

*Shingle Creek
Community Development District*

Agenda

August 5, 2024

AGENDA

Shingle Creek

Community Development District

219 E. Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

July 29, 2024

Board of Supervisors
Shingle Creek Community
Development District

Dear Board Members:

The meeting of the Board of Supervisors of the Shingle Creek Community Development District will be held **Monday, August 5, 2024 at 11:30 a.m. at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, FL 33896.** Following is the advance agenda for the regular meeting:

1. Roll Call
2. Public Comment Period
3. Organizational Matters
 - A. Appointment of Individuals to Fulfill Vacancies in Seats #1, #2, #4 & #5
 - B. Administration of Oaths of Office to Newly Appointed Board Members
 - C. Election of Officers
 - D. Consideration of Resolution 2024-04 Electing Officers
4. Approval of Minutes of the June 3, 2024 Meeting
5. Consideration of Agreement for Professional Engineering Services with Dewberry Engineers, Inc.
6. Ratification of Agreement for Fiscal Year 2023 Auditing Services with Grau & Associates
7. Review and Acceptance of Fiscal Year 2023 Audit Report
8. Ratification of Temporary Access Easement Agreement with Doris Ochoa & Edgar Roa
9. Consideration of Proposals for Directional Bores for Lighting Repairs
10. Staff Reports
 - A. Attorney
 - i. Memorandum Regarding Recently Enacted Legislation
 - B. Engineer
 - i. Presentation of Annual Engineer's Report
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
 - iii. Adoption of District Goals & Objectives
 - iv. Approval of Meeting Schedule for Fiscal Year 2025
 - v. Presentation of Series 2015 Arbitrage Rebate Calculation Report
11. Other Business
12. Supervisor's Requests
13. Adjournment

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please contact me.

Sincerely,

Jeremy LeBrun

Jeremy LeBrun
District Manager

Cc: Jan Carpenter, District Counsel
David Reid, District Engineer

Enclosures

SECTION III

SECTION D

RESOLUTION 2024-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE

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

WHEREAS, the Board of Supervisors of the District (“Board”) desires to elect the Officers of the District.

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

Section 1. _____ is elected Chairperson.

Section 2. _____ is elected Vice Chairperson.

Section 3. _____ is elected Secretary.

Section 4. _____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary
_____ is elected Assistant Secretary.

Section 5. _____ is elected Treasurer.

Section 6. _____ is elected Assistant Treasurer.
_____ is elected Assistant Treasurer.

Section 7. This Resolution shall become effective immediately upon its adoption. **PASSED AND ADOPTED** this 5th day of August, 2024.

ATTEST:

SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chairperson/Vice-Chairperson

MINUTES

**MINUTES OF MEETING
SHINGLE CREEK
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Shingle Creek Community Development District was held on Monday, **June 3, 2024** at 11:30 a.m. at the Oasis Club at ChampionsGate 1520 Oasis Club Blvd. ChampionsGate, FL.

Present and constituting a quorum:

Rob Bonin	Chairman
Adam Morgan	Vice Chairman
Mark Revell	Assistant Secretary

Also present were:

Jeremy LeBrun	District Manager, GMS
Kristen Trucco	District Counsel, LLEB
Dave Reid <i>by phone</i>	District Engineer
Alan Scheerer	Field Manager

FIRST ORDER OF BUSINESS

Roll Call

Mr. LeBrun called the meeting to order and called the roll at 11:47 a.m.

Mr. LeBrun: We have three Board members present so we have a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. LeBrun: There are no members of the public present, just Board and staff.

THIRD ORDER OF BUSINESS

Organizational Matters

- A. Appointment of Individuals to Fulfill Vacancies in Seats #1, #2, #4 & #5**
- B. Administration of Oaths of Office to Newly Appointed Board Members**
- C. Election of Officers**
- D. Consideration of Resolution 2024-02 Electing Officers**

Mr. LeBrun: Similar to the last meeting, we are still looking for candidates to fill seats 1, 2, 4, and 5. We have not been made aware of any candidates issuing those seats so we continue to

table that. Coming up on the general election, those seats will also be available for people to qualify, so keep an eye out for any seats that qualify.

FOURTH ORDER OF BUSINESS

Approval of Minutes of the April 1, 2024 Meeting

Mr. LeBrun: Item four is approval of the minutes from the April 1, 2024 meeting. Are there any comments, corrections, or changes to the minutes?

Mr. Morgan: Everything looks good. I will make a motion to accept.

On MOTION by Mr. Morgan, seconded by Mr. Bonin, with all in favor, the Minutes of the April 1, 2024 Meeting, were approved.

FIFTH ORDER OF BUSINESS

Ranking of Proposals for District Engineering Services and Selection of District Engineer

Mr. LeBrun: As the Board is aware, our current District Engineer plans to resign to take on projects that are newer in their portfolio. The District advertised an RFQ for engineering services, per state statute. We sent them out to engineering firms directly and advertised in the newspaper, we received one response to that RFQ. Their response is included in your agenda packet and was from Dewberry. Dewberry is the one who responded and met those qualifications. Normally we would go through a ranking process with multiple candidates, but since we have just one, we still have to do the ranking sheet and rank Dewberry. I wanted to let the Board know we did just have one response.

Mr. Morgan: I make a motion to vote as a Board, since Dewberry was the only one who responded, give them full points in all categories moving forward.

Mr. LeBrun: One thing I do want to point out is that they were not a certified minority business enterprise.

Mr. Morgan: Take those points off.

Mr. LeBrun: Okay, so we have full points in all areas, except for that certified minority business enterprise. That gives them a total score of 95. That has them ranked as the number one firm. If the Board is okay with it, we need a motion to rank Dewberry as the #1 ranked firm based on the RFQ and then authorize staff to send a Notice of Intent to Award to Dewberry and also

On MOTION by Mr. Morgan, seconded by Mr. Bonin, with all in favor, Resolution 2024-03 Imposing Special Assessments and Certifying an Assessment Roll, was approved.

Mr. LeBrun: Can I get a motion to close the public hearing?

On MOTION by Mr. Morgan, seconded by Mr. Bonin, with all in favor, Closing the Public Hearing, was approved.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

i. Memorandum Regarding Annual Reminder on Florida Laws for Public Officials

Ms. Trucco: Since the last Board meeting, we have been working on cross checking the HOA map that was prepared, versus the CDD map that was prepared. You will recall there were several older deeds and transfers that occurred within the CDD. We are trying to make sure that everything that needs to be in the CDD’s name is in their name by deed and everything in the HOA’s name is in their deed too. The District Engineer team sat down with the HOA representative and the developer that came up with the maps. Right now we’ve got a list of tracts, and we’re working on finalizing that, which will be sent over to the developer representative to confirm they don’t have any objection to it. After that is finalized, we will order title work on those remaining tracts that will be conveyed to the CDD and there will be some conveyance documents back on the agenda. The only other thing I want to talk to you about is this annual reminder memorandum for public officials. We do this for all of our CDDs. It’s just a reminder to our CDD Supervisors of laws that apply to you in the State of Florida. I think everyone on this Board has heard my spiel before, but I would just encourage you to read through this. It talks about gifts law, misuse of Public Positions law, voting conflicts, Sunshine Law, and Public Records Law. Please read through it, and if you have any questions please reach out to me.

B. Engineer

Mr. LeBrun: Next is engineer, Dave?

Mr. Reid: We are wrapping up our annual reports this month and that'll do it. If there are any questions give me a call.

C. District Manager's Report

i. Approval of Check Register

Mr. LeBrun: On page 102 you will see the check register. General Fund, you have checks 885 through 904 and from payroll 50046 through 50048 checks. The total for the check register is \$195,428.68. I can take any questions, if not, I would be looking for a motion to approve the check register.

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

ii. Balance Sheet and Income Statement

Mr. LeBrun: Behind that is your balance sheet and income statement, these are your unaudited financials through April 30, 2024. There is no action required on the Board's part.

iii. Presentation of Arbitrage Rebate Calculation Report for the Series 2019 Bonds

Mr. LeBrun: The report is in there; basic summary is there is no arbitrage rebate needed so that's the good news. That just details the calculations and shows the Board that there's no tax liability, which is good news. I just need a motion to approve that report as presented.

On MOTION by Mr. Morgan, seconded by Mr. Bonin, with all in favor, Accepting the Arbitrage Rebate Calculation Report for the Series 2019 Bonds, was approved.

iv. Presentation of Number of Registered Voters – 873

Mr. LeBrun: As of April 15, there are 873 registered voters within the District, I'm required to report that annually. That just lets the Board know when they have triggered that 250 resident 6 year criteria for the transitions.

Mr. Morgan: And we still have no one interested?

Mr. LeBrun: Correct. As of now we do not, which actually transitions well into our next item.

v. General Election Qualifying Period and Procedures

Mr. LeBrun: The qualifying period starts noon on Monday, June 10, 2024 through noon on Friday, June 14, 2024. All interested electors have to qualify through the Supervisor of Elections during that period, so the District manager will monitor that to see if anyone qualifies for those open seats. Also there is a landowner seat that will be up for election in 2024. That is seat number three, which is currently Adam Morgan’s seat. So that will be the landowner elected seat coming here in November and we’ll set that time and day up. The other ones will be through the general election. Any questions on that?

EIGHTH ORDER OF BUSINESS

Other Business

Mr. LeBrun: Is there any other business to discuss? Hearing no comments, we will move on to the next item.

NINTH ORDER OF BUSINESS

Supervisor’s Requests

There being no comments, the next item followed.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Morgan: I will make a motion to adjourn.

On MOTION by Mr. Morgan, seconded by Mr. Bonin, with all in favor, the meeting was adjourned.

Secretary / Assistant Secretary

Chairman / Vice Chairman

SECTION V

AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES

THIS AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES (the “Agreement”), is made and entered into and effective as of _____, 2024, by and between the **SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, whose mailing address is c/o Governmental Management Services – Central Florida, LLC, 219 E. Livingston Street, Orlando, Florida, 32801 (the “District”), and **DEWBERRY ENGINEERS, INC.**, a Florida corporation, whose principal address is 8401 Arlington Blvd., Suite 1, Fairfax, Virginia 22031 (the “Engineer”).

WITNESSETH:

WHEREAS, the District is a local unit of special-purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, *Florida Statutes* (the “Act”), by Osceola County (the “County”);

WHEREAS, the District is authorized to plan, finance, construct, install, acquire and/or maintain improvements, facilities and services in conjunction with the development of the lands within the District;

WHEREAS, pursuant to Chapter 190, *Florida Statutes*, and Section 287.055, *Florida Statutes*, the District solicited proposals from qualified engineering firms to provide professional engineering services on a continuing basis to the District and the District’s Board of Supervisors (the “Board”) selected the Engineer;

WHEREAS, the District intends to employ the Engineer to perform engineering, surveying, planning, landscaping, construction administration, environmental management, permitting and financial and economic studies, and other services defined by separate Work Authorizations as applicable; and

WHEREAS, the Engineer serves as the District's professional representative in each service or project to which this Agreement applies and will give consultation and advice to the District during the performance of its services.

NOW, THEREFORE, for and in consideration of the mutual covenants herein contained the acts and deeds to be performed by the parties, and the payments by the District to the Engineer of the sums of money herein specified, it is mutually covenanted and agreed as follows:

1. Scope of Services.
 - (a) The Engineer will provide general engineering services including:
 1. Preparation and presentation of any necessary or desirable reports and applications.

2. Attendance by Jason Alligood, PE, or such other representative of Engineer approved by the District Manager or Chairman, at meetings of the District's Board, upon request by the District Manager or Chairman.
3. Meeting, negotiating and/or communicating with necessary parties to effectuate the issuance of bonds, production of special reports, feasibility studies or the completion of other tasks, or the coordination and completion of capital improvement or maintenance projects.
4. Professional administration, consultations and/or opinions concerning capital improvements, property or maintenance projects or tasks within the District (including but not limited to: work related to water management system, master utilities, preserved wetlands, roadways, amenity facilities, golf facilities, park facilities and any other public improvement authorized by Chapter 190, *Florida Statutes*).
5. Performance of any other duties related to the provision of infrastructure and services as requested by the District's Board.

(b) In connection with any capital improvement projects of the District, the Engineer shall prepare (or cause to be prepared) or review construction drawings and specifications applicable to the type of work being undertaken. In these instances, the Engineer's duties will also include rendering assistance in the drafting of forms, proposals/bids and contracts, issuance of certificates of construction, completion and payment, assisting with and/or supervising the bidding processes, and any other activity required by the District's Board.

(c) The Engineer shall, when requested by the District's Board, provide general services during the construction phase of certain projects including, but not limited to:

1. Periodic visits to the site or full-time construction management services, as directed by the District.
2. Processing of contractors' pay estimates.
3. Final inspection and requested certificates for construction including the final certification of construction, and certification of readiness for conveyances to the District in accordance with the development plans for the District.
4. Consultation and advice during construction, including performing all roles and actions required of any construction contract between the District and any contractor(s) in which Engineer is named as District's representative or "Engineer."
5. Any other activity related to construction as authorized/directed by the District's Board.

(d) With respect to the maintenance of District facilities or improvements, the Engineer shall render such services as authorized in writing by the District. The Engineer shall also perform engineering, surveying, planning, landscaping, construction administration, environmental management, permitting and financial and economic studies, as defined and directed by the District and separate Work Authorizations, as applicable.

(e) Engineer attests to the accuracy of all statements made in the proposal submitted to the District attached hereto as **Exhibit "A."** In the event of any conflict between the terms herein and the terms in any exhibit attached hereto, the terms herein shall control.

2. Method of Authorization. Each additional service or project not specified in Paragraph 1 herein shall be authorized in writing by the District. Such written authorization shall be incorporated in a "Work Authorization" or proposal which shall include the scope of work, compensation, project schedule, and special provisions or conditions specific to the service or project being authorized (the "Work Authorization"). Every Work Authorization authorized by the District is subject to the terms herein and Work Authorizations shall be at the sole option of the District.

3. Compensation. It is understood and agreed that the payment of compensation for services under this Agreement shall be stipulated in each Work Authorization and/or per the hourly compensation rates outlined in **Exhibit "B"** attached hereto. In the event of any conflict between the terms herein and the terms in any exhibit attached hereto, the terms herein shall control.

4. Reimbursable Expenses. Reimbursable expenses consist of actual expenditures, without mark-up or multiplier, made by the Engineer, its employees, or its consultants in the interest of the project and include the incidental costs listed as follows:

(a) Expenses of transportation and living when traveling in connection with a project, for long distance calls and facsimiles, and for fees paid for securing approval of authorities having jurisdiction over the project. All expenditures shall be made in accordance with Chapter 112, *Florida Statutes*, and with the District's travel policy.

(b) Expense of reproduction, acquisition, postage and handling of drawings and specifications.

5. Special Consultants and Subcontractors. When authorized in writing by the District, additional special consulting services may be utilized by Engineer and paid for on a cost basis without mark-up or multiplier. If the Engineer desires to employ subcontractors in connection with the performance of its services under this Agreement:

(a) Engineer shall obtain written consent of the District's Board and nothing contained in the Agreement shall create any contractual relationship between the District and any subcontractor; however, it is acknowledged that the District is an intended third-party beneficiary

of the obligations of the subcontractors related to the services performed pursuant to this Agreement.

(b) Engineer shall coordinate the services of any subcontractors and remain fully responsible under the terms of this Agreement; Engineer shall be and remain responsible for the quality, timeliness and coordinate of all services furnished by the Engineer and/or its subcontractors.

(c) All subcontracts shall be written. Each subcontract shall contain a reference to this Agreement and shall incorporate the terms and condition of this Agreement to the full extent applicable to the portion of the services covered thereby. Each subcontractor must agree, for the benefit of the District, to be bound by such terms and conditions.

6. Books and Records. Subject to any longer time periods required under Paragraph 16 herein, Engineer shall maintain comprehensive books and records relating to any services performed under this Agreement for a period of at least four (4) years from and after the completion of any such services. The District, or its authorized representative, shall have the right to audit such books and records at all reasonable times upon prior notice to Engineer.

7. Ownership of Documents.

(a) All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creations, inventions, reports, or other tangible work product originally developed by Engineer pursuant to this Agreement (the "Work Product") shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

(b) The Engineer shall deliver all Work Product to the District upon completion thereof unless it is necessary for Engineer, in the District's sole discretion, to retain possession for a longer period of time. Upon early termination of Engineer's services hereunder, Engineer shall deliver all such Work Product whether complete or not. The District shall have all rights to use any and all Work Product. Engineer shall retain copies of the Work Product for its permanent records, provided the Work Product is not used without the District's prior express written consent. Engineer agrees not to recreate any Work Product contemplated by this Agreement, or portions thereof, which if constructed or otherwise materialized, would be reasonably identifiable with the District's project. If said work product is used by the District for any purpose other than that purpose which is intended by this Agreement, the District shall indemnify Engineer from any and all claims and liabilities which may result from such re-use, in the event Engineer does not consent to such use.

(c) The District exclusively retains all manufacturing rights to all materials or designs developed under this Agreement. To the extent the services performed under this Agreement produce or include copyrightable or patentable materials or designs, such materials or designs are work made for hire for the District as the author, creator, or inventor thereof upon creation, and the District shall have all rights therein including, without limitation, the right of reproduction, with respect to such work. Engineer hereby assigns to the District any and all rights Engineer

may have including, without limitation, the copyright, with respect to such work. The Engineer acknowledges that the District is the motivating factor for, and for the purpose of copyright or patent, has the right to direct and supervise the preparation of such copyrightable or patentable materials or designs.

8. Accounting Records. Records of the Engineer pertaining to the services provided hereunder shall be kept on a basis of generally accepted accounting principles and shall be available to the District or its authorized representative for observation or audit at mutually agreeable times.

9. Estimate of Cost. Since the Engineer has no control over the cost of labor, materials or equipment or over a contractor's(s') methods of determining prices, or over competitive bidding or market conditions, his opinions of probable cost provided as a service hereunder are to be made on the basis of his experience and qualifications and represent his best judgment as a design professional familiar with the construction industry but Engineer cannot and does not guarantee that proposals, bids, or the construction costs will not vary from opinions of probable cost prepared by him or her. If the District wishes greater assurance as to the construction costs, it shall employ an independent cost estimator at its own expense. Services to modify approved documents to bring the construction cost within any limitation established by the District will be considered additional services and justify additional fees.

10. Insurance. The Engineer shall, at its own expense, maintain insurance during the performance of its services under this Agreement, with limits of liability not less than the following:

Workers Compensation:	Statutory Requirements
General Liability	
Bodily Injury (including contractual):	\$1,000,000/\$2,000,000
Property Damage (including contractual):	\$1,000,000/\$2,000,000
Automobile Liability (if applicable):	\$1,000,000 combined single limit
Bodily Injury	
Property Damage	
Professional Liability for Errors/Omissions:	\$1,000,000

The Engineer shall provide District with a certificate evidencing compliance with the above terms and coverage and naming the District, its supervisors, staff, agents, officers and employees as additional insureds. Engineer shall provide the District with thirty (30) days' written notice of cancellation or modification of the policy. At no time shall Engineer be without insurance coverage in the above amounts.

11. Engineer's Employees; Independent Contractor Status of Engineer. All matters pertaining to the employment, supervision, compensation, promotion and discharge of any employees of entities retained by Engineer are the sole responsibility of Engineer. Engineer

shall fully comply with all applicable acts and regulations having to do with workman's compensation, social security, unemployment insurance, hours of labor, wages, working conditions and other employer-employee related subjects. The Engineer agrees that it shall bear the responsibility for verifying the employment status, under the Immigration Reform and Control Act of 1986, of all persons it employs in the performance of this Agreement.

In performing any services hereunder, Engineer shall be an independent contractor and not an employee of the District. It is further acknowledged that nothing herein shall be deemed to create or establish a partnership or joint venture between the District and Engineer. Engineer has no authority to enter into any contracts or agreements, whether oral or written, on behalf of the District without the District's Board's direction to the Engineer to specifically enter into such contracts or agreements.

12. Contingent Fee. The Engineer warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for the Engineer, to solicit or secure this Agreement and that it has not paid or agreed to pay any person, company, corporation, individual, or firm, other than a bona fide employee working solely for the Engineer, any fee, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this Agreement.

13. Audit. The Engineer agrees that the District or any of its duly authorized representatives shall, until the expiration of four years after expenditure of funds under this Agreement, have access to and the right to examine any books, documents, papers, and records of the Engineer involving transactions related to the Agreement. The Engineer agrees that payment made under the Agreement shall be subject to reduction for amounts charged thereto that are found on the basis of audit examination not to constitute allowable costs. All required records shall be maintained until an audit is completed and all questions arising therefrom are resolved, or three years after completion of all work under the Agreement.

14. Indemnification. The Engineer agrees, to the fullest extent permitted by law, to indemnify, defend, and hold the District, its supervisors, officers, agents and employees, harmless of and from any and all liabilities, claims, causes of action, demands, suits, or losses arising from the negligent acts, errors or omissions of the Engineer, Engineer's agents or employees, in the performance of professional services under this Agreement.

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

16. Public Records.

(a) Engineer understands and agrees that all documents of any kind relating to this Agreement may be public records and, accordingly, Engineer agrees to comply with all applicable provisions of Florida public records law, including but not limited to the provisions of

Chapter 119, *Florida Statutes*. Engineer acknowledges and agrees that the public records custodian of the District is the District Manager, which is currently Governmental Management Services - Central Florida, LLC (the “Public Records Custodian”). Engineer shall, to the extent applicable by law:

(i) Keep and maintain public records required by District to perform services;

(ii) Upon request by District, provide District with the requested public records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, *Florida Statutes*;

(iii) Ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the Agreement term and following the Agreement term if the Engineer does not transfer the records to the Public Records Custodian of the District; and

(iv) Upon completion of the Agreement, transfer to District, at no cost, all public records in District’s possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws.

IF THE ENGINEER HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE ENGINEER’S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE DISTRICT’S CUSTODIAN OF PUBLIC RECORDS AT (407-841-5524), OR BY EMAIL AT JLEBRUN@GMSCFL.COM, OR BY REGULAR MAIL AT 219 E. LIVINGSTON STREET, ORLANDO, FLORIDA 32801, ATTENTION: DISTRICT PUBLIC RECORDS CUSTODIAN.

17. Compliance with All Laws, Regulations, Rules and Policies.

(a) At all times, the Engineer is expected to operate in accordance with all applicable statutes, codes, permits, regulations, ordinances and orders.

(b) The Engineer hereby covenants and agrees to comply with all the rules, ordinances and regulations of governmental authorities wherein the District’s facilities are located, as said rules, etc. may specifically relate to the Engineer or it’s services provided hereunder, at the Engineer’s sole cost and expense, and the Engineer will take such action as may be necessary to comply with any and all notices, orders or other requirements affecting the services described herein as may be issued by any governmental agency having jurisdiction over the Engineer, unless specifically instructed by the District that it intends to contest such orders or requirements and that the Engineer shall not comply with the same. The Engineer shall provide immediate notice to the District of any such orders or requirements upon receipt of same.

(c) The District is a local unit of special purpose government created in accordance with the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*. The Engineer agrees to comply with all applicable requirements of the “Sunshine Law,” the “Public Records Law,” the Community Development Districts Law, and all other statutes and regulations applicable to Engineer.

18. Compliance with E-Verify System.

(a) The Engineer shall comply with and perform all applicable provisions and requirements of Section 448.095, *Florida Statutes* and Section 448.09(1), *Florida Statutes*. Accordingly, beginning on the Effective Date, to the extent required by Section 448.095, *Florida Statutes*, the Engineer shall enroll with and use the United States Department of Homeland Security’s E-Verify system to verify the work authorization status of all newly hired employees. The Engineer may terminate this Agreement immediately for cause if there is a good faith belief that the Engineer has knowingly violated Section 448.091, *Florida Statutes*.

(b) If the Engineer anticipates entering into agreements with a subcontractor for the work, the Engineer will not enter into the subcontractor agreement without first receiving an affidavit from the subcontractor regarding compliance with Section 448.095, *Florida Statutes*, and stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien. The Engineer shall maintain a copy of such affidavit for the duration of the agreement and provide a copy to the District upon request. In the event that the District has a good faith belief that a subcontractor has knowingly violated Section 448.095, *Florida Statutes*, but the Engineer has otherwise complied with its obligations hereunder, the District shall promptly notify the Engineer. The Engineer agrees to immediately terminate the agreement with the subcontractor upon notice from the District. Further, absent such notification from the District, the Engineer or any subcontractor who has a good faith belief that a person or entity with which it is contracting has knowingly violated Section 448.09(1), *Florida Statutes*, shall promptly terminate its agreement with such person or entity.

(c) By entering into this Agreement, the Engineer represents that no public employer has terminated a contract with the Engineer under Section 448.095(2)(c), *Florida Statutes*, within the year immediately preceding the date of this Agreement.

19. Controlling Law and Jurisdiction. The Engineer and the District agree that this Agreement shall be controlled and governed by the laws of the State of Florida. Any litigation arising under this Agreement shall be venued in the Circuit Court of Osceola County, Florida. **THE PARTIES HEREBY WAIVE TRIAL BY JURY AND AGREE TO SUBMIT TO THE PERSONAL JURISDICTION AND VENUE OF A COURT IN OSCEOLA COUNTY, FLORIDA.**

20. Assignment. Neither the District nor the Engineer shall assign, sublet, or transfer any rights under or interest in this Agreement without the express written consent of the other.

21. Notice.

(a) Notices required or permitted to be given under this Agreement shall be in writing, may be delivered personally or by mail, overnight delivery service, or courier service, and shall be given when received by the addressee. Notices shall be addressed as follows:

If to District: Shingle Creek Community Development
District
c/o Governmental Management Services – Central Florida,
LLC
219 E. Livingston Street
Orlando, Florida 32801
Attention: Jeremy LeBrun, District Manager
Telephone: (407) 613-2944

Copy to: Latham, Luna, Eden & Beaudine, LLP
201 S. Orange Ave., Suite 1400
Orlando, Florida 32801
Attention: Jan Albanese Carpenter, District Counsel
Telephone: (407) 481-5800

If to Engineer: Dewberry Engineers, Inc.
800 N. Magnolia Ave., Suite 1000
Orlando, Florida 32803
Attention: Rey Malave, PE
Telephone: (321) 354-9656

(b) Notwithstanding the foregoing, any notice sent to the last designated address of the party to whom a notice may be or is required to be delivered under this Agreement shall not be deemed ineffective if actual delivery cannot be made due to a change of address of the party to whom the notice is directed or the failure or refusal of such party to accept delivery of the notice. Parties may change notice address by delivering written notice by mail, overnight delivery service, or courier service to the other party and such change shall become effective when received by the addressee.

22. Termination. The District or the Engineer may terminate this Agreement without cause upon thirty (30) days' prior written notice. At such time as the Engineer receives notification of the intent of the District to terminate the contract, the Engineer shall not perform any further services unless directed to do so by the District's Board. In the event of any termination without cause, the Engineer will be paid for services rendered to the date of termination and all reimbursable expenses incurred to the date of termination.

The District may terminate this Agreement with cause upon written notice to the Engineer. In the event of any termination for cause, Engineer shall not perform any further services for the District after Engineer's receipt of notification of termination for cause, but Engineer shall be paid for services rendered to the date of termination and all reimbursable

expenses incurred through the date of termination.

23. No Waiver. No failure by either party to insist upon the strict performance of any covenant, duty, agreement or condition of this Agreement or to exercise any right or remedy upon a breach thereof shall constitute a waiver of any such breach or of such or any other covenant, agreement, term or condition. Any party hereto, by written notice executed by such party, may, but shall be under no obligation to, waive any of its rights or any conditions to its obligations hereunder, or any duty, obligation, or covenant of any other party hereto. No waiver shall affect or alter this Agreement, but each and every covenant, agreement, term and condition of this Agreement shall continue in full force and effect with respect to any other then-existing or subsequent breach thereof.

24. No Modification. No modification, waiver, amendment, discharge or change of this Agreement shall be valid unless the same is in writing and signed by the parties against which such enforcement is or may be sought. This instrument contains the entire agreement made between the parties and may not be modified orally or in any manner other than by an agreement in writing signed by all parties hereto or their respective successors in interest.

25. Recovery of Attorneys' Fees and Costs. If either party hereto institutes an action or proceeding for a declaration of the rights of the parties the Agreement, for injunctive relief, for an alleged breach or default of, or any other action arising out of, the Agreement, or in the event any party hereto is in default of its obligations pursuant hereto, whether or not suit is filed or prosecuted to final judgment, the non-defaulting or prevailing party shall be entitled to its actual attorneys' fees and to any court costs and expenses incurred, in addition to any other damages or relief awarded.

26. Conflicts of Interest. The Engineer shall bear the responsibility for acting in the District's best interests, shall avoid any conflicts of interest and shall abide by all applicable ethical canons and professional standards relating to conflicts of interest.

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

28. Acceptance. Acceptance of this Agreement is indicated by the signature of the authorized representative of the District and the Engineer in the spaces provided below.

[Signatures provided on the following page.]

**CO-SIGNATURE PAGE TO THE AGREEMENT FOR
PROFESSIONAL ENGINEERING SERVICES**

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed the day and year first above written.

ATTEST:

**SHINGLE CREEK COMMUNITY
DEVELOPMENT DISTRICT,**
a Florida community development district

By: _____
Secretary/Asst. Secretary

By: _____
Chairman, Board of Supervisors

DEWBERRY ENGINEERS, INC., a New York
corporation

By: _____
Print: _____
Title: _____

EXHIBIT “A”

PROPOSAL

[See attached.]

REQUEST FOR QUALIFICATIONS

ENGINEERING SERVICES

Shingle Creek Community Development District

MAY 28, 2024



SUBMITTED BY

Dewberry Engineers Inc.
800 North Magnolia Avenue,
Suite 1000
Orlando, Florida 32803

SUBMITTED TO

Governmental Management Services -
Central Florida, LLC
ATTN: Mr. George S. Flint
(District Manager's Office)
219 E. Livingston Street,
Orlando, Florida 32801

May 28, 2024

Shingle Creek Community Development District
ATTN: George S. Flint
District Manager's Office c/o Governmental
Management Services-Central Florida, LLC
219 E Livingston St., Orlando, FL 32801

RE: Request for Qualifications for Engineering Services for the Shingle Creek Community Development District

Dear Mr. George S. Flint,

Our firm has put together a strong, focused, and experienced team to deliver each task under this contract efficiently and effectively. Dewberry has served as the District Engineer for over 50 Community Development Districts (CDDs) in Florida, which allows us to provide Shingle Creek with the unique experience, familiarity, and understanding of the type of services that will be requested.

Our team of technical experts are qualified to meet engineering needs in all anticipated scope areas. **Dewberry is also authorized to do business in the state of Florida in accordance of Florida law.** This team will be led by District Engineer, Rey Malavé, PE who will be Shingle Creek's primary point of contact throughout the life of this contract. Rey has 39 years of experience serving various CDDs throughout Florida, many of which have long term contracts with Dewberry. Rey will be supported by Assistant District Engineer, Joey Duncan, PE. Joey previously served as the Director of Public Works for the City of Jacksonville, and has experience in being the District Engineer on various CDDs, as well as meeting the level of service necessary for the Shingle Creek CDD.

Dewberry's Florida operation is backed by the resources and stability of a national firm and specializes in site/civil, environmental, utility infrastructure, transportation engineering, surveying, and land development services. Dewberry has 15 office locations and over 350 employees in Florida, allowing us to bring expertise, qualifications, and resources to clients throughout the state. Dewberry's depth of professional resources and expertise touches every aspect of the District's ongoing needs. **Whether the District requires 200 acres or 10,000 acres, we can offer the District a solid team built on past experience to efficiently address the associated scope of work, as well as the added depth of services involving engineering, environmental, surveying, and construction management for a full service approach.**

Dewberry currently has no conflicts with any home builder within the Shingle Creek CDD. Although our past history with numerous CDDs speaks for itself, we are committed to proving ourselves as a valuable partner to provide engineering services to the District.

It would be our privilege to serve as the District Engineer for Shingle Creek. We appreciate this opportunity to provide information about our capabilities and welcome the possibility to personally expand upon them.



Rey Malavé, PE
Associate Vice President
321.354.9656 | rmalave@dewberry.com



Joey Duncan, PE
Principal Engineer
904.423.4935 | jduncan@dewberry.com



SECTION 1: Standard Form 330

ARCHITECT – ENGINEER QUALIFICATIONS PART I – CONTRACT-SPECIFIC QUALIFICATIONS

A. CONTRACT INFORMATION

1. TITLE AND LOCATION *(City and State)*

**Request for Qualifications for Engineering Services for the Shingle Creek CDD
(Osceola County, FL)**

2. PUBLIC NOTICE DATE

May 2024

3. SOLICITATION OR PROJECT NUMBER

N/A

B. ARCHITECT-ENGINEER POINT OF CONTACT

4. NAME AND TITLE

Rey Malavé, PE

5. NAME OF FIRM

Dewberry Engineers Inc.

