



***ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT***

***Advanced Meeting Package***

***Regular Meeting***

***Tuesday  
February 28, 2023  
6:00 p.m.***

***Location:  
Asturia Clubhouse,  
14575 Promenade Parkway  
Odessa, FL 33556***

***Note: The Advanced Meeting Package is a working document and thus all materials are considered DRAFTS prior to presentation and Board acceptance, approval or adoption.***

# Astoria

## Community Development District

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### Development Planning and Financing Group

250 International Parkway, Suite 208  
Lake Mary FL 32746  
321-263-0132

Board of Supervisors  
**Astoria Community Development District**

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Astoria Community Development District is scheduled for **Tuesday, February 28, 2023, at 6:00 p.m.** at the **Astoria Clubhouse, 14575 Promenade Parkway Odessa, FL 33556.**

The advanced copy of the agenda for the meeting is attached along with associated documentation for your review and consideration. Any additional support material will be distributed at the meeting.

Should you have any questions regarding the agenda, please contact me at (321) 263-0132 X-285 or [tdobson@dpfgmc.com](mailto:tdobson@dpfgmc.com). We look forward to seeing you at the meeting.

Sincerely,

*Tish Dobson*

Tish Dobson  
District Manager

Cc: Attorney  
Engineer  
District Records

District: **ASTURIA COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Tuesday, February 28, 2023  
Time: 6:00 PM  
Location: Asturia Clubhouse, 14575  
Promenade Parkway Odessa, FL  
33556

Call-in Number: +1 (929) 205-6099

Meeting ID: 913 989 9080

Passcode: 842235

Zoom Link:

<https://vestapropertyservices.zoom.us/j/9139899080?pwd=aFdWVzFxb3Y0L2w4eG9VTnZRakl0UT09>

### ***Revised Agenda***

#### **I. Call to Order**

#### **II. Audience Comments** – (limited to 3 minutes per individual for agenda items)

#### **III. Staff Reports**

##### **A. Landscape & Irrigation**

##### **1. Consideration of Red Tree Proposals**

[Exhibit 1](#)

- a. Flower Bed Enhancement
- b. Ornamental Grasses Removal
- c. Annuals Installation
- d. Drake Elm Removal & Replacement – 14460 in ROW
- e. Drake Elm Removal & Replacement – Damaged by Vehicle Accident
- f. Sod Replacement – Dog Park
- g. Irrigation

##### **B. Field Inspections Report & District Manager Report**

[Exhibit 2](#)

##### **1. Review of Stormwater Needs Analysis Report**

[Exhibit 3](#)

##### **C. Aquatic Services Report**

[Exhibit 4](#)

##### **1. Consideration of Blue Water Aquatics Aeration System Installation Proposals**

[Exhibit 5](#)

- a. Pond 1
- b. Pond 5

##### **2. Consideration of Blue Water Aquatics EutroSORB Treatment Proposal – previously presented**

[Exhibit 6](#)

##### **D. District Engineer**

##### **E. District Counsel**

##### **F. Land Use Counsel**

1. Consideration of Payment for Additional 2.2 hrs. to Jimerson Birr

**IV. Consent Agenda**

- A. **Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting Held January 24, 2023** [Exhibit 7](#)
- B. Consideration for Acceptance – The January 2023 Unaudited Financial Statements [Exhibit 8](#)
- C. Consideration of Operation and Maintenance Expenditures for January 2023 [Exhibit 9](#)

