration of these premises, the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of

which is hereby acknowledged, the District and Owners do hereby covenant, stipulate and agree as follows:

1. **RECITALS.** The District and Owners do hereby agree that the recitals set forth hereinabove are true and correct, and are incorporated herein by reference.

2. **COMPLIANCE WITH LAWS, REGULATIONS, RULES AND POLICIES.**

(a) At all times, Owners shall, and shall use commercially reasonable efforts to cause their agents, guests, invitees, contractors, employees and assigns, to operate in accordance with all applicable laws, statutes, regulations, rules, ordinances, policies, permits and orders related to the Bridge Project. Hotel Owner is responsible for obtaining and maintaining permits or other approvals required for the Bridge Project and shall abide by all conditions contained therein. Hotel Owner shall maintain copies of all required permits and approvals on site and Hotel Owner shall provide same to the District within ten (10) days of the execution of this Agreement or within ten (10) days following receipt thereof, whichever is later. Copies of any citations and/or notices of non-compliance received from regulatory agencies shall be provided to the District within 24 hours of receipt. Hotel Owner shall implement any and all reasonable measures necessary to bring the Bridge Project into compliance promptly and within a reasonable time upon receipt of any such citation and/or notice, subject to Hotel Owner's right to dispute the same.

(b) The District is a local unit of special purpose government created in accordance with the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*. Owners agree to comply with all applicable requirements of the "Sunshine Law," the "Public Records Law," the Community Development Districts Law, and all other statutes and regulations to the extent applicable to Owners or Contractor or the Bridge Project.

3. **MAINTENANCE OBLIGATIONS OF OWNER**

(a) Owners agree and acknowledge that Pond 7 is a stormwater pond operating for the purposes of stormwater drainage for the District's interconnected environmental resource/stormwater discharge system and is required to operate and be maintained in accordance with the Permit, as well as applicable state and federal laws and regulations. The failure to do so, may result in significant damages, as well as fines and penalties to the District.

(b) Owners shall operate and maintain the Bridge Project in a sound, commercially reasonable manner to prevent material impacts to Pond 7; all structural components, decorative elements, berms and landscaping shall be maintained in compliance with the Plans and Specifications. Owners shall use commercially reasonable efforts to prevent guests, agents and other invitees from entering the water, swimming and disposing of waste in Pond 7 and shall install and maintain signage prohibiting such actions. Pond 7 shall be maintained in accordance with the requirements of the South Florida Water Management District environmental resource permit numbers 48-1009-P, 48-01009-P-04 and 48-103099-P.

4. **INSURANCE.**

(a) Owners shall maintain or cause to be maintained at all times through the term of this Agreement, at least the following minimum types and amounts of insurance coverage:

(i) Occurrence based comprehensive general liability insurance (including broad form contractual coverage), with a minimum limit of \$2,000,000 single limit per occurrence, protecting it and District from claims by third parties for bodily injury (including death), property damage, which may arise from or in connection with the of Bridge Project and Pond 7; and

(ii) Occurrence based automobile liability insurance including bodily injury and property damage, including all vehicles owned, leased, hired and non-owned vehicles with limits of not less than \$2,000,000.00 combined single limit covering the Bridge Project and Pond 7; and

(iii) Workers' compensation insurance as required by applicable law (or employer's liability insurance with respect to any employee not covered by workers' compensation) with minimum limits of One Hundred Thousand Dollars (\$100,000) per occurrence; and

(iv) Employers' liability insurance, with a minimum coverage level of \$1,000,000; and

(v) Pollution liability insurance, with a minimum coverage level of \$10,000,000 per occurrence.

(b) All such insurance required in Paragraph 4(a) shall be with companies and on forms acceptable to District; the insurance required under paragraph 4(a)(i) shall name the District as an additional insured. Certificates of insurance (and copies of the Certificates of Insurance and endorsements shall be provided at the time of execution of this Agreement and/or upon request of the District. In the event of any cancellation or reduction of coverage, Owners shall obtain substitute coverage as required under this Agreement, without any lapse of coverage to District whatsoever.

5. INDEMNITY. Owners agree to indemnify, save harmless and defend the District, its officers, directors, board members, employees, agents and assigns, from and against any and all liabilities, claims, penalties, forfeitures, suits, legal or administrative proceedings, demands, fines, punitive damages, losses, liabilities and interests, and any and all costs and expenses incident thereto (including costs of defense, settlement and reasonable attorneys' fees, which shall include fees incurred in any administrative, judicial or appellate proceeding) which the District, their officers, directors, board members, employees, agents and assigns, may hereafter incur, become responsible for or pay out to the extent arising out of (i) Owners' breach of any term or provision of this Agreement, or (ii) any negligent act or omission, or intentional act or omission of Owners, their agents, employees, guests, invitees or contractors, related to this Agreement and/or the Bridge Project. This provision survives the termination of this Agreement. The liability of Hotel Owner and Golf Owner shall be joint and several under this Agreement.

6. CONTRACTORS. If the Owners desire to employ agents contractors in connection with this Agreement or the Bridge Project, Owners shall cause such contractors to be

fully insured and/or bonded and Owners shall remain fully responsible under the terms of this Agreement; Owners shall be and remain responsible for all work furnished by contractors related to the Bridge Project or Pond 7.

7. TEMPORARY ACCESS EASEMENT FOR DISTRICT PERSONNEL. The District's Engineer specified below and other District Staff, accompanied by the District Engineer (or its agents), shall have the right to enter the Bridge Project to inspect, at all reasonable times and during normal business hours, in order to monitor and/or ensure compliance with the terms herein. Any party may change this information by written notice to all other persons or entities listed below:

District Engineer:

Donald W. McIntosh Associates, Inc.
2200 Park Avenue North
Winter Park, Florida 32789
Attention: James C. Nugent, P.E.
Telephone: (407) 644-4068

District:

Bonnet Creek Resort Community Development District
c/o Governmental Management Services – Central Florida, LLC
219 E. Livingston Street
Orlando, Florida 32801
Attention: George Flint, District Manager
Telephone: (407) 841-5524

Copy to: Latham, Luna, Eden & Beaudine, LLP
201 S. Orange Ave., Suite 1400
Orlando, Florida 32801
Attention: Jan Albanese Carpenter, District Counsel
Telephone: (407) 481-5872

Owners:

G/B/H FOUR STAR, LLC
G/B/H GOLF COURSE, LLC
c/o/ Park Hotels & Resorts, Inc.
1775 Tysons Boulevard, 7th Floor
Tysons, VA 22102
Attention: Carl Mayfield
Telephone: (571) 302-5760

Copy to: General Counsel Office
Park Hotels & Resorts
1775 Tysons Boulevard, 7th Floor
Tysons, VA 22102

8. **TERM.**

(a) The term of this Agreement begins on the Effective Date, notwithstanding the date of execution by the parties and shall run for a period of ten (10) years (the “Term”). Thereafter, Owners shall have the option to renew this Agreement for successive ten (10) year periods, by providing written notice of intent to extend this Agreement to District at least one hundred eighty (180) days prior to the expiration of the initial term and any renewal thereafter.

(b) Owners may terminate this Agreement, with or without cause, upon one hundred eighty (180) days' prior written notice to the District; within the 180-day period, Owners shall present to the District a plan for removal of the Bridge Project with a timetable for such removal and restoration work, and upon prior written approval of the District, which shall not be unreasonably withheld, Owner shall remove the Bridge Project and restore Pond 7 and all adjacent lands to their original condition. The preparation of such plans and all removal and restoration work shall be at the sole expense of Owners. In the event Owners do not fully restore Pond 7 within the time period approved by the District, with any extension requested by Owner and reasonably granted by the District, Owners hereby consent to the District restoring Pond 7 at the sole cost of Owners, including fees for administration, interest charges; such costs may be a lien on Owners' property enforceable by the District.

(c) In the case of an event of default by either party, as applicable, which default has not been cured within ten (10) days after receipt of written notice thereof from the non-defaulting party, the non-defaulting party may terminate this Agreement upon five (5) days prior written notice to the defaulting party; provided, however, that if such default is of such a nature that it cannot be cured within such ten (10) day period, then such period shall be extended for such additional period as may be reasonable necessary to remedy the default but in no event shall such remedy extend beyond any remedial period set by a governmental entity with jurisdiction over the Bridge Project. Upon termination, Owners shall submit a plan and perform removal in accordance with the requirements provided under paragraph 8(b). Notwithstanding anything to the contrary contained herein, if District or any other governmental entity determines that continued operation of the Bridge Project presents a risk to the safe and necessary use of Pond 7 or the health, safety or welfare of users of Pond 7 or the public, or if continued operation of the Bridge Project would violate Florida or federal law, District shall be permitted to terminate this Agreement immediately, with or without issuing the notice of allowing for a cure period, with Owners submitting plans and performing removal operations in accordance with the requirements provided under paragraph 8(b). Upon termination of this Agreement, all rights and obligations of the parties under this Agreement will immediately cease and terminate (except for indemnification obligations of Owners pursuant to Section 5, which will survive such termination).

9. **PUBLIC RECORDS AND OWNERSHIP OF BOOKS AND RECORDS.**

(a) The District has advised the Owners that all documents of any kind relating to this Agreement may be public records and, accordingly, Owners agree to comply with, and to cause Contractor to comply with all applicable provisions of Florida public records law, including but not limited to the provisions of Chapter 119, *Florida Statutes*. The public records custodian of the District is the District Manager, which is currently Governmental Management Services –

Central Florida, LLC (the "Public Records Custodian"). Owners shall, to the extent applicable by law:

- (b) Keep and maintain public records required by District to perform services.
- (c) Upon request by District, provide District with the requested public records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*;
- (d) 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 Agreement term and following the Agreement term if the Owners do not transfer the records to the Public Records Custodian of the District; and
- (e) Upon completion of the Agreement, transfer to District, at no cost, all public records in Owners' possession or, alternatively, keep, maintain, and meet all applicable requirements for retaining public records pursuant to Florida laws.

IF THE OWNERS HAVE QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE OWNERS' DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE DISTRICT'S CUSTODIAN OF PUBLIC RECORDS AT (407) 644-4068, OR BY EMAIL AT GFLINT@GMSCFL.COM, OR BY REGULAR MAIL AT 219 EAST LIVINGSTON STREET, ORLANDO, FLORIDA 32801, ATTN.: DISTRICT PUBLIC RECORDS CUSTODIAN.

10. SOVEREIGN IMMUNITY. Nothing contained in this Agreement shall cause or be construed as a waiver of the District's immunity or limitations on liability granted pursuant to section 768.28, *Florida Statutes*, or other law, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which could otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

11. GOVERNING LAW AND JURISDICTION. This Agreement shall be interpreted and enforced under the laws of the State of Florida. The parties will follow the terms of the Agreement only to the extent they are enforceable or permitted under Florida law. Any litigation arising under this Agreement shall occur in a court having jurisdiction in Orange County, Florida. **THE PARTIES WAIVE TRIAL BY JURY AND AGREE TO SUBMIT TO PERSONAL JURISDICTION AND VENUE IN ORANGE COUNTY, FLORIDA.**

12. SEVERABILITY. In the event that any provision of this Agreement is judicially construed to be invalid by a court of competent jurisdiction, such provision shall then be construed in a manner allowing its validity, or if this leads to an impracticable result, shall be stricken, but in either event, all other provisions of the Agreement shall remain in full force and effect.

13. COUNTERPARTS. This Agreement may be executed in any number of counterparts with the same effect as if all parties had signed the same document. All fully executed counterparts shall be construed together and shall constitute one and the same Agreement.

[Signatures on the following pages].

COUNTERPART SIGNATURE PAGE
TO MAINTENANCE AND INDEMNIFICATION AGREEMENT

ATTEST:

**BONNET CREEK RESORT
COMMUNITY DEVELOPMENT
DISTRICT**

Name: _____

By:

Name:

Title:

Address: 219 E. Livingston Street
Orlando, Florida 32801

STATE OF FLORIDA)
COUNTY OF _____)

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____ 2023, by _____, as Chairperson of the Board of Supervisors, of the **BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT**, a community development district organized under the laws of the State of Florida, and was attested to by George S. Flint, as the Secretary of the **BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT**, on behalf of the community development district, who are ☐ personally known to me, or ☐ have each produced a valid driver's license as identification.

Notary Public, State of _____
Print Name: _____
Commission No.: _____
My Commission Expires: _____

COUNTERPART SIGNATURE PAGE
TO MAINTENANCE AND INDEMNIFICATION AGREEMENT

IN WITNESS WHEREOF, the parties here to have caused these presents to be executed in manner and form sufficient to bind them.

Signed, sealed and delivered
in the presence of:

G/B/H GOLF COURSE, LLC, a Delaware
limited liability company

Witness

By:

Name:

Witness

Title:

STATE OF _____)
COUNTY OF _____)

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____ 2023, by _____ as _____ of **G/B/H GOLF COURSE, LLC**, a Delaware limited liability company, on behalf of the company. He/she/they is/are () personally known to me or () has/have produced _____ as identification.

Notary Public, State of _____
Print Name: _____
Commission No.: _____
My Commission Expires: _____

COUNTERPART SIGNATURE PAGE
TO MAINTENANCE AND INDEMNIFICATION AGREEMENT

IN WITNESS WHEREOF, the parties here to have caused these presents to be executed in manner and form sufficient to bind them.

Signed, sealed and delivered
in the presence of:

G/B/H FOUR STAR, LLC, a Delaware
limited liability company

Witness

By:

Name:

Witness

Title:

STATE OF _____)
COUNTY OF _____)

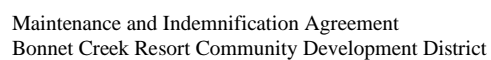
The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____ 2023, by _____ as _____ of **G/B/H FOUR STAR, LLC**, a Delaware limited liability company, on behalf of the company. He/she/they is/are () personally known to me or () has/have produced _____ as identification.

Notary Public, State of _____
Print Name: _____
Commission No.: _____
My Commission Expires: _____

EXHIBIT “A”

Legal Description of the Hotel Parcel

Locations of the Three Bridges





SECTION 8

RESOLUTION 2024-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
BONNET CREEK RESORT COMMUNITY DEVELOPMENT
DISTRICT APPROVING AN AMENDMENT TO THE
GENERAL FUND BUDGET FOR FISCAL YEAR 2023 AND
PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, pursuant to Resolution 2022-04 the Bonnet Creek Resort Community Development District Board of Supervisors (the “**Board**”) adopted a General Fund Budget for Fiscal Year 2023;

WHEREAS, the Board desires to amend the budgeted revenues and expenditures approved for Fiscal Year 2023.

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT:**

1. The General Fund Budget for Fiscal Year 2023 is hereby amended and restated as set forth in **Exhibit “A”** attached hereto.
2. This Resolution shall take effect immediately upon adoption by the Board and shall be reflected in the monthly and Fiscal Year End 9/30/2023 Financial Statements and Audit Report of the District.

PASSED AND ADOPTED THIS 2ND DAY OF NOVEMBER, 2023.

ATTEST:

**BOARD OF SUPERVISORS OF THE
BONNET CREEK RESORT COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

By:_____

Title:_____

Exhibit “A”

[See attached.]

Bonnet Creek Resort
Community Development District

Amended Budget
FY 2023



Table of Contents

1-2

General Fund

Bonnet Creek Resort
Community Development District
Amended Budget
General Fund

	Adopted Budget FY2023	Increase / (Decrease)	Amended Budget FY2023
<u>Revenues</u>			
Maintenance Assessments - Off Roll	\$ 944,764	\$ -	\$ 944,764
Interest Income	\$ 100	\$ 810	\$ 910
Reuse Water Fees - Wyndham	\$ 10,000	\$ 3,646	\$ 13,646
Reuse Water Fees - Golf Course	\$ 27,000	\$ (7)	\$ 26,993
Reuse Water Fees - Signia by Hilton & Waldorf Astoria	\$ 4,000	\$ 211	\$ 4,211
Reuse Water Fees - Marriott	\$ 2,000	\$ 1,854	\$ 3,854
Carry Forward Surplus	\$ -	\$ 38,767	\$ 38,767
Total Revenues	\$ 987,864	\$ 45,281	\$ 1,033,145

Expenditures

General & Administrative

Supervisor Fees	\$ 8,000	\$ (2,000)	\$ 6,000
Engineering Fees	\$ 20,000	\$ 13,000	\$ 33,000
Trustee Fees	\$ 6,000	\$ -	\$ 6,000
Legal Services	\$ 20,000	\$ -	\$ 20,000
Assessment Roll Services	\$ 3,000	\$ -	\$ 3,000
Auditing Services	\$ 3,225	\$ -	\$ 3,225
Arbitrage Rebate Calculation	\$ 450	\$ -	\$ 450
District Management Fees	\$ 35,596	\$ -	\$ 35,596
Information Technology	\$ 1,250	\$ -	\$ 1,250
Website Maintenance	\$ 813	\$ -	\$ 813
Insurance - Professional Liability	\$ 8,562	\$ (892)	\$ 7,670
Telephone	\$ 100	\$ -	\$ 100
Legal Advertising	\$ 2,100	\$ 1,100	\$ 3,200
Postage	\$ 1,900	\$ (1,600)	\$ 300
Printing & Binding	\$ 1,200	\$ (1,100)	\$ 100
Office Supplies	\$ 300	\$ (200)	\$ 100
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ 175
Contingency	\$ 2,000	\$ (1,500)	\$ 500
Total Administrative:	\$ 114,671	\$ 6,808	\$ 121,479

