

*Rhodine Road North
Community Development District*

Agenda

February 5, 2020

AGENDA

Rhodine Road North

Community Development District

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

January 29, 2020

Board of Supervisors
Rhodine Road North
Community Development District

Dear Board Members:

A meeting of the Board of Supervisors of **Rhodine Road North Community Development District** will be held **Wednesday, February 5, 2020 at 11:30 AM at The Holiday Inn Express, 2102 N Park Rd., Plant City, Florida 33563**. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period (¹Speakers will fill out a card and submit it to the District Manager prior to the beginning of the meeting)
3. Approval of Minutes of the November 6, 2019 Board of Supervisors Meeting
4. Consideration of Revised QGS Change Order #6 (Cook Parcel)
5. Consideration of Agreement with Hillsborough County Tax Collector
6. Consideration of Resolution 2020-07 Re-Designating the Principal Headquarters and Primary Administrative Office for the District
7. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register

¹ Comments will be limited to three (3) minutes

- ii. Balance Sheet and Income Statement
 - iii. Ratification of Revised QGS Change Order #1
 - iv. Ratification of QGS Change Orders # 5 and #17-#23
 - v. Ratification of Summary of Series 2019 Requisitions #38-#68 and #71-#84
- 8. Other Business
 - 9. Supervisors Requests and Audience Comments
 - 10. Adjournment

The second order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items. Speakers must fill out a Request to Speak form and submit it to the District Manager prior to the beginning of the meeting.

The third order of business is the approval of the minutes from the November 6, 2019 Board of Supervisors Meeting. A copy of the minutes is enclosed for your review.

The fourth order of business is the Consideration of Revised QGS Change Order #6 (Cook Parcel). A copy of the change order is included for your review.

The fifth order of business is the Consideration of Agreement with Hillsborough County Tax Collector. A copy of this agreement is included for your review.

The sixth order of business is the Consideration of Resolution 2020-07 Re-Designating the Principal Headquarters and Primary Administrative Office for the District. A copy of this resolution is enclosed for your review.

The seventh order of business is Staff Reports. Section C is the District Manager's Report. Sub-Section 1 includes the approval of the check register. Sub-Section 2 includes the balance sheet and income statement. Sub-Section 3 includes Revised QGS Change Order #1 for your review and ratification. Sub-Section 4 includes QGS Change Orders #5 and #17 through #23 for your review and ratification. Sub-Section 5 includes a Summary of Series 2019 Requisitions #38 through #68 and #71 through #84 for your review and ratification.

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please do not hesitate to contact me.

Sincerely,

Jill Burns
District Manager

CC:
Roy Van Wyk, District Counsel
Enclosures

MINUTES

**MINUTES OF MEETING
RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Rhodine Road North Community Development District was held on Wednesday, **November 06, 2019** at 11:30 a.m. at The Holiday Inn Express, 2102 N Park Road, Plant City, Florida.

Present and constituting a quorum:

Matthew Cassidy
Andrew Rhinehart
Patrick Marone
Lauren Schwenk *via phone*

Assistant Secretary
Assistant Secretary
Assistant Secretary
Vice Chairman

Also, present were:

Jill Burns
Roy Van Wyk *via phone*
Heather Wertz *via phone*

District Manager, GMS
HGS
District Engineer

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order at 11:30 a.m. and noted that a quorum was established.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns noted that there were no members of the public present.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the October 2,
2019 BOS Meeting and Audit Committee
meeting**

Ms. Burns asked for any comments, questions, or changes. Hearing none, Ms. Burns asked for a motion to approve.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, the Minutes of the October 2nd, 2019 Board of Supervisors Meeting and Audit Committee Meeting, were approved.

FOURTH ORDER OF BUSINESS

Public Hearing

A. Public Hearing on the Adoption of the Amended and Restated Rules of Procedure

Ms. Burns recognized that this public hearing was advertised in the paper and asked for a motion to open the Public Hearing.

On MOTION by Mr. Cassidy, seconded by Mr. Marone, with all in favor, the motion to open the Public Hearing, was approved.

Ms. Burns noted there were no members of the public present and asked for a motion to close.

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, the closing of the Public Hearing, was approved.

i. Consideration of Resolution 2020-03 Adopting the Amended and Restated Rules of Procedure

Ms. Burns noted that the Rules of Procedure had not changed since they were seen at the previous meeting.

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, Adopting the Amended and Restated Rules of Procedure, was approved.

B. Public Hearing on the Imposition of Special Assessments

Ms. Burns noted this public hearing was advertised in the paper and a mailed notice was sent to the landowner of lands within the area that assessments are being levied.

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, the motion to open the Public Hearing, was approved.

i. Presentation of Engineer's Report

Ms. Burns asked Ms. Wertz to give a brief overview of the report. She noted for the board that it is the same report that was seen on the previous lands that they levied assessments on. This is just for the expansion parcel, and it is the Master Engineer's Report.

Ms. Wertz noted that this is this first amendment to the Engineer's Report for the Cook Parcel. It contains 77 additional units and zoning is currently in the process. It adds 17.25 acres for a total of 484 units for the zoning. Most of the permits are obtained and the rest should be

obtained this month. The cost for the 77 lots is \$1.598 million. That added to the original 324 lots would be \$9,786,754 for the total project.

Mr. Wyk asked Ms. Wertz if in her opinion she thought the cost estimates were reasonable and proper for the size and scope of project. Ms. Wertz answered yes, it is. Mr. Wyk asked if there is any reason the district could not carry out the project including the infrastructure for the Cook Parcel. Ms. Wertz responded, no.

ii. Presentation of Assessment Methodology

Ms. Burns stated the Assessment Methodology allocates debt to the properties based on the special benefits that they received from the capital improvement plan that Ms. Wertz outlined. Table 2 shows the total amount with the annexed parcel, and the previous areas that were within the district. It also shows the breakdown of the total ERUs. There are 2 product types, the 40' and 50' lots, and the ERUs that they were assigned. Table 4 shows the par debt per unit with the annexation. The total amount for the 40' lots is \$29,763 and the 50' lots is \$37,203, with the annexation of these new areas into the district. Table 5 outlines the par debt to each product type. Table 6 shows the net and gross annual debt assessments. With annexation the gross debt assessment for the 40' lot is \$2,300 per year, and for the 50' lot is \$2,875 a year. Table 7 shows two different tax rolls, one with the annexation, and one without, and those property owners are listed.

Mr. Wyk asked if it is the opinion of Ms. Burns that there is a special benefit by the parcels, and Ms. Burns replied yes there is. Mr. Wyk asked if that benefit is in excess or equal to the amount of assessment being assigned to each one of the units. Ms. Burns answered yes. Mr. Wyk asked if the special assessments as outlined in the report are fairly and reasonably apportioned across lands within the district. Ms. Burns answered yes they are. Mr. Wyk noted that this is being adopted, by the resolution, the assessment roll that includes the annex parcels. Those are the numbers that will be entered into the official lien book.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, the motion to close the Public Hearing, was approved.

On MOTION by Mr. Cassidy, seconded by Mr. Rhinehart, with all in favor, Resolution 2020-04 Levying Special Assessments, was approved.

C. Public Hearing on the District's Use of the Uniform Methods of Levying, Collection, & Enforcement of Non Ad-Valorem Assessments

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, the motion to open the Public Hearing, was approved.

Ms. Burns noted that there were no members of the public present.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, the motion to close the Public Hearing, was approved.

i. Consideration of Resolution 2020-05 Expressing the Districts Intent to Utilize the Uniform Method of Collection

Ms. Burns stated this would amend the boundary of the district to include the area that has been added, the Cook Parcel. Notice will be sent to the Hillsborough County Tax Collector and property appraiser that those lands are within the district, and that they intend to, at some point, use the uniform method to collect the assessments.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, with all in favor, Resolution 2020-05 Expressing the Districts Intent to Utilize the Uniform Method of Collection, was approved.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2020-06 Amending the Fiscal Year 2019 Budget

Ms. Burns stated the overall budget amount was reviewed. The auditors prefer that a revised budget be presented back to the board with end of year numbers for approval. The boundary amendments made the budget go over, and there were some additional expenses associated with that that weren't contemplated when this budget was adopted. The revised amount suggested for Fiscal Year 2019 is \$145,000.

On MOTION by Mr. Cassidy, seconded by Mr. Rhinehart, with all in favor, Resolution 2019-06 Amending the Fiscal Year 2019 Budget, was approved.

SIXTH ORDER OF BUSINESS

**Authorization to Record Amended Notice
of Master Lien**

Ms. Burns stated this would amend the previous assessment lien to include the Cook Parcel.

On MOTION by Mr. Rhinehart, seconded by Mr. Cassidy, Authorization to Record Amended Notice of Master Lien, was approved.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Wyk had nothing further to report

B. Engineer

Ms. Wertz had nothing further to report.

C. District Manager's Report

i. Approval of Check Register

Ms. Burns asked for any questions on the check register, hearing none.

On MOTION by Mr. Cassidy, seconded by Mr. Rhinehart, with all in favor, the Check Register, was approved.

ii. Balance Sheet and Income Statement

Ms. Burns noted these are through September 30th and they are the year-end financials for all of the invoices that have been received to date.

iii. Ratification of QGS Change Order #8 - #16

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, QGS Change Order #8 - #16, were ratified.

iv. Ratification of Series 2019 Requisitions #33-#37

Ms. Burns noted these were previously approved and need to be ratified by the board.

On MOTION by Mr. Cassidy, seconded by Mr. Rhinehart, with all in favor, Series 2019 Requisitions #33 - #37, were ratified.

EIGHTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

NINETH ORDER OF BUSINESS

**Supervisors Requests and Audience
Comments**

Ms. Burns asked for supervisor requests or audience comments. The board had no requests.

TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Marone, seconded by Mr. Rhinehart, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Proposal/Request for CO

Proposal Submitted To:	Work To Be Performed At
To: Rhodine Road North CDD c/o Governmental Management Services Central Fla., LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801 Attention: Jill Burns	Rhodine Road Subdivision North Side of Rhodine Rd., East of U.S. Hwy. 301, W. of Balm Riverview Rd. Riverview, FL (QGS Job #19-7195)
Date: January 24, 2020	Proposal/Request for CO No.: 6 Revised

We hereby propose to provide the following:

- 1) Rhodine West Cook Parcel Work
 Per Attached Breakdown \$2,110,860.00

Total Proposal/Request for CO..... \$2,110,860.00

Notes:

Billing Based on Field Measurements.

150 Calendar Days Added to Contract for Completion of this Work.

See Additional Notes Attached.

The above work to be completed:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE OF PROPOSAL / REQUEST FOR CHANGE ORDER

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: [Signature]
 Owner or Representative

Date: 1/27/20

Signature: [Signature]
 QGS Development, Inc.

Date: 1/24/2020



QGS DEVELOPMENT, INC.
1450 S. Park Road
Plant City, FL 33566
Office 813-634-3326
FAX 813-634-1733

To:	Cassidy Homes	Contact:	Rennie Heath
Address:	346 East Central Ave. Winter Haven, FL 33880	Phone:	
Project Name:	Rhodine West Cook Parcel Rv 1 1-3-20	Bid Number:	202000097000
Project Location:	Rhodine Road, Riverview, FL	Bid Date:	1/3/2020

Line #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
--------	------------------	--------------------	------	------------	-------------

General Conditions

1000	Mobilization/ General Conditions	1.00	LS	\$52,999.16	\$52,999.16
1001	P&P Bond Direct Entry	1.00	LS	\$13,243.71	\$13,243.71
1002	NPDES Compliance	1.00	LS	\$4,681.12	\$4,681.12
1003	Temp Construction Entrance	1,000.00	SF	\$4.95	\$4,950.00

Total Price for above General Conditions Items: \$75,873.99

Earthwork

1006	Excavation Lake Cut	20,988.00	CY	\$2.17	\$45,543.96
1007	Excavation From Mitigation Pond 2 In Phase 1 Long Haul 22,865CY Excess	41,962.00	CY	\$3.46	\$145,188.52
1007B	Excavation- Stockpile On Ph1	19,097.00	CY	\$1.92	\$36,666.24
1007C	CY Compacted Fill	40,085.00	CY	\$0.88	\$35,274.80
1008	Grading (Jobsite)	1.00	LS	\$26,738.27	\$26,738.27
1009	Retaining Wall Anchor Block -SF	565.00	LF	\$155.82	\$88,038.30
1010	Sodding Bahia	10,300.00	SY	\$2.25	\$23,175.00
1011	Seeding & Mulching	65,100.00	SY	\$0.29	\$18,879.00

