

THREE RIVERS

COMMUNITY DEVELOPMENT DISTRICT

May 18, 2023

BOARD OF SUPERVISORS REGULAR MEETING AGENDA

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

AGENDA
LETTER

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

May 11, 2023

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

Board of Supervisors
Three Rivers Community Development District

Dear Board Members:

The Board of Supervisors of the Three Rivers Community Development District will hold a Regular Meeting on May 18, 2023 at 3:00 p.m., at the Lookout Amenity Center, 76183 Tributary Drive, Yulee, Florida 32097. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Consent Agenda
 - A. Consideration/Ratification of Requisition(s): Construction Account *(support documentation available upon request)*
 - I. Number 146: Bio-Tech Consulting, Inc. [\$6,275.00]
 - II. Number 147: ECS Florida, LLC [\$2,500.00]
 - III. Number 148: Ring Power Corporation [\$8,039.00]
 - IV. Number 149: Dominion Engineering Group, Inc. [\$9,892.50]
 - B. Consideration/Ratification of Requisition(s): South Assessment Area *(support documentation available upon request)*
 - I. Number 204: ECS Florida, LLC [\$16,300.00]
 - II. Number 205: Bio-Tech Consulting, Inc. [\$125.00]
 - III. Number 206: England-Thims & Miller, Inc. [\$6,501.00]
 - IV. Number 207: Clary & Associates, Inc. [\$13,900.00]
 - V. Number 208: Auld & White Constructors, LLC [\$9,100.73]
 - C. Ratification Items
 - I. Vallencourt Construction Co., Inc., Change Order No. 2 [Tributary Phase 1B - Unit 8 Project]

II. England-Thims & Miller, Inc., Work Authorization No. 18 Unit 15 CEI Services

4. Consideration of Resolution 2023-04, Approving a Proposed Budget for Fiscal Year 2023/2024 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
5. Consideration of Resolution 2023-05, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2023/2024 and Providing for an Effective Date
6. Consideration of Resolution 2023-06, Authorizing JEA Reimbursements to be Paid to Developer Providing Additional Authorization; and Addressing Severability and an Effective Date
7. Update: Bond Financing
8. Acceptance of Unaudited Financial Statements as of March 31, 2023
9. Approval of April 20, 2023 Regular Meeting Minutes
10. Staff Reports
 - A. District Counsel: *Kutak Rock LLP*
 - B. District Engineers: *Dominion Engineering Group, Inc. and ETM*
 - C. Property Manager: *Castle Group*
 - D. Lifestyle Director: *Castle Group*
 - E. District Manager: *Wrathell, Hunt and Associates, LLC*

- NEXT MEETING DATE: June 15, 2023 at 3:00 PM

○ QUORUM CHECK

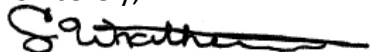
SEAT 1	BRAD ODOM	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 2	LIAM O'REILLY	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 3	GREGG KERN	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 4	ROSE BOCK	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
SEAT 5	MIKE TAYLOR	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO

11. Board Members' Comments/Requests
12. Public Comments

13. Adjournment

Should you have any questions or concerns, please do not hesitate to contact me directly at (561) 719-8675 or Ernesto Torres at (904) 295-5714.

Sincerely,



Craig Wrathell
District Manager

FOR BOARD AND STAFF TO ATTEND BY TELEPHONE
CALL-IN NUMBER: 1-888-354-0094
PARTICIPANT PASSCODE: 782 134 6157

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

CONSENT
AGENDA

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

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**2021B ACQUISITION AND CONSTRUCTION
REQUISITION**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the “Issuer”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the “Trustee”), dated as of September 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of February 1, 2021 (the “Indenture”) (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: **146**
- (2) Name of Payee pursuant to Acquisition Agreement:
Bio-Tech Consulting, Inc.
- (3) Amount Payable: **\$6,275.00**
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Invs #171255, 171804 & 172273 – Tributary Units 16 & 17, Invs #171803 & 172270 – Edwards Rd Fire Station**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
Series 2021B Construction Account
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount: **N/A**

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
- or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

DOMINION ENGINEERING GROUP, LLC,
CONSULTING ENGINEER

Title: _____

ok to pay w. Schaefer 4-21-22



Invoice

3025 E. South Street | Orlando, FL 32803
 (407) 894-5969 | info@btc-inc.com
 (877) 894-5969 | www.bio-techconsulting.com

Invoice #: 171255
 Invoice Date: 1/14/2023
 Project Manager: JM
 Project #: 1138-07 Tri...
 Contract #: 22-1772

Bill To:

Three Rivers CDD
 2300 Glades Road
 Suite 410W
 Boca Raton, FL 33431

Project Name: Tributary Units 16 & 17
 (22-1772)

Terms: Net 30

Date	Item #	Description	Contract	Rate	Prev	Qty	Total %	Amount
	20-12	SJRWMD - ERP Application	6,000.00	3,000.00	6,000.00	0.0	100.00%	0.00
	20-13	SJRWMD - ERP Application RAI - ***TOTAL***	10,000.00	150.00		6.0	9.00%	900.00
12/8/2022	20-13	SJRWMD - ERP Application RAI - Submittal				2.5		
12/12/2022	20-13	SJRWMD - ERP Application RAI - Submittal				1.0		
12/14/2022	20-13	SJRWMD - ERP RAI: Unit 17 SJRWMD - ERP Application RAI - Submittal				0.5		
12/20/2022	20-13	SJRWMD - ERP RAI: Unit 17 SJRWMD - ERP Application RAI - Submittal				1.0		
12/27/2022	20-13	SJRWMD - ERP RAI: Unit 17 SJRWMD - ERP Application RAI - Submittal				1.0		
	20-14	SJRWMD - ERP RAI: Unit 17 SJRWMD - ERP Meeting	4,000.00	4,000.00	600.00	0.0	15.00%	0.00
	20-30	SJRWMD - Conceptual ERP Modification	3,000.00	3,000.00		0.0	0.00%	0.00
	20-27	SJRWMD - Conceptual ERP Application RAI	5,000.00	5,000.00		0.0	0.00%	0.00
	26-01	ACOE - Pre-App Meeting	900.00	900.00	900.00	0.0	100.00%	0.00
	26-20	ACOE - Permit Modification	4,000.00	4,000.00		0.0	0.00%	0.00
	26-21	ACOE - Permit Modification RAI	6,000.00	6,000.00		0.0	0.00%	0.00
	26-02	ACOE - Wetland Line Review	1,200.00	1,200.00		0.0	0.00%	0.00
	26-24	ACOE - Public Notice	2,000.00	2,000.00		0.0	0.00%	0.00
	65-00	General Coordination	5,000.00	5,000.00	472.50	0.0	9.45%	0.00

We appreciate your business!

Current Charges	\$900.00
Payments/Credits	\$0.00
Invoice Total	\$900.00

ok to pay w. Schaefer 4-21-23



3025 E. South Street | Orlando, FL 32803
 (407) 894-5969 | info@btc-inc.com
 (877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 171804
Invoice Date: 2/15/2023
Project Manager: JM
Project #: 1138-07 Tri...
Contract #: 22-1772

Bill To:

Three Rivers CDD
 2300 Glades Road
 Suite 410W
 Boca Raton, FL 33431

Project Name: Tributary Units 16 & 17
 (22-1772)

Terms: Net 30

Date	Item #	Description	Contract	Rate	Prev	Qty	Total %	Amount
1/4/2023	20-12	SJRWMD - ERP Application	6,000.00	3,000.00	6,000.00	0.0	100.00%	0.00
	20-13	SJRWMD - ERP Application RAI	10,000.00	10,000.00		0.0	0.00%	0.00
	20-14	SJRWMD - ERP Meeting - SJRWMD - ERP RAI: Unit 16	4,000.00	150.00	600.00	1.0	18.75%	150.00
	20-30	SJRWMD - Conceptual ERP Modification	3,000.00	3,000.00		0.0	0.00%	0.00
	20-27	SJRWMD - Conceptual ERP Application RAI	5,000.00	5,000.00		0.0	0.00%	0.00
	26-01	ACOE - Pre-App Meeting	900.00	900.00	900.00	0.0	100.00%	0.00
	26-20	ACOE - Permit Modification	4,000.00	4,000.00		0.0	0.00%	0.00
	26-21	ACOE - Permit Modification RAI	6,000.00	6,000.00		0.0	0.00%	0.00
	26-02	ACOE - Wetland Line Review	1,200.00	1,200.00		0.0	0.00%	0.00
	26-24	ACOE - Public Notice	2,000.00	2,000.00		0.0	0.00%	0.00
	65-00	General Coordination - ***TOTAL***	5,000.00	150.00	472.50	7.0	30.45%	1,050.00
1/16/2023	65-00PM	General Coordination - Coordination with engineers impact changes for permit modification				1.5		
1/17/2023	65-00PM	General Coordination - Coordination with engineers impact changes for permit modification				1.5		
1/23/2023	65-00PM	General Coordination - Coordination with engineers impact changes & teams meeting 1/27				2.0		
1/27/2023	65-00PM	General Coordination - Coordination with engineers impact changes & teams meeting 1/27				1.0		
1/27/2023	65-00PM	General Coordination - Coordination with engineers impact changes & teams meeting				1.0		

Current Charges \$1,200.00

Payments/Credits \$0.00

Invoice Total \$1,200.00

We appreciate your business!

OK to pay w/ Sch 4-21-23



Bio-Tech Consulting Inc.

Environmental and Permitting Services

3025 E. South Street | Orlando, FL 32803
 (407) 894-5969 | info@btc-inc.com
 (877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 172273
 Invoice Date: 3/15/2023
 Project Manager: JM
 Project #: 1138-07 Tri...
 Contract #: 22-1772

Bill To:

Three Rivers CDD
 2300 Glades Road
 Suite 410W
 Boca Raton, FL 33431

Project Name: Tributary Units 16 & 17
 (22-1772)

Terms: Net 30

Date	Item #	Description	Contract	Rate	Prev	Qty	Total %	Amount
	20-12	SJRWMD - ERP Application	6,000.00	3,000.00	6,000.00	0.0	100.00%	0.00
2/13/2023	20-13	SJRWMD - ERP Application RAI - ERP RAI: Unit 16				1.5		
2/14/2023	20-13	SJRWMD - ERP Application RAI - ERP RAI: Unit 16				0.5		
	20-13	SJRWMD - ERP Application RAI - ***TOTAL***	10,000.00	150.00		2.0	3.00%	300.00
	20-14	SJRWMD - ERP Meeting	4,000.00	4,000.00	750.00	0.0	18.75%	0.00
	20-30	SJRWMD - Conceptual ERP Modification	3,000.00	3,000.00		0.0	0.00%	0.00
	20-27	SJRWMD - Conceptual ERP Application RAI	5,000.00	5,000.00		0.0	0.00%	0.00
	26-01	ACOE - Pre-App Meeting	900.00	900.00	900.00	0.0	100.00%	0.00
	26-20	ACOE - Permit Modification	4,000.00	4,000.00		0.0	0.00%	0.00
	26-21	ACOE - Permit Modification RAI	6,000.00	6,000.00		0.0	0.00%	0.00
	26-02	ACOE - Wetland Line Review	1,200.00	1,200.00		0.0	0.00%	0.00
	26-24	ACOE - Public Notice	2,000.00	2,000.00		0.0	0.00%	0.00
	65-00	General Coordination	5,000.00	5,000.00	1,522.50	0.0	30.45%	0.00

We appreciate your business!

Current Charges	\$300.00
Payments/Credits	\$0.00
Invoice Total	\$300.00

ok to pay w/ stub 4-21-23



Bio-Tech Consulting Inc.
Environmental and Permitting Services

3025 E. South Street | Orlando, FL 32803
(407) 894-5969 | info@btc-inc.com
(877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 171803
Invoice Date: 2/15/2023
Project Manager: JM
Project #: 1138-02 Ed...
Contract #: 22-2327

Bill To:

Three Rivers Developers
7807 Baymeadows Rd East
Suite 205
Jacksonville, FL 32256

Project Name: Edwards Rd Fire Station
(22-2327)

Terms: Net 30

Date	Item #	Description	Contract	Rate	Prev	Qty	Total %	Amount
	20-12	SJRWMD - ERP Application	3,000.00	3,000.00	3,000.00	0	100.00%	0.00
1/31/2023	20-10	SJRWMD - Wetland Line Review	2,000.00	2,000.00		1	100.00%	2,000.00
	20-13	SJRWMD - ERP Application RAI	5,000.00	5,000.00		0	0.00%	0.00
	20-14	SJRWMD - ERP Meeting	3,000.00	3,000.00		0	0.00%	0.00
	53-27	FDEP 404 - Alternative Sites Analysis	1,800.00	1,800.00		0	0.00%	0.00
	53-03	FDEP 404 - Individual Application	1,800.00	1,800.00		0	0.00%	0.00
	53-04	FDEP 404 - Individual Application RAI	5,000.00	5,000.00		0	0.00%	0.00
	53-02	FDEP 404 - Wetland Line Review	2,000.00	2,000.00		0	0.00%	0.00
	65-00	General Coordination	3,000.00	3,000.00		0	0.00%	0.00

We appreciate your business!

Current Charges	\$2,000.00
Payments/Credits	\$0.00
Invoice Total	\$2,000.00

OK to pay W-Ent 4-21-23



Bio-Tech Consulting Inc.
Environmental and Permitting Services

3025 E. South Street | Orlando, FL 32803
(407) 894-5969 | info@btc-inc.com
(877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 172270
Invoice Date: 3/15/2023
Project Manager: JM
Project #: 1138-02 Ed...
Contract #: 22-2327

Bill To:

Three Rivers Developers
7807 Baymeadows Rd East
Suite 205
Jacksonville, FL 32256

Project Name: Edwards Rd Fire Station
(22-2327)

Terms: Net 30

Date	Item #	Description	Contract	Rate	Prev	Qty	Total %	Amount
	20-12	SJRWMD - ERP Application	3,000.00	3,000.00	3,000.00	0.0	100.00%	0.00
	20-10	SJRWMD - Wetland Line Review	2,000.00	2,000.00	2,000.00	0.0	100.00%	0.00
	20-13	SJRWMD - ERP Application RAI - ***TOTAL***	5,000.00	150.00		12.5	37.50%	1,875.00
2/9/2023	20-13	SJRWMD - ERP Application RAI				1.0		
2/9/2023	20-13	SJRWMD - ERP Application RAI				0.5		
2/16/2023	20-13	SJRWMD - ERP Application RAI				1.0		
2/17/2023	20-13	SJRWMD - ERP Application RAI				3.0		
2/17/2023	21-13	SJRWMD - ERP Application RAI				5.0		
2/17/2023	20-13	SJRWMD - ERP Application RAI				1.0		
	20-14	SJRWMD - ERP Meeting	3,000.00	3,000.00		0.0	0.00%	0.00
	53-27	FDEP 404 - Alternative Sites Analysis	1,800.00	1,800.00		0.0	0.00%	0.00
	53-03	FDEP 404 - Individual Application	1,800.00	1,800.00		0.0	0.00%	0.00
	53-04	FDEP 404 - Individual Application RAI	5,000.00	5,000.00		0.0	0.00%	0.00
	53-02	FDEP 404 - Wetland Line Review	2,000.00	2,000.00		0.0	0.00%	0.00
	65-00	General Coordination	3,000.00	3,000.00		0.0	0.00%	0.00

We appreciate your business!

Current Charges \$1,875.00

Payments/Credits \$0.00

Invoice Total \$1,875.00

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3A11

**2021B ACQUISITION AND CONSTRUCTION
REQUISITION**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the “Issuer”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the “Trustee”), dated as of September 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of February 1, 2021 (the “Indenture”) (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: **147**
- (2) Name of Payee pursuant to Acquisition Agreement:
ECS Florida, LLC.
- (3) Amount Payable: **\$2,500.00**
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Invoice #1055758 – Tributary Unit 17 Lift Station Nassau County, FL**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
Series 2021B Construction Account
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount: **N/A**

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
- or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

DOMINION ENGINEERING GROUP, LLC,
CONSULTING ENGINEER

Title: _____

OK to pay W-Sch 4-19-23



PLEASE REMIT TO:
ECS FLORIDA, LLC
14026 THUNDERBOLT PLACE, SUITE 600
CHANTILLY, VA 20151

Invoice Date	Invoice Number
4/6/2023	1055758
Always Refer To Above Number	

PROJECT NAME: Tributary Unit 17 Lift Station
Nassau County, FL

TO: Mr. Gregg Kern
Three Rivers CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

CUSTOMER CODE	PROJECT NO.	BILLED THRU DATE	TERMS
35:159402	35:31535-C	4/1/2023	DUE UPON RECEIPT

Please Pay This Amount: \$2,500.00

Description	Quantity	Units	Unit Price	Extension	Total
Invoice for Geotechnical Services					\$2,500.00
				Subtotal:	\$2,500.00

Invoice Total - Please Remit => \$2,500.00

If you have any questions regarding this invoice, please contact **Nathan Hildreth** at 904.880.0960

*** BUDGET SUMMARY ***

Budget Estimate:	\$2,500.00
Previously Invoiced:	\$0.00
Amt. This Invoice:	\$2,500.00
Amt. Remaining:	\$0.00

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3A111

**2021B ACQUISITION AND CONSTRUCTION
REQUISITION**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the "Trustee"), dated as of September 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of February 1, 2021 (the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: **148**
- (2) Name of Payee pursuant to Acquisition Agreement:
Ring Power Corporation
- (3) Amount Payable: **\$8,039.00**
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Invoice #00SE08665425 – Project 21-0437S Final Billing of Project**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
Series 2021B Construction Account
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount: **N/A**

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
- or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

DOMINION ENGINEERING GROUP, LLC,
CONSULTING ENGINEER

Title: _____

Ring Power



Ring Power Corporation
500 World Commerce Parkway
St Augustine, FL 32092
(904) 737-7730

Sign up for On-line Invoice Access:
www.ringpower.com/web-invoice

RING POWER CORPORATION, 500 WORLD COMMERCE PKWY, ST AUGUSTINE, FL 32092, (904) 737-7730

INVOICE

OK wesc / if
4-24-23

S THREE RIVERS COMMUNITY
L DEVELOPMENT DISTRICT C/O
D WRATHELL, HUNT AND ASSOCIATES LLC
T 2300 GLADES ROAD SUITE 410W
O BOCA RATON FL 33431

S JEA THREE RIVERS
H 75468 ESTUARY WAY
P YULEE, FL 32097
T
O SHIPPED VIA: RPC TRANSPORT

INVOICE NUMBER	INVOICE DATE	SHIP VIA	DATE SHIPPED	CUSTOMER'S P.O. #	ACCOUNT	PAGE
00SE08665425	04-24-23		06-17-22	012	025236A	1
QUANTITY	SERIAL NUMBER	DESCRIPTION			AMOUNT	

PAYMENT OF THIS INVOICE IS DUE ON 05/24/2023

1.0

EQUIPMENT SALE (BM) REF: Z2416603
PROJ: 210437S (JEA THREE RIVERS 200KW)

8039.00

FINAL BILLING OF PROJECT:

JOB ID: 21-0437

ID NO: E210437A SERIAL NO: RG300245

ONE (1) NEW CATERPILLAR D250GC / C9 250KW
GENERATOR SET, RATED STANDBY, 277/480 VOLT,
APPROVED 3 PHASE, TIER 3 EQUIPPED PER QUOTE
BM2021CSQ30904223SOURCEWELL DATED 04/22/21.

WARRANTY: CATERPILLAR 5YR / 2500HR \$0 DEDUCTIBLE
GOLD EPG STANDBY SOURCEWELL ESC LIMITED

CONTRACT PRICE W/O TAXES:	\$ 160,780.00
LESS PREVIOUS BILLINGS:	
(00SE07879619 DTD 06/23/22)	\$ 20,659.38
(00SE07879624 DTD 06/23/22)	\$ 132,081.62
BALANCE DUE: (5%)	\$ 8,039.00

A SERVICE CHARGE OF 1 1/4 % PER MONTH WILL BE CHARGED ON PAST DUE ACCOUNTS.

Title to the equipment listed hereon shall not pass to the purchaser until the purchase price (including all taxes) has been paid, but such title remain vested in the seller until all sums due or to become due from the purchaser to the seller thereon, whether evidenced by note, book account, judgment, or otherwise, shall have been fully paid, at which time ownership shall pass to the purchaser. Purchaser shall assume all liability of damage or destruction to same. At any time after any payment thereon becomes overdue seller may avail himself of any legal remedy including the right to repossess the equipment without notice.

