

Villages of Westport CDD

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CDD District Management Company:

Governmental Management Services, LLC

475 West Town Place, Suite 114

St. Augustine, FL 32092

Phone: (904) 940-5850



District Manager: Darrin Mossing

District Manager Email: dmossing@gmstnn.com

Any questions or issues you have concerning the CDD can be directed to Darrin, and he will be able to assist.

Villages of Westport CDD is responsible for maintaining the community landscaping, lakes, entrances, playgrounds and operations of the Amenity Center.

The CDD Board of Supervisors consists of 5 members:

Chairman: Yashekia Scarlett (shekiaamp@yahoo.com)

Vice Chairman: Anina Guyton (guyton_nina@yahoo.com)

Assistant Secretary: Alice Sanford (academyofdreams@yahoo.com)

Assistant Secretary: Godfrey Story (gstoryCDDbusiness@yahoo.com)

Assistant Secretary: Carl Hawkins (carl_hawkins77@yahoo.com)

Board members discuss and vote on matters arising involving the CDD and at the Amenity Center. Board members are not allowed to discuss CDD matters with each other outside of the Board meetings due to the Florida Sunshine Laws. However, residents can reach out to board members individually to discuss any CDD matter.

CDD Fees: CDD fees are paid annually and are included in your property taxes on your annual tax bill. The CDD fees are in 2 parts: -

- 1) Bond Repayment – This is a fixed annual payment based on your frontage. This is repaying the loan/bond that was issued to build the infrastructure of the development and the amenity center. You can pay that off in a lump sum if you wish to reduce your annual CDD fee. Contact Darrin Mossing for more details.
- 2) O&M fee (Operations and Maintenance) – This fee covers the cost of maintaining the community i.e., landscaping, lake maintenance, entrances, irrigation, and the running costs of the amenity center. This is budgeted yearly and can increase if costs exceed budgets.

Amenity Center

Address: 6702 Sandle Drive, Jacksonville, FL 32219

Website: <https://villagesofwestportcdd.com>

Amenity Email: vowpmanager@gmsnf.com

Amenity Center Hours of Operation: Daily 6am – 8pm

Pool Hours: Sunrise – Sunset

- Please review the Amenity Center Policies before using the facility. These policies can be accessed at <http://www.villagesofwestportcdd.com/>

- Access cards to enter the Amenity Center cost \$10 for the initial card, \$30 to replace a damaged card, \$50 to replace a stolen or lost card
- **An Access Card Form is included with this welcome letter, we ask all new residents to please complete the form and email it back to us at vowpmanager@gmsnf.com**
- CDD updates and announcements will be email blasted out to residents. By completing the access card form and returning it to us, residents will automatically be added to the email blast list. If you are not receiving emails and wish to, please reach out to vowpmanager@gmsnf.com

Villages of Westport CDD

CDD Field Operations Management Company:

Florida Community Specialists

Field Operations Manager: Howard McGaffney

Field Operations Manager Email: Howard@flcspec.com

The Field Operations Manager oversees the CDD landscaping, lake, janitorial, pool maintenance and facility maintenance contracts.

Villages of Westport HOA

HOA Management Company:

Vesta Property Services

200 Business Park Circle, Suite 101

St. Augustine, FL 32095

HOA Manager: Aubrey Synan

HOA Manager Email: asynan@vestapropertyservices.com

HOA Manager Phone: 904-747-0181

The HOA handles any issues or upgrades that involve your home and the property your home is located on. In addition to these duties. Please reach out to Aubrey with any questions or concerns.

Additional Community Information:

Schools: Dinsmore Elementary School, Highlands Middle School, Jean Ribault High School

Utility Provider: JEA

Cable Providers: Comcast & AT&T

Jacksonville City Services: My Jax

Phone: 904-630-CITY

Website: <https://myjax.custhelp.com/>

Duval County Property Appraiser:

Address: 231 E. Forsyth St# 260, Jacksonville, FL 32202

Phone: 904-255-5900

Website: <https://www.jacksonville.gov/departments/property-appraiser.aspx>

Homestead Application Link: <https://homestead.coj.net/WebForm1.aspx>

Supervisor of Elections:

Address: 105 E Monroe St., Jacksonville, FL 32202

Phone: 904-630-1414

Update Voter Registration: <https://www.duval elections.com/Voter-Information/Update-Voter-Information#register>

City Council: Reggie Gaffney, Jr, District 8

Address: Office of City Council 117 W. Duval St., Suite 425 Jacksonville, FL 32202

Phone: 904-255-5208

Email: Rgaffneyjr@coj.net

Website: <https://www.jacksonville.gov/city-council/city-council-members/d08>

Villages of Westport Community Development District Resident User Information Form

NOTE TO STAFF: This form may contain confidential information. Please do not disclose its contents without first consulting the District Manager.