**V. Business Items**

- A. Consideration of Fitness Center Flooring Proposal Options [Exhibit 10](#)
  - 1. Bob’s Carpet Mart
  - 2. FitRev
  - 3. Great Britain Tile
- B. Consideration of Clubhouse Conference Room Flooring Proposal Options [Exhibit 11](#)
  - 1. Bob’s Carpet Mart
  - 2. Great Britain Tile
- C. Consideration & Adoption of **Resolution 2023-08**, Setting Hearing on Proposed Fee for Use of District Property [Exhibit 12](#)
- D. Consideration of Romaner Graphics Monument Repair Proposal [Exhibit 13](#)
- E. Consideration of Trinity Air Quality A/C Maintenance Proposal [Exhibit 14](#)
- F. Consideration of District Engineering Services (Lighthouse) [Exhibit 15](#)
- G. Presentation of LLS Tax Solutions Arbitrage Rebate Report 2014A-1, 2014A-2 [Exhibit 16](#)
- H. **Presentation of Reserve Study Report** [Exhibit 17](#)

**VI. Audience Comments** *(limited to 3 minutes per individual for non-agenda items)*

**VII. Supervisors’ Requests**

**VIII. Action Items Summary**

**IX. Next Month’s Agenda Items**

**X. Next Meeting Quorum Check: March 28<sup>th</sup>, 6:00 PM**

Jon Tietz	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Glen Penning	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Jacques Darius	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Marie Pearson	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO
Susan Coppa	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> REMOTE	<input type="checkbox"/> NO

**XI. Adjournment**

# EXHIBIT 1



*The New Standard in Landscape Maintenance*

**1.888.RED.TREE**

[www.redtreelandscape.com](http://www.redtreelandscape.com)