6. TELEPHONE NUMBER

321.354.9656

7. FAX NUMBER

N/A

8. EMAIL ADDRESS

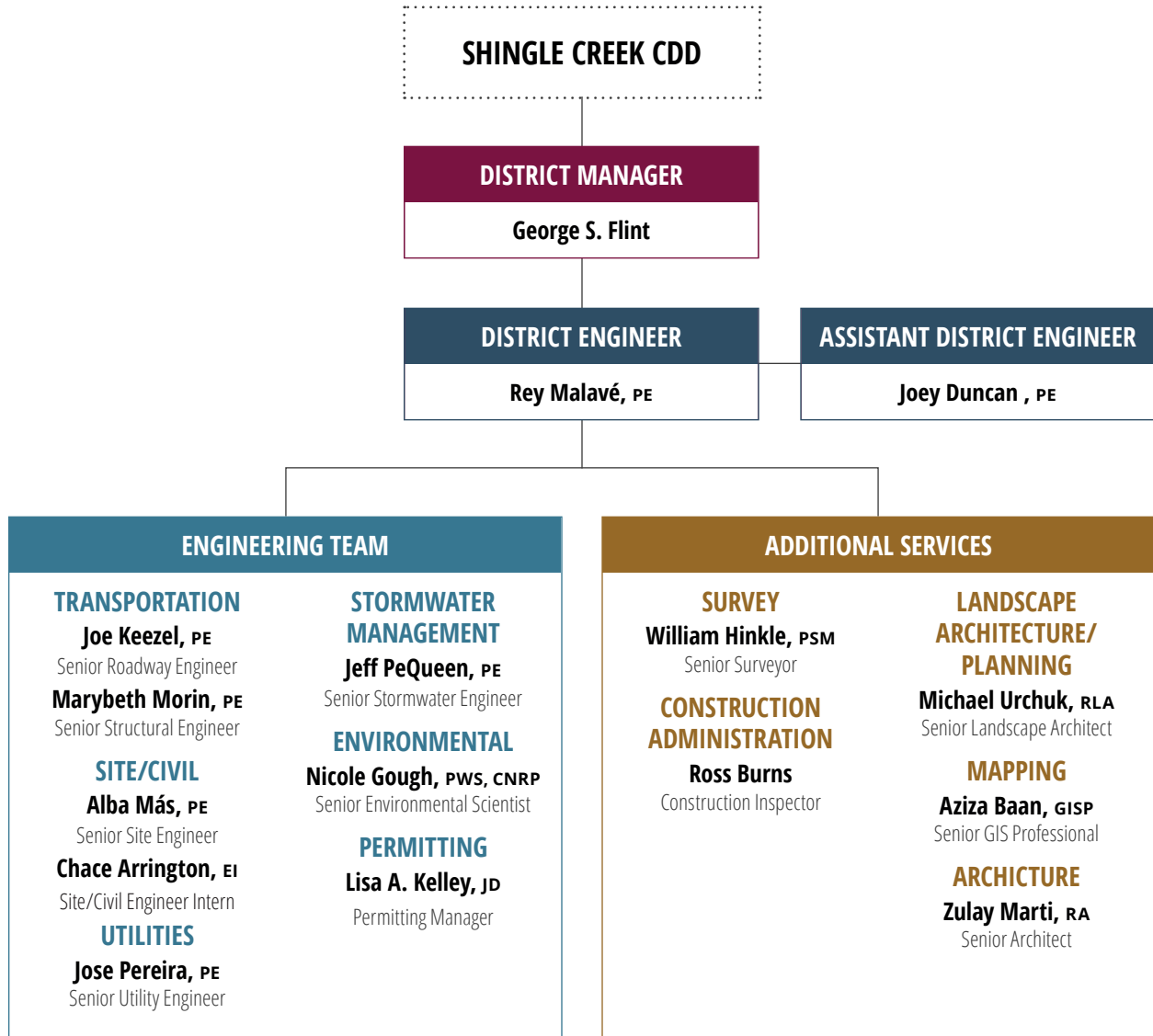
rmalave@dewberry.com

C. PROPOSED TEAM

(Complete this section for the prime contractor and all key subcontractors.)

	(Check)			9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
	PRIME	J-V PARTNER	SUBCONTRACTOR			
a.	<input checked="" type="checkbox"/>			Dewberry Engineers Inc. <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	800 North Magnolia Avenue, Suite 1000 Orlando, FL 32803	<ul style="list-style-type: none"> • District Engineer • Senior Roadway Engineer • Senior Structural Engineer • Senior Environmental Scientist • Site/Civil Engineer Intern • Senior Surveyor • Senior Landscape Architect • Senior Architect • Permitting
b.	<input checked="" type="checkbox"/>			Dewberry Engineers Inc. <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	200 West Forsyth Street, Suite 1100 Jacksonville, FL 32202	<ul style="list-style-type: none"> • Assistant District Engineer • Client Manager • Construction Inspector
c.	<input checked="" type="checkbox"/>			Dewberry Engineers Inc. <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	1479 Town Center Drive Suite D214 Lakeland, FL 33803	<ul style="list-style-type: none"> • Senior Site Engineer • Senior Stormwater Engineer • Senior GIS Professional
d.	<input checked="" type="checkbox"/>			Dewberry Engineers Inc. <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	203 Aberdeen Parkway Panama City, FL 32405	<ul style="list-style-type: none"> • Senior Utility Engineer
e.	<input checked="" type="checkbox"/>			Dewberry Engineers Inc. <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	2610 Wycliff Road, Suite 410 Raleigh, NC 27607	<ul style="list-style-type: none"> • Senior Landscape Architect

D. ORGANIZATIONAL CHART OF PROPOSED TEAM



E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Rey Malavé, PE	13. ROLE IN THIS CONTRACT District Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 45	b. WITH CURRENT FIRM 44
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> MBA/Business Administration; BS/Civil Engineering		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Engineer/FL	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Rey Malavé has 45 years of experience in civil engineering design and a diversified background in the designing and permitting of municipal infrastructure systems. His areas of expertise include stormwater management systems, sanitary sewage collection systems, water distribution systems, and site development. He has managed and participated in the planning and designing of numerous large, complex projects for public and private clients. He has extensive knowledge of permitting requirements and has developed a rapport with permitting agencies, including the Florida Department of Environmental Protection (FDEP), Florida Department of Transportation (FDOT), Southwest Florida Water Management District (SWFWMD), and other local agencies.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Dowden West CDD (Orange County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE		<input checked="" type="checkbox"/> Check if project performed with current firm
	District Engineer. Dowden West is an established CDD with multiple phases currently under development and construction. Dewberry is currently assisting the CDD with multiple improvements conveyances from the developer to the CDD and from the CDD to the County. Dewberry is also assisting the water management district in permitting transfers, and the transfer of sewer lift stations to Orange County.		
b.	Westside Haines City CDD (Winter Haven, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE		<input checked="" type="checkbox"/> Check if project performed with current firm
	District Engineer. The Westside Haines City CDD is 613.43 acres located in Winter Haven, Florida, and is expected to consist of 2,752 residential lots of various sizes for single-family lots and townhome lots with recreation/amenity areas, parks, and associated infrastructure for the various villages. Dewberry is the CDD Engineer for this project. Our services include civil engineering, permitting, roadway design, stormwater monitoring, permitting, recreational facilities, and infrastructure review reports.		
c.	Deer Run CDD (Bunnell, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE		<input checked="" type="checkbox"/> Check if project performed with current firm
	District Engineer. Dewberry serves as the current District Engineer for this +/- 602-acre Master Planned Golf Community with 749 units. Our services have included attending monthly District Board meetings, processing pay requisitions and construction pay applications, and providing general consulting services and input to the Board of Directors. Specific assignments include planning, preparing reports and plans, surveying designs, and specifications for water management systems and facilities, water and sewer systems and facilities, roads, landscaping, recreational facilities, and street lighting.		
d.	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Sarasota and Manatee Counties, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE		<input checked="" type="checkbox"/> Check if project performed with current firm
	District Engineer. Lakewood Ranch is an unincorporated 17,500-acre community in Sarasota and Manatee County. Established in 1995, there is an 8,500-acre master planned community within the ranch, consisting of seven villages with a variety of housing types and five CDDs. It contains A-rated schools, shopping, business parks, a hospital and medical center, and three different golf courses, as well as an athletic center with fitness, aquatics, and lighted tennis courts. Lakewood Ranch has over 150 miles of sidewalks and trails, community parks, lakes, and nature preserves abundant with native wildlife. As District Engineer, our services include engineering, planning, surveying, permitting, landscape architecture, owner coordination with City/County, and approval of all development and construction activities.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Joey Duncan, PE	13. ROLE IN THIS CONTRACT Assistant District Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 42	b. WITH CURRENT FIRM 1
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Jacksonville, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> MS/Engineering Management; BS/Civil Engineering		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Engineer/FL	
18. OTHER PROFESSIONAL QUALIFICATIONS <i>(Publications, Organizations, Training, Awards, etc.)</i>			

Joey brings 42 years of progressive leadership experience in program management and civil engineering for both the public and private sectors, with an emphasis on the planning, design, and construction of water and power infrastructure. He previously served as Director of Public Works for the City of Jacksonville, the largest city by land mass in the United States. In this role, he oversaw seven divisions responsible for horizontal and vertical public infrastructure across 840 square miles, with a total capital and operating budget of \$1 billion. In 2008, he guided the launch of the Jacksonville Stormwater Utility, which effectively created a new operating division with its own capital improvement plan and \$30 million in revenue. He has also served in varying management roles at JEA, Jacksonville’s utility authority, where he notably led the planning, design, and construction of the \$630 million Northside Generating Station Repowering Project, recognized by Power magazine as the 2002 Plant of the Year.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Baymeadows Improvement District (ID) (Duval County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE District Engineer. Baymeadows Improvement Districts an incorporated 580-acre master planned community located on Florida’s First Coast in the City of Jacksonville, Florida. As the CDD Engineer for the Improvement District, Dewberry’s services include engineering, surveying, permitting, owner coordination with the City’s review, and approval of construction activities. Dewberry’s services also include water and wastewater improvements and upgrades, roadway and storm sewer redesign and repair, stormwater inspections, review and upgrades, coordination of traffic issues oversight of other engineers, assistance with bidding, contractor selection, construction oversight, pay application review, and final project certification and closeout.		<input checked="" type="checkbox"/> Check if project performed with current firm
b.	National Marine Center Drainage Design, Department of Homeland Security (DHS) Customs & Border Control (CBP) (St. Augustine, FL)	2023	2024
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Engineer of Record. The project consists of a design-build effort to improve the drainage condition for the government buildings within the existing facility. Project includes topographic survey of approximately 10 acres surrounding the facility to ascertain current drainage conditions, demolition, erosion and sediment control plan, site layout plan, civil construction plans and specifications.		<input checked="" type="checkbox"/> Check if project performed with current firm
c.	Reuse and Stormwater Improvements (City of Jacksonville Beach, FL)	2023	2021
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE QA/QC and Field Engineer. Project is to increase volume of reuse water used for irrigation from the Jacksonville Beach and minimize/eliminate use of ground water for irrigation. Project includes increase storage volume on several golf course ponds, new irrigation system/layout (golf course) and piping to extend irrigation to other parks.		<input checked="" type="checkbox"/> Check if project performed with current firm
d.	Governor’s Park Water Treatment Plant, Clay County Utility Authority (CCUA) (Clay County, FL)	2023	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE CEI QA/QC. This fast-track project is to provide potable water supply and treatment to serve new development in the county near Green Cove Springs. The project includes design and construction of two 20-inch water supply wells rated for 1,770 gpm each, with modification of the existing Consumptive Use Permit, aquifer performance testing and construction services during drilling. The Interim WTP includes design of the well head equipment, aeration, ground storage, high service pumping, flow metering, and disinfection.		<input checked="" type="checkbox"/> Check if project performed with current firm

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Joe Keezel, PE	13. ROLE IN THIS CONTRACT Senior Roadway Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 27	b. WITH CURRENT FIRM 7
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> BS/Environmental Engineering		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Engineer/FL	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Joe Keezel has more than 27 years of experience designing major transportation systems and thoroughfares, working primarily on FDOT projects. He has managed several major highway projects, including a capacity project that widened a rural four-lane state highway to an urban six-lane section, replaced twin bridges, and updated drainage, signing, pavement markings, and signals. He was Project Manager for two districtwide contracts and prepared construction documents for more than 10 resurfacing, restoration, and rehabilitation projects ranging from two-lane rural to multi-lane urban. Joe also prepared several designs with limited surveys using as-built plans, right-of-way (ROW) maps and SLD's, and prepared several projects with SMART plans and letter sets, all of which have been constructed with no claims.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Manatee County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Roadway Engineer. As District Engineer, our services include water distribution, sanitary sewer collection, reuse water distribution systems, stormwater management, environmental/permitting, landscape architecture, roadway improvements, and surveys.		<input checked="" type="checkbox"/> Check if project performed with current firm
b.	West Villages ID (Sarasota County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Roadway Engineer. The West Villages Improvement District ("District") is located in the City of North Port and unincorporated Sarasota County, Florida. The District encompasses approximately 8,200 +/- acres of land within the City of North Port and 3,300 +/- acres in unincorporated Sarasota County. The services included earthwork, water and sewer facilities and infrastructure (including water treatment plants and wastewater treatment plants), stormwater management, drainage facilities, infrastructure, roadways, signalization improvements, and parking facilities.		<input checked="" type="checkbox"/> Check if project performed with current firm
c.	Continuing Engineering Services, Roadway Design, FDOT District Five (Multiple Counties, FL)	2020	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Project Manager. Through our continuing services contract with District Five, Dewberry's task work orders included intersection improvements, resurfacing, lighting, signalization, and all tasks associated with highway design projects. Our traffic design services included signing design, pavement marking design, signal warrant analysis, signalization design, lighting justification, lighting design, and traffic studies.		<input checked="" type="checkbox"/> Check if project performed with current firm
d.	General Engineering Consultant, Central Florida Expressway Authority (CFX) (Multiple Counties, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Roadway Engineer. Dewberry currently serves as a general engineering consultant to the CFX. In order to support the delivery of CFX's \$3.2 billion, five-year work plan, the scope of services that Dewberry is performing as the general engineering consultant are categorized into seven tasks: bond financing support, engineering/design support, planning support, maintenance program support, general planning, work plan support, and multimodal/transit support.		<input checked="" type="checkbox"/> Check if project performed with current firm
e.	Continuing Engineering Services (Volusia County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Transportation Project Manager. Under our continuing services contracts, our services include site/civil engineering, roadway design, trail design, construction administration, environmental/permitting, landscape architecture, signal design, and surveying and mapping.		<input checked="" type="checkbox"/> Check if project performed with current firm

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Marybeth Morin, PE	13. ROLE IN THIS CONTRACT Senior Structural Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 27	b. WITH CURRENT FIRM 25
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> BS/Civil Engineering		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Engineer/FL	
18. OTHER PROFESSIONAL QUALIFICATIONS <i>(Publications, Organizations, Training, Awards, etc.)</i>			

Marybeth Morin has 27 years of experience in the structural design of transportation structures. She is responsible for the design and plan production of projects from the preliminary stages to final design. These projects include minor grade separations, water crossings, and interchanges. She has experience in AASHTO and Florida I-Beam girders, precast-prestressed slab units, and steel I-girders. She also has experience in alternatives development, design-build work, and miscellaneous structures. Miscellaneous structures include sign structure, mast arm, noise buffer and retaining wall, box culvert, and strain pole foundation design. Marybeth is responsible for project design, coordination, and plan production.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Live Oak Lake CDD (Twin Lakes Development) (Osceola County, FL)	2019	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Structural Engineer. Live Oak Lake CDD is a multi-phased, active adult community consisting of residential units, green open space tracts with community facilities, and a community amenity center. Marybeth was responsible for the design and overseeing the construction of the vehicular bridge that crosses the existing Bullis Road, connecting the northern pool and amenity area with the remainder of the development. The bridge is a single-span FIB-36 with spread footing, which reduces vibration and cost, MSE walls with concrete drainage ditch, and splash pads for run-off. The bridge utilizes a custom railing with stone veneer, architectural finishes, and custom planters for a high-level aesthetic result.		
b.	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Manatee County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Structural Engineer. As District Engineer, our services include water distribution, sanitary sewer collection, reuse water distribution systems, stormwater management, environmental/permitting, landscape architecture, roadway improvements, and surveys.		
c.	Wekiva Parkway, Central Florida Expressway (CFX) (Orange County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Structural Engineer. The Wekiva Parkway (SR 429) is an alignment, high-speed, limited access alignment in northwest Orange County. Segment 203 extends from just north of Ponkan Road to north of Kelly Park Road, a distance of approximately 2.2 miles. The project included bridge structures over the Lake Victor floodplain, a future access road, and Kelly Park Road. A partial cloverleaf interchange was provided at Kelly Park Road. The project included modifications to several local arterials and off-site stormwater management facilities.		
d.	Suncoast Parkway 2, Section 2, FDOT Florida Turnpike Enterprise (Citrus County, FL)	2023	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Structural Engineer. This section of the Suncoast Parkway 2 Project was for the design of a new roadway located from south of Grover Cleveland Boulevard to north of CR 486, a distance of approximately 8.5 miles. This alignment project included a major intersection and several county road crossings traversing through heavily wooded areas, borrow pits, and subdivisions. Marybeth was responsible for bridge design and plans production.		
e.	Big Bend Road at I-75 Interchange Design-Build (Hillsborough County, FL)	2021	2022
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Structural Engineer. Teamed with Skanska on this \$81M design-build project, which involved the widening and reconstruction of Big Bend Road to a six-lane urban roadway from west of Covington Garden Drive to east of Simmons Loop, realignment and reconstruction of Old Big Bend Road to accommodate new interchange ramp connections with I-75, and construction of a new roundabout at the realigned intersection of Old Big Bend Road and Bullfrog Creek Road.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Alba Más, PE	13. ROLE IN THIS CONTRACT Senior Site Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 38	b. WITH CURRENT FIRM 4
15. FIRM NAME AND LOCATION (City and State) Dewberry Engineers Inc. (Lakeland, FL)			
16. EDUCATION (Degree and Specialization) BS/Civil Engineering; BA/Landscape Architecture		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Registered Professional Engineer/FL	
18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)			

Alba has worked in Florida with the public and private sectors on stormwater, water supply, land planning, and development projects. She has significant experience in permitting, design, and project management. Alba worked for 30 years at SWFWMD in the regulatory division starting in the ERP program and culminating as the Division Director for all the District Regulatory Programs. In these roles, she worked on resolution of complex permitting issues and rule development for the ERP and CUP programs as well as reducing review time frames.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	McIntosh Park Integrated Water, SWFWMD (Plant City, FL)	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
		2023	Est. 2026
a.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Executive Engineer. The McIntosh Integrated Water Project at McIntosh Preserve expands upon a previous SWFWMD project and provides the beneficial reuse of reclaimed water in lieu of surface water discharge. The project includes 172 acres of multi-purpose constructed treatment wetlands. To address the dehydration experienced by the original treatment wetland and increase treatment, this project reconfigures the original wetland cells, adds additional treatment wetlands, and includes the addition of highly treated reclaimed water for hydration of some of the wetlands. The new wetlands cells receive supplemental, make-up water from Plant City's reclaimed water system during dry periods.		
	Lake Annie Hydrological Restoration Feasibility Study, Polk Co. Parks & Natural Resources (Polk County, FL)	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
		2021-Ongoing	N/A
b.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Executive Engineer. The Dewberry team performed a watershed management study of the Peace Creek Canal. One of the alternatives identified in this report was to divert high flows from the Peace Creek Canal through a series of previously excavated areas to Lake Annie. These excavations could be constructed as created flow-through wetlands to improve habitat and provide water quality treatment while also providing other project benefits, including water storage and increased water levels in Lake Annie to meet the MFL. This project requires land acquisition or conservation easements to allow piped or channelized flow to reach the created wetlands and Lake Annie.		
	Saddle Creek, Polk County Parks and Natural Resources/SWFWMD (Polk County, FL)	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
		2020	N/A
c.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Executive Engineer. Dewberry conducted a feasibility study as part of a cooperatively funded project to update Saddle Creek conceptual alternatives based on more recent data and assess potential water quality improvements that can be achieved by developing offline water treatment best management practices (BMPs) within the floodplain. Based on direction from the County, the development of conceptual alternatives needed to rely on gravity and could not contain any mechanical pumping or chemical treatment, two common engineering and scientific approaches to maximizing treatment efficiencies to reduce pollutant loadings.		
	Turnpike Wastewater Treatment Facility Wastewater Capacity Study & Expansion Design, City of Leesburg (Lake County, FL)	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
		2023	Ongoing
d.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Executive Engineer. Dewberry provided services to determine the capacity needed for the next twenty years and designed the upgrades needed to accommodate the new capacity. Ms. Más was the lead engineer on the civil design and coordination with the Florida Department of Environmental Protection to obtain an Environmental Resource Permit for the existing and proposed future upgrades.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Chace Arrington, EI	13. ROLE IN THIS CONTRACT Site/Civil Engineer Intern	14. YEARS EXPERIENCE	
		a. TOTAL 1	b. WITH CURRENT FIRM 1
15. FIRM NAME AND LOCATION (City and State) Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION (Degree and Specialization) BS/Computer Engineering		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Registered Engineer Intern/FL	
18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)			

Chace specializes in utility engineering with a focus on water and wastewater. He also holds expertise in both civil and electrical work. Prior to joining Dewberry's Utility Management Team, he held positions in computer engineering.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	Westside Haines City CDD (Winter Haven, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm		
<p>Site/Civil Engineer Intern. The Westside Haines City CDD is 613.43 acres located in Winter Haven, Florida, and is expected to consist of 2,752 residential lots of various sizes for single-family lots and townhome lots with recreation/amenity areas, parks, and associated infrastructure for the various villages. Dewberry is the CDD Engineer for this project. Our services include civil engineering, permitting, roadway design, stormwater monitoring, permitting, recreational facilities, and infrastructure review reports.</p>			
b.	Highland Meadows CDD (Davenport, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm		
<p>Site/Civil Engineer Intern. Highland Meadows is a 263.5-acre master planned, residential community with development of 222 single family units. The community consists of CDD owned roadways, stormwater ponds and conservation areas. Dewberry has provided services to the District in the review and repair of roadways, stormwater systems, street signage, and landscape architecture improvements.</p>			
c.	Deer Run CDD (Bunnell County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm		
<p>Site/Civil Engineer Intern. Dewberry serves as the current District Engineer for this +/- 602 acre Master Planned Golf Community with 749 units. Our services have included attending monthly District Board meetings, processing of pay requisitions and construction pay applications, and providing general consulting services and input to the Board of Directors.</p>			
d.	Dowden West CDD (Orange County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm		
<p>Site/Civil Engineer Intern. Dowden West is an established CDD with multiple phases currently under development and construction. Dewberry is currently assisting the CDD with multiple improvements conveyances from the developer to the CDD and from the CDD to the County. Dewberry is also assisting the water management district in permitting transfers, and the transfer of sewer lift stations to Orange County.</p>			
e.	VillaSol CDD (Osceola County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm		
<p>Site/Civil Engineer Intern. As District Engineer, Dewberry's services include stormwater management system design, water and sewer system design, roadway design, landscaping, recreational facilities, street lighting, and inspection services. Dewberry assisted the district in instituting a proactive program for infrastructure inspection and repair to mitigate the rising cost of performing emergency repairs caused by a reactive approach.</p>			

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Jose Pereira, PE	13. ROLE IN THIS CONTRACT Senior Utility Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 35	b. WITH CURRENT FIRM 31
15. FIRM NAME AND LOCATION (City and State) Dewberry Engineers Inc. (Panama City, FL)			
16. EDUCATION (Degree and Specialization) MS/Environmental Engineering; BS/Civil Engineering		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Professional Engineer/FL	

18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)

Jose Pereira has 35 years of professional experience in the field of environmental engineering, including the design of water treatment and wastewater collection, pumping, and treatment facilities; pilot-scale and laboratory-scale treatabilities studies; and water and wastewater wet chemistry analysis. He has been actively engaged in the planning, design, construction engineering, and start-up services for numerous municipal wastewater treatment collection, pumping, and treatment systems. Many of these facilities have included innovative treatment processes such as nitrification, de-nitrification, bio-selectors, and other biological nutrient removal. To accommodate new developments, Jose has planned and designed entire wastewater collection systems that have included interceptor sewers up to 72-inches in diameter, wastewater pumping facilities, and in-system flow equalization storage basins as large as 16 million gallons.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Manatee County, FL)	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) Ongoing
a.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer. Lakewood Ranch is an unincorporated 17,500-acre community in Manatee County. Established in 1995, there is an 8,500-acre master planned community within it, consisting of seven villages with a variety of housing types and five CDDs. It contains A-rated schools, shopping, business parks, a hospital and medical center, and three different golf courses, as well as an athletic center with fitness, aquatics, and lighted tennis courts. Lakewood Ranch has over 150 miles of sidewalks and trails, community parks, lakes, and nature preserves abundant with native wildlife. As District Engineer, our services include engineering, planning, surveying, permitting, landscape architecture, owner coordination with the City/County, and approval of all development and construction activities.		
	West Villages ID (Sarasota County, FL)	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) N/A
b.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer. The West Villages Improvement District ("District") is located in the City of North Port and unincorporated Sarasota County, Florida. The District encompasses approximately 8,200 +/- acres of land within the City of North Port and 3,300 +/- acres in unincorporated Sarasota County. The services included earthwork, water and sewer facilities and infrastructure (including water treatment plants and wastewater treatment plants), stormwater management, drainage facilities, infrastructure, roadways, signalization improvements, and parking facilities.		
	Highway 390 Water/Wastewater Relocation (Panama City Beach, FL)	PROFESSIONAL SERVICES 2018	CONSTRUCTION (If applicable) N/A
c.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Project Manager. The Panama City Water and Wastewater System Relocation Project included the relocation of the city-owned utilities that conflicted with the proposed improvements to tie into the proposed utilities for the FDOT Highway 390 Widening Project. The City was required to relocate its water and wastewater infrastructure due to the FDOT Highway 390 widening project. The project included the installation of approximately 4,400 linear feet (LF) of 12-, 8-, 6- and 2-inch water mains, fire hydrants, valves, fittings, and new potable water services.		
	Wastewater Improvements (Parker, FL)	PROFESSIONAL SERVICES 2017	CONSTRUCTION (If applicable) Ongoing
d.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer. Dewberry worked with the City of Parker to inspect the city's existing wastewater system's condition and identify areas that required upgrades and replacement. Dewberry prepared a Facilities Plan with recommendations, projected costs, and priorities for improvements and assisted the City in securing funds through the SRF. The work consisted of design for approximately 7,000 LF of sewer force main replacement, 2,450 LF of directional bores, lift station upgrades, and manhole rehabilitation.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Jeff PeQueen, PE, CFM	13. ROLE IN THIS CONTRACT Senior Stormwater Engineer	14. YEARS EXPERIENCE	
		a. TOTAL 32	b. WITH CURRENT FIRM 1
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Lakeland, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> MS/Biomedical Engineering; MEE/Environmental Engineering; BS/Physics		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Engineer/FL/AL/GA/MD/PA; Certified Floodplain Manager/FL; Certified Professional Stormwater Quality/FL	
18. OTHER PROFESSIONAL QUALIFICATIONS <i>(Publications, Organizations, Training, Awards, etc.)</i>			

As a senior professional engineer, Jeff has more than 32 years of experience in site and civil engineering. His extensive experience includes stormwater analysis and design of commercial, industrial, and residential sites including both retrofits and original design and development. His project experience ranges from individual storm sewer design to regional watershed studies. Jeff has provided on-call services for both Polk County Parks and Natural Resource and Roads & Drainage Departments, as well as a long history servicing the City of Lakeland. He has managed jointly funded projects between SWFWMD, municipalities, and surrounding counties. Further experience includes engineering and production services for assessing existing structures, proposed road improvements, proposed drainage improvements, permitting support, construction support, and as-built services for the right-of-way improvements.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	McIntosh Park Integrated Water, Detailed Design Plans, SWFWMD (Plant City, FL)	2023	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Engineer. Provided technical assistance on the McIntosh Integrated Water Project at McIntosh Preserve expands upon a previous SWFWMD project and provides the beneficial reuse of reclaimed water in lieu of surface water discharge. The project includes 172 acres of multi-purpose constructed treatment wetlands. To address the dehydration experienced by the original treatment wetland and increase treatment, this project reconfigures the original wetland cells, adds additional treatment wetlands, and includes the addition of highly treated reclaimed water for hydration of some of the wetlands. The new wetlands cells receive supplemental, make-up water from Plant City's reclaimed water system during dry periods.		<input checked="" type="checkbox"/> Check if project performed with current firm
b.	Cypress Creek, Conceptual Enterprise Resource Planning (ERP), Tampa Bay Water Authority (Pasco County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Engineer. Provided technical assistance on this project which included Water Management Plan, and the Development of a Master Drainage Plan, including a detailed existing and proposed conditions model, to obtain a comprehensive for the 62-acre facility.		<input checked="" type="checkbox"/> Check if project performed with current firm
c.	American Recovery Plan (ARPA) Lake Annie, Polk County Parks and Natural Resources (Polk County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Engineer. Providing lead civil and stormwater engineering to project to enhance, improve and restore a former peat mining property into a high quality wetland providing water quality and wildlife benefits. Site was identified under an earlier study as one with high potential to assist in the overall Peace Creek Watershed Restoration.		<input checked="" type="checkbox"/> Check if project performed with current firm
d.	ARPA Lake Hamilton, Polk County Parks and Natural Resources (Polk County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Engineer. Providing lead civil and stormwater engineering to project to enhance, and improve approximately 86 acres on the west shore of Lake Hamilton. The project is near to the headwater of the Peace Creek Canal and will include environmental enhancement, wetland creation, water quality improvement and habitat creation on two currently undeveloped parcels. Site was identified under an earlier study as one with high potential to assist in the overall Peace Creek Watershed Restoration.		<input checked="" type="checkbox"/> Check if project performed with current firm

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Nicole Gough, PWS, CNRP	13. ROLE IN THIS CONTRACT Senior Environmental Scientist	14. YEARS EXPERIENCE	
		a. TOTAL 26	b. WITH CURRENT FIRM 8
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> BS/Parks and Recreation/Resource Management, Specialization in NPS Level II Law Enforcement	17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Wetland Scientist/FL; Certified Prescribed Burn Manager/FL; Certified Pesticide Applicator/FL; Certified Stormwater Management Inspector; Railroad Worker's Safety Certified; Federal Red Card		

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Nicole Gough has 26 years of experience in project management related to ecological evaluation, planning, permitting, and oversight of regional transportation and infrastructure projects, large agricultural projects, and land development. Nicole previously served as a wetlands biologist and regulatory reviewer for both the SFWMD and SJRWMD. While working with both private and public entities, Nicole has garnered extensive permitting experience in all aspects of federal, state, and local permitting, including the National Pollutant Discharge Elimination System (NPDES). Additional expertise includes threatened and endangered species surveys, wetland determinations, biology, botany, conservation biology, ecology, emergency management, Endangered Species Act compliance for Letter of Map Revision (LOMR)/Conditional Letter of Map Revision (CLOMR), GIS data collection and mapping, preparation of technical specifications and contract documents, and stakeholder coordination/facilitation.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Narcoossee CDD (Orlando, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Environmental Scientist. The Narcoossee CDD is located in Orlando, Florida, and consists of approximately 416 acres. The project is projected to have 540 single-family units, 860 multi-family units, and 278,000 square feet of retail and office space. The Narcoossee CDD encompasses the entire 416 acres and will construct, operate, and maintain infrastructure to support all of its communities. As the CDD Engineer, our services include engineering evaluations, owner coordination with the City of Orlando and Orange County, and approval of all development and construction activities.		
b.	Live Oak Lake CDD (Twin Lakes Development) (Osceola County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Environmental Scientist. Live Oak Lake CDD is a multi-phased active adult community consisting of residential units, green open space tracts with community facilities, and a community amenity center located just off of Live Oak Lake. Phases 1 – 8 consists of a mix of 50 and 70-foot duplex units totaling 2,023 units. Dewberry's services include entitlements, planning, surveying, site/civil engineering, roadway design, bridge design, signal design, environmental/permitting, landscape/hardscape design, assistance with the City master upsizing agreements, and construction administration.		
c.	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Sarasota and Manatee Counties, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Environmental Scientist. Lakewood Ranch is an unincorporated 17,500-acre community in Sarasota and Manatee County. Established in 1995, there is an 8,500-acre master planned community within the ranch, consisting of seven villages with a variety of housing types and five CDDs. It contains A-rated schools, shopping, business parks, a hospital and medical center, and three different golf courses, as well as an athletic center with fitness, aquatics, and lighted tennis courts. Lakewood Ranch has over 150 miles of sidewalks and trails, community parks, lakes, and nature preserves abundant with native wildlife. As District Engineer, our services include engineering, planning, surveying, permitting, landscape architecture, owner coordination with City/County, and approval of all development and construction activities.		
d.	Walton Development, Ridgewood Lakes (Polk County, FL)	2013	2017
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Senior Environmental Scientist. Ridgewood Lakes is a proposed community of over 3,200 acres located in northeast Polk County, Florida, off US 27 and Interstate 4 and within the District's boundaries. The development plan was designed based on careful analysis of natural site features, including soils, topography, vegetation, and hydrology, with special consideration for wetlands and the preservation of existing ecosystems.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Lisa A. Kelley, JD	13. ROLE IN THIS CONTRACT Permitting Manager	14. YEARS EXPERIENCE	
		a. TOTAL 28	b. WITH CURRENT FIRM 2
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> JD/Barry University School of Law; BS/University of West Florida Environmental Resources Management and Planning		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Licensed Attorney State Bar/FL	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Lisa is a subject matter expert in regulatory compliance and environmental policy. She serves as a Department Manager at Dewberry where she is responsible for efforts related to business development, policy and legislation, project funding, environmental permitting, and natural systems restoration. Lisa has worked on environmental projects in Florida for almost 30 years and is experienced in leading state and federal regulatory compliance programs, including Florida's Lead and Copper program. Her experience also includes serving as the Assistant Executive Director of the SJRWMD and the Assistant District Director for the Central District of the FDEP. During this time, she developed a deep understanding of the unique parameters and challenges presented by regulatory requirements.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Cascades at Groveland CDD (Groveland, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Permitting Manager. Dewberry is the CDD engineer for the Cascades at Groveland, a 752-acre master planned, residential community located in Groveland in Lake County. In addition to aiding the CDD with engineering expertise as required, our services under ongoing general engineering contracts have included a utilities master plan, obtaining entitlements and approvals for infrastructure, mass grading, design and permitting of water and sanitary sewer lines, securing bonds for the drainage system, design and construction of new roadways, and improvements to existing roadways.		
b.	Highland Meadows CDD (Davenport, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Permitting Manager. Highland Meadows is a 263.5-acre master planned, residential community. The development is approved as a planned development for 222 single-family unit community. Dewberry has provided services to the District in the review and repair of roadways, stormwater systems, street signage, and landscape architecture improvements. We have assisted in the bidding and construction of the many infrastructure facilities within the community. Dewberry is the CDD Engineer for this project. Our services include civil engineering, construction estimates and administration, coordination of environmental, jurisdictional lines and permitting, due diligence, permitting, planning, landscaping plans, and surveying.		
c.	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Sarasota and Manatee Counties, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Permitting Manager. Lakewood Ranch is an unincorporated 17,500-acre community in Sarasota and Manatee County. There is an 8,500-acre master planned community within the ranch, consisting of seven villages with a variety of housing types and five CDDs. It contains A-rated schools, shopping, business parks, a hospital and medical center, and three different golf courses, as well as an athletic center with fitness, aquatics, and lighted tennis courts. Lakewood Ranch has over 150 miles of sidewalks and trails, community parks, lakes, and nature preserves abundant with native wildlife. As District Engineer, our services include engineering, planning, surveying, permitting, landscape architecture, owner coordination with City/County, and approval of all development and construction activities.		
d.	Narcoossee CDD (Orlando, FL)	2013	2017
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Permitting Manager. The Narcoossee CDD is located in Orlando, Florida and consists of approximately 416 acres. The project is projected to have 540 single-family units, 860 multi-family units, and 278,000 square feet of retail and office space. As the CDD Engineer, our services include engineering evaluations, owner coordination with the City of Orlando and Orange County, and approval of all development and construction activities.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME William Hinkle, PSM	13. ROLE IN THIS CONTRACT Senior Surveyor	14. YEARS EXPERIENCE	
		a. TOTAL 43	b. WITH CURRENT FIRM 16
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> N/A		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Professional Surveyor and Mapper/FL	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

