

BARTRAM PARK
Community Development District

October 27, 2021

AGENDA

Bartram Park

Community Development District

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

Phone: 904-940-5850 - Fax: 904-940-5899

October 20, 2021

Board of Supervisors
Bartram Park Community Development District
Staff Call In#: 1-800-264-8432: Code: 768004

Dear Board Members:

The Bartram Park Community Development District Board of Supervisors is scheduled for **Wednesday, October 27, 2021 at 11:00** a.m. at the Bartram Springs Amenity Center, 14530 East Cherry Lake Dr., Jacksonville, FL 32258.

Following is the advance agenda for this meeting:

- I. Roll Call
- II. Public Comment
- III. Approval of Minutes of the July 28, 2021 and September 28, 2021 Meeting
- IV. Discussion of Proposed Bond Refinancing
- V. Consideration of Non-Exclusive Access and Utilities Easement Agreement
- VI. Other Business
- VII. Staff Reports
 - A. Attorney – Discussion of Transfer of Client Matters to Kutak Rock LLP
 - B. Engineer
 - C. Manager
- VIII. Audience Comments
- IX. Supervisor's Requests
- X. Financial Reports
 - A. Balance Sheet and Statement of Revenues & Expenditures for the Period Ending September 30, 2021

B. Assessment Receipt Schedules

C. Approval of Check Register

XI. Next Scheduled Meeting – January 26, 2022 @ 11:00 a.m. at The Bartram Springs Amenity Center, 14530 East Cherry Lake Dr., Jacksonville, FL 32258

XII. Adjournment

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call.

Sincerely,

James Oliver

James Oliver
District Manager

MINUTES

**MINUTES OF MEETING
BARTRAM PARK
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Bartram Park Community Development District was held on Wednesday, **July 28, 2021** at 11:00 a.m. at the Bartram Springs Amenity Center at 14530 East Cherry Lake Dr., Jacksonville, Florida.

Present and constituting a quorum were:

James Griffith	Vice Chairman
Joan Nero	Supervisor
Patricia Evert	Supervisor
Don Smith	Supervisor

Also present were:

Jim Oliver	District Manager
Wes Haber <i>by phone</i>	District Counsel
Matt Maggiore <i>by phone</i>	District Engineer

FIRST ORDER OF BUSINESS

Roll Call

Mr. Oliver called the meeting to order. There were four members of the Board present at the meeting constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment

There were no members of the public present.

THIRD ORDER OF BUSINESS

Approval of Minutes of the April 28, 2021 Meeting

Mr. Oliver presented the April 28, 2021 meeting minutes and asked for any comments, corrections, or changes to the minutes. The Board had no changes.

On MOTION by Mr. Smith, seconded by Ms. Nero, with all in favor, the Minutes of the April 28, 2021 Meeting, were approved.

FOURTH ORDER OF BUSINESS**Presentation of FY2020 Financial Audit**

Mr. Oliver stated that there was a copy of the audit in the agenda packet. The audit had already been supplied to the auditor general as required by Florida statutes. Mr. Oliver reviewed the audit for the Board and noted that it was a clean audit.

On MOTION by Ms. Nero, seconded by Ms. Evert, with all in favor, Fiscal Year 2020 Financial Audit, was approved.

FIFTH ORDER OF BUSINESS**Public Hearing**

Mr. Oliver stated that the proposed budget was approved at the previous meeting. He noted that the 2022 budget is not much different from the 2021 budget. He stated there were no changes in assessments. He offered to answer any questions the Board had about the budget. Hearing none,

On MOTION by Ms. Evert, seconded by Mr. Smith, with all in favor, the Opening of the Public Hearing, was approved.

On MOTION by Mr. Smith, seconded by Ms. Nero, with all in favor, the Closing of the Public Hearing, was approved.

A. Consideration of Resolution 2021-03, Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2022

Mr. Haber explained that Resolution 2021-03 formally adopts and finalizes the budget for 2022. He offered to answer any questions from the Board about the resolution. Hearing none,

On MOTION by Mr. Griffith, seconded by Mr. Smith, with all in favor, Resolution 2021-03 Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2022, was approved.

B. Consideration of Resolution 2021-04, Imposing Special Assessments and Certifying an Assessment Roll

Ms. Haber stated that this resolution is for the District to identify a method to pay for the line items in the budget, and that is through the collection of assessments. The amount of the

assessment for the general fund has not changed nor will the amount of the assessments for the debt service funds. This resolution formally adopts and directs the District Manager to certify those amounts to the Duvall County tax collector and that those amounts will appear on the tax bills for the various homeowners and landowners in the community to pay those assessments.

On MOTION by Ms. Evert, seconded by Mr. Smith, with all in favor, Resolution 2021-04 Imposing Special Assessments and Certifying an Assessment Roll, was approved.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2021-05, Election of Officers to Add Marilee Giles as Assistant Secretary

Mr. Oliver stated that Marilee Giles is a new District Manager at GMS and electing her as Assistant Secretary would allow her to sign documents on behalf of the District, all of the other officers remained the same.

On MOTION by Mr. Griffith, seconded by Mr. Smith, with all in favor, Resolution 2021-05 Election of Officers to Add Marilee Giles as Assistant Secretary, was approved.

SEVENTH ORDER OF BUSINESS

Ratification of E-Verify Memorandum of Understanding

Mr. Oliver asked Mr. Haber to explain this to the Board. Mr. Haber explained that earlier in 2021, a law went into effect that obligated all units of government, including CDDs, to participate in the E-Verify system. He stated that to clarify for the record, the CDD does not have any employees, because all services provided to the CDD are done through independent contractor agreements. This meant that before a CDD can employ someone, they are required to use the E-Verify system where the CDD runs the potential employee's name to ensure that they meet all of the requirements to be legally employed in the country according to federal laws. There are no CDD employees currently, but this ratification is ensuring that the CDD is complying with that law if they ever do have an employee.

Mr. Haber also stated that any of the independent contractors being used are also required to acknowledge and use the E-Verify system for any employee they hire.

On MOTION by Mr. Griffith, seconded by Mr. Smith, with all in favor, the E-Verify Memorandum of Understanding, was ratified.

EIGHTH ORDER OF BUSINESS**Update Regarding Racetrack Road Improvements and TIFF**

Mr. Maggiore stated that the developer is still working on the project to secure the funding. He also stated that it was his understanding that they are looking to go to the design phase concerning the fourth lane of Racetrack Road sometime later this year.

Mr. Griffith provided information and stated that when heading eastbound on Racetrack Road approaching the Durbin Creek bridge on the inside lane, there is a severe dip. He has spoken with the County Commissioner and they pushed it to Public Works and it should be repaired beginning in August.

NINTH ORDER OF BUSINESS**Other Business**

There being none, the next item followed.

TENTH ORDER OF BUSINESS**Staff Reports****A. Attorney**

Mr. Haber provided an update on the legislative session that ended and stated he had two bills that impacted day to day aspects of the CDD. One was that they were considering putting continuing education requirements for Board members as there is no requirement for it at this point. He stated it did not pass. There was a bill that passed that allowed CDDs to notice public hearing or meetings using a website. Mr. Haber did not think the CDD would be able to take advantage of this new law due to the fact that they are not able to use their own website. The bill provided that you have to use a newspaper's website, which the newspaper can charge the CDD for. His other takeaway was that the law requires any unit of government taking advantage of the publication of notices on the newspaper's website that it is still publishing a notice once a week indicating that all of the rest of the notices are going to be published on the website as well and not the newspaper. Mr. Haber stated that typically CDDs are not publishing notices every week, so this would not make sense here. He said they are still looking at the recent changes to make sure there are not ways for the CDD to benefit from them.

Mr. Oliver asked Mr. Haber if there was a discussion about being able to go back to Zoom meetings for CDDs regarding quorum. Mr. Haber said that there was not discussion about it. He said at this point there was no change in quorum requirements.

B. Engineer

Mr. Maggiore did not have anything further to report. He offered to answer any questions from the Board.

C. Manager

1. Consideration of Proposed FY 22 Meeting Schedule

Mr. Oliver stated these dates can always be changed in the future. The listed meetings were October 27, 2021, January 26, 2022, April 27, 2022 and July 27, 2022.

On MOTION by Mr. Smith, seconded by Mr. Evert, with all in favor, the Proposed Fiscal Year 2022 Meeting Schedule, was approved.

2. Presentation of Report on Number of Registered Voters

Mr. Oliver stated that there was a letter in the agenda packet from the county Supervisor of Elections and it stated there are 5,907 registered voters living in Bartram Park.

ELEVENTH ORDER OF BUSINESS

Audience Comments

There being none, the next item followed.

TWELTH ORDER OF BUSINESS

Supervisor's Requests

There being none, the next item followed.

THIRTEENTH ORDER OF BUSINESS

Financial Reports

A. Balance Sheet and Statement of Revenues & Expenditures for the Period Ending June 30, 2021

Mr. Oliver noted the financial reports are available in the agenda package and they are through June 30, 2021. The Board had no questions.

B. Assessment Receipt Schedules

Mr. Oliver noted that the District is fully collected on assessments for Fiscal Year 2021.

C. Approval of Check Register

Mr. Oliver stated the check register is included in the agenda package and he was looking for a motion of approval.

On MOTION by Mr. Griffith, seconded by Ms. Evert, with all in favor, the Check Register, was approved.
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**FOURTEENTH ORDER OF BUSINESS Next Scheduled Meeting – October 27, 2021 @
11:00 a.m. at TBD**

Mr. Oliver stated the next scheduled meeting is October 27th at 11:00 a.m.

FIFTEENTH ORDER OF BUSINESS Adjournment

On MOTION by Ms. Evert, seconded by Mr. Griffith, with all in favor the Meeting was adjourned.
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Secretary/Assistant Secretary

Chairman/Vice Chairman

**MINUTES OF MEETING
BARTRAM PARK
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Bartram Park Community Development District was held on Wednesday, **September 28, 2021** at 11:00 a.m. at the Bartram Springs Amenity Center at 14530 East Cherry Lake Dr., Jacksonville, Florida.

Present and constituting a quorum were:

Trisston Brown	Chairman
James Griffith	Vice Chairman
Patricia Evert	Supervisor
Don Smith	Supervisor

Also present were:

Jim Oliver	District Manager
Wes Haber <i>by phone</i>	District Counsel
Matt Maggione	District Engineer
Art Lancaster	Eastland Development

FIRST ORDER OF BUSINESS

Roll Call

Mr. Oliver called the meeting to order. There were four members of the Board present at the meeting, constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment

There were no members of the public present.

THIRD ORDER OF BUSINESS

**Consideration of Easement Agreements
Related to Racetrack Road Improvement
Project**

Mr. Oliver stated this agenda item included Resolution 2021-06. Mr. Haber reviewed the background and stated the Board had approved resolutions related to the funding of improvements to Racetrack Road. He added this project has recently been added to the city's capital projects and

as a result the CDD will not be financing all of this. Because of this, the Developer needs an easement to proceed with the project. This will be approved in substantial form and he also asked that the Board authorize the Chair to execute. Mr. Haber added the property is outside the CDD boundaries, but the improvements are a part of the CDD improvement plan. Ms. Evert asked about the monitoring of the property, and Mr. Haber replied that it was on the Developer to do this. It was clarified it was construction access.

On MOTION by Mr. Griffith, seconded by Ms. Evert, with all in favor, Resolution 2021-06 and the Easement Agreements Related to Racetrack Road Improvement Project and Authorization for CDD Staff and Chairman to Review, Revise, and Execute the Agreement, was approved.

FOURTH ORDER OF BUSINESS**Other Business**

There being none, the next item followed.

FIFTH ORDER OF BUSINESS**Audience Comments**

There being none, the next item followed.

SIXTH ORDER OF BUSINESS**Supervisor's Requests**

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS**Next Scheduled Meeting – October 27, 2021 @
11:00 a.m. at the Bartram Springs Amenity
Center, 14530 East Cherry Lake Drive,
Jacksonville, FL 32258**

Mr. Oliver stated the next scheduled meeting is October 27, 2021 at 11:00 a.m. at the Bartram Springs Amenity Center, 14530 East Cherry Lake Drive, Jacksonville, FL. 32258.

EIGHTH ORDER OF BUSINESS**Adjournment**

On MOTION by Mr. Griffith, seconded by Ms. Evert, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

FOURTH ORDER OF BUSINESS

**Presentation to:
Bartram Park CDD**

Proposed Refinancing of Series 2012 Bonds

Disclosure

FMS ROLE

FMSbonds, Inc., is providing the information contained in this document for discussion purposes only in anticipation of serving as an underwriter or placement agent. The primary role of FMSbonds, Inc., (“FMS”), is to place securities with a view to distribution an arm’s-length commercial transaction with the CDD. FMS may have financial and other interests that differ from those of the CDD. FMS is not acting as a municipal advisor, financial advisor or fiduciary to the CDD or any other person or entity. The information provided is not intended to be and should not be construed as “advice” within the meaning of Section 15B of the Securities Exchange Act of 1934. The CDD should consult with its own financial and/or municipal, legal, accounting, tax and other advisors, as applicable, to the extent it deems appropriate. Securities offered by FMSbonds, Inc, including annuities, are not insured by the FDIC or any government agency; are not deposits or other obligations of or guaranteed by FMSbonds, Inc. or any of its affiliates; and are subject to investment risks, including possible loss of the principal invested. FMSbonds, Inc. is a broker/dealer, member FINRA/SIPC. FMS has a policy that is designed to comply with the disclosure requirements under revised MSRB Rule G-23. In conjunction with these requirements, we are providing the following disclosure to all of our municipal underwriting clients.

Contents

- I. Plan of Refinancing**
- II. FMS Bonds**

Plan of Refinancing

Executive Summary

- Bartram Park CDD issued its \$30,255,000 of Series 2006 Bonds to finance a portion of the water, sewer, roadway improvements for the community.
- When issued in 2006, the community was not built out and the Bonds were issued as Non Rated Bonds at an Interest Rate of 5.40% with a final maturity of May 1, 2037.
- Due to a payment default of the Series 2006 Bonds, in 2012, the Series 2006 Bonds were restructured and split into five series of bonds – four of which remain outstanding to date in the aggregate amount of \$13,800,000 and are callable, ie, can be refinanced at par on May 1, 2022.
- Due to record low interest rates, the bonds can be refinanced at a lower rate to achieve annual debt service savings for the District. Approximate annual savings are 20%.
- The District can either refinance the Series 2012 Bonds with a: (i) privately placed loan with a bank (if available) or (ii) a public offering of bonds. Under either scenario the par amount of the loan/bonds will not exceed the par amount of Series 2012 Bonds. With both scenarios, the maturity of the new bonds/bank loan are the same as the current bonds.

Plan of Refinancing

Savings/Proceeds Summary

	<u>Current Bonds</u>	<u>Refunding Bonds</u>	
		<u>Bank Loan</u>	<u>Bonds</u>
Bonds Outstanding (1)	\$13,255,000	\$12,820,000	\$12,765,000
Arbitrage Yield (2)	5.4%-5.875%	2.45%	3.00%
Average Annual Debt Service (3)	\$1,319,285	\$1,021,087	\$1,062,912
Total Debt Service 2023-2037	\$19,789,268	\$15,316,305	\$15,943,680
Reserve Fund	\$670,758	\$50,000	\$50,000
Call Date	5/1/2022	5/1/2032	5/1/2032
Final Maturity	2037	2037	2037
<u>SAVINGS SUMMARY</u>			
Annual Savings - District		\$298,198	\$256,373
Annual Savings - %		22.60%	19.43%
Total Savings - District		\$4,472,963	\$3,845,588

(1) Aggregate par amount of 2012-1, 2012-3, 2012-4, and 2012-5 after 5/1/2022 amortization payment.