Total Price for above Earthwork Items: \$419,504.09

Paving

1012	Pave 1 1/2" SP-12.5 Asphalt - Sub	5,085.00	SY	\$8.84	\$44,951.40
1013	Road Base Crushed Concrete 06"	5,085.00	SY	\$12.05	\$61,274.25
1014	Subgrade Stabilized 12"	5,085.00	SY	\$5.66	\$28,781.10
1015	Concrete Curb Miami	4,590.00	LF	\$12.00	\$55,080.00
1016	Concrete Sidewalk 4"-SF	4,520.00	SF	\$4.76	\$21,515.20
1017	Concrete Sidewalk 6"-SF (Non-Reinforced)	2,320.00	SF	\$5.94	\$13,780.80
1018	Signage & Striping - LS	1.00	LS	\$2,363.96	\$2,363.96

Total Price for above Paving Items: \$227,746.71

Drainage

1019	Underdrain- CPP Perf Pipe With Sock 06"	1,190.00	LF	\$13.12	\$15,612.80
1020	Underdrain Cleanout - 6"	7.00	EACH	\$342.99	\$2,400.93
1021	RCP 15"	98.00	LF	\$27.19	\$2,664.62
1022	RCP 18"	34.00	LF	\$34.53	\$1,174.02
1023	RCP 24"	289.00	LF	\$46.48	\$13,432.72
1024	RCP 30"	867.00	LF	\$62.62	\$54,291.54
1025	RCP 36"	541.00	LF	\$82.19	\$44,464.79
1026	RCP MES 30"	2.00	EACH	\$2,239.52	\$4,479.04

Line #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
1027	RCP MES 36"	1.00	EACH	\$2,657.27	\$2,657.27
1028	Type 1 Curb Inlet	2.00	EACH	\$4,950.99	\$9,901.98
1029	Type 2 Curb Inlet	6.00	EACH	\$4,934.91	\$29,609.46
1030	Manhole Type J	2.00	EACH	\$3,824.00	\$7,648.00
1031	Manhole Type P	2.00	EACH	\$2,960.91	\$5,921.82
1032	Type E Inlet	1.00	EACH	\$3,989.63	\$3,989.63
1033	Connect To Existing MH	1.00	EACH	\$2,272.66	\$2,272.66
1034	Outfall Sump	120.00	SF	\$1.01	\$121.20
1035	Dewater Storm Pipe	1,829.00	LF	\$11.97	\$21,893.13
1036	TV Storm Drainage	1,829.00	LF	\$2.96	\$5,413.84
Total Price for above Drainage Items:					\$227,949.45

Sanitary Sewer

1037	SS PVC (SDR-26) 08" 00-06'	314.00	LF	\$18.03	\$5,661.42
1038	SS PVC (SDR-26) 08" 06-08'	326.00	LF	\$19.52	\$6,363.52
1039	SS PVC (SDR-26) 08" 08-10'	178.00	LF	\$21.44	\$3,816.32
1040	SS PVC (SDR-26) 08" 10-12'	541.00	LF	\$24.01	\$12,989.41
1041	SS PVC (SDR-26) 08" 12-14'	300.00	LF	\$27.59	\$8,277.00
1042	SS PVC (SDR-26) 08" 14-16'	450.00	LF	\$56.01	\$25,204.50
1043	SS PVC (C-900) 08" 16-18'	54.00	LF	\$70.50	\$3,807.00
1044	SS Manhole 4' Dia 00-06' (Unlined)	3.00	EACH	\$2,732.05	\$8,196.15
1045	SS Manhole 4' Dia 06-08' (Unlined)	1.00	EACH	\$2,997.83	\$2,997.83
1046	SS Manhole 4' Dia 08-10' (Unlined)	1.00	EACH	\$3,321.70	\$3,321.70
1047	SS Manhole 4' Dia 10-12' (Unlined)	2.00	EACH	\$3,867.63	\$7,735.26
1048	SS Manhole 5' Dia 15-16' (Unlined)	1.00	EACH	\$4,415.21	\$4,415.21
1049	SS Outside Drop Manhole 5' 15-16'	1.00	EACH	\$6,238.95	\$6,238.95
1050	Sewer Services Single (8"x6")	4.00	EACH	\$761.08	\$3,044.32
1051	Sewer Services Double (8"x6")	36.00	EACH	\$906.71	\$32,641.56
1052	TV Inspection Sewer	2,163.00	LF	\$5.43	\$11,745.09
1053	Dewater Sewer Gravity Pipe	2,163.00	LF	\$11.96	\$25,869.48
1054	Infiltration/Exfiltration Testing	2,163.00	LF	\$1.18	\$2,552.34
1055	Liftstation W/ Liner 72" DIA. 24-26'	1.00	EACH	\$439,718.52	\$439,718.52
1056	FM PVC Pipe 06"	786.00	LF	\$12.85	\$10,100.10
1057	FM Plug Valve 06"	2.00	EACH	\$1,489.79	\$2,979.58
1058	FM Fittings 06"	1.00	LS	\$5,041.46	\$5,041.46
1059	FM Tapping Valve 06" X 12"	1.00	EACH	\$3,096.86	\$3,096.86
Total Price for above Sanitary Sewer Items:					\$635,813.58

Potable Water

1060	PW Cut-in Valve 08"x08"	1.00	EACH	\$7,758.55	\$7,758.55
1061	PW Jack & Bore - Sub	90.00	LF	\$428.94	\$38,604.60
1062	Temporary Construction Meter	1.00	EACH	\$15,337.69	\$15,337.69
1063	PW 08" Ductile Iron Pipe	189.00	LF	\$35.07	\$6,628.23
1064	PW PVC (DR-18) 08"	2,245.00	LF	\$17.10	\$38,389.50
1065	Potable Water Gate Valves 08" (ALL)	9.00	EACH	\$1,609.51	\$14,485.59
1066	Potable Water Fittings 08"	1.00	LS	\$11,544.36	\$11,544.36
1067	Fire Hydrant Assembly	5.00	EACH	\$4,202.81	\$21,014.05
1068	PW Services Water Single Long	43.00	EACH	\$458.04	\$19,695.72
1069	PW Services Water Single Short	34.00	EACH	\$344.73	\$11,720.82
1070	Liftstation Water Service 2"	1.00	LS	\$2,291.14	\$2,291.14
1071	Sample Points	2.00	EACH	\$908.18	\$1,816.36
1072	Chlorine Injection Points	1.00	EACH	\$318.64	\$318.64
1073	Potable Water Testing & Chlorination	2,434.00	LF	\$2.52	\$6,133.68

Total Price for above Potable Water Items: \$195,738.93

Offsite Turn Lane

2000	Maintenance Of Traffic	1.00	LS	\$15,567.33	\$15,567.33
2001	Type III Silt Fence	460.00	LF	\$2.04	\$938.40
2002	Demo And Restoration Allowance At Existing Driveways	1.00	LS	\$12,915.17	\$12,915.17
2003	CY Turn Lane Excavation	1.00	LS	\$7,684.96	\$7,684.96
2004	Road Milling	1,850.00	SY	\$3.66	\$6,771.00
2005	Pave 3" Type SP-12.5 Asphalt - Sub	1,215.00	SY	\$23.49	\$28,540.35
2006	Pave 1" Type FC-9.5 Asphalt - Sub	3,695.00	SY	\$12.00	\$44,340.00
2007	Road Base Crushed Concrete 15"	1,215.00	SY	\$38.12	\$46,315.80
2008	Road Base Crushed Concrete 06"	632.00	SY	\$21.25	\$13,430.00
2008B	Subgrade Compacted 06-12"	1,847.00	SY	\$2.99	\$5,522.53
2009	Shoulder Stabilized 12"	395.00	SY	\$7.49	\$2,958.55
2010	Signage & Striping - LS	1.00	LS	\$11,091.91	\$11,091.91
2011	RCP 18"	154.00	LF	\$45.02	\$6,933.08
2012	RCP MES 18"	3.00	EACH	\$1,803.84	\$5,411.52
2013	Cast In Place Conflict Box Conflicts With 48" RCP	2.00	EACH	\$16,601.25	\$33,202.50
2014	Grading ROW	1.00	LS	\$13,008.93	\$13,008.93
2015	SOD- Bahia	1,370.00	SY	\$2.25	\$3,082.50

Total Price for above Offsite Turn Lane Items: \$257,714.53

Offsite FM Relocation

2016	Demolition Existing FM	382.00	LF	\$13.26	\$5,065.32
2017	FM PVC Pipe 12"	405.00	LF	\$32.80	\$13,284.00
2018	FM Fittings 12"	1.00	LS	\$9,205.10	\$9,205.10
2019	FM Open Cut Steel Casing 24"	53.00	LF	\$185.13	\$9,811.89
2020	Concrete Ditch Pavement-SF	120.00	SF	\$15.23	\$1,827.60
2021	RCP 48"	24.00	LF	\$435.08	\$10,441.92
2022	RCP Dual Headwall - 48"	1.00	EACH	\$17,086.09	\$17,086.09
2023	Sodding Bahia	1,120.00	SY	\$3.39	\$3,796.80

Total Price for above Offsite FM Relocation Items: \$70,518.72

Total Bid Price: \$2,110,860.00

Notes:

- Earthwork is not included in this Bid. Will be issued in additional Change Order after New TOPO is supplied to QGS.
- Our estimate is based upon the existing topo being correct within +/- .1'
- This estimate does not cover any excavation or disposal of any hazardous or toxic waste encountered. Also does not include excavation or disposal of trash or any other unforeseen site conditions.
- This bid does not include any extended warranty past the normal 1 year warranty after the final completion date.
- This bid is only valid for a period of 30 Days.
- No Well Abandonment, power relocation or removal is included with this bid.
- All Permits and Fees will be paid for by owner.
- Silt Fence Was In Different CO
- QGS Development accepts no responsibility for and shall not be held liable or responsible in any manner in regard to sinkholes including, but not limited to, investigation, identification, testing, and/or remediation at any time.
- No Landscaping is included in this bid.
- No Irrigation is included in this bid.
- QGS is not responsible for Solid Limerock or Stone. If encountered during Excavation addition cost will need to be negotiated.
- Survey Layout & Asbuilts By Owner
- Geo Testing By Owner

ACCEPTED:

The above prices, specifications and conditions are satisfactory and hereby accepted.

Buyer:

Rhodrie Rd CDD (Cook)

Signature:

W.K. H. [Signature]

Date of Acceptance:**CONFIRMED:**

QGS Development, Inc

James Maxwell

Authorized Signature:**Estimator:**

James Maxwell

813-634-3326 ext. 232

jmaxwell@qgsdevelopment.com

SECTION V

DISTRICT AGREEMENT

THIS AGREEMENT made and entered into this _____ day of _____ of _____, by and between _____, a political subdivision of the State of Florida, whose address is _____,

hereinafter referred to as the "DISTRICT" and Doug Belden, the Hillsborough County Tax Collector, a constitutional officer of the State of Florida, whose address is 601 East Kennedy Boulevard, 14th Floor, Tampa, Florida 33602.

W I T N E S S E T H:

WHEREAS, the DISTRICT is authorized to impose non-ad valorem assessments and by Resolution has expressed its intent to use the uniform method of notice, levy, collection and enforcement of such assessments, as authorized by Section 197.3632, Florida Statutes; and

WHEREAS, the uniform methodology, with its enforcement provisions including the use of tax certificates and tax deeds for enforcing against any delinquencies, is more fair to the delinquent property owner than traditional lien foreclosure methodology; and

WHEREAS, the uniform method will provide for more efficiency of collection by virtue of the assessment being on the tax notice issued by the Tax Collector which will produce positive economic benefits to the DISTRICT; and

WHEREAS, the uniform methodology will tend to eliminate confusion and to promote local government accountability; and

WHEREAS, Section 197.3632(2), Florida Statutes, provides that the DISTRICT shall enter into a written agreement with the Tax Collector for reimbursement of necessary administrative costs incurred in implementing the uniform methodology law; and

WHEREAS, Section 197.3632(7), Florida Statutes, provides that the DISTRICT shall bear all costs associated with any separate notice in the event the Tax Collector is unable to merge a non-ad valorem assessment roll to produce the annual tax notice; and

WHEREAS, Section 197.3632(8)(c), Florida Statutes, provides that the DISTRICT shall compensate the Tax Collector for the costs of collecting non-ad valorem assessments;

NOW, THEREFORE, for and in consideration of the foregoing, including mutual terms, covenants and conditions herein contained, the parties do contract and agree as follows:

ARTICLE I

Purpose

The purpose of this Agreement is to establish the terms and conditions under which the Tax Collector shall collect and enforce the collection of those certain non-ad valorem assessments levied by the DISTRICT to include reimbursement by the DISTRICT to the Tax Collector for costs of collection pursuant to Section 197.3632(8)(c), Florida Statutes; any costs involved in separate mailings because of non merger of any non-ad valorem assessment roll as certified by the DISTRICT pursuant to Section 197.3632(7), Florida Statutes; and for necessary administrative costs, including, but not limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage and programming which attend all of the collection and enforcement duties imposed upon the Tax Collector by the uniform methodology, as provided in Section 197.3632(2), Florida Statutes.