William Hinkle, a Transportation Survey Project Manager with Dewberry, has over 43 years in various types of surveying and mapping, including over 19 years with FDOT in District One. His experience includes right-of-way maps, right-of-way control maps, mitigation site surveys, geodetic surveys, design surveys, right-of-way surveys, subsurface utility engineering surveys, and horizontal and vertical control, including utilization of electronic field book, topographic, and construction surveying. William served as District One's Location Surveyor for six years, where his responsibilities included managing three to four District-Wide Surveying and Mapping Contracts, planning, scheduling, supervising, and quality control of 45 plus or minus projects yearly of various right-of-way and design surveys. He supervised and coordinated assignments of the Survey Department's Electronic Survey section and the engineering/land surveying assignments of two to four Department field survey crews.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Dowden West CDD (Orlando, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Survey Manager. Dowden West is a 736-acre master planned residential community consisting of 1,446 residential units and divided into 10 villages. As District Engineer, our services include water distribution, sanitary sewer collection, reuse water distribution systems, stormwater management, environmental/permitting, landscape architecture, roadway improvements, and surveys.		
b.	Live Oak Lake CDD (Twin Lakes Development) (Osceola County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Survey Manager. Live Oak Lake CDD is a multi-phased active adult community consisting of residential units, green open space tracts with community facilities and a community amenity center located just off of Live Oak Lake. Phases 1 – 8 consists of a mix of 50 and 70-foot duplex units totaling 2,023 units. Dewberry's services include entitlements, planning, surveying, site/civil engineering, roadway design, bridge design, signal design, environmental/permitting, landscape/hardscape design, assistance with the City master up-sizing agreements, and construction administration.		
c.	Lakewood Ranch CDDs 1, 2, 4, 5, and 6 (Sarasota and Manatee Counties, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Survey Manager. Lakewood Ranch is an unincorporated 17,500-acre community in Sarasota and Manatee County. Established in 1995, there is an 8,500-acre master planned community within the ranch, consisting of seven villages with a variety of housing types and five CDDs. It contains A-rated schools, shopping, business parks, a hospital and medical center, and three different golf courses, as well as an athletic center with fitness, aquatics, and lighted tennis courts. Lakewood Ranch has over 150 miles of sidewalks and trails, community parks, lakes, and nature preserves abundant with native wildlife. As District Engineer, our services include engineering, planning, surveying, permitting, landscape architecture, owner coordination with City/County, and approval of all development and construction activities.		
d.	West Villages ID (Sarasota County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE Survey Manager. The West Villages Improvement District is located in the City of North Port and unincorporated Sarasota County, Florida. The District encompasses approximately 8,200 +/- acres of land within the City of North Port and 3,300 +/- acres in unincorporated Sarasota County. The services included earthwork, water and sewer facilities and infrastructure (including water treatment plants and wastewater treatment plants), stormwater management, drainage facilities, infrastructure, roadways, signalization improvements, and parking facilities.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Ross Burns	13. ROLE IN THIS CONTRACT Construction Inspector	14. YEARS EXPERIENCE	
		a. TOTAL 3	b. WITH CURRENT FIRM 1
15. FIRM NAME AND LOCATION (City and State) Dewberry Engineers Inc. (Jacksonville, FL)			
16. EDUCATION (Degree and Specialization) BS/Environmental Engineering		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline)	
18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)			

Ross has three years of experience in planning and design of site engineering for industrial parks, commercial, municipal, and residential developments. Specializes in water and wastewater design from inception to construction. Duties include the preparation of construction plans, specifications, construction cost estimates, and construction administration/observation. Responsible for the preparation and submittal of construction and operating permit applications to state and federal regulatory agencies.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	Water Transmission (Gulf County, FL)	2023	Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer. This project is to provide potable water supply to serve the Gulf County area. The project includes design and construction of 18-inch and 12-inch transmissions mains, a 1.0 million gallon pre-stressed ground storage tank, a chemical feed system, and a high service distribution pump station. This includes design of the ground storage, high service pumping, flow metering, and disinfection.		
b.	Governor's Park Water Treatment Plant, Clay County Utility Authority (CCUA) (Clay County, FL)	2023	Ongoing
	<input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer/Construction Inspector. This fast-track project is to provide potable water supply and treatment to serve new development in the county near Green Cove Springs. The project includes design and construction of two 20-inch water supply wells rated for 1,770 gpm each, with modification of the existing Consumptive Use Permit, aquifer performance testing and construction services during drilling. The Interim WTP includes design of the well head equipment, aeration, ground storage, high service pumping, flow metering, and disinfection.		
c.	Regulatory Compliance Surface Water Discharge Elimination (City of Jacksonville Beach, FL)	2023	N/A
	<input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer/Construction Inspector. This scope of services updates the existing reuse master plan and identifies beneficial reuse alternatives for the City to achieve compliance with Florida's Senate Bill 64, which requires the elimination of non-beneficial surface water discharges from domestic wastewater facilities by 2032.		
d.	COJB PCP Permit Renewal (City of Jacksonville Beach, FL)	2023	N/A
	<input checked="" type="checkbox"/> Check if project performed with current firm Construction Inspector. Conducted a field site visit to evaluate the physical condition of the the facility. Evaluated treatment efficiencies and identified performance trends. Evaluated the Operations and Maintenance program and identified problems, treatment deficiencies and corrective actions. Produced an Operation and Maintenance Performance Report to submit with the permit renewal application.		
e.	CDBG-DR Mitigation Engineering (City of Bristol, FL)	2023	N/A
	<input checked="" type="checkbox"/> Check if project performed with current firm Project Engineer. Served as project engineer for the development of construction drawings and technical specifications for 1,640 LF of 6" water main, including isolations valves and fire hydrants. Design of approximately 1,640 LF of 6" PVC AAWA C900, DR 18 water main and associated isolations valves, fire hydrants to replace existing 2" galvanized steel pipe. The new 6" water line will improve water supply and reliable pressure to existing customers and as well as future users along Clay Street 900 watermain. The plans were completed in September 2023 and FDEP permit obtained soon after.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Michael Urchuk, RLA	13. ROLE IN THIS CONTRACT Senior Landscape Architect	14. YEARS EXPERIENCE	
		a. TOTAL 33	b. WITH CURRENT FIRM 7
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Raleigh, NC)			
16. EDUCATION <i>(Degree and Specialization)</i> BS/Landscape Architecture		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Registered Landscape Architect/FL	
18. OTHER PROFESSIONAL QUALIFICATIONS <i>(Publications, Organizations, Training, Awards, etc.)</i>			

Michael Urchuk has 33 years of experience and has a varied background in landscape architecture and planning. As a Project Manager, he is responsible for coordination across design disciplines and acts as a liaison between the owner, design team, and contractor. He is also responsible for coordinating design efforts and project submittals. Michael's experience as a landscape architect includes retail office, residential, mixed-use, streetscapes, and recreational uses, as well as hardscape and irrigation design. Hardscape designs include corporate plazas, streetscapes, fountains, amenity areas for multi-family projects, and urban plazas. Michael also provides construction administration services on multiple levels including shop drawings and RFI reviews, field reports, final punch lists, and on-site project coordination meetings.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Live Oak Lake CDD (Twin Lakes Development) (Osceola County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Landscape Architect. Live Oak Lake CDD is a multi-phased active adult community consisting of residential units, green open space tracts with community facilities and a community amenity center located just off of Live Oak Lake. Phases 1 – 8 consists of a mix of 50 and 70-foot duplex units totaling 2,023 units. Dewberry's services include entitlements, planning, surveying, site/civil engineering, roadway design, bridge design, signal design, environmental/permitting, landscape/hardscape design, assistance with the City master upsizing agreements, and construction administration.		
b.	VillaSol CDD (Osceola County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Landscape Architect. As District Engineer, Dewberry's services include stormwater management system design, water and sewer system design, roadway design, landscaping, recreational facilities, street lighting, and inspection services. Dewberry assisted the district in instituting a proactive program for infrastructure inspection and repair to mitigate the rising cost of performing emergency repairs caused by a reactive approach.		
c.	Narcoossee CDD (Orlando, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Landscape Architect. The Narcoossee CDD is located in Orange County, Florida, and consists of approximately 416 acres. The project is projected to have 540 single-family units, 860 multi-family units, and 278,000 square feet of retail and office space. Michael worked on the expanding of existing decorative walls along Dowden Roadway, as well as landscaping review.		
d.	Lancaster Park East (St. Cloud, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Landscape Architect. This project consists of 461 single family units and community facilities. Dewberry was tasked with designing and permitting the site layout, stormwater management facilities, utilities, grading, drainage, easement vacations, Federal Emergency Management Agency (FEMA), CLOMR, and LOMR approvals. Dewberry provided planning and entitlements, landscape/hardscape design, site/civil engineering, and construction administration.		
e.	Roadway Operations Facility, CFX (Orlando, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm Landscape Architect. As the General Engineering Consultant to CFX, Dewberry has provided both architectural and civil engineering services for the CFX Roadway Operations Facility. The new facility includes a 6,500 square foot office building, fueling station, small vehicle maintenance bays, warehouse, three enclosed storage buildings totaling 23,000 square feet, and a laydown yard.		

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Aziza Baan, GISP	13. ROLE IN THIS CONTRACT Senior GIS Professional	14. YEARS EXPERIENCE	
		a. TOTAL 17	b. WITH CURRENT FIRM 1
15. FIRM NAME AND LOCATION <i>(City and State)</i> Dewberry Engineers Inc. (Lakeland, FL)			
16. EDUCATION <i>(Degree and Specialization)</i> BS/Environmental Science		17. CURRENT PROFESSIONAL REGISTRATION <i>(State and Discipline)</i> Geographic Information Systems Professional/FL	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Aziza serves as a GIS lead and a water resources geospatial scientist with 16 years of experience. She manages GIS tasks and is proficient in working with GIS in environmental, water resources, and civil disciplines. She specializes in stream and wetland restoration planning and design, watershed modeling, geospatial database design, mobile applications, floodplain mapping, mining reclamation, land use planning, environmental permitting, environmental risk assessments, terrain processing, and spatial and volumetric analysis. Her software proficiency includes ArcGIS Advanced, ArcGIS PRO, ArcHydro, ArcGIS Collector, ArcGIS Online, Survey123, Trimble GPS, X-Tools, ET Geowizards, CrossView, Feature Analyst, Microsoft Access, Sigma Plot, and MIKE 11 GIS. Aziza has also provided GIS training staff of various GIS experience levels.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	Continuing Services (Volusia County, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE GIS Lead. Under our continuing services contract, Dewberry provides site/civil engineering, roadway design, trail design, coastal design services, construction administration, environmental/permitting service, landscape architecture, signal design, and surveying and mapping.		<input checked="" type="checkbox"/> Check if project performed with current firm
b.	Lakewood Ranch, Stewardship District (Sarasota and Manatee County, FL)	2023	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE GIS Lead. Dewberry is currently performing engineering services for the Lakewood Ranch Stewardship District. Our services include engineering, surveying, and construction administration. These services include the design, permitting, and construction administration of over two miles of roadway.		<input checked="" type="checkbox"/> Check if project performed with current firm
c.	Cypress Creek Master Drainage Plan, Tampa Bay Water Authority (Wesley Chapel, FL)	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE GIS Lead. Development of a master drainage plan including a detailed existing and proposed conditions model, to obtain a comprehensive ERP for the 62-acre facility.		<input checked="" type="checkbox"/> Check if project performed with current firm
d.	NeoCity Property Development (Osceola County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE GIS Lead. This ±540-acre institutional and commercial development serves as a regionally significant surface water reservoir system for water detention, treatment, and re-use to service the surrounding urbanized area. Dewberry is responsible for leading the permitting of the development from pre-design surveys through securing permits including authorization to impact over 225 acres of USACE jurisdictional wetlands, and an additional 4 acres previously utilized for USACE wetland mitigation. Protected Species coordination involved snail kite, wood stork, indigo snake, Audubon's crested caracara and gopher tortoise.		<input checked="" type="checkbox"/> Check if project performed with current firm
e.	West Villages Improvement District (Sarasota County, FL)	Ongoing	Ongoing
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE GIS Lead. Dewberry acts in the general capacity of District Engineer and provides the District engineering services including but not limited to attendance at Board, staff, and other meetings; participation in the District's issuance of new and maintenance of existing financing; monitoring the District projects; overseeing construction and/or acquisition activities; preparation of certifications, documents, and reports in furtherance of District engineering activities.		<input checked="" type="checkbox"/> Check if project performed with current firm

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME Zulay Marti, RA	13. ROLE IN THIS CONTRACT Senior Architect	14. YEARS EXPERIENCE	
		a. TOTAL 18	b. WITH CURRENT FIRM 3
15. FIRM NAME AND LOCATION (City and State) Dewberry Engineers Inc. (Orlando, FL)			
16. EDUCATION (Degree and Specialization) BArch/Architecture; MA/Special Education, Assessment and Curriculum		17. CURRENT PROFESSIONAL REGISTRATION (State and Discipline) Registered Architect/FL, GA, MD, VA	

18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)

Zulay is an experienced Senior Architect and Project Manager with extensive knowledge in building design, space planning, construction drawings, and construction administration. Throughout her 16-year architectural career, she has gained extensive experience in the coordination of simultaneous projects, direct client interaction, team scheduling, quality control, on-time project delivery, and construction administration. She approaches each project with a focus on aesthetics, functionality, cost and engineering as a whole. Zulay is a design professional experienced in Criminal Justice, Federal and State project building typologies in both secure and non-secure environments. Other areas of specialization include: Transportation: Executive Airport Hangars; Retail: Shopping Centers; Dining: Fast food services, ice cream parlors, restaurants with commercial kitchens; and, Wellness: Gyms.

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
a.	A/E Term Contract for Vertical Construction Projects (Volusia County, FL)	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) 2024
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project Manager. Continuous contract providing professional architectural and engineering task assignments for vertical construction projects. Contract #RSQ No. 20SQ-78SR. Professional disciplines include architecture, engineering, landscape architecture, and scope includes the preparation of schematic design, design documents, construction documents, construction administration, bid documents and project close out. Currently building dorms designed for the correctional facility which will be done at the end of 2024 (VCBJ West Wing Dorms).	<input checked="" type="checkbox"/> Check if project performed with current firm	
b.	Public Safety Facility (Casselberry, FL)	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) 2023
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project Manager. Dewberry is providing architecture, interior design, landscape, and civil design, permitting, and construction administration services for the development of the Casselberry Public Safety Facility. The 25,900 SF, hurricane-hardened public safety command center will feature staff sleep quarters, fitness room and lockers, a media room, a community meeting room open to the public and other organizations, evidence processing and storage space, an incident command center, and training rooms. The design team was asked to develop an overall master plan the City's future Police Station with future expansion capabilities along with the future Seminole County Fire Station on the same project site. The master plan was developed to include phased construction, shared vehicular circulation, and other site amenities including garbage enclosures, stormwater retention, and monument signage.	<input checked="" type="checkbox"/> Check if project performed with current firm	
c.	Headquarters Safe Room, Gulf Coast Electrical Cooperative (Gulf County, FL)	PROFESSIONAL SERVICES 2022-Ongoing	CONSTRUCTION (If applicable) Est. 2024
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Project Manager. Dewberry is providing architecture and civil engineering for the hurricane safe room for Gulf County Electrical Cooperative in the Panhandle. The facility will feature a command center for field personnel to be deployed after a storm event. It will also incorporate an incident command center for Gulf County that will act as a remote emergency operation center. Redundancy will be built into HVAC potable water and electrical systems. The facility is designed to withstand a Category 4 hurricane.	<input checked="" type="checkbox"/> Check if project performed with current firm	
d.	West Villages Improvement District (Sarasota County, FL)	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE GIS Lead. Dewberry acts in the general capacity of District Engineer and provides the District engineering services including but not limited to attendance at Board, staff, and other meetings; participation in the District's issuance of new and maintenance of existing financing; monitoring the District projects; overseeing construction and/or acquisition activities; preparation of certifications, documents, and reports in furtherance of District engineering activities.	<input checked="" type="checkbox"/> Check if project performed with current firm	

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

1

21. TITLE AND LOCATION *(City and State)*

Dowden West CDD (Orlando, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION *(If applicable)*

N/A

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Government Management Services

b. POINT OF CONTACT NAME

Jill Burns, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Dowden West is a 736.28-acre master planned residential community with 1,446 residential units located in the City of Orlando. The development is 10 villages within the approved planned development for Starwood, which encompasses approximately 2,558 acres and is entitled to 4,400 residential units.

As District Engineer, we have been responsible for providing the master utility design for the water, sewer, and reuse systems, in addition to master stormwater modeling for an approximately 6,500-acre watershed for the Dowden West CDD. This modeling was used for both stormwater management design and FEMA floodplain determination.

Other services include landscape architecture design for the common open spaces and community parks, the design of community roads that also include the extension of the four-lane Dowden Road through the community, boundary surveys, topographic surveys, tree surveys, and other additional surveys, as needed.

- **CONSULTANT FEES TO DATE**
\$500,000
- **SERVICES**
 - Boundary Surveys
 - Environmental/Permitting
 - Landscape Architecture
 - Roadway Design/Improvements
 - Stormwater Management
 - Topographic Surveys
 - Tree Surveys
 - Utility Design



NATURE TRAIL S/W VILLAGE N-1A.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

2

21. TITLE AND LOCATION *(City and State)*

Lakewood Ranch CDD (1, 2, 4, 5, & 6) (Orlando, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION *(If applicable)*

Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Lakewood Ranch CDD

b. POINT OF CONTACT NAME

Steve Zielinski, Director of Finance

c. POINT OF CONTACT TELEPHONE NUMBER

941.907.0202 x 229

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Lakewood Ranch is an unincorporated 31,000-acre master planned community located on Florida's Gulf Coast in Sarasota and Manatee Counties, established in 1995. The five CDDs we serve cover an 8,500-acre community within the larger Lakewood Ranch Development. The overall development contains A-rated schools, shopping, business parks, a hospital and medical center, golf courses, athletic centers, aquatics, and lighted tennis courts.

As the CDD Engineer for the five CDDs, Dewberry's services include engineering, surveying, permitting, owner coordination with the County's review, and approval of construction activities. Dewberry's services also include rehabilitation on landscaping, water and wastewater improvements and upgrades, roadway and storm sewer redesign and repair, stormwater inspections, reviews and upgrades, coordination of traffic issues including signalization with County officials, oversight of other engineers, assistance with bidding, contractor selection, construction oversight, pay application review, and final project certification and closeout.

- **CONSULTANT FEES TO DATE**
\$906,730
- **SERVICES**
 - Civil Engineering
 - Compliance Monitoring
 - Construction Estimates and Administration
 - Coordination and Monitoring of Environmental Jurisdictional Areas through Permitting Agencies
 - Design Evaluations and Analysis
 - Drainage/Stormwater Management
 - Monthly Board Meeting Attendance
 - Permitting
 - Planning
 - Surveying
 - Utilities



OVERVIEW OF LAKEWOOD RANCH ADMINISTRATION BUILDING AND COMMUNITY FACILITY.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Sarasota, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

3

21. TITLE AND LOCATION *(City and State)*

Narcoossee CDD (Orlando, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION *(If applicable)*

Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Government Management Services

b. POINT OF CONTACT NAME

Jason Showe, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

The Narcoossee CDD is located within the City of Orlando in Orange County, Florida and consists of approximately 416 acres. The project has been developed with 540 single-family units, 860 multi-family units, and 278,000 square feet of retail and office space. The Narcoossee CDD encompasses the entire 416 acres. We provide services as needed for the operation and maintenance of the infrastructure of the District as well as any construction activities relating to improvements and/or repairs. Our efforts include the providing of evaluation of the yearly stormwater management systems, landscaping facilities, such as walls and plantings, roadway evaluations for maintenance, and restoration within the community and district.

Dewberry is the CDD Engineer for this project. Our services include engineering evaluations, owner coordination with the City of Orlando and Orange County, and approval of all development and construction activities within the district. We also provide input as needed within the budgeting process for any repairs and maintenance issues.

- **CONSULTANT FEES TO DATE**
\$475,000
- **SERVICES**
 - Civil Engineering
 - Construction Administration
 - Development Planning
 - Infrastructure Review Reports
 - Landscape Architecture
 - Permitting
 - Stormwater Monitoring and Permit Compliance Reports
 - Surveying



VIEW OF RESIDENTIAL STREET.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

4

21. TITLE AND LOCATION *(City and State)*

Deer Run CDD (Bunnell, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION *(If applicable)*

Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Government Management Services

b. POINT OF CONTACT NAME

Darrin Mossing, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Dewberry serves as the current District Engineer for this +/- 602-acre Master Planned Golf Community with 749 units. Our services have included attending monthly District Board meetings, processing of pay requisitions and construction pay applications, and providing general consulting services and input to the Board of Directors.

Specific assignments include planning, preparing reports and plans, surveying designs and specifications for water management systems and facilities, water and sewer systems and facilities, roads, landscaping, recreational facilities and street lighting, and other community infrastructure provided by the District, as authorized in Chapter 190 F.S. Affiliated projects are to include engineering contract management and inspection services during construction.

Dewberry completed an irrigation system analysis to evaluate the system's hydraulic ability to provide additional irrigation zones. Also, on behalf of the CDD, Dewberry was able to address and resolve compliance coordination with the St. John's River Water Management District. Additionally, Dewberry prepared a planting plan and a vegetation management plan for conservation easement maintenance and restoration.

- **CONSULTANT FEES TO DATE**
\$120,000
- **SERVICES**
 - Community Infrastructure
 - Construction Administration
 - Cost Estimates
 - Landscaping
 - Planning
 - Recreational Facilities
 - Reports and Plans
 - Roadway Design
 - Street Lighting
 - Surveying Designs
 - Water Management Systems and Facilities
 - Water and Sewer Systems



COMMUNITY NATURE TRAIL BY THE COMMUNITY CENTER.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

5

21. TITLE AND LOCATION (City and State)

West Villages Improvement District (Sarasota County, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES
Ongoing

CONSTRUCTION (If applicable)
N/A

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Government Management Services

b. POINT OF CONTACT NAME

William Crosley, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

941.244.2805

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

The West Villages Improvement District ("District") is located in the City of North Port and unincorporated Sarasota County, Florida. The District encompasses approximately 8,200 acres of land within the City of North Port and 3,300 +/- acres in unincorporated Sarasota County. The overall ID contains schools, shopping, business parks, a hospital and medical center, golf courses, athletic centers, and aquatics.

As the District Engineer for the ID, Dewberry's services include engineering, surveying, permitting, owner coordination with the District's development review, and approval of construction activities. Dewberry's services also include design of all district owned irrigation improvements and upgrades, roadway and storm sewer redesign and repair, stormwater inspections, reviews and upgrades, coordination of traffic issues including signalization with County and or FDOT officials, oversight of other engineers, assistance with bidding, contractor selection, construction oversight, pay application review, and final project certification and closeout.

Additional engineering services may include attendance at Board, staff, and other meetings; participation in the District's issuance of new and maintenance of existing financing; monitoring District projects; overseeing construction and acquisition activities; preparation of certifications, documents, and engineer's reports in furtherance of District engineering activities; and providing other engineering services as may be authorized by the Board.

- **CONSULTANT FEES TO DATE**
\$1,058,231.97
- **SERVICES**
 - Water and Sewer Facilities and Infrastructure
 - Stormwater Management and Drainage Facilities and Infrastructure
 - Roadways
 - Signalization improvements
 - Recreational Facilities
 - Park improvements
 - Governmental Facility Improvements
 - Landscape/Hardscape Design
 - Signage
 - Environmental Services



ENTRANCE MONUMENT SIGN ALONG WEST VILLAGES BOULEVARD.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer
b.	Dewberry Engineers Inc.	Sarasota, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

6

21. TITLE AND LOCATION *(City and State)*

VillaSol CDD (Bunnell, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION *(If applicable)*

Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Governmental Management Services

b. POINT OF CONTACT NAME

Jason Showe, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524 x 105

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

VillaSol CDD is located in Osceola County which is just minutes from the Orlando International Airport, area attractions, and theme parks, and offers amenities like no other community in the area.

Nestled along Boggy Creek, residents have access to a boat dock where they can travel down to East Lake Toho. Resort-style amenities include a tennis court, basketball court, clubhouse, pool, and soft gate with a guard house.

Some of Dewberry's specific assignments for this project include planning, preparing reports and plans, designs and specifications for water management systems and facilities, as well as, water and sewer systems and facilities, roads, landscaping, recreational facilities and street lighting, other community infrastructure provided by the District, as authorized in Chapter 190 F.S., and affiliated projects to include engineering contract management and inspection services during construction.

Dewberry completed the design an implementation of a new guard house which included architecture, landscape architecture, structural analysis, and civil engineering design. Also, Dewberry is implementing a CDD inspection and rehabilitation program of the stormwater system to identify and repair defects in the stormwater conveyance system. Additionally, Dewberry conducted a pavement evaluation study to prioritize and assist the CDD in financial planning for resurfacing needs.

- **COST** \$375,000 (Consultant Fees to Date)
- **SERVICES**
 - Community Infrastructure
 - Construction Administration
 - Cost Estimates
 - District Board Meetings
 - Landscape Architecture
 - Planning
 - Recreational Facilities Design
 - Reports and Plans
 - Roadway Design
 - Street Lighting Design
 - Surveying
 - Water Management Systems and Facilities
 - Water and Sewer Systems



TOWNHOMES WITHIN THE COMMUNITY.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

7

21. TITLE AND LOCATION (City and State)

Baymeadows Improvement District (Duval County, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES
Ongoing

CONSTRUCTION (If applicable)
Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Rizzetta Company

b. POINT OF CONTACT NAME

Lesley Gallagher, Agent's Custodian of Public Records

c. POINT OF CONTACT TELEPHONE NUMBER

904.436.6237

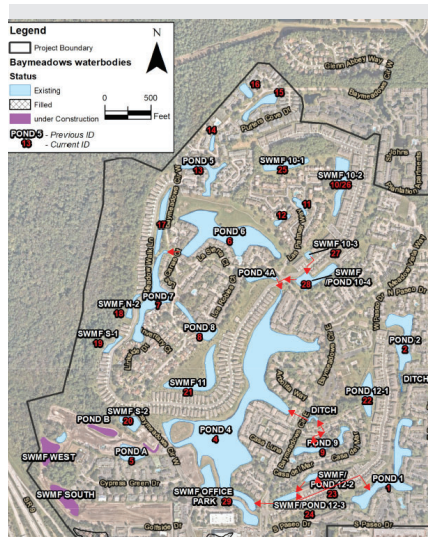
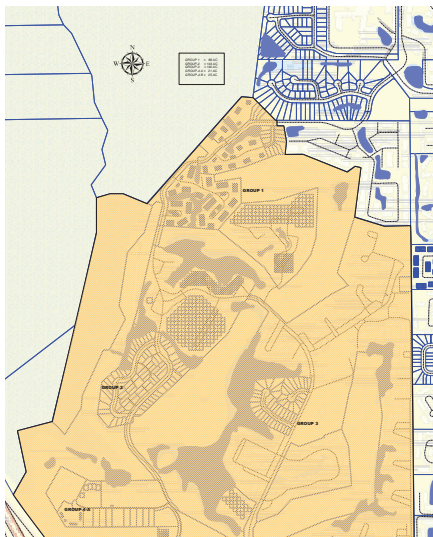
Baymeadows ID an incorporated 580-acre master planned community located in Jacksonville. The Improvement District we serve covers an existing neighborhood that was developed in 1968 as a golf course community. Those golf courses are now gone; however, the community still provides maintenance and improvement services for its existing roadways, stormwater systems, and facilities. The overall development contains commercial areas, business parks, old golf courses, and residential communities.

As the CDD Engineer for the Improvement District, Dewberry's services include engineering, surveying, permitting, owner coordination with the City's review, and approval of construction activities. Dewberry's services also include water and wastewater improvements and upgrades, roadway and storm sewer redesign and repair, stormwater inspections, review and upgrades, coordination of traffic issues, oversight of other engineers, assistance with bidding, contractor selection, construction oversight, pay application review, and final project certification and closeout.

Dewberry's first task was to work with Baymeadows Board's stormwater committee to map the community's stormwater system (ponds, collection & out falls), and prepare a maintenance and repair budget (Operations and Capital). This involved engineering field work, GIS services, and estimating services. Dewberry has also has attended board meetings (at the request of the committee) to give engineering opinions on various issues such as acceptance of a developer's turnover of ownership of additional stormwater systems.

- **CONSULTANT FEES TO DATE**
\$10,000

- **SERVICES**
Civil Engineering
Compliance Monitoring Construction
Estimates and Administration
Coordination and Monitoring of Environmental Jurisdictional Areas through Permitting Agencies Design Evaluations and Analysis Drainage/ Stormwater Management Monthly Board Meeting Attendance Permitting Planning
Surveying
Utilities



SERVICES FOR BAYMEADOWS ID INCLUDED THE DEVELOPMENT OF PLANS AND GIS MAPS.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer
b.	Dewberry Engineers Inc.	Jacksonville, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

8

21. TITLE AND LOCATION (City and State)

Live Oak Lake CDD (Twin Lakes Development) (Osceola County, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES
Ongoing

CONSTRUCTION (If applicable)
Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Governmental Management Services

b. POINT OF CONTACT NAME

Jill Burns, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524 x 115

Live Oak Lakes CDD (Twin Lakes Development) is a multi-phased, active adult community consisting of residential units, green open space tracts with community facilities, and a community amenity center located just off of Live Oak Lake. The development is situated just east of Hickory Tree Road and west of Live Oak Lake and Sardine Lake in Osceola County. Phases 1 – 8 consists of a mix of 50', 70' and duplex units totaling 2,023 units. A 42,000+ square foot amenity clubhouse is currently being constructed alongside the oversized pool and cabana area, which includes a bar for food and beverages. The outdoor rec space is under construction just to the south. This area was designed to include bocci ball, pickle ball, horseshoes, tennis courts, and a half basketball court. It also provides walking trails, a boat dock, and a dock for fishing.

In addition to civil engineering services, we also provided roadway design, bridge design, and signal design within the first phase. We were responsible for the roadway widening design of Hickory Tree Road, where services also included drainage and utility extensions. We extended New Nolte Road from the existing intersection east through the first phase of construction. This 150' ROW is master planned to be a four lane divided major collector road in the future.

We also designed and oversaw the construction of the vehicular bridge that crosses existing Bullis Road, connecting the northern pool and amenity area with the remainder of the development. We provided signal design for the New Nolte and Hickory Tree Road Intersection, which also includes golf cart paths and golf cart path crossings at the updated intersection.

Utilities have been master designed for the build out of the development, which will include city master transmission mains for the 24" potable water main and 24" reclaim main, along with five sanitary lift stations to service the phases of the development as they are constructed. Phase 1 of the project utilizes two sanitary lift stations, a portion of the 24" potable and reclaim mains. The first lift station is located on the west side of Hickory Tree Road. The second lift station is located along the extension of Nolte Road east of Hickory Tree Road. This lift station has been designed to accept additional flows from future phases of this development. This lift station pumps into a force main down the Nolte Road extension and connects to the existing 20" force main located within the Hickory Tree ROW.

- **CONSULTANT FEES TO DATE**
\$2.1 million
- **SERVICES**
 - Assistance with the City Master Upsizing Agreements
 - Civil Engineering
 - Construction Administration
 - Entitlements
 - Environmental/Permitting
 - Landscape/Hardscape Design
 - Maintenance of Traffic Planning
 - Planning
 - Signal Design
 - Surveying



RESIDENTIAL VIEW OF LIVE OAK LAKE CDD.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

a.	(1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
	Dewberry Engineers Inc.	Orlando, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

9

21. TITLE AND LOCATION *(City and State)*

Westside Haines City CDD (Winter Haven, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES
Ongoing

CONSTRUCTION *(If applicable)*
Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Government Management Services

b. POINT OF CONTACT NAME

Jill Burns, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524 x 115

The Westside Haines City CDD is 613.43 acres located in Winter Haven, Florida. The District currently contains approximately 613.43 acres and is expected to consist of 2,752 residential lots of various sizes for single-family lots and townhome lots with recreation/amenity areas, parks, and associated infrastructure for the various villages.

Dewberry is the CDD Engineer for this project. Our services include civil engineering, permitting, roadway design, stormwater monitoring, permits, recreational facilities, and infrastructure review reports.

- **CONSULTANT FEES TO DATE**
\$44,500
- **SERVICES**
Civil Engineering
Permitting
Roadway Design
Stormwater Monitoring and Permit
Recreational Facilities
Infrastructure Review Reports



HOMES WITHIN THE WESTSIDE HAINES CDD.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT
(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

10

21. TITLE AND LOCATION *(City and State)*

Highland Meadows CDD (Polk County, Davenport, FL)

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION *(If applicable)*

Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER

Government Management Services

b. POINT OF CONTACT NAME

Tricia Adams, District Manager

c. POINT OF CONTACT TELEPHONE NUMBER

407.841.5524

Highland Meadows is a 263.5-acre master planned residential community located in the city of Davenport. The development is approved as a planned development for a 222 single-family unit community. The CDD is located on the south side of County Road 547 - Holly Hill Road and the north side of Olsen Road. The community consists of CDD owned roadways, stormwater ponds, and conservation areas. Dewberry has provided services to the District in the review and repair of roadways, stormwater systems, street signage, and landscape architecture improvements. We have assisted in the bidding and construction of the many infrastructure facilities within the community.

Dewberry is the CDD Engineer for this project. Our services include civil engineering, construction estimates and administration, coordination of environmental, jurisdictional lines and permitting, due diligence, permitting, planning, landscaping plans, and surveying.

- **CONSULTANT FEES TO DATE**

Engineering Fee: \$120,000
 Estimated Construction Cost: To be determined. Gov't is evaluating alternatives.