Remit to:
Ring Power Corporation
PO Box 935004
Atlanta, GA 31193-5004

PAY THIS AMOUNT
8039.00

TERMS ARE CASH UNLESS CREDIT IS APPROVED. With CREDIT APPROVAL terms are as follows: Parts and Service invoices are due net 30 days from the date of the invoice. Rental/Lease invoices are due upon receipt. Sales invoices are due net 10 days from the date of invoice. Past due balances shall be assessed a service charge or interest at the highest rate allowed by law until payment is made. The past due balance represents all charges remaining unpaid on the closing date of the month following invoice date. In the event of default in the payment of any amount due, the purchaser agrees to pay finance charges and the cost of collection. Acceptance by customer of the parts, service or equipment listed above is the customer's agreement to be bound by the credit and collection terms set forth above, the terms of the Application for Credit and if applicable, the terms of the Guaranty of Payment.

Filename=EM1760010 - Formtype=MIIPS

ORIGINAL

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3AIV

**2021B ACQUISITION AND CONSTRUCTION
REQUISITION**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the “Issuer”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the “Trustee”), dated as of September 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of February 1, 2021 (the “Indenture”) (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: **149**
- (2) Name of Payee pursuant to Acquisition Agreement:
Dominion Engineering Group, Inc.
- (3) Amount Payable: **\$9,892.50**
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **April 2023 – Invoice #2023-5981, 2023-5999, 2023-5991, 2023-6018 & 2023-6016**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
Series 2021B Construction Account
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount: **N/A**

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
- or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

DOMINION ENGINEERING GROUP, LLC,
CONSULTING ENGINEER

Title: _____

100% Operating Acct. wes

***** INVOICE *****



Dominion Engineering Group, Inc.
4348 Southpoint Blvd., Suite 201
Jacksonville, Florida 32216
(904) 854-4503

Date: May 1, 2023

Invoice Number 2023-5981

Services Provided 04/1/23 - 04/30/23

Mr. Liam O'Reilly, PE Chairman
Three Rivers CDD
c/o Stephanie Schackmann
Wrathell, Hunt and Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

Reference: Three Rivers CDD, Nassau County, Florida
DEG Project Number 2106.003

Task Order 1 CDD District Engineer

(hourly)

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
Administrative	\$85	1.5	\$127.50
CADD Designer	\$130	0	\$0.00
Engineer	\$125	0	\$0.00
Professional Engineer	145	0	\$0.00
Principal	\$205	4	\$820.00
TOTAL		5.5	\$947.50

1. Reviewed invoices against approved purchase orders
2. Issued invoice approvals and assigned to appropriate account
3. Signed payment requisitions & followed up on call from suppliers' invoices
4. CDD meeting on April 20, 2023

Amount Due \$947.50

PM REVIEW: initials (wes)

Select Contract Term Regarding Invoicing: Per our Contract, terms are net fifteen (15) days. Past due balances shall be subject to interest at the rate of 1.5 percent per month. All DEG invoices for services under this contract will be considered correct as rendered to the Client unless questioned by the Client, in writing, within 15 days of the date of the invoice.

***** INVOICE *****



Dominion Engineering Group, Inc.
4348 Southpoint Blvd., Suite 201
Jacksonville, Florida 32216
(904) 854-4500

Date: May 1, 2023

Invoice Number 2023-5999

Services Provided 04/1/23 – 04/30/23

Mr. Liam O'Reilly, PE, Chairman
Three Rivers CDD
c/o Wrathell, Hunt and Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

**Reference: Three Rivers CDD, Engineering During Construction
Phase 1A, Units 1, 2, 3, 4, and 6
Three Rivers DRI, Nassau County, FL
DEG Project Number 2106.005**

Task 2 Construction Phase Services NTE \$40,000

(hourly)

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
CADD Designer	\$130	0	\$0.00
Engineer	\$125	6	\$750.00
Professional Engineer	\$145	1	\$145.00
Principal	\$205	0	\$0.00
TOTAL		7	\$895.00

Subtotal \$895.00

1. Reviewed Pay Application for Unit 5
2. Coordination meetings on site w/owner and Vallencourt
3. Reviewed Asbuilts for Unit 5
4. Prep closeout documents

Task 3 Site Visit (68 visits @ \$750/visit)

\$51,000.00

Activity	Billing Amount (per visit)	Total Visits this period	Total Due
Site Visit	\$750	2	\$1,500.00
TOTAL		2	\$1,500.00

Total Amount Due \$2,395.00

PM REVIEW: initials (wes)

Select Contract Term Regarding Invoicing:

1. Per our Contract, terms are net fifteen (15) days. Past due balances shall be subject to interest at the rate of 1.5 percent per month.
2. All DEG invoices for services under this contract will be considered correct as rendered to the Client unless questioned by the Client, in writing, within 15 days of the date of the invoice.

***** INVOICE *****



Dominion Engineering Group, Inc.
4348 Southpoint Blvd., Suite 201
Jacksonville, Florida 32216
(904) 854-4500

Date: May 1, 2023

Invoice Number 2023-5991

Net 15 days

Mr. Liam O'Reilly, PE, Chairman
Three Rivers CDD
c/o Stephanie Schackmann
Wrathell, Hunt and Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

**Reference: Fire Station
Engineering and Permitting
Three Rivers DRI, Nassau County, FL
DEG Project Number 2106.006**

Task 2 Final Construction Plans

\$21,500.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$21,500.00	10,000.00	\$31,500.00	95	\$29,925.00	\$28,350.00	\$1,575.00

Task 3 Landscape Design

\$6,000.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$6,000.00	\$3,000.00	\$9,000.00	95	\$8,550.00	\$8,100.00	\$450.00

Task 4 Permitting

\$7,500.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$7,500.00	\$3,000.00	\$10,500.00	50	\$5,250.00	\$4,200.00	\$1,050.00

Task 5 Construction Phase Services NTE

(hourly)

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
CADD Operator	\$75	0	\$0.00
CADD Designer	\$100	0	\$0.00
Engineer	\$125	0	\$0.00
Principal	\$185	0	\$0.00
TOTAL		0	\$0.00

Amount Due \$3,075.00

PM REVIEW: initials (wes)

Select Contract Term Regarding Invoicing:

1. Per our Contract, terms are net fifteen (15) days. Past due balances shall be subject to interest at the rate of 1.5 percent per month.
2. All DEG invoices for services under this contract will be considered correct as rendered to the Client unless questioned by the Client, in writing, within 15 days of the date of the invoice.

***** INVOICE *****



Dominion Engineering Group, Inc.
4348 Southpoint Blvd., Suite 201
Jacksonville, Florida 32216
(904) 854-4500

Date: May 1, 2023

Invoice Number 2023-6018

Services Provided 4/1/23 –4/30/23

Mr. Liam O'Reilly, PE, Chairman
Three Rivers CDD
c/oWrathell, Hunt and Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

Reference: Master Planning Services
Tributary (Three Rivers CDD), Nassau County, FL
DEG Project Number 2106.009

Task 1 Master Planning

(hourly)

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
Administrative	\$50	0	\$0.00
CADD Designer	\$130	4	\$520.00
Engineer	\$145	2	\$290.00
Principal	\$205	1	\$205.00
TOTAL		7	\$1015.00

Subtotal \$1,015.00

1. Updated ball field grading
2. Discussions w/contractor

Task ADD001 Traffic Engineering Services (ETM) (hourly)

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
Administrative	\$50	0	\$0.00
CADD Designer	\$100	0	\$0.00
Engineer	\$125	0	\$0.00
Principal	\$180	0	\$0.00
TOTAL		0	\$0.00

Total Amount Due \$1,015.00

PM REVIEW: initials (____)

Select Contract Term Regarding Invoicing:

1. Per our Contract, terms are net fifteen (15) days. Past due balances shall be subject to interest at the rate of 1.5 percent per month.
2. All DEG invoices for services under this contract will be considered correct as rendered to the Client unless questioned by the Client, in writing, within 15 days of the date of the invoice.

***** INVOICE *****



Dominion Engineering Group, Inc.
4348 Southpoint Blvd., Suite 201
Jacksonville, Florida 32216
(904) 854-4500

Date: May 1, 2023

Invoice Number 2023-6016

Net 15 days

Mr. Liam O'Reilly, PE, Chairman
Three Rivers CDD
c/o Stephanie Schackmann
Wrathell, Hunt and Associates, LLC
2300 Glades Road, Suite 410W
Boca Raton, FL 33431

**Reference: Offsite Water Main Extension and Second Entrance
Tributary, Nassau County, FL
DEG Project Number 2106.010**

Task 1 Offsite Water Main Extension & 2nd Entrance Design \$35,000.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$35,000.00	0	\$35,000.00	100	\$35,000.00	\$35,000.00	\$0.00

Task 2a Nassau County Permitting \$3,000.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$3,000.00	0	\$3,000.00	60	\$1,800.00	\$1,800.00	\$0.00

Task 2b JEA (water & reuse) Permitting \$2,000.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$2,000.00	0	\$2,000.00	100	\$2,000.00	\$1,900.00	\$100.00

Task 2c FDOT Permitting

\$4,000.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$4,000.00	0	\$4,000.00	80	\$3,200.00	\$2,800.00	\$400.00

Task ADD001 Reuse Line Design

\$4,500.00

Contract Amount	Amendments to Contract	Total Contract	Percent Complete	Total Due	Previous Invoices	Amount Due This Period
\$4,500.00	0	\$4,500.00	100	\$4,500.00	\$4,500.00	\$0.00

Task ADD002 Construction Administration (Hourly Estimate)

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
CADD Technician	\$70	0	\$0.00
Sr. Engineer Designer	\$130	3	\$390.00
Engineer	\$125	0	\$0.00
Professional Engineer	\$145	8	\$1,160.00
Principal	\$205	2	\$410.00
TOTAL		0	\$1,960.00

1. Bid form for offsite utility
2. Bid form for Spine Road and JEA Reimbursable utilities

Amount Due \$2,460.00

PM REVIEW: initials (____)

Select Contract Term Regarding Invoicing:

1. Per our Contract, terms are net fifteen (15) days. Past due balances shall be subject to interest at the rate of 1.5 percent per month.
2. All DEG invoices for services under this contract will be considered correct as rendered to the Client unless questioned by the Client, in writing, within 15 days of the date of the invoice.

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3BI

**2021B ACQUISITION AND CONSTRUCTION
REQUISITION NO. 204**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B (SOUTH ASSESSMENT AREA)**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the "Trustee"), dated as of September 1, 2019, as supplemented by that certain Third Supplemental Trust Indenture dated as of August 1, 2021 (the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: 204
- (2) Name of Payee pursuant to Acquisition Agreement:

ECS Florida LLC
14026 Thunderbolt Place, Suite 600
Chantilly, VA 20151
- (3) Amount Payable: \$ 16,300.00
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Tributary Units 18, 19, 23 and 24 Geotechnical Services - Invoice 1055580**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount:

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
- or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;


4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**


By: 

Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND-THIMS & MILLER, INC,
CONSULTING ENGINEER



District Engineer Date:

April 20, 2022



PLEASE REMIT TO:
ECS FLORIDA, LLC
14026 THUNDERBOLT PLACE, SUITE 600
CHANTILLY, VA 20151

Invoice Date

4/6/2023

Invoice Number

1055580

Always Refer To
Above Number

PROJECT NAME: Tributary Units 18, 19, 23, and 24
 Nassau County, FL

TO: Mr. Gregg Kern
 Three Rivers CDD
 475 West Town Place
 Suite 114
 St. Augustine, FL 32092

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

**Please Pay
 This Amount: \$16,300.00**

CUSTOMER CODE	PROJECT NO.	BILLED THRU DATE	TERMS
35:159402	35:34060	4/1/2023	DUE UPON RECEIPT

Description	Quantity	Units	Unit Price	Extension	Total
For Geotechnical Services					\$16,300.00
				Subtotal:	\$16,300.00

Invoice Total - Please Remit => \$16,300.00

If you have any questions regarding this invoice,
 please contact **Nathan Hildreth** at 904.880.0960

*** BUDGET SUMMARY ***

Budget Estimate:	\$16,300.00
Previously Invoiced:	\$0.00
Amt. This Invoice:	\$16,300.00
Amt. Remaining:	\$0.00





Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION Req 204 - ECS

Final Audit Report

2023-04-20

Created:	2023-04-20
By:	Shelley Blair (blairs@etminc.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAfDK1fMIIRwo7-pmHSmIbEFA_w6_h48_o

"Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION Req 204 - ECS" History

-  Document created by Shelley Blair (blairs@etminc.com)
2023-04-20 - 3:39:06 PM GMT- IP address: 50.229.118.75
-  Document emailed to Carolina Aristimuno (gkern@greenpointellc.com) for signature
2023-04-20 - 3:40:01 PM GMT
-  Email viewed by Carolina Aristimuno (gkern@greenpointellc.com)
2023-04-20 - 3:52:05 PM GMT- IP address: 12.18.33.170
-  Document e-signed by Carolina Aristimuno (gkern@greenpointellc.com)
Signature Date: 2023-04-20 - 3:52:15 PM GMT - Time Source: server- IP address: 12.18.33.170
-  Agreement completed.
2023-04-20 - 3:52:15 PM GMT

Names and email addresses are entered into the Acrobat Sign service by Acrobat Sign users and are unverified unless otherwise noted.

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3B11

**2021B ACQUISITION AND CONSTRUCTION
REQUISITION NO. 205**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B (SOUTH ASSESSMENT AREA)**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the "Trustee"), dated as of September 1, 2019, as supplemented by that certain Third Supplemental Trust Indenture dated as of August 1, 2021 (the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: 205
- (2) Name of Payee pursuant to Acquisition Agreement:

Bio-Tech Consulting, Inc.
3025 E. South Street
Orlando, FL 32803
- (3) Amount Payable: \$ 125.00
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Tributary Phase 1B - General Coordination - Invoice 172271
- (5) Fund or Account and subaccount, if any, from which disbursement to be made: Special Assessment Bonds, Series 2021B (South Assessment Area)
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount:

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;


4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

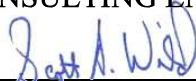
By: 

Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND-THIMS & MILLER, INC,
CONSULTING ENGINEER



District Engineer

Date: April 20, 2023



Bio-Tech Consulting Inc.
Environmental and Permitting Services

3025 E. South Street | Orlando, FL 32803
(407) 894-5969 | info@btc-inc.com
(877) 894-5969 | www.bio-techconsulting.com

Invoice

Invoice #: 172271
Invoice Date: 3/15/2023
Project Manager: JM
Project #: 1138-04 Tri...
Contract #: 21-1933

Bill To:

Three Rivers CDD
2300 Glades Road
Suite 410W
Boca Raton, FL 33431

Project Name: Tributary Phase 1B
(21-1933)
WO #5

Terms: Net 30

Date	Item #	Description	Contract	Rate	Prev	Qty	Total %	Amount
	20-12	SJRWMD - ERP Application	6,000.00	3,000.00	6,000.00	0.0	100.00%	0.00
	20-13	SJRWMD - ERP Application RAI	10,000.00	10,000.00	3,150.00	0.0	31.50%	0.00
	20-14	SJRWMD - ERP Meetings	3,000.00	3,000.00	675.00	0.0	22.50%	0.00
	20-21	SJRWMD - CE Documents Submittal	6,000.00	6,000.00		0.0	0.00%	0.00
	25-00	FDEP - Coordination	3,000.00	3,000.00		0.0	0.00%	0.00
	65-00	General Coordination -	6,000.00	125.00	5,300.00	1.0	90.42%	125.00
		TOTAL						
2/28/2023	65-00FB	General Coordination - Tributary trails - meeting with Avid Trails				0.5		
2/28/2023	65-00FB	General Coordination - Tributary trails - meeting with Avid Trails				0.5		

We appreciate your business!

Current Charges	\$125.00
Payments/Credits	\$0.00
Invoice Total	\$125.00






Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION Req 205 - Bio Tech

Final Audit Report

2023-04-20

Created:	2023-04-20
By:	Shelley Blair (blairs@etminc.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAjaC8sEBGM21Gt6ThwVdPjlf5SCsle4u5

"Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION Req 205 - Bio Tech" History

-  Document created by Shelley Blair (blairs@etminc.com)
2023-04-20 - 6:58:12 PM GMT- IP address: 170.249.159.100
-  Document emailed to Carolina Aristimuno (gkern@greenpointellc.com) for signature
2023-04-20 - 6:58:57 PM GMT
-  Email viewed by Carolina Aristimuno (gkern@greenpointellc.com)
2023-04-20 - 7:49:31 PM GMT- IP address: 12.18.33.170
-  Document e-signed by Carolina Aristimuno (gkern@greenpointellc.com)
Signature Date: 2023-04-20 - 7:49:40 PM GMT - Time Source: server- IP address: 12.18.33.170
-  Agreement completed.
2023-04-20 - 7:49:40 PM GMT

Names and email addresses are entered into the Acrobat Sign service by Acrobat Sign users and are unverified unless otherwise noted.

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3BIII

**2021B ACQUISITION AND CONSTRUCTION
REQUISITION No. 206**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B (SOUTH ASSESSMENT AREA)**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the “Issuer”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the “Trustee”), dated as of September 1, 2019, as supplemented by that certain Third Supplemental Trust Indenture dated as of August 1, 2021 (the “Indenture”) (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: **206**
- (2) Name of Payee pursuant to Acquisition Agreement:
England-Thims & Miller, Inc.
First Citizens
ABA Routing #053100300
Jacksonville, FL
Account #9061592290 - England, Thims & Miller, Inc.
- (3) Amount Payable: **\$ 6,501.00**
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

Invoice 0207983 (Apr 2023) Hydrologic and Hydraulic Analysis for Tributary Units 12 and 13
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
SERIES 2021B (SOUTH ASSESSMENT AREA)
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount:

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,

or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;


4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

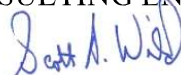
By: 

Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND-THIMS & MILLER, INC,
CONSULTING ENGINEER



District Engineer

April 28, 2023



Three Rivers Community Development District
 c/o Wrathell, Hunt and Associates, LLC
 2300 Glades Road, Suite 410W
 Boca Raton, FL 33431

April 28, 2023
 Project No: 22388.00000
 Invoice No: 0207983

Project 22388.00000 Hydrologic and Hydraulic Analysis for Tributary Units 12 and 13

Professional Services rendered through April 27, 2023

Task Lump Sum Services

Task	Contract Amount	Percent Complete	Earned To Date	Previously Billed	Current Billed
1 & 2 Existing Conditions Modeling	6,100.00	100.00	6,100.00	0.00	6,100.00
3. Proposed Conditions Modeling	9,500.00	0.00	0.00	0.00	0.00
4. Mapping	1,900.00	0.00	0.00	0.00	0.00
5. Memo	2,500.00	0.00	0.00	0.00	0.00
6. CLOMR	11,000.00	0.00	0.00	0.00	0.00
7. ETM Coordination	4,650.00	19.6774	915.00	514.00	401.00
Total Fee	35,650.00		7,015.00	514.00	6,501.00
Total Fee				6,501.00	
Total this Task				6,501.00	

Task	XP	Expenses	Total this Task
			0.00

Invoice Total this Period \$6,501.00

INVOICE



Please Remit To:

Gemini Engineering & Sciences, Inc.
12926 Gran Bay Parkway West, Suite 210
Jacksonville, Florida 32258
TEL (904) 217-7485
PLEASE NOTE NEW ADDRESS

Backup Only

Invoice Date: September 29, 2022
Invoice No: 22073 - 01
Project No: 22073
Project Name: **Tributary Units
12 and 13**

England, Thims & Miller, Inc.
Mr. Scott Wild, P.E.
Executive Vice President/Shareholder
14775 Old St. Augustine Road
Jacksonville, Florida 32258

For professional services rendered through September 29, 2022.

Task Description	Task Fee	% Complete	Previously Invoiced	Current Invoice Amount
Tasks 1-2 (Existing Conditions Modeling)	\$6,100	100.00%	\$ -	\$ 6,100.00
Task 3 (Proposed Conditions Modeling)	\$9,500	0.00%	\$ -	\$ -
Task 4 (Mapping)	\$1,900	0.00%	\$ -	\$ -
OPTIONAL TASKS				
Task 5 (Memo)	\$2,500	0.00%	\$ -	\$ -
Task 6 (CLOMR)	\$11,000	0.00%	\$ -	\$ -

TOTAL FEE EARNED	\$	6,100.00
LESS PREVIOUS BILLINGS	\$	-
Amount Due This Invoice	\$	6,100.00

Notes:

- Existing conditions modeling complete
- Culvert sizing results provided to ETM

Ki Hong Pak, PE, President

Payment is due upon receipt. A service charge of 18% per annum may be added on accounts outstanding over 30 days from date of invoice.






Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION ETM No 206

Final Audit Report

2023-04-29

Created:	2023-04-28
By:	Shelley Blair (blairs@etminc.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAfIU1R3PxGGiouD5EbdDPACXRhx6ITWAz

"Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION ETM No 206" History

-  Document created by Shelley Blair (blairs@etminc.com)
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-  Document emailed to Carolina Aristimuno (gkern@greenpointellc.com) for signature
2023-04-28 - 5:12:30 PM GMT
-  Email viewed by Carolina Aristimuno (gkern@greenpointellc.com)
2023-04-29 - 0:28:36 AM GMT- IP address: 108.225.175.164
-  Document e-signed by Carolina Aristimuno (gkern@greenpointellc.com)
Signature Date: 2023-04-29 - 0:28:46 AM GMT - Time Source: server- IP address: 108.225.175.164
-  Agreement completed.
2023-04-29 - 0:28:46 AM GMT

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3BIV

**2021B SOUTH ASSESSMENT AREA
REQUISITION NO. 207**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B (SOUTH ASSESSMENT AREA)**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the "Trustee"), dated as of September 1, 2019, as supplemented by that certain Third Supplemental Trust Indenture dated as of August 1, 2021 (the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: 207
- (2) Name of Payee pursuant to Acquisition Agreement:

Clary & Associates, Inc.
3830 Crown Point Road, Suite A
Jacksonville, FL 32257
- (3) Amount Payable: \$ 13,900.00
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Kayak Launch Survey - Invoice 2022-924**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made:
SERIES 2021B (SOUTH ASSESSMENT AREA)
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount:

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the Issuer,
- or
- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;
 3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;


4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

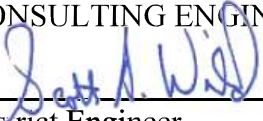
By: 

Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND-THIMS & MILLER, INC,
CONSULTING ENGINEER



District Engineer

Date: May 3, 2023

Clary & Associates, Inc.

3830 Crown Point Road Suite A • Jacksonville, Florida 32257 • (904)260-2703

PAGE 1

INVOICE NO: 2022-924

DATE: 02/28/23

4861

THREE RIVERS CDD

PER CONTRACT, TO SCOTT WILD

2300 GLADES ROAD

SUITE 410W

Boca Raton FL 33431

GREGG KERN

ORDERED BY:

DESCRIPTION:

W.O. NO. 2022-924

LOT : KAYAK LAUNCH

SUBDIVISION: TRIBUTARY F/K/A THREE RIVERS UNIT -

SECTION : 10 TOWNSHIP: 2N RANGE: 26E

ADDRESS : EDWARDS RD

NASSAU

IN NAME OF : KAYAK LAUNCH SURVEY: TOPO OF TRAIL ROAD

TO SITE, TOPO & TREES (HARDWOODS 12"+

DIAMETER) OF LAUNCH AREA TO CENTER OF

CREEK (INCLUDE MHWL)

TOPOGRAPHIC SURVEY

13,900.00

TOTAL DUE \$13,900.00

PAYMENT DUE 10 DAYS FROM RECEIPT
PLEASE REFER TO INVOICE NUMBER WHEN MAKING PAYMENT






Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION Req 207 - Clary

Final Audit Report

2023-05-04

Created:	2023-05-04
By:	Shelley Blair (blairs@etminc.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAARbschPZOLDGBy_IDXi5T0kfZv3_ev6O6

"Three Rivers CDD - 2021B ACQUISITION AND CONSTRUCTION Req 207 - Clary" History

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-  Document emailed to Carolina Aristimuno (gkern@greenpointellc.com) for signature
2023-05-04 - 1:05:58 PM GMT
-  Email viewed by Carolina Aristimuno (gkern@greenpointellc.com)
2023-05-04 - 4:48:33 PM GMT- IP address: 12.18.33.170
-  Document e-signed by Carolina Aristimuno (gkern@greenpointellc.com)
Signature Date: 2023-05-04 - 4:48:45 PM GMT - Time Source: server- IP address: 12.18.33.170
-  Agreement completed.
2023-05-04 - 4:48:45 PM GMT

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3BV

**2021B (SOUTH ASSESSMENT AREA)
REQUISITION NO. 208**

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2021B (SOUTH ASSESSMENT AREA)**

The undersigned, a Responsible Officer of the Three Rivers Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the "Trustee"), dated as of September 1, 2019, as supplemented by that certain Third Supplemental Trust Indenture dated as of August 1, 2021 (the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (1) Requisition Number: 208
- (2) Name of Payee pursuant to Acquisition Agreement:
 - Title Account: Auld & White Constructors, LLC
 - Bank: Branch Banking & Trust now Trust
 - Address: 200 W Forsyth St, Suite 500
Jacksonville, FL 32202
 - Account: 1100014497135
 - ABA: 263191387
- (3) Amount Payable: \$ 9,100.73
- (4) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Contractor Application for Payment No. 1748-14 Tributary Regional Park (April 2023)**
- (5) Fund or Account and subaccount, if any, from which disbursement to be made: **Series 2021B (South Assessment Area)**
- (6) Indicate if this requisition is for Deferred Obligations and, if so, the amount:

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the Issuer,

or

- this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;
- 2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund and the applicable subaccount thereof;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested.

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

By: 

Responsible Officer

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
REQUESTS ONLY**

If this requisition is for a disbursement from other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

ENGLAND-THIMS & MILLER, INC,
CONSULTING ENGINEER



District Engineer

May 4, 2023

APPLICATION AND CERTIFICATE FOR PAYMENT

To Owner: Three Rivers CDD, C/O Wrathell, Hunt and Associ
 2300 Glades Road, Suite 410W
 Boca Raton, FL 33431

Application No. : 1748-14

Distribution to :

- Owner
- Architect
- Contractor

Owner Proj. No:

Period To: 4/30/2023

From Contractor: AULD & WHITE CONSTRUCTORS, LLC
 4168 Southpoint Parkway, Suite 101
 Jacksonville, FL 32216

Via Architect: Sean Johnson Architect

Project Nos: N/A

Contract For: Tributary Regional Park

Contract Date: 1/6/2022

CONTRACTOR'S APPLICATION FOR PAYMENT

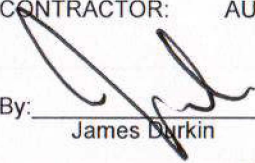
Application is made for payment, as shown below, in connection with the Contract.
 Continuation Sheet is attached.

1. Original Contract Sum	\$2,831,618.00
2. Net Change By Change Order	\$1,639,746.88
3. Contract Sum To Date	\$4,471,364.88
4. Total Completed and Stored To Date	\$3,042,869.76
5. Retainage:	
a. 0.00% of Completed Work	\$0.00
b. 0.00% of Stored Material	\$0.00
Total Retainage	\$0.00
6. Total Earned Less Retainage	\$3,042,869.76
7. Less Previous Certificates For Payments	\$3,033,769.03
8. Current Payment Due	\$9,100.73
9. Balance To Finish, Plus Retainage	\$1,428,495.12

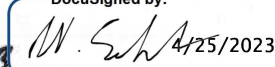
The undersigned Contractor certifies that to the best of the Contractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Contractor for Work for which previous Certificates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

Civil Engineer is certifying specific work related to Item Numbers [8-11]

CONTRACTOR: AULD & WHITE CONSTRUCTORS

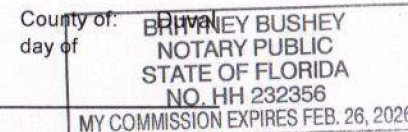
By:  James Durkin

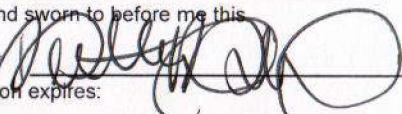
Date:

4/24/23  DocuSigned by: W. S. H. 4/25/2023
 5CFDEC500EDF47B...

State of: Florida

Subscribed and sworn to before me this



Notary Public: 

My Commission expires:

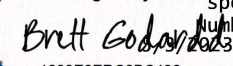
ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above 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.

Landscape Architect is certifying specific work related to Item Numbers [7,12-16, 18, 40 & 42-53]

AMOUNT CERTIFIED \$ 9,100.73

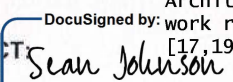
DocuSigned by:

 Brett Godwin

1233E2EDC8BC436...

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

Architect is certifying specific

ARCHITECT:  Sean Johnson [17,19-31,41]


By:

764E8B7281CC480...

Date: 5/4/2023

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 or Contractor under this Contract.

CHANGE ORDER SUMMARY	Additions	Deductions
Total changes approved in previous months by Owner	\$213,046.88	\$0.00
Total Approved this Month	\$1,426,700.00	\$0.00
TOTALS	\$1,639,746.88	\$0.00
Net Changes By Change Order	\$1,639,746.88	

DS
 MT 5/4/2023

Application and Certification for Payment, containing Contractor's signed certification is attached.
 In tabulations below, amounts are stated to the nearest dollar.
 Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 14
Application Date : 04/24/23
To: 04/30/23
Architect's Project No.: N/A

Invoice # : 15192 **Contract :** 1748- Tributary Regional Park

A Item No.	B Description of Work	C Schedule of Values			D Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
		Scheduled Value	Approved Changes	Revised Scheduled Value	From Previous Application (D+E)	This Period In Place					
1	PRECONSTRUCTION FEE	4,100.00	0.00	4,100.00	4,100.00	0.00	0.00	4,100.00	100.00%	0.00	0.00
2	GENERAL CONDITIONS	81,975.00	49,185.00	131,160.00	131,160.00	0.00	0.00	131,160.00	100.00%	0.00	0.00
4	GENERAL REQUIREMENTS	71,925.00	3,722.00	75,647.00	122,885.26	3,164.73	0.00	126,049.99	166.63%	-50,402.99	0.00
5	BUILDERS RISK & GEN. LIABILITY INSURANCE	33,262.00	4,791.00	38,053.00	37,426.00	0.00	0.00	37,426.00	98.35%	627.00	0.00
6	PERFORMANCE & PAYMENT BOND	12,855.00	2,437.00	15,292.00	12,812.00	0.00	0.00	12,812.00	83.78%	2,480.00	0.00
7	MONUMENT SIGN	31,400.00	0.00	31,400.00	27,339.00	0.00	0.00	27,339.00	87.07%	4,061.00	0.00
8	SITE WORK / SOILS - ALLOWANCE	34,900.00	212,361.37	247,261.37	247,299.37	0.00	0.00	247,299.37	100.02%	-38.00	0.00
9	ACCESS ROAD STABILIZATION - ALLOWANCE	25,000.00	(25,000.00)	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
10	DUMPSTER ENCLOSURE	5,800.00	0.00	5,800.00	3,640.00	0.00	0.00	3,640.00	62.76%	2,160.00	0.00
11	GRADING/IMPORT FOR SIDEWALKS - ALLOWANCE	10,000.00	300.62	10,300.62	10,300.62	0.00	0.00	10,300.62	100.00%	0.00	0.00
12	FENCING & GATES	111,100.00	11,165.00	122,265.00	106,275.00	0.00	0.00	106,275.00	86.92%	15,990.00	0.00
13	DUGOUT ROOF/FRAMING	42,900.00	0.00	42,900.00	38,185.00	0.00	0.00	38,185.00	89.01%	4,715.00	0.00
14	LANDSCAPE & IRRIGATION	220,000.00	25,034.00	245,034.00	245,010.00	0.00	0.00	245,010.00	99.99%	24.00	0.00
15	BASEBALL FIELDS	363,800.00	0.00	363,800.00	350,552.00	3,590.00	0.00	354,142.00	97.35%	9,658.00	0.00
16	SITE TRASH RECEP. & PICNIC TABLES	19,500.00	0.00	19,500.00	21,014.46	0.00	0.00	21,014.46	107.77%	-1,514.46	0.00
17	CONCRETE - BUILDING	56,900.00	0.00	56,900.00	58,960.76	0.00	0.00	58,960.76	103.62%	-2,060.76	0.00
18	CONCRETE - SIDEWALKS	122,400.00	0.00	122,400.00	122,076.00	0.00	0.00	122,076.00	99.74%	324.00	0.00
19	MASONRY	73,600.00	4,420.00	78,020.00	48,120.15	0.00	0.00	48,120.15	61.68%	29,899.85	0.00
20	ROUGH & FINISH CARPENTRY	57,100.00	14,935.60	72,035.60	70,168.08	0.00	0.00	70,168.08	97.41%	1,867.52	0.00
21	MILLWORK	12,000.00	0.00	12,000.00	11,966.00	0.00	0.00	11,966.00	99.72%	34.00	0.00
22	JOINT SEALANTS & WEATHER BARRIER	4,000.00	0.00	4,000.00	3,885.00	0.00	0.00	3,885.00	97.13%	115.00	0.00
23	ROOFING	13,200.00	0.00	13,200.00	13,200.00	0.00	0.00	13,200.00	100.00%	0.00	0.00
24	DOORS & HARDWARE	17,300.00	0.00	17,300.00	19,248.20	0.00	0.00	19,248.20	111.26%	-1,948.20	0.00
25	OVERHEAD DOORS	6,800.00	760.00	7,560.00	7,560.00	0.00	0.00	7,560.00	100.00%	0.00	0.00
26	DRYWALL	6,800.00	0.00	6,800.00	6,767.00	0.00	0.00	6,767.00	99.51%	33.00	0.00
27	PAINTING	18,700.00	0.00	18,700.00	18,700.00	0.00	0.00	18,700.00	100.00%	0.00	0.00
28	BUILDING SPECIALTIES	900.00	0.00	900.00	857.97	0.00	0.00	857.97	95.33%	42.03	0.00
29	PLUMBING	66,000.00	1,650.00	67,650.00	67,213.00	0.00	0.00	67,213.00	99.35%	437.00	0.00
30	HVAC / MECHANICAL	23,500.00	0.00	23,500.00	21,997.00	0.00	0.00	21,997.00	93.60%	1,503.00	0.00
31	ELECTRICAL - BLDG.	49,500.00	1,970.00	51,470.00	50,720.00	0.00	0.00	50,720.00	98.54%	750.00	0.00
32	AT&T INFRASTRUCTURE - ALLOWANCE	12,000.00	(12,000.00)	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
33	CONTINGENCY	46,770.00	(46,770.00)	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00

Application and Certification for Payment, containing Contractor's signed certification is attached.
 In tabulations below, amounts are stated to the nearest dollar.
 Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 14
Application Date : 04/24/23
To: 04/30/23
Architect's Project No.: N/A

Invoice # : 15192 **Contract :** 1748- Tributary Regional Park

A Item No.	B Description of Work	C Schedule of Values			D Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
		Scheduled Value	Approved Changes	Revised Scheduled Value	From Previous Application (D+E)	This Period In Place					
34	MATERIAL ESCALATION - ALLOWANCE	20,000.00	(20,000.00)	0.00	0.00	0.00	0.00	0.00%	0.00	0.00	
35	CONSTRUCTION MANAGER'S FEE	137,748.00	0.00	137,748.00	173,408.28	520.19	0.00	173,928.47	126.27%	-36,180.47	0.00
36	GENERAL CONDITIONS	27,325.00	16,395.00	43,720.00	43,720.00	0.00	0.00	43,720.00	100.00%	0.00	0.00
37	GENERAL REQUIREMENTS	23,975.00	0.00	23,975.00	40,961.75	1,054.91	0.00	42,016.66	175.25%	-18,041.66	0.00
38	BUILDERS RISK & GEN. LIABILITY INSURANCE	20,369.00	0.00	20,369.00	20,369.00	0.00	0.00	20,369.00	100.00%	0.00	0.00
39	PERFORMANCE & PAYMENT BOND	8,344.00	0.00	8,344.00	8,440.50	0.00	0.00	8,440.50	101.16%	-96.50	0.00
40	BASEBALL FIELDS - UPGRADE TO SOD	22,900.00	0.00	22,900.00	22,867.00	0.00	0.00	22,867.00	99.86%	33.00	0.00
41	SPRAY FOAM INSULATION	13,400.00	0.00	13,400.00	12,500.00	0.00	0.00	12,500.00	93.28%	900.00	0.00
42	SITE SIGNAGE - ALLOWANCE	20,000.00	(20,000.00)	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
43	FINISHES & FURNISHES (I.E. APPLIANCES)	50,500.00	(4,825.11)	45,674.89	42,190.27	0.00	0.00	42,190.27	92.37%	3,484.62	0.00
44	BENCHES & BIKE RACKS	34,700.00	0.00	34,700.00	37,852.25	0.00	0.00	37,852.25	109.08%	-3,152.25	0.00
45	PLAYGROUND EQUIPMENT	197,800.00	0.00	197,800.00	192,616.00	0.00	0.00	192,616.00	97.38%	5,184.00	0.00
46	PLAYGROUND FENCE	14,600.00	0.00	14,600.00	22,400.00	0.00	0.00	22,400.00	153.42%	-7,800.00	0.00
47	BATTING CAGES	25,000.00	0.00	25,000.00	24,990.00	0.00	0.00	24,990.00	99.96%	10.00	0.00
48	SCOREBOARDS	24,600.00	0.00	24,600.00	33,728.13	0.00	0.00	33,728.13	137.11%	-9,128.13	0.00
49	BLEACHERS & SHADE COVERS	65,200.00	0.00	65,200.00	62,523.00	0.00	0.00	62,523.00	95.89%	2,677.00	0.00
50	SOCCER FIELD ITEMS	10,300.00	0.00	10,300.00	10,119.32	0.00	0.00	10,119.32	98.25%	180.68	0.00
51	LIGHTNING PREDICITION SYSTEM - ALLOWANCE	7,500.00	(5,103.00)	2,397.00	2,397.00	0.00	0.00	2,397.00	100.00%	0.00	0.00
52	ELECTRICAL - SITE LIGHTING	260,700.00	3,548.40	264,248.40	258,745.90	597.50	0.00	259,343.40	98.14%	4,905.00	0.00
53	ELECTRICAL - SITE CONDUIT FOR FUTURE	86,700.00	0.00	86,700.00	86,700.00	0.00	0.00	86,700.00	100.00%	0.00	0.00
54	CONTINGENCY	26,556.00	(26,556.00)	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
55	CONSTRUCTION MANAGER'S FEE	77,414.00	20,626.00	98,040.00	57,802.76	173.40	0.00	57,976.16	59.14%	40,063.84	0.00
56	GENERAL CONDITIONS	0.00	106,290.00	106,290.00	0.00	0.00	0.00	0.00	0.00%	106,290.00	0.00
57	GENERAL REQUIREMENTS	0.00	73,514.00	73,514.00	0.00	0.00	0.00	0.00	0.00%	73,514.00	0.00
58	BUILDERS RISK INSURANCE	0.00	3,820.00	3,820.00	0.00	0.00	0.00	0.00	0.00%	3,820.00	0.00
59	CONTRACTOR INSURANCES & RISK MANAGEMENT	0.00	27,008.00	27,008.00	0.00	0.00	0.00	0.00	0.00%	27,008.00	0.00
60	PERFORMANCE & PAYMENT BOND	0.00	8,818.00	8,818.00	0.00	0.00	0.00	0.00	0.00%	8,818.00	0.00
61	MISC. SITE ITEMS	0.00	7,100.00	7,100.00	0.00	0.00	0.00	0.00	0.00%	7,100.00	0.00
62	ACCESS ROAD & SOIL STABILIZATION - ALLOWANCE	0.00	44,000.00	44,000.00	0.00	0.00	0.00	0.00	0.00%	44,000.00	0.00
63	SILT FENCE REMOVAL - ALLOWANCE	0.00	5,300.00	5,300.00	0.00	0.00	0.00	0.00	0.00%	5,300.00	0.00

CONTINUATION SHEET

Application and Certification for Payment, containing Contractor's signed certification is attached.
 In tabulations below, amounts are stated to the nearest dollar.
 Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 14
Application Date : 04/24/23
To: 04/30/23
Architect's Project No.: N/A