ARTICLE II

Term

The term of this Agreement shall commence on January 1, _____, and shall run through December 31, _____, the date of signature of the parties notwithstanding, and shall automatically be renewed thereafter for successive periods not to exceed one (1) year each, unless the DISTRICT provides notice to the Tax Collector, Property Appraiser and Department of Revenue prior to January 10 of the assessment year that the DISTRICT will discontinue using the uniform method of collection.

ARTICLE III

Compliance With Laws and Regulations

The parties shall abide by all statutes, rules and regulations pertaining to the levy and collection of non-ad valorem assessments and any ordinances promulgated by the DISTRICT not inconsistent with, nor contrary to, the provisions of Section 197.3632, Florida Statutes, and Section 197.3635, Florida Statutes, and any subsequent amendments to said statutes, and any rules duly promulgated pursuant to these statutes by the Department of Revenue.

ARTICLE IV

Duties and Responsibilities of District

The DISTRICT agrees, covenants and contracts to:

- (a) Compensate Tax Collector on an annual basis during the term of this agreement at rate of 2% of the amount of special assessments collected and remitted or the actual costs of collection, whichever is greater, pursuant to Sections 197.362(8)(c) and 192.091(2)(b), Florida Statutes.
- (b) To pay for or alternatively to reimburse the Tax Collector for any separate tax notice necessitated by the inability of the Tax Collector to merge the non-ad valorem assessment roll certified by the DISTRICT pursuant to Section 197.3632(7), Florida Statutes.
- (c) The DISTRICT, upon being timely billed, shall pay directly for necessary advertising

relating to implementation of the new uniform non-ad valorem assessment law pursuant to Sections 197.3632 and 197.3635, Florida Statutes, and any applicable rules promulgated by the Department of Revenue thereunder.

- (d) By 15 September of each calendar year, the chairperson of the governing board of the DISTRICT, or his or her designee, shall officially certify to the Tax Collector the non-ad valorem assessment roll on compatible electronic medium, tied to the property parcel identification number, and otherwise in conformance in format to that contained on the ad valorem tax rolls submitted by the Property Appraiser to the Department of Revenue. The DISTRICT shall post the non-ad valorem assessment for each parcel on the said non-ad valorem assessment roll and shall exercise its responsibility that such non-ad valorem assessment roll be free of errors and omissions. The DISTRICT shall notify the Tax Collector, Property Appraiser and Department of Revenue prior to January 10 of the assessment year if the DISTRICT will discontinue using the uniform method of collection and enforcement of the applicable non-ad valorem assessment.
- (e) The DISTRICT agrees to cooperate with the Tax Collector to implement the uniform method of notice, levy, collection and enforcement of each non-ad valorem assessment, pursuant to, and consistent with, all the provisions of Sections 197.3632 and 197.3635, Florida Statutes, or its successor of statutory provisions and all applicable rules promulgated by the Department of Revenue and their successor rules.

ARTICLE V

Duties of the Tax Collector

- (a) The Tax Collector shall merge all rolls, prepare a collection roll and prepare a combined notice (the tax notice) for both ad valorem taxes and non-ad valorem assessments for the DISTRICT, pursuant to Sections 197.3632 and 197.3635, Florida Statutes, and its successor provisions, and any applicable rules, and their successor rules, promulgated by the Department of Revenue, and in accordance with any specific ordinances or resolutions adopted by the DISTRICT, so long as said ordinances and resolutions shall themselves each and every one clearly state intent to use the uniform method for collecting such assessments and so long as they are further not inconsistent with, nor contrary to, the provisions of Sections 197.3632 and 197.3635, Florida Statutes, and their successor provisions, and any applicable rules.
- (b) The Tax Collector shall collect the non-ad valorem assessment of the DISTRICT as certified to the Tax Collector no later than 15 September of each calendar year on compatible electronic medium, tied to the property identification number for each parcel, and in the format used by the Property Appraiser for the ad valorem rolls submitted to the Department of Revenue and if free of errors or omissions.
- (c) The Tax Collector agrees to cooperate with the DISTRICT in implementation of the uniform method for collecting and enforcing non-ad valorem assessments pursuant to Sections 197.3632 and 197.3635, Florida Statutes, and any successor provisions and applicable rules. The Tax Collector shall not accept any such non-ad valorem assessment roll that is not officially certified to the Tax Collector by 15 September of each calendar year on compatible electronic medium tied to the property identification number and in the format used by the Property Appraiser on the ad valorem roll submitted to the Department of Revenue.
- (d) If the Tax Collector discovers errors or omissions on such roll, he may request the

DISTRICT to file a corrected roll or a correction of the amount of any assessment and the DISTRICT shall bear the cost of any such error or omission.

- (e) If the Tax Collector determines that a separate mailing is authorized pursuant to Section 197.3632(7), Florida Statutes, and any applicable rules promulgated by the Department of Revenue, and any successor provision to said law or rules, the Tax Collector shall either mail a separate notice of the particular non-ad valorem assessment or shall direct the DISTRICT to mail such a separate notice. In making this decision, the Tax Collector shall consider all costs to the DISTRICT and to the taxpayers of such a separate mailing as well as the adverse effect to the taxpayers of delay in multiple notices. If such a separate mailing is affected, the DISTRICT shall bear all costs associated with the separate notice for the non-ad valorem assessment that could not be merged, upon timely billing by the Tax Collector.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals and such of them as are corporations have caused these presents to be signed by their duly authorized officers.

WITNESS:

DOUG BELDEN
HILLSBOROUGH COUNTY TAX COLLECTOR

BY: _____
Deputy Tax Collector

Authorized Representative Special District

SECTION VI

RESOLUTION 2020-07

**A RESOLUTION BY THE BOARD OF SUPERVISORS OF THE
RHODINE ROAD NORTH COMMUNITY DEVELOPMENT DISTRICT
RE-DESIGNATING THE PRIMARY ADMINISTRATIVE OFFICE AND
PRINCIPAL HEADQUARTERS OF THE DISTRICT AND PROVIDING
AN EFFECTIVE DATE.**

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

WHEREAS, the District desires to re-designate its primary administrative office as the location where the District’s public records are routinely created, sent, received, maintained, and requested, for the purposes of prominently posting the contact information of the District’s Record’s Custodian in order to provide citizens with the ability to access the District’s records and ensure that the public is informed of the activities of the District in accordance with Chapter 119, *Florida Statutes*; and

WHEREAS, the District additionally desires to specify the location of the District’s principal headquarters for the purpose of establishing proper venue under the common law home venue privilege applicable to the District.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE RHODINE ROAD NORTH COMMUNITY
DEVELOPMENT DISTRICT:**

SECTION 1. The District’s primary administrative office for purposes of Chapter 119, *Florida Statutes*, shall be located at Governmental Management Services – Central Florida, LLC, 219 E. Livingston Street, Orlando, Florida 32801.

SECTION 2. The District’s principal headquarters for purposes of establishing proper venue shall be located at 3409 W. Lemon Street, Tampa, FL 33609, within Hillsborough County, Florida.

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

PASSED AND ADOPTED this 21st day of January 2020.

ATTEST:

**RHODINE ROAD NORTH COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

SECTION VII

SECTION C

SECTION 1

Rhodine Road North

Community Development District

Summary of Checks

October 26, 2019 to January 27, 2020

Bank	Date	Check No.'s	Amount	
General Fund	11/6/19	45	\$	175.00
	11/18/19	46	\$	1,026.00
	11/22/19	47-55	\$	16,949.17
	12/2/19	56	\$	400.00
	12/6/19	57-58	\$	3,907.66
	1/23/20	59-61	\$	2,344.50
			\$	24,802.33
			\$	24,802.33

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
11/06/19	00007	10/01/19 74762	201910 310-51300-54000	SPECIAL DISTRICT FEE FY20	*	175.00	
DEPARTMENT OF ECONOMIC OPPURTUNITY							175.00 000045
11/18/19	00008	9/27/19 17893	201909 310-51300-48000	NOT OF BOS MTG 9/27/19	*	303.75	
		10/04/19 18369	201910 310-51300-48000	NOTE OF RULE DEVELOP-FY20	*	261.25	
		10/05/19 18456	201910 310-51300-48000	NOT OF RULE MAKING-FY20	*	461.00	
TIMES PUBLISHING COMPANY							1,026.00 000046
11/22/19	00005	11/06/19 AR110619	201911 310-51300-11000	SUPV FEE 11/6/19	*	200.00	
ANDREW RHINEHART							200.00 000047
11/22/19	00014	9/30/19 20114	201909 310-51300-49100	COLE EXPNASION-SEP19	*	352.50	
		10/31/19 20128	201910 310-51300-31100	ENGINEER SRVCS-OCT19	*	538.31	
ABSOLUTE ENGINEERING, INC.							890.81 000048
11/22/19	99999	11/22/19 VOID	201911 000-00000-00000	VOID CHECK	C	.00	
*****INVALID VENDOR NUMBER*****							.00 000049
11/22/19	00010	10/01/19 16	201910 310-51300-34000	MANAGMENT FEE OCT19	*	2,916.67	
		10/01/19 16	201910 310-51300-35100	INFO TEECH OCT19	*	75.00	
		10/01/19 16	201910 310-51300-51000	OFFICE SUPPLIES	*	3.64	
		10/01/19 16	201910 310-51300-42000	POSTAGE	*	22.30	
		10/01/19 16	201910 310-51300-42500	COPIES	*	86.25	
		10/01/19 16	201910 310-51300-41000	TELEPHONE	*	3.20	
		10/01/19 16	201910 310-51300-49000	HOLIDAY INN EXPENSES	*	165.85	
		11/01/19 17	201911 310-51300-42500	COPIES	*	84.15	
		11/01/19 17	201911 310-51300-49000	HOLIDAY INN EXPRESS	*	155.00	
		11/01/19 17	201911 310-51300-35100	TECHNOLOGY FEES NOV19	*	75.00	