- **SERVICES**

- Civil Engineering
- Construction Estimates and Administration
- Coordination of Environmental Jurisdictional Lines and Permitting
- Due Diligence
- Permitting
- Planning
- Landscaping Plans
- Surveying



VIEW OF THE RESIDENTIAL AREA IN HIGHLAND MEADOWS CDD.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
a.	Dewberry Engineers Inc.	Orlando, FL	District Engineer

G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS

26. NAMES OF KEY PERSONNEL <i>(From Section E, Block 12)</i>	27. ROLE IN THIS CONTRACT <i>(From Section E, Block 13)</i>	28. EXAMPLE PROJECTS LISTED IN SECTION F <i>(Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role.)</i>									
		1	2	3	4	5	6	7	8	9	10
Rey Malavé, PE	District Engineer	●	●	●	●	●	●	●	●	●	●
Joey Duncan, PE	Assistant District Engineer							●			
Joe Keezel, PE	Sr. Roadway Engineer		●			●					
Marybeth Morin, PE	Sr. Structural Engineer		●						●		
Alba Más, PE	Sr. Site Engineer				●	●					
Chace Arrington, EI	Site/Civil Engineer Intern	●			●	●	●			●	●
Jose Pereira, PE	Sr. Utility Engineer		●			●					
Jeff PeQueen, PE, CFM	Sr. Stormwater Engineer										
Nicole Gough, PWS, CNRP	Sr. Environmental Scientist Survey Manager		●	●	●	●	●		●	●	
Lisa A. Kelley, JD	Permitting Manager		●	●		●			●	●	●
William Hinkle, PSM	Senior Surveyor	●	●			●			●		
Ross Burns	Construction Inspector										
Michael Urchuk, RLA	Sr. Landscape Architect			●	●	●	●	●	●		
Aziza Baan, GISP	Sr. GIS Professional	●	●			●		●			
Zulay Marti, RA	Sr. Architect										

29. EXAMPLE PROJECTS KEY

NO.	TITLE OF EXAMPLE PROJECT <i>(From Section F)</i>	NO.	TITLE OF EXAMPLE PROJECT <i>(From Section F)</i>
1	Dowden West CDD	6	VillaSol CDD
2	Lakewood Ranch CDD	7	Baymeadows ID
3	Narcoossee CDD	8	Live Oak Lakes CDD
4	Deer Run CDD	9	Westside Haines CDD
5	West Villages ID	10	Highland Meadows CDD

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

FIRM QUALIFICATIONS

Dewberry is a leading, multi-disciplined firm with a proven history of providing professional services to a wide variety of public- and private-sector clients. Established in 1956, Dewberry is headquartered in Fairfax, Virginia, with 60 locations and over 2,500+ professionals nationwide, including our local office in Orlando. Recognized for combining unsurpassed commitment to client service with deep subject matter expertise, Dewberry is dedicated to solving clients' challenges and transforming their communities.

Dewberry's Florida operation is backed by the resources and stability of a national firm and specializes in site/civil, environmental, utility infrastructure, transportation engineering, surveying, architecture, and land development services. Dewberry's local Orlando office includes 120 people, with 15 office locations and over 350 employees across Florida, bringing expertise, qualifications, and resources to cities and counties throughout the state. Dewberry supports large and small projects in the following primary service areas:

- Alternative delivery
- Architecture
- Building engineering
- Disaster response and emergency management
- Energy services
- Environmental services
- Geospatial services
- Mechanical, electrical, and plumbing services
- Program management
- Site/civil services
- Surveying/mapping
- Sustainability
- Transportation
- Water/wastewater/reclaimed water services

Relevant Experience

The absolute best predictor of future success is past performance, and we have a lot of experience in all areas required for this contract. Whether we are providing professional design engineering services or as a previous District Engineer, our track record speaks for itself.

Our local leadership team has planned, funded, constructed, and maintained projects in the Orlando area for over 40 years.

Serving as District Engineer is Rey Malavé, PE. Rey has 41 years of experience in civil engineering and a diversified background in the design and permitting of infrastructure systems, including public facilities, utility systems, office buildings, commercial developments, recreational facilities, and industrial developments. He has extensive experience with permitting agencies, including FDEP, FDOT, Florida Water Management Districts, and other local agencies. **He has served as the District Engineer for over 25 CDDs and Improvement Districts in Florida.**

Serving as Assistant District Engineer is Joey Duncan, PE.

Joey brings 42 years of progressive leadership experience in program management and civil engineering for both the public and private sectors, with an emphasis on the planning, design, and construction of water and power infrastructure. Joey will collaborate with the District Manager, attorneys, and board of directors to identify the needs of the District, provide expert technical information to facilitate problem solving and decision making by the DM and BOD. Technical and professional tasks will be clearly stated, schedule and budget finalized, and any risks to project cost or schedule will be communicated expediently to solicit feedback and ensure clear communication and quality deliverables. **He previously served as Director of Public Works for the City of Jacksonville, the largest city by land mass in the United States.** In this role, he oversaw seven divisions responsible for horizontal and vertical public infrastructure across 840 square miles, with a total capital and operating budget of \$1 billion.

DEWBERRY HAS SERVED OVER 50 CDDS IN FLORIDA.

The following CDD projects are representative of our relevant project experience:

- Baymeadows ID, Duval County
- Baytree CDD, Brevard County
- Cascades at Groveland CDD, Lake County
- Country Greens CDD, Lake County
- Covington Park CDD, Hillsborough County
- Deer Run CDD, Flagler County
- Dowden West CDD, Orlando
- East Park CDD, Orange County
- Greater Lakes – Sawgrass Bay CDD, Lake Wales
- Highland Meadows CDD, Polk County
- Lake Emma CDD, Groveland
- Lakewood Ranch CDDs 1, 2, 4, 5, 6, Sarasota and Manatee County
- Lakewood Ranch Stewardship, Sarasota and Manatee County
- Live Oak Lake CDD, Osceola County
- Montecito CDD, Brevard County
- Narcoossee CDD, Orange County
- On-Top-of-the-World CDDs, Marion County
- Chandler Hills East CDD, Marion County
- Indigo East CDD, Marion County
- Bay Laurel Center CDD, Marion County
- Osceola Chain of Lakes, Osceola County
- Reedy Creek Improvement District, Osceola County

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

- Reunion Resort CDD, Osceola County
- Verandas CDD, Pasco County
- Viera CDD, Brevard County
- VillaSol CDD, Osceola County
- West Villages Improvement District, Sarasota County

Project Approach

We have prepared an organizational approach to fit the specific categories of the organization and operations to support both large and small engineering projects. Through our many years of serving as District Engineer, we've been successful at becoming an extension of the CDD's Project Management group, with the ability to understand project needs and proposing only on what is necessary to complete the task at hand. Our management team is committed to a quality product that is consistent with Shingle Creek CDD's policies and procedures.

Stormwater Management Services

Our integrated stormwater management services range from large basin studies to the design of collection systems. Our team has performed analysis on various projects throughout Florida. We have designed culvert replacements to extensions on numerous roadway projects, ranging from two-lane rural widening to multi-lane expressways.

Drainage design and permitting are critical parts of any project. We will provide assistance to the District in coordination with MS4 support, total maximum daily loads, numeric nutrient criteria support, drainage, erosion and sediment control, stormwater basin modeling, assessment and evaluation drainage systems, design and construction plans for stormwater management systems, and coordination with state and federal agencies.

Assumptions and/or omissions in this area can cause significant delays in the project schedule, increase costs during construction, and even lead to possible litigation against the District. We are experienced in identifying, analyzing, and addressing drainage impacts associated with a variety of project types. Our drainage staff is knowledgeable of Water Management District criteria, and we are adept at developing creative and innovative solutions to drainage problems. We also have experience preparing flood studies with FEMA. At the heart of our approach is a thorough document review of the existing plans, USGS Quadrangle Maps, USDA Soil Survey, FEMA Flood Insurance Maps and aerial photographs. With this data in hand, we will perform a field review during the pre-scope meeting, identify all drainage and permitting issues, and discuss possible drainage solutions with the District. Existing drainage patterns, ponding concerns and erosion problems will be documented. We will contact the District's Maintenance Engineer to discuss any concerns regarding the project area.

Water/Wastewater Services

Our team can provide utility analyses of existing master systems, preparation and updates to master plans, as well as preparation of utility construction plans. Dewberry can analyze the existing utility systems and make recommendations for upgrades or replacement. We have designed numerous utility collection and transmission facilities, gravity sewers, force mains, reuse water, and potable water systems. We have also

designed numerous wastewater and water pump stations. We also have experience in the transformation of septic tank systems by the installation of new sewer systems.

Transportation Services

Dewberry has provided roadway and bridge design services to numerous governmental agencies throughout Florida for over 30 years. Our projects have ranged from minor intersection improvements and milling and resurfacing of existing roadways to capacity improvements and complex, multilevel interchanges. The extensive experience of our staff in the design, preparation of construction documents, and post design services for roadways, bridges, and associated systems provides Shingle Creek with the expertise to handle any type of transportation related assignment. Our transportation design staff, coupled with the survey, drainage, environmental, and permitting capabilities, allows us to efficiently complete any assignment, as all disciplines required are available in-house.

Traffic design may include one or more of the following items, dependent upon a specific project: signing design, pavement marking design, signal warrant analysis, signalization design, lighting justification, lighting design, and traffic studies. We have extensive experience in these phases of the project, and we are qualified to perform all aspects of traffic engineering.

Engineering services related to structural design may be required for bridge widenings, bridge rail replacements, box culvert extensions, retaining walls, sheet piling, overhead sign structures, multi-post guide signs, signal poles, mast arms light poles, and foundations for signs, signal poles, and lighting. We have an experienced in-house staff to provide these services.

Survey and Mapping Services

Dewberry has provided continuing surveying services for many counties and municipalities throughout the State of Florida. Our large in-house survey staff, with numerous crews out of our Orlando and Jacksonville office, are well-versed in the rigors of on-call assignments and the immediate response time they require. We utilize state-of-the-art equipment to provide cost effective surveying, ROW mapping, utility designation, and subsurface utility engineering (SUE) for roadway, municipal, and civil development projects. We have extensive experience in boundary surveys, topographic design surveys, tree surveys, inventory surveys, and underground utility mapping. Our survey team has a dedicated staff of photogrammetrists who specialize in aerial photogrammetry, fixed and aerial LiDAR, and GIS mapping.

Our services for surveying and mapping may include as-built surveys, boundary surveys, eminent domain surveys, GIS, legal description preparation, plat preparation, property sketches, ROW mapping, SUE, topographic surveys, and utility surveys.

SUE technology combines geophysics, surveying, and civil engineering to better locate underground utilities. This service helps our clients avoid costly utility conflicts and construction delays caused by inaccurately plotted utilities. Our 3D laser scanning equipment allows our survey crews to accurately collect field data comprehensively and, most importantly, safely. Dewberry is one of a select few firms in the state to have this technology.

Environmental/Permitting Services

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

From determining wetland lines to the understanding of current rules and regulations for water management districts, our staff has full understanding and experience in providing these services for cities and other governmental agencies. We have obtained permits with various local, state, and federal agencies for a variety of projects. We understand how to prepare permit applications, work closely with the agencies, and obtain permits for your projects. Dewberry will track the permit status for each agency, keep the District informed of the progress of all permits, and respond promptly to all requests for additional information.

As part of our efforts for the Shingle Creek CDD, we will assist in determining the permits needed for each development project along with the anticipated schedules for obtaining each permit. Additionally, we have experience in permitting with governmental agencies such as the Water Management Districts, FDEP, Florida Fish and Wildlife Conservation Commission (FFWCC), U.S. Army Corps of Engineers (USACE), and FDOT. We have staff that consists of both engineers and environmental scientists, many of which have worked previously for various permitting agencies.

Landscape Architecture/Planning

Dewberry has extensive landscape architecture experience throughout Florida. Our project experience includes residential, retail office, mixed-use, streetscapes, and recreational uses, as well as hardscape and irrigation design. Our hardscape designs have included corporate plazas, streetscapes, fountains, amenity areas for multi-family projects, and urban plazas. Our planning services to Shingle Creek CDD will include presentations to CDD Commissioners and public meetings, where we would provide assistance to the District for the understanding of technical issues, proposed developments, projected roadway designs, possible ROW changes, and to provide a professional and expert opinion on issues that may be needed by the District. Dewberry can assist the District with the following planning services:

- Comprehensive planning
- Review of comprehensive plan amendments
- Preparing land development regulations, including form based codes, GIS, and mapping services
- Transportation planning
- Revitalization/redevelopment planning

Public Involvement and Outreach

Open and effective communication is essential to the successful completion of any project. It's important to develop and maintain a sense of trust and understanding with the public. This is best accomplished by developing a plan tailored to the surrounding community potentially impacted and depending on the nature and extent of the project. Outreach may include a Community Awareness Plan, which would detail the specific methods proposed and list the targeted stakeholders within a specific corridor or project study area. Other public outreach activities could include the management of a project hotline and/or stakeholder database and distributing information through a variety of notifications to local residents, property owners, schools, businesses, local officials, and other stakeholders. We have found that evaluation of all potential improvements and design concepts and sharing the results of extensive data collection early in the study process creates a level of comfort

with the public in two respects:

- There is an open exchange of information; and
- A technically sound approach is being used to serve the best interests of the public.

Coordination with City staff and others will be strengthened by our team's diverse project experience and previous involvement with a variety of stakeholders. Our team is adept at planning and coordinating public workshops, and smaller homeowner associations, and group workshops.

Construction Administration/CEI

We have continually provided construction administration services to our clients on most of the projects we have designed. Dewberry understands the importance of establishing and maintaining budgets. As a project is constructed, our team must monitor the project budget and keep the District consistently informed. We have worked with many cities and counties on providing all construction services, including assistance in the preparation of bid documents, prebid meetings, pre-construction meetings, construction administration, site observation, pay application review, and approvals. We also provide shop drawing reviews and approvals per construction documents. We will provide assistance to District staff in the administration of construction contracts. Our team is currently providing these services to many municipalities across the state of Florida.

Our construction administration staff is prepared to support the District in various construction management related tasks. We routinely perform these services for both our public and private clients. Our services include:

- Construction Inspection
- Shop Drawing Review
- Pay Application Verification
- Construction Scheduling
- Utility Company Coordination
- Final Regulatory Acceptance
- Record Drawings
- Project Value Engineering
- Bid Document Preparation
- Bid Summarization and Analysis
- Contract Preparation

Task Initiation

Our Project Approach will vary due to the type of assignment; however, the important first steps in task initiation involve data gathering and scope development.

Data Gathering

This phase consists of defining the project objectives, identifying elements involved in the task, conducting a field review meeting (if required), and developing a detailed scope of services. This phase will begin once the District has identified a specific task or project. Once identified, we will coordinate with the District to obtain all existing information. This data collection effort is very important because it provides valuable information before developing the scope of services.

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

If applicable or desired, an on-site field review meeting will be held jointly with the District and other appropriate agencies to discuss the task objectives and identify areas of concern. Discussions regarding the project's background, scope requirements, constraints, and other relevant issues will be held to understand the overall project goals. Based on the data collection effort and the initial on-site field meeting, the specific plan elements required for the task will be identified and agreed to with the District prior to developing a scope of services.

Scope Development

A detailed scope of services, fee estimate, and schedule for each task will be developed based on the data gathering efforts and discussions. This scope and work effort will be heavily influenced by the quality of the data collected and the specific needs of each task. Man-hour estimates will be provided for each discipline involved. The scope and work effort will be prepared and negotiated quickly, so as not to affect the schedule.

Other Considerations

COST CONTROL

We constantly review our designs and look for ways to save our clients time and money. We exercise common sense engineering to provide practical design solutions, not merely based how things have always been done.

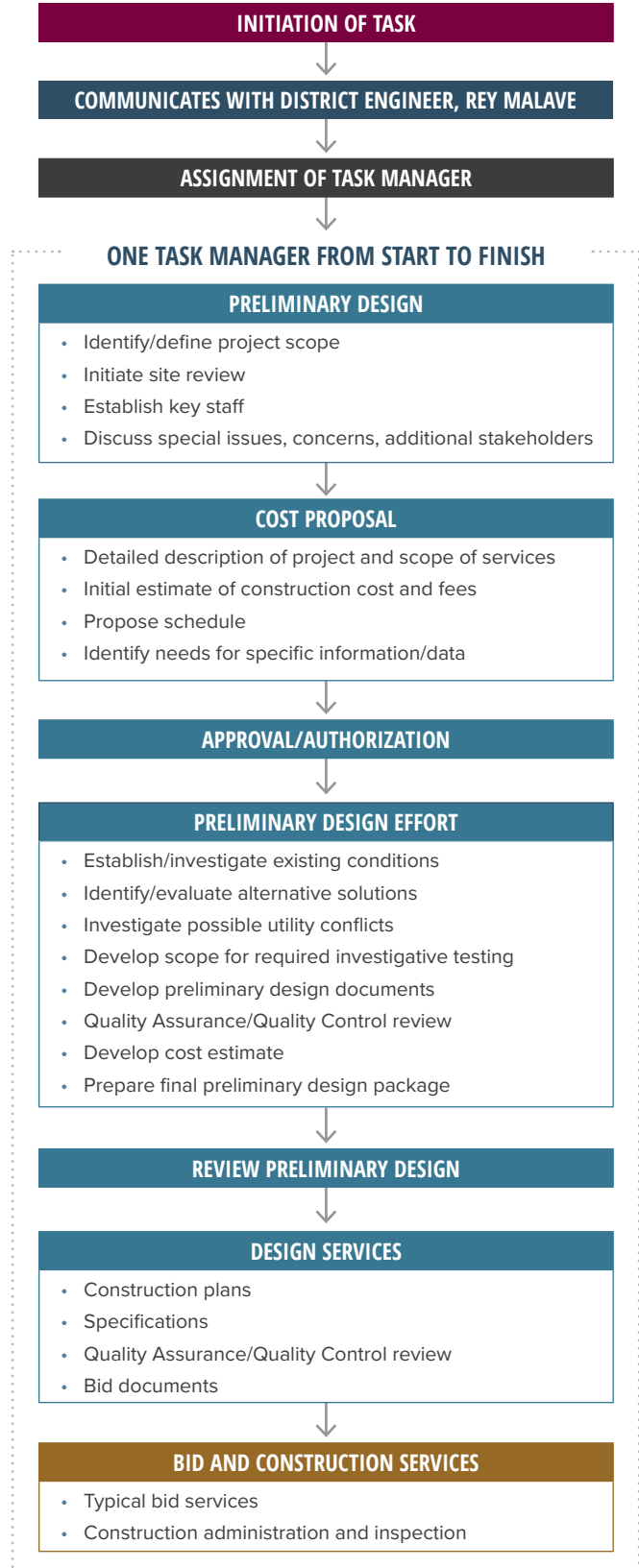
PROJECT COSTS

We understand the financial constraints that clients face due to budget cuts and rising construction and ROW costs. We will review all designs prepared by Dewberry or others for cost savings measures that will not affect the intention or safety of the project. Our recent experience has shown that minor changes in the design can save materials, and reduce or avoid costly business damage claims and ROW impacts. Another key to cost controls is to estimate costs early in the design process and as the design evolves, not just near the end of the design process. Early cost estimating allows for more options to be explored and provides the District with opportunities to adjust budgets as needed.

PROJECT SCHEDULE

The importance of maintaining the project schedule through the design or review process cannot be overstated. Dewberry is committed to developing and adhering to the project schedule for each assignment. This is important to us because if we fail to successfully complete any assignment on time, our ability to obtain additional assignments with Shingle Creek will be limited. We will maintain an overall schedule of projects to help with internal and external coordination. We fully understand what is required to keep a project on schedule. Our team will use the following proven actions to control the project schedule:

- **Experienced Client Manager:** Our District Engineer, Rey Malavé, routinely manages multi-discipline projects where coordination is critical. Dewberry's wide range of in-house services ensures close coordination between disciplines, enabling us to direct our staffing resources.
- **Weekly Team Meetings:** Coordination will be ensured through weekly team meetings. These meetings will



H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

be used to track progress on individual tasks and as a planning tool.

- **Monthly Progress Reports:** Monthly progress reports will be supplied to Shingle Creek. These reports will be an effective snapshot of the status of each assignment and will be used to identify any potential schedule issues.
- **Being Proactive:** We will be proactive (vs. reactive) on all tasks while managing the schedule. Emphasis will be placed on the activity start dates to ensure timely completion.

NPDES MS4 PROGRAM SUPPORT

Having completed numerous programs for other cities and counties, we understand the MS4 Program and have the staff to assist the CDD in updates, compliance questions, and recommendations as needed in the ongoing program.

INDEPENDENT PEER REVIEW

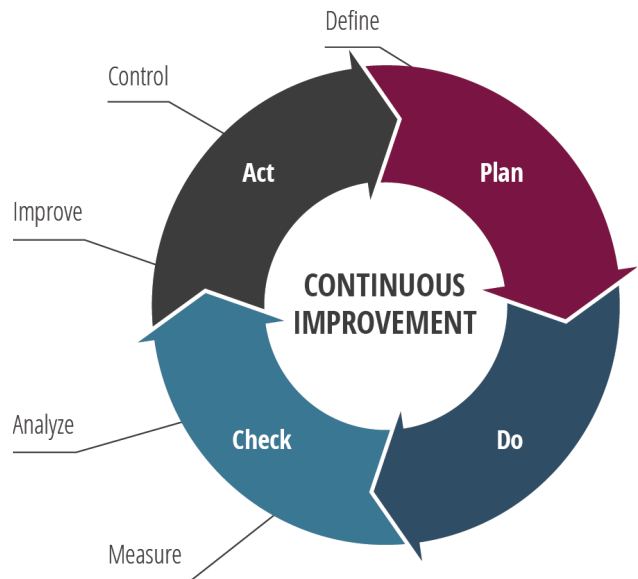
An independent peer review is performed for each phase submittal. Dewberry's established Quality Management Program requires the review to be performed by senior-level staff not directly involved in the project to make sure quality standards are met on every submittal.

CONSTRUCTABILITY/BID-ABILITY REVIEW

Prior to the 90 and 100 percent submittals, the plans will be subjected to a constructability/bid-ability review. This review will be performed by our in-house construction administrators, who are experienced in CDD requirements.

Dewberry understands the value of repeat business. **Our District Engineer, Rey Malavé, PE, has 28 years of experience servicing a variety of CDDs across Florida.** Our commitment to personalized client service is such that we guarantee we will respond to each client's needs promptly and effectively. From the beginning, we recognized that functional efficiency and technical excellence must be provided as a matter of course in engineering design. Each project produced by our firm reflects this corporate commitment to excellence, and our insurance is our Quality Control Plan. Our Quality Assurance Plan and procedures are based on the philosophies that include:

- **Plan:** Quality is controlled by adequate planning, coordination, supervision, technical direction, proper definition of job requirements and procedures, and the involvement of experienced professionals.
- **Do:** Quality is achieved by individuals performing work functions carefully and "doing it right the first time."
- **Check:** Quality is verified through checking, reviewing, and supervising work activities, with documentation by objective individuals who were not directly responsible for performing the initial work.
- **Act:** Quality is ensured by having a manager perform quality assurance functions that involve monitoring and close review of the work and the procedures used in performing the work.



Quality Assurance/Quality Control

I. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

31. SIGNATURE

32. DATE


5.27.2024

33. NAME AND TITLE

Rey Malave, Associate Vice President

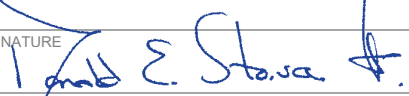
H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

ARCHITECT – ENGINEER QUALIFICATIONS				1. SOLICITATION NUMBER (IF ANY)	
PART II – GENERAL QUALIFICATIONS				N/A	
<i>(If a firm has branch offices, complete for each specific branch office seeking work.)</i>					
2a. FIRM (or Branch Office) NAME Dewberry Engineers Inc. (Orlando branch office)				3. YEAR ESTABLISHED 2013	
2b. STREET 800 North Magnolia Avenue, Suite 1000		5. OWNERSHIP			
2c. CITY Orlando		2d. STATE FL	2e. ZIP CODE 32803-3251	a. TYPE Corporation	
6a. POINT OF CONTACT NAME AND TITLE Kevin E. Knudsen, PE, Vice President				b. SMALL BUSINESS STATUS No	
6b. TELEPHONE NUMBER 321.354.9646		6c. EMAIL ADDRESS kknudsen@dewberry.com		7. NAME OF FIRM (If block 2a is a branch office) The Dewberry Companies Inc.	
8a. FORMER FIRM NAME(S) (If any) Former name of Dewberry Engineers Inc. (DEI): Dewberry-Goodkind, Inc.; Goodkind & O'Dea, Inc.; Goodkind & O'Dea of New York, Inc.; Goodkind & O'Dea, Inc. (partnership); A.E. Friedgen, Inc. Affiliated companies: Dewberry Architects Inc. (DAI); Dewberry Design-Builders Inc. (DDB)				8b. YEAR ESTABLISHED Dewberry Engineers Inc.: 2012	
				8c. UNIQUE ENTITY IDENTIFIER DEI: K3WDSCEDY1V5; DAI: DB9NCZBFDDN3; DDB: CG6JSKCHEKN6	

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	232	9	B02	Bridges	1
08	CADD Technician	80	8	C16	Construction Surveying	2
12	Civil Engineer	329	12	E03	Electrical Studies and Design	2
15	Construction Inspector	121	1	E11	Environmental Planning	1
16	Construction Manager	66	1	L02	Land Surveying	4
20	Economists/Financial Analysts	47	4	L10	Land Development, Residential	6
21	Electrical Engineer	66	1	L11	Land Development, Commercial	4
24	Environmental Scientist	64	9	L12	Land Development, Industrial	2
30	Geologist	9	1	L13	Land Development, Public	4
38	Land Surveyor	211	27	R07	Remote Sensing	1
39	Landscape Architect	38	4	R11	Rivers; Canals; Waterways; Flood Control	1
47	Planner: Urban/Regional	37	2	S10	Surveying; Platting; Mapping; Flood Plain Studies	6
48	Program Analyst/Program Manager	31	3	S13	Storm Water Handling & Facilities	1
56	Technical/Specification Writer	53	2	T01	Telephone Systems (Rural; Mobile; Intercom, Etc.)	2
57	Structural Engineer	145	6	T02	Testing & Inspection Services	1
58	Technician/Analyst	3	1	T03	Traffic & Transportation Engineering	8
60	Transportation Engineer	174	28	T04	Topographic Surveying and Mapping	5
62	Water Resources Engineer	117	3	T05	Towers (Self-Supporting & Guyed Systems)	3
	Water/Wastewater Engineer	101	6	W02	Water Resources; Hydrology; Ground Water	1
	Other Employees	520		W03	Water Supply; Treatment and Distribution	7
Total		2444	128			


11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRMS FOR LAST 3 YEARS (Insert revenue index number shown at right)		PROFESSIONAL SERVICES REVENUE INDEX NUMBER	
a. Federal Work	1	1. Less than \$100,000	6. \$2 million to less than \$5 million
b. Non-Federal Work	8	2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million
c. Total Work	8	3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million
		4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million
		5. \$1 million to less than \$2 million	10. \$50 million or greater

12. AUTHORIZED REPRESENTATIVE	
The foregoing is a statement of facts.	
a. SIGNATURE 	b. DATE March 28, 2024
c. NAME AND TITLE Donald E. Stone, Jr., Director/Executive Vice President	

COMPANY CONFIDENTIAL AND PROPRIETARY: Use or disclosure of data contained on this sheet is subject to restriction on the title page of this proposal.

H. ADDITIONAL INFORMATION

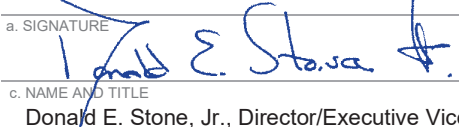
30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

ARCHITECT – ENGINEER QUALIFICATIONS				1. SOLICITATION NUMBER <i>(IF ANY)</i>	
PART II – GENERAL QUALIFICATIONS				N/A	
<i>(If a firm has branch offices, complete for each specific branch office seeking work.)</i>					
2a. FIRM (or Branch Office) NAME				3. YEAR ESTABLISHED	4. UNIQUE ENTITY IDENTIFIER
Dewberry Engineers Inc. (Jacksonville branch office)				2014	K3WDSCEDY1V5
2b. STREET			5. OWNERSHIP		
200 West Forsyth Street, Suite 1100					
2c. CITY	2d. STATE	2e. ZIP CODE	a. TYPE		
Jacksonville	FL	32202-3646	Corporation		
6a. POINT OF CONTACT NAME AND TITLE			b. SMALL BUSINESS STATUS		
Amy L. Tracy, Senior Associate, Market Segment Leader			No		
6b. TELEPHONE NUMBER	6c. EMAIL ADDRESS		7. NAME OF FIRM (If block 2a is a branch office)		
904.508.9839	atrac@deberry.com		The Dewberry Companies Inc.		
8a. FORMER FIRM NAME(S) (If any)			8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER	
Former name of Dewberry Engineers Inc. (DEI): Dewberry-Goodkind, Inc.; Goodkind & O'Dea, Inc.; Goodkind & O'Dea of New York, Inc.; Goodkind & O'Dea, Inc. (partnership); A.E. Friedgen, Inc. Affiliated companies: Dewberry Architects Inc. (DAI); Dewberry Design-Builders Inc. (DDB)			Dewberry Engineers Inc.: 2012	DEI: K3WDSCEDY1V5; DAI: DB9NCZBFDDN3; DDB: CG6JSKCHEKN6	

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
24	Environmental Scientist	54	2	C16	Construction Surveying	1
48	Program Analyst/Program Manager	31	1	D10	Disaster Work	1
	Water/Wastewater Engineer	101	2	L02	Land Surveying	1
				S10	Surveying; Platting; Mapping; Flood Plain Studies	3
				T03	Traffic & Transportation Engineering	1
				T04	Topographic Surveying and Mapping	1
				W02	Water Resources; Hydrology; Ground Water	1
				W03	Water Supply; Treatment and Distribution	1
	Other Employees	2067				
	Total	2444	5			

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRMS FOR LAST 3 YEARS <i>(Insert revenue index number shown at right)</i>		PROFESSIONAL SERVICES REVENUE INDEX NUMBER	
a. Federal Work	1	1. Less than \$100,000	6. \$2 million to less than \$5 million
b. Non-Federal Work	3	2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million
c. Total Work	3	3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million
		4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million
		5. \$1 million to less than \$2 million	10. \$50 million or greater

12. AUTHORIZED REPRESENTATIVE
The foregoing is a statement of facts.

a. SIGNATURE	b. DATE
	March 28, 2024
c. NAME AND TITLE	
Donald E. Stone, Jr., Director/Executive Vice President	

COMPANY CONFIDENTIAL AND PROPRIETARY: Use or disclosure of data contained on this sheet is subject to restriction on the title page of this proposal.

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

ARCHITECT – ENGINEER QUALIFICATIONS PART II – GENERAL QUALIFICATIONS <i>(If a firm has branch offices, complete for each specific branch office seeking work.)</i>	1. SOLICITATION NUMBER <i>(IF ANY)</i> N/A
--	---

2a. FIRM (or Branch Office) NAME Dewberry Engineers Inc. (Panama City branch office)			3. YEAR ESTABLISHED 2016	4. UNIQUE ENTITY IDENTIFIER K3WDSCEDY1V5
2b. STREET 203 Aberdeen Parkway			5. OWNERSHIP	
2c. CITY Panama City	2d. STATE FL	2e. ZIP CODE 32405-6457	a. TYPE Corporation	
6a. POINT OF CONTACT NAME AND TITLE Jonathan Sklarski, PE, Associate Vice President			b. SMALL BUSINESS STATUS No	
6b. TELEPHONE NUMBER 850.571.1200	6c. EMAIL ADDRESS jsklarski@dewberry.com		7. NAME OF FIRM (if block 2a is a branch office) The Dewberry Companies Inc.	
8a. FORMER FIRM NAME(S) (if any) Former name of Dewberry Engineers Inc. (DEI): Dewberry-Goodkind, Inc.; Goodkind & O'Dea, Inc.; Goodkind & O'Dea of New York, Inc.; Goodkind & O'Dea, Inc. (partnership); A.E. Friedgen, Inc. Affiliated companies: Dewberry Architects Inc. (DAI); Dewberry Design-Builders Inc. (DDB)			8b. YEAR ESTABLISHED Dewberry Engineers Inc.: 2012	8c. UNIQUE ENTITY IDENTIFIER DEI: K3WDSCEDY1V5; DAI: DB9NCZBFDDN3; DDB: CG6JSKCHEKN6

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	232	2	B02	Bridges	1
08	CADD Technician	80	3	C08	Codes; Standards; Ordinances	1
12	Civil Engineer	329	11	C15	Construction Management	1
15	Construction Inspector	121	6	D10	Disaster Work	4
16	Construction Manager	66	1	E09	Environmental Impact Studies, Assessments or Statements	1
24	Environmental Scientist	64	1	E11	Environmental Planning	1
38	Land Surveyor	211	22	E12	Environmental Remediation	1
42	Mechanical Engineer	135	1	H04	Heating; Ventilating; Air Conditioning	1
62	Water Resources Engineer	117	1	H07	Highways; Streets; Airfield Paving; Parking Lots	3
				H13	Hydrographic Surveying	1
				L02	Land Surveying	1
				L11	Land Development; Commercial	1
				S01	Safety Engineering; Accident Studies; OSHA Studies	1
				S04	Sewage Collection, Treatment and Disposal	1
				S10	Surveying; Platting; Mapping; Flood Plain Studies	6
				T02	Testing & Inspection Services	1
				T03	Traffic & Transportation Engineering	1
	Other Employees	1089		W02	Water Resources; Hydrology; Ground Water	1
Total		2444	48	W03	Water Supply; Treatment and Distribution	1

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRMS FOR LAST 3 YEARS <i>(Insert revenue index number shown at right)</i>	PROFESSIONAL SERVICES REVENUE INDEX NUMBER 1. Less than \$100,000 2. \$100,000 to less than \$250,000 3. \$250,000 to less than \$500,000 4. \$500,000 to less than \$1 million 5. \$1 million to less than \$2 million 6. \$2 million to less than \$5 million 7. \$5 million to less than \$10 million 8. \$10 million to less than \$25 million 9. \$25 million to less than \$50 million 10. \$50 million or greater
a. Federal Work	3
b. Non-Federal Work	7
c. Total Work	7

12. AUTHORIZED REPRESENTATIVE
 The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE March 28, 2024
c. NAME AND TITLE Donald E. Stone, Jr., Director/Executive Vice President	

COMPANY CONFIDENTIAL AND PROPRIETARY: Use or disclosure of data contained on this sheet is subject to restriction on the title page of this proposal.