(2) Rates as of 10/25/21. Preliminary and subject to change, actual rate will be set at time of pricing.

(3) The numbers contained herein will be grossed up to include early payment discounts and collection costs.

II. FMS Bonds

Firm Overview and Experience

FMS Bonds Overview

- FMSbonds is one of the largest privately held municipal bond broker dealers and is based in Miami, Florida.
- The firm, which has been in business for over 40 years, employs over 125 professionals which serve institutional and retail clients.
- FMS is the market leader in underwriting and placing financings for Community Development Districts.
- FMS personnel has handled over 1,000 financings for Community Development Districts representing over \$10 billion in volume.
- Jon Kessler, who runs the CDD business at FMS, handled the financing of the District's Series 2005 and Series 2006 Bonds while at Bank of America.
- FMS has previously handled the District's restructuring in 2012 and the refinancing of the Series 2005 Bonds in 2015.

FIFTH ORDER OF BUSINESS

Recording: _____
Doc. stamps: _____
Int. tax: _____
TOTAL: _____

THIS INSTRUMENT WAS PREPARED BY AND,
AFTER RECORDING, RETURN TO:

Joel B. Giles, Esquire
Florida Bar No.: 0350591
CARLTON FIELDS, P.A.
4221 West Boy Scout Boulevard, Suite 1000
Tampa, Florida 33607
(813) 223-7000
(813) 229-4133 (Facsimile)
jgiles@carltonfields.com

**NON-EXCLUSIVE ACCESS AND UTILITIES
EASEMENT AGREEMENT**

THIS NON-EXCLUSIVE ACCESS AND UTILITIES EASEMENT AGREEMENT (this “Agreement”) is made this _____ day of _____, 2021, by and between **BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190 of the Florida Statutes, The Uniform Community Development District Act of 1980, as amended, and established by Ordinance Number 2000-451-E of the City Council of the City of Jacksonville, Florida, the mailing address of which is c/o Government Management Services, LLC, Attention: James Perry, 475 West Town Place, Suite 114, Jacksonville, Florida 32092 (“Grantor”), and **WINSLOW FARMS, LTD.**, a limited partnership organized and existing under the laws of the State of Florida with its principal place of business at (and the mailing address of which is) 700 Ponte Vedra Lakes Boulevard, Ponte Vedra Beach, Florida 32082, (“Winslow”) and **BARTRAM COMMONS PROPERTY OWNERS ASSOCIATION, INC.**, a not-for-profit corporation organized and existing under the laws of the State of Florida with its principal place of business at (and the mailing address of which is) 700 Ponte Vedra Lakes Boulevard, Ponte Vedra Beach, Florida 32082, (“POA” and, with Winslow, collectively “Grantee”) in reference to the following facts:

(A) Grantor is the owner of the real property in Duval County, Florida, more particularly described in Exhibit “A,” which is attached hereto and, by this reference, made a part hereof, (the “Easement Property”).

(B) Winslow is the owner of the real property in Duval County, Florida, more particularly described in Exhibit “B-1,” which is attached hereto and by this reference, made a part hereof, (the “Winslow Property”); and collectively with the Grantor Easement Property, “Easement Property”).

(C) POA is the owner of the real property in Duval County and St. Johns County, Florida, more particularly described in Exhibit “B-2,” which is attached hereto and, by this reference, made a part hereof, (the “POA Property” and, with the Winslow Property, collectively the “Dominant Property”).

(D) Grantee desires to obtain, and Grantor desires to declare, establish, grant, convey, and reserve to and for Grantee, and Grantee's successors and assigns forever, for the benefit of and appurtenant to the Dominant Property, certain non-exclusive easements upon, over, under, across, and through the Easement Property running to, from, along, and between the Dominant Property and Race Track Road.

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements contained in this Agreement, Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged by the Parties hereto, the Parties hereto hereby covenant and agree as follows:

1. **Recitals**. The statements contained in the recitals of fact set forth above (the "Recitals") are true and correct and the Recitals are, by this reference, made a part of this Agreement.

2. **Exhibits**. The exhibits attached to this Agreement are, by this reference, made a part of this Agreement.

3. **Definitions and Abbreviation**. The following terms are used in this Agreement as defined in this Section 3:

a. The terms defined in the preamble of this Agreement are used in this Agreement as defined therein.

b. The terms defined in the Recitals are used in this Agreement as defined therein.

c. The term "Party" and "Parties" shall mean Grantor and Grantee, individually and collectively, respectively.

4. **Grant of Easement for Ingress, Egress, and Access**. Grantor hereby declares, establishes, grants, conveys, and reserves to and for the benefit of Grantee, and Grantee's guests, invitees, employees, agents, contractors, subcontractors, successors, successors-in-title and assigns, and for the benefit of and appurtenant to the Dominant Property, an unobstructed, perpetual, non-exclusive easement upon, over, under, and across the Easement Property for the following purposes (collectively, the "Access Easement"):

(1) pedestrian and vehicular ingress, egress, and access to, from, along, and between the Dominant Property and Race Track Road;

(2) to access, construct, install, improve, grade, pave, use, inspect, maintain, repair and replace roadway improvements (including but not limited to a paved roadway) to, from, along, and between the Dominant Property and Race Track Road (the "Access Improvements"); and

(3) for other purposes incidental to the foregoing.

5. **Grant of Easement for Utilities.** Grantor hereby declares, establishes, grants, conveys, and reserves to and for the benefit of Grantee, and Grantee's guests, invitees, employees, agents, contractors, subcontractors, successors, successors-in-title and assigns, and for the benefit of and appurtenant to the Dominant Property, an unobstructed, perpetual, non-exclusive easement upon, over, under, and across the Easement Property to access, construct, install, tap into, tie into, improve, use, inspect, maintain, repair and replace underground and above-ground utility improvements (including, but not limited to, water, sanitary sewer, electricity, telephone, cable, and data lines) (collectively, the "Utility Improvements"; and together with the Access Improvements, the "Improvements"), and for other purposes incidental to the foregoing (collectively, the "Utility Easement"; and together with the Access Easement, the "Easements").

6. **Construction of Improvements.** All construction, installation, erection, placement, or maintenance of Improvements on the Easement Property (including any Reconfiguration thereof) shall be performed in a good and workmanlike manner, pursuant to all required permits, and in accordance with all applicable Federal, state, and local laws, ordinance, rules, and regulations. Immediately following any construction, installation, erection, placement, or maintenance of Improvements on the Easement Property, Grantee, at Grantee's sole cost and expense, shall restore the Easement Property to the condition existing immediately before such construction, installation, erection, placement, or maintenance of Improvements on the Easement Property.

7. **Maintenance of Improvements.** The Easement Property and Improvements shall be kept sightly and maintained in good and working condition and in accordance with all applicable Federal, state, and local laws, ordinance, rules, and regulations. Sightly, in this context, shall mean the Easement Property and Improvements shall be maintained at no less a standard as the improvements on the Dominant Property are maintained.

8. **Grantor's Reservation of Rights.** Grantor shall have the right to review and approve any and all Improvements to be constructed, installed, erected, placed, or maintained upon the Easement Property. Grantor shall approve or disapprove properly submitted plans and specifications, or other documents or instruments, for the construction, installation, erection, placement, or maintenance of Improvements within thirty (30) days of each submission. Any disapproval shall be accompanied by comments which, if agreed to by Grantee and incorporated into such plans and specifications, or other documents or instruments, would result in the approval of the same. No such Improvements and no addition, change, or other alteration thereto, shall be undertaken unless and until the plans and specifications therefor, and the location thereof, have been submitted to and approved, in writing, by Grantor in accordance with this Agreement; provided that Grantee shall be authorized to perform routine maintenance of the Improvements (to the extent previously approved and constructed) without necessity of review and/or approval by Grantor. If Grantee submits to Grantor conceptual plans and specifications required by this Agreement that are then reviewed and approved by Grantor and subsequently submits to Grantor detailed plans and specifications required by this Agreement consistent with the conceptual plans and specifications previously submitted to and reviewed and approved by Grantor, the detailed plans and specifications likewise shall be approved by Grantor.

9. **Grantee's Covenants.** Unless otherwise agreed between Grantor and Grantee, and except to the extent arising from or related to Grantor's negligence or misconduct (or that of their guests, invitees, employees, agents, contractors, subcontractors, successors, successors-in-title and assigns), Grantee hereby covenants and agrees to indemnify Grantor and hold Grantor harmless from and against any and all claims, demands, liabilities, losses, costs, or expenses arising from personal injuries or property damage to the extent resulting from Grantee's use of the Easement Property. Prior to any use of the Easement Property by Grantee and thereafter until termination of this Agreement, Grantee shall maintain in effect the insurance specified on Exhibit "C". In addition, Grantee agrees to promptly repair any damage to the Easement Property, or any Improvements thereon caused by any use of the Easements granted in this Agreement by Grantee or any other person (other than Grantor, their guests, invitees, employees, agents, contractors, subcontractors, successors, successors-in-title and assigns) using the Easement Property pursuant to the Easements granted to Grantee in this Agreement. This Section 9 shall survive any termination of this Agreement.

10. **Platting and Dedication.**

a. Upon the platting or other dedication of any part of the Easement Property and the dedication and acceptance of the Improvements located thereon to and by Duval County, Florida, and/or the City of Jacksonville, Florida, and St. Johns County, Florida, as applicable, and any required public utilities providing for a public road and right-of-way to, from, and between Race Track Road and the Dominant Property, the Easements herein granted upon, over, and across the Easement Property shall automatically terminate as to any such part so platted and dedicated. Without limiting the automatic nature of such termination, upon the occurrence any such termination, within ten (10) days of either Grantor delivering any written request to Grantee to confirm such termination, Grantee shall execute and deliver to either Grantor a recordable confirmation of such termination.

b. Subject to the provisions of this Section 10, the Easements granted under this Agreement shall be perpetual.

11. **Use of the Dominant Property.** Increased use of the Easement Property due to further development of the Dominant Property is specifically contemplated by the Parties and shall not cause any termination or modification of the easement rights hereby granted.

12. **Priority Over Liens.** The easements and other rights granted to Grantee under this Agreement have priority over and are superior to any mortgages or other liens (excluding the lien for ad valorem real property taxes) that may subsequently encumber the Easement Property or any part thereof, and in no event shall the foreclosure of any mortgage or other lien encumbering all or any part of the Easement Property or any conveyance in lieu of foreclosure of any such mortgage or other lien terminate any easements and other rights granted to Grantee under this Agreement. Grantor represents and warrants to Grantee that no mortgage or other lien (excluding the lien for ad valorem real property taxes not yet due and payable or liens under currently recorded documents, such as a "master" declaration of covenants) encumbers the Easement Property or any part thereof, and Grantor shall not grant any mortgage or other lien on the Easement Property or any part thereof prior to the recordation of this Agreement in the public records of Duval County, Florida.

13. **Running of Benefits and Burdens.** The provisions of this Agreement and all easements established hereby shall constitute covenants running with, and shall be appurtenant to, the land affected. All provisions of this Agreement and all easements established hereby shall inure to the benefit of and be binding upon any Party which has, or obtains, an interest in the benefited or burdened land. References herein to "Grantor" and "Grantee" shall refer to Grantor or Grantee and their respective successors and assigns, as the case may be. The interests created hereunder shall not merge and this Agreement shall continue in full force and effect notwithstanding the unity of fee simple title of the Dominant Property and the Easement Property or either Party's violation or default of or under the terms of this Agreement.

14. **Not a Public Dedication.** Nothing contained in this Agreement shall be deemed to be a gift or dedication of any portion of the Easement Property to the general public or for any public purpose whatsoever, it being the intention of the Parties that this Agreement and the grant and reservation set forth herein shall be strictly limited to and for the purposes herein expressed.

15. **Severability.** If any clause, sentence, or other portion of the terms, conditions, covenants, and restrictions of this Agreement become illegal, null, or void for any reason or are held by any court of competent jurisdiction to be so, the remaining portions hereof shall remain in full force and effect.

16. **Enforcement; Attorney's Fees.** In the event of any violation or threatened violation of the provisions of this Agreement, the aggrieved Party shall have the right to seek to enjoin such violation or threatened violation in a court of competent jurisdiction, in addition to any other remedies available at law or in equity, except that neither Party shall have or pursue any remedy that would result in this Agreement being canceled, rescinded, or terminated on account of actual or threatened violation; and the prevailing Party in any action or proceeding shall recover from the other Party any attorneys' fees and costs incurred in such action or proceeding, including, without limitation, attorneys' fees and costs in any trial, appellate, bankruptcy, and post-judgment proceedings.

17. **Continuous Easements.** It is the intent of the Parties that the Easements created pursuant to this Agreement be continuous and uninterrupted easements extending from and along the Dominant Property to and along Race Track Road, with no gap or hiatus between any portion of the Easement Property, the Dominant Property, and Race Track Road. Accordingly, notwithstanding any contrary implication based on the legal descriptions of the Easement Property contained in Exhibit "A," the Easement Property includes any strips or gores of land owned by Grantor necessary to cause all portions of the Easement Property to adjoin one another, and to cause the Easement Property to adjoin both the Dominant Property and Race Track Road, without gap or hiatus.

18. **Further Assurances.** The Parties covenant and agree that subsequent to the execution and delivery of this Agreement, and without any additional consideration, each Party will execute and deliver any further legal instruments and perform any acts that are or may become reasonably necessary to effectuate the purposes of this Agreement, as applicable.

19. **Governing Law.** This Agreement will be governed by and construed in accordance with the laws of the State of Florida.

20. **Counterparts.** This Agreement may be executed in one or more counterparts, each of which will be deemed to be an original of this Agreement and all of which, when taken together, will be deemed to constitute one and the same agreement.

21. **Jury Waiver.** Grantee and Grantor hereby expressly covenant and agree to waive the right to trial by jury in connection with any litigation or judicial proceeding relating to, directly or indirectly, or concerning this Agreement or the conduct, omission, action, obligation, duty, right, benefit, privilege, or liability of a party hereunder to the full extent permitted by law. This waiver of right to trial by jury is separately given and is knowingly, intentionally, and voluntarily made by Grantee and Grantor. Grantee and Grantor have had an opportunity to seek legal counsel concerning this waiver. This waiver is intended to and does encompass each instance and each issue as to which the right to a jury trial would otherwise accrue. Grantee and Grantor further certify and represent to each other that no party, representative, or agent of Grantee or Grantor (including, but not limited to, their respective counsel) has represented, expressly or otherwise, to Grantee or Grantor or to any agent or representative of Grantee or Grantor (including, but not limited to, their respective counsel) that they will not seek to enforce this waiver of right to jury trial. This waiver shall apply to this Agreement and any future amendments, supplements, or modifications of this Agreement.