Bonnet Creek Resort
Community Development District
Amended Budget
General Fund

	Adopted Budget FY2023	Increase / (Decrease)	Amended Budget FY2023
<u>Operations & Maintenance</u>			
Field Management	\$ 56,976	\$ -	\$ 56,976
Utility Services			
Utility Services	\$ 14,000	\$ -	\$ 14,000
Street Lights - Usage	\$ 4,200	\$ 300	\$ 4,500
Street Lights - Lease & Maintenance Agreement	\$ 66,000	\$ (21,000)	\$ 45,000
Water Service - Reuse Water	\$ 43,000	\$ -	\$ 43,000
SFWMD Water Use Compliance Report	\$ 5,000	\$ (2,500)	\$ 2,500
Stormwater Control - Bonnet Creek Resort			
Oc/Dep Quarterly Well Monitoring Report	\$ 1,500	\$ -	\$ 1,500
Wetland & Upland Monitoring Services - (Bda)	\$ 3,000	\$ -	\$ 3,000
Pond & Embankment Aquatic Treatment - (Awc)	\$ 15,396	\$ -	\$ 15,396
Irrigation Pond Treatment - Solitude	\$ 2,926	\$ -	\$ 2,926
Nuisance/Exotic Species Maintenance - (Awc)	\$ 11,000	\$ (7,500)	\$ 3,500
Stormwater Control - Crosby Island Marsh			
Nuisance/Exotic Species Maintenance - (Awc)	\$ 7,500	\$ (2,500)	\$ 5,000
Nuisance/Exotic Species Maintenance - (Bda)	\$ 4,500	\$ -	\$ 4,500
Embankment Mowing - (A. E. Smith)	\$ 6,000	\$ (5,000)	\$ 1,000
Other Physical Environment			
Property Insurance	\$ 12,500	\$ 1,500	\$ 14,000
Entry, Fence, Walls & Gates Maintenance	\$ 24,500	\$ (22,000)	\$ 2,500
Pump Station Maintenance	\$ 4,000	\$ -	\$ 4,000
Pump Station Repairs	\$ 7,500	\$ (5,500)	\$ 2,000
Landscape & Irrigation Maintenance	\$ 198,000	\$ -	\$ 198,000
Irrigation Repairs	\$ 3,500	\$ -	\$ 3,500
Landscape Replacement	\$ 15,000	\$ 5,000	\$ 20,000
Lift Station Maintenance	\$ 5,000	\$ 1,500	\$ 6,500
Road & Street Facilities			
Roadway Repair & Maintenance	\$ 10,400	\$ (2,400)	\$ 8,000
Highway Directional Signage - (R&M)	\$ 5,000	\$ (2,500)	\$ 2,500
Roadway Directory Signage - (R&M)	\$ 5,000	\$ (2,500)	\$ 2,500
Sidewalk/Curb Cleaning	\$ 12,000	\$ (6,000)	\$ 6,000
Contingency	\$ 16,000	\$ 9,000	\$ 25,000
Total Operations & Maintenance:	\$ 559,398	\$ (62,100)	\$ 497,298
Total Expenditures	\$ 674,069	\$ (55,292)	\$ 618,777
<u>Other Financing Uses</u>			
Transfer Out - Capital Reserve	\$ 313,795	\$ 100,573	\$ 414,368
Total Other Financing Uses	\$ 313,795	\$ 100,573	\$ 414,368
Total Expenditures & Other Financing Uses	\$ 987,864	\$ 45,281	\$ 1,033,145
Net Change in Fund Balance	\$ -	\$ -	\$ -

SECTION 9

SECTION C

SECTION 1

Bonnet Creek Resort
Community Development District

219 E. Livingston Street, Orlando, FL 32801
Phone: 407-841-5524 – Fax: 407-839-1526

Operation and Maintenance Expenditures
For Board Approval
August 31, 2023

Attached please find the check register listing the Operation and Maintenance expenditures paid from August 1, 2023 through August 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: \$ **124,712.63**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Bonnet Creek Resort Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2023 Through August 31, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Amount
AARON'S BACKFLOW SERVICES, INC	4083	35901	BACKFLOW TEST	\$ 65.00
DONALD W. MCINTOSH ASSOCIATES, INC	4084	44404	ENGINEER SERVICES JULY 23	\$ 2,179.38
DONALD W. MCINTOSH ASSOCIATES, INC	4084	44477	ENGINEER SERVICES JULY 23	\$ 6,119.80
SOLITUDE LAKE MANAGEMENT LLC	4085	PSI-97119	IRRIGATION POND TREATMENT AUGUST 23	\$ 234.00
YELLOWSTONE LANDSCAPE	4086	ON 565441	LANDSCAPE MAINTENANCE AUGUST 23	\$ 16,500.00
AQUATIC WEED CONTROL, INC.	4087	84911	WETLAND MAINTENANCE JUNE 23	\$ 1,694.00
AQUATIC WEED CONTROL, INC.	4087	86852	WETLAND MAINTENANCE JULY 23	\$ 1,694.00
GOVERNMENTAL MANAGEMENT SERVICES	4088	307	GENERAL MAINTENANCE JUNE 23	\$ 5,905.08
GOVERNMENTAL MANAGEMENT SERVICES	4088	305	MANAGEMENT FEES AUGUST 23	\$ 3,146.83
GOVERNMENTAL MANAGEMENT SERVICES	4088	306	FIELD MANAGEMENT AUGUST 23	\$ 4,828.15
LATHAM, LUNA, EDEN & BEAUDINE LLP	4089	119548	GENERAL COUNSEL JULY 23	\$ 2,371.87
DONALD W. MCINTOSH ASSOCIATES, INC.	201	44404	INTERSECTION IMPROVEMENTS	\$ 3,925.00
DON BELL SIGNS, LLC	202	PAY APPLICATION #9	PAY APP #9-ENTRY SIGNAGE	\$ 42,950.73
KIMLEY-HORN & ASSOCIATES, INC.	203	049213007-0723	ENGINEER SERVICES	\$ 1,498.82
PROFESSIONAL SERVICE INDUSTRIES INC	204	00889081	PAVEMENT EVALUATION - GEO SERVICE	\$ 19,451.00
Subtotal Check Register				\$ 112,563.66
<u>Automatic Drafts</u>		<u>Account Numbers</u>		
ORANGE COUNTY UTILITIES	Auto-Pay	855665881	UTILITIES	\$ 2,239.50
DUKE ENERGY	Auto-Pay	9100 8897 0713	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8897 0797	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8897 0888	UTILITIES	\$ 8,700.46
DUKE ENERGY	Auto-Pay	9100 8897 0987	UTILITIES	\$ 76.41
DUKE ENERGY	Auto-Pay	9100 8901 1074	UTILITIES	\$ 182.57
DUKE ENERGY	Auto-Pay	9100 8901 1587	UTILITIES	\$ 22.22
DUKE ENERGY	Auto-Pay	9100 8901 1660	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8901 1751	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8901 1850	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9101 3139 5246	UTILITIES	\$ 773.86
Subtotal Automatic Drafts				\$ 12,148.97
Report Total				<u>\$ 124,712.63</u>

CHECK	VEND#	.....INVOICE.....	...EXPENSED TO...	VENDOR NAME				STATUS	AMOUNT	....CHECK.....	
DATE		DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS		AMOUNT	#
TOTAL FOR REGISTER										44,738.11	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
8/04/23	00051	7/28/23 44404	202307 600-53800-60700	INTERSECTION IMPROVEMENTS	*	3,925.00	
				DONALD W. MCINTOSH ASSOCIATES, INC.			3,925.00 000201
8/10/23	00075	7/31/23 PAY APPL	202307 600-53800-60700	PAY APP #9-ENTRY SIGNAGE	*	42,950.73	
				DON BELL SIGNS, LLC			42,950.73 000202
8/24/23	00079	7/31/23 04921300	202307 600-53800-60700	ENGINEER SERVICES	*	1,498.82	
				KIMLEY-HORN & ASSOCIATES, INC.			1,498.82 000203
8/24/23	00080	8/08/23 00889081	202308 600-53800-60600	PVMT EVAL-GEO SERVICE	*	19,451.00	
				PROFESSIONAL SERVICE INDUSTRIES INC			19,451.00 000204
TOTAL FOR BANK B						67,825.55	
TOTAL FOR REGISTER						67,825.55	

Aaron's Backflow Services, Inc.

130 Middle St
Lake Mary, FL 32746 US
+1 4078297933
office@aaronsbackflow.com
www.aaronsbackflow.com

Invoice 35901**BILL TO**

Bonnet Creek Resorts CDD
14900 Chelonia Parkway
Orlando, FL 32821

DATE
08/01/2023

PLEASE PAY
\$65.00

DUE DATE
08/01/2023

DATE	ACTIVITY	QTY	RATE	AMOUNT
07/31/2023	Backflow Test Performed Annual Backflow Testing *Certified/Tested-PASSED	1	65.00	65.00

Thank you for your business!

To make payment, please mail a check to our office at 130 Middle Street, Lake Mary FL 32746

Or

Call our office to make a credit card payment over the phone. We do not accept online payments at this time.

There is a 5% convenience fee for credit card payments.

TOTAL DUE

\$65.00

THANK YOU.



Office: 407-829-7933 | Fax: 800-283-3168

Address: 130 Middle Street, Lake Mary FL 32746

Web: aaronsbackflow.com | Email: office@aaronsbackflow.com

LIC #: CFC1427186 | FIRE LIC # FPC14-000029



BACKFLOW PREVENTION ASSEMBLY FIELD TEST REPORT

Customer's (Business) Name: Bonnet Creek Resorts CDD

Address: 14900 Chelonia Parkway

City: Orlando State: FL Zip: 32821 Account Governmental Management Services-GMS

Backflow Prevention Device: RP ☒ DC ☐ PVB ☐ DCDA ☐ RPDA ☐
(check one)

Type: Commercial ☒ Residential ☐ Irrigation ☐ Fireline ☐ Fireline Bypass ☐

Manufacturer Watts Model 009M2QT Size 1-1/2" Serial # 150562

Meter # 10071435

Meter Reading

REDUCED PRESSURE PRINCIPLE ASSEMBLY			
DOUBLE CHECK VALVE ASSEMBLY			
	Check Valve #1	Check Valve #2	Relief Valve
Initial Test	Leaked <input type="checkbox"/>	Leaked <input type="checkbox"/> Held Back Pressure <input checked="" type="checkbox"/>	Did Not Open <input type="checkbox"/>
	Held At <u>8.6</u> PSID	Held At <u>2.4</u> PSID	Opened At <u>2.8</u> PSID
Repairs	Cleaned <input type="checkbox"/> Replaced <input type="checkbox"/>	Cleaned <input type="checkbox"/> Replaced <input type="checkbox"/>	Cleaned <input type="checkbox"/> Replaced <input type="checkbox"/>
	Held At <u> </u> PSID	Held At <u> </u> PSID	Opened At <u> </u> PSID

PRESSURE VACUUM BREAKER	
Air Inlet	Check Valve
Did Not Open <input type="checkbox"/>	Leaked <input type="checkbox"/>
Opened At <u> </u> PSID	Held At <u> </u> PSID
Cleaned <input type="checkbox"/> Replaced <input type="checkbox"/>	Cleaned <input type="checkbox"/> Replaced <input type="checkbox"/>
Opened At <u> </u> PSID	Held At <u> </u> PSID

Fill out only if you replace a Backflow Preventer

OLD SERIAL # NEW SERIAL #

The above report is certified to be true

Luis Lugo
Luis Lugo

L04-23-10721
Tester

11211926
Midwest 845-5

New Install ☐
Repaired ☐
Replaced BFP ☐

Pass ☒
Fail ☐

07-31-23
Date/Time

Comments (Location):

East of cul-de-sac, between yellow posts

Note: Due to uncontrollable elements in the water system, this certification is only good at time of test.

Donald W McIntosh Associates Inc.
2200 Park Avenue North
Winter Park, FL 32789-2355
(407) 644-4068

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 44404
Date 07/28/2023

Project 22234 Bonnet Creek Resort CDD
General Consulting

For Period Through July 14, 2023

Invoice Summary

Description	Current Billed
CDD general consulting	1,310.00
CDD inspections	0.00
CDD miscellaneous meetings	787.50
CDD intersection improvements	3,925.00
CDD irrigation pump upgrade	0.00
Reimbursable Expenses	81.88
Total	6,104.38

Professional Fee Detail

	Hours	Rate	Billed Amount
Associate	16.75	210.00	3,517.50
Design Technician	0.50	100.00	50.00
Project Manager Assistant	1.00	85.00	85.00
Survey Project Manager	2.25	175.00	393.75
Survey Crew	12.75	155.00	1,976.25
Crew Member	24.50	0.0001	0.00
Professional Fee Detail subtotal	57.75		6,022.50

Reimbursable Expenses

	Units	Rate	Billed Amount
Mileage	125.00	0.655	81.88

Invoice total 6,104.38

RECEIVED

JUL 27 2023

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

000 CDD general consulting

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 06/20/2023 0.25 210.00 52.50

Coordination on entry sign meeting, KHA authorization, Crosby Island marsh berm mowing

Time Per Contract 06/21/2023 0.75 210.00 157.50

Coordinate meeting with entry sign contractor; markup bid book for Chelonia resurfacing project

Time Per Contract 06/22/2023 1.00 210.00 210.00

Coordination with COounsel and District Manager on repaving project, calls to paving contractor.
CIMMA berm repair discussion with district manager

Time Per Contract 06/29/2023 0.50 210.00 105.00

Coordination with counsel and GMS on Chelonia pavement project, call with Middlesex on
contract documents, follow up with PSI on pavement report delivery.

Time Per Contract 06/30/2023 3.50 210.00 735.00

Review DRI annual report. Review Orange and Seminol county contracts for Chelonia repaving
project.

Subtotal 6.00 1,260.00

Design Technician

Elliott J. Toney

Time Per Contract 07/12/2023 0.50 100.00 50.00

Repaving work

Subtotal 0.50 50.00

Labor total 6.50 1,310.00

001 CDD inspections

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 07/05/2023 0.50 210.00 105.00

Prep for CDD board meeting

Time Per Contract 07/06/2023 3.25 210.00 682.50

Prep for and attend CDD board meeting

Subtotal 3.75 787.50

Labor total 3.75 787.50

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract	06/23/2023	0.25	210.00	52.50
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Download, review and circulate RCID R/W permit.

Time Per Contract	06/27/2023	0.50	210.00	105.00
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Prep for DBS meeting on entry signs (cost info, graphics)

Time Per Contract	06/28/2023	0.25	210.00	52.50
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Coordination with GMS and DBS on cost review meeting and set up site meeting

Time Per Contract	07/05/2023	0.75	210.00	157.50
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Prep for and attend coordination meeting with district counsel and manager on entry sign cost allocation

Time Per Contract	07/06/2023	0.25	210.00	52.50
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Coordination with sign contractor on erosion control costs and site meeting

Time Per Contract	07/10/2023	2.50	210.00	525.00
-------------------	------------	------	--------	--------

*Meeting with CDD counsel, manager and contractor on impact cost allocation and change order
Prepare impact allocation exhibits and distribute to meeting attendees*

Time Per Contract	07/11/2023	2.50	210.00	525.00
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Site meeting with contractor and LA on work restart with R/W permit, review and process revised CO #5, set up survey to stakeout boundaries per RCID request

Subtotal	7.00			1,470.00
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Project Manager Assistant

Michelle I. Boswell

Time Per Contract	07/11/2023	0.50	85.00	42.50
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Process Change Order No. 5

Time Per Contract	07/12/2023	0.50	85.00	42.50
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Send out Change Order for CDD signature

Subtotal	1.00			85.00
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Survey Project Manager

Donald L. Lambert

Time Per Contract	07/07/2023	0.75	175.00	131.25
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Viewshed (landscape easement) calc worksheet

Time Per Contract	07/12/2023	1.50	175.00	262.50
-------------------	------------	------	--------	--------

Calc Worksheet for Property and easement line stake-out

Subtotal	2.25			393.75
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Survey Crew

William A. Gardiner

Time Per Contract	07/10/2023	3.25	155.00	503.75
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*Stakeout View Shed line @ Chelonia & Buena Vista Drive
Field Book 1632 Page 47*

Time Per Contract	07/14/2023	9.50	155.00	1,472.50
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*S/O Landscape Lines @ Chelonia Parkway
Field Book 1632 Pages 48-49*

Subtotal	12.75			1,976.25
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Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Crew Member

Austin T. Horn

Time Per Contract 07/10/2023 3.00 0.00

Stakeout View Shed line @ Chelonia & Buena Vista Drive
Field Book 1632 Page 47

Time Per Contract 07/14/2023 9.25 0.00

S/O Landscape Lines @ Chelonia Parkway
Field Book 1632 Pages 48-49

Subtotal 12.25 0.00

Steven E. Hefley

Time Per Contract 07/10/2023 3.00 0.00

Stakeout View Shed line @ Chelonia & Buena Vista Drive
Field Book 1632 Page 47

Time Per Contract 07/14/2023 9.25 0.00

S/O Landscape Lines @ Chelonia Parkway
Field Book 1632 Pages 48-49

Subtotal 12.25 0.00

Labor total 47.50 3,925.00

007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Expense

WIP Status: Billable

James C. Nugent

Expense Report

Mileage 07/06/2023 72.00 0.66 47.16

Mileage 07/11/2023 53.00 0.66 34.72

Subtotal 125.00 81.88

Expense total 125.00 81.88



Donald W. McIntosh Associates, Inc.
2200 Park Avenue North · Winter Park, FL · 32789-2355
407-644-4068 · 407-644-3369 Fax

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice Date: July 28, 2023
Invoice No.: 44477
Project Number: 23572
For Period Through July 14, 2023

Bonnet Creek Resort CDD Crosby Island Marsh Berm Repair
Per Contract Dated June 23, 2023

Email: Invoices@gmscfl.com Copy:
mbyington@gmscfl.com

	Contract Amount	Work %	Completed Amount	Previously Invoiced	Amount Due
<u>Professional Surveying & Mapping</u>					
001 Topographic survey	8,270.00	74.00	6,119.80	0.00	6,119.80
<u>Civil Engineering</u>					
002 Construction drawings	2,910.00	0.00	0.00	0.00	0.00
003 Final engineering meetings and coordination	2,360.00	0.00	0.00	0.00	0.00
SUBTOTAL	\$5,270.00		\$0.00	\$0.00	\$0.00
TOTAL	\$13,540.00		\$6,119.80	\$0.00	\$6,119.80
Reimbursable Expenses			0.00	0.00	0.00
AMOUNT DUE THIS INVOICE					\$6,119.80

RECEIVED

JUL 27 2023

DONALD W. MCINTOSH ASSOCIATES, INC.
Due Upon Receipt



Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

INVOICE

Page: 1

Invoice Number: PSI-97119
Invoice Date: 8/1/2023

Bill
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822

Ship
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822
United States

Ship Via
Ship Date 8/1/2023
Due Date 8/31/2023
Terms Net 30

Customer ID 5006
P.O. Number
P.O. Date 8/1/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	234.00	234.00
August Billing					
8/1/2023 - 8/31/2023					
Bonnett Creek Irrigation Lake					
Bonnett Creek Irrigation Lake					

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 234.00

Subtotal: 234.00
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 234.00



INVOICE

INVOICE #	INVOICE DATE
ON 565441	8/1/2023
TERMS	PO NUMBER
Net 30	

Bill To:

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Bonnet Creek Resort CDD

Invoice Due Date: August 31, 2023

Invoice Amount: \$16,500.00

Description	Current Amount
Monthly Maintenance August 2023	\$16,500.00

Invoice Total **\$16,500.00**

Excellence

IN COMMERCIAL LANDSCAPING

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



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
6/23/2023	84911

Bill To

Bonnet Creek Resort CDD
c/o Governmental Management Services
219 East Livingston Street
Orlando, FL 32801

RECEIVED

By Apple at 2:15 pm, Aug 18, 2023

Customer P.O. No.	Payment Terms	Due Date
	Net 30	7/23/2023

Description	Amount
Monthly wetland maintenance for the month this invoice is dated - Wetlands, fenceline & 1 golf course pond @ Bonnet Creek Resort. Completed 06/20/23.	1,694.00

Thank you for your business.