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

ARCHITECT – ENGINEER QUALIFICATIONS				1. SOLICITATION NUMBER <i>(IF ANY)</i>	
PART II – GENERAL QUALIFICATIONS					
<i>(If a firm has branch offices, complete for each specific branch office seeking work.)</i>					
2a. FIRM (or Branch Office) NAME Dewberry Engineers Inc. (Raleigh branch office)			Dewberry		3. YEAR ESTABLISHED 2013
2b. STREET 2610 Wycliff Road, Suite 410			4. UNIQUE ENTITY IDENTIFIER K3WDSCEDY1V5		
2c. CITY Raleigh		2d. STATE NC	2e. ZIP CODE 27607-3073	5. OWNERSHIP Corporation	
6a. POINT OF CONTACT NAME AND TITLE Matthew B. West, PE, LEED AP, Vice President			b. SMALL BUSINESS STATUS No		
6b. TELEPHONE NUMBER 919.424.3770		6c. EMAIL ADDRESS mwest@dewberry.com		7. NAME OF FIRM (If block 2a is a branch office) The Dewberry Companies Inc.	
8a. FORMER FIRM NAME(S) (If any) Former name of Dewberry Engineers Inc. (DEI): Dewberry-Goodkind, Inc.; Goodkind & O'Dea, Inc.; Goodkind & O'Dea of New York, Inc.; Goodkind & O'Dea, Inc. (partnership); A.E. Friedgen, Inc. Affiliated companies: Dewberry Architects Inc. (DAI); Dewberry Design-Builders Inc. (DDB)			8b. YEAR ESTABLISHED Dewberry Engineers Inc.: 2012		8c. UNIQUE ENTITY IDENTIFIER DEI: K3WDSCEDY1V5; DAI: DB9NCZBFDDN3; DDB: CG6JSKCHEKN6

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. Number of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	276	18	C11	Community Facilities	3
05	Archeologist	9	1	C12	Communications Systems; TV; Microwave	4
07	Biologist	10	2	C15	Construction Management	2
08	CADD Technician	83	4	E02	Educational Facilities; Classrooms	6
12	Civil Engineer	340	19	E03	Electrical Studies and Design	3
15	Construction Inspector	128	2	E11	Environmental Planning	2
16	Construction Manager	62	1	H04	Heating; Ventilating; Air Conditioning	5
21	Electrical Engineer	68	32	H05	Health Systems Planning	2
24	Environmental Scientist	54	3	H09	Hospital & Medical Facilities	7
29	Geographic Information System Specialist	113	2	I03	Industrial Waste Treatment	4
38	Land Surveyor	194	15	L01	Laboratories; Medical Research Facilities	3
39	Landscape Architect	37	6	L11	Land Development, Commercial	3
42	Mechanical Engineer	153	55	M05	Military Design Standards	4
47	Planner: Urban/Regional	40	2	O01	Office Buildings; Industrial Parks	2
48	Program Analyst/Program Manager	30	3	P12	Power Generation, Transmission, Distribution	4
49	Remote Sensing Specialist	16	1	R04	Recreation Facilities (Parks, Marinas, Etc.)	2
56	Technical/Specification Writer	55	8	S04	Sewage Collection, Treatment and Disposal	3
57	Structural Engineer	140	10	S09	Structural Des; Special Struct	3
60	Transportation Engineer	180	12	S10	Surveying; Platting; Mapping; Flood Plain Studies	5
62	Water Resources Engineer	132	4	S13	Storm Water Handling & Fac	2
	QA/QC Specialists	4	1	T01	Telephone Systems (Rural; Mobile; Intercom, Etc.)	4
	Site Acquisition Specialist	12	8	T02	Testing & Inspection Services	2
	Water/Wastewater Engineer	102	13	T03	Traffic & Transportation Engineering	5
	Other Employees	280		W02	Water Resources; Hydrology; Ground Water	4
	Total	2518	222	W03	Water Supply; Treatment and Distribution	6

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRMS FOR LAST 3 YEARS <i>(Insert revenue index number shown at right)</i>		PROFESSIONAL SERVICES REVENUE INDEX NUMBER	
a. Federal Work	6	1. Less than \$100,000	6. \$2 million to less than \$5 million
b. Non-Federal Work	9	2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million
c. Total Work	9	3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million
		4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million
		5. \$1 million to less than \$2 million	10. \$50 million or greater

12. AUTHORIZED REPRESENTATIVE	
The foregoing is a statement of facts.	
a. SIGNATURE 	b. DATE April 9, 2024
c. NAME AND TITLE Donald E. Stone, Jr., Director/Executive Vice President	

COMPANY CONFIDENTIAL AND PROPRIETARY: Use or disclosure of data contained on this sheet is subject to restriction on the title page of this proposal.



SECTION 2: Firm Licenses

FIRM LICENSES

State Licenses

State of Florida Department of State

I certify from the records of this office that DEWBERRY ENGINEERS INC. is a New York corporation authorized to transact business in the State of Florida, qualified on December 26, 2000.


The document number of this corporation is F00000007242.

I further certify that said corporation has paid all fees due this office through December 31, 2024, that its most recent annual report/uniform business report was filed on January 9, 2024, and that its status is active.

I further certify that said corporation has not filed a Certificate of Withdrawal.

*Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this
the Eleventh day of January, 2024*




Secretary of State

Tracking Number: 5028516753CU

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>

SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
ENGINEERING SERVICES

Please be advised that as of February 2021, the Florida Board of Professional Engineers (FBPE) does not require companies to renew their engineering licensure and therefore no longer have printable licenses nor applicable expiration dates, only a requirement that they be currently listed on the Board's registry. Dewberry Engineers Inc. is up-to-date on professional registration to the board, which can be confirmed with a Florida Department of Business & Professional Regulation (DBPR) licensee search.

The screenshot shows the Florida DBPR ONLINE portal interface. The top left features the Florida DBPR logo and a 'Log On' button. A navigation menu on the left includes links for 'Search for a Licensee', 'Apply for a License', 'View Application Status', 'Find Exam Information', 'File a Complaint', 'AB&T Delinquent Invoice & Activity List Search', and 'List Search'. The main content area is titled 'Licensee Details' and contains the following information:

Licensee Information	
Name:	DEWBERRY ENGINEERS INC. (Primary Name)
Main Address:	8401 ARLINGTON BLVD. FAIRFAX Virginia 22031
County:	OUT OF STATE
License Mailing:	
LicenseLocation:	

License Information	
License Type:	Registry
Rank:	Registry
License Number:	8794
Status:	Current
Licensure Date:	02/09/2001
Expires:	

Special Qualifications	Qualification Effective

Alternate Names

The screenshot shows the Florida DBPR ONLINE portal interface with a different licensee profile. The top left features the Florida DBPR logo and the text 'Department of Business & Professional Regulation'. Navigation links for 'HOME', 'CONTACT US', and 'MY ACCOUNT' are visible. The main content area is titled 'LICENSEE DETAILS' and includes a timestamp '10:22:10 AM 1/19/2024'. The left sidebar lists various online services. The main content area displays the following information:

Licensee Information	
Name:	BEIGHT, JAMES L. (Primary Name)
Main Address:	DEWBERRY ARCHITECTS INC (DBA Name) 8401 ARLINGTON BLVD FAIRFAX Virginia 22031-4666
County:	OUT OF STATE

License Information	
License Type:	Architect
Rank:	Architect
License Number:	AR0012022
Status:	Current,Active
Licensure Date:	12/07/1987
Expires:	02/28/2025

Special Qualifications	Qualification Effective

Alternate Names



Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkwy Tallahassee, Florida 32399-6500

License No.: **LB8011**
Expiration Date February 28, 2025

Professional Surveyor and Mapper Business License

Under the provisions of Chapter 472, Florida Statutes

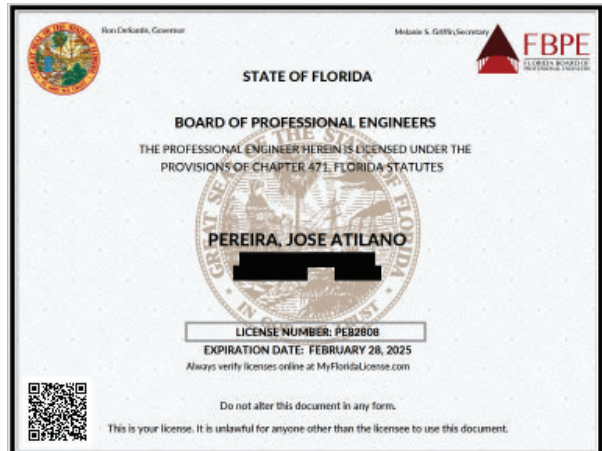
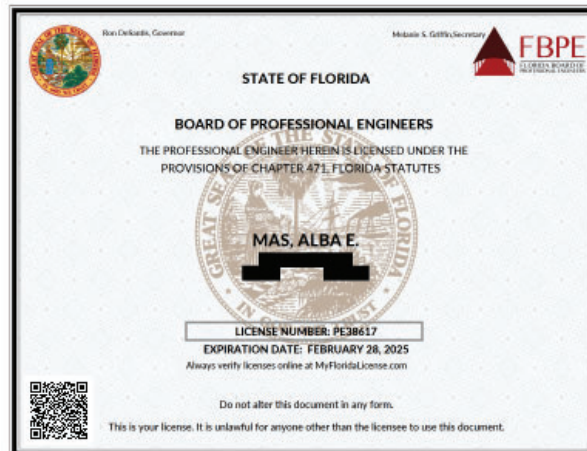
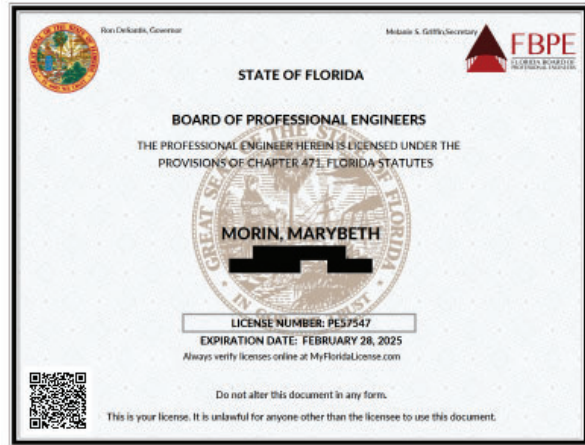
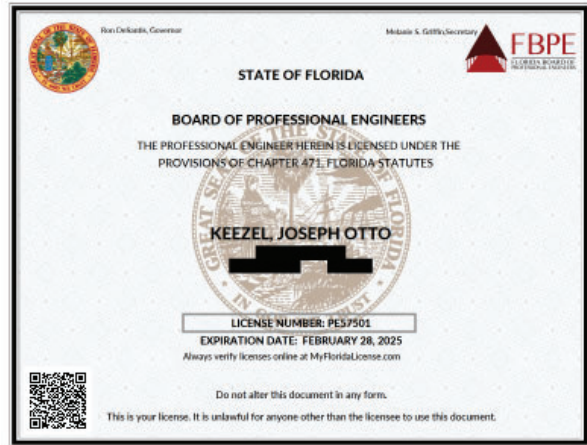
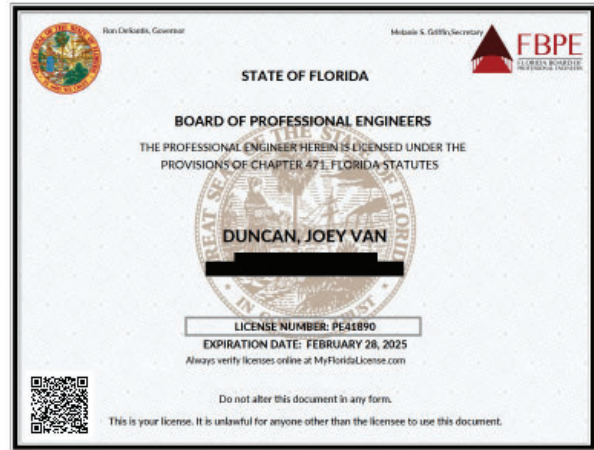
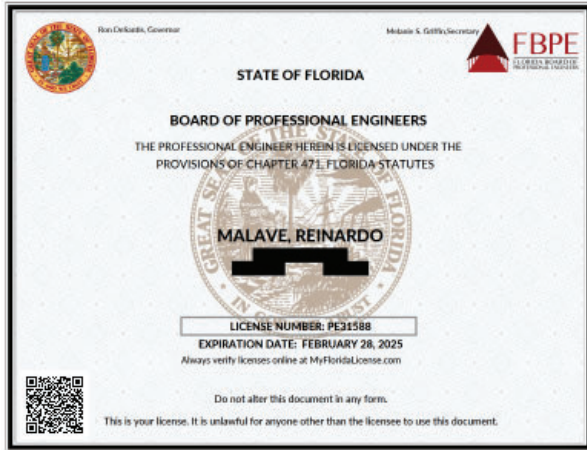
DEWBERRY ENGINEERS INC.
800 N MAGNOLIA AVE STE 1000
ORLANDO, FL 32803-3251

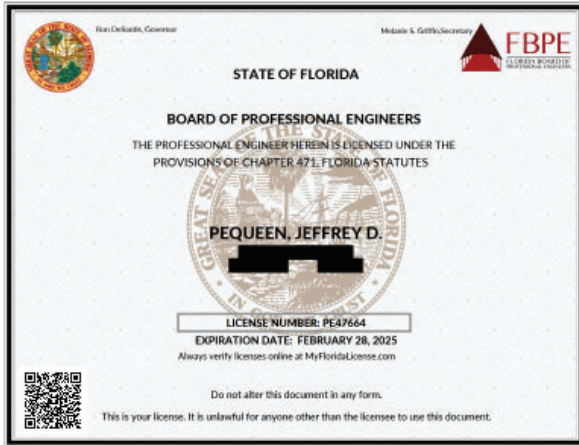
A handwritten signature in black ink, appearing to read "Wilton Simpson", written over a horizontal line.

WILTON SIMPSON
COMMISSIONER OF AGRICULTURE

This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes.

Personnel Licenses







SECTION 3: Qualifications and Experience

QUALIFICATIONS AND EXPERIENCE

Ability and Adequacy of Professional Personnel

We have carefully selected our team of professionals and technical experts to match our experience and expertise with the qualifications required. Our firm has a wide array of experience, disciplines, and resources available to provide the required services to the Shingle Creek CDD. Our team can provide engineering design, planning management, technical, and administrative services as requested and will make a commitment to prioritize the CDD's needs.



Rey Malavé, PE
DISTRICT ENGINEER

Our **District Engineer, Rey Malavé, PE**, has 45 years of experience in civil engineering design and a diversified background in the designing and permitting of municipal infrastructure systems. His areas of expertise includes stormwater management systems, sanitary sewage collection systems, water distribution systems, and site development. He has managed and participated in the planning and designing of numerous large, complex projects for public and private clients. He has extensive knowledge of permitting requirements and has developed a rapport with permitting agencies, including the FDEP, FDOT, SWFWMD, and other local agencies. He has served as the District Engineer for over 25 CDDs and Improvement Districts in Florida.



Joey Duncan, PE
ASSISTANT DISTRICT ENGINEER

Serving as **Assistant District Engineer is Joey Duncan, PE**. He has 42 years of experience in program management and civil engineering for both the public and private sectors, with an emphasis on the planning, design, and construction of water and power infrastructure. **Previously, Joey Duncan served**

WHY DEWBERRY?



OUR ORLANDO OFFICE IS LOCATED APPROXIMATELY 45 MILES FROM SHINGLE CREEK CDD



LOCAL, EXPERIENCED DISTRICT ENGINEER READY TO WORK FOR YOU



COMPREHENSIVE UNDERSTANDING OF CDD'S INFRASTRUCTURE AND OPERATIONAL NEEDS



350+ EMPLOYEES IN 15 OFFICES WITHIN FLORIDA, COLLABORATING TO SERVE OVER 50 CDDs IN FLORIDA



COHESIVE GROUP OF PROFESSIONALS INTEGRATED ACROSS SERVICE AREAS TO LEVERAGE SUCCESS FOR OUR CLIENTS



60+ YEARS HELPING CLIENTS BUILD AND SHAPE COMMUNITIES

the City of Jacksonville for over five years as Director of Public Works. Under his leadership, the team has provided a range of experts that meet each of the needs under this contract. This experience included infrastructure review, floodplain mapping, SWMM Modeling, FEMA coordination, resiliency, water quality, and CIP development.

Joey has a proven track record for meeting budgets and schedules on complex and short time frame design projects. He is known for his ability to quickly adapt to changing schedules, design parameters, and client needs. Joey's diversified background in engineering design includes all aspects of land development engineering including master drainage, stormwater management design, site grading, water and reclaim distribution, sewer collection/transmission systems, and project reviews for permitting agencies.



WE BUILD strong and lasting relationships with our clients. The caliber of our people and combining unsurpassed client service with deep subject matter expertise is what sets us apart. We operate with the highest level of ethics and transparency. Our integrity—and that of our people—is second to none. Personal commitment to our clients and standing behind our work are two central tenants of our cultural statement, “Dewberry at Work.”

.....

Our project management and organizational structure within each key service areas demonstrates our thorough understanding of the scope of this contract and our desire to meet the objectives of the project assignments.

Our senior experienced professionals are well versed in addressing their particular specialty area and have associates working under their direction to tackle any assignment from Shingle Creek CDD efficiently. This organizational structure has a long history of success as a model that Dewberry has implemented across the country for similar CDDs and public agencies.

We will continue to develop and apply innovative concepts and techniques to design and manage all tasks effectively and efficiently. It is important to note that Dewberry is a full-service civil engineering firm that can meet your needs for any project – large or small. Dewberry can react quickly to client requests and provide all technical support under one roof.

Certified Minority Business

Dewberry Engineers Inc. is not a certified minority business.

Willingness to Meet Time and Budget Requirements

Dewberry recognizes the importance of maintaining project budgets. We have a long history of providing on-schedule services and projects that fit within the client's budget. Over 85% of our work is from repeat clients, a testament to our ability to work within a budget and schedule.

The following proven actions will be used by our team to control the project budget:

- **Experienced Staff:** The most effective means of meeting the design budget and schedule is by using experienced staff with the knowledge, training, and equipment necessary to perform their assigned tasks. Dewberry's Project Team has these attributes.
- **Construction Budget Controls:** We are acutely aware of the volatile construction materials market and its impact on construction budgets. As such, we periodically update our cost data to verify that the most current unit prices are being used for the construction cost estimates.
- **Project Schedule:** One way we keep costs in line is by developing and maintaining a schedule for each task. We build a design quality control checking date into every schedule prior to the submittal date for all project deliverables. We have found that focusing on the submittal date often results in rushed or incomplete quality control checks of the plans. Therefore, we will schedule a quality check date at least two weeks prior to the submittal date to make sure that the process is completed. This also allows our District Engineer and team to focus on the quality control date, resulting in plenty of time for the process to work and thus further committing to the project's budget.

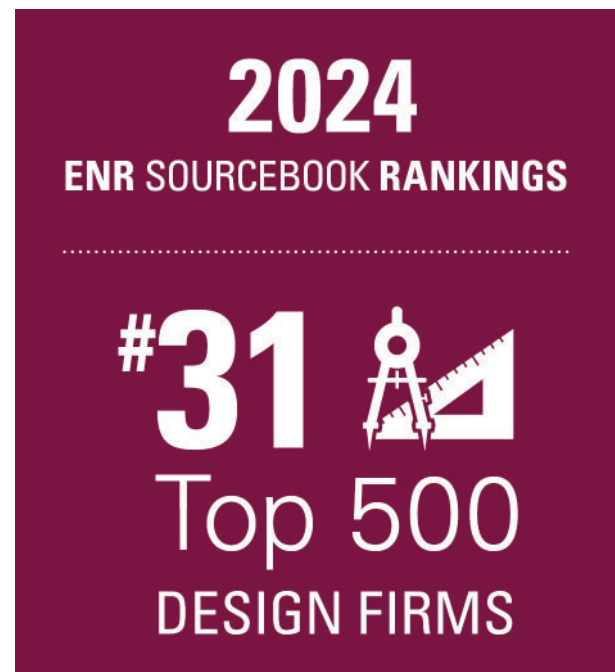
Past Experience and Performance

For more than 45 years, our land development professionals have combined an unsurpassed commitment to serving Florida developers with deep subject matter expertise in a broad spectrum of professional services. We have served as District Engineer for over 50 CDDs across Florida, varying in size from 200 acres to close to 10,000 acres. We are experienced in CDDs from the creation to operations.

Our clients benefit from our local experience and presence and our familiarity with entitlement issues, plan development and review processes, and local codes and ordinances. We offer creative and cost-effective designs that transform communities.

We provide our residential clients with a range of services that include land planning, entitlement approval, infrastructure design and permitting, surveying, stormwater modeling, environmental review and permitting, sustainable design, landscape architecture, and cost and schedule estimating. We envision possibilities to enrich communities, restore environments, and manage positive change.

The table shown on the following page demonstrates our CDD experience throughout Florida.



SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
ENGINEERING SERVICES

CDD, LOCATION	DISTRICT ENGINEER								
	PLANNING	DUE DILIGENCE	CIVIL ENGINEERING	ROADWAY DESIGN	STORMWATER DESIGN	ENVIRONMENTAL/ PERMITTING	LANDSCAPE ARCHITECTURE	SURVEY	CONSTRUCTION ADMIN
Baytree CDD, Brevard County, FL	●	●	●	●	●	●	●	●	●
Cascades at Groveland CDD, Groveland, FL	●	●	●	●	●	●	●	●	●
Country Greens CDD (Sorrento Springs CDD), Lake County, FL	●	●	●	●	●	●	●	●	●
Covington Park CDD, Hillsborough County, FL	●	●	●	●	●	●	●	●	●
Deer Run CDD, City of Bushnell, FL	●	●	●	●	●	●	●	●	●
Dowden West CDD, Orange County, FL	●	●	●	●	●	●	●	●	●
East Park CDD, Orange County, FL	●	●	●	●	●	●	●	●	●
Greater Lakes - Sawgrass Bay CDD, Lake Wales, FL	●	●	●	●	●	●	●	●	●
Highland Meadows CDD, Polk County, FL	●	●	●	●	●	●	●	●	●
Lake Emma CDD, Groveland, FL	●	●	●	●	●	●	●	●	●
Lakewood Ranch CDDs 1, 2, 4, 5, 6, Manatee County, FL	●	●	●	●	●	●	●	●	●
Lakewood Ranch Stewardship, Manatee County, FL	●	●	●	●	●	●	●	●	●
Live Oak Lake (Twin Lakes Development) CDD, Osceola County, FL	●	●	●	●	●	●	●	●	●
Montecito CDD, Brevard County, FL	●	●	●	●	●	●	●	●	●
Narcoossee CDD, Orange County, FL	●	●	●	●	●	●	●	●	●
On-Top-of-the-World CDDs, Marion County, FL	●	●	●	●	●	●	●	●	●
Osceola Chain of Lakes, Osceola County, FL	●	●	●	●	●	●	●	●	●
Reedy Creek Improvement District, Osceola County, FL	●	●	●	●	●	●	●	●	●
Reunion Resort CDD, Osceola County, FL	●	●	●	●	●	●	●	●	●
East 547 CDD, Polk County, FL	●	●	●	●	●	●	●	●	●
Eden Hills CDD, Polk County, FL	●	●	●	●	●	●	●	●	●
VillaSol CDD, Osceola County, FL	●	●	●	●	●	●	●	●	●
West Villages Improvement District, Sarasota County, FL	●	●	●	●	●	●	●	●	●

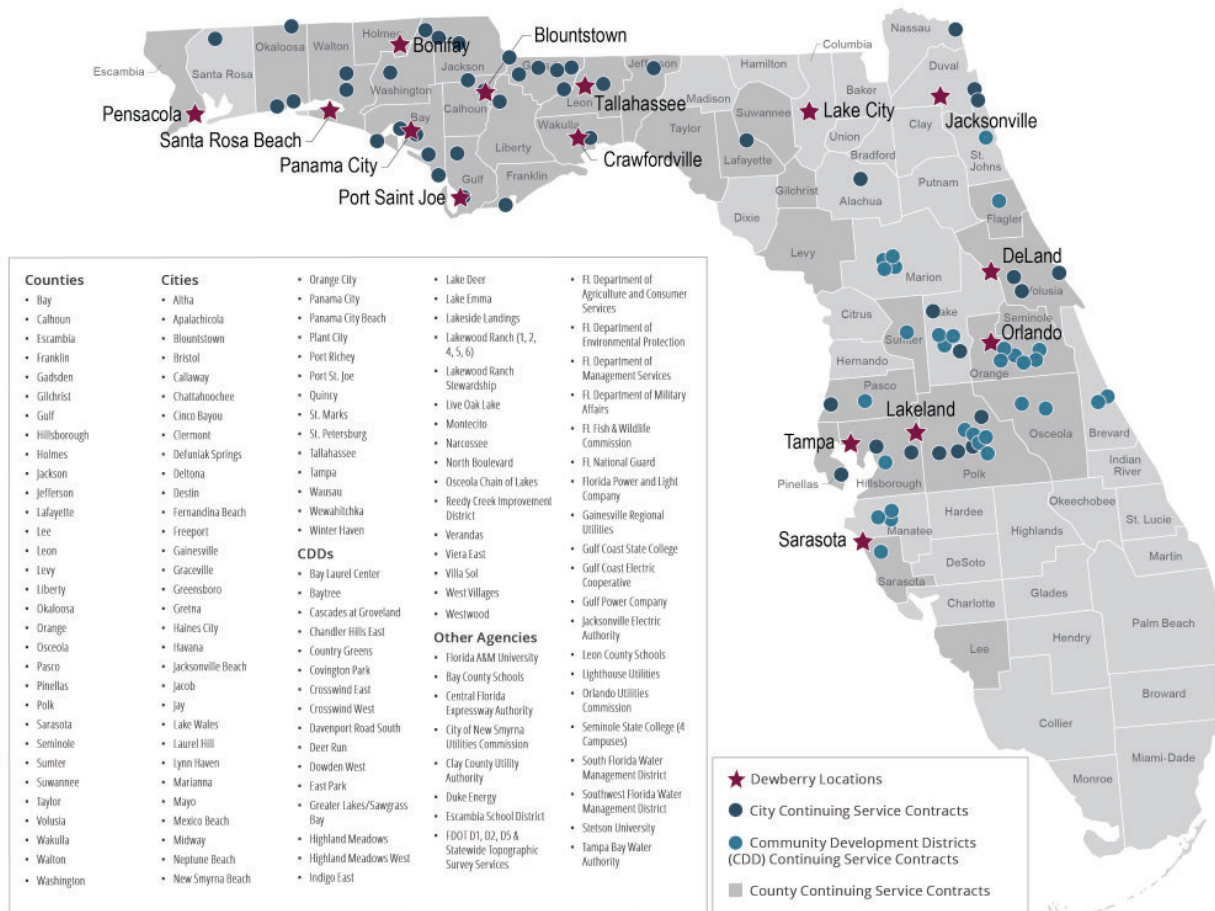
Geographic Location

Dewberry's headquarters are located in Fairfax, at 8401 Arlington Boulevard, Fairfax, VA 22031. Local to Shingle Creek, Dewberry has 15 office locations and over 350 employees in Florida, where we bring expertise, qualifications, and resources to clients throughout the State.

Located in our Orlando office at 800 North Magnolia Avenue, Suite 1000, Rey and members of the project team will be responsive, make frequent visits, and be readily available for meetings, presentations, or site visits. Additionally, our project team includes local Orlando staff members proposed for this contract, which leads all components of our assignments to be developed concurrently by a cohesive team.

Thanks to our extensive presence across Florida, and specifically, in Central Florida, our approach to the District's projects will combine our understanding of the various project assignments with our experience in identifying the District's needs to develop the appropriate project team for each assignment. This allows us to minimize the time needed from project request to "boots on the ground" activity.

In addition, our Project Team is supported by nationally-recognized subject matter experts and dedicated quality control staff who have the required capacity to provide the array of required services to Shingle Creek. This depth of organization permits us to call upon specialists and a broad base of support to satisfy diverse or manpower intensive tasks.



Recent, Current, and Projected Workloads

Dewberry has an excellent track record of meeting time and budget requirements on the projects we highlighted in this response and are committed to meeting the goals of the Shingle Creek CDD.

Our team, supported by a strong in-house team of infrastructure design specialists, planners, surveyors, environmental scientists, ROW mappers, roadway engineers, MOT engineers, and construction inspection personnel. As such, Dewberry has the capacity to address all of the District's needs throughout the term of this contract.

Due to the capacity and availability of our proposed staff, we can commit our dedicated team members for these important projects. Our proposed District Engineer has 40% availability.

Volume of Work

We have not worked with the Shingle Creek CDD, but Dewberry has extensive working experience with numerous CDDs. As demonstrated throughout our proposal, we currently serve as the District Engineer for over 50 CDDs in Florida, which allows us to provide Shingle Creek with the unique experience, familiarity, and understanding of the type of services that will be requested.



SWEETBAY COMMUNITY DEVELOPMENT DISTRICT.



www.dewberry.com

EXHIBIT “B”
FEE SCHEDULE

[See attached.]

STANDARD HOURLY BILLING RATE SCHEDULE

Professional/Technical/Construction/Surveying Services

LABOR CLASSIFICATION	HOURLY RATES
Professional	
Engineer I, II, III	\$115.00, \$135.00, \$155.00
Engineer IV, V, VI	\$175.00, \$200.00, \$230.00
Engineer VII, VIII, IX	\$260.00, \$290.00, \$320.00
Environmental Specialist I, II, III	\$105.00, \$125.00, \$155.00
Senior Environmental Scientist IV, V, VI	\$175.00, \$195.00, \$215.00
Planner I, II, III	\$105.00, \$125.00, \$155.00
Senior Planner IV, V, VI	\$175.00, \$195.00, \$215.00
Landscape Designer I, II, III	\$105.00, \$125.00, \$155.00
Senior Landscape Architect IV, V, VI	\$175.00, \$195.00, \$215.00
Principal	\$360.00
Technical	
CADD Technician I, II, III, IV, V	\$85.00, \$105.00, \$125.00, \$140.00, \$180.00
Designer I, II, III	\$110.00, \$135.00, \$160.00
Designer IV, V, VI	\$180.00, \$205.00, \$230.00
Construction	
Construction Professional I, II, III	\$125.00, \$160.00, \$185.00
Construction Professional IV, V, VI	\$220.00, \$245.00, \$290.00
Survey	
Surveyor I, II, III	\$68.00, \$83.00, \$100.00
Surveyor IV, V, VI	\$120.00, \$135.00, \$150.00
Surveyor VII, VIII, IX	\$165.00, \$195.00, \$235.00
Senior Surveyor IX	\$295.00
Fully Equipped 1, 2, 3 Person Field Crew	\$145.00, \$185.00, \$245.00
Administration	
Administrative Professional I, II, III, IV	\$70.00, \$100.00, \$120.00, \$150.00
Other Direct Costs (Printing, Postage, Etc.)	Cost + 15%

SECTION VI



Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

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 Fax (561) 994-5823
 www.graucpa.com

October 12, 2023

Board of Supervisors
 Shingle Creek Community Development District
 219 East Livingston Street
 Orlando, FL 32801

We are pleased to confirm our understanding of the services we are to provide Shingle Creek Community Development District, Osceola County, Florida ("the District") for the fiscal year ended September 30, 2023. We will audit the financial statements of the governmental activities and each major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of Shingle Creek Community Development District as of and for the fiscal year ended September 30, 2023. In addition, we will examine the District's compliance with the requirements of Section 218.415 Florida Statutes. This letter serves to renew our agreement and establish the terms and fee for the 2023 audit.

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

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

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

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

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

Audit Objectives

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

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

Examination Objective

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

Other Services

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

Management Responsibilities

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

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

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

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

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

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

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

Audit Procedures—General

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

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

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

Audit Procedures—Internal Control

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

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

Audit Procedures—Compliance

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

Engagement Administration, Fees, and Other

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

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

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

IF GRAU & ASSOCIATES HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO ITS DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE PUBLIC RECORDS CUSTODIAN AT: C/O GOVERNMENTAL MANAGEMENT SERVICES – CENTRAL FLORIDA LLC, 219 EAST LIVINGSTON STREET ORLANDO, FLORIDA 32801, OR RECORDREQUEST@GMSCFL.COM, PH: (407) 841-5524.

Our fee for these services will not exceed \$4,900 for the September 30, 2023 audit, unless there is a change in activity by the District which results in additional audit work or if additional Bonds are issued. This agreement is automatically renewed each year thereafter subject to the mutual agreement by both parties to all terms and fees. The fee for each annual renewal will be agreed upon separately.

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

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

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

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

We will provide you with a copy of our most recent external peer review report and any letter of comment, and any subsequent peer review reports and letters of comment received during the period of the contract. Our 2023 peer review report accompanies this letter.

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

Very truly yours,

Grau & Associates



Antonio J. Grau

RESPONSE:

This letter correctly sets forth the understanding of Shingle Creek Community Development District.

DocuSigned by:

Adam Morgan

By: _____
D8F17F6DF603436...

Title: _____
Chairman

Date: _____
10/19/23



Florida Institute of Certified Public Accountants

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



Peer Review
Program

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

March 17, 2023

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

Dear Antonio Grau:

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

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

Thank you for your cooperation.

Sincerely,

FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee

850.224.2727, x5957

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114

Review Number: 594791

SECTION VII

**SHINGLE CREEK
COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2023**

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA**

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Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

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www.graucpa.com

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Shingle Creek Community Development District
Osceola County, Florida

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities and each major fund of Shingle Creek Community Development District, Osceola County, Florida ("District") as of and for the fiscal year ended September 30, 2023, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2023, and the respective changes in financial position, thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

The District's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control–related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information Included in the Financial Report

Management is responsible for the other information included in the financial report. The other information comprises the information for compliance with Section 218.39(3)(c), *Florida Statutes* but does not include the financial statements and our auditor's report thereon. Our opinions on the financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon. In connection with our audit of the financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated June 19, 2024, on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

June 19, 2024

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of Shingle Creek Community Development District, Osceola County, Florida ("District") provides a narrative overview of the District's financial activities for the fiscal year ended September 30, 2023. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

FINANCIAL HIGHLIGHTS

- The assets of the District exceeded its liabilities at the close of the most recent fiscal year resulting in a net position balance of \$24,563,166.
- The change in the District's total net position in comparison with the prior fiscal year was (\$412,608), a decrease. The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At September 30, 2023, the District's governmental funds reported combined ending fund balances of \$4,043,717, an increase of \$303,683 in comparison with the prior fiscal year. The total fund balance is restricted for debt service, non-spendable for prepaids and deposits, assigned for capital reserves and the remainder is unassigned fund balance which is available for spending at the District's discretion.

OVERVIEW OF FINANCIAL STATEMENTS

This discussion and analysis are intended to serve as the introduction to the District's basic financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all the District's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by assessments. The District does not have any business-type activities. The governmental activities of the District include the general government (management) and maintenance functions.

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: governmental funds.

OVERVIEW OF FINANCIAL STATEMENTS (Continued)

Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains two governmental funds. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for the general fund and debt service fund, both of which are major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of an entity's financial position. In the case of the District, assets exceeded liabilities at the close of the fiscal year.