22. **Authority.** Each of Winslow and the POA represents and warrants that it (i) owns its part of the Dominant Property in fee simple, (ii) has the right to execute this Agreement, and (iii) has obtained all necessary consents and authorizations for its execution and delivery hereof. Grantor represents and warrants that it (i) owns the Easement Property in fee simple, (ii) has the right to execute this Agreement and to grant the easements set forth herein, and (iii) has obtained all necessary consents and authorizations for its execution and delivery hereof.

23. **Notices.** All notices and other communications required or permitted under this Agreement shall be in writing and shall be deemed given (i) when delivered by hand to the recipient named below at the specified address, or (ii) upon mailing by certified mail, return receipt requested, postage prepaid to the specified address, or (iii) upon delivery to FedEx or UPS for prepaid next-day delivery to the specified address, or (iv) upon sending if sent by email, provided that a delivery receipt is retained or delivery is also accomplished by any of the means set forth in (i) – (iii). Any Party may change the address to which notices are to be sent to such party by written notice to the other parties specifying such change of address. Legal counsel to the parties may give notices on behalf of their clients.

If to Grantor:

Government Management Services, LLC,
475 West Town Place, Suite 114
Jacksonville, Florida 32092
Attention: James Perry
Email: jperry@govmgtsvc.com

With a copy to: Hopping Green & Sams
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301
Attention: Wesley S. Haber, Esquire
Email: whaber@hgslaw.com

If to Winslow: Winslow Farms, Ltd.
700 Ponte Vedra Lakes Boulevard
Ponte Vedra Beach, Florida 32082
Attention: Arthur E. Lancaster
Email: aelancaster@eastlanddev.com

With a copy to: Carlton Fields, P.A.
4221 West Boy Scout Boulevard, Suite 1000
Tampa, Florida 33607
Attention: Joel B. Giles, Esquire
Email: JGiles@carltonfields.com

If to POA: Bartram Commons Property Owners Association, Inc.
700 Ponte Vedra Lakes Boulevard
Ponte Vedra Beach, Florida 32082
Attention: Arthur E. Lancaster
Email: aelancaster@eastlanddev.com

With a copy to: Carlton Fields, P.A.
4221 West Boy Scout Boulevard, Suite 1000
Tampa, Florida 33607
Attention: Joel B. Giles, Esquire
Email: JGiles@carltonfields.com

24. **Entire Agreement.** This Agreement contains that entire understanding among the parties as to the Easements herein granted and supersedes any prior understanding and agreements between them respecting said subject matter.

25. **Headings.** The section and paragraph headings in this Agreement are for convenience only, shall in no way define or limit the scope or content of this Agreement, and shall not be considered in any construction or interpretation of this Agreement or any part hereof.

26. **Amendment.** This Agreement may be amended, modified or terminated only by written instrument, executed and acknowledged by all Parties to this Agreement, or their respective successors or assigns, whose rights or interests are affected thereby.

(Signatures appear on following pages.)

IN WITNESS WHEREOF, the Parties have executed this Agreement, and shall be deemed to have executed the same, as of the day and year first above written.

WITNESSES:

(Sign on this line.)

(Print name legibly on this line.)

(Sign on this line.)

(Print name legibly on this line.)

GRANTOR:

**BARTRAM PARK COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Name: _____
Title: _____

STATE OF FLORIDA)
COUNTY OF _____)

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2021, by _____, as _____ of **BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190 of the Florida Statutes, The Uniform Community Development District Act of 1980, as amended, and established by Ordinance Number 2000-451-E of the City Council of the City of Jacksonville, Florida, on behalf of the local unit of special-purpose government, who is personally known to me or has produced _____ as identification.

(Sign on this line.)

(Print name legibly on this line.)

NOTARY PUBLIC, State of Florida
COMMISSION NO.: _____
EXPIRATION DATE: _____

(SEAL)

WITNESSES:

(Sign on this line.)

(Print name legibly on this line.)

(Sign on this line.)

(Print name legibly on this line.)

GRANTEE:

WINSLOW FARMS, LTD.

By: WINSLOW FARMS, INC.,
its sole General Partner

By: _____
ARTHUR E. LANCASTER,
its Vice President

(CORPORATE SEAL)

STATE OF FLORIDA)
COUNTY OF ST. JOHNS)

The foregoing instrument was sworn to and subscribed before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2021, by ARTHUR E. LANCASTER, as Vice President of WINSLOW FARMS, INC., a Florida corporation, as the sole General Partner of **WINSLOW FARMS, LTD.**, a Florida limited partnership, on behalf of the corporation and the limited partnership, who is personally known to me or has produced _____ as identification.

(Sign on this line)

(Legibly print name on this line)

NOTARY PUBLIC, State of Florida

COMMISSION NO.: _____

EXPIRATION DATE: _____

(SEAL)

WITNESSES:

**BARTRAM COMMONS PROPERTY
OWNERS ASSOCIATION, INC.**

(Sign on this line.)

(Print name legibly on this line.)

(Sign on this line.)

(Print name legibly on this line.)

By: _____

ARTHUR E. LANCASTER,
its Vice President

(CORPORATE SEAL)

STATE OF FLORIDA)
COUNTY OF ST. JOHNS)

The foregoing instrument was sworn to and subscribed before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2021, by ARTHUR E. LANCASTER, as Vice President of BARTRAM COMMONS PROPERTY OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, on behalf of the not-for-profit corporation, who is personally known to me or has produced _____ as identification.

(Sign on this line)

(Legibly print name on this line)

NOTARY PUBLIC, State of Florida

COMMISSION NO.: _____

EXPIRATION DATE: _____

(SEAL)

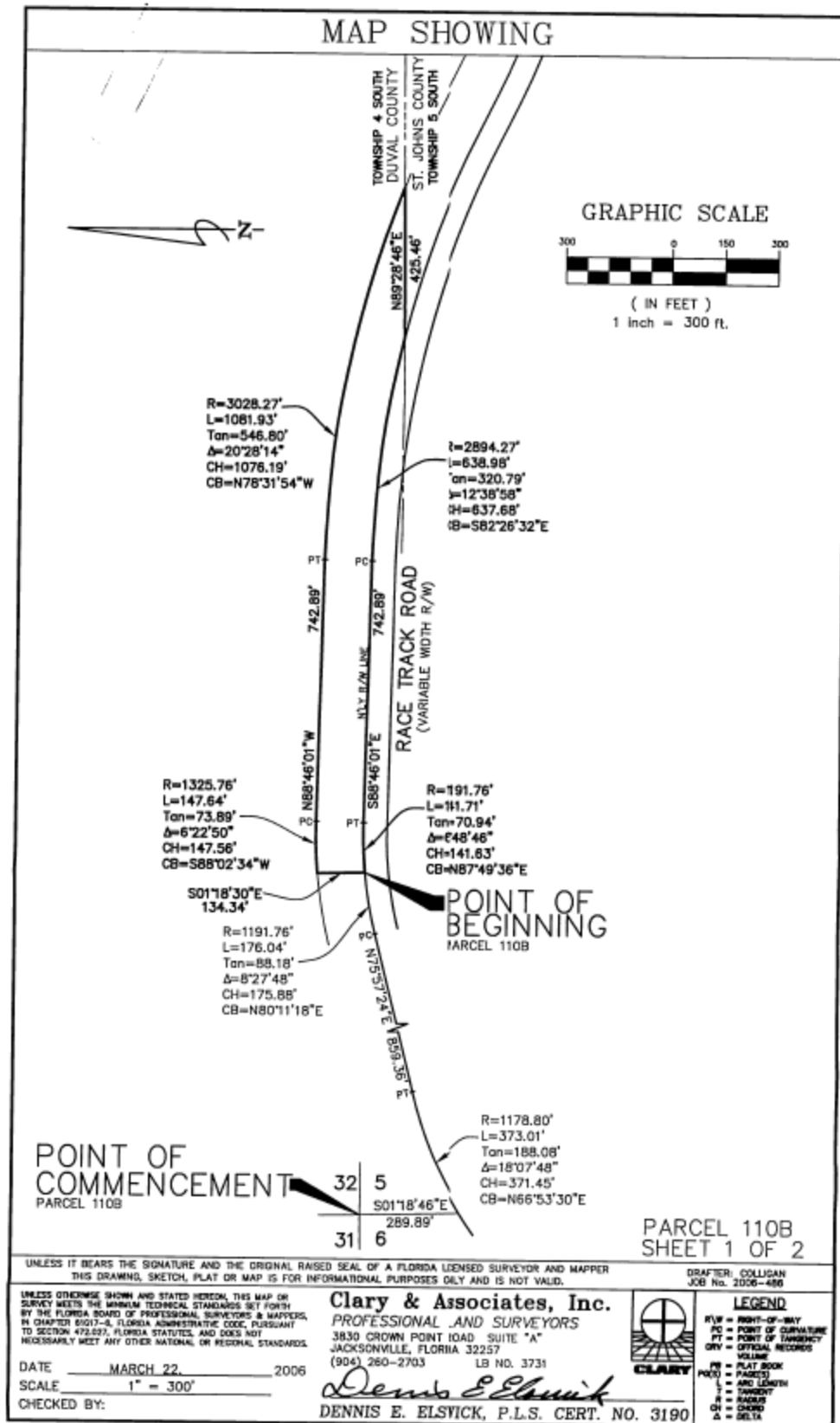
EXHIBIT "A"
Easement Property

PARCEL 110B

A PORTION OF SECTION 32, TOWNSHIP 4 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

COMMENCE AT THE NORTHWEST CORNER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY (ALSO BEING THE SOUTHWEST CORNER OF SAID SECTION 32); THENCE SOUTH 01°18'46" EAST, ALONG THE WESTERLY LINE OF SAID SECTION 5, A DISTANCE OF 289.89 FEET TO AN INTERSECTION WITH THE EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED) AND TO A POINT ON A CURVE; THENCE NORTHEASTERLY, ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1178.80 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 18°07'48", AN ARC DISTANCE OF 373.01 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 66°53'30" EAST, 371.45 FEET TO THE POINT OF TANGENCY; THENCE NORTH 75°57'24" EAST, ALONG THE SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD, A DISTANCE OF 859.36 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY, ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1191.76 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 08°27'48", AN ARC DISTANCE OF 176.04 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 80°11'18" EAST, 175.88 FEET TO A POINT ON A CURVE AND TO THE POINT OF BEGINNING; THENCE ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1191.76 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 06°48'46", AN ARC DISTANCE OF 141.71 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 87°49'36" EAST, 141.63 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 88°46'01" EAST ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD, A DISTANCE OF 742.89 FEET TO THE POINT OF CURVATURE OF A CURVE; THENCE SOUTHEASTERLY ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 2894.27 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 12°38'58", AN ARC DISTANCE OF 638.98 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 82°26'32" EAST, 637.68 FEET TO AN INTERSECTION WITH THE LINE DIVIDING TOWNSHIP 4 SOUTH, DUVAL COUNTY, AND TOWNSHIP 5 SOUTH, ST. JOHNS COUNTY; THENCE NORTH 89°28'46" EAST, ALONG LAST SAID LINE, A DISTANCE OF 425.46 FEET TO A POINT ON A CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 3028.27 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 20°28'14", AN ARC DISTANCE OF 1081.93 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 78°31'54" WEST, 1076.19 FEET TO THE POINT OF TANGENCY; THENCE NORTH 88°46'01" WEST, A DISTANCE OF 742.89 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1325.76 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 06°22'50", AN ARC DISTANCE OF 147.64 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 88°02'34" WEST, 147.56 FEET; THENCE SOUTH 01°18'30" EAST, A DISTANCE OF 134.34 FEET TO THE POINT OF BEGINNING.

CONTAINING 236090 SQUARE FEET (5.419 ACRES), MORE OR LESS.



MAP SHOWING

PARCEL 110B

A PORTION OF SECTION 32, TOWNSHIP 4 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

COMMENCE AT THE NORTHWEST CORNER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY (ALSO BEING THE SOUTHWEST CORNER OF SAID SECTION 32); THENCE SOUTH 01°18'46" EAST, ALONG THE WESTERLY LINE OF SAID SECTION 5, A DISTANCE OF 289.89 FEET TO AN INTERSECTION WITH THE EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD (A VARIABLE WIDTH RIGHT OF WAY AS NOW ESTABLISHED) AND TO A POINT ON A CURVE; THENCE NORTHEASTERLY, ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1178.80 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 18°07'48", AN ARC DISTANCE OF 373.01 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 66°53'30" EAST, 371.45 FEET TO THE POINT OF TANGENCY; THENCE NORTH 75°57'24" EAST, ALONG THE SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD, A DISTANCE OF 859.36 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY, ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1191.76 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 08°27'48", AN ARC DISTANCE OF 176.04 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 80°11'18" EAST, 175.88 FEET TO A POINT ON A CURVE AND TO THE POINT OF BEGINNING; THENCE ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1191.76 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 06°48'46", AN ARC DISTANCE OF 141.71 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 87°49'36" EAST, 141.63 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 88°46'01" EAST ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD, A DISTANCE OF 742.89 FEET TO THE POINT OF CURVATURE OF A CURVE; THENCE SOUTHEASTERLY ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE OF RACE TRACK ROAD AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 2894.27 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 12°38'58", AN ARC DISTANCE OF 638.98 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 82°26'32" EAST, 637.68 FEET TO AN INTERSECTION WITH THE LINE DIVIDING TOWNSHIP 4 SOUTH, DUVAL COUNTY, AND TOWNSHIP 5 SOUTH, ST. JOHNS COUNTY; THENCE NORTH 89°28'48" EAST, ALONG LAST SAID LINE, A DISTANCE OF 425.46 FEET TO A POINT ON A CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 3028.27 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 20°28'14", AN ARC DISTANCE OF 1081.93 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 78°31'54" WEST, 1076.19 FEET TO THE POINT OF TANGENCY; THENCE NORTH 88°46'01" WEST, A DISTANCE OF 742.89 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1325.76 FEET, THROUGH A TOTAL CENTRAL ANGLE OF 06°22'50", AN ARC DISTANCE OF 147.64 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 88°02'34" WEST, 147.56 FEET; THENCE SOUTH 01°18'30" EAST, A DISTANCE OF 134.34 FEET TO THE POINT OF BEGINNING.

CONTAINING 236090 SQUARE FEET (5.419 ACRES), MORE OR LESS.

GENERAL NOTES

1. BEARINGS SHOWN HEREON ARE BASED ON THE WESTERLY LINE SECTION 5, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, AS SOUTH 01°18'46" EAST.
2. THIS MAP DOES NOT REPRESENT A BOUNDARY SURVEY.
3. THIS DRAWING MAY HAVE BEEN ENLARGED OR REDUCED FROM THE ORIGINAL. UTILIZE THE GRAPHIC SCALE AS SHOWN.
4. CROSS REFERENCE CLARY & ASSOC. MAP FILE NO. T5S-328

PARCEL 110B
SHEET 2 OF 2

UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.

DRAFTER: COLLIGAN
JOB No. 2006-468

UNLESS OTHERWISE SHOWN AND STATED HEREON, THIS MAP OR SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS, IN CHAPTER 91017-8, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 475.007, FLORIDA STATUTES, AND DOES NOT NECESSARILY MEET ANY OTHER NATIONAL OR REGIONAL STANDARDS.