Invoice # : 15192 **Contract :** 1748- Tributary Regional Park

A Item No.	B Description of Work	C Schedule of Values			E Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	Retainage
		Scheduled Value	Approved Changes	Revised Scheduled Value	From Previous Application (D+E)	This Period In Place					
64	STORM - ALLOWANCE	0.00	135,600.00	135,600.00	0.00	0.00	0.00	0.00	0.00%	135,600.00	0.00
65	FENCING & GATES	0.00	130,700.00	130,700.00	0.00	0.00	0.00	0.00	0.00%	130,700.00	0.00
66	LANDSCAPE & IRRIGATION	0.00	14,600.00	14,600.00	0.00	0.00	0.00	0.00	0.00%	14,600.00	0.00
67	BASEBALL FIELDS	0.00	335,686.00	335,686.00	0.00	0.00	0.00	0.00	0.00%	335,686.00	0.00
68	CONCRETE: WALKS AND PADS	0.00	54,100.00	54,100.00	0.00	0.00	0.00	0.00	0.00%	54,100.00	0.00
69	ROUGH & FINISH CARPENTRY	0.00	24,000.00	24,000.00	0.00	0.00	0.00	0.00	0.00%	24,000.00	0.00
70	ROOFING	0.00	15,900.00	15,900.00	0.00	0.00	0.00	0.00	0.00%	15,900.00	0.00
71	PAINTING	0.00	3,500.00	3,500.00	0.00	0.00	0.00	0.00	0.00%	3,500.00	0.00
72	EQUIPMENT	0.00	25,900.00	25,900.00	0.00	0.00	0.00	0.00	0.00%	25,900.00	0.00
73	CONTINGENCY	0.00	48,246.00	48,246.00	0.00	0.00	0.00	0.00	0.00%	48,246.00	0.00
74	CONSTRUCTION MANAGER'S FEE	0.00	105,630.00	105,630.00	0.00	0.00	0.00	0.00	0.00%	105,630.00	0.00
75	GENERAL CONDITIONS	0.00	11,810.00	11,810.00	0.00	0.00	0.00	0.00	0.00%	11,810.00	0.00
76	GENERAL REQUIREMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
77	BUILDERS RISK INSURANCE	0.00	1,295.00	1,295.00	0.00	0.00	0.00	0.00	0.00%	1,295.00	0.00
78	CONTRACTOR INSURANCES & RISK MANAGEMENT	0.00	8,283.00	8,283.00	0.00	0.00	0.00	0.00	0.00%	8,283.00	0.00
79	PERFORMANCE & PAYMENT BOND	0.00	2,481.00	2,481.00	0.00	0.00	0.00	0.00	0.00%	2,481.00	0.00
80	BASEBALL FIELDS - UPGRADE TO SOD	0.00	22,900.00	22,900.00	0.00	0.00	0.00	0.00	0.00%	22,900.00	0.00
81	BATTING CAGES	0.00	15,600.00	15,600.00	0.00	0.00	0.00	0.00	0.00%	15,600.00	0.00
82	SCOREBOARDS	0.00	40,100.00	40,100.00	0.00	0.00	0.00	0.00	0.00%	40,100.00	0.00
83	BLEACHERS & SHADE COVERS	0.00	69,000.00	69,000.00	0.00	0.00	0.00	0.00	0.00%	69,000.00	0.00
84	ELECTRICAL - SITE CONDUIT	0.00	50,700.00	50,700.00	0.00	0.00	0.00	0.00	0.00%	50,700.00	0.00
85	CONTINGENCY	0.00	10,840.00	10,840.00	0.00	0.00	0.00	0.00	0.00%	10,840.00	0.00
86	CONSTRUCTION MANAGER'S FEE	0.00	23,979.00	23,979.00	0.00	0.00	0.00	0.00	0.00%	23,979.00	0.00
Grand Totals		2,831,618.00	1,639,746.88	4,471,364.88	3,033,769.03	9,100.73	0.00	3,042,869.76	68.05%	1,428,495.12	0.00

**CONTRACTOR'S
CONDITIONAL WAIVER AND RELEASE OF LIEN
UPON PROGRESS PAYMENT
(PAYMENT BY CHECK)**

The undersigned lienor, in consideration of the progress payment in the amount of \$9,100.73 and conditioned upon payment of check number _____ issued to the undersigned by Three Rivers Community Development District in said amount, waives and releases its lien and right to claim a lien for labor, services, or materials furnished to Three Rivers Community Development District on the job of Tributary Regional Park, to the following described property:

**Tributary Regional Park
75433 Edwards Road
Yulee, FL 32097**

AWC Project No. 1748

Dated on April 24, 2023

Lienor's Name: Auld & White Constructors, LLC
Address: 4168 Southpoint Parkway, Suite 101
Jacksonville, Florida 32216

By: _____
Printed Name: James Durkin, Project Manager

STATE OF FLORIDA, COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 24th DAY OF APRIL, 2023 BY JAMES DURKIN WHO IS **PERSONALLY KNOWN TO ME** OR WHO HAS PRODUCED AS IDENTIFICATION AND WHO DID (DID NOT) TAKE AN OATH.

NOTARY PUBLIC

BRITTNEY BUSHEY
NOTARY PUBLIC
STATE OF FLORIDA
NO. HH 232356
MY COMMISSION EXPIRES FEB. 26, 2026

COMMISSION NO.

Brittney Bushey
NOTARY NAME TYPED OR PRINTED

NOTE: This is a statutory form prescribed by Section 713.20, Florida Statutes (1996). Effective October 1, 1996, a person may not require a lienor to furnish a waiver or release of lien that is different from the statutory form.



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost
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Contract Item: 1 PRECONSTRUCTION FEE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	4,100.00	0.00	4,100.00	0.00
Total for 1 - PRECONSTRUCTION FEE	4,100.00	0.00	4,100.00	0.00

Contract Item: 2 GENERAL CONDITIONS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	131,160.00	0.00	131,160.00	0.00
Total for 2 - GENERAL CONDITIONS	131,160.00	0.00	131,160.00	0.00

Contract Item: 3 GENERAL REQUIREMENTS

02/23	37895	02/15/23	02/14/23		C1/000 1.00 / 732 / Carreon , Carlos Ruben5 Payroll Taxes	0.00	159.72
02/23	37896	02/15/23	02/14/23		C1/000 1.00 / 763 / Russell , Paul Wayne5 Payroll Taxes	0.00	103.29
02/23	37897	02/15/23	02/14/23		C1/000 1.00 / 732 / Carreon , Carlos Ruben5 Regular Earnings	12.00	290.40
02/23	37898	02/15/23	02/14/23		C1/000 1.00 / 763 / Russell , Paul Wayne5 Regular Earnings	12.00	187.80
02/23	37899	02/15/23	02/14/23		S2/000 1.00 / 559 / Mers , Mark A5 Regular Earnings	12.00	900.00
03/23	28618	03/15/23	07/08/22	D000116079 02	FPL	0.00	1,202.43
03/23	19075	03/09/23	03/09/23		Payroll Earnings & Taxes	32.00	1,376.00

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	93,856.25	1,202.43	95,058.68	0.00
Labor	67,004.72	3,017.21	70,021.93	68.00
Temporary Labor	2,986.04	0.00	2,986.04	0.00
Total for 3 - GENERAL REQUIREMENTS	163,847.01	4,219.64	168,066.65	68.00

Contract Item: 5 BUILDERS RISK & GEN. LIABILITY INSURANCE



AWC Job Billing History

Job#: 1748-

2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
						Previous Cost	Current Cost	JTD Cost	Current Hours
					Material	37,426.00	0.00	37,426.00	0.00
					Total for 5 - BUILDERS RISK & GEN. LIABILITY INSURANCE	37,426.00	0.00	37,426.00	0.00

Contract Item: 6 PERFORMANCE & PAYMENT BOND

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	12,812.00	0.00	12,812.00	0.00
Total for 6 - PERFORMANCE & PAYMENT BOND	12,812.00	0.00	12,812.00	0.00

Contract Item: 7 MONUMENT SIGN

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	27,339.00	0.00	27,339.00	0.00
Total for 7 - MONUMENT SIGN	27,339.00	0.00	27,339.00	0.00

Contract Item: 8 SITE WORK / SOILS ALLOWANCE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	35,752.82	0.00	35,752.82	0.00
Subcontract	167,307.00	0.00	167,307.00	0.00
Labor	44,239.55	0.00	44,239.55	0.00
Total for 8 - SITE WORK / SOILS - ALLOWANCE	247,299.37	0.00	247,299.37	0.00

Contract Item: 10 DUMPSTER ENCLOSURE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	3,640.00	0.00	3,640.00	0.00
Total for 10 - DUMPSTER ENCLOSURE	3,640.00	0.00	3,640.00	0.00

Contract Item: 11 GRADING/IMPORT FOR SIDEWALKS ALLOWANCE



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
						Previous Cost	Current Cost	JTD Cost	Current Hours
					Material	10,132.29	0.00	10,132.29	0.00
					Labor	168.33	0.00	168.33	0.00
					Total for 11 - GRADING/IMPORT FOR SIDEWALKS - ALLOWANCE	10,300.62	0.00	10,300.62	0.00

Contract Item: 12 FENCING & GATES

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	106,275.00	0.00	106,275.00	0.00
Total for 12 - FENCING & GATES	106,275.00	0.00	106,275.00	0.00

Contract Item: 13 DUGOUT ROOF/FRAMING

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	38,185.00	0.00	38,185.00	0.00
Total for 13 - DUGOUT ROOF/FRAMING	38,185.00	0.00	38,185.00	0.00

Contract Item: 14 LANDSCAPE & IRRIGATION

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	245,010.00	0.00	245,010.00	0.00
Total for 14 - LANDSCAPE & IRRIGATION	245,010.00	0.00	245,010.00	0.00

04/23	37836	04/19/23	03/26/23	9200	Landmark Surveyors, Inc.	0.00	3,590.00
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	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	12,803.74	3,590.00	16,393.74	0.00
Subcontract	337,748.26	0.00	337,748.26	0.00
Total for 15 - BASEBALL FIELDS	350,552.00	3,590.00	354,142.00	0.00

Contract Item: 16 SITE TRASH RECEPTION & PICNIC TABLES



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
						Previous Cost	Current Cost	JTD Cost	Current Hours
					Material	16,699.61	0.00	16,699.61	0.00
					Subcontract	4,314.85	0.00	4,314.85	0.00
					Labor	0.00	0.00	0.00	0.00
					Total for 16 - SITE TRASH RECEP. & PICNIC TABLES	21,014.46	0.00	21,014.46	0.00

Contract Item: 17 CONCRETE BUILDING

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	679.45	0.00	679.45	0.00
Subcontract	52,213.00	0.00	52,213.00	0.00
Labor	6,068.31	0.00	6,068.31	0.00
Total for 17 - CONCRETE - BUILDING	58,960.76	0.00	58,960.76	0.00

Contract Item: 18 CONCRETE SIDEWALKS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	1,515.00	0.00	1,515.00	0.00
Subcontract	120,561.00	0.00	120,561.00	0.00
Total for 18 - CONCRETE - SIDEWALKS	122,076.00	0.00	122,076.00	0.00

Contract Item: 19 MASONRY

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	3,033.65	0.00	3,033.65	0.00
Subcontract	44,420.00	0.00	44,420.00	0.00
Labor	666.50	0.00	666.50	0.00
Total for 19 - MASONRY	48,120.15	0.00	48,120.15	0.00

Contract Item: 20 ROUGH & FINISH CARPENTRY

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	2,875.04	0.00	2,875.04	0.00
Subcontract	66,183.60	0.00	66,183.60	0.00
Labor	1,109.44	0.00	1,109.44	0.00
Total for 20 - ROUGH & FINISH CARPENTRY	70,168.08	0.00	70,168.08	0.00

Contract Item: 21 MILLWORK



AWC Job Billing History

Job#: 1748-

2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost
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	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	11,966.00	0.00	11,966.00	0.00
Total for 21 - MILLWORK	11,966.00	0.00	11,966.00	0.00

Contract Item: 22 JOINT SEALANTS & WEATHER BARRIER

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	3,885.00	0.00	3,885.00	0.00
Total for 22 - JOINT SEALANTS & WEATHER BARRIER	3,885.00	0.00	3,885.00	0.00

Contract Item: 23 ROOFING

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	13,200.00	0.00	13,200.00	0.00
Total for 23 - ROOFING	13,200.00	0.00	13,200.00	0.00

Contract Item: 24 DOORS & HARDWARE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	17,945.95	0.00	17,945.95	0.00
Labor	1,302.25	0.00	1,302.25	0.00
Total for 24 - DOORS & HARDWARE	19,248.20	0.00	19,248.20	0.00

Contract Item: 25 OVERHEAD DOORS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	7,560.00	0.00	7,560.00	0.00
Total for 25 - OVERHEAD DOORS	7,560.00	0.00	7,560.00	0.00

Contract Item: 26 DRYWALL



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
						Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract						6,767.00	0.00	6,767.00	0.00
Total for 26 - DRYWALL						6,767.00	0.00	6,767.00	0.00

Contract Item: 27 PAINTING

						Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract						18,700.00	0.00	18,700.00	0.00
Total for 27 - PAINTING						18,700.00	0.00	18,700.00	0.00

Contract Item: 28 BUILDING SPECIALTIES

						Previous Cost	Current Cost	JTD Cost	Current Hours
Material						857.97	0.00	857.97	0.00
Total for 28 - BUILDING SPECIALTIES						857.97	0.00	857.97	0.00

Contract Item: 29 PLUMBING

						Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract						67,213.00	0.00	67,213.00	0.00
Total for 29 - PLUMBING						67,213.00	0.00	67,213.00	0.00

Contract Item: 30 HVAC / MECHANICAL

						Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract						21,997.00	0.00	21,997.00	0.00
Total for 30 - HVAC / MECHANICAL						21,997.00	0.00	21,997.00	0.00

Contract Item: 31 ELECTRICAL BLDG.

						Previous Cost	Current Cost	JTD Cost	Current Hours
Material						3,300.00	0.00	3,300.00	0.00
Subcontract						47,420.00	0.00	47,420.00	0.00
Total for 31 - ELECTRICAL - BLDG.						50,720.00	0.00	50,720.00	0.00



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost
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Contract Item: 36 GENERAL CONDITIONS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	43,720.00	0.00	43,720.00	0.00
Total for 36 - GENERAL CONDITIONS	43,720.00	0.00	43,720.00	0.00

Contract Item: 38 BUILDERS RISK & GEN. LIABILITY INSURANCE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	20,369.00	0.00	20,369.00	0.00
Total for 38 - BUILDERS RISK & GEN. LIABILITY INSURANCE	20,369.00	0.00	20,369.00	0.00

Contract Item: 39 PERFORMANCE & PAYMENT BOND

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	8,440.50	0.00	8,440.50	0.00
Total for 39 - PERFORMANCE & PAYMENT BOND	8,440.50	0.00	8,440.50	0.00

Contract Item: 40 BASEBALL FIELDS UPGRADE TO SOD

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	22,867.00	0.00	22,867.00	0.00
Total for 40 - BASEBALL FIELDS - UPGRADE TO SOD	22,867.00	0.00	22,867.00	0.00

Contract Item: 41 SPRAY FOAM INSULATION

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	12,500.00	0.00	12,500.00	0.00
Total for 41 - SPRAY FOAM INSULATION	12,500.00	0.00	12,500.00	0.00

Contract Item: 43 FINISHES & FURNISHES (I.E. APPLIANCES)



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
						Previous Cost	Current Cost	JTD Cost	Current Hours
					Material	22,006.27	0.00	22,006.27	0.00
					Subcontract	20,184.00	0.00	20,184.00	0.00
					Total for 43 - FINISHES & FURNISHES (I.E. APPLIANCES)	42,190.27	0.00	42,190.27	0.00

Contract Item: 44 BENCHES & BIKE RACKS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	23,670.85	0.00	23,670.85	0.00
Subcontract	14,181.40	0.00	14,181.40	0.00
Labor	0.00	0.00	0.00	0.00
Total for 44 - BENCHES & BIKE RACKS	37,852.25	0.00	37,852.25	0.00

Contract Item: 45 PLAYGROUND EQUIPMENT

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	192,616.00	0.00	192,616.00	0.00
Total for 45 - PLAYGROUND EQUIPMENT	192,616.00	0.00	192,616.00	0.00

Contract Item: 46 PLAYGROUND FENCE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	22,400.00	0.00	22,400.00	0.00
Total for 46 - PLAYGROUND FENCE	22,400.00	0.00	22,400.00	0.00

Contract Item: 47 BATTING CAGES

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	7,359.90	0.00	7,359.90	0.00
Subcontract	17,630.10	0.00	17,630.10	0.00
Labor	0.00	0.00	0.00	0.00
Total for 47 - BATTING CAGES	24,990.00	0.00	24,990.00	0.00

Contract Item: 48 SCOREBOARDS



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
					Previous Cost	Current Cost	JTD Cost	Current Hours	
					Material	11,856.13	0.00	11,856.13	0.00
					Subcontract	21,872.00	0.00	21,872.00	0.00
					Total for 48 - SCOREBOARDS	33,728.13	0.00	33,728.13	0.00

Contract Item: 49 BLEACHERS & SHADE COVERS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Subcontract	62,523.00	0.00	62,523.00	0.00
Total for 49 - BLEACHERS & SHADE COVERS	62,523.00	0.00	62,523.00	0.00

Contract Item: 50 SOCCER FIELD ITEMS

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	3,565.74	0.00	3,565.74	0.00
Subcontract	6,553.58	0.00	6,553.58	0.00
Total for 50 - SOCCER FIELD ITEMS	10,119.32	0.00	10,119.32	0.00

Contract Item: 51 LIGHTNING PREDICITION SYSTEM ALLOWANCE

	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	0.00	0.00	0.00	0.00
Subcontract	2,397.00	0.00	2,397.00	0.00
Total for 51 - LIGHTNING PREDICITION SYSTEM - ALLOWANCE	2,397.00	0.00	2,397.00	0.00

Contract Item: 52 ELECTRICAL - SITE LIGHTING

03/23	10797	03/07/23	02/05/23	9066	Landmark Surveyors, Inc.	0.00	597.50
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	Previous Cost	Current Cost	JTD Cost	Current Hours
Material	4,247.50	597.50	4,845.00	0.00
Subcontract	254,498.40	0.00	254,498.40	0.00
Total for 52 - ELECTRICAL - SITE LIGHTING	258,745.90	597.50	259,343.40	0.00

Contract Item: 53 ELECTRICAL SITE CONDUIT FOR FUTURE



AWC Job Billing History

Job#: 1748-
2/1/2023 - 4/30/2023

Mth	Trans #	Posted Date	Actual Date	Inv #	Detail Description	Hours	Cost		
					Previous Cost	Current Cost	JTD Cost	Current Hours	
					Subcontract	86,700.00	0.00	86,700.00	0.00
					Total for 53 - ELECTRICAL - SITE CONDUIT FOR FUTURE	86,700.00	0.00	86,700.00	0.00
					Job Totals	Previous Cost	Current Cost	JTD Cost	Current Hours
					Material	534,070.66	5,389.93	539,460.59	0.00
					Subcontract	2,144,942.19	0.00	2,144,942.19	0.00
					Labor	120,559.10	3,017.21	123,576.31	68.00
					Temporary Labor	2,986.04	0.00	2,986.04	0.00
					Total for Job	2,802,557.99	8,407.14	2,810,965.13	68.00

PAYMENT COUPON

/4115006400306800009336180028736900000120243

AULD & WHITE CONSTRUCTORS, INC.
 4168 SOUTHPOINT PKWY STE 101
 JACKSONVILLE FL 32216

Cust. No.: 6800009336	Bill No.: 1800287369
Payment Due Upon Receipt	Amount Due This Bill \$ 1,202.43
Reference# D00011607902	

Your payment may be eligible to be paid online. Visit www.fpl.com/construction to learn more. You can also mail a check payable to FPL in USD to the FPL address listed below right. Please mail the top portion of the coupon with your check.

FPL
 General Mail Facility
 Miami FL 33188-0001

 Please retain this portion for your records.

