



Rizzetta & Company

Astoria Community Development District

**Board of Supervisors' Meeting
June 22, 2021**

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.994.1615**

www.asturiacdd.org

**ASTURIA
COMMUNITY DEVELOPMENT DISTRICT**

Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544

Board of Supervisors	Jon Tietz Lane Gardner Richard Jensen Walter O'Shea Jacques Darius	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Counsel	Sarah Warren	Hopping, Green & Sams
District Engineer	Jim Choncholas	Florida Design Consultants

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 994-1001. 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), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop 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 the appeal is to be based.

June 15, 2021

**Board of Supervisors
Asturia Community
Development District**

AGENDA

The regular meeting of the Board of Supervisors of the Asturia Community Development District will be held on **Tuesday, June 22, 2021 at 6:00 p.m.** at the Asturia Clubhouse, located at 14575 Promenade Parkway, Odessa, Florida 33556. The following is the agenda for this meeting:

BOARD OF SUPERVISORS MEETING

- 1. CALL TO ORDER**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. STAFF REPORTS**
 - A. Clubhouse Manager Report.....Tab 1
 - B. Field Inspection Report.....Tab 2
 - C. District Engineer
 - D. District Counsel
 - E. District Manager
 1. Presentation of April Financial Statement.....Tab 3
- 4. BUSINESS ITEMS**
 - A. Consideration of Amenity Staffing Proposals.....Tab 4
 - B. Update on Lantower Monument Sign
 - C. Discussion on Cost Sharing Agreement
(related materials will be provided under separate cover)
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors’
Regular Meeting held on May 25, 2021.....Tab 5
 - B. Consideration of the Operations & Maintenance
Expenditures for May 2021.....Tab 6

6. **SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
7. **ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call me at (813) 994-1001.

Very truly yours,

Matthew Huber

District Manager

Tab 1

Monthly Operations Report – June 2021



Asturia Community Development District (CDD)
14575 Promenade Parkway, Odessa, FL 33556
Phone: 813-510-3601 **Email:** clubmanager@asturiacdd.org

Clubhouse Operations/Maintenance Updates

- Ordered soldering kit to try fix pool shower stand (loose/not standing straight up)
- Identify/report high-volume or larger ant pile zones
- Continue to gather/dispose of any palm branches around the pool
- Worked with Romaner to order/replace missing Promenade sign (Promenade & Portico)
- Detailed cleaning of pool rules signs
- Detailed cleaning of 'No motor vehicles' & 'builders' signs
- Temporary fix on pool shower stand
- Checked all bridges for any potential safety hazards
- Resprayed (painted) any faded yellow safety lines along bridges & walkways
- Removed spider webs from main bridge
- Repaired crosswalk arrow sign at Edge & Longbow
- Worked with SEC on the 'End of School Pool Party'
- Fixed hole in exterior stucco doorframe by exterior IT room
- Bought & installed paper towel holders for the fitness center
- Bought & installed spray bottle holder for the fitness center
- Advertised & purchased needed items for SEC's 'End of School Pool Party'
- Deep fitness center cleaning, including restrooms
- Normal daily routine for facility, safety & trash checks
- Normal daily routine of handling/resolving any resident
- Weekly update on community bulletin board
- Create/send out monthly newsletter via email blast
- Send out all needed community updates via email blasts

[Last Updated: 6/11/2021]



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Full Community Walkthroughs/Checks

- 6/1-6/30 – Routine trash pickup (Alternate zones every day/week)
- 6/2 – Safety/hazard checks & blow mulch
- 6/4 – Check/treat for ants/wasps
- 6/9 – Safety checks & blow mulch
- 6/11 – Check/treat for ants/wasps
- 6/16 – Safety checks & blow mulch
- 6/18 – Check/treat for ants/wasps
- 6/23 - Safety checks & blow mulch
- 6/25 – Check/treat for ants/wasps
- 6/30 - Safety checks & blow mulch

[Safety/hazard checks would include but not limited to playground, bridges & any outside district amenities]

Pool & Pool Deck Checks

- 6/1-6/30 – Daily neatening of furniture, checking trash/trash bags & wipe down/clean all tables when needed (Multiple times a day needed during the spring & summer months as well)

Vendor Services Performed and/or Site Visits

- **Gladiator Pressure Washing (May – After last month's report was finalized)**
 - Submitted proposal for pressure washing of the entire community
- **Romaner Graphics**
 - Finalized repair for fence damage from previous landscapers at resident's home (Was waiting on parts to arrive)
- **Stellar Electrical**
 - Assess pool lighting & potential repairs/upgrades



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Upcoming Food Trucks

- **June**
 - 6/12 – The Bean Bar Co 7am-12pm
 - 6/18 – Crab Daddy's Surf & Turf 5-8pm
TBD (Dessert Truck)
 - 6/25 - Westchase BBQ 5-8pm
Softee The King (Dessert Truck)

Board of Supervisor's Requests

- Receive proposal(s) for community-wide pressure washing (May – After last month's report was finalized)
- Work with PMD Engineering LLC & Stellar Electric to assess pool lighting & potential repairs/upgrades

Resident Requests

- Remove/trade-in some old cardio machines & add a bench & squat rack in the fitness center



Tab 2

ASTURIA

FIELD INSPECTION REPORT



June 4, 2021
Rizzetta & Company
Jason Liggett –Field Services Manager



Rizzetta & Company
Professionals in Community Management

Summary, Clubhouse

General Updates, Recent & Upcoming Maintenance Events, Important Notices:

- ❖ A lot of detailing needs to be done onsite. The bed weeds are starting to be a big problem in the common areas.
- ❖ Make sure all lakes are being mowed weekly and string trimmed. If LMP cannot perform the service due to weather, please notify the Field Service Manager.

The following are action items for LMP to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Orange** indicates an issue to be handled by Staff and **Bold, underlined black** indicates an update or question for the BOS.

1. Monitor the recovery of the drought stressed turf throughout the Amenity Center.
2. **Remove the Palm fronds that were nicked while being trimmed at the pool area.**
5. During the inspection on the backside of the Amenity center pool area we are losing a solid soft edge bed line. Recreate the beds and spray the weeds and grass.
6. During the inspection I noticed LMP crew string trimming the beds and throwing the mulch out of the beds. We need to prevent this and treat the bed weeds.
7. **Treat the bed weeds at the Cornerstone Park on the backside of the beds we need to recreate bed lines and eradicate grass and weeds growing in beds.**



2. Lift the Crape Myrtles over the sidewalk at the exercise entrance walkway. This will prevent people from being hit in the face.
3. **During weekly visits make sure the Annuals beds are being detailed of weeds.(Pic 3)**
4. Treat the perimeter bed around the Amenity Center fencing for weeds.



Clubhouse, Asturian Parkway, Promenade Parkway

8. Treat the grass bed on the corner of Cornerstone Street and Caravan Avenue. We are allowing the bed to be taken over. (Pic 8)



9. Treat the tree ring and remove weeds and grass infilling them around the amenity center.



9. Lift the oak trees on the inbound side to Asturian Parkway to improve the sightline.

10. On Asturian parkway treat the Jasmine Minima beds for weeds with a selective herbicide. Remove any tall weeds by hand.

11. Remove the weeds and grass infill, in the Liriope on Asturian Parkway in the center island.

12. Treat the Zoysia on Asturian Parkway with a selective to remove the turf weeds.

13. During my inspection, the Jasmine bed at the Corner of Promenade Parkway and Asturian parkway was covered in weeds. Please treat with a selective herbicide and pull any big weeds.

14. Remove the weeds and vines from the ornamental grass at the Claymore Street and Promenade Parkway intersection. On the west side of Claymore Street.

15. Eradicate the crack and crevice weeds on Promenade Parkway.

16. Eradicate and treat the weeds in the Jasmine Minima bed at the Gathering Way and Promenade parkway intersection.

17. Remove the tall weeds growing in the Liriope on Promenade Parkway in front of the Lantower Apartment complex.

18. In the Ornamental grass bed on Promenade Parkway just before the lift station treat the bed for weeds and pull any tall weeds by hand.

19. Eradicate the weeds from the secondary Asturia entrance Jasmine Minima beds.

20. Eradicate the weeds at the Stone table Court and Caravan center island common area. The weeds are just being left to grow. (Pic 20)



Promenade Parkway, Caravan Parks, Long Bow Way, Aviles

21. Continue to monitor recovery of the Zoysia Turf at Stone table court and Caravan Avenue center island common area.
22. Treat the weeds at the Gathering way and Caravan Avenue corner lot park. Pull and big weeds by hand.
23. Eradicate the bed weeds at the Hearth Drive and Caravan Avenue park areas. This includes the main center common area.(23,23a)



24. Treat the corner common area at Delancey Street and Caravan Avenue for bed weeds.(Pic 24>)
25. Diagnose and treat the declining Walters Viburnum in this same area.