Clary & Associates, Inc.
PROFESSIONAL LAND SURVEYORS
3830 CROWN POINT ROAD, SUITE "A"
JACKSONVILLE, FLORIDA 32257
(904) 260-2703 LB NO. 3731



LEGEND
R/W = RIGHT-OF-WAY
PC = POINT OF CURVATURE
PT = POINT OF TANGENCY
O/RV = OFFICIAL RECORDS
VOLUME
PB = PLAT BOOK
P/B = PAGES
L = LINE LENGTH
T = TANGENT
R = RADIUS
CH = CHORD
Δ = DELTA

DATE MARCH 22 2008
SCALE 1" = 300'
CHECKED BY: _____

Dennis E. Eiswick
DENNIS E. EISWICK, P.L.S. CERT. NO. 3190

EXHIBIT "B-1"
Winslow Property

TRACT 28-32

A PORTION OF SECTION 32, TOWNSHIP 4 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE CORNER COMMON TO SECTIONS 19 AND 30, TOWNSHIP 4 SOUTH, RANGE 28 EAST, AND SECTIONS 24 AND 25, TOWNSHIP 4 SOUTH, RANGE 27 EAST, SAID DUVAL COUNTY, FLORIDA; THENCE NORTH 00°43'26" WEST, ALONG THE WEST LINE OF SAID SECTION 19, ALSO BEING THE EAST LINE OF SAID SECTION 24, A DISTANCE OF 2386.85 FEET, TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF INTERSTATE NO. 95 (A 300 FEET RIGHT-OF-WAY, AS SHOWN ON STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP, SECTION 72280-2403); THENCE SOUTH 40°25'29" EAST, 16919.01 FEET, ALONG LAST SAID LINE, TO THE POINT OF BEGINNING; CONTINUE SOUTH 40°25'29" EAST, ALONG LAST SAID LINE, 404.11 FEET, TO THE NORTHERLY RIGHT-OF-WAY LINE OF RACETRACK ROAD (A VARIABLE WIDTH RIGHT-OF-WAY, AS NOW ESTABLISHED); THENCE WESTERLY AND NORTHWESTERLY ALONG LAST SAID LINE, RUN THE FOLLOWING EIGHT (8) COURSES AND DISTANCES; COURSE NO. 1: SOUTH 86°16'01" WEST, 225.36 FEET, TO THE ARC OF A CURVE LEADING NORTHWESTERLY; COURSE NO. 2: NORTHWESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1725.83 FEET, AN ARC DISTANCE OF 307.03 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 80°03'12" WEST, 306.63 FEET; COURSE NO. 3: SOUTH 15°02'36" WEST, 17.00 FEET, TO THE ARC OF A CURVE LEADING NORTHWESTERLY; COURSE NO. 4: NORTHWESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1742.83 FEET, AN ARC DISTANCE OF 346.50 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 69°15'40" WEST, 345.93 FEET, TO THE POINT OF TANGENCY OF SAID CURVE; COURSE NO. 5: NORTH 63°33'56" WEST, 113.88 FEET, TO THE POINT OF CURVATURE OF A CURVE LEADING WESTERLY; COURSE NO. 6: WESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 3028.27 FEET, AN ARC DISTANCE OF 1331.98 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 76°09'59" WEST, 1321.27 FEET, TO THE POINT OF TANGENCY OF SAID CURVE; COURSE NO. 7: NORTH 88°46'01" WEST, 742.89 FEET, TO THE POINT OF CURVATURE OF A CURVE LEADING WESTERLY; COURSE NO. 8: WESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1325.76 FEET, AN ARC DISTANCE OF 147.89 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 88°02'15" WEST, 147.81 FEET, TO THE EASTERLY LINE OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 13959, PAGE 2208, OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY; THENCE NORTH 01°21'33" WEST, ALONG LAST SAID LINE, AND ALONG THE EASTERLY LINE OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 5528, PAGE 680, OF SAID CURRENT PUBLIC RECORDS, 958.95 FEET, TO THE NORTHERLY LINE OF SAID LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 5528, PAGE 680; THENCE SOUTH 87°40'44" WEST, ALONG LAST SAID LINE, 294.39 FEET, TO THE SOUTHEASTERLY LIMITED ACCESS RIGHT-OF-WAY LINE OF STATE ROAD NO. 9B (AS SHOWN ON STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP, SECTION NO. 72002-2513), AND THE ARC OF A CURVE LEADING NORTHEASTERLY; THENCE NORTHEASTERLY, ALONG LAST SAID LINE, AND ALONG AND AROUND THE ARC OF SAID

CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1312.39 FEET, AN ARC DISTANCE OF 505.89 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 36°46'42" EAST, 502.77 FEET, TO THE POINT OF COMPOUND CURVATURE OF A CURVE LEADING EASTERLY; THENCE EASTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1086.23 FEET, AN ARC DISTANCE OF 1739.50 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 86°18'06" EAST, 1559.49 FEET, TO THE SOUTHWESTERLY LIMITED ACCESS RIGHT-OF-WAY LINE OF INTERSTATE NO. 95 (AS SHOWN ON STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP SECTION 72002-2513); THENCE SOUTH 40°25'29" EAST, ALONG LAST SAID LINE, 1923.03 FEET; THENCE NORTH 89°26'39" EAST, CONTINUING ALONG LAST SAID LINE, 80.78 FEET, TO THE POINT OF BEGINNING.

CONTAINING 82.20 ACRES, MORE OR LESS.

Map Showing

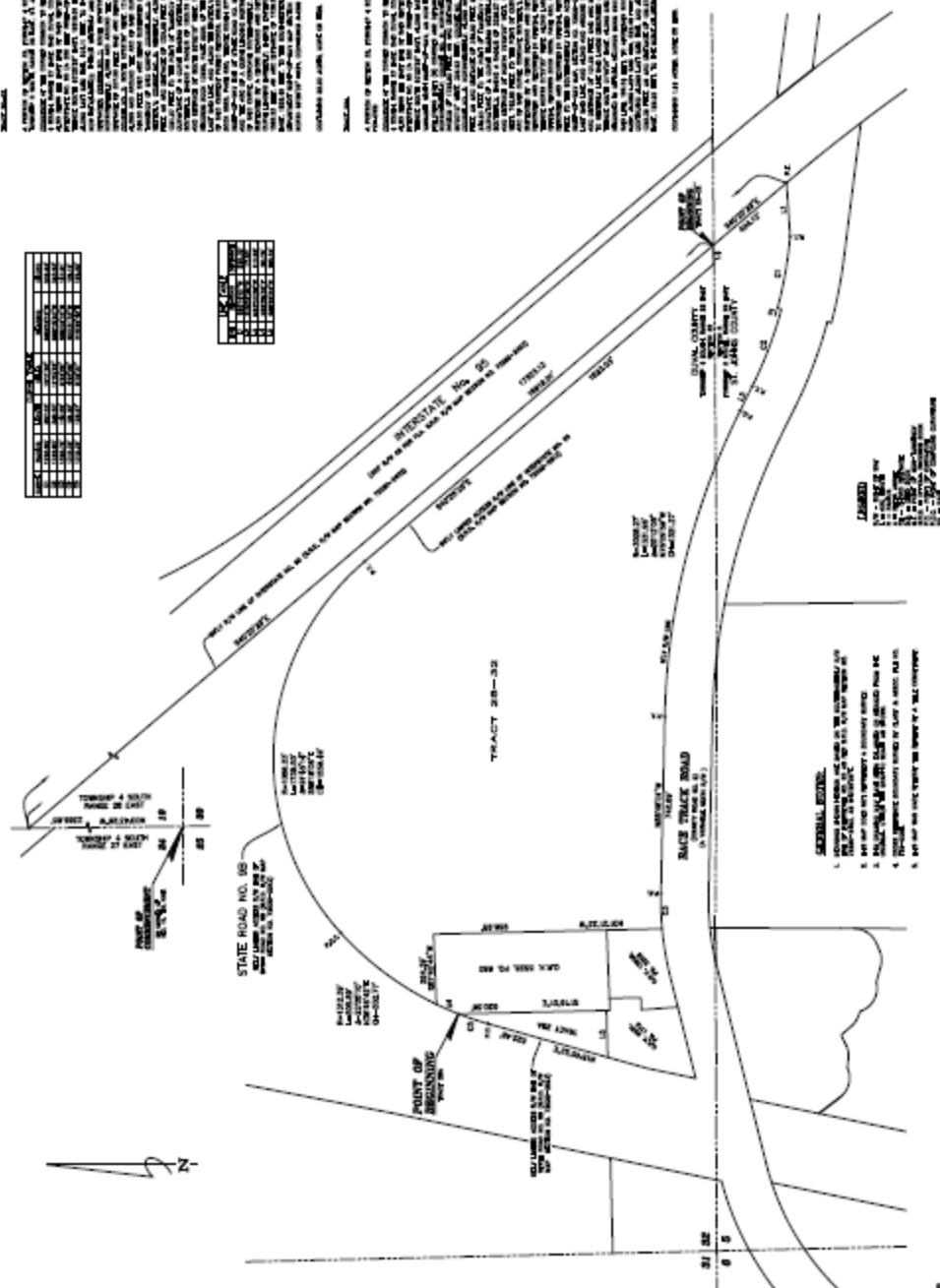


EXHIBIT A-2

[illegible]

AlClary A UNIVERSITY
OF CALIFORNIA
SCHOOL OF JOURNALISM & MASS COMMUNICATIONS

RESEARCH DESIGN

The study was approved by the Institutional Review Boards at the University of Illinois at Chicago and the University of Michigan.

KEYWORDS: child abuse; child sexual abuse; child sexual exploitation; child sexual abuse investigation; child sexual abuse investigation team; child sexual abuse investigation unit; child sexual abuse investigation team; child sexual abuse investigation unit; child sexual abuse investigation team; child sexual abuse investigation unit

Keywords: *work, stress, coping, organizational commitment, organizational citizenship behavior*

[illegible]

US

DOI: 10.1002/for

LESS AND EXCEPT:

Section 72002-2513

State Road No. 9B

Duval County

F.P. No. 2092942

Parcel No. 808

Perpetual Easement

A Portion Of Section 32, Township 4 South, Range 28 East, Duval County, Florida, Being More Particularly Described As Follows:

Commence At The Southwest Corner Of Section 32, Township 4 South, Range 28 East, Duval County, Florida; Thence South $89^{\circ}57'05''$ East, Along The Southerly Line Of Said Section 32, A Distance Of 2,712.81 Feet; Thence North $89^{\circ}27'01''$ East, Continuing Along Said Southerly Line, A Distance Of 1,700.92 Feet, To The Centerline Of Survey Of State Road No. 9 (I-95, A Variable Width Right Of Way, Per Florida Department Of Transportation Right Of Way Map, Section No. 72002-2513); Thence North $40^{\circ}25'07''$ West, Along Said Centerline Of Survey A Distance Of 2,871.69 Feet; Thence South $49^{\circ}34'53''$ West A Distance Of 533.69 Feet To A Point On The Easterly Existing Limited Access Right Of Way Line Of State Road No. 9B (Per Florida Department Of Transportation Right Of Way Map, Section No. 72002-2513) And The **Point Of Beginning**; Said Point Also Being On The Arc Of A Curve Concave Southerly Having A Radius Of 1,086.23 Feet, A Chord Bearing And Distance Of South $71^{\circ}04'22''$ West, 857.40 Feet; Thence Northwesterly, West And Southwesterly, Along Said Easterly Existing Limited Access Right Of Way Line And Along The Arc Of Said Curve, Through A Central Angle Of $46^{\circ}29'26''$, An Arc Length Of 881.38 Feet, To The Point Of Compound Curvature Of A Curve Concave Southeasterly, Having A Radius Of 1,312.39 Feet, A Chord Bearing And Distance Of South $36^{\circ}47'31''$ West, 502.42 Feet; Thence Southwesterly Along Said Easterly Existing Limited Access Right Of Way Line And Along The Arc Of Said Curve Through A Central Angle Of $22^{\circ}04'15''$, An Arc Length Of 505.54 Feet To The Northerly Line Of Those Lands Described And Recorded In Official Records Book 5528, Page 680 Of The Current Public Records Of Said County; Thence North $87^{\circ}41'34''$ East, Along Last Said Line, A Distance Of 294.24 Feet; Thence North $01^{\circ}15'40''$ West, A Distance Of 9.74 Feet; Thence North $87^{\circ}41'34''$ East, A Distance Of 67.73 Feet To A Point On A Curve Concave Northwesterly, Having A Radius Of 60.00 Feet, A Chord Bearing And Distance Of North $43^{\circ}09'58''$ East, 84.14 Feet; Thence Northeasterly, North And Northwesterly Along The Arc Of Said Curve, Through A Central Angle Of $89^{\circ}02'45''$, An Arc Length Of 93.24 Feet; Thence North $01^{\circ}21'11''$ West, A Distance Of 2.66 Feet To The Beginning Of A Curve Concave Easterly, Having A Radius Of 100.50 Feet, A Chord Bearing And Distance Of North $21^{\circ}08'49''$ East, 76.92 Feet; Thence Northerly, Along The Arc Of Said Curve, Through A Central Angle Of $45^{\circ}00'01''$, An Arc Length 78.93 Feet To The End Of Said Curve; Thence North $43^{\circ}38'49''$ East, A Distance Of 55.76 Feet To The Beginning Of A Curve Concave Southeasterly, Having A Radius Of 100.50 Feet, A Chord Bearing And Distance Of North $55^{\circ}55'55''$ East, 42.77 Feet; Thence Northeasterly, Along The Arc Of Said Curve, Through A Central Angle Of $24^{\circ}34'12''$, An Arc Length Of 43.10 Feet To The End Of Said Curve; Thence North $68^{\circ}13'01''$ East, A Distance Of 166.98 Feet To The Beginning Of A Curve Concave Southerly, Having A Radius Of 100.50 Feet, A Chord Bearing And Distance Of North $78^{\circ}25'55''$ East, 35.65 Feet; Thence Easterly, Along The Arc Of Said Curve, Through A Central Angle Of $20^{\circ}25'48''$, An Arc Length Of 35.84 Feet To The End Of Said Curve; Thence North $88^{\circ}38'49''$ East, A Distance Of 366.01 Feet To A Point On A Curve Concave Northerly, Having A Radius Of 49.50 Feet, A Chord Bearing And Distance Of