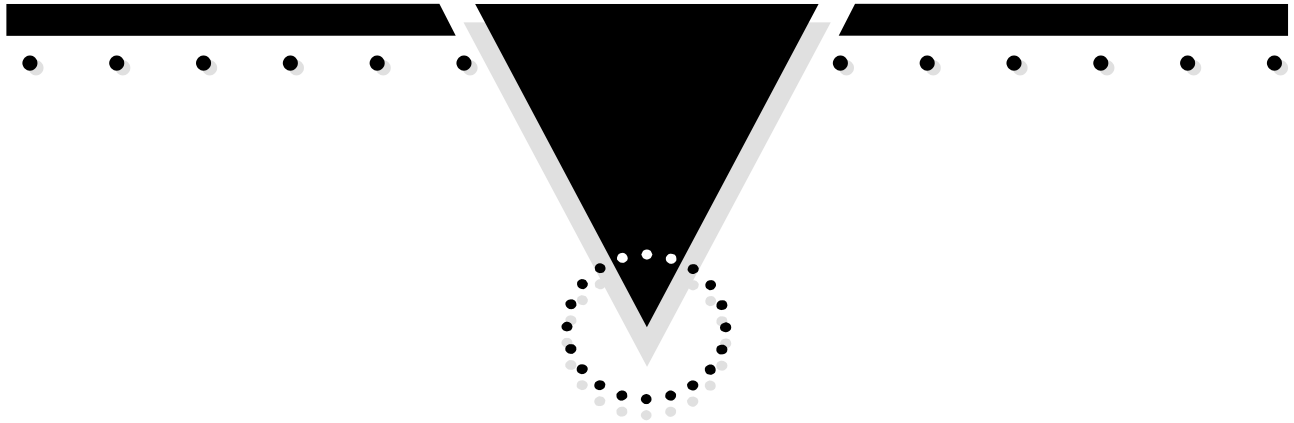
RRNC RHODINE ROAD N KCOSTA

AP300R	YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER					RUN	1/28/20	PAGE	2
***	CHECK DATES	10/26/2019	-	01/27/2020	***	RHODINE ROAD NORTH - GENERAL BANK A RHODINE ROAD NORTH			
CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #		
		11/01/19	17 201911 310-51300-34000		*	2,916.67			
			MANAGEMENT FEES NOV19						
		11/01/19	17 201911 310-51300-51000		*	2.86			
			OFFICE SUPPLIES						
		11/01/19	17 201911 310-51300-42000		*	17.70			
			POSTAGE						
		11/01/19	17 201911 310-51300-41000		*	7.10			
			TELEPHONE						
				GOVERNMENTAL MANAGEMENT SERVICES			6,531.39	000050	
11/22/19	00001	10/21/19	110693 201909 310-51300-31500		*	2,244.57			
			BOUNDARY/ASSESSMENT/RULE						
		10/21/19	110694 201909 310-51300-49100		*	2,027.50			
			BA2-CORRESP/AMEND/DEVELOP						
				HOPPING GREEN & SAMS			4,272.07	000051	
11/22/19	00003	11/06/19	LS110619 201911 310-51300-11000		*	200.00			
			SUPV FEE 11/6/19						
				LAUREN SCHWENK			200.00	000052	
11/22/19	00013	11/06/19	MC110619 201911 310-51300-11000		*	200.00			
			SUPV FEE 11/6/19						
				MATTHEW CASSIDY			200.00	000053	
11/22/19	00004	11/06/19	PM110619 201911 310-51300-11000		*	200.00			
			SUPV FEE 11/6/19						
				PATRICK MARONE			200.00	000054	
11/22/19	00008	10/11/19	24695 201910 310-51300-48000		*	1,270.20			
			RRN CDD ASSESSMENT-FY20						
		10/18/19	24695A 201910 310-51300-48000		*	1,270.20			
			RRN CDD ASSESSMENT-FY20						
		10/25/19	18362 201910 310-51300-48000		*	1,634.00			
			NOT OF ASSESS COLLECT.						
		10/25/19	29542 201910 310-51300-48000		*	280.50			
			NOT OF MTG-11/6/19						
				TIMES PUBLISHING COMPANY			4,454.90	000055	
12/02/19	00004	5/01/19	PM050119 201905 310-51300-11000		*	200.00			
			SUPERVISOR FEE-05/01/19						
		5/22/19	PM052219 201905 310-51300-11000		*	200.00			
			SUPERVISOR FEE-05/22/19						
				PATRICK MARONE			400.00	000056	
12/06/19	00001	11/27/19	111381 201910 310-51300-31500		*	3,659.16			
			AGENDA/CONFER/AUDIT/LIST						
				HOPPING GREEN & SAMS			3,659.16	000057	
				RRNC RHODINE ROAD N KCOSTA					

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
12/06/19	00008	11/22/19 38670	201911 310-51300-48000		*	248.50	
		NOT OF MTG-12/4/19					
				TIMES PUBLISHING COMPANY			248.50 000058
1/23/20	00014	11/30/19 20145	201911 310-51300-31100		*	117.50	
		CDD MTG					
				ABSOLUTE ENGINEERING, INC.			117.50 000059
1/23/20	00001	12/16/19 111628	201911 310-51300-31500		*	1,759.75	
		PARCEL/ESCROW/AMEND NOT					
				HOPPING GREEN & SAMS			1,759.75 000060
1/23/20	00008	12/27/19 48106	201912 310-51300-48000		*	218.75	
		NOT OF MTG-1/8/20					
		1/10/20 51695	202001 310-51300-48000		*	248.50	
		NOT OF MTG-1/21/20					
				TIMES PUBLISHING COMPANY			467.25 000061
						TOTAL FOR BANK A	24,802.33
						TOTAL FOR REGISTER	24,802.33

RRNC RHODINE ROAD N KCOSTA

SECTION 2



RHODINE ROAD NORTH

Community Development District

Unaudited Financial Reporting

December 31, 2019



Table of Contents

1	<u>Balance Sheet</u>
2	<u>General Fund Income Statement</u>
3	<u>Debt Service Fund Income Statement</u>
4	<u>Capital Projects Fund Income Statement</u>
5-6	<u>Month to Month</u>
7	<u>Developer Contribution Schedule</u>
8	<u>Long Term Debt Report</u>
9-10	<u>Series 2019 Construction Schedule</u>

RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
December 31, 2019

	General Fund	Debt Service Fund	Capital Projects Fund	Totals FY20
<u>ASSETS:</u>				
<u>CASH</u>				
OPERATING ACCOUNT	\$15,109	---	---	\$15,109
<u>SERIES 2019</u>				
RESERVE	---	\$618,188	---	\$618,188
REVENUE	---	\$6,802	---	\$6,802
INTEREST	---	\$227,752	---	\$227,752
CONSTRUCTION	---	---	\$4,044,626	\$4,044,626
ESCROW	---	---	\$219,427	\$219,427
TOTAL ASSETS	\$15,109	\$852,742	\$4,264,053	\$5,131,904
<u>LIABILITIES:</u>				
ACCOUNTS PAYABLE	\$5,303	---	---	\$5,303
CONTRACTS PAYABLE	---	---	\$8,796	\$8,796
RETAINAGE PAYABLE	---	---	\$149,016	\$149,016
<u>FUND EQUITY:</u>				
FUND BALANCES:				
UNASSIGNED	\$9,806	---	---	\$9,806
RESERVED FOR DEBT SERVICE	---	\$852,742	---	\$852,742
RESERVED FOR CAPITAL PROJECTS	---	---	\$4,106,241	\$4,106,241
TOTAL LIABILITIES & FUND EQUITY	\$15,109	\$852,742	\$4,264,053	\$5,131,904

RHODINE ROAD NORTH

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues & Expenditures

For The Period Ending December 31, 2019

	ADOPTED BUDGET	PRORATED BUDGET THRU 12/31/19	ACTUAL THRU 12/31/19	VARIANCE
<u>REVENUES:</u>				
DEVELOPER CONTRIBUTIONS	\$225,562	\$24,777	\$24,777	\$0
TOTAL REVENUES	\$225,562	\$24,777	\$24,777	\$0
<u>EXPENDITURES:</u>				
<u>ADMINISTRATIVE:</u>				
SUPERVISORS FEES	\$12,000	\$3,000	\$1,600	\$1,400
ENGINEERING	\$20,000	\$5,000	\$656	\$4,344
ATTORNEY	\$25,000	\$6,250	\$5,419	\$831
ANNUAL AUDIT	\$3,000	\$0	\$0	\$0
ASSESSMENT ADMINISTRATION	\$5,000	\$0	\$0	\$0
ARBITRAGE	\$650	\$0	\$0	\$0
DISSEMINATION	\$5,000	\$1,250	\$0	\$1,250
TRUSTEE FEES	\$3,500	\$0	\$0	\$0
MANAGEMENT FEES	\$35,000	\$8,750	\$8,750	(\$0)
INFORMATION TECHNOLOGY	\$2,350	\$588	\$225	\$363
TELEPHONE	\$250	\$63	\$10	\$52
POSTAGE & DELIVERY	\$850	\$213	\$52	\$161
INSURANCE	\$5,500	\$5,500	\$5,125	\$375
PRINTING & BINDING	\$850	\$213	\$218	(\$5)
LEGAL ADVERTISING	\$10,000	\$2,500	\$5,644	(\$3,144)
OTHER CURRENT CHARGES	\$2,500	\$625	\$476	\$149
OFFICE SUPPLIES	\$500	\$125	\$7	\$118
TRAVEL PER DIEM	\$550	\$138	\$0	\$138
DUES, LICENSES, & SUBSCRIPTIONS	\$175	\$175	\$175	\$0
TOTAL ADMINISTRATIVE:	\$132,675	\$34,388	\$28,357	\$6,030
<u>OPERATIONS & MAINTENANCE:</u>				
PROPERTY INSURANCE	\$5,000	\$1,250	\$0	\$1,250
LANDSCAPE MAINTENANCE	\$39,200	\$9,800	\$0	\$9,800
LANDSCAPE REPLACEMENT	\$7,500	\$1,875	\$0	\$1,875
FERTILIZATION	\$8,000	\$2,000	\$0	\$2,000
PEST CONTROL	\$120	\$30	\$0	\$30
JANITORIAL SERVICE	\$800	\$200	\$0	\$200
POOL MAINTENANCE	\$2,667	\$667	\$0	\$667
AMENITY - ELECTRIC	\$2,000	\$500	\$0	\$500
AMENITY - WATER	\$600	\$150	\$0	\$150
STREETLIGHTS	\$10,000	\$2,500	\$0	\$2,500
GENERAL REPAIRS & MAINTENANCE	\$2,000	\$500	\$0	\$500
CONTINGENCY	\$15,000	\$3,750	\$0	\$3,750
TOTAL OPERATIONS & MAINTENANCE:	\$92,887	\$23,222	\$0	\$23,222
TOTAL EXPENDITURES	\$225,562	\$57,609	\$28,357	\$29,252
EXCESS REVENUES (EXPENDITURES)	\$0		(\$3,580)	
FUND BALANCE - BEGINNING	\$0		\$13,386	
FUND BALANCE - ENDING	\$0		\$9,806	

RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Statement of Revenues & Expenditures

For The Period Ending December 31, 2019

	ADOPTED BUDGET	PRORATED BUDGET THRU 12/31/19	ACTUAL THRU 12/31/19	VARIANCE
<u>REVENUES:</u>				
ASSESSMENTS	\$224,250	\$0	\$0	\$0
INTEREST	\$0	\$0	\$3,539	\$3,539
TOTAL REVENUES	\$224,250	\$0	\$3,539	\$3,539
<u>EXPENDITURES:</u>				
INTEREST PAYMENT - 11/1	\$153,238	\$153,238	\$153,238	(\$0)
INTEREST PAYMENT - 5/1	\$224,250	\$0	\$0	\$0
TOTAL EXPENDITURES	\$377,488	\$153,238	\$153,238	(\$0)
<u>OTHER FINANCING SOURCES:</u>				
TRANSFER IN (OUT)	\$0	\$0	\$3,502	\$3,502
TOTAL OTHER FINANCING SOURCES (USES):	\$0	\$0	\$3,502	\$3,502
EXCESS REVENUES (EXPENDITURES)	(\$153,238)		(\$146,196)	
FUND BALANCE - BEGINNING	\$377,949		\$998,938	
FUND BALANCE - ENDING	\$224,712		\$852,742	

RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS FUND

Statement of Revenues & Expenditures

For The Period Ending December 31, 2019

	ADOPTED BUDGET	PRORATED BUDGET THRU 12/31/19	ACTUAL THRU 12/31/19	VARIANCE
<u>REVENUES:</u>				
INTEREST	\$0	\$0	\$22,530	\$22,530
TOTAL REVENUES	\$0	\$0	\$22,530	\$22,530
<u>EXPENDITURES:</u>				
CAPITAL OUTLAY - CONSTRUCTION	\$0	\$0	\$1,376,675	(\$1,376,675)
TOTAL EXPENDITURES	\$0	\$0	\$1,376,675	(\$1,376,675)
<u>OTHER FINANCING SOURCES:</u>				
TRANSFER IN (OUT)	\$0	\$0	(\$3,502)	(\$3,502)
TOTAL OTHER FINANCING SOURCES (USES):	\$0	\$0	(\$3,502)	(\$3,502)
EXCESS REVENUES (EXPENDITURES)	\$0		(\$1,357,648)	
FUND BALANCE - BEGINNING	\$0		\$5,463,889	
FUND BALANCE - ENDING	\$0		\$4,106,241	

RHODINE ROAD NORTH

Community Development District

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<u>REVENUES:</u>													
DEVELOPER CONTRIBUTIONS	\$0	\$20,000	\$4,777	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$24,777
TOTAL REVENUES	\$0	\$20,000	\$4,777	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$24,777
<u>EXPENDITURES:</u>													
<u>ADMINISTRATIVE:</u>													
SUPERVISORS FEES	\$800	\$800	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,600
ENGINEERING	\$538	\$118	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$656
ATTORNEY	\$3,659	\$1,760	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,419
ANNUAL AUDIT	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
ASSESSMENT ADMINISTRATION	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
ARBITRAGE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
DISSEMINATION	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TRUSTEE FEES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
MANAGEMENT FEES	\$2,917	\$2,917	\$2,917	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,750
INFORMATION TECHNOLOGY	\$75	\$75	\$75	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$225
TELEPHONE	\$3	\$7	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10
POSTAGE & DELIVERY	\$22	\$18	\$12	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$52
INSURANCE	\$5,125	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,125
PRINTING & BINDING	\$86	\$84	\$48	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$218
LEGAL ADVERTISING	\$5,177	\$249	\$219	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,644
OTHER CURRENT CHARGES	\$166	\$155	\$155	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$476
OFFICE SUPPLIES	\$4	\$3	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7
TRAVEL PER DIEM	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
DUES, LICENSES, & SUBSCRIPTIONS	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
TOTAL ADMINISTRATIVE	\$18,748	\$6,184	\$3,425	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$28,357