Total	\$1,694.00
Payments/Credits	\$0.00
Balance Due	\$1,694.00



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
7/31/2023	86852

Bill To

Bonnet Creek Resort CDD
c/o Governmental Management Services
219 East Livingston Street
Orlando, FL 32801

Customer P.O. No.	Payment Terms	Due Date
	Net 30	8/30/2023

Description	Amount
Monthly wetland maintenance for the month this invoice is dated - Wetlands, fenceline & 1 golf course pond @ Bonnet Creek Resort. Completed 07/26/23.	1,694.00

Thank you for your business.

Total	\$1,694.00
Payments/Credits	\$0.00
Balance Due	\$1,694.00

1001 Bradford Way
Kingston, TN 37763

Invoice #: 306
Invoice Date: 8/1/23
Due Date: 8/1/23
Case:
P.O. Number:

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

[illegible]

GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 307**Invoice Date:** 6/30/23**Due Date:** 6/30/23**Case:****P.O. Number:****Bill To:**

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
-General Maintenance May & June 2023 Bonnet Creek CDD - General Maintenance May & June 2023 - Clean storm drainage, patch potholes, clean and pick up debris from curbside, Clean curbsides and storm drainages, The 4 gates were repaired and 40 storm drains were cleaned, Cleaning of 2 sewers and 2 holes, Grill that was down in the area near the bridge was accommodated, Install 9 locks, clean skimmer, Install final lock and close all gates, Patch holes in street, and clean greet.		0.00	0.00
Labor	91.5	47.50	4,346.25
Mobilization	8	65.00	520.00
Materials		738.83	738.83
Equipment		300.00	300.00
Total			\$5,905.08
Payments/Credits			\$0.00
Balance Due			\$5,905.08



Maintenance Services

back

GOVERNMENTAL MANAGEMENT SERVICES 2023 | Work Authorization



201 S. ORANGE AVE, STE 1400
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32801

August 4, 2023

Invoice #: 119548
Federal ID #:59-3366512

Bonnet Creek CDD
c/o GMS-CFL, LLC
219 E. Livingston Street
Orlando, FL 32801

RECEIVED
By Apple at 2:21 pm, Aug 16, 2023

Matter ID: 2131-001

General

For Professional Services Rendered:

7/3/2023	JEL	Reviewed agenda, minutes and task list for Board of Supervisors' meeting	0.20	\$43.00
7/3/2023	JAC	Receive and review agenda for July BOS meeting; Review bid packages from Orange and Seminole Counties for "piggyback" bid resolution; emails with District Engineer.	1.20	\$366.00
7/5/2023	JAC	Conference call with District Manager and District Engineer regarding Don Bell Signs settlement and paving contracts.	0.40	\$122.00
7/6/2023	JAC	Attend BOS meeting; Completed legal update memo for board	2.40	\$732.00
7/7/2023	JAC	Follow up with District Manager regarding bid issues for paving & landscaping contracts	0.20	\$61.00
7/7/2023	JEL	Review of "piggyback" requirements for procurement; email to Orange County regarding advertisement request for asphalt paving piggyback contract	0.90	\$193.50
7/10/2023	JAC	Conference call with District Engineer, Distract Manager and representatives of Don Bell Signs, and subcontractor to discuss costs	0.50	\$152.50
7/19/2023	JAC	Receive and review response from Don Bell Signs regarding cost-sharing for over-clearing; emails regarding District Engineer	0.20	\$61.00
7/26/2023	JAC	Telephone conference with District Manager and District Engineer regarding sign issues; email with District Engineer; worked on issues for Middlesex Paving Contract	0.50	\$152.50
7/27/2023	JEL	Revised resolution approving piggyback contract and continued to revise agreement for asphalt paving	1.00	\$215.00
7/28/2023	JEL	Continue work on piggyback agreement; review County agreements regarding paving and milling language	0.70	\$150.50
7/31/2023	JEL	Review county agreements regarding paving and milling language	0.40	\$86.00
Total Professional Services:			8.60	\$2,335.00

For Disbursements Incurred:

7/6/2023	Payment disbursement sent to Jan Carpenter for travel to and from Board meeting at the Signia Hilton Bonnet Creek on July 06, 2023.	\$36.87
Total Disbursements Incurred:		\$36.87

Total	\$2,371.87
Previous Balance	\$2,437.46
Total Due	\$4,809.33

Donald W McIntosh Associates Inc.
2200 Park Avenue North
Winter Park, FL 32789-2355
(407) 644-4068

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 44404
Date 07/28/2023

Project **22234 Bonnet Creek Resort CDD**
General Consulting

For Period Through July 14, 2023

Invoice Summary

Description	Current Billed
CDD general consulting	1,310.00
CDD inspections	0.00
CDD miscellaneous meetings	787.50
CDD intersection improvements	3,925.00
CDD irrigation pump upgrade	0.00
Reimbursable Expenses	81.88
Total	6,104.38

Professional Fee Detail

	Hours	Rate	Billed Amount
Associate	16.75	210.00	3,517.50
Design Technician	0.50	100.00	50.00
Project Manager Assistant	1.00	85.00	85.00
Survey Project Manager	2.25	175.00	393.75
Survey Crew	12.75	155.00	1,976.25
Crew Member	24.50	0.0001	0.00
Professional Fee Detail subtotal	57.75		6,022.50

Reimbursable Expenses

	Units	Rate	Billed Amount
Mileage	125.00	0.655	81.88

Invoice total **6,104.38**

RECEIVED

JUL 27 2023

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting 000 CDD general consulting

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 06/20/2023 0.25 210.00 52.50

Coordination on entry sign meeting, KHA authorization, Crosby Island marsh berm mowing

Time Per Contract 06/21/2023 0.75 210.00 157.50

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CIMMA berm repair discussion with district manager

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Coordination with counsel and GMS on Chelonia pavement project, call with Middlesex on
contract documents, follow up with PSI on pavement report delivery.

Time Per Contract 06/30/2023 3.50 210.00 735.00

Review DRI annual report. Review Orange and Seminol county contracts for Chelonia repaving
project.

Subtotal 6.00 1,260.00

Design Technician

Elliott J. Toney

Time Per Contract 07/12/2023 0.50 100.00 50.00

Repaving work

Subtotal 0.50 50.00

Labor total 6.50 1,310.00

001 CDD inspections

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 07/05/2023 0.50 210.00 105.00

Prep for CDD board meeting

Time Per Contract 07/06/2023 3.25 210.00 682.50

Prep for and attend CDD board meeting

Subtotal 3.75 787.50

Labor total 3.75 787.50

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract	06/23/2023	0.25	210.00	52.50
<i>Download, review and circulate RCID R/W permit.</i>				
Time Per Contract	06/27/2023	0.50	210.00	105.00
<i>Prep for DBS meeting on entry signs (cost info, graphics)</i>				
Time Per Contract	06/28/2023	0.25	210.00	52.50
<i>Coordination with GMS and DBS on cost review meeting and set up site meeting</i>				
Time Per Contract	07/05/2023	0.75	210.00	157.50
<i>Prep for and attend coordination meeting with district counsel and manager on entry sign cost allocation</i>				
Time Per Contract	07/06/2023	0.25	210.00	52.50
<i>Coordination with sign contractor on erosion control costs and site meeting</i>				
Time Per Contract	07/10/2023	2.50	210.00	525.00
<i>Meeting with CDD counsel, manager and contractor on impact cost allocation and change order</i>				
<i>Prepare impact allocation exhibits and distribute to meeting attendees</i>				
Time Per Contract	07/11/2023	2.50	210.00	525.00
<i>Site meeting with contractor and LA on work restart with R/W permit, review and process revised CO #5, set up survey to stakeout boundaries per RCID request</i>				
Subtotal		7.00		1,470.00

Project Manager Assistant

Michelle I. Boswell

Time Per Contract	07/11/2023	0.50	85.00	42.50
<i>Process Change Order No. 5</i>				
Time Per Contract	07/12/2023	0.50	85.00	42.50
<i>Send out Change Order for CDD signature</i>				
Subtotal		1.00		85.00

Survey Project Manager

Donald L. Lambert

Time Per Contract	07/07/2023	0.75	175.00	131.25
<i>Viewshed (landscape easement) calc worksheet</i>				
Time Per Contract	07/12/2023	1.50	175.00	262.50
<i>Calc Worksheet for Property and easement line stake-out</i>				
Subtotal		2.25		393.75

Survey Crew

William A. Gardiner

Time Per Contract	07/10/2023	3.25	155.00	503.75
<i>Stakeout View Shed line @ Chelonia & Buena Vista Drive</i>				
<i>Field Book 1632 Page 47</i>				
Time Per Contract	07/14/2023	9.50	155.00	1,472.50
<i>S/O Landscape Lines @ Chelonia Parkway</i>				
<i>Field Book 1632 Pages 48-49</i>				
Subtotal		12.75		1,976.25

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Crew Member

Austin T. Horn

Time Per Contract 07/10/2023 3.00 0.00

Stakeout View Shed line @ Chelonia & Buena Vista Drive
Field Book 1632 Page 47

Time Per Contract 07/14/2023 9.25 0.00

S/O Landscape Lines @ Chelonia Parkway
Field Book 1632 Pages 48-49

Subtotal 12.25 0.00

Steven E. Hefley

Time Per Contract 07/10/2023 3.00 0.00

Stakeout View Shed line @ Chelonia & Buena Vista Drive
Field Book 1632 Page 47

Time Per Contract 07/14/2023 9.25 0.00

S/O Landscape Lines @ Chelonia Parkway
Field Book 1632 Pages 48-49

Subtotal 12.25 0.00

Labor total 47.50 3,925.00

007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 07/14/2023

Date	Units	Rate	Amount
------	-------	------	--------

Expense

WIP Status: Billable

James C. Nugent

Expense Report

Mileage 07/06/2023 72.00 0.66 47.16

Mileage 07/11/2023 53.00 0.66 34.72

Subtotal 125.00 81.88

Expense total 125.00 81.88

APPLICATION AND CERTIFICATE FOR PAYMENT

PAGE ONE OF 3 PAGES

TO OWNER:
Bonnet Creek Resort CDD
C/O Governmental Management Services - Central Florida, LLC
219 E. Livingston Street, Orlando, FL 32801
Attn: George Flint, District Manager
FROM CONTRACTOR:
Don Bell Signs, LLC
365 Oak Place
Port Orange, FL 32127

PROJECT:
Bonnet Creek Resort Community

VIA ARCHITECT:

APPLICATION #: 9
PERIOD TO: 07/31/23
PROJECT NOS:

CONTRACT DATE: 06/24/20

Distribution to:

☐ Owner
☐ Const. Mgr
☐ Architect
☒ Contractor

CONTRACT FOR: Signage

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet is attached.

1. ORIGINAL CONTRACT SUM-----	\$	721,840.00
2. Net change by Change Orders-----	\$	147,540.03
3. CONTRACT SUM TO DATE (Line 1 +/- 2)	\$	869,380.03
4. TOTAL COMPLETED & STORED TO DATE-\$		857,475.03
(Column G on Continuation Sheet)		
5. RETAINAGE:		
a. 10.0% of Completed Work	\$	85,757.50
(Columns D+E on Continuation Sheet)		
b. 10.0% of Stored Material	\$	
(Column F on Continuation Sheet)		
Total Retainage (Line 5a + 5b or		
Total in Column 1 of Continuation Sheet-----	\$	85,757.50
6. TOTAL EARNED LESS RETAINAGE-----	\$	746,592.24
(Line 4 less Line 5 Total)		
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		
(Line 6 from prior Certificate)-----	\$	728,776.80
8. CURRENT PAYMENT DUE-----	\$	42,950.73
9. BALANCE TO FINISH, INCLUDING RETAINAGE		
(Line 3 less Line 6)	\$	122,787.79

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$110,087.00	
Total approved this Month	\$37,453.03	
TOTALS	\$147,540.03	
NET CHANGES by Change Order	\$147,540.03	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown therein is now due.

CONTRACTOR:

By:

Date: 8/1/23

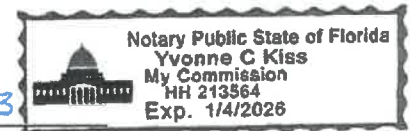
State of:

County of:

Subscribed and sworn to before me this 1st day of August, 2023

Notary Public:

My Commission expires: 1-4-2026



CERTIFICATE FOR PAYMENT

In accordance with Contract Documents, based on on-site observations and the data comprising application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By:

Date:

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner of Contractor under this Contract.

See next page

Bonnet Creek Resort CDD
Entry Signs

We hereby verify that the quantities and/or dollar amounts presented for payment appear to be correct to the best of our knowledge, information or belief. This verification is based upon review of the dollar amounts shown in comparison with our understanding of the owner's contract and/or limited onsite observations. We do not guarantee or certify the technical accuracy of the amounts shown or the quality of the work completed. It is the sole responsibility of the contractor to guarantee all work completion, quality and/or accuracy.



Signature

James C. Nugent, PE 08/02/2023

Name

Date

DONALD W. McINTOSH ASSOCIATES, INC.
2200 Park Avenue North, Winter Park, Florida 32789

\$42,950.73

CONTINUATION SHEET

ATTACHMENT TO PAY APPLICATION

 PROJECT:
 Bonnet Creek Resort Community

Page 2 of 3 Pages

 APPLICATION NUMBER: 9
 APPLICATION DATE: 07/31/23
 PERIOD TO: 31-Jul-23
 ARCHITECT'S PROJECT NO:

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored (Not In D or E)	Total Completed And Stored To Date (D + E + F)	% (G/C)	Balance To Finish (C - G)	Retainage
			From Previous Application (D + E)	This Period					
PRELIMINARIES									
101	Mobilization	5,030.00	5,030.00			5,030.00	100%		503.00
102	Performance and Payment Bond	10,410.00	10,410.00			10,410.00	100%		1,041.00
103	Construction Stakeout	1,200.00	1,200.00			1,200.00	100%		120.00
104	Geotechnical Testing	1,350.00	1,350.00			1,350.00	100%		135.00
105	Orange County Permit Fees	1,800.00	1,800.00			1,800.00	100%		180.00
106	Erosion/Sedimentation Control Plan	3,900.00	3,900.00			3,900.00	100%		390.00
107	Maintenance of Traffic Plan	24,700.00	24,700.00			24,700.00	100%		2,470.00
DEMOLITION									
201	Coordinate with Utility Providers for Shutoff	200.00	200.00			200.00	100%		20.00
202	Remove and Dispose of Existing Improvements	30,460.00	30,460.00			30,460.00	100%		3,046.00
203	Backfill and Compact Existing Low Areas	21,540.00	21,540.00			21,540.00	100%		2,154.00
SIGNAGE PLAN									
301	Foundations, Complete	25,440.00	25,440.00			25,440.00	100%		2,544.00
302	Structuress, Complete	52,740.00	52,740.00			52,740.00	100%		5,274.00
303	Masonry Stone Veneer, Caps, Walls and Finishes, Complete	140,060.00	140,060.00			140,060.00	100%		14,006.00
304	Signage Lettering and Logos	97,810.00	87,540.00	10,270.00	✓	97,810.00	100%		9,781.00
305	Irrigation Rough-In for Low Planters	3,900.00	3,900.00			3,900.00	100%		390.00
306	Electrical Rough-In	13,000.00	13,000.00			13,000.00	100%		1,300.00
LANDSCAPE, IRRIGATION AND LIGHTING									
401	Soil Preparation	2,000.00	2,000.00			2,000.00	100%		200.00
402	Construct Landscape Plan, Complete	176,100.00	176,100.00			176,100.00	100%		17,810.00
403	Construct Irrigation Plan, Complete	57,200.00	54,350.00			54,350.00	95%	2,850.00	5,435.00
404	Construct Lighting Plan, Complete	53,000.00	47,500.00			47,500.00	90%	5,500.00	4,750.00
CHANGE ORDER #1									
102	P&P Bond Increase	268.00	268.00			268.00	100%		26.80
201	Utility Shutoff Increased	3,300.00	3,300.00			3,300.00	100%		330.00
202	Remove, Dispose Existing Improvements Increase	7,040.00	7,040.00			7,040.00	100%		704.00
203	Backflow Low Areas Decreased	(1,540.00)	(1,540.00)			(1,540.00)			(154.00)
402	Construct Landscape Plan Increased	2,950.00	2,950.00			2,950.00	100%		295.00
403	Landscapers Increase	2,200.00	2,200.00			2,200.00	100%		220.00
404	Lighting Pricing Increase	12,842.00	12,842.00			12,842.00	100%		1,284.20
SUBTOTALS PAGE 2		748,900.00	730,280.00	10,270.00		740,550.00	99%	8,350.00	74,055.00