Key components of the District's net position are reflected in the following table:

	NET POSITION SEPTEMBER 30,	
	2023	2022
Current and other assets	\$ 4,045,843	\$ 3,755,787
Capital assets, net of depreciation	56,436,818	57,920,325
Total assets	60,482,661	61,676,112
Current liabilities	737,346	768,239
Long-term liabilities	35,182,149	35,932,099
Total liabilities	35,919,495	36,700,338
Net position		
Net investment in capital assets	21,254,669	21,988,226
Restricted	2,323,613	2,122,561
Unrestricted	984,884	864,987
Total net position	\$ 24,563,166	\$ 24,975,774

The District's net position reflects its investment in capital assets (e.g. land, land improvements, and infrastructure) less any related debt used to acquire those assets that is still outstanding. These assets are used to provide services to residents; consequently, these assets are not available for future spending. Although the District's investment in capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

The restricted portion of the District's net position represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position may be used to meet the District's other obligations.

The District's net position decreased during the most recent fiscal year. The majority of the decrease represents the extent to which the cost of operations and depreciation expense exceeded ongoing program revenues.

Key elements of the change in net position are reflected in the following table:

CHANGES IN NET POSITION		
FOR THE FISCAL YEAR ENDED SEPTEMBER 30,		
Revenues:	2023	2022
Program revenues		
Charges for services	\$ 3,312,312	\$ 3,309,087
Operating grants and contributions	133,403	12,252
General revenues		
Unrestricted investment earnings	28,659	3,327
Miscellaneous	17	-
Total revenues	<u>3,474,391</u>	<u>3,324,666</u>
Expenses:		
General government	89,576	90,123
Maintenance and operations	2,008,348	1,920,909
Interest	1,789,075	1,824,339
Total expenses	<u>3,886,999</u>	<u>3,835,371</u>
Change in net position	<u>(412,608)</u>	<u>(510,705)</u>
Net position - beginning	<u>24,975,774</u>	<u>25,486,479</u>
Net position - ending	<u>\$ 24,563,166</u>	<u>\$ 24,975,774</u>

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2023, was \$3,886,999. The costs of the District's activities were funded by program revenues. Program revenue was comprised primarily of assessments. The Increase in current fiscal year expenses is primarily the result of increase maintenance and operations.

GENERAL BUDGETING HIGHLIGHTS

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2023.

CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets

At September 30, 2023, the District had \$66,820,370 invested in capital assets for its governmental activities. In the government-wide financial statements depreciation of \$10,383,552 has been taken, which resulted in a net book value of \$56,436,818. More detailed information about the District's capital assets is presented in the notes of the financial statements.

Capital Debt

At September 30, 2023, the District had \$35,405,000 Bonds outstanding for its governmental activities. More detailed information about the District's capital debt is presented in the notes of the financial statements.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGETS AND OTHER EVENTS

The District does not anticipate any major projects or significant changes to its infrastructure maintenance program for the subsequent fiscal year. In addition, it is anticipated that the general operations of the District will remain fairly constant.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, landowners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact the Shingle Creek Community Development District's Finance Department at 219 E. Livingston Street, Orlando, FL 32801.

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2023**

	Governmental Activities
ASSETS	
Cash	\$ 281,990
Investments	664,899
Assessments receivable	26,713
Prepays and deposits	34,430
Restricted assets:	
Investments	3,037,811
Capital assets:	
Nondepreciable	22,315,159
Depreciable, net	34,121,659
Total assets	60,482,661
 LIABILITIES	
Accounts payable	2,126
Accrued interest payable	735,220
Non-current liabilities:	
Due within one year	795,000
Due in more than one year	34,387,149
Total liabilities	35,919,495
 NET POSITION	
Net investment in capital assets	21,254,669
Restricted for debt service	2,323,613
Unrestricted	984,884
Total net position	\$ 24,563,166

See notes to the financial statements

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2023**

<u>Functions/Programs</u>	Program Revenues			Net (Expense) Revenue and Changes in Net Position
Expenses	Charges for Services	Operating Grants and Contributions	Governmental Activities	
Primary government:				
Governmental activities:				
General government	\$ 89,576	\$ 89,576	\$ -	\$ -
Maintenance and operations	2,008,348	616,062	-	(1,392,286)
Interest on long-term debt	1,789,075	2,606,674	133,403	951,002
Total governmental activities	3,886,999	3,312,312	133,403	(441,284)
General revenues:				
Unrestricted investment earnings				28,659
Miscellaneous				17
Total general revenues				28,676
Change in net position				(412,608)
Net position - beginning				24,975,774
Net position - ending				\$ 24,563,166

See notes to the financial statements

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2023**

	Major Funds		Total
	General	Debt Service	Governmental Funds
ASSETS			
Cash	\$ 281,990	\$ -	\$ 281,990
Investments	664,899	3,037,811	3,702,710
Assessments receivable	5,691	21,022	26,713
Prepays and deposits	34,430	-	34,430
Total assets	\$ 987,010	\$ 3,058,833	\$ 4,045,843
LIABILITIES AND FUND BALANCES			
Liabilities:			
Accounts payable	\$ 2,126	\$ -	\$ 2,126
Total liabilities	2,126	-	2,126
Fund balances:			
Nonspendable:			
Prepays and deposits	34,430	-	34,430
Restricted for:			
Debt service	-	3,058,833	3,058,833
Assigned for:			
Capital reserves	675,536	-	675,536
Unassigned	274,918	-	274,918
Total fund balances	984,884	3,058,833	4,043,717
Total liabilities and fund balances	\$ 987,010	\$ 3,058,833	\$ 4,045,843

See notes to the financial statements

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS
TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2023**

Fund balance - governmental funds	\$	4,043,717
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Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and, therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets in the net position of the government as a whole.

Cost of capital assets	66,820,370	
Accumulated depreciation	<u>(10,383,552)</u>	56,436,818

Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.

Accrued interest payable		(735,220)
Bonds payable		<u>(35,182,149)</u>
Net position of governmental activities		<u>\$ 24,563,166</u>

See notes to the financial statements

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2023**

	Major Funds		Total Governmental Funds
	General	Debt Service	
REVENUES			
Assessments	\$ 705,638	\$ 2,606,674	\$ 3,312,312
Miscellaneous revenue	17	-	17
Interest	28,659	133,403	162,062
Total revenues	734,314	2,740,077	3,474,391
EXPENDITURES			
Current:			
General government	89,576	-	89,576
Maintenance and operations	524,841	-	524,841
Debt service:			
Principal	-	760,000	760,000
Interest	-	1,796,291	1,796,291
Total expenditures	614,417	2,556,291	3,170,708
Excess (deficiency) of revenues over (under) expenditures	119,897	183,786	303,683
Fund balances - beginning	864,987	2,875,047	3,740,034
Fund balances - ending	\$ 984,884	\$ 3,058,833	\$ 4,043,717

See notes to the financial statements

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2023**

Net change in fund balances - total governmental funds	\$	303,683
Amounts reported for governmental activities in the statement of activities are different because:		
Depreciation on capital assets is not recognized in the governmental fund statement but is reported as an expense in the statement of activities.		(1,483,507)
The change in accrued interest on long-term liabilities between the current and prior fiscal year is recorded in the statement of activities but not in the fund financial statements.		17,266
Amortization of Bond discounts/premiums is not recognized in the governmental fund financial statements, but is reported as an expense in the statement of activities.		(10,050)
Repayment of long-term liabilities are reported as expenditures in the governmental fund statement but such repayments reduce liabilities in the statement of net position and are eliminated in the statement of activities.		760,000
Change in net position of governmental activities	\$	(412,608)

See notes to the financial statements

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
NOTES TO FINANCIAL STATEMENTS**

NOTE 1 – NATURE OF ORGANIZATION AND REPORTING ENTITY

Shingle Creek Community Development District ("District") was established on May 23, 2005, by the Board of County Commissioners of Osceola County, Osceola County Ordinance 05-15, pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes as amended by Ordinances 2014-57, 2014-129, 2015-46, and 2018-75. The Act provides, among other things, the power to manage basic services for community development and to levy and assess non-ad valorem assessments for the financing and maintenance of improvements.

The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by the Board of Supervisors ("Board"), which is composed of five members. The Supervisors are elected on an at-large basis by the owners of the property within the District. The Board of Supervisors of the District exercise all powers granted to the District pursuant to Chapter 190, Florida Statutes. At September 30, 2023, all of the Board members are affiliated with LEN OT Holdings, LLC ("Developer") or with the related affiliates of Lennar Homes Corporation, including Lennar Homes, LLC.

The Board has the responsibility for:

1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District Board of Supervisors is considered to be financially accountable, and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Government-Wide and Fund Financial Statements

The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers who purchase, use or directly benefit from goods, services or privileges provided by a given function or segment. Operating-type special assessments for maintenance and debt service are treated as charges for services; and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as *general revenues*.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments

Assessments are non-ad valorem assessments on benefited property within the District. Operating and maintenance assessments are based upon the adopted budget and levied annually at a public hearing of the District. Debt service assessments are levied when Bonds are issued and assessed and collected on an annual basis. The District may collect assessments directly or utilize the uniform method of collection under Florida Statutes. Direct collected assessments are due as determined by annual assessment resolution adopted by the Board of Supervisors. Assessments collected under the uniform method are mailed by the County Tax Collector on November 1 and due on or before March 31 of each year. Property owners may prepay a portion or all of the debt service assessments on their property subject to various provisions in the Bond documents.

Assessments and interest associated with the current fiscal period are considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. The portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period.

The District reports the following major governmental funds:

General Fund

The general fund is the general operating fund of the District. It is used to account for all financial resources except those required to be accounted for in another fund.

Debt Service Fund

The debt service fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

Assets, Liabilities and Net Position or Equity

Restricted Assets

These assets represent cash and investments set aside pursuant to Bond covenants or other contractual restrictions.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Deposits and Investments

The District's cash and cash equivalents are considered to be cash on hand and demand deposits (interest and non-interest bearing).

The District has elected to proceed under the Alternative Investment Guidelines as set forth in Section 218.415 (17) Florida Statutes. The District may invest any surplus public funds in the following:

- a) The Local Government Surplus Trust Funds, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act;
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
- c) Interest bearing time deposits or savings accounts in qualified public depositories;
- d) Direct obligations of the U.S. Treasury.

Securities listed in paragraph c and d shall be invested to provide sufficient liquidity to pay obligations as they come due. In addition, surplus funds may be deposited into certificates of deposit which are insured and any unspent Bond proceeds are required to be held in investments as specified in the Bond Indenture.

The District records all interest revenue related to investment activities in the respective funds. Investments are measured at amortized cost or reported at fair value as required by generally accepted accounting principles.

Prepaid Items

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Capital Assets

Capital assets which include property, plant and equipment, and infrastructure assets (e.g., roads, sidewalks and similar items) are reported in the government activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 (amount not rounded) and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

<u>Asset</u>	<u>Life</u>
Infrastructure	30

In the governmental fund financial statements, amounts incurred for the acquisition of capital assets are reported as fund expenditures. Depreciation expense is not reported in the governmental fund financial statements.

Unearned Revenue

Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Long-Term Obligations

In the government-wide financial statements long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized over the life of the Bonds. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time.

Fund Equity/Net Position

In the fund financial statements, governmental funds report non spendable and restricted fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The District can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution) of the Board of Supervisors. Commitments may be changed or lifted only by the Board of Supervisors taking the same formal action (resolution) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

Assigned fund balance – Includes spendable fund balance amounts established by the Board of Supervisors that are intended to be used for specific purposes that are neither considered restricted nor committed. The Board may also assign fund balance as it does when appropriating fund balance to cover differences in estimated revenue and appropriations in the subsequent year's appropriated budget. Assignments are generally temporary and normally the same formal action need not be taken to remove the assignment.

The District first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position in the government-wide financial statements are categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets represents net position related to infrastructure and property, plant and equipment. Restricted net position represents the assets restricted by the District's Bond covenants or other contractual restrictions. Unrestricted net position consists of the net position not meeting the definition of either of the other two components.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Other Disclosures

Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

NOTE 3 – BUDGETARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget. Annual Budgets are adopted on a basis consistent with generally accepted accounting principles for all governmental funds. All annual appropriations lapse at fiscal year-end.

The District follows these procedures in establishing the budgetary data reflected in the financial statements.

- a) Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- b) Public hearing(s) are conducted to obtain comments.
- c) Prior to October 1, the budget is legally adopted by the District Board.
- d) All budget changes must be approved by the District Board, unless otherwise delegated by the District Board.
- e) The budgets are adopted on a basis consistent with generally accepted accounting principles.
- f) Unused appropriation for annually budgeted funds lapse at the end of the year.

NOTE 4 – DEPOSITS AND INVESTMENTS

Deposits

The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

Investments

The District's investments were held as follows at September 30, 2023:

	<u>Amortized Cost</u>	<u>Credit Risk</u>	<u>Maturities</u>
Fidelity Government Portfolio	\$ 3,037,811	S&P AAAM	Weighted average of the fund portfolio: 29 days
Local Government Surplus Trust Funds (FL PRIME)	664,899	S&P AAAM	Weighted average of the fund portfolio: 35 days
Total Investments	<u>\$ 3,702,710</u>		

Credit risk – For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Investment ratings by investment type are included in the preceding summary of investments.

Concentration risk – The District places no limit on the amount the District may invest in any one issuer.

Interest rate risk – The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates.

NOTE 4 – DEPOSITS AND INVESTMENTS (Continued)

Investments (Continued)

However, the Bond Indenture limits the type of investments held using unspent proceeds.

Fair Value Measurement – When applicable, the District measures and records its investments using fair value measurement guidelines established in accordance with GASB Statements. The framework for measuring fair value provides a fair value hierarchy that prioritizes the inputs to valuation techniques.

These guidelines recognize a three-tiered fair value hierarchy, in order of highest priority, as follows:

- *Level 1:* Investments whose values are based on unadjusted quoted prices for identical investments in active markets that the District has the ability to access;
- *Level 2:* Investments whose inputs - other than quoted market prices - are observable either directly or indirectly; and,
- *Level 3:* Investments whose inputs are unobservable.

The fair value measurement level within the fair value hierarchy is based on the lowest level of any input that is significant to the entire fair value measurement. Valuation techniques used should maximize the use of observable inputs and minimize the use of unobservable inputs.

Money market investments that have a maturity at the time of purchase of one year or less and are held by governments other than external investment pools should be measured at amortized cost. For external investment pools that qualify to be measured at amortized cost, the pool's participants should also measure their investments in that external investment pool at amortized cost for financial reporting purposes. Accordingly, the District's investments have been reported at amortized cost above.

External Investment Pool – With regard to redemption gates, Chapter 218.409(8)(a), Florida Statutes, states that "The principal, and any part thereof, of each account constituting the trust fund is subject to payment at any time from the moneys in the trust fund. However, the Executive Director may, in good faith, on the occurrence of an event that has a material impact on liquidity or operations of the trust fund, for 48 hours limit contributions to or withdrawals from the trust fund to ensure that the Board can invest moneys entrusted to it in exercising its fiduciary responsibility. Such action must be immediately disclosed to all participants, the Trustees, the Joint Legislative Auditing Committee, the Investment Advisory Council, and the Participant Local Government Advisory Council. The Trustees shall convene an emergency meeting as soon as practicable from the time the Executive Director has instituted such measures and review the necessity of those measures. If the Trustees are unable to convene an emergency meeting before the expiration of the 48-hour moratorium on contributions and withdrawals, the moratorium may be extended by the Executive Director until the Trustees are able to meet to review the necessity for the moratorium. If the Trustees agree with such measures, the Trustees shall vote to continue the measures for up to an additional 15 days. The Trustees must convene and vote to continue any such measures before the expiration of the time limit set, but in no case may the time limit set by the Trustees exceed 15 days." With regard to liquidity fees, Florida Statute 218.409(4) provides authority for the SBA to impose penalties for early withdrawal, subject to disclosure in the enrollment materials of the amount and purpose of such fees. At present, no such disclosure has been made.

As of September 30, 2023, there were no redemption fees or maximum transaction amounts, or any other requirements that serve to limit a participant's daily access to 100% of their account value.

NOTE 5 – CAPITAL ASSETS

Capital asset activity for the fiscal year ended September 30, 2023, was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance
<u>Governmental activities</u>				
Capital assets, not being depreciated				
Land and land improvements	\$ 22,315,159	\$ -	\$ -	\$ 22,315,159
Total capital assets, not being depreciated	22,315,159	-	-	22,315,159
Capital assets, being depreciated				
Infrastructure	44,505,211	-	-	44,505,211
Total capital assets, being depreciated	44,505,211	-	-	44,505,211
Less accumulated depreciation for:				
Infrastructure	8,900,045	1,483,507	-	10,383,552
Total accumulated depreciation	8,900,045	1,483,507	-	10,383,552
Total capital assets, being depreciated, net	35,605,166	(1,483,507)	-	34,121,659
Governmental activities capital assets	\$ 57,920,325	\$ (1,483,507)	\$ -	\$ 56,436,818

Depreciation expense was charged to the maintenance and operations function.

NOTE 6 – LONG-TERM LIABILITIES

Series 2015

On May 28, 2015, the District issued \$21,465,000 of Special Assessment Bonds, Series 2015 consisting of multiple term bonds with maturity dates ranging from November 1, 2020, to November 1, 2045 and fixed interest rates ranging from 3.625% to 5.4%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District. Interest is to be paid semiannually on each May 1 and November 1. Principal on the Bonds is to be paid serially commencing November 1, 2016 through November 1, 2045.

The Series 2015 Bonds are subject to redemption at the option of the District prior to their maturity. The Bonds are subject to extraordinary mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2023.

Series 2019

On February 27, 2019, the District issued \$17,895,000 of Special Assessment Bonds, Series 2019 consisting of multiple term bonds with maturity dates ranging from May 1, 2024, to May 1, 2049, and fixed interest rates ranging from 3.625% to 5%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District. Interest is to be paid semiannually on each May 1 and November 1. Principal on the Bonds is to be paid serially commencing May 1, 2020, through May 1, 2049.

The Series 2019 Bonds are subject to redemption at the option of the District prior to their maturity. The Bonds are subject to extraordinary mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

NOTE 6 – LONG-TERM LIABILITIES (Continued)

Series 2019 (Continued)

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2023.

Long-term Debt Activity

Changes in long-term liability activity for the fiscal year ended September 30, 2023 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Bonds payable:					
Series 2015	\$ 19,190,000	\$ -	\$ 430,000	\$ 18,760,000	\$ 450,000
Less original issue discount	221,020	-	9,610	211,410	-
Series 2019	16,975,000	-	330,000	16,645,000	345,000
Less original issue discount	11,881	-	440	11,441	-
Total	<u>\$ 35,932,099</u>	<u>\$ -</u>	<u>\$ 749,950</u>	<u>\$ 35,182,149</u>	<u>\$ 795,000</u>

At September 30, 2023, the scheduled debt service requirements on the long-term debt were as follows:

Year ending September 30:	Principal	Interest	Total
2024	\$ 795,000	\$ 1,764,529	\$ 2,559,529
2025	825,000	1,731,323	2,556,323
2026	860,000	1,695,523	2,555,523
2027	900,000	1,656,501	2,556,501
2028	940,000	1,614,067	2,554,067
2029-2033	5,455,000	7,337,113	12,792,113
2034-2038	6,955,000	5,820,221	12,775,221
2039-2043	8,940,000	3,819,551	12,759,551
2044-2048	8,630,000	1,335,105	9,965,105
2049	1,105,000	55,250	1,160,250
Total	<u>\$ 35,405,000</u>	<u>\$ 26,829,183</u>	<u>\$ 62,234,183</u>

NOTE 7 – MANAGEMENT COMPANY

The District has contracted with a management company to perform management advisory services, which include financial and accounting services. Certain employees of the management company also serve as officers of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, computer and other administrative costs.

NOTE 8 – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. There were no settled claims over the past three years.

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2023**

	Budgeted Amounts		Actual Amounts		Variance with Final Budget - Positive (Negative)
	Original & Final				
REVENUES					
Assessments	\$ 695,075		\$ 705,638		\$ 10,563
Interest	-		28,659		28,659
Miscellaneous revenue	-		17		17
Total revenues	695,075		734,314		39,239
EXPENDITURES					
Current:					
General government	134,843		89,576		45,267
Maintenance and operations	743,547		524,841		218,706
Total expenditures	878,390		614,417		263,973
Excess (deficiency) of revenues over (under) expenditures	(183,315)		119,897		303,212
OTHER FINANCING SOURCES					
Carryforward surplus	183,315		-		(183,315)
Total other financing sources	183,315		-		(183,315)
Net change in fund balances	\$ -		119,897		\$ 119,897
Fund balance - beginning			864,987		
Fund balance - ending			\$ 984,884		

See notes to required supplementary information

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**

The District is required to establish a budgetary system and an approved Annual Budget for the general fund. The District's budgeting process is based on estimates of cash receipts and cash expenditures which are approved by the Board. The budget approximates a basis consistent with accounting principles generally accepted in the United States of America (generally accepted accounting principles).

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2023.

**SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
OSCEOLA COUNTY, FLORIDA
OTHER INFORMATION – DATA ELEMENTS
REQUIRED BY FL STATUTE 218.39(3)(C)
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2023
UNAUDITED**

<u>Element</u>	<u>Comments</u>
Number of District employees compensated in the last pay period of the District's fiscal year being reported.	3
Number of independent contractors compensated to whom nonemployee compensation was paid in the last month of the District's fiscal year being reported.	9
Employee compensation	\$3,324.60
Independent contractor compensation	\$503,444.90
Construction projects to begin on or after October 1; (\$65K)	\$0.00
Budget variance report	See the Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual - General Fund
Non ad valorem special assessments;	Not applicable
Special assessment rate	Operations and maintenance \$241.32 - \$454.25 Debt service \$850.00 - \$1,691.05
Special assessments collected	\$3,312,312
Outstanding Bonds:	see Note 6 for details



INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

To the Board of Supervisors
Shingle Creek Community Development District
Osceola County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of Shingle Creek Community Development District, Osceola County, Florida ("District") as of and for the fiscal year ended September 30, 2023, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our opinion thereon dated June 19, 2024.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

June 19, 2024



**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE
REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY
RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
Shingle Creek Community Development District
Osceola County, Florida

We have examined Shingle Creek Community Development District, Osceola County, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2023. Management is responsible for District's compliance with those requirements. Our responsibility is to express an opinion on District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the District complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the District complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

We are required to be independent and to meet our other ethical responsibilities in accordance with relevant ethical requirements relating to the examination engagement.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2023.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, management, and the Board of Supervisors of Shingle Creek Community Development District, Osceola County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

June 19, 2024



**MANAGEMENT LETTER PURSUANT TO THE RULES OF
THE AUDITOR GENERAL FOR THE STATE OF FLORIDA**

To the Board of Supervisors
Shingle Creek Community Development District
Osceola County, Florida

Report on the Financial Statements

We have audited the accompanying basic financial statements of Shingle Creek Community Development District, Osceola County, Florida ("District") as of and for the fiscal year ended September 30, 2023 and have issued our report thereon dated June 19, 2024.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Florida Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the Financial Statements Performed in Accordance with *Government Auditing Standards*; and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated June 19, 2024, should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General for the State of Florida. Accordingly, in connection with our audit of the financial statements of the District, as described in the first paragraph, we report the following:

- I. Current year findings and recommendations.**
- II. Status of prior year findings and recommendations.**
- III. Compliance with the Provisions of the Auditor General of the State of Florida.**

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, management, and the Board of Supervisors of Shingle Creek Community Development District, Osceola County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

We wish to thank Shingle Creek Community Development District, Osceola County, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements, and the courtesies extended to us.

June 19, 2024

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS

None

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2022.

2. Any recommendations to improve the local governmental entity's financial management.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2023.

3. Noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2023.

4. The name or official title and legal authority of the District are disclosed in the notes to the financial statements.

5. The District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.

6. We applied financial condition assessment procedures, and no deteriorating financial conditions were noted as of September 30, 2023. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

7. Management has provided the specific information required by Section 218.39(3)(c) in the Other Information section of the financial statements on page 23.

SECTION VIII

TEMPORARY ACCESS EASEMENT AGREEMENT
BY AND BETWEEN SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
AND DORIS OCHOA & EDGAR ROA

This **Temporary Access Easement Agreement** (“Easement Agreement”) is made and entered into this 26 day of June , 2024, by and between:

Shingle Creek Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, being situated in Osceola, County, Florida, and whose mailing address is 219 East Livingston Street, Orlando, Florida 32801 (the “District”); and

Doris Ochoa & Edgar Roa, whose mailing address is 4627 Rhythm Way Kissimmee FL, 34746 (the “Homeowners”).

WITNESSETH

WHEREAS, the District was established pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the “Act”), by an ordinance of the Osceola County, Florida, County Commission, (the “Ordinance”) and is validly existing under the Constitution and laws of the State of Florida; and

WHEREAS, the District is the owner of certain lands in Osceola County, Florida, more particularly described as Storey Lake PB 23 PG 150-167 Tract D2 Stormwater as recorded in the Records of Osceola County, Florida (Parcel ID 01-25-28-5099-0001-0D20) (the “District Property”); and

WHEREAS, Homeowners are the owner of the property within the District having the address of 4627 Rhythm Rd Kissimmee, FL 34746 with a legal description of Storey Lake Tract K PB 26 Pgs.28-32 Lot 2 as recorded in the Records of Osceola County, Florida (Parcel ID 01-25-28-5106-001-0020 (the “Homeowners’ Property”); and

WHEREAS, Homeowners have requested that the District grant to them a temporary, nonexclusive easement over a portion of the District Property for the purpose of gaining access to Homeowners’ Property for the construction of a swimming pool in the rear yard at Homeowners’ Property, and the District is agreeable to granting such an easement on the terms and conditions set forth herein; and

WHEREAS, the portion of District Property over which the temporary easement (the “Easement Property”) is requested is shown on **Exhibit A**, attached hereto and made a part hereof.

NOW, THEREFORE, in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration and the mutual covenants of the parties, the receipt and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

1. RECITALS. The foregoing recitals are true and correct and by this reference are incorporated as a material part of this Easement Agreement.

2. GRANT OF EASEMENT. The District hereby grants to Homeowners a temporary, non-exclusive easement over, upon, under, through, and across the Easement Property for the sole purpose of Homeowners (and its contractors) gaining access to their lot for the purpose of construction of a swimming pool in the rear yard at Homeowners' Property (the "Easement"). Homeowner agrees that the Easement will only be used for access to the rear portion of their property for construction of a swimming pool and related repair of the Easement Property. No dump trucks, pickups or other vehicles will be parked or left overnight on the Easement Property. No materials shall be placed or stored on the Easement Property. The Homeowners agree and acknowledge that, while the District grants access across the Easement Property, as depicted on **Exhibit A**, the District makes no representations or warranties of any kind that Homeowner has authority to access road right of way or that the Easement Property is suitable for vehicular, or any other, use; the Homeowners' use of the Easement Property is solely at its own risk. Homeowners shall be responsible for securing all required HOA approvals and permits from the Osceola County or any other governmental entity or agency having jurisdiction thereof in connection with the excavation and construction of the swimming pool and any related improvements in the rear yard of Homeowners' Property. Nothing herein shall be interpreted or construed to grant any easement or other rights, temporary or otherwise, over any property other than the Easement Property.

3. TERM. Homeowners shall be permitted to use the Easement until the earlier of the completion of the excavation and construction of the swimming pool in the rear yard at Homeowner's Property for one hundred twenty (120) days from the date of this Easement, at which time the Easement shall automatically terminate.

4. INDEMNIFICATION.

a. Homeowners agree to indemnify and hold the District harmless from and against any and all damages, losses or claims, including but not limited to legal fees and expenses, to the extent that such damages, losses or claims are attributable to actions, omissions or negligence in the use of the Easement Property by Homeowners, their employees, agents, assignees, and/or contractors (or their subcontractors, employees, materialmen or independent contractors).

b. Homeowners agree that nothing contained in this Easement Agreement shall constitute or be construed as a waiver of the District's limitations on liability set forth in Section 768.28, Florida Statutes, and other law.

5. DAMAGE. In the event that Homeowners, their respective employees, agents, assignees and/ or contractors (or their subcontractors, employees, materialmen or independent

contractors) cause damage to the Easement Property or any of the improvements located within the Easement Property or causes damage to the District's other property or any improvements located thereon, in the exercise of the easement rights granted herein, Homeowners, at Homeowners' sole cost and expense, agree to commence and diligently pursue the restoration of the same and the improvements so damaged to as nearly as practical to the original condition and grade, including, without limitation, repair and replacement of any landscaping, hardscaping, plantings, ground cover, irrigation systems, roadways, driveways, sidewalks, parking areas, fences, walks, utility lines, stormwater facilities, pumping facilities, pumps and other structures, within thirty (30) days after receiving written notice of the occurrence of any such damage. The Homeowners shall allow no lien to attach to the Easement Property or any improvements located on said property or District's other property arising out of work performed by, for, or on behalf of Homeowners.

6. DEFAULT. A default by any party under this Easement Agreement shall entitle any other to all remedies available at law or in equity, which may include but not be limited to the right of actual damages, injunctive relief and/or specific performance.

7. ENFORCEMENT OF AGREEMENT. In the event that either the District or Homeowners seek to enforce this Easement Agreement by court proceedings or otherwise, then the prevailing party shall be entitled to recover all fees and costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution or appellate proceedings.

8. NOTICES. Any notice, demand, consent, authorization, request, approval or other communication that any party is required, or may desire, to give to or make upon the other party pursuant to this Agreement shall be effective and valid only if in writing, signed by the party giving notice and delivered personally to the other parties or sent by express 24-hour guaranteed courier or delivery service or by certified mail of the United States Postal Service, postage prepaid and return receipt requested, addressed to the other party as follows (or to such other place as any party may by notice to the others specify):

To Homeowners: Doris Ochoa & Edgar Roa
4627 Rhythm Rd
Kissimmee, FL 34746

To the District: Shingle Creek Community Development
District
219 E. Livingston St.
Orlando, Florida 32801
Attn: District Manager

With a copy to: Jan Albanese Carpenter, Esq.
Latham, Luna, Eden & Beaudine, LLP.
201 South Orange Ave., Suite #1400
Orlando, Florida 32801

Notice shall be deemed given when received, except that if delivery is not accepted, notice shall be deemed given on the date of such non-acceptance. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day shall be deemed received on the next business day. If any time for giving notice would otherwise expire on a non-business day, the notice period shall be extended to the next succeeding business day. Saturdays, Sundays and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for Homeowner may deliver Notice on behalf of the District and Homeowner.

9. THIRD PARTIES. This Easement Agreement is solely for the benefit of the formal parties hereto, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Easement Agreement. Nothing in this Easement expressed or implied is intended or shall be construed to confer upon any person or legal entity other than the parties hereto any right, remedy, or claim under or by reason of this Easement Agreement or any of the provisions or conditions hereof. The District shall be solely responsible for enforcing its rights under this Easement Agreement against any interfering third party. Nothing contained in this Easement Agreement shall limit or impair the District's right to protect their rights from interference by a third party.

10. ASSIGNMENT. No party may assign, transfer or license all or any portion of its rights under this Easement Agreement without the prior written consent of the other parties.

11. CONTROLLING LAW. This Easement Agreement shall be construed, interpreted and controlled according to the laws of the State of Florida.

12. PUBLIC RECORDS. Homeowners understand and agree that all documents of any kind provided to the District or to District Staff in connection with this Easement Agreement are public records and are to be treated as such in accordance with Florida law.

13. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Easement Agreement shall not affect the validity or enforceability of the remaining portions of this Easement Agreement, or any part of this Easement Agreement not held to be invalid or unenforceable.

14. BINDING EFFECT. This Easement Agreement and all of the provisions, representations, covenants, and conditions contained herein shall be binding upon and inure to the benefit of the parties hereto and their respective successors and permitted assigns.

15. AUTHORIZATION. By execution below, the undersigned represent that they have been duly authorized by the appropriate body or official of their respective entity to execute this

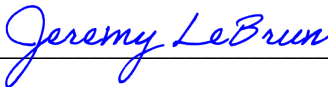
Easement Agreement, and that each party has complied with all the requirements of law and has full power and authority to comply with the terms and provisions of this instrument.

16. AMENDMENTS. Amendments to and waivers of the provisions contained in this Easement Agreement may be made only by an instrument in writing which is executed by all parties hereto.

17. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Easement Agreement.

IN WITNESS WHEREOF, the parties have caused this instrument to be executed by their duly authorized officers effective as of the day and year first above written.