RHODINE ROAD NORTH

Community Development District

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
OPERATIONS & MAINTENANCE:													
PROPERTY INSURANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
LANDSCAPE MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
LANDSCAPE REPLACEMENT	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
FERTILIZATION	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
PEST CONTROL	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
JANITORIAL SERVICE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
POOL MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AMENITY - ELECTRIC	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AMENITY - WATER	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
STREETLIGHTS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
GENERAL REPAIRS & MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
CONTINGENCY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL OPERATIONS & MAINTENANCE:	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$18,748	\$6,184	\$3,425	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$28,357
EXCESS REVENUES/(EXPENDITURES)	(\$18,748)	\$13,816	\$1,352	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	(\$3,580)

**Rhodine Road North Community Development District
Developer Contributions/Due from Developer**

Funding Request #	Prepared Date	Payment Received Date	Check/Wire Amount	Total Funding Request	General Fund Portion (FY19)	General Fund Portion (FY20)	Over and (short) Balance Due
1	12/12/18	5/1/19	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ -	\$ -
2	3/20/19	5/1/19	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ -	\$ -
3	5/15/19	9/9/19	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ -	\$ -
4	8/27/19	9/9/19	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ -	\$ -
5	9/25/19	10/15/19	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ -	\$ -
BA1-1	9/25/19	10/15/19	\$ 18,853.69	\$ 18,853.69	\$ 18,853.69	\$ -	\$ -
BA2-1	9/25/19	10/15/19	\$ 4,777.01	\$ 4,777.01	\$ 4,777.01	\$ -	\$ -
BA2-2	11/5/19	12/24/19	\$ 2,380.00	\$ 2,380.00	\$ 2,380.00	\$ -	\$ -
FY20							
1	11/5/19	11/19/19	\$ 24,771.01	\$ 20,000.00	\$ -	\$ 24,771.01	\$ -
Due from Developer			\$ 150,781.71	\$ 146,010.70	\$ 126,010.70	\$ 24,771.01	\$ -

Total Developer Contributions FY20

\$ 24,771.01

RHODINE ROAD NORTH
Community Development District
LONG TERM DEBT REPORT

SERIES 2019, SPECIAL ASSESSMENT REVENUE BONDS		
INTEREST RATE:	3.500%, 4.000%, 4.500%, 4.750%	
MATURITY DATE:	5/1/2050	
RESERVE FUND DEFINITION	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$618,188	
RESERVE FUND BALANCE	\$618,188	
BONDS OUTSTANDING - 06/28/19		\$10,000,000
CURRENT BONDS OUTSTANDING		\$10,000,000

**RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Revenue Bonds, Series 2019

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2019				
7/25/19	1	QGS Development, Inc.	Pay Application: 197195000001 - Construction through 05/31/19	\$ 55,168.80
7/25/19	3	Hopping, Green & Sams	Invoice: 107696 - Prepare and finalize construction contract	\$ 1,825.10
7/25/19	4	Absolute Engineering, Inc.	Invoice: 20033 - Engineering through 05/26/19	\$ 470.00
7/25/19	5	Heath Construction & Management, LLC	Invoices: 147, 168, 176, 187 & 198 - Construction Management 04/01/19 to 06/15/19	\$ 15,000.00
7/29/19	2	QGS Development, Inc.	Pay Application: 197195000002 - Construction through 06/30/19	\$ 111,826.23
8/15/19	6	JMBI Real Estate, LLC	Reimburse construction costs paid by Developer	\$ 560,897.54
8/15/19	7	Heath Construction & Management, LLC	Invoices: 222 & 233 - Construction Management 06/16/19 to 07/15/19	\$ 6,000.00
8/15/19	8	Hopping, Green & Sams	Invoice: 108306 - preparation assignment of construction contracts and research of contract requirements	\$ 910.00
8/15/19	9	Atlantic TNG, LLC	Construction Materials per Change Order 1	\$ 28,665.50
8/20/19	10	Ridgewood, LLC	Reimburse construction costs paid by Developer	\$ 27,821.98
8/20/19	11	QGS Development, Inc.	Pay Application: 197195000003 - Construction through 07/31/19	\$ 472,770.22
8/20/19	12	Hopping, Green & Sams	Invoice: 108856 - legal services regarding certificates of insurance and assignment of construction funding agreement	\$ 290.00
8/20/19	13	Atlantic TNG, LLC	Construction Materials per Change Order 2	\$ 37,054.00
8/20/19	14	Fortiline, Inc.	Construction Materials per Change Order 3	\$ 105,808.34
8/20/19	15	Atlantic TNG, LLC	Construction Materials per Change Order 4	\$ 25,482.00
8/20/19	16	Ullrich's Pitcher Pump	Invoices: 106695, 106696, 106697, 106698, 106802, 106803, 106804, 106805, 106806 - Well Materials	\$ 22,195.00
8/20/19	17	Absolute Engineering, Inc.	Invoices: 20066 & 20078 - Site Permitting & Construction Staking Engineering Services - July 2019	\$ 15,612.04
8/27/19	18	Republic Services	Invoices: 0696-000184944 & 0696-000819251 - Constuction Removal Services	\$ 20,073.35
9/6/19	19	Absolute Engineering, Inc.	Invoices: 20049 & 20059 - Site permitting and construction staking engineering costs	\$ 16,792.18
9/6/19	20	Atlantic TNG, LLC	Construction Materials per Change Order 5 & 8	\$ 41,439.00
9/6/19	21	Forterra Pipe & Precast, LLC	Construction Materials per Change Order 6	\$ 190,321.92
9/6/19	22	Fortiline, Inc.	Construction Materials per Change Order 7	\$ 36,642.00
9/6/19	23	Horner Environmental Professionals, Inc.	Invoice: 215860 - Environmental Project Services - July 2019	\$ 1,237.50
9/6/19	24	Greenberg Traurig, P.A.	Invoice: 5151421 - Traid Reimbursement	\$ 1,042.50
9/6/19	25	Ridgewood, LLC	Invoices: 241, 251 & 259 - Construction Management 07/16/19 to 08/31/19	\$ 9,000.00
9/6/19	26	Hopping, Green & Sams	Invoice: 109405 - preparation of notice to proceed	\$ 326.50
9/6/19	27	Greenland Services, LLC	Invoice: 18227 - Demolition services 06/25/19 to 07/23/19	\$ 49,958.16
9/16/19	28	QGS Development, Inc.	Pay Application: 197195000004 - Construction through 08/31/19	\$ 382,121.84
9/25/19	29	Atlantic TNG, LLC	Construction Materials per Change Order 9	\$ 3,063.00
9/25/19	30	Forterra Pipe & Precast, LLC	Construction Materials per Change Order 10 & 11	\$ 50,290.16
9/25/19	31	Fortiline, Inc.	Construction Materials per Change Order 12	\$ 2,911.60
9/25/19	32	Absolute Engineering, Inc.	Invoices: 20081 & 20083 - Site Permitting & Construction Services - August 2019	\$ 38,056.19
TOTAL				\$ 2,331,072.65
Fiscal Year 2019				
6/28/19		Transfer to Escrow		\$ (2,235,000.00)
7/1/19		Interest		\$ 1,032.26
8/1/19		Interest		\$ 10,424.54
9/1/19		Interest		\$ 8,169.96
TOTAL				\$ (2,215,373.24)
Project (Construction) Fund at 06/28/19				\$ 8,585,600.00
Interest/Transfers thru 09/30/19				\$ (2,215,373.24)
Requisitions Paid thru 09/30/19				\$ (2,331,072.65)
Remaining Project (Construction) Fund				\$ 4,039,154.11

**RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Revenue Bonds, Series 2019

Date	Requisition #	Contractor	Description	Requisition
Fiscal Year 2020				
10/24/19	33	Ridgewood, LLC	Invoice: 268 - Construction Management 09/01/19 to 09/15/19	\$ 3,000.00
10/24/19	34	QGS Development, Inc.	Pay Application: 197195000005 - Construction through 09/30/19	\$ 319,260.24
10/24/19	35	Fortiline, Inc.	Construction Materials per Change Order 13	\$ 186,269.20
10/24/19	36	Ridgewood, LLC	Invoice: 278 - Construction Management 09/16/19 to 09/30/19	\$ 3,000.00
10/24/19	37	Fortiline, Inc.	Construction Materials per Change Order 14	\$ 21,413.80
10/29/19	38	Hillsborough County BOCC	For Final Plat Submittal	\$ 1,120.00
10/28/19	39	Fortiline, Inc.	Invoice: 4738984 - Construction Materials per Change Order 15	\$ 11,769.80
10/28/19	40	Forterra Pipe & Precast, LLC	Invoices: 11699540, 11699643, 11699915 & 11699929 - Construction Material Purchases	\$ 23,288.00
10/28/19	41	Ridgewood, LLC	Invoice: 296 - Construction Management 10/01/19 to 10/15/19	\$ 3,000.00
10/29/19	42	Hillsborough County BOCC	For Construction Plan Submittal	\$ 5,950.00
11/8/19	43	QGS Development, Inc.	Pay Application: 197195000006 - Construction through 10/31/19	\$ 614,389.54
11/13/19	44	Ridgewood, LLC	Invoice: 306 - Construction Management 10/16/19 to 10/31/19	\$ 3,000.00
11/20/19	45	Absolute Engineering, Inc.	Invoice: 020125 - Construction Staking and Platting for Oct 2019	\$ 53,392.23
11/20/19	46	Absolute Engineering, Inc.	Invoice: 020124 - Site permitting and Landscape & Irrigation for Oct 2019	\$ 9,509.30
11/15/19	47	EPC of Hillsborough County	For Wastewater Permit - Cook Parcel	\$ 590.00
11/15/19	48	Hillsborough County Health Department	For Water Permit - Cook Parcel	\$ 860.00
11/15/19	49	Hillsborough County BOCC	For Engineering Fee - Cook Parcel	\$ 5,330.00
11/15/19	50	Hillsborough County BOCC	For ROW Permit Fee - Cook Parcel	\$ 1,425.00
11/18/19	51	Absolute Engineering, Inc.	Invoice: 20103 - Site Permitting & Rezoning Application for Sept 2019 - Cook Parcel	\$ 3,802.84
11/18/19	52	Absolute Engineering, Inc.	Invoice: 20126 - Construction Administration & Reimbursable Expenses for Oct 2019 - Cook Parcel	\$ 956.54
11/18/19	53	Absolute Engineering, Inc.	Invoice: 20123 - Site Permitting & Reimbursable Expenses for Oct 2019 - Cook Parcel	\$ 1,879.60
11/18/19	54	Ridgewood, LLC	Reimbursement for Absolute Engineering Invoice: 20064 - Review and Filing Fees - Cook Parcel	\$ 11,050.00
11/18/19	55	Ridgewood, LLC	Reimbursement for Sun Plumbing invoice 42660, South Florida Water Management App 785976 & Hillsborough Cnty Health Dep - Cook Parcel	\$ 4,248.25
11/18/19	56	JMBI Real Estate, LLC	Reimbursement for Hamilton Engineering, Faulkner Engineering and Absolute Engineering - Cook Parcel	\$ 99,379.30
11/22/19	57	Ridgewood, LLC	Invoice: 316 - Construction Management 11/1/19 to 11/15/19	\$ 3,000.00
11/25/19	58	Forterra Pipe & Precast, LLC	Construction Materials per Change Order 17	\$ 2,824.00
12/4/19	59	Horner Environmental Professionals, Inc.	Invoice: 216089 - Environmental Project Services - Sept/October 2019	\$ 5,672.50
12/4/19	60	QGS Development, Inc.	Pay Application: 197195000007 - Construction through 11/30/19	\$ 541,963.73
12/6/19	61	Ridgewood, LLC	Invoice: 327 - Construction Management 11/16/19 to 11/30/19	\$ 3,000.00
12/2/19	62	Hillsborough County BOCC	For Plat Review - Cook Parcel	\$ 1,120.00
12/17/19	63	Hopping, Green & Sams	Invoice: 111382 - Project Construction Services	\$ 2,747.50
12/12/19	64	Absolute Engineering, Inc.	Invoice: 020143 - Construction Staking & Platting for November 2019 - Cook Parcel	\$ 13,752.60
12/12/19	65	Absolute Engineering, Inc.	Invoice: 020142 - Construction Staking, Platting & Surveying for November 2019	\$ 24,848.44
12/12/19	66	Ullrich's Pitcher Pump	Invoice: 0107799 - Ridgewood Development - Pump & Well services - Cook Parcel	\$ 12,950.00
12/19/19	67	Ridgewood, LLC	Invoice: 337 - Construction Management 12/1/19 to 12/15/19	\$ 3,000.00
12/30/19	69	Forterra Pipe & Precast, LLC	Construction Materials per Change Order 18	\$ 10,945.28
12/30/19	70	Fortiline, Inc.	Invoices: 4814513, 4814526 & 4814543 - Construction Materials per Change Order 19	\$ 26,161.00
TOTAL				\$ 2,039,868.69
Fiscal Year 2020				
10/1/19		Interest		\$ 6,145.77
11/1/19		Interest		\$ 4,872.63
11/15/19		Transfer to Construction		\$ 2,030,000.00
12/1/19		Interest		\$ 4,322.53
TOTAL				\$ 2,045,340.93
Project (Construction) Fund at 09/30/19				\$ 4,039,154.11
Interest/Transfers thru 12/31/19				\$ 2,045,340.93
Requisitions Paid thru 12/31/19				\$ (2,039,868.69)
Remaining Project (Construction) Fund				\$ 4,044,626.35

SECTION 3



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Proposal/Request for CO

<u>Proposal Submitted To:</u>	<u>Work To Be Performed At</u>
To: Rhodine Road North CDD c/o Governmental Management Services Central Fla., LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801 Attention: Jill Burns	Rhodine Road Subdivision North Side of Rhodine Rd., East of U.S. Hwy. 301, W. of Balm Riverview Rd. Riverview, FL (QGS Job #19-7195)
Date: November 14, 2019	Proposal/Request for CO No.: 1 Revised

We hereby propose to provide the following:

Muck Excavation

- 1) Rim Ditch Around Area, Dewater, Temp
Bridge – Per Attached..... \$129,817.12
- 2) Excavation and Backfill & Compaction -
Per Attached..... \$249,452.65

Total Proposal/Request for CO \$379,269.77

Notes:

Billing Based on Field Measurements (as applicable).
Add 30 Days (Previous Delay) and an Additional 25 Days to Contract for
Completion of this Work.
See Additional Notes Attached.