Florida Power & Light Company
 Federal Tax Id.#: 59-0247775
 Customer Name and Address

Customer Number: 6800009336
Reference Number: D00011607902
Bill Number: 1800287369
Bill Date: 07/08/2022

AULD & WHITE CONSTRUCTORS, INC.
 4168 SOUTHPOINT PKWY STE 101
 JACKSONVILLE FL 32216

CURRENT CHARGES AND CREDITS
 Customer No: 6800009336 Bill No: 1800287369

Description	Amount
FPLES LGHT/0 TRIBUTARY DR Reference# D00011607902	1,202.43
For Inquiries Contact: Jessica Builes 954-604-4843	Total Amount Due \$1,202.43 Payment Due Upon Receipt

1748 | JTD
 01531 | \$1,202.43

Landmark Surveyors, Inc.
 P.O. Box 61507
 Jacksonville, FL 32236

Invoice


DATE	INVOICE #
3/26/2023	9200

BILL TO

Auld & White
 Attn; Accounts Payable
 4168 Southpoint Parkway Suite 101
 Jacksonville, FL 32216

1748 | TD

01233 | 3,590.00

P.O. NO.		TERMS	DUE DATE	JOB NUMBER	JOB NAME
		Due on receipt	3/26/2023	3975.01	AWC 1748 Tributary County Park
QUANTITY	DATE	DESCRIPTION		RATE	AMOUNT
7	2/10/2023	Field location to produce asbuilt drawings Field as built location of storm structures and swale; establish topo elevations on phase 2 field		135.00	945.00
4	2/11/2023	Cad Drafting and/or Calculations Prepare as built drawings		65.00	260.00
4.5	3/13/2023	Field Crew for Construction Layout Collect elevation spot shots on playground		135.00	607.50
5	3/15/2023	Field location to produce asbuilt drawings Field as built location of baseball fields, swale and berms		135.00	675.00
6	3/21/2023	Field location to produce asbuilt drawings Field as built location of storm improvements at ball field		135.00	810.00
4.5	3/21/2023	Cad Drafting and/or Calculations Prepare as built drawings		65.00	292.50
					
Please send payment to:P.O. Box 61507, Jacksonville, FL, 32236					Total \$3,590.00

Landmark Surveyors, Inc.
 P.O. Box 61507
 Jacksonville, FL 32236

Invoice

DATE	INVOICE #
2/5/2023	9066

BILL TO

Auld & White
 Attn; Accounts Payable
 4168 Southpoint Parkway Suite 101
 Jacksonville, FL 32216

1748 | JTD
 01232 | 597.50

P.O. NO.	TERMS	DUE DATE	JOB NUMBER	JOB NAME
	Due on receipt	2/5/2023	3975.01	AWC 1748 Tributary County Park

QUANTITY	DATE	DESCRIPTION	RATE	AMOUNT
2.5	12/8/2022	Field location to produce asbuilt drawings	135.00	337.50
4	12/12/2022	Field as built location of multi-purpose fields Cad Drafting and/or Calculations Prepare as built drawings	65.00	260.00

RECEIVED
 FEB 13 2023
 Auld & White Constructors

Please send payment to:P.O. Box 61507, Jacksonville, FL, 32236	Total	\$597.50
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Three Rivers CDD 2021B ACQUISITION AND CONSTRUCTION ETM No 208 A&W

Final Audit Report

2023-05-04

Created:	2023-05-04
By:	Shelley Blair (blairs@etminc.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAAh-kJQA1RNo_c6CILVfgpLAWWrGylFWI

"Three Rivers CDD 2021B ACQUISITION AND CONSTRUCTION ETM No 208 A&W" History

-  Document created by Shelley Blair (blairs@etminc.com)
2023-05-04 - 2:32:01 PM GMT- IP address: 50.229.118.75
-  Document emailed to Carolina Aristimuno (gkern@greenpointellc.com) for signature
2023-05-04 - 2:32:21 PM GMT
-  Email viewed by Carolina Aristimuno (gkern@greenpointellc.com)
2023-05-04 - 2:51:18 PM GMT- IP address: 12.18.33.170
-  Document e-signed by Carolina Aristimuno (gkern@greenpointellc.com)
Signature Date: 2023-05-04 - 2:51:31 PM GMT - Time Source: server- IP address: 12.18.33.170
-  Agreement completed.
2023-05-04 - 2:51:31 PM GMT

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3C1

CHANGE ORDER

No.2

DATE OF ISSUANCE: May 3, 2023

EFFECTIVE DATE: May 3, 2023

OWNER: Three Rivers Community Development District

CONTRACTOR: Vallencourt Construction Co., Inc.

Contract: Tributary Phase 1B – Unit 8 Project

Project: Tributary Phase 1B – Unit 8 Project

OWNER's Contract No. N.A.

ENGINEER's Contract No. 22-402

ENGINEER: England – Thims and Miller, Inc.

You are directed to make the following changes in the Contract Documents:

Description: Earthwork, Value Engineering Deduct

Reason for Change: Elimination of import fill, reduce pond excavation

Attachments: (List documents supporting change) Vallencourt Construction Co., Inc. Change Order Request dated 4/12/2023

By execution of this change order document, the Contractor acknowledges that all issues related to Contract Time and Compensation for the work associated with these changes are resolved.

CHANGE IN CONTRACT PRICE:
Original Contract Price <u>\$ 6,720,808.90</u>
Net Increase /Decrease from previous Change Orders No. <u>0</u> to No. <u>1</u> <u>\$ (744,518.24)</u>
Contract Price prior to this Change Order: <u>\$ 5,976,290.66</u>
Net Increase /Decrease of this Change Order: <u>\$ (261,932.25)</u>
Contract Price with all approved Change Orders: <u>\$ 5,714,358.41</u>

CHANGE IN CONTRACT TIMES:
Original Contract Times: Substantial Completion: <u>448</u> Ready for final payment: <u>499</u> (days)
Net change from previous Change Orders No. <u>-0-</u> to No. <u>-1-</u> Substantial Completion: <u>0</u> Ready for final payment: <u>0</u> (days)
Contract Times prior to this Change Order: Substantial Completion: <u>448</u> Ready for final payment: <u>499</u> (days)
Net Increase this Change Order: Substantial Completion: <u>0</u> Ready for final payment: <u>0</u> (days)
Contract Times with all approved Change Orders: Substantial Completion: <u>448</u> Ready for final payment: <u>499</u> (days)

ENGLAND-THIMS & MILLER, INC. THREE RIVERS CDD
RECOMMENDED:

By: [Signature]
ENGINEER (Authorized Signature)

APPROVED:

By: [Signature]
OWNER (Authorized Signature)

VALLENCOURT CONSTRUCTION CO., INC.
ACCEPTED:

By: [Signature]
CONTRACTOR (Authorized Signature)

Date: May 4, 2023

Date: 5/9/2023

Date: 5/4/2023

EJCDC 1910-8-B (1996 Edition)

Prepared by the Engineers Joint Contract Documents Committee and endorsed by The Associated General Contractors of America and the Construction Specifications Institute.

Marcus McInarnay, President
Mike Vallencourt Sr., Chairman



Mike Vallencourt II, Vice President
J. Daniel Vallencourt, Vice President
Stan Bates P.E., Vice President

Change Order Request

Project : TRIBUTARY, UNIT 8

ATTN: Gregg Kern

To : Three Rivers CDD
2300 Glades Road
Suite 410w
Boca Raton, FL. 33431

Date : 4/12/2023

Job # 2022-51

Item	Description	Qty.	Units	Unit Price	Total
Earthwork, Value Engineering Deduct, Unit 8					
Pond Excavation					
1000	Pond Excavation (Various Onsite Sources)	1	LS	\$ (216,661.29)	\$ (216,661.29)
1003	Stockpile Dirt in Unit 5	19,584	CY	\$ 1.83	\$ 35,838.72
Earthwork					
1100	Place & Compact (Various Onsite Sources)	1	LS	\$ (7,778.12)	\$ (7,778.12)
1111	Purchase Fill Material - Credit	-20,020	CY	\$ 17.01	\$ (340,540.20)
1112	Haul/Import from Stockpile in Unit 5	19,584	CY	\$ 6.85	\$ 134,150.40
1113	Remove/Replace Unsuitables in Pipe Trenches - Overage	4,976	CY	\$ 26.74	\$ 133,058.24

*** See breakdown sheet for further details*

TOTAL CHANGE ORDER AMOUNT: \$ (261,932.25)

Contract Time To Be Extend 0 Days

The Original Contract Sum Was	\$ 6,720,808.90
Net Changed by Previously Authorized Requests and Change Orders	\$ (744,518.24)
The Contract Sum Prior to This Change Order was	\$ 5,976,290.66
The Contract Sum Will be <u>Decreased</u>	\$ (261,932.25)
The New Contract Sum Including This Change Order	\$ 5,714,358.41

Vallencourt Construction Co., Inc.

Three Rivers Community Development District

By:

By: _____

Print : Tim Gaddis

Print : _____

Title : Senior Project Manager

Title : _____

Date : 4/12/2023

Date: _____

Unit 8

BID PLANS					EARTHWORK, ONSITE VALUE ENGINEERING					DELTA		
Item	Description	Bid Qty.	UM	Unit Bid Price	Total Bid Price	Description	Bid Qty.	UM	Unit Bid Price	Total Bid Price	QTY	PRICE
Pond Excavation						Pond Excavation						
1000	Pond Excavation (Unit 8 Ponds)	46,820	CY	\$ 5.75	\$ 269,215.00	Pond Excavation (Unit 8 Ponds)	44,087	CY	\$ 5.75	\$ 253,500.25	-2,733	\$ (15,714.75)
1001	Dewater for Pond	118,858	CY	\$ 1.01	\$ 120,046.58	Dewater for Pond	118,858	CY	\$ 1.01	\$ 120,046.58	0	\$ -
1002	Pond Excavation (Unit 10 Ponds)	72,038	CY	\$ 8.66	\$ 623,849.08	Pond Excavation (Unit 10 Ponds)	40,919	CY	\$ 8.66	\$ 354,358.54	-31,119	\$ (269,490.54)
1007	Cutoff Wall	245	LF	\$ 58.34	\$ 14,293.30	Cutoff Wall	245	LF	\$ 58.34	\$ 14,293.30	0	\$ -
1002	Pond Excavation (Overexcavate Unit 5)	0	CY	\$ 3.50	\$ -	Pond Excavation (Overexcavate Unit 5)	19,584	CY	\$ 3.50	\$ 68,544.00	19,584	\$ 68,544.00
1003	Stockpile Unit 5	0	CY	\$ 1.83	\$ -	Stockpile Unit 5	19,584	CY	\$ 1.83	\$ 35,838.72	19,584	\$ 35,838.72
					\$ 1,027,403.96					\$ 846,581.39		\$ (180,822.57)
Earthwork						Earthwork						
1104	Strip Topsoil	23,190	CY	\$ 4.00	\$ 92,760.00	Strip Topsoil	23,190	CY	\$ 4.00	\$ 92,760.00	0	\$ -
1105	Bury Strippings And Unsuitables	63,478	CY	\$ 8.15	\$ 517,345.70	Bury Strippings And Unsuitables	63,478	CY	\$ 8.15	\$ 517,345.70	0	\$ -
1109	Place & Compact Fill (FROM IMPORT)	20,020	CY	\$ 2.47	\$ 49,449.40	Place & Compact Fill (FROM UNIT 5 PONDS)	19,584	CY	\$ 2.47	\$ 48,372.48	-436	\$ (1,076.92)
1109	Place & Compact Fill (FROM UNIT 8 PONDS)	12,532	CY	\$ 1.76	\$ 22,056.32	Place & Compact Fill (FROM UNIT 8 PONDS)	44,087	CY	\$ 1.76	\$ 77,593.12	31,555	\$ 55,536.80
1109	Place & Compact Fill (FROM UNIT 10 PONDS)	72,038	CY	\$ 2.00	\$ 144,076.00	Place & Compact Fill (FROM UNIT 10 PONDS)	40,919	CY	\$ 2.00	\$ 81,838.00	-31,119	\$ (62,238.00)
1110	Earthwork Density Testing	1	LS	\$ 28,359.22	\$ 28,359.22	Earthwork Density Testing	1	LS	\$ 28,359.22	\$ 28,359.22	0	\$ -
1111	Purchase Fill Material	20,020	CY	\$ 17.01	\$ 340,540.20	Purchase Fill Material	0	CY	\$ 17.01	\$ -	-20,020	\$ (340,540.20)
1112	Haul/Import from Stockpile in Unit 5	0	CY	\$ 6.85	\$ -	Haul/Import from Stockpile in Unit 5	19,584	CY	\$ 6.85	\$ 134,150.40	19,584	\$ 134,150.40
1113	Remove Unsuitables in Pipe Trenches	6,000	CY	\$ 6.36	\$ 38,160.00	Remove Unsuitables in Pipe Trenches	10,976	CY	\$ 6.36	\$ 69,807.36	4,976	\$ 31,647.36
1114	Replace Unsuitables in Pipe Trenches	6,000	CY	\$ 20.38	\$ 122,280.00	Replace Unsuitables in Pipe Trenches	10,976	CY	\$ 20.38	\$ 223,690.88	4,976	\$ 101,410.88
1118	Final Dressout	11,167	SY	\$ 0.78	\$ 8,710.26	Final Dressout	11,167	SY	\$ 0.78	\$ 8,710.26	0	\$ -
1119	Dress Behind Electric Contractor	1	LS	\$ 9,570.13	\$ 9,570.13	Dress Behind Electric Contractor	1	LS	\$ 9,570.13	\$ 9,570.13	0	\$ -
					\$ 1,373,307.23					\$ 1,292,197.55		\$ (81,109.68)

Unit 8 Savings \$ (261,932.25)

Total Savings \$ (375,098.25)

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

3C11

**THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT
WORK AUTHORIZATION NO. 18
UNIT 15 CEI SERVICES**

Scope of Work

England, Thims & Miller, Inc. (ETM) shall provide consulting engineering services for the Three Rivers Community Development District as directed by the Board of Supervisors or their designee. Consulting services shall include, but not be limited to:

TASK I – LIMITED CONSTRUCTION ADMINISTRATION SERVICES

ETM proposes to perform limited construction administration for Unit 15 throughout the construction and closeout phase of the project. This task includes the following services:

- | | |
|---|---------------------------------------|
| 1. Shop Drawing Review | 5. Certification to Nassau County |
| 2. As-Built Review | 6. Review of Contractors Pay Requests |
| 3. Regulatory Agency Required Inspections | 7. Assistance with Nassau County |
| 4. Certification to SJRWMD | 8. Certification to JEA |
| | 9. Weekly progress reports |

FEE..... HOURLY

**(HOURLY BUDGET ESTIMATE = \$5,759.00/MONTH)
(NOT TO EXCEED \$69,108.00 OVER A 12-MONTH PERIOD WITHOUT FURTHER AUTHORIZATION)**

BASIS OF ESTIMATE

Principal-Exec. Vice President	4.0 hours/month @ \$335/hour	=	\$1,340.00
Project Manager	4.0 hours/month @ \$200/hour	=	\$ 800.00
Engineer	10.0 hours/month @ \$175.00/hour	=	\$1,750.00
Inspector	12.0 hours/month @ \$132.00/hour	=	\$1,584.00
Administrative Support	3.0 hours/month @ \$95.00/hour	=	<u>\$ 285.00</u>
	TOTAL		\$5,759.00

TASK II – PROGRESS MEETINGS

ETM will coordinate and conduct progress meetings with the contractor throughout the construction and closeout of the project.

FEE..... HOURLY

**(HOURLY BUDGET ESTIMATE = \$1,127.00/MONTH)
(NOT TO EXCEED \$13,524.00 OVER A 12-MONTH PERIOD WITHOUT FURTHER AUTHORIZATION)**

BASIS OF ESTIMATE

Principal-Exec. Vice President	1.0 hour/month @ \$335/hour	=	\$ 325.00
Project Manager	2.0 hours/month @ \$200/hour	=	\$ 400.00
Engineer	1.0 hour/month @ \$175.00/hour	=	\$ 175.00
Inspector	1.0 hour/month @ \$132.00/hour	=	\$ 132.00
Administrative Support	1.0 hour/month @ \$95.00/hour	=	<u>\$ 95.00</u>
	TOTAL		\$ 1,127.00

TASK III - OWNER REQUESTED PLAN REVISIONS

ETM will design any requested plan revisions, and process them for approval by Nassau County and JEA. Because of the uncertainty of the amount of revisions, we propose to perform this task hourly, with an estimated budget amount.

FEE..... HOURLY

(NOT TO EXCEED \$10,000.00 WITHOUT FURTHER AUTHORIZATION)

TASK IV - REIMBURSABLE EXPENSES

Costs such as final printing, telephone, delivery service, mileage, and travel shall be invoiced at direct cost.

Budget Estimate.....\$500.00

FEE SUMMARY

		FEE AMOUNT
TASK I	LIMITED CONSTRUCTION ADMINISTRATION SERVICES	\$ 69,108.00
TASK II	PROGRESS MEETINGS	\$ 13,524.00
TASK III	OWNER REQUESTED PLAN REVISIONS	\$ 10,000.00
TASK IV	REIMBURSABLE EXPENSES	\$ 500.00
TOTAL FEE SUMMARY		\$ 93,132.00

**ENGLAND-THIMS & MILLER, INC.
 HOURLY FEE SCHEDULE – 2023***

<u>POSITION</u>	<u>HOURLY RATE</u>	
CEO/CSO.....	\$400.00	/Hr.
President.....	\$350.00	/Hr.
Executive Vice President.....	\$335.00	/Hr.
Vice President	\$260.00	/Hr.
Senior Engineer/ Senior Project Manager.....	\$215.00	/Hr.
Project Manager.....	\$200.00	/Hr.
Director.....	\$185.00	/Hr.
Engineer.....	\$175.00	/Hr.
Assistant Project Manager	\$155.00	/Hr.
Senior Planner /Planning Manager.....	\$200.00	/Hr.
Senior Environmental Scientist.....	\$215.00	/Hr.
Planner.....	\$163.00	/Hr.
CEI Senior Project Engineer.....	\$230.00	/Hr.
CEI Project Manager/Project Administrator.....	\$184.00	/Hr.
CEI Senior Inspector.....	\$163.00	/Hr.
CEI Inspector	\$132.00	/Hr.
Senior Landscape Architect.....	\$184.00	/Hr.
Landscape Architect.....	\$165.00	/Hr.
Senior Technician/Senior Specialist.....	\$163.00	/Hr.
GIS Program Manager.....	\$180.00	/Hr.
GIS Analyst	\$140.00	/Hr.
GIS Consultant.....	\$150.00	/Hr.
Senior Engineering Designer / Senior LA Designer.....	\$160.00	/Hr.
Engineering Intern	\$140.00	/Hr.
Engineering/Landscape Designer.....	\$140.00	/Hr.
CADD/GIS Technician.....	\$132.00	/Hr.
Project Coordinator / CSS.....	\$100.00	/Hr.
Administrative Support.....	\$95.00	/Hr.

*ETM’s standard hourly billing rates are reevaluated annually prior to the beginning of the calendar year and subject to an increase not to exceed five (5) percent per year.

Cost such as subconsultants, printing, telephone, delivery service, mileage and travel shall be invoiced at direct costs plus 15%.

Approval

Submitted by: 
 England, Thims & Miller, Inc.

Date: May 1, 2023

Approved by: 
 Three Rivers Community Development District

Date: 5/1/2023, 2023

THREE RIVERS

COMMUNITY DEVELOPMENT DISTRICT

4

RESOLUTION 2023-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2023/2024 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Three Rivers Community Development District (“**District**”) prior to June 15, 2023, a proposed budget (“**Proposed Budget**”) for the fiscal year beginning October 1, 2023 and ending September 30, 2024 (“**Fiscal Year 2023/2024**”); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2023/2024 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE: _____

HOUR: _____

LOCATION: Lookout Amenity Center
76183 Tributary Drive
Yulee, Florida 32097

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Nassau County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District’s Secretary is further directed to post the approved Proposed Budget on the District’s website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

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

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 18TH DAY OF MAY, 2023.