North 76°25'36" East, 20.96 Feet; Thence Easterly, Along The Arc Of Said Curve, Through A Central Angle Of 24°26'46", An Arc Length Of 21.12 Feet To A Point On The Arc Of A Curve Concave Southerly, Having A Radius Of 66.50 Feet, A Chord Bearing And Distance Of North 89°02'12" East, 55.85 Feet; Thence Easterly, Along The Arc Of Said Curve, Through A Central Angle Of 49°39'35", An Arc Length Of 57.64 Feet; Thence South 78°19'32" East, A Distance Of 105.54 Feet To A Point On A Curve Concave Southwesterly, Having A Radius Of 55.00 Feet, A Chord Bearing And Distance Of South 57°01'00" East, 39.97 Feet; Thence Southeasterly, Along The Arc Of Said Curve, Through A Central Angle Of 42°36'50", An Arc Length Of 40.91 Feet To A Point On The Arc Of A Curve Concave Northeasterly, Having A Radius Of 30.00 Feet, A Chord Bearing And Distance Of South 63°31'49" East, 28.00 Feet; Thence Southeasterly, Easterly And Northeasterly Along The Arc Of Said Curve, Through A Central Angle Of 55°38'11", An Arc Length Of 29.13 Feet; Thence North 88°38'49" East, A Distance Of 466.59 Feet; Thence South 57°19'36" East, A Distance Of 47.94 Feet; Thence South 27°00'30" East, A Distance Of 29.85 Feet; Thence South 00°58'17" East, A Distance Of 333.68 Feet To The Beginning Of A Curve Concave Easterly, Having A Radius Of 392.46 Feet, A Chord Bearing And Distance Of South 08°55'33" East, 108.62 Feet; Thence Southerly, Along The Arc Of Said Curve, Through A Central Angle Of 15°54'31", An Arc Length Of 108.97 Feet, To The Point Of Compound Curvature Of A Curve Concave Northerly, Having A Radius Of 69.20 Feet, A Chord Bearing And Distance Of South 73°39'58" East, 115.79 Feet; Thence Southeasterly, Easterly And Northeasterly, Along The Arc Of Said Curve, Through A Central Angle Of 113°34'21", An Arc Length Of 137.17 Feet; Thence North 49°32'54" East, A Distance Of 92.82 Feet To A Point On A Curve Concave Southerly, Having A Radius Of 60.00 Feet, A Chord Bearing And Distance Of South 85°26'08" East, 84.88 Feet; Thence Northeasterly, Easterly And Southeasterly, Along The Arc Of Said Curve, Through A Central Angle Of 90°02'12", An Arc Length Of 94.29 Feet; Thence South 40°25'10" East, A Distance Of 705.27 Feet To A Point On A Curve Concave Westerly, Having A Radius Of 40.00 Feet, A Chord Bearing And Distance Of South 04°34'52" West, 56.57 Feet; Thence Southerly, Along The Arc Of Said Curve, Through A Central Angle Of 90°00'11", An Arc Distance Of 62.83 Feet; Thence South 49°34'53" West, A Distance Of 425.04 Feet; Thence South 21°07'20" West, A Distance Of 85.48 Feet To A Point On A Curve Concave Southwesterly, Having A Radius Of 3,008.78 Feet, A Chord Bearing And Distance Of South 68°38'21" East, 35.35 Feet, Said Point Also Being On A Line Parallel With And 134.00 Feet Northerly Of, When Measured At Right Angles And Perpendicular To The Northerly Right Of Way Line Of Race Track Road (A Variable Width Right Of Way, As Now Established); Thence Southeasterly, Along The Arc Of Said Curve, Through A Central Angle Of 00°40'23", An Arc Length Of 35.35 Feet To The Southerly Line Of Section 32, Township 4 South, Range 28 East; Thence North 89°27'01" East, Along Said Southerly Line, A Distance Of 848.80 Feet To The Easterly Existing Limited Access Right Of Way Line Of State Road No. 9B; Thence North 40°25'07" West Along Said Easterly Existing Limited Access Right Of Way Line, A Distance Of 1,923.03 Feet To The Beginning Of A Curve Concave Southwesterly, Having A Radius Of 1,086.23 Feet, A Chord Bearing And Distance Of North 63°03'01" West, 835.98 Feet; Thence Northwesterly, Along Said Easterly Existing Limited Access Right Of Way Line And Along The Arc Of Said Curve, Through A Central Angle Of 45°15'48", An Arc Length Of 858.12 Feet, To The **Point Of Beginning**.

Containing 23.384 Acres, More Or Less.

EXHIBIT "B-2"

POA Property

Section 72002-2513

State Road No. 9B

Duval County

F.P. No. 2092942

Parcel No. 808

Perpetual Easement

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EXHIBIT “C”

Insurance

1. Workers’ Compensation (to the extent required):

Coverage A. Statutory Benefits

Coverage B. Employers’ Liability limits of not less than:

Bodily Injury by accident \$1,000,000 each accident

Bodily Injury by disease \$1,000,000 policy limit

Bodily Injury by disease \$1,000,000 each employee

2. Commercial Auto Coverage:

Automobile Liability coverage in the amount of \$1,000,000 combined single limit, each accident, covering all owned, hired and non-owned autos.

3. Commercial General Liability:

Commercial General Liability coverage (equivalent in coverage to ISO form CG 00 01) with limits as follows:

Each Occurrence Limit \$1,000,000

Personal Advertising Injury Limit \$1,000,000

Products/Completed Operations Aggregate Limit \$1,000,000

General Aggregate Limit \$2,000,000

(other than Products/Completed Operations)

The policy must include:

- a) An Additional Insured Endorsement naming Grantor as additional insured
- b) Coverage must be on an “occurrence” form. “Claims Made” and “Modified Occurrence” forms are not acceptable.

4. Other Requirements:

- a) All policies must be written by insurance companies whose rating in the most recent Best’s Rating Guide, is not less than A (-): VII.
- b) Certificates of Insurance will be provided upon written request from Grantor.

SEVENTH ORDER OF BUSINESS

A.

Hopping Green & Sams

Attorneys and Counselors

October 25, 2021

VIA EMAIL

Jim Oliver, District Manager

joliver@gmsnf.com

Tim Brown, Chairperson

timryanbrown@gmail.com

RE: Bartram Park Community Development District ("Client")

JOINT LETTER BY HOPPING GREEN & SAMS, P.A. AND KUTAK ROCK LLP, ANNOUNCING THE DEPARTURE OF JONATHAN JOHNSON, KATIE BUCHANAN, MIKE ECKERT, TUCKER MACKIE, WES HABER, LINDSAY WHELAN, JOE BROWN, SARAH SANDY, ALYSSA WILLSON AND MICHELLE RIGONI TO KUTAK ROCK LLP

Dear Jim/Tim,

As of November 15, 2021, Jonathan Johnson, Katie Buchanan, Mike Eckert, Tucker Mackie, Wes Haber, Lindsay Whelan, Joe Brown, Sarah Sandy, Alyssa Willson and Michelle Rigoni (the "Special District Practice Group") will be withdrawing as attorneys from Hopping Green & Sams, P.A. ("HGS") and will be joining Kutak Rock LLP ("Kutak"). The members of the Special District Practice Group have provided services in connection with HGS's representation of the Client on the above referenced matter(s) (the "Client Matters").

In the coming months, HGS will no longer be providing legal services. Kutak is prepared to continue as the Client's legal counsel with respect to the Client Matters; however, it is the Client's choice as to who should serve as its legal counsel, and whether the Client Matters and all electronic files and active and closed hardcopy files (collectively, the "Files") should be transferred to Kutak.

Please select one of the following alternatives; however, please be advised that as of November 15, 2021, HGS will no longer be competent to provide legal services to the Client; accordingly, representation by HGS will cease on November 15, 2021, whether or not the Client makes an election below:

1. ALTERNATIVE #1. The Client asks that the Client Matters be transferred with the Special District Practice Group to their new firm, Kutak. Please transfer all Files relating to the Client Matters. HGS's legal representation of the Client will cease on the date of HGS's receipt of their written notice. After that date, the Special District Practice Group and their new firm, Kutak, will be responsible for legal representation of the Client in the Client Matters. To the extent that HGS is holding any trust funds or other property of the Client, HGS is further instructed to transfer such funds and/or property to Kutak.

**(Please sign if you want Alternative #1; [DATE]
otherwise, do not sign on this line.)**

2. ALTERNATIVE #2. If you do not want Alternative #1, please advise us what HGS should do regarding the Client Matters and all Files relating to the Client Matters by December 1, 2021. HGS's legal representation of the Client will cease on November 15, 2021. If HGS does not receive a response by December 1, 2021, that will confirm HGS's understanding that all Files are not needed or desired and HGS will shred them.

(Please sign here if you have [DATE]
given instructions under Alternative
#2; otherwise do not sign on this line.)

After you have completed and signed this form, please send a copy via electronic mail to JasonM@hgslaw.com MarkS@hgslaw.com wesh@hgslaw.com and KimH@hgslaw.com.

Thank you for your consideration and assistance.

HOPPING GREEN & SAMS, P.A.

A handwritten signature in blue ink, appearing to read 'Jonathan Johnson', is written over the firm name.

By: Jonathan Johnson

Its: President

Date: October 25, 2021

TENTH ORDER OF BUSINESS

A.

Bartram Park

Community Development District

Unaudited Financial Reporting as of
September 30, 2021

Meeting Date
October 27, 2021

Table of Contents

I.	<u>Financial Statements - September 30, 2021</u>
II.	<u>Assessments Receipt Schedule</u>
III.	<u>Check Register Summary 7/1/2021 - 9/30/2021</u>

Bartram Park
Community Development District
Combined Balance Sheet
September 30, 2021

	<u>Government Funds</u>		Total
	General	Debt Service	Governmental Funds
<u>ASSETS:</u>			
Cash	\$93,504	---	\$93,504
Custody Account - Excess Funds	\$124,956	---	\$124,956
<u>Series 2012-1:</u>			
Reserve	---	\$201,650	\$201,650
Revenue	---	\$148,262	\$148,262
Prepayment	---	\$15,000	\$15,000
<u>Series 2012-3:</u>			
Reserve	---	\$201,650	\$201,650
Revenue	---	\$124,194	\$124,194
<u>Series 2012-4:</u>			
Reserve	---	\$125,000	\$125,000
Revenue	---	\$100,491	\$100,491
Due from General Fund	---	---	\$0
<u>Series 2012-5:</u>			
Reserve	---	\$142,458	\$142,458
Revenue	---	\$106,359	\$106,359
<u>Series 2015A1</u>			
Reserve	---	\$517,344	\$517,344
Revenue	---	\$294,145	\$294,145
Prepayment	---	\$5,294	\$5,294
Due from General Fund	---	---	\$0
<u>Series 2015A2</u>			
Reserve	---	\$131,550	\$131,550
Prepaid Expenses	\$17,331	---	\$17,331
TOTAL ASSETS	\$235,791	\$2,113,395	\$2,349,186
<u>LIABILITIES:</u>			
Accounts Payable	\$750	---	\$750
Due to Debt Service - Series 2012-1	---	---	\$0
Due to Debt Service - Series 2015	---	---	\$0
Due to Debt Service - Series 2012-4	---	---	\$0
Due to Debt Service - Series 2012-3	---	---	\$0
Due to Debt Service - Series 2012-5	---	---	\$0
<u>FUND BALANCES:</u>			
Nonspendable	\$17,331	---	\$17,331
Restricted for Debt Service	---	\$2,113,395	\$2,113,395
Unassigned	\$217,710	---	\$217,710
TOTAL LIABILITIES & FUND EQUITY & OTHER CREDITS	\$235,791	\$2,113,395	\$2,349,186

Bartram Park
COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2021

DESCRIPTION	ADOPTED BUDGET	PRORATED BUDGET THRU 09/30/21	ACTUAL THRU 09/30/21	VARIANCE
REVENUES:				
Maintenance Assessments - On Roll	\$129,808	\$129,808	\$129,835	\$27
Interest Income	\$0	\$0	\$3	\$3
TOTAL REVENUES	\$129,808	\$129,808	\$129,837	\$30
EXPENDITURES:				
ADMINISTRATIVE:				
Supervisor Fees	\$4,800	\$4,800	\$4,600	\$200
FICA Expense	\$367	\$367	\$352	\$15
Engineering	\$8,500	\$8,500	\$270	\$8,230
Assessment Roll	\$7,500	\$7,500	\$7,500	\$0
Arbitrage	\$1,200	\$1,200	\$1,200	\$0
Dissemination	\$3,500	\$3,500	\$3,500	(\$0)
Attorney	\$20,000	\$20,000	\$2,022	\$17,979
Annual Audit	\$3,400	\$3,400	\$3,400	\$0
Trustee fees	\$17,500	\$17,500	\$17,500	\$0
Management Fees	\$41,600	\$41,600	\$41,600	(\$0)
Computer Time	\$1,000	\$1,000	\$1,000	\$0
Website Compliance	\$500	\$500	\$500	(\$0)
Telephone	\$150	\$150	\$133	\$17
Postage	\$600	\$600	\$182	\$418
Printing & Binding	\$1,000	\$1,000	\$384	\$616
Insurance	\$6,646	\$6,646	\$6,503	\$143
Legal Advertising	\$800	\$800	\$701	\$99
Other Current Charges	\$1,200	\$1,200	\$747	\$453
Office Supplies	\$100	\$100	\$65	\$35
Dues, Licenses, Subscriptions	\$175	\$175	\$175	\$0
Operating Reserves	\$9,269	\$9,269	\$0	\$9,269
TOTAL EXPENDITURES	\$129,808	\$129,808	\$92,333	\$37,474
OTHER SOURCES/(USES)				
Interfund Transfers In/(Out)	\$0	\$0	\$2,913	\$2,913
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$2,913	\$2,913
EXCESS REVENUES (EXPENDITURES)	\$0		\$40,418	
FUND BALANCE - Beginning	\$0		\$194,624	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$235,041</u>	

Bartram Park
Community Development District
General Fund
Month By Month Income Statement
Fiscal Year 2021

Revenues:

	October	November	December	January	February	March	April	May	June	July	August	September	Total
Assessments	\$0	\$11,449	\$112,026	\$2,034	\$988	\$841	\$806	\$670	\$1,019	\$0	\$0	\$0	\$129,835
Interest	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1	\$1	\$1	\$3
Ingerfund Transfer In	\$2,913	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,913
Total Revenues	\$2,913	\$11,449	\$112,027	\$2,034	\$988	\$841	\$806	\$670	\$1,020	\$1	\$1	\$1	\$132,751

Expenditures:

Administrative

Supervisor Fees	\$1,000	\$0	\$0	\$1,000	\$0	\$0	\$1,000	\$0	\$0	\$0	\$800	\$800	\$4,600
FICA Expense	\$77	\$0	\$0	\$77	\$0	\$0	\$77	\$0	\$0	\$0	\$61	\$61	\$352
Engineering	\$0	\$90	\$0	\$0	\$0	\$0	\$0	\$90	\$0	\$90	\$0	\$0	\$270
Assessment Roll	\$7,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,500
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600	\$600	\$1,200
Dissemination	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$3,500
Attorney	\$386	\$25	\$0	\$0	\$465	\$54	\$479	\$0	\$25	\$588	\$0	\$0	\$2,022
Annual Audit	\$0	\$0	\$0	\$3,400	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,400
Trustee fees	\$11,500	\$0	\$0	\$0	\$0	\$0	\$0	\$4,167	\$0	\$1,833	\$0	\$0	\$17,500
Management Fees	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$3,467	\$41,600
Computer Time	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$83	\$1,000
Website Compliance	\$42	\$42	\$42	\$42	\$42	\$42	\$42	\$42	\$42	\$42	\$42	\$42	\$500
Telephone	\$0	\$0	\$0	\$0	\$0	\$13	\$0	\$91	\$8	\$0	\$0	\$21	\$133
Postage	\$3	\$4	\$99	\$18	\$4	\$8	\$0	\$17	\$20	\$3	\$0	\$5	\$182
Printing & Binding	\$2	\$85	\$9	\$1	\$74	\$25	\$7	\$0	\$42	\$0	\$137	\$2	\$384
Insurance	\$6,503	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,503
Legal Advertising	\$134	\$0	\$0	\$80	\$0	\$0	\$80	\$0	\$245	\$0	\$0	\$163	\$701
Other Current Charges	\$0	\$0	\$97	\$0	\$0	\$650	\$0	\$0	\$0	\$0	\$0	\$0	\$747
Office Supplies	\$0	\$15	\$0	\$0	\$15	\$6	\$0	\$15	\$0	\$0	\$13	\$0	\$65
Dues, Licenses, Subscriptions	\$0	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Operating Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Total Expenses