CONTINUATION SHEET

Page 3 of 3 Pages

ATTACHMENT TO PAY APPLICATION

APPLICATION NUMBER: 8

PROJECT:

APPLICATION DATE: 07/31/23

Bonnet Creek Resort Community

PERIOD TO: 31-Oct-21

ARCHITECT'S PROJECT NO:

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Presently Stored (Not In D or E)	G		H Balance To Finish (C - G)	I Retainage
			From Previous Application (D + E)	This Period		Total Completed And Stored To Date (D + E + F)	% (G/C)		
	CHANGE ORDER #2								
107	Maintenance of Traffic Plan Increase	3,500.00	3,325.00			3,325.00	95%	175.00	332.50
202	Remove and Dispose pf Existing Imp. Increase	43,606.00	43,606.00			43,606.00	100%		4,360.60
402	Construct Landscape Plan, Increase	22,446.00	19,946.00			19,946.00	89%	2,500.00	1,994.60
402	Construct Landscape Plan, Increase	4,500.00	3,750.00			3,750.00	83%	750.00	375.00
	CHANGE ORDER #3								
101	Remobilization	1,350.00	1,350.00			1,350.00	100%		135.00
107	Additional MOT	2,800.00	2,670.00			2,670.00	95%	130.00	267.00
202	Equipment Rental	2,650.00	2,650.00			2,650.00	100%		265.00
402	Net Change to Landscape	900.00	900.00			900.00	100%		90.00
403	Net Change to Irrigation	1,275.00	1,275.00			1,275.00	100%		127.50
	CHANGE ORDER #4								
304	Change green tint tenant panels to clear acrylic	4,586.00		4,586.00	✓	4,586.00	100%		458.60
	CHANGE ORDER #5								
106	Erosion Control March	9,060.00		9,060.00	✓	9,060.00	100%		906.00
106	Erosion Control April	10,329.00		10,329.00	✓	10,329.00	100%		1,032.90
106	Erosion Control May	5,334.00		5,334.00	✓	5,334.00	100%		533.40
106	Erosion Control June	7,041.00		7,041.00	✓	7,041.00	100%		704.10
106	Erosion Control July	5,458.00		5,458.00	✓	5,458.00	100%		545.80
106	11.7% Deduct for Wetland Issues	(4,354.97)		(4,354.97)	✓	(4,354.97)			(435.50)
	SUBTOTALS PAGE 3	869,380.03	809,752.00	47,723.03		857,475.03	99%	11,905.00	85,747.50



Don Bell Signs, LLC
365 Oak Place
Port Orange FL 32127
800 824-0080

License: Florida ES#0000146

Contract Invoice

Invoice#: 1800151-9

Date: 08/01/2023

Billed To: BONNET CREEK RESORT COMM DEV DISTRICT
219 E. LIVINGSTON ST
ORLANDO FL 32801

Project: BONNET CREEK RESORT
CHELONIA PARKWAY &
BUENA VISTA DRIVE
LAKE BUENA VISTA FL 32830

Due Date: 08/01/2023

Terms:

Order#

Description	Amount
PROGRESS BILLING #9	47,723.03

Notes:

PROGRESS BILLING #9

BONNET CREEK RESORT PROJECT

304 SIGNAGE LETTERING AND LOGOS

304 CHANGE ORDER #4

106 CHANGE ORDER #5

*A service charge of 0.00 % per annum will be charged on all amounts
overdue on regular statement dates.*

Thank you for your prompt payment!

Sales Tax:	0.00
Invoice Total:	47,723.03
Retention:	4,772.30
Amount Paid:	0.00
Amount Due	42,950.73

Please remit payment electronically to:

Account Name: KIMLEY-HORN AND ASSOCIATES, INC.
Bank Name and Address: WELLS FARGO BANK, N.A., SAN FRANCISCO, CA 94163
Account Number: 2073089159554
ABA#: 121000248

If paying by check, please remit to:

KIMLEY-HORN AND ASSOCIATES, INC.
P.O. BOX 932520
ATLANTA, GA 31193-2520

Payment for this invoice is due within 25 days of receipt.

BONNET CREEK COMMUNITY DEVELOPMENT DIST
ATTN: GEORGE FLINT
219 EAST LIVINGSTON STREET
ORLANDO, FL 32801

Invoice No: 049213007-0723

Invoice Date: Jul 31, 2023

Invoice Amount: \$1,498.82

Project No: 049213007

Project Name: BONNET CREEK RESORT SIGN

Project Manager: WITHERSPOON, GREGORY

Federal Tax Id: 56-0885615

For Services Rendered through Jul 31, 2023

Client Reference:

COST PLUS MAX

KHA Ref # 049213007.3-25520536

Project Summary

Contract Value	5,000.00
Previous Billings	0.00
Current Invoice	1,460.00
Remaining Contract Value	3,540.00

Description	Current Amount Due
LABOR	1,460.00
EXPENSES	0.00
Subtotal	1,460.00
Total COST PLUS MAX	1,460.00

HOURLY

KHA Ref # 049213007.2-25520535

Description	Current Amount Due
SERVICES RENDERED	38.82
Total HOURLY	38.82

Total Invoice: \$1,498.82

BONNET CREEK COMMUNITY DEVELOPMENT DIST
ATTN: GEORGE FLINT
219 EAST LIVINGSTON STREET
ORLANDO, FL 32801

Invoice No: 049213007-0723
Invoice Date: Jul 31, 2023
Project No: 049213007
Project Name: BONNET CREEK RESORT SIGN
Project Manager: WITHERSPOON, GREGORY

COST PLUS MAX

KHA Ref # 049213007.3-25520536

Task	Description	Hrs/Qty	Rate	Current Amount Due
LA CONSTRUCTION PH SRVS	PROFESSIONAL	1.0	245.00	245.00
	SENIOR PROFESSIONAL I	3.0	340.00	1,020.00
	SUPPORT STAFF	1.5	130.00	195.00
TOTAL LA CONSTRUCTION PH SRVS		5.5		1,460.00
TOTAL LABOR AND EXPENSE DETAIL				1,460.00

HOURLY

KHA Ref # 049213007.2-25520535

Task	Description	Hrs/Qty	Rate	Current Amount Due
REIMBURSABLE EXPENSES	TRAVEL - OTHER			3.45
	VEHICLE MILEAGE	54.0	0.655	35.37
TOTAL REIMBURSABLE EXPENSES		54.0		38.82
TOTAL LABOR AND EXPENSE DETAIL				38.82

This page is for informational purposes only. Please pay amount shown on cover page.

Professional Service Industries, Inc.
www.psiusa.com

RECEIVED
By Apple at 9:38 pm, Aug 15, 2023

ATTN: MR. RANDALL GREENE
BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT
219 EAST LIVINGSTON STREET
ORLANDO FL 32801
USA

BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT
219 EAST LIVINGSTON STREET
ORLANDO FL 32801

Customer #	Purchase Order	Project Number	Date	Invoice #	Page
1221513		07573081	08/08/23	00889081	0001

Project: PAVEMENT EVALUATION, CHELONIA PARKWAY, ORANGE COUNTY, FL

Date	Work Order Nbr	Description	Quantity	Unit Cost	Amount
08/08/23	07573081-1	GEOTECHNICAL SERVICES PER BONNET CREEK RESORT CDD CONTRACT & PSI PROPOSAL NO. 0757-400742 DATED 5/25/23 THANK YOU, ROBERT TROMPKE	1.00	19,451.00	19,451.00
Invoice Total:					\$19,451.00
Balance Due:					\$19,451.00

TERMS: NET 30 DAYS. A SERVICE CHARGE OF 1.5% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE ADDED TO ALL DUE ACCOUNTS. FOR QUESTIONS REGARDING THIS INVOICE, PLEASE CALL THE PHONE NUMBER ABOVE.

To assure proper credit to your account, please return with your check made payable to PSI.

Please mail remittance
to:

Customer #	Invoice #	Project Number	Amount Enclosed
1221513	00889081	07573081	

Professional Service Industries, Inc.
PO Box 74008418
Chicago, IL 60674-8418

the 1990s, the number of people with a mental health problem has increased by 50% (Mental Health Foundation 1999). The prevalence of mental health problems has increased in the general population, and the incidence of mental health problems has increased in the prison population.

There is a growing awareness of the need to address the mental health needs of prisoners. The Department of Health (2000) has published a strategy for mental health services, which includes a commitment to improve the mental health of prisoners. The Department of Health (2000) has also published a strategy for mental health services, which includes a commitment to improve the mental health of prisoners.

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Bonnet Creek Resort
Community Development District

219 E. Livingston Street, Orlando, FL 32801
Phone: 407-841-5524 – Fax: 407-839-1526

Operation and Maintenance Expenditures
For Board Approval
September 30, 2023

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2023 through September 30, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: \$ **460,649.92**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Bonnet Creek Resort Community Development District

Paid Operation & Maintenance Expenditures
September 1, 2023 Through September 31, 2023

Vendor Name	Check Number	Invoice Number	Invoice Description	Amount
AQUATIC WEED CONTROL, INC.	4090	87076	WETLAND MAINTENANCE AUGUST 23	\$ 1,694.00
SOLITUDE LAKE MANAGEMENT LLC	4091	PS1010046	IRRIGATION POND TREATMENT SEPTEMBER 23	\$ 234.00
AQUATIC WEED CONTROL, INC.	4092	87877	TRI-YEARLY WETLAND MAINTENANCE	\$ 2,500.00
FREDERICK W. SAWYERS	4093	FS09072023	BOS MEETING 9/7/23	\$ 200.00
GOVERNMENTAL MANAGEMENT SERVICES	4094	308	MANAGEMENT FEES SEPTEMBER 23	\$ 3,166.20
GOVERNMENTAL MANAGEMENT SERVICES	4094	309	FIELD MANAGEMENT SEPTEMBER 23	\$ 4,785.27
HERBERT VON KLUGE	4095	HK09072023	BOS MEETING 9/7/23	\$ 200.00
RICHARD J SCINTA JR	4096	RS09072023	BOS MEETING 9/7/23	\$ 200.00
RANDALL GREENE	4097	RG09072023	BOS MEETING 9/7/23	\$ 200.00
STATE BOARD OF ADMINISTRATION	4098	09202023	CAPITAL RESERVE TRANSFER	\$ 200,000.00
BREEDLOVE DENNIS & ASSOCIATES	4099	53405	NUISANCE/EXOTIC MAINTENANCE BCR	\$ 129.10
BREEDLOVE DENNIS & ASSOCIATES	4099	53405	NUISANCE/EXOTIC MAINTENANCE CIM	\$ 603.75
BREEDLOVE DENNIS & ASSOCIATES	4099	53754	NUISANCE/EXOTIC MAINTENANCE BCR	\$ 986.21
BREEDLOVE DENNIS & ASSOCIATES	4099	53754	NUISANCE/EXOTIC MAINTENANCE CIM	\$ 35.60
DONALD W. MCINTOSH ASSOCIATES, INC	4100	44522	GENERAL ENGINEER AUGUST 23	\$ 2,867.50
DONALD W. MCINTOSH ASSOCIATES, INC	4100	44606	CROSBY ISLAND MARCH BERM REPAIR	\$ 2,150.20
EUROFINS ENVIRONMENT TESTING SE,LLC	4101	6700019007	QUARTLY WELL MONITORING SEPTEMBER 23	\$ 267.00
LATHAM, LUNA, EDEN & BEAUDINE LLP	4102	120428	GENERAL COUNSEL AUGUST 23	\$ 1,238.50
ORLANDO SENTINEL	4103	078592506000	NOTICE FY24 MEETING DATES 8/17/23	\$ 549.36
PROPUMP & CONTROLS, INC	4104	IN002060	QUARTLY PREVENTATIVE MAINTENANCE	\$ 712.00
YELLOWSTONE LANDSCAPE	4105	ON 580159	LANDSCAPE MAINTENANCE SEPTEMBER 23	\$ 16,500.00
STATE BOARD OF ADMINISTRATION	1	09202023	CAPITAL RESERVE TRANSFER	\$ 214,368.00
DONALD W. MCINTOSH ASSOCIATES, INC.	205	44522	INTERSECTION IMPROVEMENTS	\$ 1,497.50
Subtotal Check Register				\$ 455,084.19
Automatic Drafts		Account Numbers		
ORANGE COUNTY UTILITIES	Auto-Pay	855665881	UTILITIES	\$ 4,458.44
DUKE ENERGY	Auto-Pay	9100 8897 0713	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8897 0797	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8897 0987	UTILITIES	\$ 80.68
DUKE ENERGY	Auto-Pay	9100 8901 1074	UTILITIES	\$ 181.23
DUKE ENERGY	Auto-Pay	9100 8901 1587	UTILITIES	\$ 22.28
DUKE ENERGY	Auto-Pay	9100 8901 1660	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8901 1751	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8901 1850	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9101 3139 5246	UTILITIES	\$ 669.15
Subtotal Automatic Drafts				\$ 5,565.73
Report Total				\$ 460,649.92

CHECK DATE	VEND#	.....INVOICE..... DATE	INVOICE	EXPENSED TO... YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
9/08/23	00052	8/25/23	87076	202308	320-53800-44100					*	1,694.00		
			WETLAND MAINT	AUG 23					AQUATIC WEED CONTROL, INC.			1,694.00	004090
9/08/23	00086	9/01/23	PSI01004	202309	320-53800-44150					*	234.00		
			IRR POND TREATMENT	SEPT23					SOLITUDE LAKE MANAGEMENT LLC			234.00	004091
9/14/23	00052	8/31/23	87877	202307	320-53800-44130					*	2,500.00		
			TRI-YRLY WETLAND MAINT						AQUATIC WEED CONTROL, INC.			2,500.00	004092
9/14/23	00098	9/07/23	FS090720	202309	310-51300-11000					*	200.00		
			BOS MEETING	9/7/23					FREDERICK W. SAWYERS			200.00	004093
9/14/23	00001	9/01/23	308	202309	310-51300-34000					*	2,966.33		
			MANAGEMENT FEES	SEPT 23									
		9/01/23	308	202309	310-51300-35200					*	67.75		
			WEBSITE ADMIN	SEPT 23									
		9/01/23	308	202309	310-51300-35100					*	104.17		
			INFORMATION TECH	SEPT 23									
		9/01/23	308	202309	310-51300-51000					*	.27		
			OFFICE SUPPLIES	SEPT 23									
		9/01/23	308	202309	310-51300-42000					*	27.68		
			POSTAGE	SEPT 23									
		9/01/23	309	202309	320-53800-34000					*	4,748.00		
			FIELD MANAGEMENT	SEPT 23									
		9/01/23	309	202309	320-53800-49000					*	37.27		
			PARKING FOR MEETING										
									GOVERNMENTAL MANAGEMENT SERVICES-			7,951.47	004094
9/14/23	00093	9/07/23	HK090720	202309	310-51300-11000					*	200.00		
			BOS MEETING	9/7/23					HERBERT VON KLUGE			200.00	004095
9/14/23	00111	9/07/23	RS090720	202309	310-51300-11000					*	200.00		
			BOS MEETING	9/7/23					RICHARD J SCINTA JR			200.00	004096
9/14/23	00077	9/07/23	RG090720	202309	310-51300-11000					*	200.00		
			BOS MEETING	9/7/23					RANDALL GREENE			200.00	004097
9/20/23	00045	9/20/23	09202023	202309	300-58100-10000					*	200,000.00		
			CAPITAL RESERVE	TXFER					STATE BOARD OF ADMINISTRATION			200,000.00	004098
									BONC BONNET CREEK				
									MBYINGTON				

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
9/28/23	00010	5/24/23 53405	202304 320-53800-44120	NUSI/EXOTIC MAINT BCR	*	129.10	
		5/24/23 53405	202304 320-53800-44140	NUSI/EXOTIC MAINT CIM	*	603.75	
		8/21/23 53754	202307 320-53800-44120	NUIS/EXOTIC SPEC BCR	*	986.21	
		8/21/23 53754	202307 320-53800-44140	NUIS/EXOTIC SPEC CIM	*	35.60	
BREEDLOVE DENNIS & ASSOCIATES							1,754.66 004099
9/28/23	00016	8/25/23 44522	202308 310-51300-31100	GENERAL ENGINEER AUG 23	*	2,867.50	
		8/25/23 44606	202308 310-51300-31100	CIM BERM REPAIR	*	2,150.20	
DONALD W. MCINTOSH ASSOCIATES, INC							5,017.70 004100
9/28/23	00107	9/19/23 67000190	202309 320-53800-44900	QRTLY WELL MONITOR SEPT23	*	267.00	
EUROFINS ENVIRONMENT TESTING SE,LLC							267.00 004101
9/28/23	00028	9/05/23 120428	202308 310-51300-31500	GENERAL COUNSEL AUG 23	*	1,238.50	
LATHAM, LUNA, EDEN & BEAUDINE LLP							1,238.50 004102
9/28/23	00032	8/31/23 07859250	202308 310-51300-48000	NOT FY24 MTG DATE 8/17/23	*	549.36	
ORLANDO SENTINEL							549.36 004103
9/28/23	00105	8/31/23 IN002060	202308 320-53800-46100	QRTLY PREVENTATIVE MAINT	*	712.00	
PROPUMP & CONTROLS, INC							712.00 004104
9/28/23	00050	9/01/23 ON 58015	202309 320-53800-47300	LANDSCAPE MAINT SEPT 23	*	16,500.00	
YELLOWSTONE LANDSCAPE							16,500.00 004105
TOTAL FOR BANK A						239,218.69	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
9/20/23	00045	9/20/23 09202023	202309 300-58100-10000	CAPITAL RESERVE TXFER	*	214,368.00	
STATE BOARD OF ADMINISTRATION							214,368.00 000001

TOTAL FOR BANK C						214,368.00	
TOTAL FOR REGISTER						453,586.69	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
9/28/23	00051	8/25/23 44522	202308 600-53800-60700	INTERSECTION IMPROVEMENTS	*	1,497.50	
DONALD W. MCINTOSH ASSOCIATES, INC.							1,497.50 000205

TOTAL FOR BANK B						1,497.50	
TOTAL FOR REGISTER						1,497.50	

**Aquatic Weed Control, Inc.**

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
8/25/2023	87076

Bill To

Bonnet Creek Resort CDD
c/o Governmental Management Services
219 East Livingston Street
Orlando, FL 32801

1-52
320 538 441

Customer P.O. No.	Payment Terms	Due Date
	Net 30	9/24/2023

Description	Amount
Monthly wetland maintenance for the month this invoice is dated - Wetlands, fenceline & 1 golf course pond @ Bonnet Creek Resort. Completed 08/08/23.	1,694.00
RECEIVED SEP 1 2023	

Thank you for your business.