26. Lift the Low hanging oak trees at the Trails Edge Court cul d sac.
27. Eradicate the bed weeds in this area as well. Remove the growth growing up through the Viburnum suspensum hedge also.
28. Re establish the bed line at the corner lot bed areas on Long Bow Way and Edge court. Treat the bed weeds in the same area.
29. Across from Edge Court we need to treat the bed weeds going toward the crossover bridge to Caravan Avenue
30. Remove the vines from the Viburnum hedge at the Cul D Sac on Long Bow way.
31. Throughout the Renaissance Avenue common area tract, the beds are covered in weeds. Treat the weeds and remove and tall weeds. We will also need to recreate the soft edge in the bed lines in these areas.(Pic 32 Next Page)
32. Treat the crack weeds on the walking path going down Aviles parkway.
33. Eradicate the bed weeds in the Posada lane and Aviles Parkway common area tract.



Aviles Parkway



34. Continue to monitor the drought stress turf in the last common area before the Aviles parkway dead end.

35. Treat the bed weeds in the last park before you arrive at the dead-end on Aviles Parkway.

36. Treat the beds at the Common area tract at the end of Gathering way. Recreate the beds and detail out the area. This is where the new bridge to Phase 2 was installed.

Tab 3



Rizzetta & Company

Astoria Community Development District

**Financial Statements
(Unaudited)**

April 30, 2021

Prepared by: Rizzetta & Company, Inc.

asturiacdd.org
rizzetta.com

Astoria Community Development District

Balance Sheet

As of 4/30/2021

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Projects Fund	Total Government Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets							
Cash In Bank	186,706	0	0	180	186,887	0	0
Cash On Hand	0	0	0	0	0	0	0
Investments	195,967	0	1,215,036	105,361	1,516,364	0	0
Investments - Reserve	0	10,037	0	0	10,037	0	0
Accounts Receivable	16,338	0	20,215	0	36,553	0	0
Prepaid Expenses	0	0	0	0	0	0	0
Deposits	17,318	0	0	0	17,318	0	0
Due From Others	0	0	0	0	0	0	0
Due From Other Funds	0	0	26,678	0	26,678	0	0
Amount Available in Debt Service	0	0	0	0	0	0	1,261,094
Amount To Be Provided Debt Service	0	0	0	0	0	0	8,188,906
Fixed Assets	0	0	0	0	0	31,005,735	0
Total Assets	416,329	10,037	1,261,929	105,541	1,793,836	31,005,735	9,450,000
Liabilities							
Accounts Payable	27,159	0	0	0	27,159	0	0
Accrued Expenses Payable	16,443	0	0	0	16,443	0	0
Other Current Liabilities	8,676	0	834	0	9,511	0	0
Deposits Held	250	0	0	0	250	0	0
Due To Others	0	0	0	0	0	0	0
Due To Other Funds	26,678	0	0	0	26,678	0	0
Lease Obligation	0	0	0	0	0	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	0	0	9,450,000
Total Liabilities	79,206	0	834	0	80,040	0	9,450,000
Fund Equity & Other Credits							
Beginning Fund Balance	0	10,037	1,241,556	776	1,252,368	31,005,735	0
Net Change in Fund Balance	337,124	0	19,539	104,765	461,428	0	0
Total Fund Equity & Other Credits	337,124	10,037	1,261,094	105,541	1,713,796	31,005,735	0
Total Liabilities & Fund Equity	416,329	10,037	1,261,929	105,541	1,793,836	31,005,735	9,450,000

See Notes to Unaudited Financial Statements

Asturia Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
	<u> </u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
Revenues					
Interest Earnings					
Interest Earnings	0	0	13	13	0.00%
Special Assessments					
Tax Roll	667,214	667,214	669,992	2,777	(0.41)%
Off Roll	41,793	41,793	41,793	0	0.00%
Contributions From Private Sources					
Developer Contributions	20,000	20,000	73,257	53,257	(266.28)%
Miscellaneous Revenue					
Event Rental	2,500	1,458	224	(1,234)	91.02%
Total Revenues	<u>731,507</u>	<u>730,465</u>	<u>785,278</u>	<u>54,813</u>	<u>(7.35)%</u>
Expenditures					
Legislative					
Supervisor Fees	4,400	2,567	4,800	(2,233)	(9.09)%
Financial & Administrative					
Administrative Services	5,400	3,150	3,150	0	41.66%
District Management	19,914	11,617	11,617	0	41.66%
District Engineer	2,500	1,458	8,160	(6,702)	(226.40)%
Disclosure Report	7,500	7,500	5,000	2,500	33.33%
Trustees Fees	7,500	4,250	4,458	(208)	40.56%
Tax Collector/Property Appraiser Fees	150	0	0	0	100.00%
Financial & Revenue Collections	3,600	2,100	2,100	0	41.66%
Assessment Roll	5,000	5,000	5,000	0	0.00%
Accounting Services	18,000	10,500	10,500	0	41.66%
Auditing Services	4,000	4,000	3,600	400	10.00%
Arbitrage Rebate Calculation	1,500	0	500	(500)	66.66%
Public Officials Liability Insurance	3,000	3,000	2,960	40	1.33%
Legal Advertising	1,500	875	2,209	(1,334)	(47.26)%
Dues, Licenses & Fees	500	500	175	325	65.00%
Mailed Notices - Postage	1,000	583	0	583	100.00%
Website Hosting, Maintenance, Backup & Email	7,500	4,878	2,868	2,011	61.76%
Legal Counsel					
District Counsel	20,000	11,667	27,122	(15,455)	(35.60)%
Law Enforcement					

Asturia Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Off Duty Deputy Services	0	0	1,000	(1,000)	0.00%
Electric Utility Services					
Utility Services	1,200	700	467	233	61.04%
Utility - Recreation Facilities	20,000	11,667	11,688	(22)	41.55%
Utility - Irrigation	1,800	1,050	1,318	(268)	26.79%
Utility - Street Lights	119,000	69,417	96,570	(27,153)	18.84%
Garbage/Solid Waste Control Services					
Garbage - Recreation Facility	400	233	238	(5)	40.50%
Solid Waste Assessment	525	525	609	(84)	(15.92)%
Water-Sewer Combination Services					
Utility - Reclaimed	70,000	40,833	34,898	5,935	50.14%
Stormwater Control					
Aquatic Maintenance	10,280	5,997	4,460	1,537	56.61%
Stormwater Assessment	900	900	903	(3)	(0.33)%
Other Physical Environment					
General Liability Insurance	3,150	3,150	3,229	(79)	(2.50)%
Property & Casualty Insurance	13,527	13,527	13,528	(1)	0.00%
Entry & Walls Maintenance	500	292	0	292	100.00%
Landscape Maintenance	185,000	107,917	83,114	24,803	55.07%
Landscape ROW Mowings	1,000	583	1,000	(417)	0.00%
Holiday Decorations	5,000	5,000	3,995	1,005	20.10%
Landscape Replacement Plants, Shrubs, Trees	2,000	1,167	0	1,167	100.00%
Field Operations	8,400	4,900	4,200	700	50.00%
Road & Street Facilities					
Street/Parking Lot Sweeping	500	292	0	292	100.00%
Roadway Repair & Maintenance	5,000	2,917	921	1,996	81.58%
Sidewalk Repair & Maintenance	2,000	1,167	0	1,167	100.00%
Parks & Recreation					
Employee - Salaries	92,100	53,725	49,920	3,806	45.79%
Management Contract	10,800	6,300	6,300	0	41.66%
Pool Service Contract	10,440	6,090	6,090	0	41.66%
Fitness Equipment Lease	900	525	0	525	100.00%
Pool Permits	300	0	0	0	100.00%
Pool Furniture Repairs & Replacement	3,500	2,042	0	2,042	100.00%
Amenity Maintenance & Repair	5,000	2,917	5,634	(2,717)	(12.67)%

Asturia Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Facility A/C & Heating Maintenance & Repair	1,500	875	465	410	69.01%
Telephone, Fax, Internet	2,000	1,167	1,828	(661)	8.61%
Clubhouse - Facility Janitorial Service	4,875	2,844	1,440	1,404	70.46%
Clubhouse - Facility Janitorial Supplies	1,500	875	1,755	(880)	(16.96)%
Wildlife Management Services	16,800	9,800	5,575	4,225	66.81%
Boardwalk & Bridge Maintenance	500	292	0	292	100.00%
Miscellaneous Expense	0	0	3,200	(3,200)	0.00%
Pest Control & Termite Bond	660	385	422	(37)	36.03%
Security System Monitoring & Maintenance	550	321	2,947	(2,626)	(435.80)%
Dog Waste Station Supplies	8,036	4,688	4,793	(105)	40.36%
Dog Park Maintenance	250	146	168	(22)	32.80%
Office Supplies	150	88	1,264	(1,176)	(742.36)%
Special Events					
Special Events	6,500	3,792	0	3,792	100.00%
Contingency					
Miscellaneous Contingency	2,000	1,167	0	1,167	100.00%
Total Expenditures	<u>731,507</u>	<u>443,912</u>	<u>448,155</u>	<u>(4,242)</u>	<u>38.74%</u>
Excess Revenues Over/(Under) Expenditures	<u>0</u>	<u>286,553</u>	<u>337,124</u>	<u>50,571</u>	<u>0.00%</u>
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>286,553</u>	<u>337,124</u>	<u>50,571</u>	<u>0.00%</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>286,553</u></u>	<u><u>337,124</u></u>	<u><u>50,571</u></u>	<u><u>0.00%</u></u>