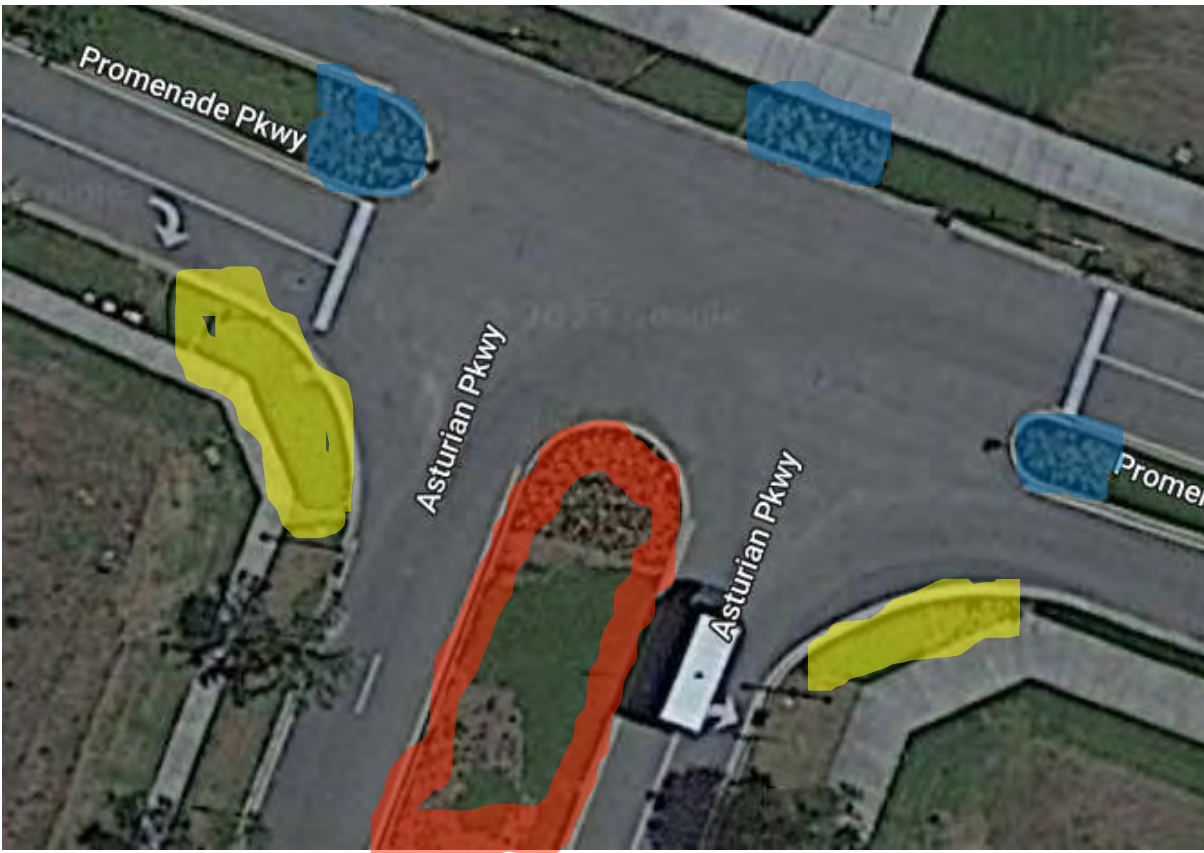
5532 Auld Lane, Holiday FL 34690

**January 29, 2023**

**Landscape Enhancement Proposal**

**For**

**Asturia CDD**



### **Inbound and Outbound Corners in Yellow**

- Remove existing Jasmine and haul away.
- Install 4 yards soil and prep for sod.
- Install 800 sq. ft. St Augustine Sod
- Retro-fit irrigation
- Includes all labor, material, hauling and dump fees.

**Total Inbound and Outbound Corners: \$6,500.00**

### **Center Island in Red**

- Remove existing Jasmine & Flowers and haul away.
- Install 10 yards soil and prep for sod.
- Install 2,400 sq ft St Augustine sod.
- Retro-fit irrigation
- Includes all labor, material, hauling, and dump fees.

**Total Center Island: \$9,750.00**

### **Flower Beds in Blue**

- Install 1 ½' River Rock Border to center island flower beds to help reduce flower count.
- Install 3 Limestone Boulders to Amenities Center flower bed to help reduce flower count.
- Includes all labor, Material, hauling and dump fees.

**Total Flower Beds: \$2,500.00**

**Total Renovation Project: \$18,750.00**

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Authorized By:

Date:



*The New Standard in Landscape Maintenance*

**1.888.RED.TREE**

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

## ORNAMENTAL GRASSES REMOVAL PROPOSAL

(3) separate locations

FOR

### ***Asturia Community Development District***

Attention: Tish Dobson, District Manager

January 31, 2023

#### **Scope of Work**

Remove first row of ornamental grasses in (3) separate locations.

Across the street from the apartments – on the east side on promenade.





**At the intersection of Hearth and Caravan.**



**At the intersection of Trail's Edge and Renaissance**



- **Remove and dispose of the first row of ornamental grasses in each of the (3) locations above.**
- **Includes all labor, hauling and disposal fees.**

**PRICE: \$500.00**

\_\_\_\_\_  
Authorized Signature to Proceed

\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_  
Date of Authorization

**Proposal submitted by Robert Johnson - Client Care Specialist**  
[rjohnson@redtreelandscape.systems](mailto:rjohnson@redtreelandscape.systems) / Cell phone: (727) 267-2059



The New Standard in Landscape Maintenance

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5532 Auld Lane, Holiday FL 34690

SPRING 2023

REVISED SEASONAL COLOR INSTALLATION PROPOSAL

FOR

ASTURIA CDD

Attention: Ms. Tish Dobson – District Manager

February 22, 2023

Recommended Annual



Recommendation: SUNPATIENS

SunPatiens® are a hybrid from Japanese seed company Sakata. These hybrids thrive in the conditions we have here in Florida — full sun and humid, hot weather. SunPatiens® flower year-round in Florida. As a bonus, these hybrids are unaffected by downy mildew. Like New Guinea impatiens, SunPatiens® also require regular watering and should be grouped together with plants that have similar needs, although they do not lose their flower buds when severely water stressed. - IFAS

Scope of Work

- Removal of existing annuals.
Tilling of annual beds.
Installation of annuals.