Total	\$1,694.00
Payments/Credits	\$0.00
Balance Due	\$1,694.00



1-86
3 20 538 44150

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

INVOICE

Page: 1

Invoice Number: PSIO10046
Invoice Date: 9/1/2023

Bill
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822

Ship
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822
United States

Ship Via
Ship Date 9/1/2023
Due Date 10/1/2023
Terms Net 30

Customer ID 5006
P.O. Number
P.O. Date 9/1/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance September Billing 9/1/2023 - 9/30/2023 Bonnett Creek Irrigation Lake Bonnett Creek Irrigation Lake		1	1	234.00	234.00

RECEIVED

SEP 6 2023

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 234.00

Subtotal: 234.00
Invoice Discount: 0.00
Total Sales Tax 0.00
Payment Amount: 0.00
Total: 234.00

Total	\$2,500.00
Payments/Credits	\$0.00
Balance Due	\$2,500.00

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Bonnet Creek Resort CDD

Board Meeting Date: September 9, 2023

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Fred Sawyers	✓	Yes (\$200)
2	Richard Scinta	✓	Yes (\$200)
3	Becky Frasier		Yes (\$200)
4	Herb Von Kluge	✓	Yes (\$200)
5	Randall Greene	✓	Yes (\$200)

1-98

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

Approved for Payment:


District Manager Signature

9/9/2023
Date

****RETURN SIGNED DOCUMENT TO District Accountant****

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 308**Invoice Date:** 9/1/23

Due Date: 9/1/23

Case:

P.O. Number:

Bill To:

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Management Fees - September 2023		2,966.33	2,966.33
Website Administration - September 2023		67.75	67.75
Information Technology - September 2023		104.17	104.17
Office Supplies		0.27	0.27
Postage		27.68	27.68

RECEIVED

SEP 11 2023

RECEIVED

SEP 11 2023

Total	\$3,166.20
Payments/Credits	\$0.00
Balance Due	\$3,166.20

1001 Bradford Way
Kingston, TN 37763

Invoice #: 309
Invoice Date: 9/1/23
Due Date: 9/1/23
Case:
P.O. Number:

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

SEP 11 2023

Total	\$4,785.27
Payments/Credits	\$0.00
Balance Due	\$4,785.27

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Bonnet Creek Resort CDD

Board Meeting Date: September 9, 2023

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Fred Sawyers	✓	Yes (\$200)
2	Richard Scinta	✓	Yes (\$200)
3	Becky Frasier		Yes (\$200)
4	Herb Von Kluge	✓	Yes (\$200)
5	Randall Greene	✓	Yes (\$200)

1-93

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

Approved for Payment:


District Manager Signature

9/9/2023
Date

****RETURN SIGNED DOCUMENT TO District Accountant****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:

Bonnet Creek Resort CDD

Board Meeting Date:

September 9, 2023

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Fred Sawyers	✓	Yes (\$200)
2	Richard Scinta	✓	Yes (\$200)
3	Becky Frasier		Yes (\$200)
4	Herb Von Kluge	✓	Yes (\$200)
5	Randall Greene	✓	Yes (\$200)

1-111

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

Approved for Payment:


District Manager Signature

9/9/2023
Date

****RETURN SIGNED DOCUMENT TO District Accountant****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Bonnet Creek Resort CDD

Board Meeting Date: September 9, 2023

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Fred Sawyers	✓	Yes (\$200)
2	Richard Scinta	✓	Yes (\$200)
3	Becky Frasier		Yes (\$200)
4	Herb Von Kluge	✓	Yes (\$200)
5	Randall Greene	✓	Yes (\$200)

1-77

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

Approved for Payment:


District Manager Signature

9/9/2023
Date

****RETURN SIGNED DOCUMENT TO District Accountant****

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Bonnet Creek Resort CDD **DATE:** 9/20/23

PAYABLE TO: Bonnet Creek Resort CDD c/o SBA v#1-45

AMOUNT REQUESTED: \$200,000.00

REQUESTED BY: Megan Byington

ACCOUNT # 001.300.581.100

DESCRIPTION OF NEED: Capital Reserve Transfer Out

* 10
320 538 44120

BDA
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort CDD
Governmental Management Services - Central Florida
C/O George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 53405
Date 05/24/2023
Project 1995-180 BONNETT CREEK DRI

For Services Through April 28, 2023
Please include invoice number on remittance

LABOR

	Hours	Rate	Billed Amount
Environmental Specialist IV	6.55	53.00	347.15
Principal	0.50	184.00	92.00
Senior Scientist	3.30	89.00	293.70
Labor subtotal	10.35		732.85

Invoice total **732.85**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
53405	05/24/2023	732.85	732.85				
	Total	732.85	732.85	0.00	0.00	0.00	0.00

Remit To:
BDA, Inc.
330 West Canton Avenue
Winter Park, Florida 32789

FEIN: 59-1694414

RECEIVED

SEP 6 2023

BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195

Phone: 407-677-1882 ~ Fax: 407-657-7008

Bonnet Creek Resort CDD

Invoice number 53405

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910

Phone: 352-799-9488 ~ Fax: 352-799-9588

Invoice date 05/24/2023

Page 1

BDA
ENVIRONMENTAL CONSULTANTS

File: 95180
Period: Through April 28, 2023

SENT VIA ELECTRONIC MAIL

Bonnet Creek Resort Community Development District
c/o GMS/George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, Florida 32822
Phone: 407-841-5524
Email: invoices@gmscfl.com

Project Name: Bonnet Creek Resort Development of Regional Impact

PROGRESS REPORT

The following services were provided during the billing period:

Administrative:

1. The services included in this invoice are being performed pursuant to the authorization received from the Bonnet Creek Resort Community Development District pursuant to the following contracts: 2022-2023 Bonnet Creek Resort Project Site Contract Extension for Wetland & Upland Monitoring Services pursuant to an extension authorization dated February 22, 2023; and 2022-2023 Crosby Island Marsh Mitigation Site Contract Extension for Nuisance/Exotic Species Maintenance pursuant to an extension authorization dated February 22, 2023.
2. Assisted with review of the Bonnet Creek Resort sign location as requested.

Technical:

Maintenance Review Services Contract for the Bonnet Creek Resort Project Site (Year 2022-2023)

Task – Maintenance Review Services

1. No activity this billing period.

Mr. Clayton Smith

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910
Phone: 352-799-9488 ~ Fax: 352-799-9588

BDA
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort Community Development District
Period: Through April 28, 2023
Page 2

Task Fee (Year 2022-2023):	\$2,500.00
Amount Previously Billed:	\$853.10
Amount Due This Invoice:	\$0.00
Budget Remaining:	\$1,646.90

Task – Project Team Meetings and Additional Requested Services

1. Dr. W. Michael Dennis (Principal) corresponded with Department of the Army, Corps of Engineers (ACOE) staff and the project team regarding the status of the ACOE's review of the permit modification request for the sign encroachment.
2. Administrative Staff (Environmental Specialist IV) assisted Dr. Dennis with monitoring electronic mail (email) correspondence throughout the billing period; and maintained administrative records throughout the billing period.

Task Fee (Year 2021-2022):	T&M
Amount Previously Billed:	\$1,258.82
Amount Due This Invoice:	\$129.10

*Management and Maintenance Review Services Contract for the Crosby Island Marsh Mitigation Site
(Year 2022-2023)*

Task – Reviews of Nuisance/Exotic Species Maintenance

1. Ms. Penny E. Cople (Senior Scientist) reviewed correspondence received from Aquatic Weed Control, Inc. regarding maintenance efforts completed onsite to address the presence of nuisance/exotic plant species and coordinated with Breedlove, Dennis & Associates, Inc. staff to schedule a maintenance review.
2. Mr. James M. Weber (Environmental Specialist IV) conducted a nuisance/exotic plant species maintenance review on April 28, 2023.
3. Administrative Staff (Environmental Specialist IV) maintained administrative records throughout the billing period.

Task Fee (Year 2022-2023):	\$4,500.00
Amount Previously Billed:	\$159.20

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

☑ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910
Phone: 352-799-9488 ~ Fax: 352-799-9588

BDA
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort Community Development District
Period: Through April 28, 2023
Page 3

Amount Due This Invoice:	\$530.85
Budget Balance:	\$3,809.95

Task – Project Team Meetings and Additional Requested Services

1. Ms. Cople (Senior Scientist) reviewed email correspondence received from Mr. Herb Von Kluge requesting a review of the Orange County notice received for the Crosby Island Marsh Site as an adjacent property owner of a proposed Orange County roadway extension and to identify the limits of the mitigation site on the Orange County map; incorporated the approximate project boundary on the map included in the Orange County flyer and provided to Mr. Von Kluge via email on April 27, 2023; and per Mr. Von Kluge's request, forwarded this mark-up to Ms. Jan Carpenter via email on April 28, 2023.
2. Administrative Staff (Environmental Specialist IV) maintained administrative records throughout the billing period.

Task Fee (Year 2022-2023):	T&M
Amount Previously Billed:	\$0.00
Amount Due This Invoice:	\$72.90

Total Amount Due This Invoice: \$732.85
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PEC/vcl

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910
Phone: 352-799-9488 ~ Fax: 352-799-9588

BDA
ENVIRONMENTAL CONSULTANTS

#10
320 538 44120

Bonnet Creek Resort CDD
Governmental Management Services - Central Florida
C/O George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 53754
Date 08/21/2023
Project 1995-180 BONNETT CREEK DRI

For Services Through July 28, 2023
Please include invoice number on remittance

LABOR

	Hours	Rate	Billed Amount
Environmental Specialist IV	3.27	53.00	173.31
Principal	0.50	184.00	92.00
Senior Scientist	8.50	89.00	756.50
Labor subtotal	12.27		1,021.81
Invoice total			1,021.81

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
53405	05/24/2023	732.85				732.85	
53754	08/21/2023	1,021.81	1,021.81				
	Total	1,754.66	1,021.81	0.00	0.00	732.85	0.00

Remit To:
BDA, Inc.
330 West Canton Avenue
Winter Park, Florida 32789

FEIN: 59-1694414

BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910
Phone: 352-799-9488 ~ Fax: 352-799-9588

Bonnet Creek Resort CDD

Invoice number 53754

Invoice date 08/21/2023

BDA
ENVIRONMENTAL CONSULTANTS

File: 95180
Period: Through July 28, 2023

SENT VIA ELECTRONIC MAIL

Bonnet Creek Resort Community Development District
c/o GMS/George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, Florida 32822
Phone: 407-841-5524
Email: invoices@gmscfl.com

Project Name: Bonnet Creek Resort Development of Regional Impact

PROGRESS REPORT

The following services were provided during the billing period:

Administrative:

1. The services included in this invoice are being performed pursuant to the authorization received from the Bonnet Creek Resort Community Development District pursuant to the following contracts: 2022-2023 Bonnet Creek Resort Project Site Contract Extension for Wetland & Upland Monitoring Services pursuant to an extension authorization dated February 22, 2023; and 2022-2023 Crosby Island Marsh Mitigation Site Contract Extension for Nuisance/Exotic Species Maintenance pursuant to an extension authorization dated February 22, 2023.
2. Assisted with review of the Bonnet Creek Resort sign location as requested.

Technical:

Maintenance Review Services Contract for the Bonnet Creek Resort Project Site (Year 2022-2023)

Task – Maintenance Review Services

1. Dr. W. Michael Dennis (Principal) reviewed the draft maintenance memorandum.

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BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195
Phone: 407-677-1882 ~ Fax: 407-657-7008

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910
Phone: 352-799-9488 ~ Fax: 352-799-9588

BDA
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort Community Development District

Period: Through July 28, 2023

Page 2

2. Ms. Penny E. Cople (Senior Scientist) drafted a memorandum documenting previous maintenance site reviews completed of the on-site mitigation areas and provided maintenance recommendations for consideration; discussed the maintenance responsibilities for the Florida Department of Transportation pond bordering the southeast property boundary and the limits of the conservation easement areas with Mr. Jim Nugent on July 25, 2023; discussed the berm maintenance services with Mr. Clayton Smith on July 25, 2023; coordinated with Administrative Staff to prepare a draft of the memorandum for Dr. Dennis' review; coordinated with Administrative Staff to compile the permit graphic depicting the wetland impact and mitigation areas and send to Mr. Nugent; and incorporated final edits into the maintenance memorandum.
3. Administrative Staff (Environmental Specialist IV) formatted the memorandum; prepared the photo pages for the memorandum; researched the project files to compile the Bonnet Creek exhibit depicting wetland impact and mitigation areas and forwarded this graphic to Mr. Nugent on July 27, 2023; prepared a final draft of the memorandum for Dr. Dennis' review; and maintained administrative records throughout the billing period.

Task Fee (Year 2022-2023):	\$2,500.00
Amount Previously Billed:	\$853.10
Amount Due This Invoice:	\$829.81
Budget Remaining:	\$817.09

Task – Project Team Meetings and Additional Requested Services

1. Ms. Penny E. Cople (Senior Scientist) discussed the status of the Development of Regional Impact (DRI) annual report with Mr. Herb Von Kluge on May 30, 2023 and June 2, 2023; and completed a preliminary review of the DRI annual reporting requirements.
2. Administrative Staff (Environmental Specialist IV) compiled available preliminary information regarding the status of the DRI annual report submittals.

Task Fee (Year 2021-2022):	T&M
Amount Previously Billed:	\$2,108.82
Amount Due This Invoice:	\$156.40

BDA
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort Community Development District

Period: Through July 28, 2023

Page 3

***Management and Maintenance Review Services Contract for the Crosby Island Marsh Mitigation Site
(Year 2022-2023)***

Task – Reviews of Nuisance/Exotic Species Maintenance

1. Ms. Cople (Senior Scientist) received notification of completed maintenance of nuisance/exotic plant species from Aquatic Weed Control, Inc. and coordinated with Breedlove, Dennis & Associates, Inc. staff to schedule a site review.

Task Fee (Year 2022-2023):	\$4,500.00
Amount Previously Billed:	\$875.55
Amount Due This Invoice:	\$35.60
Budget Balance:	\$3,588.85

Task – Project Team Meetings and Additional Requested Services

1. No activity this billing period.

Task Fee (Year 2022-2023):	T&M
Amount Previously Billed:	\$108.50
Amount Due This Invoice:	\$0.00

Total Amount Due This Invoice: \$1,021.81
--

PEC/vcl

Donald W McIntosh Associates Inc.
2200 Park Avenue North
Winter Park, FL 32789-2355
(407) 644-4068

* 1-16
310 < 13 311

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 44522
Date 08/25/2023

Project 22234 Bonnet Creek Resort CDD
General Consulting

For Period Through August 11, 2023

Invoice Summary

Description	Current Billed
CDD general consulting	2,867.50
CDD inspections	0.00
CDD miscellaneous meetings	0.00
CDD intersection improvements	1,497.50
CDD irrigation pump upgrade	0.00
Reimbursable Expenses	0.00
Total	4,365.00

Professional Fee Detail

	Hours	Rate	Billed Amount
Associate	14.25	210.00	2,992.50
Design Technician	9.25	100.00	925.00
Senior Design Technician	0.50	115.00	57.50
Project Manager Assistant	1.50	85.00	127.50
Survey Project Manager	1.50	175.00	262.50
Professional Fee Detail subtotal	27.00		4,365.00

Invoice total **4,365.00**

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

000 CDD general consulting

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract	07/17/2023	1.50	210.00	315.00
<i>Review PSI pavement assessment report Prepare draft cost estimate for repaving</i>				
Time Per Contract	07/18/2023	1.75	210.00	367.50
<i>Teleconsa with PSI and GMS on pavement assessment report and recommendations; draft preliminary cost opinion for Chelonia repaving project</i>				
Time Per Contract	07/25/2023	0.25	210.00	52.50
<i>Telecon with Penny Cople at BDA re: conservation area limits and FDOT pond maintenance.</i>				
Time Per Contract	07/26/2023	0.75	210.00	157.50
<i>Research wetland CE limits per BDA and HVK request</i>				
Time Per Contract	07/27/2023	1.25	210.00	262.50
<i>BDA coordination/research on wetland limits at landscaper staging area. Prepare draft cost estimate/scope for Chelonia repaving</i>				
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<i>Review BDA report on conservation easement maintenance, call wit Middlesex on Chelonia repaving project, prpe prelim cost estimate for Chelonia repaving project</i>				
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<i>Chelonia repaving cost estimate and scope workup</i>				
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Time Per Contract	08/11/2023	0.50	210.00	105.00
<i>Draft Chelonia repaving cost estimates</i>				

Subtotal 8.75 1,837.50

Rocky L. Carson

Time Per Contract	07/27/2023	0.50	210.00	105.00
<i>Assist CDD attorney with conservation easements near berm at North boundary line</i>				

Subtotal 0.50 105.00

Design Technician

Elliott J. Toney

Time Per Contract	07/17/2023	2.75	100.00	275.00
<i>Repaving work</i>				
Time Per Contract	07/26/2023	3.75	100.00	375.00
<i>Repaving work - Stripping take-off</i>				
Time Per Contract	07/27/2023	2.75	100.00	275.00
<i>Repaving work - Stripping take-off/pvmt.</i>				

Subtotal 9.25 925.00

Labor total 18.50 2,867.50

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

001 CDD inspections

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract	07/18/2023	0.25	210.00	52.50
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Time Per Contract	07/21/2023	0.50	210.00	105.00
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Time Per Contract	08/09/2023	0.50	210.00	105.00
<i>Review revised CO#6, telecon with George Flint on mitigation cost allocation and CO#6 breakdown.</i>				

Subtotal 5.00 1,050.00

Senior Design Technician

Scott T. Barton

Time Per Contract	07/18/2023	0.50	115.00	57.50
<i>Landscape easement area exhibit</i>				

Subtotal 0.50 57.50

Project Manager Assistant

Michelle I. Boswell

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting 005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor WIP Status: Billable

Project Manager Assistant

Michelle I. Boswell

Time Per Contract 07/24/2023 0.50 85.00 42.50

Process fully executed Change Order No. 5

Time Per Contract 08/02/2023 0.50 85.00 42.50

Process Pay Application No. 9

Time Per Contract 08/02/2023 0.50 85.00 42.50

Review and update Change Order No. 6 for Entry Signs - Don Bell Signs

Subtotal 1.50 127.50

Survey Project Manager

Donald L. Lambert

Time Per Contract 07/18/2023 1.50 175.00 262.50

Check stake-out notes and update calc worksheet

Subtotal 1.50 262.50

Labor total 8.50 1,497.50

007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00



Donald W. McIntosh Associates, Inc.
2200 Park Avenue North · Winter Park, FL · 32789-2355
407-644-4068 · 407-644-3369 Fax

1-16
310 513 311

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice Date: August 25, 2023
Invoice No.: 44606
Project Number: 23572
For Period Through August 11, 2023

Bonnet Creek Resort CDD Crosby Island Marsh Berm Repair
Per Contract Dated June 23, 2023

Email: Invoices@gmscfl.com Copy:
mbyington@gmscfl.com

	Contract Amount	Work %	Completed Amount	Previously Invoiced	Amount Due
Professional Surveying & Mapping					
001 Topographic survey	8,270.00	100.00	8,270.00	6,119.80	2,150.20
Civil Engineering					
002 Construction drawings	2,910.00	0.00	0.00	0.00	0.00
003 Final engineering meetings and coordination	2,360.00	0.00	0.00	0.00	0.00
SUBTOTAL	\$5,270.00		\$0.00	\$0.00	\$0.00
TOTAL	\$13,540.00		\$8,270.00	\$6,119.80	\$2,150.20
Reimbursable Expenses			0.00	0.00	0.00
AMOUNT DUE THIS INVOICE					\$2,150.20

DONALD W. MCINTOSH ASSOCIATES, INC.