**SHINGLE CREEK COMMUNITY
DEVELOPMENT DISTRICT:**




Print name: Jeremy LeBrun

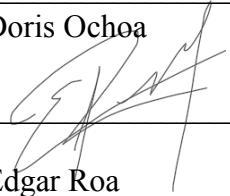
Title: District Manager

Date: 6/27/24

HOMEOWNERS:



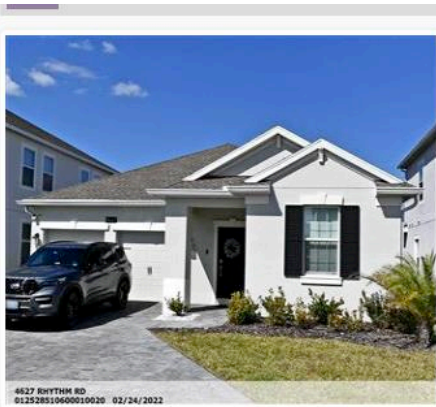
Doris Ochoa



Edgar Roa

Date: 06-26-2024

EXHIBIT A Easement Property

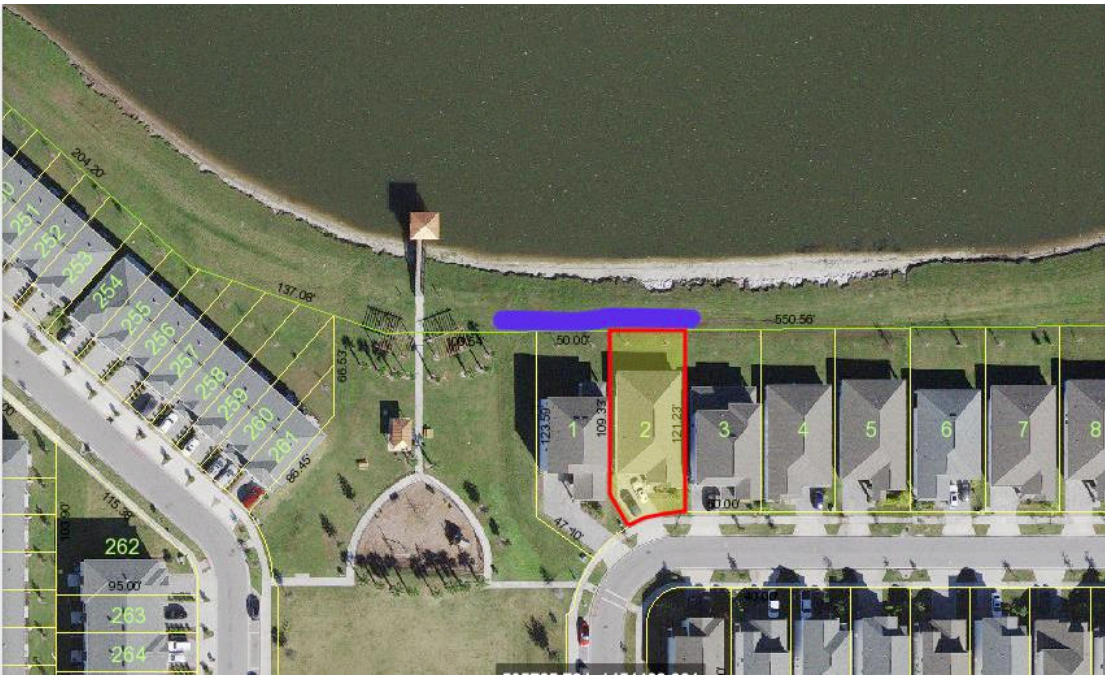


4627 RHYTHM RD
012528510600010020 02/24/2022

TRIM Notice Property Record Card
Tax Collector **NEW - Bird's Eye View**

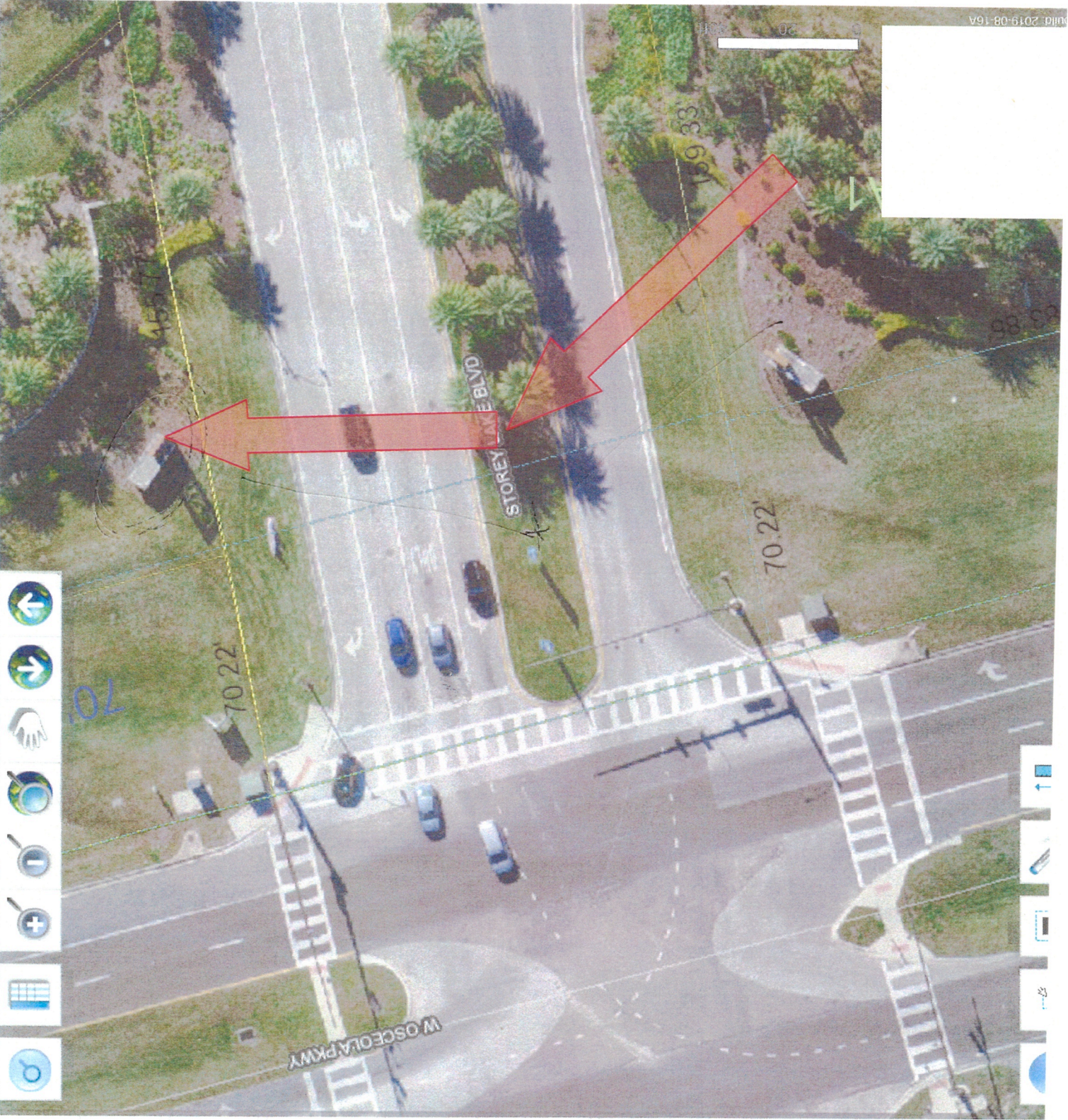
Info Values Building Land XFOB Sales

Parcel [01-25-28-5106-0001-0020](#)
Owner Name OCHOA DORIS
ROA EDGAR
Mailing Address 4627 RHYTHM RD
KISSIMMEE, FL 34746



****Blue line = Approximately 25 feet width of easement area****

SECTION IX



Katrina S. Scarborough
Osceola County Property Appraiser

Search: Clear Results
 Address Owner PIN

Home Base Maps Layers Sales Identity Tools Print

the 1990s, the number of people in the world who are under 15 years of age is expected to increase from 1.1 billion to 1.5 billion (United Nations 1998).

There are a number of reasons why the number of children in the world is increasing. One of the main reasons is that the number of children who are surviving to adulthood is increasing. This is due to a number of factors, including improved medical care, better nutrition, and a decrease in child mortality. As a result, more children are surviving to adulthood and contributing to the population growth.

Another reason why the number of children in the world is increasing is that the number of children who are being born is increasing. This is due to a number of factors, including a decrease in the age at which women are having children and an increase in the number of children born to each woman.

There are a number of challenges that are associated with the increasing number of children in the world. One of the main challenges is that there are not enough resources to care for all of the children. This is particularly true in developing countries, where there is a lack of access to education, healthcare, and other basic services.

Another challenge is that there are not enough jobs for all of the children who are growing up. This is particularly true in developing countries, where there is a high unemployment rate and a lack of opportunities for young people.

There are a number of ways that we can address these challenges. One way is to invest in education and healthcare for children. This will help to ensure that all children have the opportunity to reach their full potential.

Another way is to create more jobs for young people. This can be done by supporting small businesses and providing training and education for young people.

It is important that we take action now to address these challenges. If we do not, the number of children in the world who are living in poverty and without access to basic services will continue to increase.

There are a number of organizations that are working to address these challenges. One of the most well-known is UNICEF, which is the United Nations Children's Fund. UNICEF works to provide children with access to education, healthcare, and other basic services.

Another organization is the World Bank, which provides financial assistance to developing countries. The World Bank also works to improve the lives of children in developing countries by providing access to education and healthcare.

There are many other organizations that are working to address these challenges. It is important that we all work together to ensure that all children have the opportunity to reach their full potential.

The number of children in the world is increasing, and there are a number of challenges that are associated with this increase. It is important that we take action now to address these challenges and ensure that all children have the opportunity to reach their full potential.

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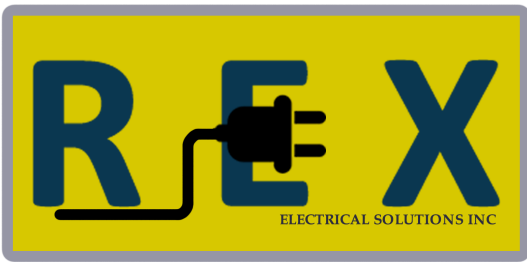
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Nick@Rexelectric.net
(407) 873-2231

June 10, 2024
EC13006779

Proposal Submitted To:
Name: Talbot Custom Homes
City/State:
Phone:

Location of Work:
Street: Storey Lake Blvd
City/State: Kissimmee, FL
Model: Lighting power repair

**WE HEREBY PROPOSE TO FURNISH LABOR & MATERIALS FOR:
THE FOLLOWING**

300'-2" underground conduit and 120 volt wiring
2-Directional bores under roadway
3-24" in ground electrical pull boxes
7-WP GFI and WP cover replacements
5-300 watt 120/12 volt transformers

Exclusions: Sod/Landscaping repairs, existing utility damage

We hereby furnish labor & materials complete to the above
Specifications for the sum of (\$27,000.00) with payment to be made as follows:
50% due at commencement (\$13,500.00) remainder upon completion (\$13,500.00)

This Proposal May Be Withdrawn By Us If Not Accepted Within 30 Days

Authorized Signature _____

ACCEPTANCE OF PROPOSAL

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



ELECTRICAL PROPOSAL

PROPOSAL # DATE

SP23399 REV/2	6/24/2024
---------------	-----------

600 N. Thacker Ave. Suite A
 KISSIMMEE, FL 34741
 (407) 572-2100/(407)932-1135fax EC0001017

Attn: Alan Scheerer Phone: 407-398-2890 Email: Ascheerer@gmscfl.com Ref: Entry Lighting New Feed Site: Osceola Pkwy/Story Lk Blvd

TO: Storey Lake Shingle Creek
 C/O GMS
 219 East Livingston Street
 Orlando, Florida 32801

We hereby submit specifications and estimates for:

In the event of a dispute regarding this proposal venue is established in Osceola County Florida.

> Terry's Electric, Inc. proposes to provide labor, material, equipment, and supervision as follows:

- Replace (7) 20 AMP GFCI receptacles.
- Replace (7) GFCI W/P outlet cover plates.
- Replace (5) landscape light transformers.
- All sod and landscape repair and replacement to be done by others.
- Provide road bore from panel box to center median approximately 95 feet.
- Provide road bore from panel box to center median to exit side area by sign area approximately 115 feet.
- Ground Penetrating Radar (GPR) to be done before bore begins.
- Provide and install new feed wires through conduit to power up transformers and GFCI outlets.
- Quote given does not include the replacement of the low voltage lighting and garden posts.

Notes:

- 1) Permit fees are not included in bid.
- 2) Not responsible for pipe, wire, or any similar utilities underground that are subject to damages.
- 3) Not responsible for landscape or sod repair.
- 4) Based on using existing circuits in existing locations.
- 5) Not responsible for drywall / paint damage. Care will be taken to avoid such a situation.
- 6) Monthly billing based on percentage of work completed or stored material.
- 7) The proposal is to be signed and returned before work begins.
- 8) To be paid in full upon completion.

"Warranty: We guarantee for (1) year against defects in material and workmanship. Failure due to misuse, vandalism, fire, damage, and/or natural causes are not covered by this warranty."

We Propose hereby to furnish material and labor-- complete in accordance with the above specifications, for the sum of:

Nineteen Thousand Nine Hundred and Eighty dollars dollars \$ **\$19,980.00**

Payment to be made as follows:
 Invoiced upon completion of work. Payment due ten (10) days upon receipt of invoice. Finance charge of 1 1/2 % per month (18% per annum)
 will be charged on all invoices not paid within 30days.

All material is guaranteed to be as specified. All work to be completed in a professional manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are fully covered by Worker's Compensation insurance. Owner or agent agrees to liability for costs of collection, including attorney's fees. This proposal is based on material pricing for the date listed above, uncertainties in commodity markets may require pricing adjustments at the time of installation/construction.

Authorized Signature _____
Charlie Westerblade
Terry's Electric, Inc
Terry's reserves the right to withdraw this proposal at any time for any reason.
 Customer responsible for restocking fees imposed by the supplier on any special order material if customer cancels contract.

Acceptance of Proposal -- 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.

Date of Acceptance: _____

Signature _____
(customer)
 Print _____

SECTION X

SECTION A

SECTION 1



LATHAM, LUNA,
EDEN & BEAUDINE, ^{LLP}
ATTORNEYS AT LAW

MICHAEL J. BEAUDINE
JAN ALBANESE CARPENTER
DANIEL H. COULTOFF
SARAH M. DINON
JENNIFER S. EDEN
DOROTHY F. GREEN
BRUCE D. KNAPP
PETER G. LATHAM

201 SOUTH ORANGE AVENUE, SUITE 1400
ORLANDO, FLORIDA 32801
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32802
TELEPHONE: (407) 481-5800
FACSIMILE: (407) 481-5801
WWW.LATHAMLUNA.COM

JAY E. LAZAROVICH
MARC L. LEVINE
JUSTIN M. LUNA
LORI T. MILVAIN
BENJAMIN R. TAYLOR
CHRISTINA Y. TAYLOR
KRISTEN E. TRUCCO
DANIEL A. VELASQUEZ

To: CDD Board of Supervisors

From: District Counsel (Jan Albanese Carpenter, Esq., Jay E. Lazarovich, Esq. and Kristen E. Trucco, Esq.)

Re: Recently Enacted Legislation (2024)

Date: May 31, 2024

We are providing you with information about new legislation which affects special districts in the State of Florida. House Bill (“HB”) 7013 was recently signed into law and will go into effect July 1, 2024.

HB 7013 creates a requirement for special districts, including community development districts (“CDDs”), to prepare and publish a report of goals/objectives, performance measurement standards for such goals/objectives and the results of such goals/objectives. Specifically, **by October 1, 2024**, or by the end of the first full fiscal year after the establishment of a special district, whichever is later, “each special district **must** establish goals and objectives for each program and activity undertaken by the district, as well as performance measures and standards to determine if the district’s goals and objectives are being achieved.” **By December 1 of each year thereafter** (beginning December 1, 2025), an annual report must be prepared and published on the district’s website describing the goals and objectives achieved or failed to be achieved, as well as the performance measures and standards used by the district to make that determination. *District Managers should prepare draft goals/objectives and performance measures and standards for review and adoption by CDD boards at or before the CDD’s September board meeting. Boards may ultimately decide to tailor those goals and objectives, as well as the measurement standards for each goal, to their specific CDD.*

HB 7013 also repealed Section 190.047, *Florida Statutes*, which, among other things, required CDDs to hold a referendum at a general election on the question of whether to incorporate after certain requirements were met by the CDD. Effective July 1, 2024, CDDs will no longer be required to conduct such a referendum.

HB 7013 added a number of other provisions that are applicable to special districts. However, CDDs were specifically excluded from those provisions in the text of the new legislation. More detail on the new provisions that do not apply to CDDs is available upon request. Please feel free to contact the District Manager or our office should you have any questions on this new legislation or any other CDD requirements.

Thank you.

SECTION B

SECTION 1



MADDEN

MOORHEAD & STOKES, LLC
CIVIL ENGINEERS

June 19, 2024

Mr. Jeremy LeBrun, District Manager
Shingle Creek Community Development District
Government Management Services - Central Florida, LLC
219 East Livingston Street
Orlando, FL 32801

**RE: Master Trust Indenture - 2024 Annual Project Report
Shingle Creek Community Development District
Bond Series 2015 and 2019**

Dear Mr. LeBrun:

In accordance with section 9.21 of the Shingle Creek Community Development District's Master Trust Indenture, an annual inspection is required to report on whether the project is being maintained in good repair, working order, and condition.

This letter is to confirm that Madden, Moorhead & Stokes, LLC inspected the facilities that are owned and maintained by the District on May 30, 2024. Based on this inspection, the constructed portions of the project are in good condition and are well maintained. No deficiencies were observed within the master stormwater management system that would preclude its normal operation. Minor maintenance items have been identified and a list has been sent to the District Manager for review and completion. Generally, the project is in excellent condition.

We reviewed the Operation and Maintenance budget for Fiscal Year 2024 and believe that it is sufficient for the proper operation and maintenance of the District's infrastructure. Regarding property insurance, we have reviewed the current policy coverage and limits and believe this to be adequate for the community.

If you have any questions or concerns, please do not hesitate to contact my office.

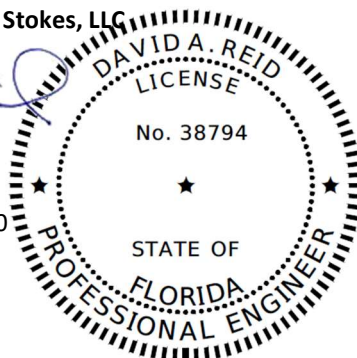
Sincerely,

Madden, Moorhead & Stokes, LLC

David A. Reid, PE

VP - Operations

(407) 629-8330 ext. 150



SECTION C

SECTION 1

Shingle Creek

Community Development District

Summary of Invoices

May 28, 2024 - July 29, 2024

Fund	Date	Check No.'s	Amount
General Fund			
	6/6/24	905-907	\$ 28,390.39
	6/12/24	908-909	-
	6/13/24	910-913	10,195.76
	6/20/24	914-918	138,733.70
	6/26/24	919-920	1,858.80
	7/3/24	921-923	25,940.39
	7/9/24	924	1,768.70
	7/11/24	925	5,474.82
	7/25/24	926-928	3,804.86
			\$ 216,167.42
Payroll			
	<u>May 2024</u>		
	Adam Morgan	50049	\$ 184.70
	Patrick Bonin Jr.	50050	\$ 184.70
			\$ 369.40
TOTAL			\$ 216,536.82

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
6/06/24	00007	6/01/24 97200	202406 320-53800-47000	WATERWAY MNT-3 POND-JUN24	*	840.00		
		6/01/24 97200	202406 320-53800-47000	ADD.4POND-STOREY LK-JUN24	*	210.00		
		6/01/24 97200	202406 320-53800-47000	ADD.SERVICE-3 PONDS-JUN24	*	240.00		
		6/01/24 97200	202406 320-53800-47000	STOREYTELLING WAY - JUN24	*	35.00		
							AQUATIC WEED CONTROL, INC.	1,325.00 000905
6/06/24	00023	6/01/24 104428	202406 320-53800-46200	LANDSCAPE MAINT JUN24	*	23,390.39		
							DOWN TO EARTH LAWNCARE II, INC	23,390.39 000906
6/06/24	00030	6/03/24 25990	202405 310-51300-32300	FY23 AUDIT SERVICES MAY23	*	3,675.00		
							GRAU & ASSOCIATES	3,675.00 000907
6/12/24	00012	6/11/24 06112024	202406 300-20700-10000	FY24 DEBT SERV SER 2015	*	13,969.41		
		6/11/24 06112024	202406 300-20700-10000	FY24 DEBT SERV SER 2015	V	13,969.41-		
							SHINGLE CREEK CDD C/O REGIONS BANK	.00 000908
6/12/24	00012	6/11/24 06112024	202406 300-20700-10100	FY24 DEBT SERV SER 2019	*	11,042.77		
		6/11/24 06112024	202406 300-20700-10100	FY24 DEBT SERV SER 2019	V	11,042.77-		
							SHINGLE CREEK CDD C/O REGIONS BANK	.00 000909
6/13/24	00023	5/30/24 103720	202405 320-53800-46400	RPLC BAD DECODER ZONE#2&3	*	441.00		
		5/31/24 105188	202405 320-53800-46400	RPLC IRG TIMER/2 DECODERS	*	2,416.00		
							DOWN TO EARTH LAWNCARE II, INC	2,857.00 000910
6/13/24	00011	6/01/24 215	202406 310-51300-34000	MANAGEMENT FEES JUN24	*	3,246.25		
		6/01/24 215	202406 310-51300-35200	WEBSITE ADMIN JUN24	*	100.00		
		6/01/24 215	202406 310-51300-35100	INFORMATION TECH JUN24	*	150.00		
		6/01/24 215	202406 310-51300-31300	DISSEMINATION FEE JUN24	*	583.33		
		6/01/24 215	202406 310-51300-51000	OFFICE SUPPLIES	*	.03		

SHIN SHINGLE CREEK TVISCARRA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
6/01/24		215	POSTAGE	202406	310-51300-42000			*	10.25		
6/01/24		215	COPIES	202406	310-51300-42500			*	25.65		
6/01/24		216	FIELD MANAGEMENT JUN24	202406	320-53800-12000			*	1,391.25		
6/01/24		216A	USPS-MAIL 941FORM-1ST QTR	202404	310-51300-42000			*	.79		
GOVERNMENTAL MANAGEMENT SERVICES										5,507.55	000911
6/13/24	00041	5/28/24	023066.0 RESEARCH TRACT A/ANN.RPT	202405	310-51300-31100			*	527.70		
MADDEN MOORHEAD & STOKES LLC										527.70	000912
6/13/24	00013	5/31/24	94138849 RFQ ENG.SRVCS 05/28/24	202405	310-51300-48000			*	512.01		
		5/31/24	94138849 FY24/25 BDGT/MTG 06/03/24	202405	310-51300-48000			*	594.50		
		5/31/24	94138849 NOT.QUALIFY BRD 06/10/24	202405	310-51300-48000			*	197.00		
ORLANDO SENTINEL										1,303.51	000913
6/20/24	00014	4/01/24	2173A SITE/INSPECT COORD TREAT	202403	320-53800-46300			*	2,000.00		
		4/01/24	2173A MAINTENANCE EVENT MAR24	202403	320-53800-46300			*	8,700.00		
		6/03/24	2276 SITE INSPECT/COORD TREAT	202405	320-53800-46300			*	2,000.00		
		6/03/24	2276 SUMMER 2024 MAINT EVENT	202405	320-53800-46300			*	8,700.00		
AUSTIN ECOLOGICAL CONSULTANTS LLC										21,400.00	000914
6/20/24	00036	6/14/24	5555 INST.NEW PRECAST SGN TRIM	202406	320-53800-48000			*	485.00		
		6/15/24	5556 CLN MORTAR/GROUT/INST.STN	202406	320-53800-48000			*	2,360.00		
BERRY CONSTRUCTION INC										2,845.00	000915
6/20/24	00016	6/17/24	129448 HOA CLBHS TRNSFR/TRACT A	202405	310-51300-31500			*	2,338.50		
LATHAM,LUNA,EDEN & BEAUDINE,LLP										2,338.50	000916
6/20/24	00012	6/18/24	06182024 FY24 DEBT SRVCS SER2015	202406	300-20700-10000			*	62,636.38		
SHINGLE CREEK CDD C/O REGIONS BANK										62,636.38	000917
SHIN SHINGLE CREEK TVISCARRA											

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
6/20/24	00012	6/18/24 06182024	202406 300-20700-10100 FY24 DEBT SRVCS SER2019	SHINGLE CREEK CDD C/O REGIONS BANK	*	49,513.82	49,513.82 000918
6/26/24	00023	6/19/24 106538	202406 320-53800-46400 RPLC 18 BRKN POPUP/DECODE	DOWN TO EARTH LAWN CARE II, INC	*	1,308.80	1,308.80 000919
6/26/24	00005	6/20/24 3419	202406 310-51300-31200 SERIES 2015 ARBITRAGE	LLS TAX SOLUTIONS INC.	*	550.00	550.00 000920
7/03/24	00007	7/01/24 98285	202407 320-53800-47000 WATERWAY MNT-3 POND-JUL24	AQUATIC WEED CONTROL, INC.	*	840.00	1,325.00 000921
		7/01/24 98285	202407 320-53800-47000 ADD.4POND-STOREY LK-JUL24		*	210.00	
		7/01/24 98285	202407 320-53800-47000 ADD.SERVICE-3 PONDS-JUL24		*	240.00	
		7/01/24 98285	202407 320-53800-47000 STOREYTELLING WAY - JUL24		*	35.00	
7/03/24	00023	7/01/24 107931	202407 320-53800-46200 LANDSCAPE MAINT JUL24	DOWN TO EARTH LAWN CARE II, INC	*	23,390.39	23,390.39 000922
7/03/24	00030	6/03/24 25990	202405 310-51300-32300 FY23 AUDIT FINAL PAYMENT	GRAU & ASSOCIATES	*	1,225.00	1,225.00 000923
7/09/24	00023	6/26/24 107013	202406 320-53800-46400 RPLC 27 BRKN POPUP/ZONELN	DOWN TO EARTH LAWN CARE II, INC	*	1,047.30	1,768.70 000924
		6/28/24 108625	202406 320-53800-46400 RPLC 2 ROTORS/35 MPR NOZZ		*	721.40	
7/11/24	00011	7/01/24 217	202407 310-51300-34000 MANAGEMENT FEES JUL24		*	3,246.25	
		7/01/24 217	202407 310-51300-35200 WEBSITE ADMIN JUL24		*	100.00	
		7/01/24 217	202407 310-51300-35100 INFORMATION TECH JUL24		*	150.00	
		7/01/24 217	202407 310-51300-31300 DISSEMINATION FEE JUL24		*	583.33	
		7/01/24 217	202407 310-51300-51000 OFFICE SUPPLIES		*	.27	

SHIN SHINGLE CREEK TVISCARRA

CHECK DATE	VEND#	INVOICE DATE	EXPENSED TO YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
7/01/24	217	202407	310-51300-42000	POSTAGE	*	3.72		
7/01/24	218	202407	320-53800-12000	FIELD MANAGEMENT JUL24	*	1,391.25		
							5,474.82	000925
7/25/24	00036	7/21/24	5597 202407 320-53800-48000	FURN/INST.POST/FENCE SECT	*	485.00		
							485.00	000926
7/25/24	00016	7/16/24	129931 202406 310-51300-31500	AGDA/MTG/CONVEY/PLAT TRCT	*	885.86		
							885.86	000927
7/25/24	00041	7/02/24	023066.0 202406 310-51300-31100	MYG/ANN.RPT/MAP/STRUCTURE	*	2,434.00		
							2,434.00	000928
TOTAL FOR BANK A						216,167.42		
TOTAL FOR REGISTER						216,167.42		

SHIN SHINGLE CREEK TVISCARRA

SECTION 2

Shingle Creek
Community Development District

Unaudited Financial Reporting
June 30, 2024



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Shingle Creek
Community Development District
Balance Sheet
June 30, 2024

	<i>General Fund</i>	<i>Capital Reserve Fund</i>	<i>Debt Service Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Cash - Truist Bank	\$ 137,807	\$ 222,779	\$ -	\$ 360,586
Investments:				
Series 2015				
Reserve	\$ -	\$ -	\$ 726,243	\$ 726,243
Revenue	\$ -	\$ -	\$ 1,317,993	\$ 1,317,993
Interest	\$ -	\$ -	\$ 1,108	\$ 1,108
Sinking Fund	\$ -	\$ -	\$ 1,398	\$ 1,398
Redemption	\$ -	\$ -	\$ 1,761	\$ 1,761
Series 2019				
Reserve	\$ -	\$ -	\$ 574,197	\$ 574,197
Revenue	\$ -	\$ -	\$ 592,488	\$ 592,488
Interest	\$ -	\$ -	\$ 915	\$ 915
Sinking Fund	\$ -	\$ -	\$ 1,399	\$ 1,399
Redemption	\$ -	\$ -	\$ 793	\$ 793
Principal	\$ -	\$ -	\$ 789	\$ 789
Prepaid Expenses	\$ -	\$ -	\$ -	\$ -
State Board of Administration	\$ 332,118	\$ 569,394	\$ -	\$ 901,512
Due From General Fund	\$ -	\$ -	\$ -	\$ -
Deposits	\$ 6,131	\$ -	\$ -	\$ 6,131
Total Assets	\$ 476,056	\$ 792,173	\$ 3,219,083	\$ 4,487,312
Liabilities:				
Accounts Payable	\$ 6,375	\$ -	\$ -	\$ 6,375
Due to Debt Service 2015	\$ -	\$ -	\$ -	\$ -
Due to Debt Service 2019	\$ -	\$ -	\$ -	\$ -
Total Liabilities	\$ 6,375	\$ -	\$ -	\$ 6,375
Fund Balances:				
Assigned For Debt Service 2015	\$ -	\$ -	\$ 2,048,502	\$ 2,048,502
Assigned For Debt Service 2019	\$ -	\$ -	\$ 1,170,581	\$ 1,170,581
Unassigned	\$ 469,681	\$ -	\$ -	\$ 469,681
Total Fund Balances	\$ 469,681	\$ 792,173	\$ 3,219,083.45	\$ 4,480,938
Total Liabilities & Fund Equity	\$ 476,056	\$ 792,173	\$ 3,219,083	\$ 4,487,312

Shingle Creek

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2024

	Adopted Budget	Prorated Budget Thru 06/30/24	Actual Thru 06/30/24	Variance
Revenues:				
Special Assessments	\$ 695,074	\$ 695,074	\$ 701,261	\$ 6,187
Interest	\$ 3,500	\$ 2,625	\$ 14,757	\$ 12,132
Total Revenues	\$ 698,574	\$ 697,699	\$ 716,018	\$ 18,319
Expenditures:				
Administrative:				
Supervisor Fees	\$ 12,000	\$ 9,000	\$ 2,800	\$ 6,200
FICA Expense	\$ 918	\$ 689	\$ 214	\$ 474
Engineering Fees	\$ 15,000	\$ 11,250	\$ 4,138	\$ 7,112
Attorney	\$ 25,000	\$ 18,750	\$ 7,103	\$ 11,647
Arbitrage	\$ 1,100	\$ 1,100	\$ 1,100	\$ -
Dissemination	\$ 7,000	\$ 5,250	\$ 5,250	\$ 0
Annual Audit	\$ 4,900	\$ 4,900	\$ 4,900	\$ -
Trustee Fees	\$ 7,000	\$ 3,500	\$ 3,500	\$ -
Assessment Administration	\$ 5,300	\$ 5,300	\$ 5,300	\$ -
Management Fees	\$ 38,955	\$ 29,216	\$ 29,216	\$ -
Information Technology	\$ 1,800	\$ 1,350	\$ 1,350	\$ -
Website Maintenance	\$ 1,200	\$ 900	\$ 900	\$ -
Telephone	\$ 200	\$ 150	\$ -	\$ 150
Postage	\$ 500	\$ 375	\$ 194	\$ 181
Printing & Binding	\$ 500	\$ 500	\$ 77	\$ 424
Insurance	\$ 11,800	\$ 11,800	\$ 11,068	\$ 732
Legal Advertising	\$ 2,500	\$ 1,875	\$ 1,304	\$ 571
Other Current Charges	\$ 600	\$ 450	\$ 485	\$ (35)
Office Supplies	\$ 200	\$ 150	\$ 16	\$ 134
Property Appraiser Fee	\$ 1,100	\$ 1,100	\$ 888	\$ 212
Property Taxes	\$ 700	\$ 637	\$ 637	\$ -
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total Administrative:	\$ 138,448	\$ 108,417	\$ 80,614	\$ 27,802
Operations & Maintenance				
Field Services	\$ 16,695	\$ 12,521	\$ 12,521	\$ -
Property Insurance	\$ 18,150	\$ 18,150	\$ 17,231	\$ 919
Electric	\$ 10,080	\$ 7,560	\$ 6,016	\$ 1,544
Streetlights	\$ 98,910	\$ 74,183	\$ 76,208	\$ (2,026)
Water & Sewer	\$ 22,050	\$ 16,538	\$ 9,070	\$ 7,468
Landscape Maintenance	\$ 298,270	\$ 223,703	\$ 210,514	\$ 13,189
Landscape Contingency	\$ 15,000	\$ 11,250	\$ 868	\$ 10,382
London Creek Ranch Maintenance	\$ 32,100	\$ 24,075	\$ 21,400	\$ 2,675
Lake Maintenance	\$ 17,000	\$ 12,750	\$ 11,925	\$ 825
Lake Contingency	\$ 1,250	\$ 938	\$ -	\$ 938
Drainage R&M	\$ 2,500	\$ 1,875	\$ -	\$ 1,875
Irrigation Repairs	\$ 25,000	\$ 18,750	\$ 10,504	\$ 8,246
Lighting Maintenance	\$ 2,500	\$ 1,875	\$ 840	\$ 1,035
Repairs & Maintenance	\$ 10,000	\$ 7,500	\$ 3,129	\$ 4,371
Pressure Washing	\$ 5,000	\$ 3,750	\$ -	\$ 3,750
Contingency	\$ 7,500	\$ 5,625	\$ -	\$ 5,625
Total Operations & Maintenance:	\$ 582,005	\$ 441,041	\$ 380,225	\$ 60,816
Reserves				
Capital Reserve Transfer	\$ 94,846	\$ 94,846	\$ 94,846	\$ -
Total Reserves	\$ 94,846	\$ 94,846	\$ 94,846	\$ -
Total Expenditures	\$ 815,299	\$ 644,304	\$ 555,686	\$ 88,618
Excess Revenues (Expenditures)	\$ (116,725)		\$ 160,333	
Fund Balance - Beginning	\$ 116,725		\$ 309,348	
Fund Balance - Ending	\$ -		\$ 469,681	

Shingle Creek

Community Development District

Capital Reserve

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2024

	Adopted Budget	Prorated Budget Thru 06/30/24	Actual Thru 06/30/24	Variance
Revenues:				
Transfer In	\$ 94,846	\$ 94,846	\$ 94,846	\$ -
Interest	\$ 12,000	\$ 9,000	\$ 22,028	\$ 13,028
Total Revenues	\$ 106,846	\$ 103,846	\$ 116,874	\$ 13,028
Expenditures:				
Contingency	\$ 250	\$ 188	\$ 236	\$ (49)
Capital Outlay	\$ 64,485	\$ 48,364	\$ -	\$ 48,364
Total Expenditures	\$ 64,735	\$ 48,551	\$ 236	\$ 48,364
Excess Revenues (Expenditures)	\$ 42,111	\$ 55,295	\$ 116,638	
Fund Balance - Beginning	\$ 674,193		\$ 675,536	
Fund Balance - Ending	\$ 716,304		\$ 792,173	

Shingle Creek

Community Development District

Debt Service Fund - Series 2015

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/24	Thru 06/30/24	Variance
Revenues:				
Special Assessments	\$ 1,434,037	\$ 1,434,037	\$ 1,446,809	\$ 12,772
Interest	\$ 30,000	\$ 22,500	\$ 76,581	\$ 54,081
Total Revenues	\$ 1,464,037	\$ 1,456,537	\$ 1,523,390	\$ 66,853
Expenditures:				
Series 2015				
Interest - 11/01	\$ 490,055	\$ 490,055	\$ 490,055	\$ -
Principal - 11/01	\$ 450,000	\$ 450,000	\$ 450,000	\$ -
Interest - 05/01	\$ 479,930	\$ 479,930	\$ 479,930	\$ -
Total Expenditures	\$ 1,419,985	\$ 1,419,985	\$ 1,419,985	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ 44,052		\$ 103,405	
Fund Balance - Beginning	\$ 1,193,286		\$ 1,945,097	
Fund Balance - Ending	\$ 1,237,338		\$ 2,048,502	