Total Project Cost: \$2.25 per annual

Authorized Signature to Proceed # of Annuals Date of Authorization

Proposal submitted by Peter Lucadano – CEO / Owner & ISA Certified Arborist
peteluke@redtreelandscape.com / Cell phone: (727) 919-3915



*The New Standard in Landscape Maintenance*

**1.888.RED.TREE**

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday FL 34690

## **Drake Elm Removal and Replacement Proposal**

**14460 in ROW**

FOR

***Asturia CDD***

Attention: Tish Dobson, District Manager

February 22, 2023

### Scope of Work

Remove and replace dying Drake Elm tree @ 14460 in ROW

- Remove and grind stump of (1) Drake Elm at 14460 in ROW.
- Install 4" caliper Drake Elm as replacement.
- Install (1) bag of mulch around newly planted tree.
- Includes all labor, hauling and debris disposal.

PRICE: **\$1,040.00**

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Authorized Signature to Proceed

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Date of Authorization

Proposal submitted by John Burkett - Client Care Specialist  
[jburrkett@redtreelandscapc.systcms](mailto:jburrkett@redtreelandscapc.systcms) / Cell phone: (727) 267-2059



*The New Standard in Landscape Maintenance*

**1.888.RED.TREE**

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday FL 34690

## **Drake Elm Removal and Replacement Proposal**

**Damaged by vehicle accident**

FOR

***Asturia CDD***

Attention: Tish Dobson, District Manager

February 22, 2023

### Scope of Work

Remove and replace Drake Elm tree that was damaged in vehicle accident.

- Remove and grind stump of (1) Drake Elm.
- Install 4" caliper Drake Elm as replacement.
- Install (1) bag of mulch around newly planted tree.
- Includes all labor, hauling and debris disposal.

PRICE: **\$1,040.00**

\_\_\_\_\_  
Authorized Signature to Proceed

\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_  
Date of Authorization

Proposal submitted by John Burkett - Client Care Specialist  
[jburrkett@redtreelandscapesystems](mailto:jburrkett@redtreelandscapesystems) / Cell phone: (727) 267-2059



*The New Standard in Landscape Maintenance*

**1.888.RED.TREE**

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

**Sod Replacement Proposal**  
**In Dog Park**  
FOR  
**Asturia CDD**

Attention: Tish Dobson, District Manager

February 22, 2023

**Scope of Work**

Remove and replace sod at dog park.



- Kill and remove existing turf.
- Install (3,700) square feet of Bahia sod.
- Includes all labor, hauling and debris disposal.

**PRICE: \$5,550.00**

\_\_\_\_\_  
Authorized Signature to Proceed

\_\_\_\_\_  
Date of Authorization

Proposal submitted by John Burkett - Client Care Specialist  
[jburrkett@redtreelandscape.com](mailto:jburrkett@redtreelandscape.com) / Cell phone: (727) 267-2059

**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Estimate 1426**



ADDRESS	DATE	TOTAL
Astoria CDD C/O DPFM Mangement & Consulting, LLC 250 International Pkwy. Ste. 208 Lake Mary, FL 32746	02/08/2023	\$2,080.00

ACTIVITY	QTY	RATE	AMOUNT
IRRIGATION PROPOSAL- install Rainbird IQ 4g Cartridge with internal antenna. Install Rainbird IQ External antenna for IQ4g USA Cartridge			
<b>Sales</b> Rainbird IQ External Antenna for IQ4g USA Cartridge	1	325.00	325.00
<b>Sales</b> Rainbird IQ Cellular Cartridge 3g to 4g with internal antenna exchange program	1	1,590.00	1,590.00
<b>Sales</b> Technician labor hours	3	55.00	165.00

<b>TOTAL</b>	<b>\$2,080.00</b>
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THANK YOU.

Accepted By

Accepted Date

# EXHIBIT 2



Aquatics

**Ponds:** Management of algae and invasive vegetation is ongoing. Surface and subsurface algae is still prevalent in several ponds. Moderate amounts of decaying Torpedo grass along the shorelines of ponds at the east entrance and Promenade Parkway. The water levels have decreased over the last few months, which is adding to the accelerated growth of algae.