Due Upon Receipt

Page 1



Environment Testing

1-107
32 538 449

Invoice No.	6700019007	Invoice Date	September 19, 2023
Terms	Net 90 days	Federal Tax ID	87-2895395
Remit to	Eurofins Environment Testing Southeast, LLC, PO BOX 3213, Carol Stream, IL 60132-3213		
Wire	Citibank ABA: 031100209 Acct# 54064616 SWIFT Code: CITIUS33		
ACH	Citibank ABA: 031100209 Acct# 54064616 SWIFT Code: CITIUS33		

Bill to:
Bonnet Creek Resort CDD-c/o Gov Mgmt Ser Attn: Accounts Payable 9145 Narcoossee Rd Suite A206 Orlando, FL 32827

Ship to:
Bonnet Creek Resort CDD 219 E. Livingston Street Orlando, FL 32801

P.O. Number	W.O. Number	Contract Number	Work Ordered by
Purchase Order not required			Rafael Martinez
Job Description	Site Name	SDG Number	Invoice Contact
See below			M. Byington

Job No.	Job Description	Receipt Date	Quantity	Unit Price	Amount
	Method/Test Description				
J26481-1	Q-MW's	09/08/2023			
	180.1 - Turbidity		1.00	15.00	15.00
	SM 2540C - Total Dissolved Solids		1.00	12.00	12.00
	Colilert-18 - Fecal Coliform		1.00	35.00	35.00
	353.2 - Nitrate (NO2+NO3) - NO2		1.00	15.00	15.00
	SM 4500 Cl- E - Total Chloride		1.00	15.00	15.00
	SM 4500 H+ B - pH		1.00	5.00	5.00
	Sampling Fee		2.00	85.00	170.00

RECEIVED

SEP 20 2023

Project Number	Client Number	Project Manager	Subtotal (USD)	\$267.00
67000618	101263	Ryya Kumm		
Latest Sample Receipt Date	Latest Report Date	Phone Number	Total (USD)	\$267.00
09/08/2023	09/14/2023	(407) 339-5984		

For proper credit, please include invoice number on all remittance.

Eurofins Orlando - 481 Newburyport Avenue, Altamonte Springs, FL 32701

This invoice falls under Eurofins Southeast Standard T&C's of Net 30 Days unless superseded by another valid contract vehicle in place at the time these services were rendered.

[illegible]



LATHAM, LUNA,
ALLEN & NEUMANN

201 S. ORANGE AVE, STE 1400
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32801

1-28
310 513 315

September 5, 2023

Invoice #: 120428
Federal ID #:59-3366512

Bonnet Creek CDD
c/o GMS-CFL, LLC
219 E. Livingston Street
Orlando, FL 32801

Matter ID: 2131-001

General

For Professional Services Rendered:

8/1/2023	JAC	Worked on Resolution and contract for paving	0.20	\$61.00
8/1/2023	JEL	Review Seminole and Orange County paving agreements; Continued to work on plggyback paving agreement.	1.10	\$236.50
8/8/2023	JAC	Receive and review documents from Developer regarding Crosby Island conveyance	0.40	\$122.00
8/9/2023	JAC	Telephone call with Don Curotto, counsel to the developer, regarding Crosby Island potential sale and various issues	0.50	\$152.50
8/15/2023	JAC	Receive and review proposed edits to hotel bridge maintenance agreement; worked on response to revised agreement to Nancy Vu at Park Hotels	0.80	\$244.00
8/17/2023	erd	Worked on Maintenance and Indemnification Agreement for Hilton Expansion: emails	0.45	\$40.50
8/18/2023	JAC	Correspondence with Park Hotels regarding bridge maintenance agreement	0.20	\$61.00
8/21/2023	JAC	Conference call with District Engineer and District Manager regarding sign damages	0.20	\$61.00
8/24/2023	JAC	Telephone call with Nancy Vu of Park Hotels regarding Bridge Agreement for Hilton Expansion	0.30	\$91.50
8/31/2023	JEL	Review of assessment notice requirements and Florida Statutes (170, 190 and 197)	0.50	\$107.50
8/31/2023	JAC	Emails with George Flint regarding budget issues; research regarding notice required	0.20	\$61.00
Total Professional Services:			4.85	\$1,238.50

Total \$1,238.50

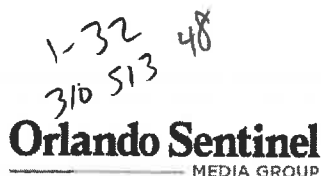
Previous Balance \$0.00

Payments & Credits

<u>Date</u>	<u>Type</u>	<u>Notes</u>	<u>Amount</u>
Payments & Credits			\$0.00
Total Due			\$1,238.50

RECEIVED

SEP 15 2023



PO Box 8023
Willoughby, OH 44096

adbilling@tribpub.com
844-348-2445

Invoice & Summary

Billed Account Name: Bonnet Creek
Billed Account Number: CU00150778
Invoice Number: 078592506000
Amount: \$549.36
Billing Period: 08/01/23 - 08/31/23
Due Date: 09/30/23



INVOICE/SUMMARY

Page 1 of 2

Invoice & Summary Details

Date	tronic Reference #	Description	Ad Size/ Units	Rate	Gross Amount	Total
Current Activity						
08/17/23	OSC78592506	Classified Listings, Online				549.36
08/24/23		Public Hearing/Bid/Misc_Legal 7481136				
Total Current Advertising						549.36

RECEIVED

SEP 18 2023

Total: \$549.36

Account Summary

Current	1-30	31-60	61-90	91+	Unapplied Amount
549.36	0.00	0.00	0.00	0.00	0.00

Please detach and return this portion with your payment.



PO Box 8023
Willoughby, OH 44096

Remittance Section

Billed Period: 08/01/23 - 08/31/23
Billed Account Name: Bonnet Creek
Billed Account Number: CU00150778
Invoice Number: 078592506000

Return Service Requested

6878001087 PRESORT 1087 1 MB 0.558 P1C6



BONNET CREEK
STACIE VANDERBILT
ATTN. STACIE VANDERBILT
219 E. LIVINGSTON STREET
ORLANDO FL 32801-1508

For questions regarding this billing, or change of address notification,
please contact Customer Care:

Orlando Sentinel
PO Box 8023
Willoughby, OH 44096



Orlando Sentinel

MEDIA GROUP

Published Daily
ORANGE County, Florida

Sold To:

Bonnet Creek - CU00150778
219 E. Livingston Street
ORLANDO, FL 32801

Bill To:

Bonnet Creek - CU00150778
219 E. Livingston Street
ORLANDO, FL 32801

State Of Florida
County Of Orange

Before the undersigned authority personally appeared
Rose Williams, who on oath says that he or she is a duly authorized
representative of the ORLANDO SENTINEL, a DAILY newspaper
published in ORANGE County, Florida; that the attached copy of
advertisement, being a Legal Notice in:

The matter of 11150-Public Hearing Notice
Was published in said newspaper by print in the issues of, or by publication
on the newspaper's website, if authorized on Aug 17, 2023; Aug 24, 2023.

Affiant further says that the newspaper complies with all legal requirements
for publication in Chapter 50, Florida Statutes.



Signature of Affiant

Rose Williams

Name of Affiant

Sworn to and subscribed before me on this 25 day of August, 2023,
by above Affiant, who is personally known to me (X) or who has produced identification ().



Signature of Notary Public



Name of Notary, Typed, Printed, or Stamped

7481136

**BONNET CREEK RESORT COMMUNITY
DEVELOPMENT DISTRICT NOTICE OF PUBLIC
HEARING TO CONSIDER THE ADOPTION
OF THE FISCAL YEAR 2023/2024 BUDGET
AND NOTICE OF REGULAR BOARD OF
SUPERVISORS' MEETING.**

The Board of Supervisors ("Board") of the Bonnet Creek Resort Community Development District ("District") will hold a public hearing on September 7, 2023 at 1:30 PM at the JW Marriott Orlando Bonnet Creek Resort, 14900 Chelonia Parkway, Orlando, Florida 32821, for the purpose of hearing comments and objections on the adoption of the proposed budgets ("Proposed Budget") of the District for the fiscal year beginning October 1, 2023 and ending September 30, 2024 ("Fiscal Year 2023/2024"). A regular board meeting of the District will also be held at that 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, 219 E. Livingston Street, Orlando, Florida 32801, (407) 841-5524 ("District Manager's Office"), during normal business hours, or by visiting the District's website at www.windsoratownsidecdd.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 meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this 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 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.

George Flint
District Manager
8/17/2023 8/24/2023 7481136

7481136



Invoice

ProPump and Controls, Inc.
610 Old Mount Eden Rd
Shelbyville, KY, 40065-8814
Phone: (502)633-0677 ext

Reference No.:
Date:
Due Date:
Customer ID:
Sales Person:

IN002060
31-Aug-2023
30-Sep-2023
BONNCDD
0

1-105
320 538 461

BILL TO:

Bonnet Creek Resort CDD
6200 Lee Vista Blvd Ste 300
Orlando FL 32822-5149
United States of America

SHIP TO:

Bonnet Creek Resort CDD
14100 Bonnet Creek Resort Ln Ste 300
Orlando FL 32821-4023
United States of America

CUSTOMER REF. NUMBER

TERMS

CONTACT

Net 30 Days

SCOPE OF WORK

8/29/23 Service call on the Irrigation Pump Station at Bonnet Creek Resort CDD: Quarterly Preventative Maintenance. Roben traveled to the site to complete quarterly PM and Filter Cleaning. Removed the filter to pressure wash. The filter was dirty. Disassembled the filter for inspection before the cleaning. Inspected the reverser, pawl and scanners. Pressure washed and filter housing. Cleaned the wye strainer screen on PRV and flushed the pressure transducer ports. Went through the and checked components. Checked and cleaned low level transducer. Washed the station and wiped everything down. Labor includes some travel time.

ITEM

PRICE

LABOR: Technician Labor - Roben

612.00

TRIP CHARGE: TRIP CHARGE

75.00

SMALL PART: PM Materials

25.00

RECEIVED

SEP 6 2023

REMIT TO: PROPUMP & CONTROLS, INC., 610 Old Mount Eden Road,
Shelbyville, Ky 40065

***Late Fees of 1.5% will be charged per month
on all accounts that are past due

Please note that all invoices over \$5,000 paid by credit Card are
subject to a 2.8% service charge without prior agreement.

Sales Total: 712.00
Tax Total: 0.00
Total (USD): 712.00



INVOICE

INVOICE #	INVOICE DATE
ON 580159	9/1/2023
TERMS	PO NUMBER
Net 30	

Bill To:

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Bonnet Creek Resort CDD

Invoice Due Date: October 1, 2023

Invoice Amount: \$16,500.00

Description	Current Amount
Monthly Maintenance September 2023	\$16,500.00

Invoice Total **\$16,500.00**

Excellence

IN COMMERCIAL LANDSCAPING

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

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

1-50
320 538 473

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Bonnet Creek Resort CDD

DATE: 9/20/23

PAYABLE TO: Bonnet Creek Resort CDD c/o SBA v#1-45

AMOUNT REQUESTED: \$214,368.00

REQUESTED BY: Megan Byington

ACCOUNT # 001.300.581.100

DESCRIPTION OF NEED: Capital Reserve Transfer Out

31-51
31-600-538-607

Donald W McIntosh Associates Inc.
2200 Park Avenue North
Winter Park, FL 32789-2355
(407) 644-4068

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 44522
Date 08/25/2023

Project 22234 Bonnet Creek Resort CDD
General Consulting

For Period Through August 11, 2023

Invoice Summary

Description	Current Billed
CDD general consulting	2,867.50
CDD inspections	0.00
CDD miscellaneous meetings	0.00
CDD intersection improvements	1,497.50
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Professional Fee Detail subtotal	27.00		4,365.00

Invoice total **4,365.00**

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

000 CDD general consulting

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
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James C. Nugent

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Rocky L. Carson

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Elliott J. Toney

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Subtotal 9.25 925.00

Labor total 18.50 2,867.50

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

001 CDD inspections

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
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Labor

WIP Status: Billable

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James C. Nugent

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Subtotal	5.00	1,050.00
----------	------	----------

Senior Design Technician

Scott T. Barton

Time Per Contract	07/18/2023	0.50	115.00	57.50
<i>Landscape easement area exhibit</i>				

Subtotal	0.50	57.50
----------	------	-------

Project Manager Assistant

Michelle I. Boswell

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting 005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

Labor WIP Status: Billable

Project Manager Assistant

Michelle I. Boswell

Time Per Contract 07/24/2023 0.50 85.00 42.50

Process fully executed Change Order No. 5

Time Per Contract 08/02/2023 0.50 85.00 42.50

Process Pay Application No. 9

Time Per Contract 08/02/2023 0.50 85.00 42.50

Review and update Change Order No. 6 for Entry Signs - Don Bell Signs

Subtotal 1.50 127.50

Survey Project Manager

Donald L. Lambert

Time Per Contract 07/18/2023 1.50 175.00 262.50

Check stake-out notes and update calc worksheet

Subtotal 1.50 262.50

Labor total 8.50 1,497.50

007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 08/11/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

SECTION 2

Bonnet Creek Resort
Community Development District

Unaudited Financial Reporting
September 30, 2023



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Bonnet Creek Resort
Community Development District
Combined Balance Sheet
September 30, 2023

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Reserve Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Operating - Wells Fargo	\$ 97,163	\$ -	\$ -	\$ 97,163
Operating - Truist	\$ 50,920	\$ -	\$ -	\$ 50,920
Operating - Capital Projects	\$ -	\$ -	\$ 184,255	\$ 184,255
Investment - SBA Fund	\$ 19,309	\$ -	\$ -	\$ 19,309
Investment - SBA Fund Reserve	\$ -	\$ -	\$ 811,666	\$ 811,666
<i>Series 2016</i>				
Revenue Fund	\$ -	\$ 64,558	\$ -	\$ 64,558
Reserve Fund	\$ -	\$ 1,038,531	\$ -	\$ 1,038,531
Prepayment Fund	\$ -	\$ 190	\$ -	\$ 190
Accounts Receivable	\$ 7,854	\$ -	\$ -	\$ 7,854
Total Assets	\$ 175,246	\$ 1,103,279	\$ 995,921	\$ 2,274,446
Liabilities:				
Accounts Payable	\$ 8,938	\$ -	\$ 305	\$ 9,243
Retainage Payable	\$ -	\$ -	\$ 80,975	\$ 80,975
Total Liabilities	\$ 8,938	\$ -	\$ 81,280	\$ 90,218
Fund Balances:				
Restricted for:				
Debt Service - Series 2016	\$ -	\$ 1,103,279	\$ -	\$ 1,103,279
Assigned for:				
Capital Projects	\$ -	\$ -	\$ 914,641	\$ 914,641
Unassigned	\$ 166,308	\$ -	\$ -	\$ 166,308
Total Fund Balances	\$ 166,308	\$ 1,103,279	\$ 914,641	\$ 2,184,228
Total Liabilities & Fund Balance	\$ 175,246	\$ 1,103,279	\$ 995,921	\$ 2,274,446

Bonnet Creek Resort

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2023

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance

Revenues

Maintenance Assessments - Off Roll	\$ 944,764	\$ 944,764	\$ 944,764	\$ 0
Interest Income	\$ 100	\$ 100	\$ 910	\$ 810
Reuse Water Fees - Wyndham	\$ 10,000	\$ 10,000	\$ 13,646	\$ 3,646
Reuse Water Fees - Golf Course	\$ 27,000	\$ 27,000	\$ 26,993	\$ (7)
Reuse Water Fees - Signia by Hilton & Waldorf Astoria	\$ 4,000	\$ 4,000	\$ 4,211	\$ 211
Reuse Water Fees - Marriott	\$ 2,000	\$ 2,000	\$ 3,854	\$ 1,854