\$30,988	\$4,277	\$4,089	\$8,459	\$4,442	\$4,640	\$5,525	\$8,263	\$4,224	\$6,398	\$5,494	\$5,535	\$92,333
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Excess Revenues (Expenditures)

(\$28,074)	\$7,172	\$107,938	(\$6,424)	(\$3,454)	(\$3,798)	(\$4,719)	(\$7,593)	(\$3,205)	(\$6,397)	(\$5,493)	(\$5,534)	\$40,418
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Bartram Park
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2012-1 Convertible Capital Appreciation Special Assessment Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2021

DESCRIPTION	ADOPTED BUDGET	PRORATED THRU 09/30/21	ACTUAL THRU 09/30/21	VARIANCE
REVENUES:				
Special Assessments - On Roll	\$397,924	\$397,924	\$398,966	\$1,042
Prepayments	\$0	\$0	\$14,472	\$14,472
Interest Income	\$4,000	\$4,000	\$39	(\$3,961)
TOTAL REVENUES	\$401,924	\$401,924	\$413,477	\$11,553
EXPENDITURES:				
Interest Expense - 11/1	\$124,991	\$124,991	\$124,991	(\$0)
Interest Expense - 5/1	\$124,991	\$124,991	\$124,991	(\$0)
Principal Expense - 5/1	\$150,000	\$150,000	\$150,000	\$0
TOTAL EXPENDITURES	\$399,981	\$399,981	\$399,981	(\$0)
OTHER SOURCES/(USES):				
Interfund Transfers In/(Out)	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	\$1,943		\$13,496	
FUND BALANCE - Beginning	\$149,819		\$351,416	
FUND BALANCE - Ending	<u>\$151,762</u>		<u>\$364,912</u>	

Bartram Park
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2012-3 Convertible Capital Appreciation Special Assessment Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2021

DESCRIPTION	ADOPTED BUDGET	PRORATED THRU 09/30/21	ACTUAL THRU 09/30/21	VARIANCE
REVENUES:				
Special Assessments - On Roll	\$388,839	\$388,839	\$389,857	\$1,019
Interest Income	\$4,000	\$4,000	\$37	(\$3,963)
TOTAL REVENUES	\$392,839	\$392,839	\$389,895	(\$2,944)
EXPENDITURES:				
Interest Expense - 11/1	\$121,759	\$121,759	\$121,759	(\$0)
Interest Expense - 5/1	\$121,759	\$121,759	\$121,759	(\$0)
Principal Expense - 5/1	\$145,000	\$145,000	\$150,000	(\$5,000)
Special Call - 5/1	\$0	\$0	\$10,000	(\$10,000)
TOTAL EXPENDITURES	\$388,519	\$388,519	\$403,519	(\$15,000)
EXCESS REVENUES (EXPENDITURES)	\$4,320		(\$13,624)	
FUND BALANCE - Beginning	\$137,873		\$339,468	
FUND BALANCE - Ending	<u>\$142,193</u>		<u>\$325,844</u>	

Bartram Park
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2012-4 Convertible Capital Appreciation Special Assessment Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2021

DESCRIPTION	ADOPTED BUDGET	PRORATED THRU 09/30/21	ACTUAL THRU 09/30/21	VARIANCE
REVENUES:				
Special Assessments - On Roll	\$267,478	\$267,478	\$266,224	(\$1,254)
Interest Income	\$2,000	\$2,000	\$24	(\$1,976)
TOTAL REVENUES	\$269,478	\$269,478	\$266,248	(\$3,230)
EXPENDITURES:				
Interest Expense - 11/1	\$78,975	\$78,975	\$78,975	\$0
Interest Expense - 5/1	\$78,975	\$78,975	\$78,975	\$0
Principal Expense - 5/1	\$110,000	\$110,000	\$110,000	\$0
Special Call - 5/1	\$0	\$0	\$5,000	(\$5,000)
TOTAL EXPENDITURES	\$267,950	\$267,950	\$272,950	(\$5,000)
EXCESS REVENUES (EXPENDITURES)	\$1,528		(\$6,702)	
FUND BALANCE - Beginning	\$107,228		\$232,193	
FUND BALANCE - Ending	<u>\$108,756</u>		<u>\$225,491</u>	

Bartram Park
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2012-5 Convertible Capital Appreciation Special Assessment Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2021

DESCRIPTION	ADOPTED BUDGET	PRORATED THRU 09/30/21	ACTUAL THRU 09/30/21	VARIANCE
REVENUES:				
Special Assessments - On Roll	\$282,514	\$282,514	\$283,254	\$740
Prepayments	\$0	\$0	\$15,281	\$15,281
Interest Income	\$3,000	\$3,000	\$28	(\$2,972)
TOTAL REVENUES	\$285,514	\$285,514	\$298,564	\$13,050
EXPENDITURES:				
Interest Expense - 11/1	\$88,015	\$88,015	\$88,015	\$0
Principal Prepayment - 11/1	\$0	\$0	\$5,000	(\$5,000)
Interest Expense - 5/1	\$88,015	\$88,015	\$87,870	\$145
Principal Expense - 5/1	\$110,000	\$110,000	\$110,000	\$0
Special Call - 5/1	\$0	\$0	\$20,000	(\$20,000)
TOTAL EXPENDITURES	\$286,030	\$286,030	\$310,885	(\$24,855)
EXCESS REVENUES (EXPENDITURES)	(\$516)		(\$12,321)	
FUND BALANCE - Beginning	\$118,723		\$261,138	
FUND BALANCE - Ending	<u>\$118,207</u>		<u>\$248,816</u>	

Bartram Park

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Series 2015 Special Assessment Revenue Bonds
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2021

DESCRIPTION	ADOPTED BUDGET	PRORATED THRU 09/30/21	ACTUAL THRU 09/30/21	VARIANCE
REVENUES:				
Special Assessments - On Roll	\$1,395,346	\$1,395,346	\$1,309,331	(\$86,015)
Interest Income	\$15,000	\$15,000	\$116	(\$14,884)
TOTAL REVENUES	\$1,410,346	\$1,410,346	\$1,309,448	(\$100,898)
EXPENDITURES:				
Series 2015A-1				
Interest Expense - 11/1	\$240,059	\$240,059	\$240,059	\$0
Principal Prepayment - 11/1	\$0	\$0	\$5,000	(\$5,000)
Interest Expense - 5/1	\$240,059	\$240,059	\$239,947	\$113
Principal Expense - 5/1	\$570,000	\$570,000	\$570,000	\$0
Special Call - 5/1	\$0	\$0	\$80,000	(\$80,000)
Series 2015A-2				
Interest Expense - 11/1	\$67,963	\$67,963	\$67,913	\$50
Principal Prepayment - 11/1	\$0	\$0	\$5,000	(\$5,000)
Interest Expense - 5/1	\$67,963	\$67,963	\$67,788	\$175
Principal Expense - 5/1	\$130,000	\$130,000	\$135,000	(\$5,000)
Principal Prepayment - 5/1	\$0	\$0	\$20,000	(\$20,000)
TOTAL EXPENDITURES	\$1,316,044	\$1,316,044	\$1,430,706	(\$114,663)
EXCESS REVENUES (EXPENDITURES)	\$94,302		(\$121,259)	
FUND BALANCE - Beginning	\$411,978		\$1,069,591	
FUND BALANCE - Ending	<u>\$506,280</u>		<u>\$948,333</u>	

B.

BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT
Fiscal Year 2021 Summary of Assessment Receipts

ASSESSED	UNITS	SERIES 2005 / 2015A1-2 ASSESSED DEBT	SERIES 2012-1 ASSESSED DEBT	SERIES 2012-2 ASSESSED DEBT	SERIES 2012-3 ASSESSED DEBT	SERIES 2012-4 ASSESSED DEBT	SERIES 2012-5 ASSESSED DEBT	O&M ASSESSED	TOTAL ASSESSED
TOTAL NET TAX ROLL ASSESSED NET	4,148	1,305,909.89	397,923.88	-	388,838.61	265,528.23	282,514.31	129,495.38	2,770,210.31
SUMMARY TAX ROLL COLLECTIONS - SERIES 2015/2012									
DUVAL COUNTY DISTRIBUTION	DATE	SERIES 2015 DEBT RECEIVED	SERIES 2012-1 DEBT RECEIVED	SERIES 2012-2 DEBT RECEIVED	SERIES 2012-3 DEBT RECEIVED	SERIES 2012-4 DEBT RECEIVED	SERIES 2012-5 DEBT RECEIVED	O&M RECEIVED	TOTAL TAX ROLL RECEIPTS
1	11/6/2020	8,477.01	2,583.03	-	2,524.06	1,723.62	1,833.88	840.59	17,982.18
2	11/13/2020	40,469.87	12,331.58	-	12,050.03	8,228.66	8,755.06	4,013.03	85,848.23
3	11/20/2020	66,515.40	20,267.91	-	19,805.16	13,524.45	14,389.62	6,595.74	141,098.28
4	11/27/2020	129,681.80	39,515.35	-	38,613.15	26,367.96	28,054.74	12,859.38	275,092.37
5	12/4/2020	952,803.68	290,328.87	-	283,700.17	193,731.80	206,125.00	94,481.00	2,021,170.53
6	12/11/2020	37,193.97	11,333.38	-	11,074.62	7,562.58	8,046.37	3,688.19	78,899.11
7	12/23/2020	10,063.42	3,066.43	-	2,996.41	2,046.18	2,177.07	997.90	21,347.41
8	1/6/2021	16,145.08	4,919.57	-	4,807.25	3,282.75	3,492.75	1,600.96	34,248.36
9	1/21/2021	4,370.55	1,331.75	-	1,301.35	888.66	945.50	433.39	9,271.20
10	2/4/2021	6,773.11	2,063.84	-	2,016.71	1,377.16	1,465.26	671.63	14,367.72
11	2/22/2021	3,188.00	971.42	-	949.24	648.21	689.68	316.13	6,762.66
12	3/4/2021	4,803.35	1,463.63	-	1,430.21	976.66	1,039.13	476.30	10,189.28
13	3/19/2021	3,681.42	1,121.76	-	1,096.15	748.54	796.42	365.05	7,809.34
14	4/5/2021	6,733.68	2,051.82	-	2,004.97	1,369.15	1,456.73	667.72	14,284.07
15	4/19/2021	1,395.34	425.17	-	415.47	283.71	301.86	138.36	2,959.92
16	5/10/2021	2,410.35	734.46	-	717.69	490.09	521.44	239.01	5,113.05
17	5/21/2021	4,345.55	1,324.13	-	1,293.90	883.57	940.10	430.91	9,218.17
18	6/4/2021	1,330.95	405.55	-	396.29	270.62	287.93	131.98	2,823.32
TAX CERTIFICATES	6/21/2021	8,948.57	2,726.72	-	2,664.46	1,819.50	1,935.89	887.35	18,982.48
TOTAL TAX ROLL RECEIPTS		1,309,331.10	398,966.36	-	389,857.29	266,223.86	283,254.44	129,834.63	2,777,467.68
BALANCE DUE TAX ROLL		(3,421.21)	(1,042.48)	-	(1,018.68)	(695.63)	(740.13)	(339.25)	(7,257.37)
PERCENT COLLECTED TAX ROLL		100%	100%	0%	100%	100%	100%	100%	100%

C.

Bartram Park
Community Development District

Check Register Summary
7/1/2021 - 9/30/2021

Check Date	Check #'s	Total Amount	
7/1/2021 - 7/31/2021	1188-1198	\$	45,148.79
8/1/2021 - 8/31/2021	1199-1200	\$	4,632.49
9/1/2021 - 9/30/2021	1201-1205	\$	11,957.14
Total		\$	61,738.42

** Fedex Invoices will be available upon request*

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
7/02/21	00011	6/03/21 0198161	202105 310-51300-31100	MAY PROFESSIONAL SERVICES	*	90.00	
				ENGLAND THIMS & MILLER, INC.			90.00 001188
7/02/21	00067	6/30/21 21-04357	202106 310-51300-48000	NOTICE OF MTG 6/30 & 7/7	*	245.00	
				JACKSONVILLE DAILY RECORD			245.00 001189
7/13/21	00012	7/01/21 224	202107 310-51300-34000	JULY MANAGEMENT FEES	*	3,466.67	
		7/01/21 224	202107 310-51300-35110	JULY WEBSITE ADMIN	*	41.67	
		7/01/21 224	202107 310-51300-35100	JULY INFORMATION TECH	*	83.33	
		7/01/21 224	202107 310-51300-31300	JULY DISSEMIN AGENT SRV	*	291.67	
		7/01/21 224	202107 310-51300-51000	OFFICE SUPPLIES	*	.18	
		7/01/21 224	202107 310-51300-42000	POSTAGE	*	3.06	
		7/01/21 224	202107 310-51300-42500	COPIES	*	.45	
				GOVERNMENTAL MANAGEMENT SERVICES			3,887.03 001190
7/13/21	00006	5/31/21 123525	202104 310-51300-31500	APR GENERAL COUNSEL	*	479.00	
				HOPPING GREEN & SAMS			479.00 001191
7/23/21	00051	7/19/21 07192021	202107 300-20700-10400	5/10/21 DUVAL TAX DIST 16	*	734.46	
		7/19/21 07192021	202107 300-20700-10400	5/21/21 DUVAL TAX DIST 17	*	1,324.13	
		7/19/21 07192021	202107 300-20700-10400	6/4/21 DUVAL TAX DIST 18	*	405.55	
		7/19/21 07192021	202107 300-20700-10400	6/21/21 DUVAL TAX DISTCER	*	2,726.72	
				THE BANK OF NEW YORK MELLON, N.A.			5,190.86 001192
7/23/21	00056	7/01/21 252-2396	202107 310-51300-32300	FY21 TRUSTEE FEE 2015A-1	*	1,000.00	
		7/01/21 252-2396	202107 300-15500-10000	FY22 TRUSTEE FEE 2015A-1	*	3,000.00	
				THE BANK OF NEW YORK MELLON			4,000.00 001193
7/23/21	00056	7/01/21 252-2396	202107 310-51300-32300	FY21 TRUSTEE FEE 2015A-2	*	833.33	