**Landscape & Irrigation Maintenance**

**Mowing/Turf:** The turf at the clubhouse and in several areas along Promenade Parkway appear to be struggling. A request for a complete irrigation inspection was requested of RedTree. To be noted that several irrigation heads were unearthed by District staff on February 20<sup>th</sup>.



**Hedge Lines:** The hedges and shrubs are well defined with minimal volunteer shoots.  
**Bed Maintenance:** All of the ornamental grasses were trimmed back per horticultural recommendations. The bed maintenance has improved significantly since December. Recommend removal of the chemically treated weeds once they show signs of decline.



**Bed Maintenance Continued:** The bed line edging was also addressed around most of the beds. Mulch is still spilling over onto the sidewalks in pockets of the community. Recommend aggressive treatment for ants throughout the community and removal of excess mulch in the Jasmine beds.



**Observations**

**Pool Construction:** Contractors were notified to add silt barriers to the streetside gutters.  
**Bike Rack:** Consider adding additional bike racks.  
**Stormwater Drain:** Several irrigation breaks were reported to RedTree for repair.  
**Dumping of Debris in the Conservation Areas:** Yard debris and Christmas trees were dumped in the conservation area over the last month. Recommend sending a “No Dumping” eblast to the community.



**Additional Observations**

**Dog Park:** Consider sod or artificial turf in the sitting area of the Dog Park.  
**Irrigation Valve Box Lids:** Requested replacement of several broken lids and reminder to routinely line trim around the boxes.  
**Weed Control:** Broadleaf weeds are prevalent in the turf and sidewalk cracks. Reported for treatment.

## District Manager Report

**Aerators (Ponds 1 & 5):** Additional proposals were requested from Lake Doctors and Florida Fountains.

**Amazon Clubhouse Account:** Account is established.

**Budget Workshop Date & Time:** Monday, March 20<sup>th</sup> at 6:00 PM.

**Certificate/Letter of Completion:** Emailed executed the (2020-09) 2014 and (2020-10) 2016 Completion of Construction Resolutions to District Counsel.

**Clubhouse Phone and Wi-Fi:** The new phone system and Wi-Fi upgrade is in progress.

**Construction Defect Work/Egis Claim:** Egis is in the process of reviewing the Inframark Agreement, Half Associates Agreement and the Outstanding Invoices.

**East Monument:** Himes Electrical will submit a repair proposal.

**Egis Insurance and Risk Advisors:** Site visit scheduled for Wednesday, February 22<sup>nd</sup>.

**Employee Relations:** Background checks and drug tests were administered. The ad for the second maintenance position was posted on Zip Recruiter.

**Fitness Center Equipment:** Site Masters of Florida secured multifunctional piece of equipment to the concrete slab in accordance with the equipment map. FitRev is scheduled to repair several pieces of equipment on Friday, February 24<sup>th</sup>.

**Half Associates, Inc:** After receiving payment for the Stormwater Needs Analysis report, Half Associates, Inc. submitted a partial report to the District. Currently, another firm is in the process of completing the report for the Board's approval.

**Inframark Refunds:**  
\$4,000.00 credit for Field Operations December 2021 – July 2022.

**Jimerson Birr:** Received and accepted the Land Use Agreement and retainer fee of \$5,000.00. Initial response to the payment of 6.5 hours for construction defect / statute of limitations work was accepted by Hunter; however, Joby is asking the board to consider rendering payment for the October meeting / call and preparation totaling 2.2 hours.

### **Irrigation & Landscape:**

RedTree drafting a proposal to retrofit the clubhouse irrigation for reclaimed & potable water. Replaced the Caravan irrigation transformer. (Rain Bird also assessed the controller for repair / replacement.)

## District Manager Report

**Reserve Study Site Visit Scheduled:** Custom Reserves assessed the District's assets on Friday, February 10<sup>th</sup>. The report is expected to be available by March 1<sup>st</sup>.

**Site Visits:**

1/31, 2/4, 2/7, 2/8, 2/10, 2/16, 2/20, 2/22.