The above work to be completed:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.
The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE OF PROPOSAL / REQUEST FOR CHANGE ORDER

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: [Signature]
Owner or Representative

Date: 11/16/19

Signature: [Signature]
QGS Development, Inc.

Date: 11/14/19



QGS DEVELOPMENT, INC.
1450 S. Park Road
Plant City, FL 33566
Office 813-634-3326
FAX 813-634-1733

To: Cassidy Homes		Contact: Rennie Heath			
Address: 346 East Central Ave. Winter Haven, FL 33880		Phone:			
		Fax:			
Project Name: Rhodine Road Muck Excavation		Bid Number: 201902147000			
Project Location: Rhodine Road, Riverview, FL		Bid Date: 8/16/2019			
Item #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
EW-003	Rim Ditch Around Muck Area	1.00	LS	\$22,297.26	\$22,297.26
SP-100	Dewatering Muck Area	1.00	LS	\$86,342.65	\$86,342.65
SC-300	Temp Bridge	1.00	LS	\$21,177.21	\$21,177.21

Total Bid Price: \$129,817.12

Notes:

- Disposal Not Known at this time. Additional Money needed.
- Onsite Fill may require Import.

ACCEPTED:

The above prices, specifications and conditions are satisfactory and hereby accepted.

Buyer: _____

Signature: _____

Date of Acceptance: _____

CONFIRMED:

QGS Development, Inc

James Maxwell

Authorized Signature:

Estimator: James Maxwell
813-634-3326 ext. 232
jmaxwell@qgsdevelopment.com



QGS DEVELOPMENT, INC.
1450 S. Park Road
Plant City, FL 33566
Office 813-634-3326
FAX 813-634-1733

To: Cassidy Homes		Contact: Rennie Heath			
Address: 346 East Central Ave. Winter Haven, FL 33880		Phone:			
		Fax:			
Project Name: Rhodine Road Muck Excavation		Bid Number: 201902147000			
Project Location: Rhodine Road, Riverview, FL		Bid Date: 10/8/2019			
Item #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
EW-015	Excavation Of Muck Will Be Billed On Actual Days Worked Not To Exceed 30 Days	20.00	DY	\$5,226.67	\$104,533.40
EW-015	Backfill & Compaction With Fill From Onsite Excavation Will Be Billed On Actual Days Worked Not To Exceed 30 Days	25.00	DY	\$5,796.77	\$144,919.25

Total Bid Price: \$249,452.65

Notes:

- Onsite Fill may require import.
- Will be billed on Actual Days worked not to exceed 30 Days
- This bid does not include removal or disposal of muck offsite. Muck will be stockpiled onsite disposal and removal will be determined at later date.

ACCEPTED: The above prices, specifications and conditions are satisfactory and hereby accepted. Buyer: _____ Signature: _____ Date of Acceptance: _____	CONFIRMED: QGS Development, Inc <i>James Maxwell</i> Authorized Signature: Estimator: James Maxwell 813-634-3326 ext. 232 jmaxwell@qgsdevelopment.com
---	--

SECTION 4



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Proposal/Request for CO

Proposal Submitted To:

Work To Be Performed At

To: Rhodine Road North CDD
c/o Governmental Management
Services Central Fla., LLC
135 W. Central Blvd., Suite 320
Orlando, FL 32801
Attention: Jill Burns

Rhodine Road Subdivision
North Side of Rhodine Rd., East of U.S.
Hwy. 301, W. of Balm Riverview Rd.
Riverview, FL
(QGS Job #19-7195)

Date: December 2, 2019

Proposal/Request for CO No.: 5

We hereby propose to provide the following:

- 1) TECO Crossings (Material Provided by TECO):
Machine Trench and Install TECO Crossings,
1,740 lf @ \$6.45/lf \$11,223.00
 - 2) Irrigation / Owners Crossings (Material Provided by QGS):
Machine Trench, Provide and Install 380 lf of 2" and 4" Crossings
@ \$9.49/lf \$ 3,606.20
- Sub Total..... \$14,829.20
Plus P&P Bond Increase \$ 148.29
Total Proposal/Request for CO \$14,977.49

Notes: Billing Based on Field Measurements.

The above work to be completed:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE OF PROPOSAL / REQUEST FOR CHANGE ORDER

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: [Signature]
Owner or Representative

Date: 12/2/19

Signature: [Signature]
QGS Development, Inc.

Date: 12/2/19



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

<u>Proposal Submitted To:</u>	<u>Work To Be Performed At</u>
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
Date: November 21, 2019	Deductive Material CO No.: 17

We hereby provide the following for Owner Direct Material Purchases:

1) Forterra – Per Attached Invoice..... (\$2,824.00)

Total Deductive Material CO (\$2,824.00)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.
The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: Wark H. A.
Owner or Representative

Date: 11/21/19

Signature: J. G. S.
QGS Development, Inc.

Date: November 21, 2019

RHODINE ROAD SUBDIVISION (JOB #19-7195)**FORTERRA**

	CDD PO 4	\$268,362.80
	CDD PO 5	\$10,585.92
	TOTAL CDD PO'S:	\$278,948.72

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
----------	-----------	-------------	------------

11702317	10/16/2019	<u>\$2,824.00</u>	\$12,224.64
	Total	\$2,824.00	

Approved by Denise T. / QGS Dev.,
Inc. (jg 11/21/19)

Total Invoices To Date
\$266,724.08

INVOICE



WWW.FORTERRABP.COM

Ship To:
(FL) RHODINE ROAD SUBDIVISION
11650 RHODINE RD
RIVERVIEW FL 33579

Bill To:
RHODINE ROAD NORTH CDD
c/o QGS DEVELOPMENT INC
1450 S PARK RD
Plant City FL 33566

RECEIVED

OCT 22 2019

BY: *[Signature]*

Remit To:
Forterra Pipe & Precast, LLC
PO BOX 842481
DALLAS TX 75284-2481

Invoice Date	Page Number
16-OCT-19	1 of 1
Invoice Number	
11702317	
Sales Contract	Customer Number
10984609	10035058
Customer Order	
197195-004 CDD	



Date	Plant	BOL No	Description	Qty	Unit	Unit price	Extended Price
16-OCT-19	10621	3025119	MISC				
			30" RUBBER GASKET PROFILE (98 1/2) 30/carton	10	EACH	.00	.00
			P-R-030"-PFL-CL-3-B WALL-096" ✓	80	LINEAR FEET	35.30 ✓	2,824.00
			STRUCTURE TOTAL				2,824.00
			MATERIAL SUB-TOTAL				2,824.00
Term: NET 30 DAYS				Total Qty	90	Sales Tax:	.00
FEIN# 54-0179210		Customer Service# 469-458-7973 credit@forterrabp.com		Take Discount of .00	IF PAID ON OR BEFORE NO DAY 11 15		AMOUNT DUE 2,824.00

[Signature]
11/11/19



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

<u>Proposal Submitted To:</u>	<u>Work To Be Performed At</u>
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
Date: December 18, 2019	Deductive Material CO No.: 18

We hereby provide the following for Owner Direct Material Purchases:

1) Forterra – Per Attached Invoices (\$10,945.28)

Total Deductive Material CO (\$10,945.28)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: [Signature]
Owner or Representative

Date: 12/19/19

Signature: [Signature]
QGS Development, Inc.

Date: December 18, 2019

RHODINE ROAD SUBDIVISION (JOB #19-7195)

FORTERRA		
	CDD PO 4	\$268,362.80
	CDD PO 5	\$10,585.92
	TOTAL CDD PO'S:	\$278,948.72

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
----------	-----------	-------------	------------

11705158	10/31/2019	\$7,753.28	\$4,471.36
----------	------------	------------	------------

11705667	11/4/2019	<u>\$3,192.00</u>	\$1,279.36
----------	-----------	-------------------	------------

Total:		\$10,945.28	
---------------	--	--------------------	--

Approved by Denise T. / QGS Dev.,
Inc. (jg 12/18/19)

Total Invoices To Date
\$277,669.36

2694

INVOICE



WWW.FORTERRABP.COM

Ship To:
(FL) RHODINE ROAD SUBDIVISION
11650 RHODINE RD
RIVERVIEW FL 33579

Bill To:
RHODINE ROAD NORTH CDD
c/o QGS DEVELOPMENT INC
1450 S PARK RD
Plant City FL 33566

NOV 12 2019

Remit To:
Forterra Pipe & Precast, LLC
PO BOX 842481
DALLAS TX 75284-2481

Invoice Date	Page Number
31-OCT-19	1 of 1
Invoice Number	
11705158	
Sales Contract	Customer Number
10984609	10035058
Customer Order	
197195-006 CDD	



Date	Plant	BOL No	Description	Qty	Unit	Unit price	Extended Price
31-OCT-19	10605	3031572	MISC				
			18" PROFILE GASKET (3/4 "X396CC)	28	EACH	.00	.00
			ME-18"-PFL-4:1-RCP-SPGT-96"	2	EACH	252.48	504.96
			P-R-018"-PFL-CL-3-B	208	LINEAR	16.21	
			WALL-096"-----GRANITE MIX		FEET		3,371.68
			STRUCTURE TOTAL				3,876.64
31-OCT-19	10605	3031573	MISC				
			18" PROFILE GASKET (3/4 "X396CC)	28	EACH	.00	.00
			ME-18"-PFL-4:1-RCP-BELL-96"	2	EACH	252.48	504.96
			P-R-018"-PFL-CL-3-B	208	LINEAR	16.21	
			WALL-096"-----GRANITE MIX		FEET		3,371.68
			STRUCTURE TOTAL				3,876.64
			MATERIAL SUB-TOTAL				7,753.28
Term: NET 30 DAYS				Total Qty	476	Sales Tax:	.00
FEIN# 54-0179210		Customer Service# 469-458-7973 credit@forterrabp.com		Take Discount of	IF PAID ON OR BEFORE	AMOUNT DUE	
				.00	NO DAY 11 30	7,753.28	

11/22/19

1694

INVOICE



WWW.FORTERRABP.COM

Ship To:
(FL) RHODINE ROAD SUBDIVISION
11650 RHODINE RD
RIVERVIEW FL 33579

Bill To:
RHODINE ROAD NORTH CDD
c/o QGS DEVELOPMENT INC
1450 S PARK RD
Plant City FL 33566

NOV 12 2019

Remit To:
Forterra Pipe & Precast, LLC
PO BOX 842481
DALLAS TX 75284-2481

Invoice Date	Page Number
04-NOV-19	1 of 1
Invoice Number	
11705667	
Sales Contract	Customer Number
10984609	10035058
Customer Order	
197195-004 CDD	



Date	Plant	BOL No	Description	Qty	Unit	Unit price	Extended Price
04-NOV-19	10612	3032792	MISC				
			FE-36"--SGL--RCP-BELL-GT ✓	1	EACH	1,596.00	✓ 1,596.00
			FE-36"--SGL--RCP-SPGT-GT ✓	1	EACH	1,596.00	✓ 1,596.00
			STRUCTURE TOTAL				3,192.00
			MATERIAL SUB-TOTAL				3,192.00
Term: NET 30 DAYS				Total Qty	2	Sales Tax:	.00
FEIN# 54-0179210		Customer Service# 469-458-7973 credit@forterrabp.com		Take Discount of	IF PAID ON OR BEFORE	AMOUNT DUE	
				.00	NO DAY 12 04	3,192.00	

Handwritten signature

11/22/19



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

<hr/>	
Proposal Submitted To:	Work To Be Performed At
<hr/>	
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
<hr/>	
Date: December 18, 2019	Deductive Material CO No.: 19

We hereby provide the following for Owner Direct Material Purchases:

1) Fortiline – Per Attached Invoices (\$26,161.00)

Total Deductive Material CO (\$26,161.00)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: _____ Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: W. K. [Signature]
Owner or Representative

Date: 12/19/19

Signature: Joey [Signature]
QGS Development, Inc.