Shingle Creek

Community Development District

Debt Service Fund - Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2024

	Adopted	Prorated Budget	Actual	
	Budget	Thru 06/30/24	Thru 06/30/24	Variance
Revenues:				
Special Assessments	\$ 1,133,601	\$ 1,133,601	\$ 1,143,697	\$ 10,096
Interest	\$ 20,000	\$ 15,000	\$ 52,692	\$ 37,692
Total Revenues	\$ 1,153,601	\$ 1,148,601	\$ 1,196,389	\$ 47,788
Expenditures:				
Series 2019				
Interest - 11/01	\$ 397,272	\$ 397,272	\$ 397,272	\$ -
Principal - 05/01	\$ 345,000	\$ 345,000	\$ 345,000	\$ -
Interest - 05/01	\$ 397,272	\$ 397,272	\$ 397,272	\$ -
Total Expenditures	\$ 1,139,544	\$ 1,139,544	\$ 1,139,544	\$ -
Other Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Excess Revenues (Expenditures)	\$ 14,057		\$ 56,846	
Fund Balance - Beginning	\$ 524,699		\$ 1,113,735	
Fund Balance - Ending	\$ 538,756		\$ 1,170,581	

Shingle Creek
Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Total
Revenues:													
Special Assessments	\$ -	\$ 79,881	\$ 498,703	\$ 21,747	\$ 25,760	\$ 12,468	\$ 21,678	\$ 10,665	\$ 30,360	\$ -	\$ -	\$ -	\$ 701,261
Interest	\$ 988	\$ 641	\$ 1,121	\$ 2,082	\$ 1,949	\$ 2,083	\$ 2,025	\$ 2,087	\$ 1,781	\$ -	\$ -	\$ -	\$ 14,757
Total Revenues	\$ 988	\$ 80,523	\$ 499,824	\$ 23,829	\$ 27,708	\$ 14,551	\$ 23,703	\$ 12,752	\$ 32,140	\$ -	\$ -	\$ -	\$ 716,018
Expenditures:													
Administrative:													
Supervisor Fees	\$ 600	\$ -	\$ 600	\$ -	\$ 600	\$ -	\$ 600	\$ -	\$ 400	\$ -	\$ -	\$ -	\$ 2,800
FICA Expense	\$ 46	\$ -	\$ 46	\$ -	\$ 46	\$ -	\$ 46	\$ -	\$ 31	\$ -	\$ -	\$ -	\$ 214
Engineering Fees	\$ 230	\$ -	\$ 105	\$ 420	\$ 105	\$ 105	\$ 211	\$ 528	\$ 2,434	\$ -	\$ -	\$ -	\$ 4,138
Attorney	\$ 265	\$ 123	\$ 239	\$ 905	\$ 948	\$ 780	\$ 621	\$ 2,339	\$ 886	\$ -	\$ -	\$ -	\$ 7,103
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 550	\$ -	\$ -	\$ 550	\$ -	\$ -	\$ -	\$ 1,100
Dissemination	\$ 583	\$ 583	\$ 583	\$ 583	\$ 583	\$ 583	\$ 583	\$ 583	\$ 583	\$ -	\$ -	\$ -	\$ 5,250
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,900	\$ -	\$ -	\$ -	\$ -	\$ 4,900
Trustee Fees	\$ -	\$ -	\$ -	\$ 3,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,500
Assessment Administration	\$ 5,300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,300
Management Fees	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ 3,246	\$ -	\$ -	\$ -	\$ 29,216
Information Technology	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ 150	\$ -	\$ -	\$ -	\$ 1,350
Website Maintenance	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ -	\$ -	\$ -	\$ 900
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage	\$ 7	\$ 6	\$ 4	\$ 16	\$ 38	\$ 9	\$ 53	\$ 52	\$ 10	\$ -	\$ -	\$ -	\$ 194
Printing & Binding	\$ -	\$ -	\$ -	\$ 0	\$ -	\$ 6	\$ 44	\$ -	\$ 26	\$ -	\$ -	\$ -	\$ 77
Insurance	\$ 11,068	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,068
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,304	\$ -	\$ -	\$ -	\$ -	\$ 1,304
Other Current Charges	\$ 39	\$ 124	\$ 44	\$ 39	\$ 41	\$ 41	\$ 41	\$ 41	\$ 76	\$ -	\$ -	\$ -	\$ 485
Office Supplies	\$ 0	\$ 0	\$ 0	\$ 15	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ -	\$ -	\$ -	\$ 16
Property Appraiser Fee	\$ -	\$ -	\$ -	\$ -	\$ 888	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 888
Property Taxes	\$ -	\$ 637	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 637
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Total Administrative:	\$ 21,810	\$ 4,969	\$ 5,117	\$ 8,973	\$ 6,745	\$ 5,571	\$ 5,695	\$ 13,242	\$ 8,492	\$ -	\$ -	\$ -	\$ 80,614
Operations & Maintenance													
Field Services	\$ 1,391	\$ 1,391	\$ 1,391	\$ 1,391	\$ 1,391	\$ 1,391	\$ 1,391	\$ 1,391	\$ 1,391	\$ -	\$ -	\$ -	\$ 12,521
Property Insurance	\$ 17,231	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,231
Electric	\$ 646	\$ 663	\$ 691	\$ 688	\$ 682	\$ 668	\$ 651	\$ 669	\$ 659	\$ -	\$ -	\$ -	\$ 6,016
Streetlights	\$ 8,444	\$ 8,474	\$ 8,474	\$ 8,471	\$ 8,474	\$ 8,473	\$ 8,473	\$ 8,473	\$ 8,453	\$ -	\$ -	\$ -	\$ 76,208
Water & Sewer	\$ 1,082	\$ 1,011	\$ 1,324	\$ 957	\$ 1,532	\$ 328	\$ 542	\$ 1,892	\$ 400	\$ -	\$ -	\$ -	\$ 9,070
Landscape Maintenance	\$ 23,390	\$ 23,390	\$ 23,390	\$ 23,390	\$ 23,390	\$ 23,390	\$ 23,390	\$ 23,390	\$ 23,390	\$ -	\$ -	\$ -	\$ 210,514
Landscape Contingency	\$ -	\$ 868	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 868
London Creek Ranch Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,700	\$ -	\$ 10,700	\$ -	\$ -	\$ -	\$ -	\$ 21,400
Lake Maintenance	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ 1,325	\$ -	\$ -	\$ -	\$ 11,925
Lake Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Drainage R&M	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Irrigation Repairs	\$ -	\$ 1,270	\$ 1,258	\$ -	\$ -	\$ 760	\$ 1,282	\$ 2,857	\$ 3,078	\$ -	\$ -	\$ -	\$ 10,504
Lighting Maintenance	\$ 840	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 840
Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ 284	\$ -	\$ -	\$ -	\$ 2,845	\$ -	\$ -	\$ -	\$ 3,129
Pressure Washing	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Operations & Maintenance:	\$ 54,349	\$ 38,392	\$ 37,854	\$ 36,223	\$ 37,078	\$ 47,035	\$ 37,055	\$ 50,698	\$ 41,542	\$ -	\$ -	\$ -	\$ 380,225
Reserves													
Capital Reserve Transfer	\$ -	\$ -	\$ 94,846	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 94,846
Total Reserves	\$ -	\$ -	\$ 94,846	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 94,846
Total Expenditures	\$ 76,158	\$ 43,361	\$ 137,817	\$ 45,196	\$ 43,823	\$ 52,606	\$ 42,749	\$ 63,941	\$ 50,033	\$ -	\$ -	\$ -	\$ 555,686
Excess Revenues (Expenditures)	\$ (75,171)	\$ 37,162	\$ 362,007	\$ (21,367)	\$ (16,115)	\$ (38,055)	\$ (19,047)	\$ (51,189)	\$ (17,893)	\$ -	\$ -	\$ -	\$ 160,333

Shingle Creek
Community Development District
Long Term Debt Report

SERIES 2015, SPECIAL ASSESSMENT REVENUE BONDS

INTEREST RATES:	3.625%, 4.500%, 5.125%, 5.400%	
MATURITY DATE:	11/1/2045	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$716,689	
RESERVE FUND BALANCE	\$726,243	
BONDS OUTSTANDING - 9/30/15		\$21,465,000
LESS: PRINCIPAL PAYMENT - 11/1/16		(\$345,000)
LESS: PRINCIPAL PAYMENT - 11/1/17		(\$360,000)
LESS: PRINCIPAL PAYMENT - 11/1/18		(\$370,000)
LESS: PRINCIPAL PAYMENT - 11/1/19		(\$385,000)
LESS: PRINCIPAL PAYMENT - 11/1/20		(\$400,000)
LESS: PRINCIPAL PAYMENT - 11/1/21		(\$415,000)
LESS: PRINCIPAL PAYMENT - 11/1/22		(\$430,000)
LESS: PRINCIPAL PAYMENT - 11/1/23		(\$450,000)

CURRENT BONDS OUTSTANDING	\$18,310,000
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SERIES 2019, SPECIAL ASSESSMENT REVENUE BONDS

INTEREST RATES:	3.625%, 4.000%, 4.750%, 5.000%	
MATURITY DATE:	5/1/2049	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$566,645	
RESERVE FUND BALANCE	\$574,197	
BONDS OUTSTANDING - 2/27/19		\$17,895,000
LESS: PRINCIPAL PAYMENT - 05/1/20		(\$295,000)
LESS: PRINCIPAL PAYMENT - 05/1/21		(\$305,000)
LESS: PRINCIPAL PAYMENT - 05/1/22		(\$320,000)
LESS: PRINCIPAL PAYMENT - 05/1/23		(\$330,000)
LESS: PRINCIPAL PAYMENT - 05/1/24		(\$345,000)

CURRENT BONDS OUTSTANDING	\$16,300,000
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Shingle Creek
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2024

Gross Assessments \$ 739,436.92 \$ 1,525,571.18 \$ 1,205,958.18 \$ 3,470,966.28
 Net Assessments \$ 695,070.70 \$ 1,434,036.91 \$ 1,133,600.69 \$ 3,262,708.30

ON ROLL ASSESSMENTS

21.30% 43.95% 34.74% 100.00%

Date	Distribution	Gross Amount	Commissions	Discount/Penalty	Interest	Net Receipts	O&M Portion	2015 Debt Service Asmt	2019 Debt Service Asmt	Total
11/10/23	ACH	\$30,802.86	\$589.59	\$1,323.60	\$0.00	\$28,889.67	\$6,154.51	\$12,697.69	\$10,037.47	\$28,889.67
11/24/23	ACH	\$367,855.20	\$7,062.83	\$14,713.62	\$0.00	\$346,078.75	\$73,726.85	\$152,109.74	\$120,242.16	\$346,078.75
12/11/23	ACH	\$2,174.12	\$43.13	\$17.62	\$0.00	\$2,113.37	\$450.22	\$928.88	\$734.27	\$2,113.37
12/11/23	ACH	\$2,386,840.98	\$45,827.42	\$95,470.06	\$0.00	\$2,245,543.50	\$478,379.11	\$986,969.09	\$780,195.29	\$2,245,543.49
12/22/23	ACH	\$98,502.34	\$1,903.77	\$3,312.61	\$0.00	\$93,285.96	\$19,873.16	\$41,001.37	\$32,411.43	\$93,285.96
01/10/24	ACH	\$96,163.58	\$1,865.59	\$2,884.85	\$0.00	\$91,413.14	\$19,474.19	\$40,178.22	\$31,760.73	\$91,413.14
01/10/24	ACH	\$8,455.55	\$164.04	\$253.67	\$0.00	\$8,037.84	\$1,712.34	\$3,532.82	\$2,792.68	\$8,037.84
01/31/24	ACH	\$0.00	\$0.00	\$0.00	\$2,632.45	\$2,632.45	\$560.80	\$1,157.02	\$914.62	\$2,632.44
02/08/24	ACH	\$117,367.14	\$2,301.26	\$2,304.59	\$0.00	\$112,761.29	\$24,022.09	\$49,561.23	\$39,177.97	\$112,761.29
02/08/24	ACH	\$8,339.18	\$166.45	\$16.50	\$0.00	\$8,156.23	\$1,737.56	\$3,584.85	\$2,833.81	\$8,156.22
03/08/24	ACH	\$60,311.20	\$1,194.43	\$589.65	\$0.00	\$58,527.12	\$12,468.32	\$25,724.04	\$20,334.76	\$58,527.12
04/08/24	ACH	\$88,424.20	\$1,768.52	\$0.00	\$0.00	\$86,655.68	\$18,460.68	\$38,087.21	\$30,107.79	\$86,655.68
04/08/24	ACH	\$14,857.05	\$297.10	\$0.00	\$0.00	\$14,559.95	\$3,101.78	\$6,399.44	\$5,058.73	\$14,559.95
04/19/24	ACH	\$0.00	\$0.00	\$0.00	\$542.10	\$542.10	\$115.49	\$238.27	\$188.35	\$542.11
05/08/24	ACH	\$45,740.70	\$814.82	\$0.00	\$0.00	\$44,925.88	\$9,570.78	\$19,745.98	\$15,609.12	\$44,925.88
05/08/24	ACH	\$5,341.98	\$106.84	\$0.00	\$0.00	\$5,235.14	\$1,115.27	\$2,300.97	\$1,818.91	\$5,235.15
06/10/24	ACH	\$32,431.71	\$648.63	\$0.00	\$0.00	\$31,783.08	\$6,770.90	\$13,969.41	\$11,042.77	\$31,783.08
06/18/24	ACH	\$112,986.39	\$2,259.73	\$0.00	\$0.00	\$110,726.66	\$23,588.64	\$48,666.97	\$38,471.05	\$110,726.66
07/11/24	ACH	\$0.00	\$0.00	\$0.00	\$287.56	\$287.56	\$61.26	\$126.39	\$99.91	\$287.56
TOTAL		\$ 3,476,594.18	\$ 67,014.15	\$ 120,886.77	\$ 3,462.11	\$ 3,292,155.37	\$ 701,343.95	\$ 1,446,979.59	\$ 1,143,831.82	\$ 3,292,155.36

100.90%	Net Percent Collected
\$ (29,447.07)	Balance Remaining to Collect

SECTION 3



Memorandum

To: Board of Supervisors

From: District Management

Date: August 5, 2024

RE: HB7013 – Special Districts Performance Measures and Standards

To enhance accountability and transparency, new regulations were established for all special districts, by the Florida Legislature, during their 2024 legislative session. Starting on October 1, 2024, or by the end of the first full fiscal year after its creation (whichever comes later), each special district must establish goals and objectives for each program and activity, as well as develop performance measures and standards to assess the achievement of these goals and objectives. Additionally, by December 1 each year (initial report due on December 1, 2025), each special district is required to publish an annual report on its website, detailing the goals and objectives achieved, the performance measures and standards used, and any goals or objectives that were not achieved.

District Management has identified the following key categories to focus on for Fiscal Year 2025 and develop statutorily compliant goals for each:

- Community Communication and Engagement
- Infrastructure and Facilities Maintenance
- Financial Transparency and Accountability

Additionally, special districts must provide an annual reporting form to share with the public that reflects whether the goals & objectives were met for the year. District Management has streamlined these requirements into a single document that meets both the statutory requirements for goal/objective setting and annual reporting.

The proposed goals/objectives and the annual reporting form are attached as exhibit A to this memo. District Management recommends that the Board of Supervisors adopt these goals and objectives to maintain compliance with HB7013 and further enhance their commitment to the accountability and transparency of the District.

Exhibit A:
Goals, Objectives and Annual Reporting Form

Shingle Creek Community Development District Performance Measures/Standards & Annual Reporting Form

October 1, 2024 – September 30, 2025

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

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

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

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

Achieved: Yes No

Goal 1.2: Notice of Meetings Compliance

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

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

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

Achieved: Yes No

Goal 1.3: Access to Records Compliance

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

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

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

Achieved: Yes No

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within district management services agreement

Achieved: Yes No

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.

Achieved: Yes No

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

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

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

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

Achieved: Yes No

Goal 3.2: Financial Reports

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

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

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

Achieved: Yes No

Goal 3.3: Annual Financial Audit

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

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

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

Achieved: Yes No

Chair/Vice Chair: _____

Date: _____

Print Name: _____

Shingle Creek Community Development District

District Manager: _____

Date: _____

Print Name: _____

Shingle Creek Community Development District

SECTION 4

**BOARD OF SUPERVISORS MEETING DATES
SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2024/2025**

The Board of Supervisors of the Shingle Creek Community Development District (“District”) will hold their regular meetings for Fiscal Year 2024/2025 (beginning October 1, 2024, and ending September 30, 2025) at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, FL 33896 at **11:30 a.m. on the 1st Monday of every other month**, unless otherwise indicated, for the purpose of considering any business that may come before the Board on the following dates:

**October 7, 2024
December 2, 2024
February 3, 2025
April 7, 2025
June 2, 2025
August 4, 2025**

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings and workshops may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained by contacting the District Office, Governmental Management Services – Central Florida, LLC, by mail at 219 East Livingston Street, Orlando, FL 32801, or by phone at (407) 841-5524, or by visiting the District’s website: <https://shinglecreekcdd.com/>.

There may be occasions when one or more Board supervisors or staff will participate by speaker telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at any meeting or workshop because of a disability or physical impairment should contact the District Office at 813-533-2950 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

Jeremy Lebrun
District Manager

SECTION 5



LLS Tax Solutions Inc.
2172 W. Nine Mile Rd.
#352
Pensacola, FL 32534
Telephone: 850-754-0311
Email: liscott@llstax.com

June 20, 2024

Ms. Teresa Viscarra
Shingle Creek Community Development District
c/o Governmental Management Services-CF, LLC
1408 Hamlin Avenue, Unit E
St. Cloud, Florida 34771

\$21,465,000
Shingle Creek Community Development District
(Osceola County, Florida)
Special Assessment Bonds, Series 2015
("Bonds")

Dear Ms. Viscarra:

Attached you will find our arbitrage rebate report for the above-referenced Bonds for the annual period ended May 27, 2024 ("Computation Period"). This report indicates that there is no cumulative rebate requirement liability as of May 27, 2024.

The next annual arbitrage rebate calculation date is May 27, 2025. If you have any questions or comments, please do not hesitate to contact me at (850) 754-0311 or by email at liscott@llstax.com.

Sincerely,

Linda L. Scott

Linda L. Scott, CPA

cc: Ms. Janet Ricardo, Regions Bank

***Shingle Creek Community
Development District***

*\$21,465,000 Shingle Creek Community
Development District (Osceola County, Florida)
Special Assessment Bonds, Series 2015*

For the period ended May 27, 2024



LLS Tax Solutions Inc.
2172 W. Nine Mile Rd.
#352
Pensacola, FL 32534
Telephone: 850-754-0311
Email: liscott@llstax.com

June 20, 2024

Shingle Creek Community Development District
c/o Governmental Management Services-CF, LLC
1408 Hamlin Avenue, Unit E
St. Cloud, Florida 34771

Re: \$21,465,000 Shingle Creek Community Development District (Osceola County, Florida) Special Assessment Bonds, Series 2015 (“Bonds”)

Shingle Creek Community Development District (“Client”) has requested that we prepare certain computations related to the above-described Bonds for the period ended May 27, 2024 (“Computation Period”). The scope of our engagement consisted of the preparation of computations to determine the Rebate Requirement for the Bonds for the Computation Period as described in Section 148(f) of the Internal Revenue Code of 1986, as amended (“Code”), and this report is not to be used for any other purpose.

In order to prepare these computations, we were provided by the Client with and have relied upon certain closing documents for the Bonds and investment earnings information on the proceeds of the Bonds during the Computation Period. The attached schedule is based upon the aforementioned information provided to us. The assumptions and computational methods we used in the preparation of the schedule are described in the Summary of Notes, Assumptions, Definitions and Source Information. A brief description of the schedule is also attached.

The results of our computations indicate a negative Cumulative Rebate Requirement of \$(2,895,465.11) at May 27, 2024. As such, no amount must be on deposit in the Rebate Fund.

As specified in the Form 8038G, the calculations have been performed based upon a Bond Yield of 5.3292%. Accordingly, we have not recomputed the Bond Yield.

The scope of our engagement was limited to the preparation of a mathematically accurate Rebate Requirement for the Bonds for the Computation Period based on the information provided to us. The Rebate Requirement has been determined as described in the Code, and regulations promulgated thereunder (“Regulations”). We have no obligation to update this report because of events occurring, or information coming to our attention, subsequent to the date of this report.

LLS Tax Solutions Inc.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Shingle Creek Community Development District

June 20, 2024

\$21,465,000 (Osceola County, Florida) Special Assessment Bonds, Series 2015

For the period ended May 27, 2024

NOTES AND ASSUMPTIONS

1. The issue date of the Bonds is May 28, 2015.
2. The end of the first Bond Year for the Bonds is May 27, 2016.
3. Computations of yield are based upon a 31-day month, a 360-day year and semiannual compounding.
4. We have assumed that the only funds and accounts relating to the Bonds that are subject to rebate under Section 148(f) of the Code are shown in the attached schedule.
5. For investment cash flow purposes, all payments and receipts are assumed to be paid or received, respectively, as shown in the attached schedule. In determining the Rebate Requirement for the Bonds, we have relied on information provided by you without independent verification, and we can therefore express no opinion as to the completeness or suitability of such information for such purposes. In addition, we have undertaken no responsibility to review the tax-exempt status of interest on the Bonds.
6. We have assumed that the purchase and sale prices of all investments as represented to us are at fair market value, exclusive of brokerage commissions, administrative expenses, or similar expenses, and representative of arms' length transactions that did not artificially reduce the Rebate Requirement for the Bonds, and that no "prohibited payments" occurred and no "imputed receipts" are required with respect to the Bonds.
7. Ninety percent (90%) of the Rebate Requirement as of the next "computation date" ("Next Computation Date") is due to the United States Treasury not later than 60 days thereafter ("Next Payment Date"). (An issuer may select any date as a computation date, as long as the first computation date is not later than five years after the issue date, and each subsequent computation date is no more than five years after the previous computation date.) No other payment of rebate is required prior to the Next Payment Date. The Rebate Requirement as of the Next Computation Date will not be the Rebate Requirement reflected herein, but will be based on future computations that will include the period ending on the Next Computation Date. If all of the Bonds are retired prior to what would have been the Next Computation Date, one hundred percent (100%) of the unpaid Rebate Requirement computed as of the date of retirement will be due to the United States Treasury not later than 60 days thereafter.
8. For purposes of determining what constitutes an "issue" under Section 148(f) of the Code, we have assumed that the Bonds constitute a single issue and are not required to be aggregated with any other bonds.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Shingle Creek Community Development District

June 20, 2024

\$21,465,000 (Osceola County, Florida) Special Assessment Bonds, Series 2015

For the period ended May 27, 2024

NOTES AND ASSUMPTIONS (cont'd)

9. The accrual basis of accounting has been used to calculate earnings on investments. Earnings accrued but not received at the last day of the Computation Period are treated as though received on that day. For investments purchased at a premium or a discount (if any), amortization or accretion is included in the earnings accrued at the last day of the Computation Period. Such amortization or accretion is computed in such a manner as to result in a constant rate of return for such investment. This is equivalent to the “present value” method of valuation that is described in the Regulations.
10. No provision has been made in this report for any debt service fund. Under Section 148(f)(4)(A) of the Code, a “bona fide debt service fund” for public purpose bonds issued after November 10, 1988, is not subject to rebate if the average maturity of the issue of bonds is at least five years and the rates of interest on the bonds are fixed at the issue date. It appears and has been assumed that the debt service fund allocable to the Bonds qualifies as a bona fide debt service fund, and that this provision applies to the Bonds.
11. The Bonds are being issued to provide funds to the District that will be used, together with other funds, to: (i) pay the costs of certain stormwater management and control facilities, including, but not limited to, related earthwork; onsite and offsite roadway improvements, including, but not limited to, landscaping and irrigation in public rights of way; entrance features; reclaimed water facilities and related incidental costs (ii) fund capitalized interest on the Bonds through November 1, 2015, (iii) fund the Series 2015 Reserve Account of the Reserve Fund in an amount equal to the Series 2015 Reserve Requirement, and (iv) pay the costs of issuance of the Bonds.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Shingle Creek Community Development District

June 20, 2024

\$21,465,000 (Osceola County, Florida) Special Assessment Bonds, Series 2015

For the period ended May 27, 2024

DEFINITIONS

1. *Bond Year*: Each one-year period that ends on the day selected by the Client. The first and last Bond Years may be shorter periods.
2. *Bond Yield*: The yield that, when used in computing the present value (at the issue date of the Bonds) of all scheduled payments of principal and interest to be paid over the life of the Bonds, produces an amount equal to the Issue Price.
3. *Allowable Earnings*: The amount that would have been earned if all nonpurpose investments were invested at a rate equal to the Bond Yield, which amount is determined under a future value method described in the Regulations.
4. *Computation Date Credit*: A credit allowed by the Regulations as a reduction to the Rebate Requirement on certain prescribed dates.
5. *Rebate Requirement*: The excess of actual earnings over Allowable Earnings and Computation Date Credits.
6. *Issue Price*: Generally, the initial offering price at which a substantial portion of the Bonds is sold to the public. For this purpose, 10% is a substantial portion.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Shingle Creek Community Development District

June 20, 2024

\$21,465,000 (Osceola County, Florida) Special Assessment Bonds, Series 2015

For the period ended May 27, 2024

SOURCE INFORMATION

Bonds

Source

Closing Date

Form 8038G

Bond Yield

Form 8038G

Investments

Source

Principal and Interest Receipt Amounts
and Dates

Trust Statements

Investment Dates and Purchase Prices

Trust Statements

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Shingle Creek Community Development District

June 20, 2024

\$21,465,000 (Osceola County, Florida) Special Assessment Bonds, Series 2015

For the period ended May 27, 2024

DESCRIPTION OF SCHEDULE

SCHEDULE 1 - REBATE REQUIREMENT CALCULATION

Schedule 1 sets forth the amount of interest receipts and gains/losses on sales of investments and the calculation of the Rebate Requirement.

\$21,465,000 SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT (OSCEOLA COUNTY, FLORIDA)
SPECIAL ASSESSMENT BONDS, SERIES 2015

SCHEDULE 1 - REBATE REQUIREMENT CALCULATION

5 / 28 / 2015 ISSUE DATE
5 / 28 / 2020 BEGINNING OF COMPUTATION PERIOD
5 / 27 / 2024 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.3292%	ALLOWABLE EARNINGS
5 / 28 / 2020	BEGINNING BALANCE		0.00	1,616.49	1,994.69	378.20
6 / 1 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.15	0.00	0.00	0.00
7 / 1 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.10	0.00	0.00	0.00
8 / 3 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.08	0.00	0.00	0.00
9 / 1 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.03	0.00	0.00	0.00
10 / 1 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.01	0.00	0.00	0.00
11 / 2 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.01	0.00	0.00	0.00
12 / 1 / 2020	ACQUISITION/CONSTRUCTION ACCT		0.01	0.00	0.00	0.00
1 / 4 / 2021	ACQUISITION/CONSTRUCTION ACCT		0.01	0.00	0.00	0.00
2 / 1 / 2021	ACQUISITION/CONSTRUCTION ACCT		0.01	0.00	0.00	0.00
2 / 23 / 2021	ACQUISITION/CONSTRUCTION ACCT		0.00	(1,616.90)	(1,919.43)	(302.53)
3 / 1 / 2021	ACQUISITION/CONSTRUCTION ACCT		0.01	0.00	0.00	0.00
3 / 2 / 2021	ACQUISITION/CONSTRUCTION ACCT		0.00	(0.01)	(0.01)	0.00
		<u>0.00</u>	<u>0.42</u>	<u>(0.42)</u>	<u>75.25</u>	<u>75.67</u>
5 / 28 / 2020	BEGINNING BALANCE		0.00	717,411.00	885,258.97	167,847.97
5 / 28 / 2020	INTEREST ACCRUAL REVERSAL		(106.02)	0.00	0.00	0.00
6 / 1 / 2020	RESERVE ACCOUNT		67.85	0.00	0.00	0.00
7 / 1 / 2020	RESERVE ACCOUNT		43.40	0.00	0.00	0.00
8 / 3 / 2020	RESERVE ACCOUNT		33.84	0.00	0.00	0.00
9 / 1 / 2020	RESERVE ACCOUNT		13.00	0.00	0.00	0.00
10 / 1 / 2020	RESERVE ACCOUNT		5.90	0.00	0.00	0.00
10 / 14 / 2020	RESERVE ACCOUNT		0.00	(773.69)	(935.92)	(162.23)
11 / 2 / 2020	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
12 / 1 / 2020	RESERVE ACCOUNT		5.89	0.00	0.00	0.00
1 / 4 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
2 / 1 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
3 / 1 / 2021	RESERVE ACCOUNT		5.50	0.00	0.00	0.00
4 / 1 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
4 / 15 / 2021	RESERVE ACCOUNT		0.00	(35.56)	(41.89)	(6.33)
5 / 3 / 2021	RESERVE ACCOUNT		5.89	0.00	0.00	0.00
6 / 1 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
7 / 1 / 2021	RESERVE ACCOUNT		5.89	0.00	0.00	0.00

\$21,465,000 SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT (OSCEOLA COUNTY, FLORIDA)
SPECIAL ASSESSMENT BONDS, SERIES 2015

SCHEDULE 1 - REBATE REQUIREMENT CALCULATION

5 / 28 / 2015 ISSUE DATE
5 / 28 / 2020 BEGINNING OF COMPUTATION PERIOD
5 / 27 / 2024 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.3292%	ALLOWABLE EARNINGS
8 / 2 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
9 / 1 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
10 / 1 / 2021	RESERVE ACCOUNT		5.89	0.00	0.00	0.00
10 / 22 / 2021	RESERVE ACCOUNT		0.00	(36.14)	(41.43)	(5.29)
11 / 1 / 2021	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
12 / 1 / 2021	RESERVE ACCOUNT		5.89	0.00	0.00	0.00
12 / 2 / 2021	RESERVE ACCOUNT		7.17	0.00	0.00	0.00
1 / 3 / 2022	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
2 / 1 / 2022	RESERVE ACCOUNT		6.09	0.00	0.00	0.00
3 / 1 / 2022	RESERVE ACCOUNT		5.50	0.00	0.00	0.00
4 / 1 / 2022	RESERVE ACCOUNT		36.79	0.00	0.00	0.00
4 / 20 / 2022	RESERVE ACCOUNT		0.00	(42.72)	(47.72)	(5.00)
5 / 2 / 2022	RESERVE ACCOUNT		84.14	0.00	0.00	0.00
6 / 1 / 2022	RESERVE ACCOUNT		312.61	0.00	0.00	0.00
7 / 1 / 2022	RESERVE ACCOUNT		545.78	0.00	0.00	0.00
8 / 1 / 2022	RESERVE ACCOUNT		827.74	0.00	0.00	0.00
9 / 1 / 2022	RESERVE ACCOUNT		1,213.69	0.00	0.00	0.00
10 / 3 / 2022	RESERVE ACCOUNT		1,364.92	0.00	0.00	0.00
10 / 27 / 2022	RESERVE ACCOUNT		0.00	(3,020.75)	(3,283.07)	(262.32)
11 / 1 / 2022	RESERVE ACCOUNT		1,730.86	0.00	0.00	0.00
12 / 1 / 2022	RESERVE ACCOUNT		2,056.22	0.00	0.00	0.00
1 / 3 / 2023	RESERVE ACCOUNT		2,364.28	0.00	0.00	0.00
2 / 1 / 2023	RESERVE ACCOUNT		2,551.07	0.00	0.00	0.00
3 / 1 / 2023	RESERVE ACCOUNT		2,471.01	0.00	0.00	0.00
4 / 3 / 2023	RESERVE ACCOUNT		2,810.54	0.00	0.00	0.00
4 / 11 / 2023	RESERVE ACCOUNT		0.00	(12,538.36)	(13,304.57)	(766.21)
5 / 1 / 2023	RESERVE ACCOUNT		2,807.15	0.00	0.00	0.00
6 / 1 / 2023	RESERVE ACCOUNT		3,034.32	0.00	0.00	0.00
7 / 3 / 2023	RESERVE ACCOUNT		2,972.50	0.00	0.00	0.00
8 / 1 / 2023	RESERVE ACCOUNT		3,108.01	0.00	0.00	0.00
9 / 1 / 2023	RESERVE ACCOUNT		3,235.70	0.00	0.00	0.00
10 / 2 / 2023	RESERVE ACCOUNT		3,156.86	0.00	0.00	0.00

\$21,465,000 SHINGLE CREEK COMMUNITY DEVELOPMENT DISTRICT (OSCEOLA COUNTY, FLORIDA)
SPECIAL ASSESSMENT BONDS, SERIES 2015

SCHEDULE 1 - REBATE REQUIREMENT CALCULATION

5 / 28 / 2015 ISSUE DATE
5 / 28 / 2020 BEGINNING OF COMPUTATION PERIOD
5 / 27 / 2024 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.3292%	ALLOWABLE EARNINGS
10 / 11 / 2023	RESERVE ACCOUNT		0.00	(17,968.22)	(18,571.39)	(603.17)
11 / 1 / 2023	RESERVE ACCOUNT		3,223.12	0.00	0.00	0.00
12 / 1 / 2023	RESERVE ACCOUNT		3,113.20	0.00	0.00	0.00
1 / 1 / 2024	RESERVE ACCOUNT		3,231.54	0.00	0.00	0.00
2 / 1 / 2024	RESERVE ACCOUNT		3,236.16	0.00	0.00	0.00
3 / 1 / 2024	RESERVE ACCOUNT		3,030.63	0.00	0.00	0.00
4 / 1 / 2024	RESERVE ACCOUNT		3,253.26	0.00	0.00	0.00
4 / 15 / 2024	RESERVE ACCOUNT		0.00	(18,991.51)	(19,108.40)	(116.89)
5 / 1 / 2024	RESERVE ACCOUNT		3,110.75	0.00	0.00	0.00
5 / 27 / 2024	INTEREST ACCRUAL		2,739.56	0.00	0.00	0.00
		<u>725,792.95</u>	<u>61,788.90</u>	<u>664,004.05</u>	<u>829,924.58</u>	<u>165,920.53</u>
		<u>725,792.95</u>	<u>61,789.32</u>	<u>664,003.63</u>	<u>829,999.83</u>	<u>165,996.20</u>
	ACTUAL EARNINGS		61,789.32			
	ALLOWABLE EARNINGS		<u>165,996.20</u>			
	REBATE REQUIREMENT		(104,206.88)			
	FUTURE VALUE OF 5/27/2020 CUMULATIVE REBATE REQUIREMENT		(2,783,005.19)			
	FUTURE VALUE OF 5/27/2021 COMPUTATION DATE CREDIT		(2,084.22)			
	FUTURE VALUE OF 5/27/2022 COMPUTATION DATE CREDIT		(2,032.98)			
	FUTURE VALUE OF 5/27/2023 COMPUTATION DATE CREDIT		(2,065.84)			
	COMPUTATION DATE CREDIT		<u>(2,070.00)</u>			
	CUMULATIVE REBATE REQUIREMENT		<u>(2,895,465.11)</u>			