**Sod Replacement Behind 2903 Long Bow Way:**

A letter requesting remediation was issued to the homeowners on January 31, 2023.

**Street Parking:**

Residents on Claymore Street are concerned over the lack of street parking directly in front of their homes. Explained the CDD is not responsible for assigning parking spaces. It is on a first come, first served basis.

**Street Sweeping Proposals:** Roadway debris was located directly in front of homes with pool construction. Recommend gutter cleanup by the contractor and / or homeowner. The District received several complaints regarding pool construction debris not being removed from the street gutters. The contractor was notified with the request to add construction fencing / sock to prevent debris from flowing into the stormwater drains. Residents will be notified by letter.

# EXHIBIT 3



## **Asturia Community Development District**

### **Stormwater Needs Analysis**

**February 2023**

Part 1.0 Detailed Description of stormwater management program (Section 403.9302(3)(a), F.S.

The Asturia CDD stormwater program consists of the following;

1. Monthly pond review and maintenance and condition by Aquatics Company.
2. Weekly mowing of pond banks and debris removal
3. Semiannual inspections and related certifications as required by the Southwest Florida Water Management System for proper operation and maintenance of the stormwater management system.
4. Routine maintenance of wetland nuisance/exotic species control.

Part 1.1 Narrative Description

The District owns and is responsible for the operation and maintenance of the stormwater facilities, wetland conservation areas and wetlands. Pasco County and the Southwest Florida Water Management District (SWFWMD) regulate the design criteria for the District's stormwater management system. The approved stormwater management system consists of numerous detention ponds, as well as floodplain and wetland mitigation ponds, which are integrated with existing wetland systems. Asturia CDD utilizes its onsite staff to maintain and monitor the stormwater management system. The onsite staff consists of an aquatics company overseeing the maintenance and water quality of the existing stormwater management system. The onsite landscape company mows the existing pond banks.

**TEMPLATE FOR LOCAL GOVERNMENTS AND SPECIAL DISTRICTS FOR PERFORMING A STORMWATER NEEDS ANALYSIS PURSUANT TO SECTION 5 OF SECTION 403.9302, FLORIDA STATUTES**

**INTRODUCTION**

As part of the 2021 regular session, the Legislature recognized the need for a long-term planning process for stormwater and wastewater. Section 403.9302, Florida Statutes, requires a 20-year needs analysis from the local governments providing stormwater services. Because this planning document is forward-looking, it will necessarily include a large number of assumptions about future actions. These assumptions should be based on any available information coupled with best professional judgment of the individuals completing the document.

Completing this template by June 30, 2022, will fulfill the statutory requirements for the first round of 20-year needs analyses for stormwater. The template was generated by EDR in cooperation with local governments, Special Districts, the Florida Department of Environmental Protection (DEP), the Water Management Districts, the Florida Stormwater Association, private consultants, and others. Use of this tool will help ensure that information is compiled consistently for the Office of Economic & Demographic Research's (EDR) report to the Legislature.

For the purposes of this document, a stormwater management program and a stormwater management system are as defined in statute (s. 403.031(15) and (16), F.S., respectively; language provided here: <https://www.flsenate.gov/Laws/Statutes/2021/403.031>). Plainly speaking, the "program" is the institutional framework whereby stormwater management activities (MS4 NPDES permit activities, and other regulatory activities, construction, operation and maintenance, etc.) are carried out by the public authority. The "system" comprises the physical infrastructure that is owned and/or operated by the local government or special district that specifically is intended to control, convey or store stormwater runoff for treatment and flood protection purposes.