PRIVACY NOTICE: Under Florida's Public Records Law, Chapter 119, Florida Statutes, the information you submit on this form may become part of a public record. This means that, if a citizen makes a public records request, we may be required to disclose the information you submit to us. Under certain circumstances, we may only be required to disclose part of the information submitted to us. If you believe that your records may qualify for an exemption under Chapter 119, Florida Statutes, please notify the District Manager and complete the Address/Identification Confidentiality Request from Public Records Disclosure Form.

PRIMARY PATRON INFORMATION (family members to be added to reverse side)

Last Name _____ First Name _____

Address _____
Street Address *Apartment/Unit #*

TENANT INFORMATION (IF APPLICABLE)*

Begin Lease Date _____ End Lease Date _____

Owner Last Name _____ Owner First Name _____

Owner Address _____
Street Address

**Tenant shall provide a copy of their release and Owner shall submit a Amenity Right release form*

EMERGENCY NOTIFICATION INFORMATION

Home Phone
Number _____

Cell Phone Number _____ Name _____

Cell Phone Number _____ Name _____

Email Address(es) _____

Please select all that apply:

☐ I would like to receive e-mails on District programs and events. (Do not check this option if you want the information in this section to be used only for emergency purposes.)

☐ I would like to receive text messages on District programs and events. (Do not check this option if you want the information in this section to be used only for emergency purposes.)

☐ Only contact me in case of emergency.

PRIVACY NOTICE: If you indicate that we should only use the Optional/Emergency Notification Information in case of emergency, then, pursuant to Section 119.071, Florida Statutes the Optional/Emergency Notification Information (which consists of the information in this section) may be exempt from disclosures we make as the result of a public records request.

SPECIAL NEEDS

Does anyone in your family have special needs you would like us to be aware of? ☐ YES ☐ NO
If you answered yes, please provide specific information below in the blank space:

Villages of Westport Community Development District Resident User Information Form

HOUSEHOLD MEMBERS (Must Reside in Same House)

Name (Last, First)	Cell Phone	Email Address	District Resident*
1.			
2.			
Name(s) of Children	Age	Birthdate	
3.			
4.			
5.			
6.			
7.			
8.			

*Non-Residents must complete the Non-Resident User Agreement and pay Annual User Fee.

**Initial access card costs \$10, contact vowpmanager@gmsnf.com or District Manager for activation process. In the event that one of the access cards is lost, you will be responsible for paying \$50.00 for each replacement card. In the event that one of the cards is damaged, the fee to replace the card is \$30.

Please initial

PLEASE READ AND SIGN BELOW:

The undersigned agrees and acknowledges that the above information is true and correct. It is understood that Resident Cards and Guest Passes are the property of the _____ Development District ("District") and are non-transferable, in accordance with the District's rules, policies and/or regulations. In consideration for the admittance of the above listed persons and their guests to utilize District property and District facilities, including without limitation the _____ and all other real property owned and operated by the District (together, the Facilities), the undersigned on behalf of himself and/or herself and each of their minor children, heirs and successors, hereby agrees to hold harmless and release the District, its staff, supervisors, agents, officers and employees, from any and all liability, claims, actions, suits or demands by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with use of the Facilities, including litigation or any appellate proceedings with respect thereto, except to the extent caused by the gross or intentional negligence of the District. Furthermore, Patron understands that the District and its staff, supervisors, agents, officers and employees assume no responsibility for injuries or illness that Patron(s), or his or her minor children, may sustain as a result of individual physical condition or resulting from such person(s) participation in any activities, sports, use of pool, use of tennis or basketball court(s), use of playground, use of dog park, or other activities on District owned property. Patron expressly acknowledges on behalf of him/her self and his or her minor children, heirs and successors that he/she assume the risk for any and all injuries and illness that may result from participation in these activities. Patron hereby releases and discharges the District and its staff, supervisors, agents, officers and employees as a result of Patron(s), or his or her minor children's, participation in these activities. Patron further understands that the District is not responsible for personal property lost or stolen while at the Facilities. By signing below, Patron(s) acknowledge he/she has received the District rules and policies and shall abide by the same. Nothing herein shall be construed as a waiver of the District's sovereign immunity or limits of liability beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes or other statute.

Print Name: _____

Signature: _____

Date: _____

DISTRICT Employee Initials _____