Date: December 18, 2019

RHODINE ROAD SUBDIVISION (JOB #19-7195)

FORTILINE		
	CDD PO 1	\$417,201.26
	TOTAL CDD PO'S:	\$417,201.26

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
----------	-----------	-------------	------------

4814513	12/3/2019	\$13,736.00	\$38,650.52
4814526	12/3/2019	\$6,300.00	\$32,350.52
4814543	12/4/2019	<u>\$6,125.00</u>	\$26,225.52
	Total:	\$26,161.00	

Approved by QGS / Denise Thomas (jg
12/18/19)

Total Inv's To Date
\$390,975.74

2148



INVOICE

INVOICE NUMBER: 4814513
BILL OF LADING:
INVOICE DATE: 12/03/19
DUE DATE: 1/03/20

7025 Northwinds Dr. NW
Concord, NC 28027
Payment Inquiries 704-788-9800

RECEIVED
DEC 09 2019
BY: _____

Please Remit Payment To:
Fortiline, Inc.
PO Box 744053
Atlanta, GA 30384-4053
Federal Tax ID# 57-0819190

Warehouse:
FORTILINE TAMPA
1031 S. 86TH STREET
TAMPA, FL 33619
Telephone: 813-626-7770

SOLD TO
7000 1 MB 0.428 E0158X 10288 D5597975673 S2 P6963951 0001:0002

SHIP TO



RHODINE ROAD NORTH CDD
C/O QGS DEVELOPMENT, INC.
1450 S PARK RD
PLANT CITY FL 33566-8100

RHODINE ROAD NORTH CDD
RHODINE RD. SUBDIVISION
N.RHODINE RD. EAST OF US301
WEST OF BALM RIVERVIEW RD.
RIVERVIEW, FL 33578

BRANCHING	FROM CONTRACT	ORDER NO	SHIPPING METHOD	ORDERED NO	TERMS		
020	4647803	4814513	Our Truck	224106	NET 30 DAYS		
NO.197195-001 CDD							
RHODINE RD. CDD		RHODCDD		M.M	1/03/20		
12/03/19							
PRODUCT NO	DESCRIPTION	UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
125X360FFRL	12.5'X360' FILTER FABRIC 500SY NONWOVEN BID LINE # 00320	RL	36	32 ✓	0	295.0000	9,440.00 ✓
6SGWBT	6" SGW BLIND TEE 0641AA BID LINE # 00370	EA	82	66 ✓	16	16.0000	1,056.00 ✓
ADS0674AG	6" N12 CLEANOUT 0674AG BID LINE # 00380	EA	82	60 ✓	22	54.0000	3,240.00 ✓

NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

AMOUNT DUE	\$13,736.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$13,736.00

2148



a MORSCO company

INVOICE

RECEIVED

DEC 09 2019

BY: _____

INVOICE NUMBER: 4814526
 BILL OF LADING:
 INVOICE DATE: 12/03/19
 DUE DATE: 1/03/20

Please Remit Payment To:
 Fortiline, Inc.
 PO Box 744053
 Atlanta, GA 30384-4053
 Federal Tax ID# 57-0819190

Warehouse:
 FORTILINE TAMPA
 1031 S. 86TH STREET
 TAMPA, FL 33619
 Telephone: 813-626-7770

7025 Northwinds Dr. NW
 Concord, NC 28027
 Payment Inquiries 704-788-9800

SOLD TO
 7000 1 MB 0.428 E0150 I0289 D5597975683 S2 P6963951 0002:0002



RHODINE ROAD NORTH CDD
 C/O QGS DEVELOPMENT, INC.
 1450 S PARK RD
 PLANT CITY FL 33566-8100

SHIP TO

RHODINE ROAD NORTH CDD
 RHODINE RD. SUBDIVISION
 N.RHODINE RD. EAST OF US301
 WEST OF BALM RIVERVIEW RD.
 RIVERVIEW, FL 33578

BRANCH NO	FROM CONTRACT	ORDER NO	SHIPMENT NO	CUS ORDER NO	TERM		
020	4847803	4814526	Our Truck	224106	NET 30 DAYS		
PROJECT		REMARKS	DATE	DATE	DATE		
NO.197195-001 CDD		RHODINE RD. CDD	RHODCDD	M.M	1/03/20		
					12/03/19		
PRODUCT NO	DESCRIPTION	UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
6SWP100S	6"X100' SGW PIPE PERF W/SOCK ✓ BID LINE # 00310	FT	12800	3600 ✓	9200	1.7500	✓ 6,300.00

NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
 SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
 ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

AMOUNT DUE	\$6,300.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$6,300.00

INVOICE NUMBER: 4814543
BILL OF LADING:
INVOICE DATE: 12/04/19
DUE DATE: 1/04/20

Please Remit Payment To:
Fortiline, Inc.
PO Box 744053
Atlanta, GA 30384-4053
Federal Tax ID# 57-0818180

Warehouse:
FORTILINE TAMPA
1031 S. 86TH STREET
TAMPA, FL 33619
Telephone: 813-626-7770

7025 Northwinds Dr. NW
Concord, NC 28027
Payment Inquiries 704-788-9800

SOLD TO
1881 1 MB 0.428 E0118X 10233 D5602554123 S2 P6967369 0001:0001

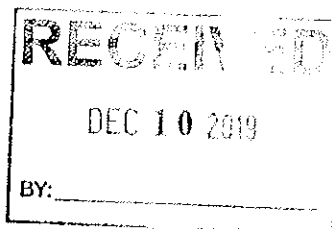
SHIP TO



RHODINE ROAD NORTH CDD
C/O QGS DEVELOPMENT, INC.
1450 S PARK RD
PLANT CITY FL 33566-8100

RHODINE ROAD NORTH CDD
RHODINE RD. SUBDIVISION
N.RHODINE RD. EAST OF US301
WEST OF BALM RIVERVIEW RD.
RIVERVIEW, FL 33578

BRANCH NO	FROM CONTRACT	ORDER NO	SHIPMENT NO	CUSTOMER NO	TERMS			
020	4647803	4814543	Our Truck	224106	NET 30 DAYS			
NO.197195-001 CDD		RHODINE RD. CDD		RHODCDD				
M.M		1/04/20		12/04/19				
PRODUCT NO	DESCRIPTION		UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
6SWP100S	6"X100' SGW PIPE PERF W/SOCK BID LINE # 00310		FT	9200	3500✓	5700	1.7500	6,125.00
<div>RECEIVED DEC 10 2019 BY: _____</div>								



NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

AMOUNT DUE	\$6,125.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$6,125.00



QGS Development, Inc.
 1450 S. Park Road, Plant City, FL 33566
 (813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

Proposal Submitted To:	Work To Be Performed At
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
Date: January 9, 2020	Deductive Material CO No.: 20

We hereby provide the following for Owner Direct Material Purchases:

1) Fortiline – Per Attached Invoices (\$12,599.00)

Total Deductive Material CO (\$12,599.00)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: _____ Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.
 The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: _____
 Owner or Representative

Date: 1/13/20

Signature: _____
 QGS Development, Inc.

Date: January 9, 2020

RHODINE ROAD SUBDIVISION (JOB #19-7195)**FORTILINE**

	CDD PO 1	\$417,201.26
	CDD PO 1R (Cook Parcel) (Added 1/2/20)	\$18,073.00
	TOTAL CDD PO'S:	\$435,274.26

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
-----------------	------------------	--------------------	-------------------

4814570	12/6/2019	\$7,744.00	\$36,554.52
4818391	12/9/2019	<u>\$4,855.00</u>	\$31,699.52
	Total:	\$12,599.00	

Approved by QGS / Denise Thomas (jg
1/9/20)

Total Inv's To Date
\$403,574.74

INVOICE

7025 Northwinds Dr. NW
Concord, NC 28027
Payment Inquiries 704-788-9800

RECEIVED

DEC 16 2019

BY: _____

INVOICE NUMBER: 4814570
BILL OF LADING:
INVOICE DATE: 12/06/19
DUE DATE: 1/08/20

Please Remit Payment To:
Fortiline, Inc.
PO Box 744053
Atlanta, GA 30384-4053
Federal Tax ID# 67-0819190

Warehouse:
FORTILINE TAMPA
1031 S. 86TH STREET
TAMPA, FL 33619
Telephone: 813-626-7770

SOLD TO
3047 1 MB 0.428 ED284X 10464 D5813321127 S2 P6974743 0001:0001

SHIP TO



RHODINE ROAD NORTH CDD
C/O QGS DEVELOPMENT, INC.
1450 S PARK RD
PLANT CITY FL 33566-8100

RHODINE ROAD NORTH CDD
RHODINE RD. SUBDIVISION
N.RHODINE RD. EAST OF US301
WEST OF BALM RIVERVIEW RD.
RIVERVIEW, FL 33578

BRANCH NO	FROM CONTRACT	ORDER NO	SHIPPING METHOD		CUSTOMER NO		TERMS	
020	4847803	4814570	Our Truck		224106		NET 30 DAYS	
PO NO	JOB NAME		JOB NO		GLS	DUE DATE	SHIP DATE	
NO.197195-001 CDD	RHODINE RD. CDD		RHODCDD		M.M	1/08/20	12/06/19	
PRODUCT NO	DESCRIPTION		UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
SGWBT	6" SGW BLIND TEE 0641AA BID LINE # 00370		EA	16	16	0	16.0000	256.00
DS0674AG	6" N12 CLEANOUT 0674AG BID LINE # 00380		EA	22	22	0	54.0000	1,188.00
SWP100S	6"X100' SGW PIPE PERF W/SOCK BID LINE # 00310		FT	5700	3600	2100	1.7500	6,300.00

AMOUNT DUE	\$7,744.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$7,744.00

RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

INVOICE

INVOICE

DEC 16 2019

7025 Northwinds Dr. NW
Concord, NC 28027
Payment Inquiries 704-788-9800

INVOICE NUMBER: 4818391
BILL OF LADING:
INVOICE DATE: 12/09/19
DUE DATE: 1/09/20

Please Remit Payment To:
Fortiline, Inc.
PO Box 744053
Atlanta, GA 30384-4053
Federal Tax ID# 57-0819190

Warehouse:
FORTILINE TAMPA
1031 S. 86TH STREET
TAMPA, FL 33619
Telephone: 813-626-7770

SOLD TO
2300 1 MB 0.428 E0082X I0155 D5621135077 S2 P6980467 0001:0001

SHIP TO



RHODINE ROAD NORTH CDD
C/O QGS DEVELOPMENT, INC.
1450 S PARK RD
PLANT CITY FL 33566-8100

RHODINE ROAD NORTH CDD
RHODINE RD. SUBDIVISION
N.RHODINE RD. EAST OF US301
WEST OF BALM RIVERVIEW RD.
RIVERVIEW, FL 33578

BRAND NO	FROM CONTRACT	CDD# NO	SHIP FROM TRUCK	CUSTOMER NO	TERMS		
020	4847803	4818391	Our Truck	224108	NET 30 DAYS		
PO NO	PO NAME	PO NO	PO NO	PO NO	SHIP DATE		
NO.197195-001 CDD	RHODINE RD. CDD	RHODCDD	M.M	1/09/20	12/08/19		
PRODUCT NO	DESCRIPTION	UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
3SWP100S	6"X100' SGW PIPE PERF W/sock BID LINE # 00310 ✓	FT	2100	2100	0	1.7500	✓ 3,675.00
I25X360FFRL	12.5'X360' FILTER FABRIC 500SY NONWOVEN BID LINE # 00320 ✓	RL	4	4	0	295.0000	✓ 1,180.00
<div></div>							

Handwritten signature

AMOUNT DUE	\$4,855.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$4,855.00

NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

Handwritten signature



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

<u>Proposal Submitted To:</u>	<u>Work To Be Performed At</u>
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
Date: January 13, 2020	Deductive Material CO No.: 21

We hereby provide the following for Owner Direct Material Purchases:

1) Fortiline – Per Attached Invoices (\$15,355.00)

Total Deductive Material CO (\$15,355.00)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.
The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: [Signature]
Owner or Representative

Date: 1/13/20

Signature: [Signature]
QGS Development, Inc.