ATTEST:

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Proposed Budget

Exhibit A: Proposed Budget

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2024**

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
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**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023				Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023	Total Actual & Projected	
REVENUES					
Assessment levy: on-roll - gross	\$ 671,193				\$ 891,277
Allowable discounts (4%)	(26,848)				(35,651)
Assessment levy: on-roll - net	644,345	\$609,783	\$ 34,562	\$ 644,345	855,626
Developer contribution	122,976	253,556	(16,631)	236,925	251,432
Lot closing	-	13,365	-	13,365	-
Interest & miscellaneous	-	250	-	250	-
Total revenues	<u>767,321</u>	<u>876,954</u>	<u>17,931</u>	<u>894,885</u>	<u>1,107,058</u>
EXPENDITURES					
Professional & administrative					
Supervisor fees	9,000	2,000	7,000	9,000	9,000
FICA	918	153	765	918	918
Engineering	8,500	2,667	5,833	8,500	8,500
Attorney	25,000	3,286	21,714	25,000	25,000
Arbitrage	500	-	500	500	500
DSF accounting: series 2019	7,500	3,125	4,375	7,500	7,500
DSF accounting: series 2021	7,500	3,125	4,375	7,500	7,500
DSF accounting: series 2022	7,500	-	7,500	7,500	7,500
DSF accounting: series 2023	-	-	1,250	1,250	7,500
Dissemination agent: series 2019	1,000	417	583	1,000	1,000
Dissemination agent: series 2021-B1	1,000	417	583	1,000	1,000
Dissemination agent: series 2021-B2	1,000	417	583	1,000	1,000
Dissemination agent: series 2022	1,000	-	1,000	1,000	1,000
Dissemination agent: series 2023	-	-	167	167	1,000
Trustee: series 2019	4,050	4,256	-	4,256	4,300
Trustee: series 2021-B1	4,000	-	4,000	4,000	4,000
Trustee: series 2021-B2	4,000	-	4,000	4,000	4,000
Trustee: series 2022	4,000	-	4,000	4,000	4,000
Trustee: series 2023	-	-	-	-	4,000
Audit	6,000	-	6,000	6,000	7,500
Management	45,000	18,750	26,250	45,000	45,000
O&M accounting	-	-	-	-	7,500
Website	705	-	705	705	705
ADA compliance	210	-	210	210	210
Telephone	500	208	292	500	500
Postage	500	248	252	500	500
Insurance: GL and D&O	5,500	5,988	-	5,988	6,000
Printing & binding	500	208	292	500	500
Legal Advertising	1,500	1,310	190	1,500	1,500
Other current charges	500	116	384	500	500
Dues, licenses & subscriptions	175	175	-	175	175
Tax collector	13,424	12,196	1,228	13,424	17,826
Total professional & administrative	<u>160,982</u>	<u>59,062</u>	<u>104,031</u>	<u>163,093</u>	<u>187,634</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Proposed Budget FY 2024	
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023		Total Actual & Projected
Operations & maintenance					
Landscape maintenance	147,400	57,372	90,028	147,400	250,000
Landscape contingency	7,700	-	7,700	7,700	25,000
Lifestyle director	-	-	-	-	70,000
Electric	19,800	20,069	31,500	51,569	5,000
Reclaimed water	44,000	14,783	29,217	44,000	40,000
Lake/stormwater maintenance	15,180	5,750	9,430	15,180	17,000
Irrigation repairs	11,000	2,302	8,698	11,000	11,000
Waste pickup	1,000	-	1,000	1,000	1,440
Accounting	7,500	3,125	4,375	7,500	-
Total operations & maintenance	<u>253,580</u>	<u>103,401</u>	<u>181,948</u>	<u>285,349</u>	<u>419,440</u>
Amenity center					
Utilities					
Telephone & cable	9,566	2,046	7,520	9,566	9,566
Electric	17,500	-	17,500	17,500	55,000
Water/irrigation	18,666	-	18,666	18,666	-
Potable water	-	-	-	-	3,000
Reclaim water	-	-	-	-	15,666
Gas	1,750	311	1,439	1,750	1,750
Trash removal	2,916	1,129	1,787	2,916	2,916
Security					
Alarm monitoring	400	-	400	400	400
Monitoring	14,466	-	14,466	14,466	14,466
Access cards	1,166	-	1,166	1,166	1,166
Management contracts					
Landscape mainenance	30,526	39,295	10,000	49,295	55,000
Landscape contingency	-	-	-	-	5,500
Pool service	28,200	9,400	14,100	23,500	28,200
Pool repairs	5,834	112	5,722	5,834	5,834
Pool chemicals	14,000	-	9,000	9,000	14,000
Janitorial services	16,030	10,632	15,120	25,752	30,240
Janatorial supplies	3,500	-	3,500	3,500	12,000
Fitness equipment lease	38,300	15,649	22,651	38,300	38,300
Techonolgy help desk	-	-	-	-	4,100
HVAC maintenance	-	-	-	-	2,000
Pest control	1,750	840	910	1,750	2,520

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023				Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023	Total Actual & Projected	
Pool permits	1,166	-	1,166	1,166	1,166
Repairs & maintenance	9,334	7,885	1,449	9,334	20,000
New capital projects	10,000	-	10,000	10,000	10,000
Special events	11,666	15,016	-	15,016	80,000
Holiday decorations	12,666	11,015	1,651	12,666	12,666
Fitness center repairs/supplies	3,500	-	3,500	3,500	3,500
Office supplies	584	2,216	1,200	3,416	3,600
Operating supplies	10,850	1,463	5,425	6,888	10,850
ASCAP/BMI licences	1,984	-	1,984	1,984	1,984
Insurance: property	30,000	39,889	-	39,889	40,000
Total amenity center	<u>320,654</u>	<u>156,898</u>	<u>194,656</u>	<u>351,554</u>	<u>485,390</u>
Total expenditures	<u>735,216</u>	<u>319,361</u>	<u>480,635</u>	<u>799,996</u>	<u>1,092,464</u>
Net increase/(decrease) of fund balance	32,105	557,593	(462,704)	94,889	14,594
Fund balance - beginning (unaudited)	-	(80,295)	477,298	(80,295)	14,594
Committed					
Future maintenance	14,594	14,594	14,594	14,594	29,188
Working capital	-	-	-	-	-
Unassigned	17,511	462,704	-	-	-
Fund balance - ending (projected)	<u>\$ 32,105</u>	<u>\$477,298</u>	<u>\$ 14,594</u>	<u>\$ 14,594</u>	<u>\$ 29,188</u>

Total Number of Units	3,125
Platted or Anticipated Platted Units	733
Professional & admin amount per unit	54.40
Operations & maintenance and amenity center amount per unit	1,161.52
Total	1,215.92

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

Expenditures

Professional & administrative

Supervisor fees	\$ 9,000
Statutory set at \$200 (plus applicable taxes) for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year.	
FICA	918
Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor checks.	
Engineering	8,500
The District's engineer provides general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc. The District has contracted with Dominion Engineering Group, Inc.	
Attorney	25,000
Hopping, Green & Sams provides on-going general counsel and legal representation. These lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, they provide service as "local government lawyers," realizing that this type of local government is very limited in its scope - providing infrastructure and services to development.	
Arbitrage	500
To ensure the District's compliance with tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
DSF accounting: series 2019	7,500
DSF accounting: series 2021	7,500
DSF accounting: series 2022	7,500
DSF accounting: series 2023	7,500
Dissemination agent	
The District is required by the Security and Exchange Commission to comply with Rule 15c-12(b)(5) which relates to additional reporting requirements for unrated bond issues.	
Dissemination agent: series 2019	1,000
Dissemination agent: series 2021-B1	1,000
Dissemination agent: series 2021-B2	1,000
Dissemination agent: series 2022	1,000
Dissemination agent: series 2023	1,000
Trustee: series 2019	4,300
Trustee: series 2021-B1	4,000
Trustee: series 2021-B2	4,000
Trustee: series 2022	4,000
Trustee: series 2023	4,000
Audit	7,500
The District is required to annually undertake an independent examination of its books, records and accounting procedures. This audit is conducted pursuant to Florida State Law and the Rules of the Auditor General.	
Management	45,000
Wrathell, Hunt and Associates, LLC specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experiences of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, administer the issuance of tax exempt bond financings, and finally operate and maintain the assets of the community.	
O&M accounting	7,500
Website	705
ADA compliance	210

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Telephone	500
Telephone and fax machine.	
Postage	500
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Insurance: GL and D&O	6,000
The District's general liability, public officials liability and property insurance coverages.	
Printing & binding	500
Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.	
Legal Advertising	1,500
The District is required to advertise various notices for monthly Board meetings, public hearings, etc in a newspaper of general circulation.	
Other current charges	500
Bank charges and any other miscellaneous expenses incurred during the year.	
Dues, licenses & subscriptions	175
Annual fee paid to the Florida Department of Community Affairs.	
Tax Collector	17,826
Operations & maintenance	
Landscape maintenance	250,000
Estimated costs that the District will incur to maintain the landscaping within the common areas of the District after installation of landscape material has been completed.	
Landscape contingency	25,000
Lifestyle director	70,000
Estimated costs for any additional landscape expenses not covered under the monthly landscape maintenance contract.	
Utilities	
Estimated costs for any utilities such as electric, streetlights, water that may come online during the fiscal year.	
Electric	5,000
Reclaimed water	40,000
Lake/stormwater maintenance	17,000
Estimated costs for maintenance of all lakes and stormwater that will be maintained by the District. Sitex Aquatics contractor.	
Irrigation repairs	11,000
Estimated costs for any repairs to the irrigation system.	
Waste pickup	1,440
Doody Daddy monthly pick-up services \$120.00 per month	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Amenity center

Utilities

Telephone & cable	9,566
Electric	55,000
Potable water	3,000
Reclaim water	15,666
Gas	1,750
Trash removal	2,916

Security

Alarm monitoring	400
Monitoring	14,466
Access cards	1,166

Management contracts

Landscape mainenance	55,000
Landscape contingency	5,500
Pool service	28,200

Crown Pools monthly service contract \$2,350 per month

Pool repairs	5,834
Pool chemicals	14,000
Janitorial services	30,240
Janatorial supplies	12,000
Fitness equipment lease	38,300
Techonolgy help desk	4,100

ARCO help desk support security system, camera, TV, sound system \$100 per hour

HVAC maintenance	2,000
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Southern Technology agreemetrn \$2,000 per year. Does not include repairs.

Pest control	2,520
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Pool permits	1,166
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Repairs & maintenance	20,000
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AC repairs, handyman, electrician, Onsite Industry

New capital projects	10,000
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Special events	80,000
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Holiday decorations	12,666
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Fitness center repairs/supplies	3,500
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Office supplies	3,600
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Operating supplies	10,850
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ASCAP/BMI licences	1,984
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Insurance: property	40,000
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Total expenditures	<u><u>\$ 1,092,464</u></u>
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**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2019A-1
FISCAL YEAR 2024**

	Fiscal Year 2023				Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023	Total Actual & Projected	
REVENUES					
Assessment levy: on-roll	\$ 811,167				\$ 799,666
Allowable discounts (4%)	(32,447)				(31,987)
Net assessment levy - on-roll	778,720	\$ 726,582	\$ 52,138	\$ 778,720	767,679
Off-roll assessments	198,678	82,151	116,527	198,678	198,445
Assessment prepayments	-	22,553	-	22,553	-
Interest	5,000	19,737	-	19,737	5,000
Total revenues	<u>982,398</u>	<u>851,023</u>	<u>168,665</u>	<u>1,019,688</u>	<u>971,124</u>
EXPENDITURES					
Debt service					
Principal	275,000	-	275,000	275,000	285,000
Principal prepayment	-	85,000	-	85,000	-
Interest 11/1	340,650	337,142	3,508	340,650	329,684
Interest 5/1	340,650	-	340,650	340,650	329,684
Tax collector	16,223	14,533	1,690	16,223	15,993
Total expenditures	<u>972,523</u>	<u>436,675</u>	<u>620,848</u>	<u>1,057,523</u>	<u>960,361</u>
Excess/(deficiency) of revenues over/(under) expenditures	9,875	414,348	(452,183)	(37,835)	10,763
OTHER FINANCING SOURCES/(USES)					
Transfers out	-	(2,407)	-	(2,407)	-
Total other financing sources/(uses)	<u>-</u>	<u>(2,407)</u>	<u>-</u>	<u>(2,407)</u>	<u>-</u>
Fund balance:					
Net increase/(decrease) in fund balance	9,875	411,941	(452,183)	(40,242)	10,763
Beginning fund balance (unaudited)	1,354,063	1,586,178	1,998,119	1,586,178	1,545,936
Ending fund balance (projected)	<u>\$ 1,363,938</u>	<u>\$1,998,119</u>	<u>\$1,545,936</u>	<u>\$1,545,936</u>	<u>1,556,699</u>
Use of fund balance:					
Debt service reserve account balance (required)					(1,001,063)
Interest expense - November 1, 2024					(324,163)
Projected fund balance surplus/(deficit) as of September 30, 2024					<u>\$ 231,473</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2019A-1 AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/23	-		329,684.38	329,684.38	14,380,000.00
05/01/24	285,000.00	3.875%	329,684.38	614,684.38	14,095,000.00
11/01/24	-		324,162.50	324,162.50	14,095,000.00
05/01/25	295,000.00	4.125%	324,162.50	619,162.50	13,800,000.00
11/01/25	-		318,078.13	318,078.13	13,800,000.00
05/01/26	305,000.00	4.125%	318,078.13	623,078.13	13,495,000.00
11/01/26	-		311,787.50	311,787.50	13,495,000.00
05/01/27	320,000.00	4.125%	311,787.50	631,787.50	13,175,000.00
11/01/27	-		305,187.50	305,187.50	13,175,000.00
05/01/28	335,000.00	4.125%	305,187.50	640,187.50	12,840,000.00
11/01/28	-		298,278.13	298,278.13	12,840,000.00
05/01/29	345,000.00	4.125%	298,278.13	643,278.13	12,495,000.00
11/01/29	-		291,162.50	291,162.50	12,495,000.00
05/01/30	360,000.00	4.500%	291,162.50	651,162.50	12,135,000.00
11/01/30	-		283,062.50	283,062.50	12,135,000.00
05/01/31	380,000.00	4.500%	283,062.50	663,062.50	11,755,000.00
11/01/31	-		274,512.50	274,512.50	11,755,000.00
05/01/32	395,000.00	4.500%	274,512.50	669,512.50	11,360,000.00
11/01/32	-		265,625.00	265,625.00	11,360,000.00
05/01/33	415,000.00	4.500%	265,625.00	680,625.00	10,945,000.00
11/01/33	-		256,287.50	256,287.50	10,945,000.00
05/01/34	435,000.00	4.500%	256,287.50	691,287.50	10,510,000.00
11/01/34	-		246,500.00	246,500.00	10,510,000.00
05/01/35	455,000.00	4.500%	246,500.00	701,500.00	10,055,000.00
11/01/35	-		236,262.50	236,262.50	10,055,000.00
05/01/36	475,000.00	4.500%	236,262.50	711,262.50	9,580,000.00
11/01/36	-		225,575.00	225,575.00	9,580,000.00
05/01/37	495,000.00	4.500%	225,575.00	720,575.00	9,085,000.00
11/01/37	-		214,437.50	214,437.50	9,085,000.00
05/01/38	520,000.00	4.500%	214,437.50	734,437.50	8,565,000.00
11/01/38	-		202,737.50	202,737.50	8,565,000.00
05/01/39	545,000.00	4.500%	202,737.50	747,737.50	8,020,000.00
11/01/39	-		190,475.00	190,475.00	8,020,000.00
05/01/40	570,000.00	4.750%	190,475.00	760,475.00	7,450,000.00
11/01/40	-		176,937.50	176,937.50	7,450,000.00
05/01/41	595,000.00	4.750%	176,937.50	771,937.50	6,855,000.00
11/01/41	-		162,806.25	162,806.25	6,855,000.00
05/01/42	625,000.00	4.750%	162,806.25	787,806.25	6,230,000.00
11/01/42	-		147,962.50	147,962.50	6,230,000.00
05/01/43	655,000.00	4.750%	147,962.50	802,962.50	5,575,000.00
11/01/43	-		132,406.25	132,406.25	5,575,000.00
05/01/44	685,000.00	4.750%	132,406.25	817,406.25	4,890,000.00

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2019A-1 AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/44	-		116,137.50	116,137.50	4,890,000.00
05/01/45	720,000.00	4.750%	116,137.50	836,137.50	4,170,000.00
11/01/45	-		99,037.50	99,037.50	4,170,000.00
05/01/46	755,000.00	4.750%	99,037.50	854,037.50	3,415,000.00
11/01/46	-		81,106.25	81,106.25	3,415,000.00
05/01/47	795,000.00	4.750%	81,106.25	876,106.25	2,620,000.00
11/01/47	-		62,225.00	62,225.00	2,620,000.00
05/01/48	830,000.00	4.750%	62,225.00	892,225.00	1,790,000.00
11/01/48	-		42,512.50	42,512.50	1,790,000.00
05/01/49	875,000.00	4.750%	42,512.50	917,512.50	915,000.00
11/01/49	-		21,731.25	21,731.25	915,000.00
05/01/50	915,000.00	4.750%	21,731.25	936,731.25	-
Total	14,380,000.00		11,233,356.28	25,613,356.28	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2019A-2
FISCAL YEAR 2024**

	Fiscal Year 2023				Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023	Total Actual & Projected	
REVENUES					
Off-roll assessments	\$ 3,562	\$ -	\$ 3,562	\$ 3,562	\$ 3,326
Interest	-	62	-	62	-
Total revenues	<u>3,562</u>	<u>62</u>	<u>3,562</u>	<u>3,624</u>	<u>3,326</u>
EXPENDITURES					
Debt service					
Principal prepayment	-	5,000	-	5,000	-
Interest 11/1	1,781	1,781	-	1,781	1,663
Interest 5/1	1,781	-	1,663	1,663	1,663
Total expenditures	<u>3,562</u>	<u>6,781</u>	<u>1,663</u>	<u>8,444</u>	<u>3,326</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	(6,719)	1,899	(4,820)	-
OTHER FINANCING SOURCES/(USES)					
Transfers in	-	2,407	-	2,407	-
Total other financing sources/(uses)	<u>-</u>	<u>2,407</u>	<u>-</u>	<u>2,407</u>	<u>-</u>
Fund balance:					
Net increase/(decrease) in fund balance	-	(4,312)	1,899	(2,413)	-
Beginning fund balance (unaudited)	41,404	13,636	9,324	13,636	11,223
Ending fund balance (projected)	<u>\$ 41,404</u>	<u>\$ 9,324</u>	<u>\$ 11,223</u>	<u>\$11,223</u>	<u>11,223</u>
Use of fund balance:					
Debt service reserve account balance (required)					(3,563)
Interest expense - November 1, 2024					(1,663)
Projected fund balance surplus/(deficit) as of September 30, 2024					<u>\$ 5,997</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2019A-2 AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/23			1,662.50	1,662.50	70,000.00
05/01/24			1,662.50	1,662.50	70,000.00
11/01/24			1,662.50	1,662.50	70,000.00
05/01/25			1,662.50	1,662.50	70,000.00
11/01/25			1,662.50	1,662.50	70,000.00
05/01/26			1,662.50	1,662.50	70,000.00
11/01/26			1,662.50	1,662.50	70,000.00
05/01/27			1,662.50	1,662.50	70,000.00
11/01/27			1,662.50	1,662.50	70,000.00
05/01/28			1,662.50	1,662.50	70,000.00
11/01/28			1,662.50	1,662.50	70,000.00
05/01/29	70,000.00	4.750%	1,662.50	71,662.50	-
Total	70,000.00		19,950.00	89,950.00	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2021B
FISCAL YEAR 2024**

	Fiscal Year 2023				
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023	Total Actual & Projected	Proposed Budget FY 2024
REVENUES					
Special assessment: off-roll	\$ 14,850	\$ -	\$ -	\$ -	\$ -
Interest	-	3,581	-	3,581	-
Total revenues	<u>14,850</u>	<u>3,581</u>	<u>-</u>	<u>3,581</u>	<u>-</u>
EXPENDITURES					
Debt service					
Principal prepayment	-	265,000	-	265,000	-
Interest	14,850	5,962	-	5,962	-
Total debt service	<u>14,850</u>	<u>270,962</u>	<u>-</u>	<u>270,962</u>	<u>-</u>
Total expenditures	<u>14,850</u>	<u>270,962</u>	<u>-</u>	<u>270,962</u>	<u>-</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	(267,381)	-	(267,381)	-
OTHER FINANCING SOURCES/(USES)					
Transfers out	-	-	(201,666)	(201,666)	-
Total other financing sources/(uses)	<u>-</u>	<u>-</u>	<u>(201,666)</u>	<u>(201,666)</u>	<u>-</u>
Fund balance:					
Net increase/(decrease) in fund balance	-	(267,381)	(201,666)	(469,047)	-
Beginning fund balance (unaudited)	89,712	469,047	201,666	469,047	-
Ending fund balance (projected)	<u>\$ 89,712</u>	<u>\$ 201,666</u>	<u>\$ -</u>	<u>\$ -</u>	<u>-</u>
Use of fund balance:					
Debt service reserve account balance (required)					-
Principal and Interest expense - November 1, 2023					-
Projected fund balance surplus/(deficit) as of September 30, 2023				<u>\$</u>	<u>-</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2021B AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/23			-	-	-
05/01/24			-	-	-
11/01/24			-	-	-
05/01/25			-	-	-
11/01/25			-	-	-
05/01/26			-	-	-
11/01/26			-	-	-
05/01/27			-	-	-
11/01/27			-	-	-
05/01/28			-	-	-
11/01/28			-	-	-
05/01/29			-	-	-
11/01/29			-	-	-
05/01/30			-	-	-
11/01/30			-	-	-
05/01/31			-	-	-
11/01/31			-	-	-
05/01/32			-	-	-
11/01/32			-	-	-
05/01/33			-	-	-
11/01/33			-	-	-
05/01/34			-	-	-
11/01/34			-	-	-
05/01/35			-	-	-
11/01/35			-	-	-
05/01/36	-	4.500%	-	-	-
Total	-		-	-	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2021B (SOUTH ASSESSMENT AREA)
FISCAL YEAR 2024**