Astoria Community Development District

Statement of Revenues and Expenditures

005 - Reserve Fund

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	0	0	0.00%
Total Revenues	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	10,037	10,037	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>10,037</u></u>	<u><u>10,037</u></u>	<u><u>0.00%</u></u>

Asturia Community Development District

Statement of Revenues and Expenditures

200 - Debt Service Fund-Series 2014

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	94	94	0.00%
Special Assessments				
Tax Roll	562,222	564,565	2,343	0.41%
Total Revenues	<u>562,222</u>	<u>564,659</u>	<u>2,437</u>	<u>0.43%</u>
Expenditures				
Debt Service Payments				
Interest	427,222	214,566	212,656	49.77%
Principal	135,000	0	135,000	100.00%
Total Expenditures	<u>562,222</u>	<u>214,566</u>	<u>347,656</u>	<u>61.84%</u>
Excess of Revenues Over (Under) Expenditures	0	350,093	350,093	0.00%
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	0	350,093	350,093	0.00%
Fund Balance, Beginning of Period	0	554,622	554,622	0.00%
Fund Balance, End of Period	<u>0</u>	<u>904,715</u>	<u>904,715</u>	<u>0.00%</u>

Asturia Community Development District

Statement of Revenues and Expenditures

201 - Debt Service Fund-Series 2016

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	20	20	0.00%
Special Assessments				
Tax Roll	100,736	100,991	254	0.25%
Off Roll	41,042	41,042	0	0.00%
Total Revenues	<u>141,779</u>	<u>142,053</u>	<u>274</u>	<u>0.19%</u>
Expenditures				
Debt Service Payments				
Interest	101,779	51,629	50,150	49.27%
Principal	40,000	0	40,000	100.00%
Total Expenditures	<u>141,779</u>	<u>51,629</u>	<u>90,150</u>	<u>63.58%</u>
Excess of Revenues Over (Under) Expenditures	0	90,424	90,424	0.00%
Other Financing Sources (Uses)				
Interfund Transfer	0	(113,194)	(113,194)	0.00%
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	0	(22,770)	(22,770)	0.00%
Fund Balance, Beginning of Period	0	238,869	238,869	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>216,099</u></u>	<u><u>216,099</u></u>	<u><u>0.00%</u></u>

Asturia Community Development District

Statement of Revenues and Expenditures

202 - Debt Service Fund-Series 2018

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	39	39	0.00%
Special Assessments				
Off Roll	40,045	3,337	(36,708)	(91.66)%
Prepayments	0	174,108	174,108	0.00%
Total Revenues	<u>40,045</u>	<u>177,485</u>	<u>137,440</u>	<u>343.22%</u>
Expenditures				
Debt Service Payments				
Interest	40,045	20,269	19,776	49.38%
Principal	0	465,000	(465,000)	0.00%
Total Expenditures	<u>40,045</u>	<u>485,269</u>	<u>(445,224)</u>	<u>(1,111.82)%</u>
Excess of Revenues Over (Under) Expenditures	0	(307,784)	(307,784)	0.00%
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	0	(307,784)	(307,784)	0.00%
Fund Balance, Beginning of Period	0	448,065	448,065	0.00%
Fund Balance, End of Period	<u>0</u>	<u>140,280</u>	<u>140,280</u>	<u>0.00%</u>

Astoria Community Development District

Statement of Revenues and Expenditures

301 - Capital Projects Fund-Series 2016

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	0	0	0.00%
Total Revenues	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>0</u>	<u>0</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	415	415	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>415</u></u>	<u><u>415</u></u>	<u><u>0.00%</u></u>

Asturia Community Development District

Statement of Revenues and Expenditures

302 - Capital Projects Fund-Series 2018

From 10/1/2020 Through 4/30/2021

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	11	11	0.00%
Total Revenues	<u>0</u>	<u>11</u>	<u>11</u>	<u>0.00%</u>
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	8,440	(8,440)	0.00%
Total Expenditures	<u>0</u>	<u>8,440</u>	<u>(8,440)</u>	<u>0.00%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(8,429)</u>	<u>(8,429)</u>	<u>0.00%</u>
Other Financing Sources (Uses)				
Interfund Transfer	0	113,194	113,194	0.00%
Excess Of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>104,765</u>	<u>104,765</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	361	361	0.00%
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>105,126</u></u>	<u><u>105,126</u></u>	<u><u>0.00%</u></u>

**Asturia CDD
Investment Summary
April 30, 2021**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>April 30, 2021</u>
The Bank of Tampa	Business Money Market	\$ 195,967
	Total General Fund Investments	<u>\$ 195,967</u>
The Bank of Tampa - ICS Israel Discount Bank of New York	Business Money Market	\$ 10,037
	Total Reserve Fund Investments	<u>\$ 10,037</u>
Hancock Bank Series 2014 Interest A-1	Federated Government Obligation #5	\$ 214,566
Hancock Bank Series 2014 Reserve A-1	Federated Government Obligation #5	287,939
Hancock Bank Series 2014 Sinking Fund A-1	Federated Government Obligation #5	135,000
Hancock Bank Series 2014 Revenue A-1	Federated Government Obligation #5	262,247
Hancock Bank Series 2016 Revenue A-1	Federated Government Obligation #5	9,557
Hancock Bank Series 2016 Reserve A-1	Federated Government Obligation #5	72,983
Hancock Bank Series 2016 Interest A-1	Federated Government Obligation #5	51,629
Hancock Bank Series 2016 Principal A-1	Federated Government Obligation #5	40,000
Hancock Bank Series 2018 Revenue A-2	Federated Government Obligation #5	132,520
Hancock Bank Series 2018 Principle A-2	Federated Government Obligation #5	1
Hancock Bank Series 2018 Interest A-2	Federated Government Obligation #5	3,594
Hancock Bank Series 2018 Prepayment A-2	Federated Government Obligation #5	5,000
	Total Debt Service Fund Investments	<u>\$ 1,215,036</u>
Hancock Bank Series 2016 Construction	Federated Government Obligation #5	\$ 415
Hancock Bank Series 2018 Construction	Federated Government Obligation #5	104,946
	Total Capital Projects Fund Investments	<u>\$ 105,361</u>

Asturia Community Development District

Summary A/R Ledger

001 - General Fund

From 4/1/2021 Through 4/30/2021

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2020	Pasco County Tax Collector	FY20-21	5,889.57
10/1/2020	SR 54 Land Associates, LLC	FY20-21	10,448.13
		Total 001 - General Fund	16,337.70

Astoria Community Development District

Summary A/R Ledger

200 - Debt Service Fund-Series 2014

From 4/1/2021 Through 4/30/2021

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2020	Pasco County Tax Collector	FY20-21	<u>4,962.80</u>
		Total 200 - Debt Service Fund-Series 2014	4,962.80

Asturia Community Development District

Summary A/R Ledger

201 - Debt Service Fund-Series 2016

From 4/1/2021 Through 4/30/2021

<u>Invoice Date</u>	<u>Customer Name</u>	<u>Invoice Number</u>	<u>Current Balance</u>
10/1/2020	Pasco County Tax Collector	FY20-21	887.76
10/1/2020	SR 54 Land Associates, LLC	FY20-21	14,364.84
		Total 201 - Debt Service Fund-Series 2016	15,252.60
Report Balance			36,553.10

Asturia Community Development District
Aged Payables by Invoice Date
Aging Date - 10/1/2020
001 - General Fund
From 4/1/2021 Through 4/30/2021