Date: January 13, 2020

RHODINE ROAD SUBDIVISION (JOB #19-7195)**FORTILINE**

	CDD PO 1	\$417,201.26
	CDD PO 1R (Cook Parcel) (Added 1/2/20)	\$18,073.00
	TOTAL CDD PO'S:	\$435,274.26

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
4731167	12/19/2019	\$89.00	\$31,610.52
4731402	12/19/2019	\$1,739.00	\$29,871.52
4831812	12/23/2019	\$7,121.00	\$22,750.52
4831825	12/23/2019	\$1,794.00	\$20,956.52
4831829	12/23/2019	\$5,152.00	\$15,804.52
4837971	1/3/2020	<u>(\$540.00)</u>	\$16,344.52
Total:		\$15,355.00	

Approved by QGS / Denise Thomas (jg
1/13/20)

Total Inv's To Date
\$418,929.74



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

<u>Proposal Submitted To:</u>	<u>Work To Be Performed At</u>
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
Date: January 23, 2020	Deductive Material CO No.: 22

We hereby provide the following for Owner Direct Material Purchases:

1) Atlantic TNG – Per Attached Invoice..... (\$1,307.00)

Total Deductive Material CO (\$1,307.00)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: [Signature]
Owner or Representative

Date: 1/23/20

Signature: [Signature]
QGS Development, Inc.

Date: January 23, 2020

RHODINE ROAD SUBDIVISION (JOB #19-7195)**ATLANTIC TNG**

CDD PO 2	\$150,806.00
CDD PO 3	\$644.00
TOTAL CDD PO'S:	\$151,450.00

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
----------	-----------	-------------	------------

127177	1/3/2020	<u>\$1,307.00</u>	\$14,439.50
	Total:	<u>\$1,307.00</u>	

Total Inv's To Date
\$137,010.50

424



Atlantic TNG, LLC

PO Box 729 • Sarasota, FL 34230
Phone • (941) 355-2988
Fax • (941) 351-3765

Invoice

Date	Invoice #
1/3/2020	127177

Bill To
Rhodine Road North CDD C/O QGS 1450 S. Park Road Plant City, FL 33566

Ship To
Rhodine Road Subdivision Hillsborough County PO# 197195-002 CDD Call Before Loading Contact: Matt 813-323-3532

RECEIVED

JAN 13 2020

BY: _____

Delivery Date	Total Weight	Terms
1/3/2020	12900	Net 30

Structure	Quantity	Description	Weight	Rate	Amount
LSTS	1 ✓	15" Lift Station Top Slab ✓	12900	1,307.00 ✓	1,307.00
	1 ✓	96" Diameter Single Offset Gasket			

[Handwritten signature]

	Subtotal	\$1,307.00
	Sales Tax (0.0%)	\$0.00
	Balance Due	\$1,307.00

[Handwritten signature]
1/16/20



QGS Development, Inc.
1450 S. Park Road, Plant City, FL 33566
(813) 634-3326 ■ Fax (813) 634-1733

Deductive Material CO

<hr/>	
Proposal Submitted To:	Work To Be Performed At
<hr/>	
To: Rhodine Road North CDD c/o GMSCF, LLC 135 W. Central Blvd., Suite 320 Orlando, FL 32801	Rhodine Road Subdivision Riverview, FL
<hr/>	
Date: January 23, 2020	Deductive Material CO No.: 23

We hereby provide the following for Owner Direct Material Purchases:

1) Fortiline – Per Attached Invoices (\$4,426.00)

Total Deductive Material CO (\$4,426.00)

The above and attached work to be completed for:

*****As Indicated Above*****

With payments made as follows: Per Contract

Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

The Purchaser: Hereby agrees that the contractor shall, at any time after ten (10) days of Purchaser's default in payment as hereby above provided, have the right to place liens and hire attorneys for the collection of the past due amount. All costs in collection and the additional cost of 10% APR interest will be due.

Note this proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specific. Payment will be made as outlined above.

Signature: 

Date: 1/23/20

Signature: 
QGS Development, Inc.

Date: January 23, 2020

RHODINE ROAD SUBDIVISION (JOB #19-7195)**FORTILINE**

	CDD PO 1	\$417,201.26
	CDD PO 1R (Cook Parcel) (Added 1/2/20)	\$18,073.00
	TOTAL CDD PO'S:	\$435,274.26

INV. NO.	INV. DATE	INV. AMOUNT	PO BALANCE
----------	-----------	-------------	------------

4831822	12/27/2019	\$826.00	\$15,518.52
---------	------------	----------	-------------

4840238	1/10/2020	<u>\$3,600.00</u>	\$11,918.52
---------	-----------	-------------------	-------------

Total:		<u>\$4,426.00</u>	
--------	--	-------------------	--

Approved by QGS / Denise Thomas (jg
1/23/20)

Total Inv's To Date
\$423,355.74

2142

FORTILINE

WATERWORKS



a MORSCO company

INVOICE

INVOICE NUMBER: 4831822
BILL OF LADING:
INVOICE DATE: 12/27/19
DUE DATE: 1/29/20

7025 Northwinds Dr. NW
Concord, NC 28027
Payment Inquiries 704-788-9800

RECEIVED

JAN 06 2020

BY: _____

Please Remit Payment To:

Fortiline, Inc.
PO Box 744053
Atlanta, GA 30384-4053
Federal Tax ID# 57-0819190

Warehouse:

FORTILINE TAMPA
1031 S. 88TH STREET
TAMPA, FL 33619
Telephone: 813-626-7770

SOLD TO

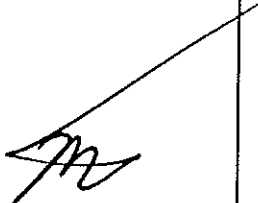
2356 1 MB 0.428 E0029X R0042 D5690072161 S2 P7023491 0001:0001

SHIP TO



RHODINE ROAD NORTH CDD
CAO QGS DEVELOPMENT, INC.
RHODINE ROAD NORTH CDD
1450 S PARK RD
PLANT CITY FL 33566-8100

RHODINE ROAD NORTH CDD
NORTH SIDE OF RHODINE RD, EAST
OF US HWY301,
WEST OF BALM RIVERVIEW RD.
RIVERVIEW, FL 33568

QUANTITY	ITEM CONTRACT	ORDER NO	SHIP METHOD	CUSTOMER NO		TERMS		
020	4831808	4831822	Our Truck	224108		NET 30 DAYS		
PHONE		JOB NAME		DATE		DATE		
197195B-001CDD		RHODINE RD WEST		M.M		1/29/20		
		RHODWST				12/27/19		
PRODUCT NO	DESCRIPTION		UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
	CASING							
1224CS	12"X24" SS CASING SPACER CTRD		EA	8	8	0	86.0000	688.00
1224CES	12"X24" CASING END SEALS BID LINE # 00520		EA	2	2	0	69.0000	138.00
								
<div></div>								

NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

AMOUNT DUE	\$826.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$826.00

Handwritten signature and date: 1/26/20

1148

FORTILINE

WATERWORKS

a MORSCO company



INVOICE

RECEIVED

JAN 14 2020

BY: _____

INVOICE NUMBER: 4840238

BILL OF LADING:

INVOICE DATE: 1/10/20

DUE DATE: 2/08/20

Please Remit Payment To:

Fortiline, Inc.

PO Box 744053

Atlanta, GA 30384-4053

Federal Tax ID# 57-0819190

Warehouse:

FORTILINE TAMPA

1031 S. 86TH STREET

TAMPA, FL 33619

Telephone: 813-626-7770

7025 Northwinds Dr. NW

Concord, NC 28027

Payment Inquiries 704-788-9800

SOLD TO

2121 1 MB 0.428 E0377X I0694 D5730508687 S2 P7053487 0001:0001

SHIP TO

RHODINE ROAD NORTH CDD
NORTH SIDE OF RHODINE RD, EAST
OF US HWY301,
WEST OF BALM RIVERVIEW RD.
RIVERVIEW, FL 33568

RHODINE ROAD NORTH CDD
C/O QGS DEVELOPMENT, INC.
RHODINE ROAD NORTC CDD
1450 S PARK RD
PLANT CITY FL 33566-8100

BRAND NO	FROM CONTRACT	ORDER NO	SHIPPING METHOD	CUSTOMER NO	TERMS			
020	4831808	4840238	Our Truck	224108	NET 30 DAYS			
FORM		JOB NAME	ENTRY	STN	DOC DATE	SHIP DATE		
197195B-001CDD		RHODINE RD WEST	RHODWST	M.M	2/08/20	1/08/20		
PRODUCT NO	DESCRIPTION		UOM	ORDERED	SHIPPED	BACK ORDERED	UNIT PRICE	EXTENDED PRICE
24CASE25	24"X.25" STEEL CASING PIPE BID LINE # 00500		FT	60	60 ✓	0	60.0000	3,600.00
<div></div>								

NO RETURNS ACCEPTED WITHOUT PRIOR AUTHORIZATION. AUTHORIZED RETURNS ARE SUBJECT TO RESTOCKING FEES.
SPECIAL ORDER ITEMS ARE NOT RETURNABLE. ALL CLAIMS MUST BE FILED WITH THE CARRIER.
ALL SALES ARE SUBJECT TO THE TERMS AND CONDITIONS OF SALE PRINTED ON THIS PAGE AND THE BACK OF PAGE ONE.

AMOUNT DUE	\$3,600.00
TAX	\$0.00
FREIGHT	\$0.00
FUEL SURCHG / OTH	\$0.00
TOTAL DUE	\$3,600.00

dsa
1/14/20

SECTION 5

Requisition	Payee/Vendor	Amount
38	Hillsborough County BOCC	\$ 1,120.00
39	Fortline, Inc.	\$ 11,769.80
40	Forterra Pipe & Precast, LLC	\$ 23,288.00
41	Ridgewood, LLC	\$ 3,000.00
42	Hillsborough County BOCC	\$ 5,950.00
43	QGS Development, Inc.	\$ 614,389.54
44	Ridgewood, LLC	\$ 3,000.00
45	Absolute Engineering, Inc.	\$ 53,392.23
46	Absolute Engineering, Inc.	\$ 9,509.30
47	EPC of Hillsborough County	\$ 590.00
48	Hillsborough County Health Department	\$ 860.00
49	Hillsborough County BOCC	\$ 5,330.00
50	Hillsborough County BOCC	\$ 1,425.00
51	Absolute Engineering, Inc.	\$ 3,802.84
52	Absolute Engineering, Inc.	\$ 956.54
53	Absolute Engineering, Inc.	\$ 1,879.60
54	Ridgewood, LLC	\$ 11,050.00
55	Ridgewood, LLC	\$ 4,248.25
56	JMBI Real Estate, LLC	\$ 99,379.30
57	Ridgewood, LLC	\$ 3,000.00
58	Forterra Pipe & Precast, LLC	\$ 2,824.00
59	Horner Environmental Professionals, Inc.	\$ 5,672.50
60	QGS Development, Inc.	\$ 541,963.73
61	Ridgewood, LLC	\$ 3,000.00
62	Hillsborough County BOCC	\$ 1,120.00
63	Hopping Green & Sams	\$ 2,747.50
64	Absolute Engineering, Inc.	\$ 13,752.60
65	Absolute Engineering, Inc.	\$ 24,848.44
66	Ullrich's Pitcher Pump	\$ 12,950.00
67	Ridgewood, LLC	\$ 3,000.00
68	Hub International Midwest, Ltd.	\$ 22,581.00
71	Absolute Engineering, Inc.	\$ 2,679.99
72	Faulkner Engineering Services, Inc.	\$ 9,804.00
73	QGS Development, Inc.	\$ 893,068.06
74	Ridgewood, LLC	\$ 3,000.00
75	Hillsborough County BOCC	\$ 195.00
76	Horner Environmental Professionals, Inc.	\$ 2,308.60
77	Lincks & Associates, Inc.	\$ 660.00
78	Absolute Engineering, Inc.	\$ 48,908.49
79	Absolute Engineering, Inc.	\$ 17,695.45
80	Fortline, Inc.	\$ 12,599.00
81	Fortline, Inc.	\$ 15,355.00
82	Ridgewood, LLC	\$ 3,000.00
83	Atlantic TNG, LLC	\$ 1,307.00

84

Fortline, Inc.

\$ 4,426.00

TOTAL

\$ 2,507,406.76