For the purposes of this document, the following guiding principles have been adopted:

- Stormwater systems or facilities owned and operated by any of the following are excluded from reporting requirements for local governments and special districts:
  - o Private entities or citizens
  - o Federal government
  - o State government, including the Florida Department of Transportation (FDOT)
  - o Water Management Districts
  - o School districts
  - o State universities or Florida colleges
- Local government expenditures associated with routine operation and maintenance are fully funded prior to commencing new projects and initiatives.
- Local government submissions will include the activities of dependent special districts. Only independent special districts report separately. For a list of all special districts in the state and their type (*i.e.*, dependent or independent), please see the Department of Economic Opportunity's Official List of Special Districts at the following link: <http://specialdistrictreports.floridajobs.org/webreports/alphalist.aspx>.
- With respect to federal and state statutes and rulemaking, current law and current administration prevails throughout the 20-year period. In other words, the state's present legal framework (*i.e.*, the status quo) continues throughout the period.

**GENERAL INSTRUCTIONS FOR USING THE TEMPLATE**

Instructions for submitting the template are still under development. Additional information regarding submission and answers to frequently asked questions will be posted on EDR’s website, along with other useful materials, here: <http://edr.state.fl.us/Content/natural-resources/stormwaterwastewater.cfm>

The statutory language forms the titles for each part. This template asks that you group your recent and projected expenditures in prescribed categories. A detailed list of the categories is provided in part 5.0.

The same project should not appear on multiple tables in the jurisdiction’s response unless the project’s expenditures are allocated between those tables. All expenditures should be reported in \$1,000s (e.g., five hundred thousand dollars should be reported as \$500).

For any jurisdiction that is contracting with another jurisdiction where both could be reporting the same expenditure, please contact EDR for additional guidance. In situations where a reporting jurisdiction contracts with a non-reporting jurisdiction, (i.e., FDOT, the water management districts, the state or federal government), the reporting jurisdiction should include the expenditures.

When reporting cost information, please only include the expenditures that have flowed, are flowing, or will likely flow through your jurisdiction’s budget. While necessary to comply with the statute, the concept of “future expenditures” should be viewed as an expression of identified needs.

**These projections are necessarily speculative and do not represent a firm commitment to future budget actions by the jurisdiction.**

This Excel workbook contains three worksheets for data entry. (Along the bottom of the screen, the three tabs are highlighted green.) Empty cells with visible borders are unlocked for data entry. In the first tab, titled "Background through Part 4," the information requested is either text, a dropdown list (e.g., Yes or No), or a checkbox. The next tab, "Part 5 through Part 8," contains tables for expenditure or revenue data as well as some follow-up questions that may have checkboxes, lists, or space for text.

In Part 5 and Part 6, the expenditure tables have space for up to 5 projects. More projects can be listed in the "Additional Projects" tab. This tab contains a table with space for up to 200 additional projects. In order for these additional projects and expenditures to be correctly classified and included in the final totals, each project must be assigned a Project Type and Funding Source Type the from the dropdown lists in columns B and C.

**Links to Template Parts:**

[Background Information](#)

[Part 1](#)

[Part 2](#)

[Part 3](#)

[Part 4](#)

[Part 5](#)

[Part 6](#)

[Part 7](#)

[Part 8](#)

[Additional Projects - This table contains additional rows for projects that do not fit into the main tables in Parts 5 and 6](#)

## Background Information

Please provide your contact and location information, then proceed to the template on the next sheet.

Name of Local Government:	Asturia Community Development District
Name of stormwater utility, if applicable:	
Contact Person	
Name:	Greg Woodcock
Position/Title:	Project Manager/Stantec
Email Address:	greg.woodcock@stantec.com
Phone Number:	352-777-0183

Indicate the Water Management District(s) in which your service area is located.

- Northwest Florida Water Management District (NFWWMD)
- Suwannee River Water Management District (SRWMD)
- St. Johns River Water Management District (SJRWMD)
- Southwest Florida Water Management District (SWFWMD)
- South Florida Water Management District (SFWMD)

Indicate the type of local government:

- Municipality
- County
- Independent Special District

**Part 1.0 Detailed description of the stormwater management program (Section 403.9302(3)(a), F.S.)**

The stormwater management program, as defined in the Introduction, includes those activities associated with the management, operation and maintenance, and control of stormwater and stormwater management systems, including activities required by state and federal law. The detailed program description is divided into multiple subparts consisting of narrative and data fields.