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balance
Rizzetta Amenity Services, Inc.	10/31/2020	INV00000000008135	Out Of Pocket Expenses 10/20	92.74
Rizzetta Amenity Services, Inc.	12/31/2020	INV00000000008438	Out Of Pocket Expenses 12/20	50.00
Blue Water Aquatics, Inc.	3/16/2021	27407	Aquatic Services 03/21	640.00
Blue Water Aquatics, Inc.	4/12/2021	27043	Aquatic Services 04/21	640.00
Best Termite & Pest Control, Inc.	4/15/2021	1081441	Pest Control 04/21	55.00
Times Publishing Company	4/18/2021	0000151525 04/18/21	Account #122995 Legal Advertising 04/21	154.50
Brighthouse Networks	4/22/2021	065826701042221	14575 Promenade Pkway 04/21	261.47
Landscape Maintenance Professionals, Inc.	4/22/2021	159687	Replace Valves 04/21	425.00
Duke Energy	4/26/2021	02017 22358 04/21	000 Aviles Parkway Lite 04/21	3,176.16
Hopping Green & Sams	4/27/2021	122003	General Legal Services 03/21	3,431.26
Jean-Jacques Darius	4/27/2021	JD042721	Board of Supervisors Meeting 04/27/21	200.00
Jonathan Tietz	4/27/2021	JT042721	Board of Supervisors Meeting 04/27/21	200.00
Richard D Jensen	4/27/2021	RJ042721	Board of Supervisors Meeting 04/27/21	200.00
Duke Energy	4/29/2021	Duke Electric Summary 04/21	Electric Summary 04/21	1,944.45
Florida Department of Revenue	4/30/2021	85-8016529160C-9 04/21	Sales & Use Tax 04/21	5.89
Rizzetta Amenity Services, Inc.	4/30/2021	INV00000000008762	Amenity Management Services 04/21	3,246.15
Rizzetta Amenity Services, Inc.	4/30/2021	INV00000000008785	Out Of Pocket Expenses 04/21	78.50
Tampa Poop 911 LLC	4/30/2021	A042021	Clean Pet Waste Stations & Trash Cans 04/21	684.66
Pasco County	5/4/2021	Water Summary 04/21	Water Summary 04/21	4,767.02
Clean Sweep Supply Co., Inc.	5/6/2021	00213020	Clubhouse Supplies 04/21	46.25
Duke Energy	5/7/2021	13808 69448 04/21	14721 State Rd 54 Lite 04/21	6,859.66
Report Total				27,158.71

ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Bonds - Series 2016

Construction Account Activity Through April 30, 2021

Inflows:	Debt Proceeds	\$	4,682,857.20
	Underwriter Discount		99,700.00
	Total Bond Proceeds:		4,782,557.20
	Interest Income		5,832.67
	Transfer from Reserve A-1 & A-2		3,357.32
	Total Inflows	\$	4,791,747.19

Outflows:

Requisition Date	Requisition Number	Contractor	Amount	Status As of 04/30/21
08/19/16	COI	Underwriter Discount	\$ (99,700.00)	Cleared
08/19/16	COI	Bryant Miller Olive	(34,000.00)	Cleared
08/19/16	COI	Greenberg Traurig	(20,000.00)	Cleared
08/19/16	COI	Nabors Giblin Nickerson	(6,000.00)	Cleared
08/19/16	COI	Hopping Green & Sams	(31,500.00)	Cleared
08/19/16	COI	Rizzetta & Co., Inc.	(5,000.00)	Cleared
08/19/16	COI	Rizzetta & Co., Inc.	(20,000.00)	Cleared
09/01/16	COI	US Bank	(2,650.00)	Cleared
09/01/16	COI	Image Master	(1,250.00)	Cleared
		Total COI:	(220,100.00)	
08/30/16	CR1	Florida Design Consultants, Inc.	(430.00)	Cleared
08/30/16	CR2	Florida Design Consultants, Inc.	(1,648.17)	Cleared
08/30/16	CR3	Florida Design Consultants, Inc.	(16,533.94)	Cleared
08/30/16	CR4	Florida Design Consultants, Inc.	(630.00)	Cleared
08/30/16	CR5	Hopping Green & Sams	(451.00)	Cleared
08/30/16	CR6	Prosser, Inc.	(29.12)	Cleared
08/30/16	CR7	RIPA & Associates, LLC	(256,046.88)	Cleared
08/30/16	CR8	RIPA & Associates, LLC	(56,339.64)	Cleared
08/30/16	CR9	RIPA & Associates, LLC	(402,918.21)	Cleared
09/30/16	CR10	RIPA & Associates, LLC	(1,041,258.55)	Cleared
09/30/16	CR11	Hopping Green & Sams	(554.99)	Cleared
09/30/16	CR12	Florida Design Consultants, Inc.	(562.50)	Cleared

ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Bonds - Series 2016

Construction Account Activity Through April 30, 2021

09/30/16	CR13	Florida Design Consultants, Inc.	(16,408.00)	Cleared
10/31/16	CR14	Florida Design Consultants, Inc	(140.00)	Cleared
10/31/16	CR15	Florida Design Consultants, Inc	(3,052.50)	Cleared
10/31/16	CR16	Florida Design Consultants, Inc	(18,965.75)	Cleared
10/31/16	CR17	Hopping Green & Sams	(369.00)	Cleared
10/31/16	CR18	RIPA & associates, LLC	(3,750.00)	Cleared
10/31/16	CR19	RIPA & associates, LLC	(808,001.55)	Cleared
10/31/16	CR20	Universal Engineering Sciences	(6,105.75)	Cleared
10/31/16	CR21	WRA	(5,775.00)	Cleared
11/29/16	CR22	Hopping Green & Sams	(451.00)	Cleared
11/29/16	CR23	RIPA & associates, LLC	(524,179.42)	Cleared
11/29/16	CR24	Universal Engineering Sciences	(4,179.00)	Cleared
12/13/16	CR25	Arete Industries	(5,850.00)	Cleared
12/13/16	CR26	Florida Design Consultants, Inc	(4,967.25)	Cleared
12/13/16	CR27	Prosser, Inc.	(14.56)	Cleared
01/06/17	CR28	RIPA & Associates, LLC	(629,838.33)	Cleared
01/06/17	CR29	Florida Design Consultants, Inc	(1,017.50)	Cleared
01/06/17	CR31	Florida Design Consultants, Inc	(654.00)	Cleared
01/06/17	CR32	Florida Design Consultants, Inc	(3,822.50)	Cleared
01/06/17	CR33	Florida Design Consultants, Inc	(420.00)	Cleared
01/06/17	CR34	WRA	(725.00)	Cleared
01/25/17	CR35	RIPA & Associates, LLC	(578,224.28)	Cleared
02/07/17	CR36	Arete Industries	(850.00)	Cleared
02/07/17	CR37	Florida Design Consultants, Inc	(8,426.00)	Cleared
02/07/17	CR38	Raysor Transportation Consulting	(8,580.00)	Cleared
02/07/17	CR39	Universal Engineering Sciences	(17,445.75)	Cleared
06/19/17	CR40	Florida Design Consultants, Inc	(1,131.18)	Cleared
06/19/17	CR41	Florida Design Consultants, Inc	(2,310.00)	Cleared
07/19/17	CR42	Florida Design Consultants, Inc	(2,140.00)	Cleared
07/19/17	CR43	Florida Design Consultants, Inc	(1,040.00)	Cleared
09/30/17	CR44	Florida Design Consultants, Inc	(481.25)	Cleared
09/30/17	CR45	Prosser, Inc.	(750.00)	Cleared
09/30/17	CR46	WRA	(6,706.00)	Cleared
10/30/17	CR47	Prosser, Inc.	(788.28)	Cleared
10/30/17	CR48	Florida Design Consultant	(330.00)	Cleared

ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Bonds - Series 2016

Construction Account Activity Through April 30, 2021

02/28/18	CR49	Hopping Green & Sams	(389.50)	Cleared
09/30/18	CR 50	Brightview Landscape Development, Inc.	(11,977.91)	Cleared
09/30/18	CR 51	Brightview Landscape Development, Inc.	(106,980.95)	Cleared
09/30/18	CR 52	WRA	(6,247.65)	Cleared
06/30/20	CR 82	Hopping Green & Sams	(344.50)	Cleared

Total Requisitions: (4,571,232.36)

Total COI and Requisitions: (4,791,332.36)

Total Outflows: (4,791,332.36)

Series 2016 Construction Account Balance at April 30, 2021 \$ 414.83

**ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Bonds - Series 2018**

Construction Account Activity Through April 30, 2021

Inflows:	Debt Proceeds	\$	4,321,800.00
	Underwriter Discount		88,200.00
			4,410,000.00
	Total Bond Proceeds:		4,410,000.00
	Interest Income		132,184.29
		Total Inflows	\$ 4,542,184.29

Outflows:

Requisition Date	Requisition Number	Contractor	Amount	Status As of 04/30/21
05/15/18	COI	Underwriter Discount	\$ (88,200.00)	Cleared
05/15/18	COI	Bryant Miller Olive	(34,000.00)	Cleared
05/15/18	COI	Greenberg Traurig	(20,000.00)	Cleared
05/15/18	COI	Nabors Giblin Nickerson	(6,000.00)	Cleared
05/15/18	COI	Hopping Green & Sams	(31,500.00)	Cleared
05/15/18	COI	Rizzetta & Co., Inc.	(5,000.00)	Cleared
05/15/18	COI	Rizzetta & Co., Inc.	(20,000.00)	Cleared
05/15/18	COI	Hancock Bank	(5,000.00)	Cleared
09/30/18	COI	Imagemasters	(1,500.00)	Cleared
		Total COI:	(211,200.00)	
06/11/18	CR#1	Ripe & Associates, LLC	(109,534.50)	Cleared
06/11/18	CR#2	Universal Engineering Services	(1,396.35)	Cleared
07/31/18	CR#3	Hopping Green & Sams	(758.50)	Cleared
07/31/18	CR#4	Ripe & Associates, LLC	(795,782.70)	Cleared
07/31/18	CR#5	WRA, Inc	(2,375.00)	Cleared
08/31/18	CR#6	Florida Design Consultants	(520.00)	Cleared
08/31/18	CR#7	Ripe & Associates, LLC	(1,994,589.88)	Cleared
08/31/18	CR#8	Universal Engineering Services	(3,306.30)	Cleared
08/31/18	CR#9	Florida Design Consultants	(160.00)	Cleared
08/31/18	CR#10	Hopping Green & Sams	(369.00)	Cleared
08/31/18	CR#11	Prosser, Inc.	(4,645.00)	Cleared
08/31/18	CR#12	Ripe & Associates, LLC	(1,285,862.46)	Cleared
08/31/18	CR#13	Universal Engineering Services	(3,258.15)	Cleared
01/31/20	CR#74	Raysor Transportation Consulting	(1,220.00)	Cleared
01/31/20	CR#75	Southern Land Services	(1,136.00)	Cleared

**ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Bonds - Series 2018**

Construction Account Activity Through April 30, 2021

03/31/20	CR#76	Florida Design Consultants	(320.00)	Cleared
03/31/20	CR#77	Hopping Green & Sams	(291.50)	Cleared
06/30/20	CR#78	Florida Design Consultants	(4,480.00)	Cleared
06/30/20	CR#79	Hopping Green & Sams	(1,986.75)	Cleared
06/30/20	CR#80	Raysor Transportation Consulting	(4,406.00)	Cleared
07/31/20	CR#83	Raysor Transportation Consulting	(1,200.00)	Cleared
01/31/21	CR#90	Florida Design Consultants	(3,940.00)	Cleared
01/31/21	CR#91	Raysor Transportation Consulting	(4,500.00)	Cleared
Total Requisitions:			(4,226,038.09)	
Total COI and Requisitions:			(4,437,238.09)	
Total Outflows:			(4,437,238.09)	
Series 2018 Construction Account Balance at April 30, 2021			\$	104,946.20

ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Custody Construction - Series 2018

Custody Construction Account Activity Through April 30, 2021

Inflows:	Developer Contributions	\$	2,701,047.12
	Excess Funding Transferred from S2016 Custody		2,680.09
	Total Inflows:	\$	2,703,727.21

Outflows:

Requisition Date	Requisition Number	Contractor	Amount	Status As of 04/30/21
08/31/18	CUS 12	RIPA & Associates, LLC	\$ (76,081.35)	Cleared
09/30/18	CUS 14	Florida Design Consultants, Inc.	(800.00)	Cleared
09/30/18	CUS 15	Hopping Green & Sams	(1,127.50)	Cleared
09/30/18	CUS 16	Prosser, Inc.	(4,645.00)	Cleared
09/30/18	CUS 17	Raysor Transportation Consulting	(31,580.00)	Cleared
09/30/18	CUS 18	RIPA & Associates, LLC	(339,030.99)	Cleared
09/30/18	CUS 19	Universal Engineering Sciences	(7,768.20)	Cleared
09/30/18	CUS 20	WRA	(1,229.48)	Cleared
10/31/18	CUS 21	Florida Design Consultants, Inc.	(1,220.00)	Cleared
10/31/18	CUS 22	Hopping Green & Sams	(594.50)	Cleared
10/31/18	CUS 23	Prosser, Inc.	(3,315.80)	Cleared
10/31/18	CUS 24	RIPA & Associates, LLC	(19,891.50)	Cleared
10/31/18	CUS 25	RIPA & Associates, LLC	(559,325.52)	Cleared
10/31/18	CUS 26	Universal Engineering Sciences	(3,761.05)	Cleared
11/30/18	CUS 27	Pasco County BOCC	(8,565.83)	Cleared
11/30/18	CUS 28	RIPA & Associates, LLC	(4,920.00)	Cleared
11/30/18	CUS 29	RIPA & Associates, LLC	(263,347.56)	Cleared
11/30/18	CUS 30	Florida Design Consultants, Inc.	(720.00)	Cleared
01/31/19	CUS 31	Asturia CDD	(6,798.77)	Cleared
01/31/19	CUS 32	Florida Design Consultants, Inc	(400.00)	Cleared
01/31/19	CUS 33	Hopping Green & Sams	(456.95)	Cleared
01/31/19	CUS 34	Prosser, Inc.	(22,235.00)	Cleared
01/31/19	CUS 35	Raysor Transportation Consulting	(6,600.00)	Cleared
01/31/19	CUS 36	RIPA & Associates, LLC	(414,146.97)	Cleared
02/28/19	CUS 37	RIPA & Associates, LLC	(136,955.71)	Cleared

ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Custody Construction - Series 2018

Custody Construction Account Activity Through April 30, 2021

02/28/19	CUS 38	Florida Design Consultants, Inc	(880.00)	Cleared
02/28/19	CUS 39	Universal Engineering Sciences	(4,782.90)	Cleared
02/28/19	CUS 40	Prosser, Inc.	(412.50)	Cleared
02/28/19	CUS 41	Hopping Green & Sams	(594.50)	Cleared
02/28/19	CUS 42	RIPA & Associates, LLC	(663,850.86)	Cleared
03/31/19	CUS 43	Florida Design Consultants, Inc	(320.00)	Cleared
03/31/19	CUS 44	RIPA & Associates, LLC	(3,290.00)	Cleared
03/31/19	CUS 45	Universal Engineering Sciences	(3,145.80)	Cleared
03/31/19	CUS 46	Florida Design Consultants, Inc	(2,397.50)	Cleared
03/31/19	CUS 47	Raysor Transportation Consulting	(13,760.00)	Cleared
03/31/19	CUS 48	Universal Engineering Sciences	(9,202.00)	Cleared
05/31/19	CUS 49	Florida Design Consultants, Inc	(8,032.50)	Cleared
05/31/19	CUS 50	Universal Engineering Sciences	(2,541.25)	Cleared
05/31/19	CUS 51	GameTime	(12,626.30)	Cleared
06/30/19	CUS 52	Florida Design Consultants, Inc	(312.50)	Cleared
06/30/19	CUS 53	Hopping Green & Sams	(945.00)	Cleared
06/30/19	CUS 54	WRA	(2,500.00)	Cleared
07/31/19	CUS 55	Florida Design Consultants, Inc	(400.00)	Cleared
07/31/19	CUS 56	Prosser, Inc.	(11,441.65)	Cleared
08/31/19	CUS 57	Florida Design Consultants, Inc	(160.00)	Cleared
08/31/19	CUS 58	Hopping Green & Sams	(79.50)	Cleared
08/31/19	CUS 59	Southern Land Services	(2,966.00)	Cleared
08/31/19	CUS 60	WRA	(2,547.56)	Cleared
09/30/19	CUS 61	Hopping Green & Sams	(106.00)	Cleared
09/30/19	CUS 62	Southern Land Services	(2,904.00)	Cleared
09/30/19	CUS 63	WRA	(5,039.40)	Cleared
09/30/19	CUS 64	Raysor Transportation Consulting	(4,300.00)	Cleared
09/30/19	CUS 65	Southern Land Services	(2,688.00)	Cleared
11/30/19	CUS 66	CRS Building Corporation	(2,084.00)	Cleared
11/30/19	CUS 67	Prosser, Inc.	(412.50)	Cleared
11/30/19	CUS 68	Raysor Transportation Consulting	(900.00)	Cleared

**ASTURIA
COMMUNITY DEVELOPMENT DISTRICT
Custody Construction - Series 2018**

Custody Construction Account Activity Through April 30, 2021

11/30/19	CUS 69	Southern Land Services	(752.00)	Cleared
11/30/19	CUS 70	SR 54 Land Associates, LLC	(1,914.00)	Cleared
12/31/19	CUS 71	Florida Design Consultants, Inc	(320.00)	Cleared
12/31/19	CUS 72	Hopping Green & Sams	(106.00)	Cleared
12/31/19	CUS 73	Southern Land Services	(648.00)	Cleared
06/30/20	CUS 81	WRA, Inc.	(2,500.00)	Cleared
09/01/20	CUS 84	Raysor Transportation Consulting	(2,900.00)	Cleared
09/30/20	CUS 85	Florida Design Consultants	(2,970.00)	Cleared
09/30/20	CUS 86	Hopping Green & Sams	(432.22)	Cleared
09/30/20	CUS 87	Raysor Transportation Consulting	(1,400.00)	Cleared
09/30/20	CUS 88	WRA, Inc.	(6,750.00)	Cleared
09/30/20	CUS 89	Raysor Transportation Consulting	(1,715.00)	Cleared
Total Requisitions:			<u>(2,703,547.12)</u>	

Total Outflows: (2,703,547.12)

Series 2018 Custody Account Balance at April 30, 2021 \$ 180.09

**Asturia Community Development District
Notes to Unaudited Financial Statements
April 30, 2021**

Balance Sheet

1. Trust statement activity has been recorded through 04/30/21.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY20-21 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Tab 4



Rizzetta & Company

Astoria Community Development District

Staffing Options for Amenity Management Services

Presented by: Rizzetta & Company, Inc.