BPAR BARTRAM PARK BPEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
		7/01/21	252-2396 202107 300-15500-10000 FY22 TRUSTEE FEE 2015A-2		*	1,166.67	
				THE BANK OF NEW YORK MELLON			2,000.00 001194
7/23/21	00057	7/19/21	07192021 202107 300-20700-10500 5/10/21 DUVAL TAX DIST 16		*	2,410.35	
		7/19/21	07192021 202107 300-20700-10500 5/21/21 DUVAL TAX DIST 17		*	4,345.55	
		7/19/21	07192021 202107 300-20700-10500 6/4/21 DUVAL TAX DIST 18		*	1,330.95	
		7/19/21	07192021 202107 300-20700-10500 DUVAL TAX DIST TAX CERTS		*	8,948.57	
				THE BANK OF NEW YORK MELLON, N.A.			17,035.42 001195
7/23/21	00058	7/19/21	07192021 202107 300-20700-10600 5/10/21 DUVAL TAX DIST 16		*	490.09	
		7/19/21	07192021 202107 300-20700-10600 5/21/21 DUVAL TAX DIST 17		*	883.57	
		7/19/21	07192021 202107 300-20700-10600 6/4/21 DUVAL TAX DIST 18		*	270.62	
		7/19/21	07192021 202107 300-20700-10600 6/21/21 DUVAL TAX CERTS		*	1,819.50	
				THE BANK OF NEW YORK MELLON, N.A.			3,463.78 001196
7/23/21	00059	7/19/21	07192021 202107 300-20700-10700 DUVAL TAX DIST 16		*	717.69	
		7/19/21	07192021 202107 300-20700-10700 DUVAL TAX DIST 17		*	1,293.90	
		7/19/21	07192021 202107 300-20700-10700 DUVAL TAX DIST 18		*	396.29	
		7/19/21	07192021 202107 300-20700-10700 DUVAL TAX DIST TAX CERTS		*	2,664.46	
				THE BANK OF NEW YORK MELLON, N.A.			5,072.34 001197
7/23/21	00060	7/19/21	07192021 202107 300-20700-10900 5/10/21 DUVAL TAX DIST 16		*	521.44	
		7/19/21	07192021 202107 300-20700-10900 5/21/21 DUVAL TAX DIST 17		*	940.10	
		7/19/21	07192021 202107 300-20700-10900 6/4/21 DUVAL TAX DIST 18		*	287.93	
		7/19/21	07192021 202107 300-20700-10900 6/21/21 DUVAL TAX CERTS		*	1,935.89	
				THE BANK OF NEW YORK MELLON, N.A.			3,685.36 001198
8/06/21	00012	8/01/21	225 202108 310-51300-34000 AUG MANAGEMENT FEES		*	3,466.67	

BPAR BARTRAM PARK BPEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
		8/01/21 225	202108 310-51300-35110		*	41.67	
			AUG WEBSITE ADMIN				
		8/01/21 225	202108 310-51300-35100		*	83.33	
			AUG INFORMATION TECH				
		8/01/21 225	202108 310-51300-31300		*	291.67	
			AUG DISSEM AGENT SERVICES				
		8/01/21 225	202108 310-51300-51000		*	12.50	
			OFFICE SUPPLIES				
		8/01/21 225	202108 310-51300-42500		*	136.65	
			COPIES				
				GOVERNMENTAL MANAGEMENT SERVICES			4,032.49 001199
8/17/21 00030		8/12/21 21584	202108 310-51300-31200		*	600.00	
			ARBIT SE2012 FYE 05/31/21				
				GRAU AND ASSOCIATES			600.00 001200
9/07/21 00011		8/04/21 198983	202107 310-51300-31100		*	90.00	
			JUL PROFESSIONAL SERVICES				
				ENGLAND THIMS & MILLER, INC.			90.00 001201
9/07/21 00030		9/01/21 21640	202109 310-51300-31200		*	600.00	
			ARBIT SE2015 FYE 6/30/21				
				GRAU AND ASSOCIATES			600.00 001202
9/07/21 00006		8/15/21 124684	202106 310-51300-31500		*	25.00	
			JUN GENERAL COUNSEL				
				HOPPING GREEN & SAMS			25.00 001203
9/22/21 00037		9/07/21 14073	202109 300-15500-10000		*	7,331.00	
			FY22 INSURANCE RENEWAL				
				EGIS INSURANCE ADVISORS, LLC			7,331.00 001204
9/22/21 00012		9/01/21 226	202109 310-51300-34000		*	3,466.67	
			SEPT MANAGEMENT FEES				
		9/01/21 226	202109 310-51300-35110		*	41.67	
			SEPT WEBSITE ADMIN				
		9/01/21 226	202109 310-51300-35100		*	83.33	
			SEPT INFORMATION TECH				
		9/01/21 226	202109 310-51300-31300		*	291.67	
			SEPT DISSEM AGENT SERVICE				
		9/01/21 226	202109 310-51300-51000		*	.27	
			OFFICE SUPPLIES				
		9/01/21 226	202109 310-51300-42000		*	4.59	
			POSTAGE				
		9/01/21 226	202109 310-51300-42500		*	2.10	
			COPIES				

BPAR BARTRAM PARK BPEREGRINO

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
		9/01/21 226	202109 310-51300-41000	TELEPHONE	*	20.84	

GOVERNMENTAL MANAGEMENT SERVICES							3,911.14 001205

TOTAL FOR BANK A						61,738.42	
TOTAL FOR REGISTER						61,738.42	



Bartram Park CDD
475 West Town Place, Suite 114
Saint Augustine, FL 32092

June 3, 2021
Project No: 00236.50001
Invoice No: 0198161

Project 00236.50001 Bartram Park CDD-Interim Engineer.Serv.

CDD Meeting Requisitions/Invoices

Professional Services rendered through May 31, 2021

Professional Personnel

		Hours	Rate	Amount
Principal				
Maggiore, Matthew	5/1/2021	.50	180.00	90.00
Attend BOS mtg.				
Totals		.50		90.00
Total Labor				90.00
Invoice Total this Period				\$90.00

	Current	Prior	Total
Billings to Date	90.00	61,705.60	61,795.60

11A
1.310.51300.31100
may Professional
Services



England-Thimms & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
14775 Old St. Augustine Road • Jacksonville, Florida 32258 • tel 904-642-8990 • fax 904-646-9485
CA-00002684 LC-0000316

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 1769
Jacksonville, FL 32201
(904) 356-2466

INVOICE

June 30, 2021

Date

Attn: Shelby Stephens
GMS, LLC
475 WEST TOWN PLACE, STE 114
SAINT AUGUSTINE FL 32092

Payment Due Upon Receipt

Serial #	21-04357D	PO/File #		\$245.00
Notice of Public Hearing etc and Notice of Regular Board of Supervisors' Meeting				Amount Due
Bartram Park Community Development District				Amount Paid
				\$245.00
				Payment Due

Case Number

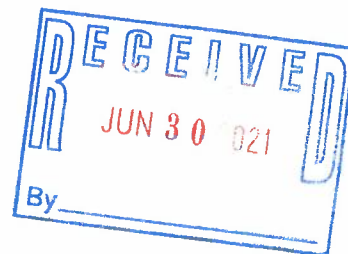
Publication Dates 6/30, 7/7

County Duval

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

*For your convenience, you
may remit payment at [https://www.
jaxdailyrecord.com/send-payment](https://www.jaxdailyrecord.com/send-payment).*

NOM 6/30, 7/7
1.310.51300.48000
671A



Your notice can be found at www.jaxdailyrecord.com

TERMS: Net 30 days. Past due amounts will be charged a finance charge of 1.5% per month.

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

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

**BARTRAM PARK
COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF PUBLIC
HEARING TO CONSIDER
THE ADOPTION OF THE
FISCAL YEAR 2021/2022
BUDGET; AND NOTICE
OF REGULAR BOARD OF
SUPERVISORS' MEETING.**

The Board of Supervisors ("Board") of the Bartram Park Community Development District ("District") will hold a public hearing on July 28, 2021 at 11:00 a.m. at the Bartram Springs Amenity Center, 14530 East Cherry Lake Dr., Jacksonville, FL 32258, for the purpose of hearing comments and objections on the adoption of the proposed budgets ("Proposed Budget") of the District for the fiscal year beginning October 1, 2021 and ending September 30, 2022 ("Fiscal Year 2021/2022"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Governmental Management Services, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, (904) 940-5850, joliver@gmsnf.com ("District Manager's Office"), during normal business hours, or by visiting the District's website at <https://bartram-parkcdd.com/>.

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

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

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

James Oliver

District Manager

Jun. 30, Jul. 7 00 (21-04357D)

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

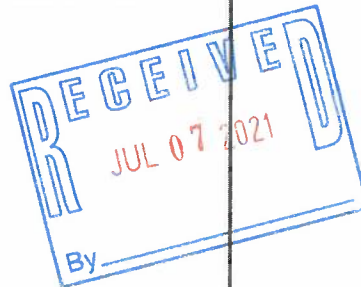
Invoice #: 224
Invoice Date: 7/1/21
Due Date: 7/1/21
Case:
P.O. Number:

Bill To:

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

12A

Description	Hours/Qty	Rate	Amount
Management Fees - July 2021 1-310-51300-3400		3,466.67	3,466.67
Website Administration - July 2021 1-310-51300-3510		41.67	41.67
Information Technology - July 2021 1-310-51300-35100		83.33	83.33
Dissemination Agent Services - July 2021 1-310-51300-31300		291.67	291.67
Office Supplies 1-310-51300-51000		0.18	0.18
Postage 1-310-51300-42000		3.06	3.06
Copies 1-310-51300-42500		0.45	0.45



Total \$3,887.03

Payments/Credits \$0.00

Balance Due \$3,887.03

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

===== STATEMENT =====

May 31, 2021

Bartram Park Community Development District
c/o Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 123525
Billed through 04/30/2021

General Counsel
BPCDD 00001 WSH

FOR PROFESSIONAL SERVICES RENDERED

04/19/21	WSH	Review proposed agenda.	0.30 hrs
04/20/21	WSH	Review and revise minutes.	0.40 hrs
04/27/21	WSH	Prepare for Board meeting.	0.50 hrs
04/28/21	WSH	Prepare for and participate in Board meeting.	0.50 hrs
04/30/21	JLK	Review proposed legislation; monitor committee activity and agendas; monitor Amendment 12 implementation.	0.30 hrs
Total fees for this matter			\$479.00

6A
1-310-51300-31500
RECEIVED
JUL 06 2021
By _____

MATTER SUMMARY

Kilinski, Jennifer L.	0.30 hrs	180 /hr	\$54.00
Haber, Wesley S.	1.70 hrs	250 /hr	\$425.00

TOTAL FEES \$479.00

TOTAL CHARGES FOR THIS MATTER \$479.00

BILLING SUMMARY

Kilinski, Jennifer L.	0.30 hrs	180 /hr	\$54.00
Haber, Wesley S.	1.70 hrs	250 /hr	\$425.00

TOTAL FEES \$479.00

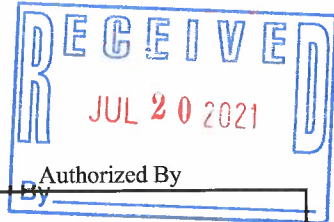
TOTAL CHARGES FOR THIS BILL \$479.00

Please include the bill number with your payment.

Bartram Park CDD

GENERAL FUND

Check Request



Date	Amount	Authorized By
July 19, 2021	\$5,190.86	Bernadette Peregrino

Payable to:

Vendor #51 - BNY MELLON C/O BPCDD S2012-1

Date Check Needed:

Budget Category:

7/19/21	001.300.20700.10400
---------	---------------------

Intended Use of Funds Requested:

TXFER TAX RCPTS FROM DUVAL COUNTY		
5/10/21	\$734.46	Duval Tax Dist 16
5/21/21	\$1,324.13	Duval Tax Dist 17
6/4/21	\$405.55	Duval Tax Dist 18
6/21/21	\$2,726.72	Duval Tax Dist Tax Certs
	\$5,190.86	
(Attach supporting documentation for request.)		



BNY MELLON

The Bank of New York Mellon
Trust Company, N.A.

INVOICE

DOR 7



000094 XBFRSDD1 000000

56 A



BARTRAM PARK COMMUNITY DEVELOPMENT
DISTRICT, C/O GMS, LLC.
ATTN: JIM OLIVER
475 WEST TOWN PLACE, SUITE 114 WORLD GOLF VILLAGE
ST. AUGUSTINE, FL 32092

Invoice Number: 252-2396330
Account Number: BARTRAM15-A1
Invoice Date: 01-Jul-21
Cycle Date: 01-Jul-21
Administrator: Caroline Cowart
Phone Number: 904-645-1919
Currency: USD

BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT REVENUE REFUNDING
BONDS, SERIES 2015A-1

	Quantity	Rate	Proration	Subtotal	Total
<u>Flat</u>					
Trustee Fee					4,000.00
For the period: July 01, 2021 to June 30, 2022					
<hr/>					
7/1/21 - 12/31/21 = 1,310,573.00, 32300			Invoice Total: \$ 1020		4,000.00
1/1/22 - 6/30/22 = 1,300,155.00, 10000			Satisfied To Date: \$ 3000		0.00
			Balance Due:		4,000.00

Terms: Payable upon receipt. Please reference the invoice and account number with your remittance.
Our Tax ID Number is 95-3571558. Please fax Taxpayer Certification requests to (732) 667-9576.
The Bank of New York Mellon Trust Company, N.A is located at 400 South Hope Street - Suite 400,
Los Angeles, CA 90071

Check Payment Instructions:
The Bank of New York Mellon
Corporate Trust Department
P.O. Box 392013
Pittsburgh, PA 15251-9013
Please enclose billing stub.

Wire and ACH Payment Instructions:
The Bank of New York Mellon
ABA Number: 021000018
Account Number: 8901245259
Account Name: BNY Mellon - Fee Billing Wire Fees
Please reference Invoice Number: 252-2396330

Billing Stub

BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REVENUE REFUNDING BONDS, SERIES
2015A-1

Invoice Number: 252-2396330
Account Number: BARTRAM15-A1
Invoice Date: 01-Jul-21
Cycle Date: 01-Jul-21
Administrator: Caroline Cowart
Phone Number: 904-645-1919
Amount: 4,000.00 USD

000000613828252023963300000000000004000007



BNY MELLON

The Bank of New York Mellon
Trust Company, N.A.

INVOICE

56A

BARTRAM PARK COMMUNITY DEVELOPMENT
DISTRICT, C/O GMS, LLC.
ATTN: JIM OLIVER
475 WEST TOWN PLACE, SUITE 114 WORLD GOLF VILLAGE
ST. AUGUSTINE, FL 32092

Invoice Number:	252-2396331
Account Number:	BARTRAM-A2
Invoice Date:	01-Jul-21
Cycle Date:	01-Jul-21
Administrator:	Caroline Cowart
Phone Number:	904-645-1919
Currency:	USD

BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT REVENUE REFUNDING
BONDS, SERIES 2015A-2

	Quantity	Rate	Proration	Subtotal	Total
Flat					
Administration Fee					2,000.00
For the period: July 01, 2021 to June 30, 2022					
FY21 Trustee Fee 2015A-2 833.33 1,310,51300, 32300 FY22 - Trustee Fee 2015A-2 1166.67 1,300,15500, 10000					
Invoice Total:				2,000.00	
Satisfied To Date:				0.00	
Balance Due:				2,000.00	

Terms: Payable upon receipt. Please reference the invoice and account number with your remittance.
 Our Tax ID Number is 95-3571558. Please fax Taxpayer Certification requests to (732) 667-9576.
 The Bank of New York Mellon Trust Company, N.A is located at 400 South Hope Street - Suite 400,
 Los Angeles, CA 90071

Check Payment Instructions:
 The Bank of New York Mellon
 Corporate Trust Department
 P.O. Box 392013
 Pittsburgh, PA 15251-9013
 Please enclose billing stub.