Total Revenues	\$ 987,864	\$ 987,864	\$ 994,378	\$ 6,514
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Expenditures:

General & Administrative:

Supervisor Fees	\$ 8,000	\$ 8,000	\$ 5,800	\$ 2,200
Engineering Fees	\$ 20,000	\$ 20,000	\$ 32,308	\$ (12,308)
Trustee Fees	\$ 6,000	\$ 6,000	\$ 5,388	\$ 613
Legal Services	\$ 20,000	\$ 20,000	\$ 13,269	\$ 6,731
Assessment Roll Services	\$ 3,000	\$ 3,000	\$ 3,000	\$ -
Auditing Services	\$ 3,225	\$ 3,225	\$ 3,225	\$ -
Arbitrage Rebate Calculation	\$ 450	\$ 450	\$ 450	\$ -
District Management Fees	\$ 35,596	\$ 35,596	\$ 35,596	\$ 1
Information Technology	\$ 1,250	\$ 1,250	\$ 1,250	\$ (0)
Website Maintenance	\$ 813	\$ 813	\$ 813	\$ (1)
Insurance - Professional Liability	\$ 8,562	\$ 8,562	\$ 7,670	\$ 892
Telephone	\$ 100	\$ 100	\$ -	\$ 100
Legal Advertising	\$ 2,100	\$ 2,100	\$ 3,061	\$ (961)
Postage	\$ 1,900	\$ 1,900	\$ 260	\$ 1,640
Printing & Binding	\$ 1,200	\$ 1,200	\$ 27	\$ 1,173
Office Supplies	\$ 300	\$ 300	\$ 5	\$ 295
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Contingency	\$ 2,000	\$ 2,000	\$ 295	\$ 1,705

Total General & Administrative:	\$ 114,671	\$ 114,671	\$ 112,590	\$ 2,081
--	-------------------	-------------------	-------------------	-----------------

Bonnet Creek Resort

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2023

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
<u>Operation and Maintenance</u>				
Field Management	\$ 56,976	\$ 56,976	\$ 56,976	\$ -
Utility Services				
Utility Services	\$ 14,000	\$ 14,000	\$ 12,962	\$ 1,038
Street Lights - Usage	\$ 4,200	\$ 4,200	\$ 4,331	\$ (131)
Street Lights - Lease & Maintenance Agreement	\$ 66,000	\$ 66,000	\$ 43,189	\$ 22,811
Water Service - Reuse Water	\$ 43,000	\$ 43,000	\$ 42,100	\$ 900
SFWMD Water Use Compliance Report	\$ 5,000	\$ 5,000	\$ -	\$ 5,000
Stormwater Control - Bonnet Creek Resort				
Oc/Dep Quarterly Well Monitoring Report	\$ 1,500	\$ 1,500	\$ 1,359	\$ 141
Wetland & Upland Monitoring Services - (Bda)	\$ 3,000	\$ 3,000	\$ 2,419	\$ 581
Pond & Embankment Aquatic Treatment - (Awc)	\$ 15,396	\$ 15,396	\$ 15,246	\$ 150
Irrigation Pond Treatment - Solitude	\$ 2,926	\$ 2,926	\$ 2,809	\$ 117
Nuisance/Exotic Species Maintenance - (Awc)	\$ 11,000	\$ 11,000	\$ -	\$ 11,000
Stormwater Control - Crosby Island Marsh				
Nuisance/Exotic Species Maintenance - (Awc)	\$ 7,500	\$ 7,500	\$ 5,000	\$ 2,500
Nuisance/Exotic Species Maintenance - (Bda)	\$ 4,500	\$ 4,500	\$ 4,110	\$ 390
Embankment Mowing - (A. E. Smith)	\$ 6,000	\$ 6,000	\$ 850	\$ 5,150
Other Physical Environment				
Property Insurance	\$ 12,500	\$ 12,500	\$ 13,268	\$ (768)
Entry, Fence, Walls & Gates Maintenance	\$ 24,500	\$ 24,500	\$ 2,138	\$ 22,362
Pump Station Maintenance	\$ 4,000	\$ 4,000	\$ 3,631	\$ 369
Pump Station Repairs	\$ 7,500	\$ 7,500	\$ 527	\$ 6,973
Landscape & Irrigation Maintenance	\$ 198,000	\$ 198,000	\$ 198,000	\$ -
Irrigation Repairs	\$ 3,500	\$ 3,500	\$ 2,875	\$ 625
Landscape Replacement	\$ 15,000	\$ 15,000	\$ 16,686	\$ (1,686)
Lift Station Maintenance	\$ 5,000	\$ 5,000	\$ 5,915	\$ (915)
Road & Street Facilities				
Roadway Repair & Maintenance	\$ 10,400	\$ 10,400	\$ 7,512	\$ 2,888
Highway Directional Signage - (R&M)	\$ 5,000	\$ 5,000	\$ -	\$ 5,000
Roadway Directory Signage - (R&M)	\$ 5,000	\$ 5,000	\$ -	\$ 5,000
Sidewalk/Curb Cleaning	\$ 12,000	\$ 12,000	\$ 646	\$ 11,354
Contingency	\$ 16,000	\$ 16,000	\$ 20,593	\$ (4,593)
Total Operation and Maintenance	\$ 559,398	\$ 559,398	\$ 463,143	\$ 96,255
Total Expenditures	\$ 674,069	\$ 674,069	\$ 575,733	\$ 98,336
Excess Revenues (Expenditures)	\$ 313,795		\$ 418,646	
<u>Other Financing Uses</u>				
Transfer Out - Capital Projects	\$ 313,795	\$ 313,795	\$ 414,368	\$ (100,573)
Total Other Financing Uses	\$ 313,795	\$ 313,795	\$ 414,368	\$ (100,573)
Net Change in Fund Balance	\$ -		\$ 4,278	
Fund Balance - Beginning	\$ -		\$ 162,031	
Fund Balance - Ending	\$ -		\$ 166,308	

Bonnet Creek Resort

Community Development District

Debt Service Fund - Series 2016

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2023

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
Revenues				
Assessments - Direct Billed	\$ 2,110,462	\$ 2,110,462	\$ 2,101,025	\$ (9,437)
Interest Income	\$ -	\$ -	\$ 49,204	\$ 49,204
Total Revenues	\$ 2,110,462	\$ 2,110,462	\$ 2,150,229	\$ 39,768
Expenditures:				
Interest - 11/1	\$ 433,013	\$ 433,013	\$ 433,013	\$ -
Principal - 5/1	\$ 1,235,000	\$ 1,235,000	\$ 1,235,000	\$ -
Interest - 5/1	\$ 433,013	\$ 433,013	\$ 433,013	\$ -
Total Expenditures	\$ 2,101,025	\$ 2,101,025	\$ 2,101,025	\$ -
Excess Revenues (Expenditures)	\$ 9,437		\$ 49,204	
Fund Balance - Beginning	\$ 12,778		\$ 1,054,074	
Fund Balance - Ending	\$ 22,215		\$ 1,103,279	

Bonnet Creek Resort
Community Development District
Capital Projects Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2023

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/23	Thru 09/30/23	Variance
Revenues				
Interest Income	\$ 50	\$ 50	\$ 15,088	\$ 15,038
Total Revenues	\$ 50	\$ 50	\$ 15,088	\$ 15,038
Expenditures:				
Entry Monument	\$ -	\$ -	\$ 73,776	\$ (73,776)
Chelonia Parkway Resurfacing	\$ -	\$ -	\$ 19,451	\$ (19,451)
Contingency	\$ 840,237	\$ 840,237	\$ 40	\$ 840,197
Total Expenditures	\$ 840,237	\$ 840,237	\$ 93,267	\$ 746,969
Excess Revenues (Expenditures)	\$ (840,187)		\$ (78,179)	
Other Financing Sources				
Transfer In - Capital Projects	\$ 313,795	\$ 313,795	\$ 414,368	\$ 100,573
Total Other Financing Sources	\$ 313,795	\$ 313,795	\$ 414,368	\$ 100,573
Net Change in Fund Balance	\$ (526,392)		\$ 336,189	
Fund Balance - Beginning	\$ 526,392		\$ 578,452	
Fund Balance - Ending	\$ -		\$ 914,641	

Bonnet Creek Resort
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
Revenues													
Maintenance Assessments - Off Roll	\$ 138,560	\$ 97,631	\$ -	\$ 36,705	\$ 199,486	\$ -	\$ 21,082	\$ 215,109	\$ -	\$ 36,705	\$ 199,486	\$ -	\$ 944,764
Interest Income	\$ 50	\$ 61	\$ 69	\$ 73	\$ 69	\$ 77	\$ 78	\$ 84	\$ 83	\$ 87	\$ 91	\$ 88	\$ 910
Reuse Water Fees - Wyndham	\$ 1,730	\$ 251	\$ 1,447	\$ 620	\$ 811	\$ 1,923	\$ 939	\$ 1,548	\$ 1,429	\$ 802	\$ 1,010	\$ 1,135	\$ 13,646
Reuse Water Fees - Golf Course	\$ 3,016	\$ 1,179	\$ 957	\$ 1,430	\$ 2,197	\$ 3,475	\$ 2,713	\$ 3,916	\$ 2,113	\$ 1,191	\$ 2,990	\$ 1,816	\$ 26,993
Reuse Water Fees - Hilton	\$ 445	\$ 282	\$ 277	\$ 244	\$ 300	\$ 524	\$ 338	\$ 428	\$ 442	\$ 239	\$ 430	\$ 263	\$ 4,211
Reuse Water Fees - Marriott	\$ 362	\$ 295	\$ 504	\$ 325	\$ 243	\$ 508	\$ 275	\$ 268	\$ 313	\$ 261	\$ 289	\$ 210	\$ 3,854
Total Revenues	\$ 144,164	\$ 99,698	\$ 3,254	\$ 39,398	\$ 203,105	\$ 6,506	\$ 25,426	\$ 221,353	\$ 4,381	\$ 39,285	\$ 204,296	\$ 3,512	\$ 994,378
Expenditures:													
General & Administrative:													
Supervisor Fees	\$ 600	\$ 800	\$ -	\$ -	\$ 600	\$ -	\$ 600	\$ -	\$ 600	\$ 1,000	\$ -	\$ 1,600	\$ 5,800
Engineering Fees	\$ 1,020	\$ 938	\$ -	\$ 525	\$ 1,073	\$ 717	\$ 1,771	\$ 2,301	\$ 9,339	\$ 8,299	\$ 5,018	\$ 1,308	\$ 32,308
Trustee Fees	\$ -	\$ 5,388	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,388
Legal Services	\$ 1,185	\$ 1,119	\$ 330	\$ 92	\$ 1,478	\$ 1,138	\$ 1,581	\$ 300	\$ 2,437	\$ 2,372	\$ 1,239	\$ -	\$ 13,269
Assessment Roll Services	\$ 3,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,000
Auditing Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,225	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,225
Arbitrage Rebate Calculation	\$ -	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450
District Management Fees	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 2,966	\$ 35,596
Information Technology	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 104	\$ 1,250
Website Maintenance	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 68	\$ 813
Insurance - Professional Liability	\$ 7,670	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,670
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Legal Advertising	\$ 782	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 549	\$ 1,729	\$ 3,061
Postage	\$ 8	\$ 13	\$ 43	\$ 4	\$ 12	\$ 7	\$ 20	\$ 50	\$ 58	\$ 8	\$ 8	\$ 28	\$ 260
Printing & Binding	\$ 11	\$ 2	\$ 4	\$ -	\$ -	\$ 7	\$ -	\$ 4	\$ 0	\$ -	\$ -	\$ -	\$ 27
Office Supplies	\$ 0	\$ 1	\$ 0	\$ 0	\$ 1	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 5
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Contingency	\$ 61	\$ -	\$ -	\$ 5	\$ 5	\$ -	\$ -	\$ 21	\$ -	\$ 38	\$ 126	\$ 38	\$ 295
Total General & Administrative:	\$ 17,650	\$ 11,848	\$ 3,515	\$ 3,764	\$ 6,306	\$ 5,007	\$ 10,335	\$ 5,815	\$ 15,573	\$ 14,856	\$ 10,079	\$ 7,841	\$ 112,590

Bonnet Creek Resort
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<u>Operation and Maintenance</u>													
Field Management	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ 56,976
Utility Services													
Utility Services	\$ 789	\$ 894	\$ 1,092	\$ 938	\$ 988	\$ 1,020	\$ 1,162	\$ 1,244	\$ 1,198	\$ 1,322	\$ 1,209	\$ 1,107	\$ 12,962
Street Lights - Usage	\$ 337	\$ 337	\$ 337	\$ 405	\$ 405	\$ 399	\$ 422	\$ 422	\$ 422	\$ -	\$ 844	\$ -	\$ 4,331
Street Lights - Lease & Maintenance Agreement	\$ 3,924	\$ 3,924	\$ 3,924	\$ 3,925	\$ 3,925	\$ 3,927	\$ 3,928	\$ 3,928	\$ 3,928	\$ -	\$ 7,856	\$ -	\$ 43,189
Water Service - Reuse Water	\$ 1,326	\$ 2,590	\$ 3,062	\$ 3,043	\$ 1,877	\$ 2,832	\$ 4,647	\$ 5,785	\$ 5,922	\$ 4,319	\$ 2,240	\$ 4,458	\$ 42,100
SFWM Water Use Compliance Report	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Stormwater Control - Bonnet Creek Resort													
Occ/Dep Quarterly Well Monitoring Report	\$ -	\$ 364	\$ -	\$ 364	\$ -	\$ -	\$ -	\$ 364	\$ -	\$ -	\$ -	\$ 267	\$ 1,359
Wetland & Upland Monitoring Services - (Bda)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 129	\$ 721	\$ -	\$ 986	\$ 583	\$ -	\$ 2,419
Pond & Embankment Aquatic Treatment - (Awc)	\$ 1,694	\$ -	\$ 1,694	\$ -	\$ 1,694	\$ -	\$ 1,694	\$ 1,694	\$ 1,694	\$ 1,694	\$ 1,694	\$ 1,694	\$ 15,246
Irrigation Pond Treatment - Solitude	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 234	\$ 2,809
Nuisance/Exotic Species Maintenance - (Awc)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Stormwater Control - Crosby Island Marsh													
Nuisance/Exotic Species Maintenance - (Awc)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,500	\$ -	\$ -	\$ -	\$ 2,500	\$ -	\$ -	\$ 5,000
Nuisance/Exotic Species Maintenance - (Bda)	\$ -	\$ -	\$ -	\$ 2,271	\$ -	\$ -	\$ 604	\$ 221	\$ -	\$ 36	\$ 978	\$ -	\$ 4,110
Embankment Mowing - (A. E. Smith)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 850	\$ -	\$ -	\$ -	\$ -	\$ 850
Other Physical Environment													
Property Insurance	\$ 13,268	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,268
Entry, Fence, Walls & Gates Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,138	\$ -	\$ -	\$ -	\$ 2,138
Pump Station Maintenance	\$ -	\$ 856	\$ -	\$ -	\$ 1,099	\$ -	\$ -	\$ -	\$ 964	\$ -	\$ 712	\$ -	\$ 3,631
Pump Station Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 527	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 527
Landscape & Irrigation Maintenance	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 16,500	\$ 198,000
Irrigation Repairs	\$ 494	\$ -	\$ 493	\$ -	\$ -	\$ -	\$ -	\$ 877	\$ -	\$ -	\$ -	\$ 1,011	\$ 2,875
Landscape Replacement	\$ 1,375	\$ -	\$ -	\$ -	\$ 740	\$ -	\$ -	\$ -	\$ 1,233	\$ 13,338	\$ -	\$ -	\$ 16,686
Lift Station Maintenance	\$ -	\$ 3,160	\$ 2,125	\$ -	\$ -	\$ 315	\$ -	\$ -	\$ 315	\$ -	\$ -	\$ -	\$ 5,915
Road & Street Facilities													
Roadway Repair & Maintenance	\$ -	\$ 1,212	\$ 1,098	\$ -	\$ -	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ 4,602	\$ -	\$ 7,512
Highway Directional Signage - (R&M)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Roadway Directory Signage - (R&M)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Sidewalk/Curb Cleaning	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 646	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 646
Contingency	\$ -	\$ -	\$ -	\$ 968	\$ -	\$ -	\$ -	\$ 11,450	\$ 8,073	\$ 65	\$ -	\$ 37	\$ 20,593
Total Operation and Maintenance	\$ 44,689	\$ 34,820	\$ 35,307	\$ 33,396	\$ 32,210	\$ 33,721	\$ 34,595	\$ 49,038	\$ 47,369	\$ 45,741	\$ 42,201	\$ 30,057	\$ 463,143
Total Expenditures	\$ 62,339	\$ 46,667	\$ 38,822	\$ 37,160	\$ 38,517	\$ 38,728	\$ 44,930	\$ 54,853	\$ 62,942	\$ 60,598	\$ 52,279	\$ 37,898	\$ 575,733
Excess Revenues (Expenditures)	\$ 81,825	\$ 53,031	\$ (35,568)	\$ 2,239	\$ 164,588	\$ (32,222)	\$ (19,504)	\$ 166,500	\$ (58,561)	\$ (21,313)	\$ 152,017	\$ (34,386)	\$ 418,646
<u>Other Financing Sources/(Uses)</u>													
Transfer Out - Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 414,368	\$ 414,368
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 414,368	\$ 414,368
Net Change in Fund Balance	\$ 81,825	\$ 53,031	\$ (35,568)	\$ 2,239	\$ 164,588	\$ (32,222)	\$ (19,504)	\$ 166,500	\$ (58,561)	\$ (21,313)	\$ 152,017	\$ (448,754)	\$ 4,278

Bonnet Creek Resort

Community Development District

LONG TERM DEBT REPORT

SERIES 2016 SPECIAL ASSESSMENT BONDS		
INTEREST RATE:	4.50%	
MATURITY DATE:	5/1/2034	
RESERVE FUND DEFINITION	50% of MADS	
RESERVE FUND REQUIREMENT	\$1,038,531	
RESERVE BALANCE	\$1,038,531	
BONDS OUTSTANDING - 10/31/16		\$25,605,000
LESS: PRINCIPAL PAYMENT 5/1/17		(\$945,000)
LESS: PRINCIPAL PAYMENT 5/1/18		(\$990,000)
LESS: PRINCIPAL PAYMENT 5/1/19		(\$1,035,000)
LESS: PRINCIPAL PAYMENT 5/1/20		(\$1,080,000)
LESS: PRINCIPAL PAYMENT 5/1/21		(\$1,130,000)
LESS: PRINCIPAL PAYMENT 5/1/22		(\$1,180,000)
LESS: PRINCIPAL PAYMENT 5/1/23		(\$1,235,000)
CURRENT BONDS OUTSTANDING		\$18,010,000

SECTION 3

REBATE REPORT
\$25,605,000
Bonnet Creek Resort
Community Development District
(Orange County, Florida)
Special Assessment Refunding Bonds, Series 2016

Dated: October 14, 2016
Delivered: October 14, 2016

Rebate Report to the Computation Date
October 14, 2026
Reflecting Activity To
September 30, 2023



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AMTEC

American Municipal Tax-Exempt Compliance

90 Avon Meadow Lane
Avon, CT 06001
(T) 860-321-7521
(F) 860-321-7581

www.amteccorp.com

October 11, 2023

Bonnet Creek Resort Community Development District
c/o Ms. Katie Costa
Director of Operations – Accounting Division
Government Management Services – CF, LLC
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Re: \$25,605,000 Bonnet Creek Resort Community Development District, (Orange County, Florida),
Special Assessment Refunding Bonds, Series 2016

Dear Ms. Costa:

AMTEC has prepared certain computations relating to the above referenced bond issue (the “Bonds”) at the request of the Bonnet Creek Resort Community Development District (the “District”).