**3434 Colwell Avenue, Suite 200
Tampa, Florida 33614
813.514.0400**

rizzetta.com

Option 1 – Scope of Services

Clubhouse Manager

- Ensure safe and presentable overall appearance of District property and facilities.
- Conduct walk-around inspections of the facility and all amenities.
- Oversee workplace operations to maintain and improve effectiveness and efficiency.
- Represent the District in interactions with residents and guests on a day-to-day basis.
- Provide the best possible customer service to the residents and guests to maintain a safe and comfortable environment.
- Process access card purchase requests. Maintain log of all transactions and submit a monthly report to the Finance Team.
- Responsible for enforcing the District Policies and Rules.
- Request Video pulls for all pool/spa incidents and entry gate incidents and submit to District Manager and District Counsel as required.
- Display flexibility in handling after-hours emergency calls.
- Prepare any incident or accident reports and forward to the District Manager.
- Submit a monthly Operations Manager report to the District Manager.
- When requested, attend District Board of Supervisor meetings.
- Design, promote and implement community events and activities and develop corresponding calendar of such events.
- Notify residents of upcoming events, meetings, and general information.
- Manage private events calendar.
- Complete private event rental forms, security deposits, and check-in/out documents.
- Day-to-day operations, budgeting, and managing vendor contracts relating to the amenity facilities, development of standard operation policies and procedures.
- Purchase (via Consultant supplied debit card) supplies, consumables, and other items as approved by the District, and provide a timely review and monthly submission of invoices.
- Post signage as directed by District Management.
- Process and maintain work order requests and conduct light maintenance.
- Maintain preventative maintenance records and inventories.
- Maintain and manage warranties, regular maintenance, and inspections for the facilities as needed (fire inspections, pest control, mechanical systems, security alarms.).
- Contact vendors for maintenance issues as needed.
- Work with assigned contractors to ensure quality service is provided to the District.
- Meet with prospective vendors for proposals, quotes, etc.
- Prepare and obtain quotes for services when directed by the District Manager or Board.
- Minor repairs to facilities and equipment, as necessary.



Option 1 – Schedule of Fees

AMENITY MANAGEMENT SERVICES:

Services will be billed bi-weekly, payable in advance of each bi-week for 12 months.

PERSONNEL:

Clubhouse Manager

Full Time Personnel - 40 hours per week

	ANNUAL
Budgeted Personnel Total ⁽¹⁾	\$ 62,017.
General Management and Oversight ⁽²⁾	\$ 10,800.
Total Services Cost:	\$ 72,817.

(1). Budgeted Personnel: These budgeted costs reflect full personnel levels required to perform the services outlined in this contract. Personnel costs includes: All direct costs related to the personnel for wages, Full-Time benefits, applicable payroll-related taxes, workers' compensation, and payroll administration and processing.

(2). General Management and Oversight: The costs associated with Rizzetta Amenity Services, Inc.'s expertise and time in the implementation of the day to day scope of services, management oversight, hiring, and training of staff.



Option 2 – Scope of Services

General Maintenance:

- Swimming Pool Deck: Blow off entire pool deck, arrange furniture, inspect, and clean pool furniture noting any needed repairs, empty, and clean all waste receptacles and adjust umbrellas.
- Picnic Areas and Parks: Empty waste receptacles and pick up debris.
- Parking Lot: Pick up litter, blow off debris.
- Interior of Building(s): Change A/C filters, replace light bulbs, ensure all door locks are in good condition, control cobwebs, dust, conduct light painting and conduct minor electrical/plumbing repairs.
- Check conditions of roads, sidewalks, and curbs.
- Check on all common area landscaping for debris, damage, and report to the District Manager.
- Touch up paint interior and exterior.
- Check and assess street signs, monuments, and informational signs.
- Perform minor repairs to equipment and facilities as needed.
- Conduct frequent vehicle patrols in the community and report/repair problems such as, but not limited to, damaged street signs, sidewalk trip hazards, reporting non-operational streetlights, picking up rubbish/debris, and removing roadkill.
- Maintain the "Entry Monument" area on a regular basis by picking up debris/rubbish, remove graffiti/dirt/stains and repair and paint monument when necessary.
- Maintain a high level of appearance of all indoor/outdoor spaces.
- Assist in sanitizing and cleaning all surfaces and objects in the clubhouse, fitness center, and all CDD amenities.
- Display flexibility in handling after-hours emergency calls.

Clubhouse Attendant

- Provide the best possible customer service to the residents and guests to maintain a safe and comfortable environment.
- Full knowledge/awareness of all rules and regulations of the amenities.
- As necessary, prepare any incident or accident reports and forward to the District Manager.
- Complete private event rental forms, security deposits, and check-in/out documents.
- Process access card purchase requests. Maintain log of all transactions and submit a monthly report to the Finance Team.
- Prepare any incident or accident reports and forward to the District Manager.
- Notify District Manager of any maintenance issues.
- Assist in sanitizing and cleaning all surfaces and objects in the clubhouse, fitness center, and all CDD amenities.



Janitorial and Cleaning Responsibilities:

- Clubhouse / Kitchen
 - Clean entrance area and wipe glass doors on both sides.
 - Wipe clean and disinfect all countertops, sinks and exterior of cabinets.
 - Wipe clean all tables and chairs, arrange chairs properly.
 - Wipe clean interior and exterior of microwave and exterior of other appliances.
 - Trash will be emptied and removed to dumpster area. Clean trash cans as needed.
 - Restock kitchen paper supplies.
 - Dust all surfaces of desks, tables, counters, filing cabinets, and other office equipment.
 - Wipe clean Conference Room tables and properly arrange chairs.
 - Dust, sweep, and mop hard surface floors.
- Restrooms
 - Fill dispensers with towels, tissue, and hand soap. Wipe dispenser fronts.
 - Empty sanitary napkin receptacles, disinfect, and re-line from stock.
 - Empty trash receptacles and wipe clean.
 - Dust sink traps, counters, ledges, tops of partitions, mirrors, and air vents.
 - Sweep tile floor.
 - Disinfect interior and exterior of toilets, toilet seats, and urinals. Polish chrome.
 - Spot clean toilet partitions.
 - Clean sinks and polish chrome fittings.
 - Remove splash marks from walls around sinks.
 - Clean and polish mirrors.
 - Wet mop restroom floors with disinfectant, pouring water down drains to eliminate odors.
- Fitness Center
 - Wipe down and sanitize equipment, clean mirrors, clean floors, and dust.
- Pool Deck
 - Remove trash from trash bags, patrol for debris.
 - Clean outside furniture and arrange furniture properly.
- Other Cleaning
 - Dust all vertical surfaces of desks, file cabinets, and other office furniture.
 - Detail clean all floor edges, corners and beneath furniture.
 - Mop hard surface floors, including corners, edges, and under office furniture.
 - Dust picture frames.
 - Dust and disinfect all office equipment, including behind computers, monitors, and their bases.
 - Dust ceiling corners and remove cobwebs.
 - Dust baseboards.
 - Window cleaning includes window ledges and blinds.
 - Spot clean light switches and doorframes.
 - Clean doorknobs, push plates and kick plates.
 - Dust vertical and venetian blinds.
 - High dust HVAC vents and louvers.
 - Keep all storage spaces in a clean and orderly condition. Equipment and cleaning supplies shall be properly stored.



Option 2 – Schedule of Fees

AMENITY MANAGEMENT SERVICES:

Services will be billed bi-weekly, payable in advance of each bi-week for 12 months.

PERSONNEL:

General Maintenance

Part Time Personnel - 20 hours per week

Clubhouse Attendant

Part Time Personnel - 20 hours per week

	ANNUAL
Budgeted Personnel Total ⁽¹⁾	\$ 43,872.
General Management and Oversight ⁽²⁾	\$ 9,600.
Total Services Cost:	\$ 53,472.

(1). Budgeted Personnel: These budgeted costs reflect full personnel levels required to perform the services outlined in this contract. Personnel costs includes: All direct costs related to the personnel for wages, Full-Time benefits, applicable payroll-related taxes, workers' compensation, and payroll administration and processing.

(2). General Management and Oversight: The costs associated with Rizzetta Amenity Services, Inc.'s expertise and time in the implementation of the day to day scope of services, management oversight, hiring, and training of staff.