Wire and ACH Payment Instructions:
 The Bank of New York Mellon
 ABA Number: 021000018
 Account Number: 8901245259
 Account Name: BNY Mellon - Fee Billing Wire Fees
 Please reference Invoice Number: 252-2396331

Billing Stub

BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REVENUE REFUNDING BONDS, SERIES
2015A-2

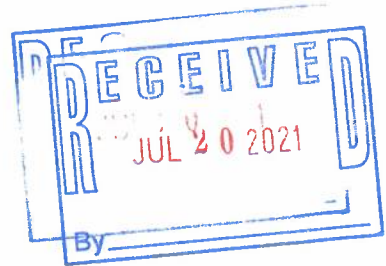
Invoice Number:	252-2396331
Account Number:	BARTRAM-A2
Invoice Date:	01-Jul-21
Cycle Date:	01-Jul-21
Administrator:	Caroline Cowart
Phone Number:	904-645-1919
Amount:	2,000.00 USD

000000613657252023963310000000000002000003

Bartram Park CDD

GENERAL FUND

Check Request



Date	Amount	Authorized By
July 19, 2021	\$17,035.42	Bernadette Peregrino

Payable to:

Vendor #57 - BNY MELLON C/O Bartram Park - Series 2015

Date Check Needed:

Budget Category:

7/19/21	001.300.20700.10500
---------	---------------------

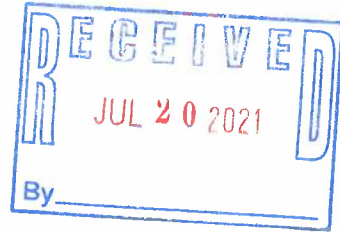
Intended Use of Funds Requested:

DUVAL COUNTY TAXES		
5/10/21	\$2,410.35	Duval Tax Dist 16
5/21/21	\$4,345.55	Duval Tax Dist 17
6/4/21	\$1,330.95	Duval Tax Dist 18
6/21/21	\$8,948.57	Duval Tax Dist Tax Certs
	\$17,035.42	
(Attach supporting documentation for request.)		

Bartram Park CDD

GENERAL FUND

Check Request



Date	Amount	Authorized By
July 19, 2021	\$3,463.78	Bernadette Peregrino

Payable to:

Vendor #58 - BNY MELLON C/O Bartram Park - Series 2012-4

Date Check Needed:

Budget Category:

7/19/21	001.300.20700.10600
---------	---------------------

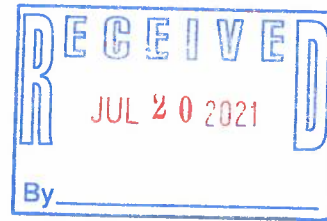
Intended Use of Funds Requested:

TXFER TAX RCPTS FROM DUVAL CTY		
5/10/21	\$490.09	Duval Tax Dist 16
5/21/21	\$883.57	Duval Tax Dist 17
6/4/21	\$270.62	Duval Tax Dist 18
6/21/21	\$1,819.50	Duval Tax Dist Tax Certs
	\$3,463.78	
(Attach supporting documentation for request.)		

Bartram Park CDD

GENERAL FUND

Check Request



Date	Amount	Authorized By
July 19, 2021	\$5,072.34	Bernadette Peregrino

Payable to:

Vendor #59 - BNY MELLON C/O Bartram Park - Series 2012-3

Date Check Needed:

Budget Category:

7/19/21	001.300.20700.10700
---------	---------------------

Intended Use of Funds Requested:

TXFER TAX RCPTS FROM DUVAL CTY		
5/10/21	\$717.69	Duval Tax Dist 16
5/21/21	\$1,293.90	Duval Tax Dist 17
6/4/21	\$396.29	Duval Tax Dist 18
6/21/21	\$2,664.46	Duval Tax Dist Tax Certs
	\$5,072.34	
(Attach supporting documentation for request.)		

Bartram Park CDD

GENERAL FUND

Check Request



Date	Amount	Authorized By
July 19, 2021	\$3,685.36	Bernadette Peregrino

Payable to:

Vendor #60 - BNY MELLON C/O Bartram Park - Series 2012-5

Date Check Needed:

Budget Category:

7/19/21	001.300.20700.10900
---------	---------------------

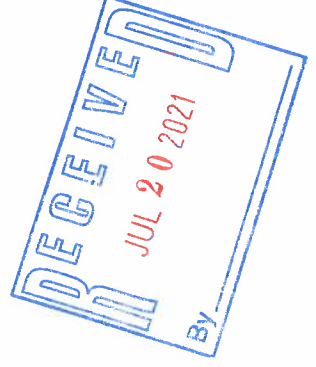
Intended Use of Funds Requested:

TXFER TAX RCPTS FROM DUVAL CTY		
5/10/21	\$521.44	Duval Tax Dist 16
5/21/21	\$940.10	Duval Tax Dist 17
6/4/21	\$287.93	Duval Tax Dist 18
6/21/21	\$1,935.89	Duval Tax Dist Tax Certs
	\$3,685.36	
(Attach supporting documentation for request.)		

BARTRAM PARK COMMUNITY DEVELOPMENT DISTRICT
Fiscal Year 2021 Summary of Assessment Receipts

ASSESSED	UNITS	SERIES 2005 / 2015A1-2 ASSESSED DEBT	SERIES 2012-1 ASSESSED DEBT	SERIES 2012-2 ASSESSED DEBT	SERIES 2012-3 ASSESSED DEBT	SERIES 2012-4 ASSESSED DEBT	SERIES 2012-5 ASSESSED DEBT	O&M ASSESSED	TOTAL ASSESSED
TOTAL NET TAX ROLL ASSESSED NET	4,148	1,305,909.89	397,923.88	-	388,838.61	285,528.23	282,514.31	129,495.38	2,770,210.30

SUMMARY TAX ROLL COLLECTIONS - SERIES 2015/2012											
DUVAL COUNTY DISTRIBUTION	DATE	28		23		24		25		26	
		SERIES 2015 DEBT RECEIVED	SERIES 2012-1 DEBT RECEIVED	SERIES 2012-2 DEBT RECEIVED	SERIES 2012-3 DEBT RECEIVED	SERIES 2012-4 DEBT RECEIVED	SERIES 2012-5 DEBT RECEIVED	O&M RECEIVED	TOTAL TAX ROLL RECEIPTS		
1	11/6/2020	8,477.01	2,583.03	-	2,524.06	1,723.82	1,833.88	840.59	17,982.18		
2	11/13/2020	40,469.87	12,331.58	-	12,050.03	8,228.66	8,755.06	4,013.03	85,848.23		
3	11/20/2020	66,515.40	20,267.91	-	19,805.16	13,524.45	14,389.62	6,595.74	141,098.28		
4	11/27/2020	129,681.80	39,515.35	-	38,613.15	26,367.96	28,054.74	12,859.38	275,092.37		
5	12/4/2020	952,803.68	290,328.87	-	283,700.18	193,731.80	206,125.00	94,481.00	2,021,170.53		
6	12/11/2020	37,193.97	11,333.38	-	11,074.62	7,562.58	8,046.37	3,688.19	78,899.11		
7	12/23/2020	10,063.42	3,066.43	-	2,996.41	2,046.18	2,177.07	997.90	21,347.41		
8	1/6/2021	16,145.08	4,919.57	-	4,807.25	3,282.75	3,492.75	1,600.96	34,248.36		
9	1/21/2021	4,370.55	1,331.75	-	1,301.35	888.66	945.50	433.39	9,271.20		
10	2/4/2021	6,773.11	2,063.84	-	2,016.71	1,377.16	1,465.26	671.63	14,367.72		
11	2/22/2021	3,188.00	971.42	-	949.24	648.21	689.68	316.13	6,762.66		
12	3/4/2021	4,803.35	1,463.63	-	1,430.21	976.66	1,039.13	476.30	10,189.28		
13	3/19/2021	3,681.42	1,121.76	-	1,096.15	748.54	796.42	365.05	7,809.34		
14	4/8/2021	6,733.68	2,051.82	-	2,004.97	1,369.15	1,456.73	667.72	14,284.07		
15	4/19/2021	1,395.34	425.17	-	415.47	283.71	301.86	138.37	2,959.92		
16	5/10/2021	2,410.35	734.46	-	717.69	490.09	521.44	239.01	5,113.05		
17	5/21/2021	4,345.55	1,324.13	-	1,293.90	883.57	940.10	430.91	9,218.17		
18	6/4/2021	1,330.95	405.55	-	396.29	270.62	287.93	131.98	2,823.32		
TAX CERTIFICATES	6/21/21	8,948.57	2,726.72	-	2,664.46	1,819.50	1,935.89	887.35	18,982.48		
TOTAL TAX ROLL RECEIPTS		1,309,331.10	398,966.36	-	389,857.29	266,223.86	283,254.44	129,834.64	2,777,467.68		
BALANCE DUE TAX ROLL		(3,421.21)	(1,042.48)	-	(1,018.68)	(695.83)	(740.13)	(339.26)	(7,257.38)		
PERCENT COLLECTED TAX ROLL		100%	100%	0%	100%	100%	100%	100%	100%		



Governmental Management Services, LLC1001 Bradford Way
Kingston, TN 37763**Invoice**

Invoice #: 225

Invoice Date: 8/1/21

Due Date: 8/1/21

Case:

P.O. Number:

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

12A

Description	Hours/Qty	Rate	Amount
Management Fees - August 2021 1.310.51300.34000		3,466.67	3,466.67
Website Administration - August 2021 1.310.51300.35810		41.67	41.67
Information Technology - August 2021 1.310.51300.35700		83.33	83.33
Dissemination Agent Services - August 2021 1.310.51300.31300		291.67	291.67
Office Supplies 1.310.51300.57000		12.50	12.50
Copies 1.310.51300.42500		136.65	136.65
<div>RECEIVED AUG 05 2021 By _____</div>			

Total \$4,032.49**Payments/Credits** \$0.00**Balance Due** \$4,032.49

Grau and Associates

951 W. Yamato Road, Suite 280
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Bartram Park Community Development District
1408 Hamlin Avenue, Unit E
Saint Cloud, FL 34771

Invoice No. 21584
Date 08/12/2021

SERVICE

AMOUNT

Arbitrage Series 2012 FYE 05/31/2021

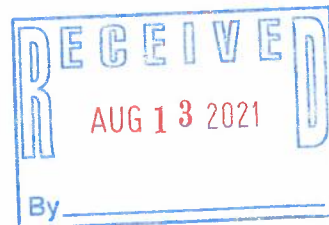
\$ 600.00

Current Amount Due

\$ 600.00

1.310.513.312

30 A



0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
600.00	0.00	0.00	0.00	0.00	600.00

Payment due upon receipt.



Bartram Park CDD
475 West Town Place, Suite 114
Saint Augustine, FL 32092

August 4, 2021
Project No: 00236.50001
Invoice No: 0198983

Project 00236.50001 Bartram Park CDD-Interim Engineer.Serv.
CDD Meeting Requisitions/Invoices

Professional Services rendered through July 31, 2021

Professional Personnel

		Hours	Rate	Amount
Principal				
Maggiore, Matthew	7/31/2021	.50	180.00	90.00
BOS Meeting.				
Totals		.50		90.00
Total Labor				90.00
Invoice Total this Period				<u>\$90.00</u>

	Current	Prior	Total
Billings to Date	90.00	61,795.60	61,885.60

1,310.57300, 31100
11A



England-Thimys & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
14775 Old St. Augustine Road • Jacksonville, Florida 32258 • Tel 904-642-8900 • Fax 904-646-9485
CA-00002584 LC-0000316

Grau and Associates

951 W. Yamato Road, Suite 280
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Bartram Park Community Development District
1408 Hamlin Avenue, Unit E
Saint Cloud, FL 34771

Invoice No. 21640
Date 09/01/2021

30A

SERVICE

AMOUNT

Arbitrage - Series 2015 FYE 6/30/2021

\$ 600.00

1. 310.51300, 31200

Current Amount Due

\$ 600.00



0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
600.00	0.00	0.00	0.00	0.00	600.00

Payment due upon receipt.

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

===== STATEMENT =====

August 15, 2021

Bartram Park Community Development District
c/o Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Bill Number 124684
Billed through 06/30/2021

June
General Counsel
BPCDD 00001 WSH

*1.310.57300.31500
6A*

FOR PROFESSIONAL SERVICES RENDERED

06/17/21	KFJ	Prepare budget hearing notice; correspond with district manager.	0.20 hrs
Total fees for this matter			\$25.00

MATTER SUMMARY

Jusevitch, Karen F.- Paralegal	0.20 hrs	125 /hr	\$25.00
TOTAL FEES			\$25.00
TOTAL CHARGES FOR THIS MATTER			<u>\$25.00</u>

BILLING SUMMARY

Jusevitch, Karen F.- Paralegal	0.20 hrs	125 /hr	\$25.00
TOTAL FEES			\$25.00
TOTAL CHARGES FOR THIS BILL			<u>\$25.00</u>

Please include the bill number with your payment.





INVOICE

Bartram Park Community Development District
c/o Governmental Management Services
5385 North Nob Hill Road
Sunrise, FL 33351

Customer	Bartram Park Community Development District
Acct #	194
Date	09/07/2021
Customer Service	Susan Newport
Page	1 of 1

Payment Information	
Invoice Summary	\$ 7,331.00
Payment Amount	
Payment for:	Invoice#14073
100121146	

Thank You

Please detach and return with payment

Customer: Bartram Park Community Development District

Invoice	Effective	Transaction	Description	Amount
14073	10/01/2021	Renew policy	Policy #100121146 10/01/2021-10/01/2022 Florida Insurance Alliance <u>FY 2022</u> GL,POL,EPLI,EBL,HNO - Renew policy Due Date: 9/7/2021 37A 1.300.15500.10000 RECEIVED SEP 13 2021 By _____	7,331.00
				Total
				\$ 7,331.00
FOR PAYMENTS SENT OVERNIGHT: Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453				Thank You

Remit Payment To: Egis Insurance Advisors, LLC	(321)233-9939	Date
Lockbox 234021 PO Box 84021		09/07/2021
Chicago, IL 60689-4002	sclimer@egisadvisors.com	

Governmental Management Services, LLC
1001 Bradford Way
Kingston, TN 37763

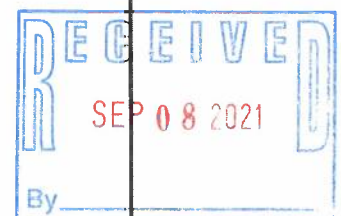
Invoice

Invoice #: 226
Invoice Date: 9/1/21
Due Date: 9/1/21
Case:
P.O. Number:

Bill To:

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

Description	Hours/Qty	Rate	Amount
Management Fees - September 2021 1.310.513.34000		3,466.67	3,466.67
Website Administration - September 2021 1.310.513.35110		41.67	41.67
Information Technology - September 2021 1.310.513.351		83.33	83.33
Dissemination Agent Services - September 2021 1.310.513.313		291.67	291.67
Office Supplies 1.310.51300.51000		0.27	0.27
Postage 1.310.51300.42000		4.59	4.59
Copies 1.310.51300.42500		2.10	2.10
Telephone 1.310.51300.41000		20.84	20.84



Total	\$3,911.14
Payments/Credits	\$0.00
Balance Due	\$3,911.14