	Fiscal Year 2023				Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 02/28/23	Projected through 9/30/2023	Total Actual & Projected	
REVENUES					
Special assessment: off-roll	\$ 462,500	\$ -	\$ 462,500	\$ 462,500	\$ 462,500
Interest	-	6,833	-	6,833	-
Total revenues	<u>462,500</u>	<u>6,833</u>	<u>462,500</u>	<u>469,333</u>	<u>462,500</u>
EXPENDITURES					
Debt service					
Interest	462,500	231,250	231,250	462,500	462,500
Total debt service	<u>462,500</u>	<u>231,250</u>	<u>231,250</u>	<u>462,500</u>	<u>462,500</u>
Total expenditures	<u>462,500</u>	<u>231,250</u>	<u>231,250</u>	<u>462,500</u>	<u>462,500</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	(224,417)	231,250	6,833	-
OTHER FINANCING SOURCES/(USES)					
Transfers out	-	(1,638)	-	-	-
Total other financing sources/(uses)	<u>-</u>	<u>(1,638)</u>	<u>-</u>	<u>-</u>	<u>-</u>
Fund balance:					
Net increase/(decrease) in fund balance	-	(226,055)	231,250	6,833	-
Beginning fund balance (unaudited)	703,070	695,991	469,936	695,991	702,824
Ending fund balance (projected)	<u>\$ 703,070</u>	<u>\$ 469,936</u>	<u>\$ 701,186</u>	<u>\$ 702,824</u>	<u>702,824</u>
Use of fund balance:					
Debt service reserve account balance (required)					(462,500)
Principal and Interest expense - November 1, 2024					(231,250)
Projected fund balance surplus/(deficit) as of September 30, 2024					<u>\$ 9,074</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2021B AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
11/01/23			231,250.00	231,250.00	10,000,000.00
05/01/24			231,250.00	231,250.00	10,000,000.00
11/01/24			231,250.00	231,250.00	10,000,000.00
05/01/25			231,250.00	231,250.00	10,000,000.00
11/01/25			231,250.00	231,250.00	10,000,000.00
05/01/26			231,250.00	231,250.00	10,000,000.00
11/01/26			231,250.00	231,250.00	10,000,000.00
05/01/27			231,250.00	231,250.00	10,000,000.00
11/01/27			231,250.00	231,250.00	10,000,000.00
05/01/28			231,250.00	231,250.00	10,000,000.00
11/01/28			231,250.00	231,250.00	10,000,000.00
05/01/29			231,250.00	231,250.00	10,000,000.00
11/01/29			231,250.00	231,250.00	10,000,000.00
05/01/30			231,250.00	231,250.00	10,000,000.00
11/01/30			231,250.00	231,250.00	10,000,000.00
05/01/31			231,250.00	231,250.00	10,000,000.00
11/01/31			231,250.00	231,250.00	10,000,000.00
05/01/32			231,250.00	231,250.00	10,000,000.00
11/01/32			231,250.00	231,250.00	10,000,000.00
05/01/33			231,250.00	231,250.00	10,000,000.00
11/01/33			231,250.00	231,250.00	10,000,000.00
05/01/34			231,250.00	231,250.00	10,000,000.00
11/01/34			231,250.00	231,250.00	10,000,000.00
05/01/35			231,250.00	231,250.00	10,000,000.00
11/01/35			231,250.00	231,250.00	10,000,000.00
05/01/36	10,000,000.00	4.625%	231,250.00	10,231,250.00	-
Total	10,000,000.00		6,012,500.00	16,012,500.00	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT COMPARISON
PROJECTED FISCAL YEAR 2024 ASSESSMENTS**

On-Roll Assessments (Platted Lots in Units 1 & 2)

<u>Product/Parcel</u>	<u>Units</u>	<u>FY 2024 O&M Assessment per Unit</u>	<u>FY 2024 DS Assessment per Unit</u>	<u>FY 2024 Total Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>
Conventional					
SF 40'	-	\$ 1,215.93	\$ 1,458.51	\$ 2,674.44	\$ 2,674.44
SF 45'	30	1,215.93	1,510.64	2,726.57	2,726.57
SF 50'	94	1,215.93	1,562.77	2,778.70	2,778.70
SF 60'	107	1,215.93	1,667.02	2,882.95	2,882.95
SF 65'	-	1,215.93	1,719.15	2,935.08	2,935.08
Total	231				

On-Roll Assessments (Platted Lots in Unit 3)

<u>Product/Parcel</u>	<u>Units</u>	<u>FY 2024 O&M Assessment per Unit</u>	<u>FY 2024 DS Assessment per Unit</u>	<u>FY 2024 Total Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>
Conventional					
SF 40'	-	\$ 1,215.93	\$ 1,458.51	\$ 2,674.44	\$ 2,674.44
SF 45'	-	1,215.93	1,510.64	2,726.57	2,726.57
SF 50'	53	1,215.93	1,562.77	2,778.70	2,778.70
SF 60'	-	1,215.93	1,667.02	2,882.95	2,882.95
SF 65'	-	1,215.93	1,719.15	2,935.08	2,935.08
Total	53				

On-Roll Assessments (Platted Lots in Unit 4)

<u>Product/Parcel</u>	<u>Units</u>	<u>FY 2024 O&M Assessment per Unit</u>	<u>FY 2024 DS Assessment per Unit</u>	<u>FY 2024 Total Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>
Age-Restricted					
SF 45'	-	\$ 1,215.93	-	\$ 1,215.93	\$ 1,215.93
SF 50'	-	1,215.93	1,562.77	2,778.70	2,778.70
SF 50' Reduced	63	1,215.93	957.45	2,173.38	2,173.38
SF 60'	-	1,215.93	1,667.02	2,882.95	2,882.95
SF 60' Reduced	37	1,215.93	957.45	2,173.38	2,173.38
Total	100				

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT COMPARISON
PROJECTED FISCAL YEAR 2024 ASSESSMENTS**

On-Roll Assessments (Platted Lots in Units 6)

<u>Product/Parcel</u>	<u>Units</u>	<u>FY 2024 O&M Assessment per Unit</u>	<u>FY 2024 DS Assessment per Unit</u>	<u>FY 2024 Total Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>
<u>Conventional</u>					
SF 40'	63	\$ 1,215.93	\$ 1,458.51	\$ 1,371.00	\$ 1,371.00
SF 45'	105	1,215.93	1,510.64	1,420.00	1,420.00
SF 50'	-	1,215.93	1,562.77	1,469.00	1,469.00
SF 60'	-	1,215.93	1,667.02	1,567.00	1,567.00
SF 65'	-	1,215.93	1,719.15	1,616.00	1,616.00
Total	168				

On-Roll Assessments (Platted Lots in Units 5)

<u>Product/Parcel</u>	<u>Units</u>	<u>FY 2024 O&M Assessment per Unit</u>	<u>FY 2024 DS Assessment per Unit</u>	<u>FY 2024 Total Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>
<u>Age-Restricted</u>					
SF 45'	-	\$ 1,215.93	\$ -	\$ -	\$ -
SF 50'	61	1,215.93	1,562.77	1,469.00	1,469.00
SF 60'	41	1,215.93	1,667.02	1,567.00	1,567.00
Total	102				

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

5

RESOLUTION 2023-05

A RESOLUTION OF THE THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2023/2024 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Three Rivers Community Development District (“District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Nassau County, Florida; and

WHEREAS, the Board of Supervisors of the District (“Board”) is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, *Florida Statutes*; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District’s Board shall be held during Fiscal Year 2023/2024 as provided on the schedule attached hereto as **Exhibit A**.

SECTION 2. FILING REQUIREMENT. In accordance with Section 189.015(1), *Florida Statutes*, the District’s Secretary is hereby directed to file a schedule of the District’s regular meetings annually with Nassau County and the Florida Department of Economic Opportunity.

SECTION 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 18th day of May, 2023.

Attest:

**THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 MEETING SCHEDULE		
LOCATION		
<i>The Lookout Amenity Center, 76183 Tributary Drive, Yulee, Florida 32097</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 19, 2023	Regular Meeting	3:00 PM
November 16, 2023	Regular Meeting	3:00 PM
December 21, 2023	Regular Meeting	3:00 PM
January 18, 2024	Regular Meeting	3:00 PM
February 15, 2024	Regular Meeting	3:00 PM
March 21, 2024	Regular Meeting	3:00 PM
April 18, 2024	Regular Meeting	3:00 PM
May 16, 2024	Regular Meeting	3:00 PM
June 20, 2024	Regular Meeting	3:00 PM
July 18, 2024	Regular Meeting	3:00 PM
August 15, 2024	Regular Meeting	3:00 PM
September 19, 2024	Regular Meeting	3:00 PM

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

6

RESOLUTION 2023-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING JES REIMBURSEMENTS TO BE PAID TO THE DEVELOPER; PROVIDING ADDITIONAL AUTHORIZATION; AND ADDRESSING SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Three Rivers Community Development District (“**District**”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, Chapter 190, Florida Statutes, authorizes the District to construct, install, operate and/or maintain systems and facilities for certain basic infrastructure within or without the boundaries of the District; and

WHEREAS, the District approved that certain *Master Engineer’s Report* prepared by Dominion Engineering Group, Inc., and dated August 27, 2019, which identifies the District’s Capital Improvement Plan, including the master infrastructure in an estimated amount of \$89,138,676.00, necessary for the Capital Improvement Plan (the “Master Improvements”); and

WHEREAS, the District is entering into agreements for the construction of certain utility improvements, which improvements will be conveyed to JEA, an independent agency of the City of Jacksonville, (the “JEA Work”); and

WHEREAS all of the projects that comprise the JEA Work are Master Improvements; and

WHEREAS, pursuant to that certain JEA Cost Participation Agreement for Extension of Utility System between JEA and Three Rivers Developers, LLC (the “Developer”), a portion of the costs for the JEA Work is anticipated to be reimbursed to the Developer by JEA (the “JEA Reimbursement”); and

WHEREAS, as set forth on the certification attached hereto as **Exhibit A**, the Developer has provided funding for the Master Improvements that exceeds the anticipated amount of the JEA Reimbursement (the “Developer Funding”); and

WHEREAS, the District acknowledges and agrees that, as long as the amount of the JEA Reimbursement is less than the amount of the Developer Funding, the JEA Reimbursement shall go directly to the Developer and any obligation on the District’s part to repay the Developer for the Developer Funding shall be reduced by the total amount of the JEA Reimbursements; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. Findings. The recitals as stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

SECTION 2. JEA Reimbursements. The District acknowledges and agrees that, as long as the amount of the JEA Reimbursement is less than the amount of the Developer Funding, the JEA Reimbursement shall go directly to the Developer and any obligation on the District's part to repay the Developer for the Developer Funding shall be reduced by the total amount of the JEA Reimbursements.

SECTION 3. Additional Authorization. District Staff is authorized to take whatever additional actions may be necessary to fulfill the intent of this Resolution.

SECTION 4. Severability. If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 5. Effective Date. This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED this 18th day of May, 2023.

ATTEST:

**BOARD OF SUPERVISORS OF THE
THREE RIVERS COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Asst. Secretary

By: _____
Its: _____

Exhibit A: Developer Funding Certification

Exhibit A: Developer Funding Certification

CERTIFICATE OF DISTRICT ENGINEER

May __, 2023

Board of Supervisors
Three Rivers Community Development District

Re: Three Rivers Community Development District
Certification of Developer Funded Improvements

Ladies and Gentlemen:

The undersigned, a representative of England-Thims & Miller, Inc. (“**District Engineer**”), as District Engineer for the Three Rivers Community Development District (“**District**”), hereby makes the following certifications in connection with Master Improvements identified in that certain *Master Engineer’s Report* prepared by Dominion Engineering Group, Inc., and dated August 27, 2019. The undersigned, an authorized representative of the District Engineer, hereby certifies that:

1. I reviewed and am familiar with that certain *Master Engineer’s Report* prepared by Dominion Engineering Group, Inc., and dated August 27, 2019 (the “Engineer’s Report”). Specifically, I am familiar with the improvements that comprise the master infrastructure in an estimated amount of \$89,138,676.00 described in the Engineer’s Report (the “Master Improvements”).
2. I am also familiar with that that certain JEA Cost Participation Agreement for Extension of Utility System between JEA, an independent agency of the City of Jacksonville, and Three Rivers Developers, LLC (the “Developer”), which contemplates the construction of certain utility improvements (the “JEA Improvements”), which improvements will be conveyed to JEA (the “JEA Agreement”).
3. Pursuant to the JEA Agreement, a portion of the costs for the JEA Improvements is anticipated to be reimbursed to the Developer by JEA (the “JEA Reimbursement”);
4. All of the JEA Improvements are Master Improvements.
5. Because the District has not had available funds, the Developer has either provided funds to the District or directly paid for Master Improvements in an amount not to exceed \$ _____ (the “Master Improvement Funding”).

(REMAINDER OF PAGE INTENTIONALLY BLANK)

6. Pursuant to the terms of the JEA Agreement, the total amount of JEA Reimbursement available to be paid to the Developer is less than the Master Improvement Funding.

Under penalties of perjury, I declare that I have read the foregoing certificate and that the facts stated in it are true.

England-Thims & Miller, Inc.

By:_____

Scott Wild, P.E.

STATE OF FLORIDA
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me this ___ day of May, 2023, by Scott Wild, P.E., an authorized representative of England-Thims & Miller, Inc., who [] is personally known to me or [] produced _____ as identification.

(NOTARY SEAL)

Notary Public Signature

(Name typed, printed or stamped)
Notary Public, State of _____ Commission
No. _____

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

UNAUDITED
FINANCIAL
STATEMENTS

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
MARCH 31, 2023**

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
MARCH 31, 2023**

	General Fund	Debt Service Fund Series 2019A-1	Debt Service Fund Series 2019A-2	Debt Service Fund Series 2021B	Debt Service Fund Series 2021B SSA	Capital Projects Fund Series 2019	Capital Projects Fund Series 2021	Capital Projects Fund Series 2021B SSA	Total Governmental Funds
ASSETS									
Cash	\$ 385,881	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 385,881
Investments									
Revenue	-	1,109,734	245	2,473	8,890	-	-	-	1,121,342
Reserve	-	939,244	3,325	14,850	462,500	-	-	-	1,419,919
Prepayment	-	3,315	256	181,656	-	-	-	-	185,227
Construction	-	-	-	-	-	-	47,260	1,666,080	1,713,340
Construction - master	-	-	-	-	-	4,951	-	-	4,951
Construction - neighborhood	-	-	-	-	-	1	-	-	1
Interest	-	-	-	3,310	-	-	-	-	3,310
Undeposited funds	250	-	-	-	-	-	-	-	250
Due from Three Rivers Developers	-	253,292	-	-	-	-	-	67,975	321,267
Due from Nassau County	-	-	-	-	-	-	-	22,839	22,839
Due from other	-	-	-	-	-	-	6	450	456
Due from debt service fund 2019A-1	-	-	5,509	-	-	-	-	-	5,509
Utility deposit	33,967	-	-	-	-	-	-	-	33,967
Prepaid expense	3,323	-	-	-	-	-	-	-	3,323
Total assets	<u>\$ 423,421</u>	<u>\$ 2,305,585</u>	<u>\$ 9,335</u>	<u>\$ 202,289</u>	<u>\$ 471,390</u>	<u>\$ 4,952</u>	<u>\$ 47,266</u>	<u>\$ 1,757,344</u>	<u>\$ 5,221,582</u>
LIABILITIES									
Liabilities:									
Due to Developer	\$ 246	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 246
Due to other	319	-	-	-	-	-	-	-	319
Due to debt service fund 2019A-2	-	5,509	-	-	-	-	-	-	5,509
Contracts payable	-	-	-	-	-	-	48,681	1,675,087	1,723,768
Retainage payable	-	-	-	-	-	53,939	345,990	174,994	574,923
Accrued taxes payable	153	-	-	-	-	-	-	-	153
Developer advance	20,000	-	-	-	-	-	-	-	20,000
Total liabilities	<u>20,718</u>	<u>5,509</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>53,939</u>	<u>394,671</u>	<u>1,850,081</u>	<u>2,324,918</u>
DEFERRED INFLOWS OF RESOURCES									
Deferred receipts	-	253,292	-	-	-	-	-	90,814	344,106
Total deferred inflows of resources	<u>-</u>	<u>253,292</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>90,814</u>	<u>344,106</u>
FUND BALANCES									
Restricted for									
Debt service	-	2,046,784	9,335	202,289	471,390	-	-	-	2,729,798
Capital projects	-	-	-	-	-	(48,987)	(347,405)	(183,551)	(579,943)
Unassigned	402,703	-	-	-	-	-	-	-	402,703
Total fund balances	<u>402,703</u>	<u>2,046,784</u>	<u>9,335</u>	<u>202,289</u>	<u>471,390</u>	<u>(48,987)</u>	<u>(347,405)</u>	<u>(183,551)</u>	<u>2,552,558</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 423,421</u>	<u>\$ 2,305,585</u>	<u>\$ 9,335</u>	<u>\$ 202,289</u>	<u>\$ 471,390</u>	<u>\$ 4,952</u>	<u>\$ 47,266</u>	<u>\$ 1,757,344</u>	<u>\$ 5,221,582</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy: on-roll - net	\$ 1,232	\$ 611,016	\$ 644,345	95%
Developer contribution	-	253,556	122,976	206%
Lot closing	-	13,365	-	N/A
Interest and miscellaneous	250	500	-	N/A
Total revenues	<u>1,482</u>	<u>878,437</u>	<u>767,321</u>	114%
EXPENDITURES				
Professional & administrative				
Supervisor fees	-	2,000	9,000	22%
FICA	-	153	918	17%
Engineering	651	3,318	8,500	39%
Attorney	1,498	4,784	25,000	19%
Arbitrage	-	-	500	0%
DSF accounting: series 2019	625	3,750	7,500	50%
DSF accounting: series 2021	625	3,750	7,500	50%
DSF accounting: series 2022	-	-	7,500	0%
Dissemination agent: series 2019	83	500	1,000	50%
Dissemination agent: series 2021-B1	83	500	1,000	50%
Dissemination agent: series 2021-B2	83	500	1,000	50%
Dissemination agent: series 2022	-	-	1,000	0%
Trustee: series 2019	-	4,256	4,050	105%
Trustee: series 2021-B1	-	-	4,000	0%
Trustee: series 2021-B2	-	-	4,000	0%
Trustee: series 2022	-	-	4,000	0%
Audit	-	-	6,000	0%
Management	3,750	22,500	45,000	50%
Website	-	-	705	0%
ADA compliance	-	-	210	0%
Telephone	42	250	500	50%
Postage	75	322	500	64%
Insurance	-	5,988	5,500	109%
Printing & binding	42	250	500	50%
Legal advertising	-	1,310	1,500	87%
Other current charges	-	116	500	23%
Office supplies	168	168	-	N/A
Dues, licenses & subscriptions	-	175	175	100%
Tax collector	6,900	19,095	13,424	142%
Total professional & administrative	<u>14,625</u>	<u>73,685</u>	<u>160,982</u>	46%