Rizzetta & Company

Option 3 – Scope of Services

General Maintenance:

- Swimming Pool Deck: Blow off entire pool deck, arrange furniture, inspect and clean pool furniture noting any needed repairs, empty and clean all waste receptacles and adjust umbrellas.
- Picnic Areas and Parks: Empty waste receptacles and pick up debris.
- Parking Lot: Pick up litter, blow off debris.
- Interior of Building(s): Change A/C filters, replace light bulbs, ensure all door locks are in good condition, control cobwebs, dust, conduct light painting and conduct minor electrical/plumbing repairs.
- Check conditions of roads, sidewalks, and curbs.
- Check on all common area landscaping for debris, damage, and report to the District Manager.
- Touch up paint interior and exterior.
- Check and assess street signs, monuments, and informational signs.
- Perform minor repairs to equipment and facilities as needed.
- Conduct frequent vehicle patrols in the community and report/repair problems such as, but not limited to, damaged street signs, sidewalk trip hazards, reporting non-operational streetlights, picking up rubbish/debris, and removing roadkill.
- Maintain the "Entry Monument" area on a regular basis by picking up debris/rubbish, remove graffiti/dirt/stains and repair and paint monument when necessary.
- Maintain a high level of appearance of all indoor/outdoor spaces.
- Assist in sanitizing and cleaning all surfaces and objects in the clubhouse, fitness center, and all CDD amenities.
- Display flexibility in handling after-hours emergency calls.
- As necessary, prepare any incident or accident reports and forward to the District Manager.

Janitorial and Cleaning Responsibilities:

- Clubhouse / Kitchen
 - Clean entrance area and wipe glass doors on both sides.
 - Wipe clean and disinfect all countertops, sinks and exterior of cabinets.
 - Wipe clean all tables and chairs, arrange chairs properly.
 - Wipe clean interior and exterior of microwave and exterior of other appliances.
 - Trash will be emptied and removed to dumpster area. Clean trash cans as needed.
 - Restock kitchen paper supplies.
 - Dust all surfaces of desks, tables, counters, filing cabinets, and other office equipment.
 - Wipe clean Conference Room tables and properly arrange chairs.
 - Dust, sweep, and mop hard surface floors.
- Restrooms
 - Fill dispensers with towels, tissue, and hand soap. Wipe dispenser fronts.
 - Empty sanitary napkin receptacles, disinfect, and re-line from stock.



Rizzetta & Company

- Empty trash receptacles and wipe clean.
- Dust sink traps, counters, ledges, tops of partitions, mirrors, and air vents.
- Sweep tile floor.
- Disinfect interior and exterior of toilets, toilet seats, and urinals. Polish chrome.
- Spot clean toilet partitions.
- Clean sinks and polish chrome fittings.
- Remove splash marks from walls around sinks.
- Clean and polish mirrors.
- Wet mop restroom floors with disinfectant, pouring water down drains to eliminate odors.
- Fitness Center
 - Wipe down and sanitize equipment, clean mirrors, clean floors, and dust.
- Pool Deck
 - Remove trash from trash bags, patrol for debris.
 - Clean outside furniture and arrange furniture properly.
- Other Cleaning
 - Dust all vertical surfaces of desks, file cabinets, and other office furniture.
 - Detail clean all floor edges, corners and beneath furniture.
 - Mop hard surface floors, including corners, edges, and under office furniture.
 - Dust picture frames.
 - Dust and disinfect all office equipment, including behind computers, monitors, and their bases.
 - Dust ceiling corners and remove cobwebs.
 - Dust baseboards.
 - Window cleaning includes window ledges and blinds.
 - Spot clean light switches and doorframes.
 - Clean doorknobs, push plates and kick plates.
 - Dust vertical and venetian blinds.
 - High dust HVAC vents and louvers.
 - Keep all storage spaces in a clean and orderly condition. Equipment and cleaning supplies shall be properly stored.



Option 3 – Schedule of Fees

AMENITY MANAGEMENT SERVICES:

Services will be billed bi-weekly, payable in advance of each bi-week for 12 months.

PERSONNEL:

General Maintenance

Part Time Personnel - 25 hours per week

	ANNUAL
Budgeted Personnel Total ⁽¹⁾	\$ 31,585.
General Management and Oversight ⁽²⁾	\$ 9,600.
Total Services Cost:	\$ 41,185.

(1). Budgeted Personnel: These budgeted costs reflect full personnel levels required to perform the services outlined in this contract. Personnel costs includes: All direct costs related to the personnel for wages, Full-Time benefits, applicable payroll-related taxes, workers' compensation, and payroll administration and processing.

(2). General Management and Oversight: The costs associated with Rizzetta Amenity Services, Inc.'s expertise and time in the implementation of the day to day scope of services, management oversight, hiring, and training of staff.



Tab 5

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

ASTURIA COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the **Asturia Community Development District** was held on **Tuesday, May 25, 2021 at 6:00 p.m.** at the Asturia Clubhouse, located at 14575 Promenade Parkway, Odessa, FL 33556.

Present and constituting a quorum:

Jon Tietz	Board Supervisor, Chair
Lane Gardner	Board Supervisor, Vice Chair
Richard Jensen	Board Supervisor, Secretary
Jacques Darius	Board Supervisor, Asst. Secretary

Also present were:

Aimee Brandon	District Manager; Rizzetta & Co., Inc.
Sarah Warren	District Counsel; Hopping Green & Sams
Jason Liggett	Field Service Manager; Rizzetta & Co., Inc.(via Zoom)
Justin Lawrence	Clubhouse Manager
Tyson Brown	LMP

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Aimee Brandon opened the regular Board of Supervisors' meeting at 6:00 p.m. Ms. Brandon noted that there were audience members in attendance.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

The Board heard audience comments regarding the following: specific days and times for the swim lanes to be open and policies regarding alcohol at events from outside vendors.

THIRD ORDER OF BUSINESS

Staff Reports

A. Clubhouse Manager Report

The Board received the Clubhouse Manager report from Mr. Justin Lawrence.

Mr. Lawrence stated that residents have requested to have an adult lap lane or adult lap swim on select days. The Board agreed to have a lap lane put in and that Mr. Lawrence would oversee the days and times requested.

33 Ms. Brandon explained to the Board that it was difficult to get the slings for the pool chairs
34 ordered and that Mr. Lawrence found matching chairs that were purchased out-right instead
35 of repairing the existing chairs.
36

37 **B. Field Service Report**

38 The Board received the Field Service Report from Mr. Jason Liggett
39

40 During Mr. Liggett's inspection there were noticeable hot spot areas and areas that
41 clearly are not getting watered at all. He noted that the juniper at the main entrance
42 needs to be treated for weed.
43

44 Mr. Jacques Darius requested that the lawn in front of the clubhouse be a main priority.
45

46 Mr. Tietz would like Mr. Liggett to do a bi-weekly walk through with Erwin.
47

48 Mr. Liggett would like LMP to replace 1 3 Gallon Podocarpus on the far East fence line of
49 the pool area and invoice the district and provide a price to remove and replace the Pine
50 Tree at the Gathering way and Caravan Drive corner park.
51

52 **C. District Engineer**

53 District Engineer was not present.
54

55 **D. District Counsel**

56 The Board received the District Counsel report from Ms. Warren.
57

58 **E. District Manager**

59 The Board received the District Manager report from Ms. Aimee Brandon.
60

61 Ms. Brandon reminded the Board of their next regular scheduled meeting to be held
62 June 22, 2021 at 6:00 p.m.
63

64 Ms. Brandon announced that there are 1,066 registered voters in Asturia CDD.
65

66 Ms. Brandon provided the Board with an update on their financials.
67

68 **FOURTH ORDER OF BUSINESS**

Consideration of Amenity Staffing Proposals

69
70 The Board reviewed the Amenity Staffing Proposals received. A lengthy discussion ensued,
71 and the Board agreed to table the Amenity Staffing Proposals to the June meeting with the
72 possibility of receiving more proposals. The Board requested that Mr. Tietz work with Ms. Brandon
73 to develop a scope of work for new proposals.
74

On a motion from Mr. Jacques Darius, seconded by Mr. Jon Tietz, the Board agree to authorize Mr. Tietz to work with District Manager to develop a scope of work for more proposals for the Asturia Community Development District.

76 **FIFTH ORDER OF BUSINESS** **Consideration of Fiscal Year 2021-2022**
77 **Proposed Budget**
78

79 Ms. Brandon presented the Board with the Fiscal Year 2021-2022 Proposed budget. A brief
80 discussion. The Board requested the Amenity Services budget be increased to match the current
81 Fiscal Year budget.

82
83 The Board agreed to accept and approved the FY 2021-2022 Proposed budget with an
84 increase in assessments.
85

On a motion from Mr. Tietz, seconded by Mr. Gardner, the Board approved increasing the Amenity Services budget to match the current Fiscal Year budget for the Asturia Community Development District.