The scope of our engagement consisted of preparing the computations shown in the attached schedules to determine the Rebtable Arbitrage as described in Section 103 of the Internal Revenue Code of 1954, Section 148(f) of the Internal Revenue Code of 1986, as amended (the “Code”), and all applicable Regulations issued thereunder. The methodology used is consistent with current tax law and regulations and may be relied upon in determining the rebate liability. Certain computational methods used in the preparation of the schedules are described in the Summary of Computational Information and Definitions.

Our engagement was limited to the computation of Rebtable Arbitrage based upon the information furnished to us by the District. In accordance with the terms of our engagement, we did not audit the information provided to us, and we express no opinion as to the completeness, accuracy or suitability of such information for purposes of calculating the Rebtable Arbitrage.

We have scheduled our next Report as of September 30, 2024. Thank you and should you have any questions, please do not hesitate to contact us.

Very truly yours,

Michael J. Scarfo
Senior Vice President

Trong M. Tran
Assistant Vice President

SUMMARY OF REBATE COMPUTATIONS

Our computations, contained in the attached schedules, are summarized as follows:

For the October 14, 2026 Computation Date
Reflecting Activity from October 14, 2016 through September 30, 2023

Fund Description	Taxable Inv Yield	Net Income	Rebatable Arbitrage
Escrow Fund	0.000000%	0.00	(136,109.32)
Debt Service Reserve Fund	1.326305%	96,742.57	(307,087.16)
Cost of Issuance Fund	0.252687%	11.60	(298.00)
Totals	1.036675%	\$96,754.17	\$(443,494.48)
Bond Yield	4.500300%		
Rebate Computation Credits			(13,990.90)
Net Rebatable Arbitrage			\$(457,485.38)

Based upon our computations, no rebate liability exists.

SUMMARY OF COMPUTATIONAL INFORMATION AND DEFINITIONS

COMPUTATIONAL INFORMATION

1. For purposes of computing Rebatale Arbitrage, investment activity is reflected from October 14, 2016, the date of the closing, to September 30, 2023, the Computation Period. All nonpurpose payments and receipts are future valued to the Computation Date of October 14, 2026.
2. Computations of yield are based on a 360-day year and semiannual compounding on the last day of each compounding interval. Compounding intervals end on a day in the calendar year corresponding to Bond maturity dates or six months prior.
3. For investment cash flow, debt service and yield computation purposes, all payments and receipts are assumed to be paid or received respectively, as shown on the attached schedules.
4. Purchase prices on investments are assumed to be at fair market value, representing an arm's length transaction.
5. During the period between October 14, 2016 and September 30, 2023, the District made periodic payments into the Interest, Sinking, Revenue and Prepayment Funds (collectively, the Debt Service Funds) that were used, along with the interest earned, to provide the required debt service payments.

Under Section 148(f)(4)(A), the rebate requirement does not apply to amounts in certain bona fide debt service funds. The Regulations define a bona fide debt service fund as one that is used primarily to achieve a proper matching of revenues with principal and interest payments within each bond year. The fund must be depleted at least once each bond year, except for a reasonable carryover amount not to exceed the greater of the earnings on the fund for the immediately preceding bond year or 1/12th of the principal and interest payments on the issue for the immediately preceding bond year.

We have reviewed the Debt Service Funds and have determined that the funds deposited have functioned as a bona fide debt service fund and are not subject to the rebate requirement.

6. According to the IRS Form 8038-G, the yield on the Bonds is 4.500300%.

DEFINITIONS

7. Computation Date

October 14, 2026.

8. Computation Period

The period beginning on October 14, 2016, the date of the closing, and ending on September 30, 2023.

9. Bond Year

Each one-year period (or shorter period from the date of issue) that ends at the close of business on the day in the calendar year that is selected by the Issuer. If no day is selected by the Issuer before the earlier of the final maturity date of the issue or the date that is five years after the date of issue, each bond year ends at the close of business on the anniversary date of the issuance.

10. Bond Yield

The discount rate that, when used in computing the present value of all the unconditionally payable payments of principal and interest with respect to the Bonds, produces an amount equal to the present value of the issue price of the Bonds. Present value is computed as of the date of issue of the Bonds.

11. Taxable Investment Yield

The discount rate that, when used in computing the present value of all receipts of principal and interest to be received on an investment during the Computation Period, produces an amount equal to the fair market value of the investment at the time it became a nonpurpose investment.

12. Issue Price

The price determined on the basis of the initial offering price at which price a substantial amount of the Bonds was sold.

13. Rebatable Arbitrage

The Code defines the required rebate as the excess of the amount earned on all nonpurpose investments over the amount that would have been earned if such nonpurpose investments were invested at the Bond Yield, plus any income attributable to the excess. Accordingly, the Regulations require that this amount be computed as the excess of the future value of all the nonpurpose receipts over the future value of all the nonpurpose payments. The future value is computed as of the Computation Date using the Bond Yield.

14. Funds and Accounts

The Funds and Accounts activity used in the compilation of this Report was received from the District and U.S. Bank, Trustee, as follows:

Name	Number
Revenue	224102000
Interest	224102001
Sinking	224102002
Debt Service Reserve	224102003
Prepayment	224102004
Cost of Issuance	224102005

METHODOLOGY

Bond Yield

The methodology used to calculate the bond yield was to determine the discount rate that produces the present value of all payments of principal and interest through the maturity date of the Bonds.

Investment Yield and Rebate Amount

The methodology used to calculate the Rebatable Arbitrage, as of September 30, 2023, was to calculate the future value of the disbursements from all funds, subject to rebate, and the value of the remaining bond proceeds, at the yield on the Bonds, to October 14, 2026. This figure was then compared to the future value of the deposit of bond proceeds into the various investment accounts at the same yield. The difference between the future values of the two cash flows, on October 14, 2026, is the Rebatable Arbitrage.

\$25,605,000
Bonnet Creek Resort Community Development District
(Orange County, Florida)
Special Assessment Refunding Bonds, Series 2018
Delivered: October 14, 2016

SOURCES	Bond Proceeds	Other Proceeds	Totals
Par Amount	\$ 25,605,000.00		\$25,605,000.00
Prior Revenue Fund		\$1,066,606.43	1,066,606.43
Prior Redemption Fund		507.68	507.68
Prior Debt Service Reserve Fund		2,758,000.00	2,758,000.00
Totals	\$25,605,000.00	\$3,825,114.11	\$29,430,114.11

USES	Bond Proceeds	Other Proceeds	Totals
Escrow Fund	\$23,964,566.82	\$3,770,703.48	\$27,735,270.30
Debt Service Reserve Fund	1,038,712.50		1,038,712.50
Debt Service Interest Fund		54,410.63	54,410.63
Cost of Issuance Fund	601,720.68		601,720.68
Totals	\$25,605,000.00	\$3,825,114.11	\$29,430,114.11

\$25,605,000
Bonnet Creek Resort Community Development District
(Orange County, Florida)
Special Assessment Refunding Bonds, Series 2016
Escrow Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	%	ADJUSTED RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.500300%)
10/14/16	Beg Bal	-27,735,270.30	86.40	-23,964,566.82	-37,398,024.25
11/01/16		1,078,853.13	86.40	932,179.41	1,451,663.23
11/14/16		26,656,417.17	86.40	23,032,387.41	35,810,251.71

10/14/26	TOTALS:	0.00		0.00	-136,109.32

ISSUE DATE:	10/14/16	REBATABLE ARBITRAGE:	-136,109.32
COMP DATE:	10/14/26	NET INCOME:	0.00
BOND YIELD:	4.500300%	TAX INV YIELD:	0.000000%

\$25,605,000
Bonnet Creek Resort Community Development District
(Orange County, Florida)
Special Assessment Refunding Bonds, Series 2016
Debt Service Reserve Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.500300%)
10/14/16	Beg Bal	-1,038,712.50	-1,620,967.97
11/02/16		61.01	95.00
12/02/16		111.99	173.73
01/04/17		201.32	311.08
02/02/17		289.59	445.93
03/02/17		264.95	406.48
04/04/17		360.61	551.05
05/02/17		436.02	663.98
06/02/17		463.39	703.05
07/05/17		548.09	828.17
08/02/17		650.68	979.91
09/05/17		667.66	1,001.38
10/03/17		651.38	973.59
11/02/17		682.22	1,016.04
12/04/17		693.87	1,029.31
01/03/18		830.24	1,227.19
02/02/18		940.30	1,384.90
03/02/18		874.98	1,283.93
04/03/18		1,098.08	1,605.14
05/01/18		0.06	0.09
05/02/18		1,206.70	1,757.60
06/04/18		1,285.56	1,865.07
07/03/18		1,335.35	1,930.37
08/02/18		1,458.03	2,100.17
09/05/18		1,469.95	2,108.72
10/02/18		1,468.67	2,099.87
11/02/18		1,685.49	2,400.95
12/04/18		1,671.03	2,370.95
01/03/19		1,800.34	2,545.28
02/04/19		1,918.18	2,701.51
03/04/19		1,724.26	2,419.41
04/02/19		1,918.34	2,682.43
05/02/19		1,867.94	2,602.29
06/04/19		1,907.69	2,647.18
07/02/19		1,821.78	2,519.23
08/02/19		1,871.16	2,577.93
09/04/19		1,673.55	2,296.58
10/02/19		1,585.14	2,167.74
11/04/19		1,440.40	1,962.03
12/03/19		1,218.85	1,654.30
01/03/20		1,209.57	1,635.63
02/04/20		1,181.46	1,591.51
03/03/20		1,104.54	1,482.57
03/18/20		181.25	242.83
04/02/20		647.67	866.22
05/04/20		106.69	142.13
06/01/20		10.39	13.80
07/02/20		5.11	6.76

\$25,605,000
Bonnet Creek Resort Community Development District
(Orange County, Florida)
Special Assessment Refunding Bonds, Series 2016
Debt Service Reserve Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.500300%)
08/04/20		5.30	6.98
09/02/20		5.30	6.96
10/02/20		5.11	6.68
11/03/20		5.30	6.91
12/02/20		5.11	6.63
01/05/21		5.28	6.83
02/02/21		5.28	6.80
03/02/21		4.82	6.19
03/22/21		1.21	1.55
04/02/21		5.28	6.75
05/04/21		5.11	6.51
06/02/21		5.28	6.70
07/02/21		5.11	6.46
08/03/21		5.28	6.65
09/02/21		5.35	6.72
10/04/21		5.11	6.39
11/02/21		5.28	6.58
12/02/21		5.11	6.35
12/30/21		3.66	4.53
01/04/22		5.28	6.53
02/02/22		5.28	6.51
03/02/22		4.84	5.94
04/04/22		12.54	15.34
05/03/22		42.54	51.85
06/02/22		378.02	459.11
07/05/22		694.03	839.47
08/02/22		1,105.37	1,332.55
09/02/22		1,624.13	1,950.69
10/04/22		1,822.28	2,180.04
11/02/22		2,388.94	2,848.07
12/02/22		2,906.70	3,452.51
12/22/22		1.28	1.52
01/04/23		3,296.00	3,899.45
02/02/23		3,490.55	4,115.35
03/02/23		3,333.13	3,915.21
04/04/23		3,794.52	4,439.58
05/02/23		3,870.76	4,513.13
06/02/23		4,203.62	4,883.08
07/05/23		4,121.95	4,768.72
08/02/23		4,315.05	4,975.48
09/05/23		4,478.33	5,142.73

\$25,605,000
 Bonnet Creek Resort Community Development District
 (Orange County, Florida)
 Special Assessment Refunding Bonds, Series 2016
 Debt Service Reserve Fund

ARBITRAGE REBATE CALCULATION
 DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.500300%)
09/30/23	MMkt Bal	1,038,531.25	1,188,926.30
09/30/23	MMkt Acc	4,333.87	4,961.48

10/14/26	TOTALS:	96,742.57	-307,087.16

ISSUE DATE:	10/14/16	REBATABLE ARBITRAGE:	-307,087.16
COMP DATE:	10/14/26	NET INCOME:	96,742.57
BOND YIELD:	4.500300%	TAX INV YIELD:	1.326305%

\$25,605,000
Bonnet Creek Resort Community Development District
(Orange County, Florida)
Special Assessment Refunding Bonds, Series 2016
Cost of Issuance Fund

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.500300%)
10/14/16	Beg Bal	-601,720.68	-939,018.21
10/14/16		62,000.00	96,754.41
10/14/16		5,250.00	8,192.91
10/14/16		25,150.00	39,247.96
10/14/16		320,062.50	499,475.13
10/14/16		15,000.00	23,408.32
10/14/16		128,025.00	199,790.05
10/14/16		27,500.00	42,915.26
10/14/16		1,750.00	2,730.97
10/26/16		750.00	1,168.68
10/26/16		6,800.00	10,596.04
02/23/17		1,015.00	1,558.90
04/04/17		8,429.78	12,881.55

10/14/26	TOTALS:	11.60	-298.00

ISSUE DATE:	10/14/16	REBATABLE ARBITRAGE:	-298.00
COMP DATE:	10/14/26	NET INCOME:	11.60
BOND YIELD:	4.500300%	TAX INV YIELD:	0.252687%

\$25,605,000
 Bonnet Creek Resort Community Development District
 (Orange County, Florida)
 Special Assessment Refunding Bonds, Series 2016
 Rebate Computation Credits

ARBITRAGE REBATE CALCULATION
 DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.500300%)
10/14/17		-1,670.00	-2,492.69
10/14/18		-1,700.00	-2,427.01
10/14/19		-1,730.00	-2,362.33
10/14/20		-1,760.00	-2,298.69
10/14/21		-1,780.00	-2,223.61
10/14/22		-1,830.00	-2,186.57

10/14/26	TOTALS:	-10,470.00	-13,990.90

ISSUE DATE: 10/14/16 REBATABLE ARBITRAGE: -13,990.90
 COMP DATE: 10/14/26
 BOND YIELD: 4.500300%

SECTION D



Bonnet Creek Resort CDD

Field Management Report



November 2nd, 2023
Clayton Smith – Field Services
Manager
GMS

Site Items

Entrance Monument Update

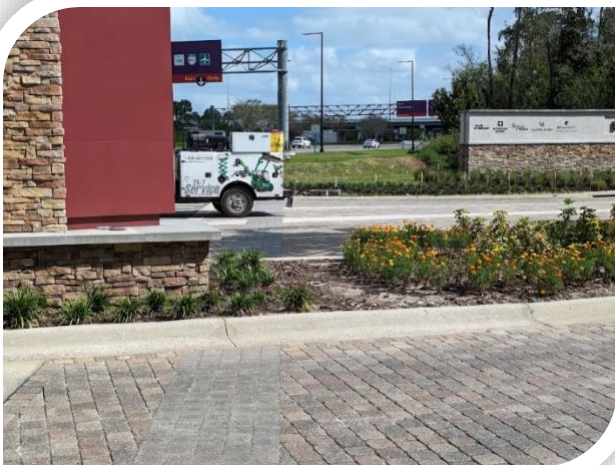


- + Landscaping at the front entrance is complete.
- + After review, from a field maintenance perspective, no issues were identified with the final install.
- + Some of the sod areas will need time to establish.
- + The CDD landscaper trimmed some of the grasses and other plants.
- + The palms are also in the process of being trimmed.
- + The correct mulch was used this time around, enhancing the look.



Site Items

Landscape Maintenance Update



- ✚ The landscaper is performing well overall. A new account manager has taken over who is a good fit for the property.
- ✚ The vendor is working on some turf coloration issues.
- ✚ Some additional mulch will be added to enhance the look for the holidays.
- ✚ Palms at the front entrance will be trimmed.
- ✚ Issues the landscaper was facing before appear under control at this time.

In Progress

Property Edge Clearing



- + The West side of Chelonia Blvd is getting overgrown.
- + Staff has coordinated with the vendor on a larger scale cleanup of this area.
- + This is a good winter project, and we are waiting on pricing.

Maintenance Items

- + Cleaning of the monument sign is scheduled.
- + A few other maintenance items are in progress around the site.
- + Adjusting the cap on the bridge, and repairing the stucco are also scheduled.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at csmith@gmscfl.com. Thank you.

Respectfully,
Clayton Smith