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year to Date	Budget	% of Budget
Operations & maintenance				
Landscape maintenance	-	57,372	147,400	39%
Landscape contingency	-	-	7,700	0%
Electric	5,530	25,600	19,800	129%
Reclaimed water	2,048	16,831	44,000	38%
Lake/stormwater maintenance	1,330	7,080	15,180	47%
Irrigation repairs	-	2,302	11,000	21%
Waste pickup	-	-	1,000	0%
Accounting	625	3,750	7,500	50%
Total operations & maintenance	<u>9,533</u>	<u>112,935</u>	<u>253,580</u>	45%
Amenity center				
Utilities				
Telephone & cable	432	2,479	9,566	26%
Electric	-	-	17,500	0%
Water/irrigation	-	-	18,666	0%
Gas	132	443	1,750	25%
Trash removal	196	1,325	2,916	45%
Security				
Alarm monitoring	-	-	400	0%
Monitoring	-	-	14,466	0%
Access cards	1,598	1,598	1,166	137%
Management contracts				
Landscape maintenance	31,381	70,676	30,526	232%
Landscape seasonal (annuals & pine straw)	-	-	9,334	0%
Pool maintenance	2,350	11,750	28,200	42%
Pool repairs	-	112	5,834	2%
Pool chemicals	-	-	14,000	0%
Janitorial services	2,520	13,152	16,030	82%
Janitorial supplies	-	-	3,500	0%
Facility maintenance	720	720	17,500	4%
Fitness equipment lease	3,130	18,779	38,300	49%
Pest control	140	980	1,750	56%
Pool permits	-	-	1,166	0%
Repairs & maintenance	6,810	14,695	9,334	157%
Maintenance reserves	-	-	14,594	0%
New capital projects	-	-	10,000	0%
Special events	1,933	16,949	11,666	145%
Holiday decorations	-	11,015	12,666	87%
Fitness center repairs/supplies	-	-	3,500	0%
Office supplies	578	2,794	584	478%
Operating supplies	-	1,463	10,850	13%
ASCAP/BMI licences	-	-	1,984	0%
Insurance: property	-	39,889	30,000	133%
Kayak launch	-	-	15,000	0%
Total amenity center	<u>51,920</u>	<u>208,819</u>	<u>352,748</u>	59%
Total expenditures	<u>76,078</u>	<u>395,439</u>	<u>767,310</u>	52%
Excess/(deficiency) of revenues over/(under) expenditures				
	(74,596)	482,998	11	
Fund balances - beginning				
	477,299	(80,295)	-	
Fund balances - ending				
	<u>\$ 402,703</u>	<u>\$ 402,703</u>	<u>\$ 11</u>	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2019A-1 BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year To Date	Budget	% of Budget
REVENUES				
Special assessment - on roll	\$ 1,468	\$ 728,049	\$ 778,720	93%
Assessment levy: off-roll	-	123,226	198,678	62%
Assessment prepayments	-	22,553	-	N/A
Interest	6,150	25,888	5,000	518%
Total revenues	<u>7,618</u>	<u>899,716</u>	<u>982,398</u>	92%
EXPENDITURES				
Debt service				
Principal	-	-	275,000	0%
Principal prepayment	-	85,000	-	N/A
Interest 11/1	-	337,142	340,650	99%
Interest 5/1	-	-	340,650	0%
Total debt service	<u>-</u>	<u>422,142</u>	<u>956,300</u>	44%
Other fees & charges				
Tax collector	29	14,561	16,223	90%
Total other fees and charges	<u>29</u>	<u>14,561</u>	<u>16,223</u>	90%
Total expenditures	<u>29</u>	<u>436,703</u>	<u>972,523</u>	45%
Excess/(deficiency) of revenues over/(under) expenditures	7,589	463,013	9,875	
OTHER FINANCING SOURCES/(USES)				
Transfers out	-	(2,407)	-	N/A
Total other financing sources	<u>-</u>	<u>(2,407)</u>	<u>-</u>	N/A
Net change in fund balances	7,589	460,606	9,875	
Fund balances - beginning	2,039,195	1,586,178	1,354,063	
Fund balances - ending	<u>\$ 2,046,784</u>	<u>\$ 2,046,784</u>	<u>\$ 1,363,938</u>	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2019A-2 BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year To Date	Budget	% of Budget
REVENUES				
Assessment levy: off-roll	\$ -	\$ -	\$ 3,562	0%
Interest	11	73	-	N/A
Total revenues	<u>11</u>	<u>73</u>	<u>3,562</u>	2%
EXPENDITURES				
Debt service				
Principal prepayment	-	5,000	-	N/A
Interest 11/1	-	1,781	1,781	100%
Interest 5/1	-	-	1,781	0%
Total debt service	<u>-</u>	<u>6,781</u>	<u>3,562</u>	190%
Excess/(deficiency) of revenues over/(under) expenditures	11	(6,708)	-	
OTHER FINANCING SOURCES/(USES)				
Transfers in	-	2,407	-	N/A
Total other financing sources	<u>-</u>	<u>2,407</u>	<u>-</u>	N/A
Net change in fund balances	11	(4,301)	-	
Fund balances - beginning	9,324	13,636	41,404	
Fund balances - ending	<u>\$ 9,335</u>	<u>\$ 9,335</u>	<u>\$ 41,404</u>	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2021B BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year To Date	Budget	% of Budget
REVENUES				
Assessment levy: off-roll	\$ -	\$ -	\$ 14,850	0%
Interest	623	4,204	-	N/A
Total revenues	<u>623</u>	<u>4,204</u>	<u>14,850</u>	28%
EXPENDITURES				
Debt service				
Principal prepayment	-	265,000	-	N/A
Interest	-	5,962	14,850	40%
Total debt service	<u>-</u>	<u>270,962</u>	<u>14,850</u>	1825%
Excess/(deficiency) of revenues over/(under) expenditures	623	(266,758)	-	
Fund balances - beginning	201,666	469,047	89,712	
Fund balances - ending	<u>\$ 202,289</u>	<u>\$ 202,289</u>	<u>\$ 89,712</u>	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2021B SSA BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year To Date	Budget	% of Budget
REVENUES				
Assessment levy: off-roll	\$ -	\$ -	\$ 462,500	0%
Interest	1,454	8,287	-	N/A
Total revenues	<u>1,454</u>	<u>8,287</u>	<u>462,500</u>	2%
EXPENDITURES				
Debt service				
Interest	-	231,250	462,500	50%
Total debt service	<u>-</u>	<u>231,250</u>	<u>462,500</u>	50%
Excess/(deficiency) of revenues over/(under) expenditures	1,454	(222,963)	-	
OTHER FINANCING SOURCES/(USES)				
Transfers out	-	(1,638)	-	N/A
Total other financing sources	<u>-</u>	<u>(1,638)</u>	<u>-</u>	N/A
Net change in fund balances	1,454	(224,601)	-	
Fund balances - beginning	469,936	695,991	703,070	
Fund balances - ending	<u>\$ 471,390</u>	<u>\$ 471,390</u>	<u>\$ 703,070</u>	

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND SERIES 2019 BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year To Date
REVENUES		
Interest	\$ 16	\$ 78
Total revenues	16	78
EXPENDITURES		
Total expenditures	-	-
Excess/(deficiency) of revenues over/(under) expenditures	16	78
Fund balances - beginning	(49,003)	(49,065)
Fund balances - ending	\$ (48,987)	\$ (48,987)

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND SERIES 2021B BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	<u>Current Month</u>	<u>Year To Date</u>
REVENUES		
Developer contribution	\$ 215,067	\$ 897,658
Interest	46	1,817
Total revenues	<u>215,113</u>	<u>899,475</u>
EXPENDITURES		
Capital outlay	<u>196,110</u>	<u>464,730</u>
Total expenditures	<u>196,110</u>	<u>464,730</u>
Excess/(deficiency) of revenues over/(under) expenditures	19,003	434,745
Fund balances - beginning	(366,408)	(782,150)
Fund balances - ending	<u>\$ (347,405)</u>	<u>\$ (347,405)</u>

**THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND SERIES 2021B SSA BONDS
FOR THE PERIOD ENDED MARCH 31, 2023**

	Current Month	Year To Date
	<u> </u>	<u> </u>
REVENUES		
Developer contribution	\$ 2,516,818	\$ 7,384,612
Nassau County interlocal agreement	248,337	440,060
Interest	506	4,428
Total revenues	<u>2,765,661</u>	<u>7,829,100</u>
 EXPENDITURES		
Capital outlay	<u>1,679,934</u>	<u>6,600,340</u>
Total expenditures	<u>1,679,934</u>	<u>6,600,340</u>
 Excess/(deficiency) of revenues over/(under) expenditures	 1,085,727	 1,228,760
 OTHER FINANCING SOURCES/(USES)		
Transfer in	<u>-</u>	<u>1,638</u>
Total other financing sources/(uses)	<u>-</u>	<u>1,638</u>
 Net change in fund balances	 1,085,727	 1,230,398
Fund balances - beginning	<u>(1,269,278)</u>	<u>(1,413,949)</u>
Fund balances - ending	<u>\$ (183,551)</u>	<u>\$ (183,551)</u>

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

MINUTES

DRAFT

**MINUTES OF MEETING
THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT**

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The Board of Supervisors of the Three Rivers Community Development District held a Regular Meeting on April 20, 2023 at 3:00 p.m., at the Lookout Amenity Center, 76183 Tributary Drive, Yulee, Florida 32097.

Present were:

Liam O’Reilly (via telephone)	Chair
Mike Taylor	Vice Chair
Rose Bock	Assistant Secretary
Greg Kern (via telephone)	Assistant Secretary
Brad Odom	Assistant Secretary

Also present were:

Ernesto Torres	District Manager
Wes Haber (via telephone)	District Counsel
Bill Schaefer (via telephone)	District Engineer
Scott Wild (via telephone)	England-Thims & Miller, Inc. (ETM)
Michael Molineaux	Castle Group

Residents present were:

Darlene Blackmore	Thomas Moser	Donald Leech	Patrick Carroll
Maureen Antonowski			

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Torres called the meeting to order at 3:00 p.m. Supervisors Taylor, Bock and Odom were present. Supervisors O’Reilly and Kern attended via telephone.

Mr. Torres stated he distributed an updated agenda, which no longer includes presentation of the proposed Fiscal Year 2024 budget during the Seventh Order of Business; the proposed Fiscal Year 2024 budget will be presented at the next meeting.

SECOND ORDER OF BUSINESS

Public Comments

40 Resident Darlene Blackmore questioned the payouts to Avid Trails, LLC. She asked if
41 proposed dates for the phases and a map are available. She asked about the streetlights that
42 were ordered and if the gates are a CDD or a Lennar matter.

43 A Board Member stated Mr. Kern will provide an update during the meeting.
44

45 **THIRD ORDER OF BUSINESS**

Consent Agenda

46
47 **A. Consideration/Ratification of Requisition(s): Construction Account (support**
48 **documentation available upon request)**

49 I. **Number 140: The Tree Amigos Outdoor Services, Inc. [\$149,034.00]**

50 II. **Number 141: Dominion Engineering Group, Inc. [\$34,476.02]**

51 III. **Number 142: Avid Trails, LLC [\$4,600.00]**

52 IV. **Number 143: Avid Trails, LLC [\$8,000.00]**

53 V. **Number 144: Dominion Engineering Group, Inc. [\$18,491.00]**

54 VI. **Number 145: Vallencourt Construction Co., Inc. [\$322,296.63]**

55 **B. Consideration/Ratification of Requisition(s): South Assessment Area (support**
56 **documentation available upon request)**

57 I. **Number 182: Rinker Materials [\$229,082.48]**

58 II. **Number 183: England-Thims & Miller, Inc. [\$25,111.53]**

59 III. **Number 184: Vallencourt Construction Co., Inc. [\$566,110.69]**

60 IV. **Number 185: Vallencourt Construction Co., Inc. [\$39,831.62]**

61 V. **Number 186: Vallencourt Construction Co., Inc. [\$63,822.45]**

62 VI. **Number 187: Auld & White Constructors, LLC [\$36,835.21]**

63 VII. **Number 188: England-Thims & Miller, Inc. [\$2,798.12]**

64 VIII. **Number 189: Ferguson Enterprises, LLC [\$171,475.80]**

65 IX. **Number 190: Invision Construction, Inc. [\$2,000.00]**

66 X. **Number 191: Gold Coast Land Management, LLC [\$66,201.00]**

67 XI. **Number 192: Kutak Rock, LLP [\$1,120.00]**

68 XII. **Number 193: Vallencourt Construction Co., Inc. [\$650,402.92]**

69 XIII. **Number 194: Vallencourt Construction Co., Inc. [\$699,512.46]**

70 XIV. **Number 195: England-Thims & Miller, Inc. [\$14,910.06]**

71 XV. Number 196: Gold Coast Land Management, LLC [\$48,400.00]

72 XVI. Number 197: SES Environmental Resource SOL [\$1,867.30]

73 XVII. Number 198: Avid Trails, LLC [\$9,450.00]

74 XVIII. Number 199: Ferguson Enterprises, LLC [\$183,223.46]

75 XIX. Number 200: SES Environmental Resource SOL [\$4,215.16]

76 XX. Number 201: Vallencourt Construction Co., Inc. [\$1,077,295.27]

77 XXI. Number 202: Vallencourt Construction Co., Inc. [\$657,023.82]

78 XXII. Number 203: England-Thims & Miller, Inc. [\$17,600.31]

79 C. Ratification Items

80 I. ECS Florida, LLC, Second Amendment to Agreement for Geotechnical
81 Engineering Services

82 II. Rinker Materials Purchase Order - P.O.: TRCDD 006

83 III. Sitex Aquatics, LLC Agreement for the Provision of Aquatic Maintenance
84 Services

85 IV. SES Environmental Resource Solutions SOL Proposal No. PO240008 for
86 Tributary DRI Water Quality Sampling 2023 (Quarters 2-4)

87 V. England-Thims & Miller, Inc., Work Authorization No. 7, Amendment No. 1
88 Master Site Planning

89

90 **On MOTION by Ms. Bock and seconded by Mr. Taylor, with all in favor, the**
91 **Consent Agenda Items, were approved and/or ratified.**

92

93

94 **FOURTH ORDER OF BUSINESS**

**Consideration of Dominion Engineering
Group, Inc., 2023 Rate Increase**

95

96

97 Mr. Schaefer presented the Dominion Engineering Group, Inc. (Dominion), 2023 Rate
98 Increase request. He noted that Dominion has not increased its rates in four years; it is
99 necessary to increase hourly rates to keep up with employee salaries.

100

101 **On MOTION by Mr. Taylor and seconded by Mr. Odom, with all in favor, the**
102 **Dominion Engineering Group, Inc., 2023 Rate Increase, was approved.**

103

104 **FIFTH ORDER OF BUSINESS**

Consideration of Resolution 2023-03, Providing for the Appointment of a Records Management Liaison Officer; Providing the Duties of the Records Management Liaison Officer; Adopting a Records Retention Policy; Determining the Electronic Record to be the Official Record; and Providing for Severability and an Effective Date

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114 Mr. Haber presented two versions of Resolution 2023-03, one for Option 1 and the
115 other for Option 2. He reviewed the CDD’s options regarding retention of records. The Board
116 selected Option 2, which provides for retaining records until otherwise directed by the Board.

117

On MOTION by Mr. O’Reilly and seconded by Mr. Taylor, with all in favor, Resolution 2023-03, Providing for the Appointment of a Records Management Liaison Officer; Providing the Duties of the Records Management Liaison Officer; Adopting a Records Retention Policy; Determining the Electronic Record to be the Official Record; and Providing for Severability and an Effective Date, was adopted.

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126 **SIXTH ORDER OF BUSINESS**

Update: Bond Financing

127

128 Mr. Haber stated there are no material updates. The parties are still working towards
129 the bond issuance. No Board action is needed at this time.

130

131 **SEVENTH ORDER OF BUSINESS**

Acceptance of Unaudited Financial Statements as of February 28, 2023

132
133

134 Mr. Torres presented the Unaudited Financial Statements as of February 28, 2023.

135

On MOTION by Ms. Bock and seconded by Mr. Odom, with all in favor, the Unaudited Financial Statements as of February 28, 2023, were accepted.

136
137

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140 **EIGHTH ORDER OF BUSINESS**

Approval of February 16, 2023 Regular Meeting Minutes

141

142

143 Mr. Torres presented the February 16, 2023 Regular Meeting Minutes.

144

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149

On MOTION by Mr. O'Reilly and seconded by Mr. Odom, with all in favor, the February 16, 2023 Regular Meeting Minutes, as presented, were approved.

150

- **Ratification of Auld & White Constructors, LLC Change Order No. 16 [\$1,426,700]**
This item was an addition to the agenda.

151

152

Mr. Taylor presented Auld & White Constructors, LLC (A&W) Change Order No. 16 for the Tributary Regional Park Phase II additional ballfields.

153

154

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156

On MOTION by Mr. Taylor and seconded by Mr. Odom, with all in favor, Auld & White Constructors, LLC Change Order No. 16, in the amount of \$1,426,700, was ratified.

157

158

159

NINTH ORDER OF BUSINESS

Staff Reports

160

161

A. District Counsel: *Kutak Rock LLP*

162

163

164

165

Mr. Haber stated, with regard to A&W Change Order No. 16, while the Change Order is in an amount exceeding the bidding threshold, the contract for the overall project including the County park was publicly procured. There will be anticipated future Change Orders for other parts of the project that were the subject of a publicly noticed Request for Qualifications (RFQ).

166

B. District Engineers: *Dominion Engineering Group, Inc. and ETM*

167

There was nothing further to report.

168

C. Property Manager: *Castle Group*

169

There was no report.

170

D. Lifestyle Director: *Castle Group*

171

There was no report.

172

E. District Manager: *Wrathell, Hunt and Associates, LLC*

173

I. 528 Registered Voters in District as of April 15, 2023

174

175

176

Mr. Torres stated, based on the number of registered voters now residing within the CDD and the CDD's establishment in 2019, two Board seats will be up for election in the 2026 General Election.

177 II. NEXT MEETING DATE: May 18, 2023 at 3:00 PM

178 ○ QUORUM CHECK

179

180 **TENTH ORDER OF BUSINESS**

Board Members' Comments/Requests

181

182 Regarding the request for a construction timeline or a map of the trails, Mr. Kern stated
183 conceptual plans and construction drawings are very much subject to change during the
184 budgeting and permitting processes. He will review the documentation to see if any conceptual
185 plans can be shared at this time. As progress is made, additional updates will be provided. The
186 goal is to begin Phase 1 construction this year; however, contingencies must be met and a
187 contract for the construction of the trails has not been awarded yet.

188 Mr. Torres noted that funds for the trails are available in the Construction Account.

189 Regarding streetlights in Lakeview, Mr. Kern stated he is in constant contact with Florida
190 Power & Light (FPL) but installation is not yet scheduled. The streetlights will be installed
191 according to FPL's design. Mr. Kern stated he will ask the Engineer to share the design.

192 A resident requested clarification regarding Vesta's maintenance of the Lakeview pond
193 bank. A Board Member stated HOA-related questions should be directed to Lennar.

194 Mr. O'Reilly stated he has been in frequent contact with the Lennar representative
195 managing the HOA. He submitted a list of common HOA-related questions that have been
196 brought up at CDD meetings. He asked for a joint CDD and HOA meeting to be held to clarify
197 confusion about the HOA's and CDD's responsibilities. He asked the Lennar representative to
198 attend CDD meetings.

199

200 **ELEVENTH ORDER OF BUSINESS**

Public Comments

201

202 Resident Tom Moser asked if CDD assessments can change over time. Mr. Torres stated,
203 while the debt assessment portion of the assessment is fixed, the operations and maintenance
204 (O&M) portion of the assessment can fluctuate based on the CDD's annual budget. The Non-Ad
205 Valorem Assessment on the property tax bill is the total of the O&M and the debt assessments.

206 Asked who is included in the 528 registered voters. Mr. Torres stated it includes every
207 registered voter residing within the CDD as of April 15, 2023.

208 In response to a question, a Board Member stated that MBS is the bond underwriter.
 209 Resident Patrick Carroll asked if the CDD will eventually dissolve. Mr. Haber stated,
 210 while bonds have a term of 30 years from date of issuance, the improvements paid for by the
 211 bonds and some improvements paid for by the Developer are ultimately conveyed to the CDD
 212 for ownership and O&M. Such improvements include amenities, stormwater systems etc., and,
 213 even when the bonds are paid off, it is generally contemplated that the CDD will be the entity
 214 responsible for the ongoing O&M of CDD-owned infrastructure.

215 Discussion ensued regarding dead trees in proximity to homes, potential fire hazards
 216 and HOA versus CDD responsibility.

217 Mr. Torres stated these issues should be reported to Mr. Molineaux to determine which
 218 entity is responsible for addressing the issue. Mr. O’Reilly stated the conservation easements
 219 behind homes cannot be used or maintained by residents.

220 Mr. Torres acknowledged the residents’ frustration in trying to determine whether the
 221 CDD or the HOA is responsible for such issues and stated that the CDD and the HOA will meet
 222 and staff and the Board will work together to address issues as they arise. Mr. Torres
 223 encouraged residents to email their questions to him.

224 Resident Donald Leech asked if the CDD or the HOA maintains the bahia along the pond
 225 banks. Mr. Haber stated the CDD owns, operates and maintains the ponds and the Covenants
 226 and Restrictions obligate homeowners to maintain the landscaping up to the water’s edge.

227 Discussion ensued regarding the lack of bahia sod along the Lakeview pond bank,
 228 construction debris and the need to maintain the slope of the lake bank.

229 Ms. Bock will find out what entity is responsible for installing sod along the pond bank.

230

231 **DUE TO AUDIO DIFFICULTIES, THE REMAINDER OF THE**
 232 **MINUTES WERE TRANSCRIBED FROM THE MEETING NOTES**

233

234 **TWELFTH ORDER OF BUSINESS**

Adjournment

235

236

237

238

<p>On MOTION by Ms. Bock and seconded by Mr. Odom, with all in favor, the meeting adjourned at 3:46 p.m.</p>

239
240
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244

Secretary/Assistant Secretary

Chair/Vice Chair

THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT

STAFF
REPORTS

THREE RIVERS COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2022/2023 MEETING SCHEDULE

LOCATION

The Lookout Amenity Center, 76183 Tributary Drive, Yulee, Florida 32097

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 20, 2022 CANCELED	Regular Meeting	3:00 PM
November 1, 2022	Landowners' Meeting	10:15 AM
November 8, 2022*	Continued Landowners' Meeting	10:15 AM
<i>Fernandina Beach Municipal Airport, 700 Airport Road, Fernandina Beach, Florida 32034</i>		
November 17, 2022	Regular Meeting	3:00 PM
December 15, 2022 CANCELED	Regular Meeting	3:00 PM
January 19, 2023 CANCELED	Regular Meeting	3:00 PM
February 16, 2023	Regular Meeting	3:00 PM
March 16, 2023 <i>rescheduled to March 23, 2023</i>	Regular Meeting	3:00 PM
March 23, 2023 CANCELED	Regular Meeting	3:00 PM
April 20, 2023	Regular Meeting	3:00 PM
May 18, 2023	Regular Meeting	3:00 PM
June 15, 2023	Regular Meeting	3:00 PM
July 20, 2023	Regular Meeting	3:00 PM
August 17, 2023	Regular Meeting	3:00 PM
September 21, 2023	Regular Meeting	3:00 PM