86
87 **SIXTH ORDER OF BUSINESS** **Consideration of Resolution 2021-05,**
88 **Approving FY 2021-2022 Proposed Budget and**
89 **Setting a Public Hearing Date**
90

On a motion from Mr. Darius, seconded by Mr. Tietz, the Board approved to adopt Resolution 2021-05, Approving FY 2021-2022 Proposed Budget and Setting the Public Hearing Date of August 24, 2021 at 6:00 p.m. for the Asturia Community Development District.

91
92 **SEVENTH ORDER OF BUSINESS** **Discussion of Engineering Change**
93

94 The Board discussed going out to bid for a new District Engineer and ultimately decided to
95 table this until the July 27th meeting.
96

97 **EIGHTH ORDER OF BUSINESS** **Consideration of the Minutes of the Board of**
98 **Supervisors Budget Workshop Meeting held on**
99 **April 20, 2021**
100

101 The Board received the Minutes of the Board of Supervisors' Budget Workshop Meeting
102 held on April 20, 2021. The Board requested that Line # 31 be changed from Lender to Developer.
103

On a motion from Mr. Tietz, seconded by Mr. Darius, the Board approved the Minutes of the Board of Supervisors' Budget Workshop Meeting held on April 20, 2021, as amended, for the Asturia Community Development District.

104
105 **NINTH ORDER OF BUSINESS** **Consideration of the Minutes of the Board of**
106 **Supervisors 2nd Audit Meeting held on April 27,**
107 **2021**
108

109 The Board received the consideration of the Minutes of the Board of Supervisors' 2nd Audit
110 Meeting held on April 27, 2021.
111

On a motion from Mr. Tietz, seconded by Mr. Darius, the Board approved the Minutes of the Board of Supervisors' 2nd Audit Meeting held on April 27, 2021 for the Asturia Community Development District.

TENTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors Regular Meeting held on April 27, 2021

The Board received the consideration of the Minutes of the Board of Supervisors' Regular Meeting held on April 27, 2021.

On a motion from Mr. Tietz, seconded by Mr. Darius, the Board approved the Minutes of the Board of Supervisors' Regular Meeting held on April 27, 2021 for the Asturia Community Development District.

ELEVENTH ORDER OF BUSINESS

Consideration of the Operation and Maintenance Expenditures for April 2021

The Board received the Operation and Maintenance Expenditures for April 2021 in the amount of \$55,529.72.

On a motion from Mr. Jon Tietz, seconded by Mr. Darius, the Board approved to ratify the invoices from the O&M Expenditures for March 2021 in the amount of \$55,529.72 for the Asturia Community Development District.

TWELFTH ORDER OF BUSINESS

Supervisors' Requests

During Supervisor Request Mr. Tietz discussed the proposal he received from PMD Engineering for Pool lighting for \$395.00. The Board agreed to approve the PMD Proposal.

On a motion from Mr. Jon Tietz, seconded by Mr. Jensen, opposed by Mr. Darius, the Board approved the PMD Proposal for Pool Lighting in the amount of \$395.00 for the Asturia Community Development District.

Mr. Tietz asked Mr. Gardener if there were any updates on street cleaning in the new construction areas or sidewalk repairs on Asturian Parkway.

Mr. Tietz asked Mr. Garden about the water lines and electrical boxes that are not in use and how are they going to be addressed.

Mr. Gardner requested that the Lantower sign request be put on the June agenda for approval by CDD.

145 **THIRTEENTH ORDER OF BUSINESS Adjournment**

146
147 Ms. Brandon asked for a motion to adjourn the meeting.
148

149 On a motion from Mr. Darius, seconded by Mr. Tietz, the Board agreed to adjourn the meeting at
150 9:05 p.m. for Asturia Community Development District.
151

Secretary/Assistant Secretary

Chairman/Vice Chairman

DRAFT

Tab 6

ASTURIA COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (813) 994-1001

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.asturiacdd.org

Operation and Maintenance Expenditures May 2021 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2021 through May 31, 2021. This does not include expenditures previously approved by the Board.

The total items being presented: **\$95,168.35**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Astoria Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Asturia CDD	CD045	CD045	Debit Card Replenishment	\$ 538.71
Best Termite & Pest Control, Inc.	002834	1081441	Pest Control 04/21	\$ 55.00
Blue Water Aquatics, Inc.	002825	27043	Aquatic Services 04/21	\$ 640.00
Blue Water Aquatics, Inc.	002843	27407	Aquatic Services 03/21	\$ 620.00
Blue Water Aquatics, Inc.	002850	27540	Aquatic Services 05/21	\$ 620.00
Brighthouse Networks	002826	065826701042221	14575 Promenade Parkway 04/21	\$ 261.47
Clean Sweep Supply Co., Inc.	2836	00213020	Clubhouse Supplies 04/21	\$ 46.25
County Sanitation	002844	10504986	Clubhouse Dumpster 05/21	\$ 34.00
DCSI, Inc	002845	28530	Alarm Monitoring Service 05/21	\$ 59.99
Duke Energy	002837	02017 22358 04/21	000 Aviles Parkway Lite 04/21	\$ 3,176.16
Duke Energy	002837	Duke Electric Summary 04/21	Electric Summary 04/21	\$ 1,944.45

Astoria Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Duke Energy	002846	13808 69448 04/21	14721 State Rd 54 Lite 04/21	\$ 6,859.66
Duke Energy	002852	66842 45114 04/21	0000 Aviles Pky Street Lights Phase 3 04/21	\$ 2,479.31
Florida Department of Revenue	002838	85-8016529160C-9 04/21	Sales & Use Tax 04/21	\$ 5.89
Hopping Green & Sams	002827	122003	General Legal Services 03/21	\$ 3,431.26
Jean-Jacques Darius	002828	JD042721	Board of Supervisors Meeting 04/27/21	\$ 200.00
Jonathan Tietz	002833	JT042721	Board of Supervisors Meeting 04/27/21	\$ 200.00
Landscape Maintenance Professionals, Inc.	002830	159687	Replace Valves 04/21	\$ 425.00
Landscape Maintenance Professionals, Inc.	002853	159736	Grounds Maintenance 05/21	\$ 11,284.58
Landscape Maintenance Professionals, Inc.	002853	160179	Spring Mix Flower Rotation 05/21	\$ 4,340.00
Landscape Maintenance Professionals, Inc.	002853	160225	Irrigation Repairs 05/21	\$ 292.85
Pasco County	002839	Water Summary 04/21	Water Summary 04/21	\$ 4,767.02

Asturia Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pasco County Property Appraiser	002831	Annual Fee FY 20/21	Non Ad-Valorem Assessment Annual Fee FY 20/21	\$ 150.00
Richard D Jensen	002829	RJ042721	Board of Supervisors Meeting 04/27/21	\$ 200.00
Rizzetta & Company, Inc.	002832	INV0000058160	District Management Fees 05/21	\$ 4,509.50
Rizzetta Amenity Services, Inc.	002840	INV0000000008135	Out Of Pocket Expenses 10/20	\$ 92.74
Rizzetta Amenity Services, Inc.	002840	INV0000000008438	Out Of Pocket Expenses 12/20	\$ 50.00
Rizzetta Amenity Services, Inc.	002840	INV0000000008762	Amenity Management Services 04/21	\$ 3,246.15
Rizzetta Amenity Services, Inc.	002847	INV0000000008785	Out Of Pocket Expenses 04/21	\$ 78.50
Rizzetta Amenity Services, Inc.	002854	INV0000000008812	Amenity Management Services 05/21	\$ 4,170.86
Rizzetta Technology Services, LLC	002848	INV000007483	Email & Website Hosting Services 05/21	\$ 190.00
Romaner Graphics	002849	20553	Parkway Street Sign Replacement 05/21	\$ 285.00
SR 54 Land Associates	002841	050621	Check Request - Developer Refund for Excess Funds Collected	\$ 8,676.30

Astoria Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2021 Through May 31, 2021

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
SSS Down To Earth Opco LLC	002851	87560	Pine Bark Mulch Installation 01/21	\$ 18,040.00
SSS Down To Earth Opco LLC	002851	87698	Grounds Maintenance 01/21	\$ 5,019.07
SSS Down To Earth Opco LLC	002851	88479	Grounds Maintenance 02/21	\$ 5,019.07
SSS Down To Earth Opco LLC	002851	90607	Irrigation Repairs 02/21	\$ 329.51
SSS Down To Earth Opco LLC	002851	90608	Irrigation Repairs 02/21	\$ 854.50
SSS Down To Earth Opco LLC	002851	91694	Irrigation Repairs 03/21	\$ 266.39
Suncoast Pool Service	002855	7193	Monthly Pool Service 05/21	\$ 870.00
Tampa Poop 911 LLC	002835	A042021	Clean Pet Waste Stations & Trash Cans 04/21	\$ 684.66
Times Publishing Company	002842	0000151525 04/18/21	Account #122995 Legal Advertising 04/21	<u>\$ 154.50</u>
Report Total				<u>\$ 95,168.35</u>