**Part 1.1 Narrative Description:**

Please provide a brief description of the current institutional strategy for managing stormwater in your jurisdiction. Please include any mission statement, divisions or departments dedicated solely or partly to managing stormwater, dedicated funding sources, and other information that best describes your approach to stormwater:

SWFWMD: The District's ERP program uses WMP information and regulations to protect floodplain and historic basin storage and ensure that new development does not increase flood levels or the rate of stormwater runoff onto neighboring properties.

On a scale of 1 to 5, with 5 being the highest, please indicate the importance of each of the following goals for your program:

0	1	2	3	4	5	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Drainage & flood abatement (such as flooding events associated with rainfall and hurricanes)
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Water quality improvement (TMDL Process/BMAPs/other)
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Reduce vulnerability to adverse impacts from flooding related to increases in frequency and duration of rainfall events, storm surge and sea level rise
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other:
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

**Part 1.2 Current Stormwater Program Activities:**

Please provide answers to the following questions regarding your stormwater management program.

- |  |    |
|--|----|
| • Does your jurisdiction have an NPDES Municipal Separate Storm Sewer System (MS4) Permit? | No |
| If yes, is your jurisdiction regulated under Phase I or Phase II of the NPDES Program:     |    |
- |   |     |
|---|-----|
| • Does your jurisdiction have a dedicated stormwater utility? | No  |
| If no, do you have another funding mechanism?                 | Yes |
| If yes, please describe your funding mechanism.               |     |
| Annual CDD O&M Funding  |     |
- |   |     |
|---|-----|
| • Does your jurisdiction have a Stormwater Master Plan or Plans?  | No  |
| If Yes:   |     |
| How many years does the plan(s) cover?  | N/A |
| Are there any unique features or limitations that are necessary to understand what the plan does or does not address? |     |
| Please provide a link to the most recently adopted version of the document (if it is published online):               |     |
- |  |    |
|--|----|
| • Does your jurisdiction have an asset management (AM) system for stormwater infrastructure?                       | No |
| If Yes, does it include 100% of your facilities?   |    |
| If your AM includes less than 100% of your facilities, approximately what percent of your facilities are included? |    |

- Does your stormwater management program implement the following (answer Yes/No):

A construction sediment and erosion control program for new construction (plans review and/or inspection)?	Yes
An illicit discharge inspection and elimination program?	No
A public education program?	No
A program to involve the public regarding stormwater issues?	No
A “housekeeping” program for managing stormwater associated with vehicle maintenance yards, chemical storage, fertilizer management, etc. ?	No
A stormwater ordinance compliance program ( <i>i.e.</i> , for low phosphorus fertilizer)?	No
Water quality or stream gage monitoring?	No
A geospatial data or other mapping system to locate stormwater infrastructure (GIS, etc. )?	No
A system for managing stormwater complaints?	Yes
Other specific activities?	

N/A

Notes or Comments on any of the above:

N/A

**Part 1.3 Current Stormwater Program Operation and Maintenance Activities**

Please provide answers to the following questions regarding the operation and maintenance activities undertaken by your stormwater management program.

- Does your jurisdiction typically assume maintenance responsibility for stormwater systems associated with new private development (*i.e.*, systems that are dedicated to public ownership and/or operation upon completion)?
- Yes

Notes or Comments on the above:

Treatment and storage systems; collection systems are typically conveyed to County

- Does your stormwater operation and maintenance program implement any of the following (answer Yes/No):

Routine mowing of turf associated with stormwater ponds, swales, canal/lake banks, etc. ?	Yes
Debris and trash removal from pond skimmers, inlet grates, ditches, etc. ?	Yes
Invasive plant management associated with stormwater infrastructure?	Yes
Ditch cleaning?	Yes
Sediment removal from the stormwater system (vacator trucks, other)?	No
Muck removal (dredging legacy pollutants from water bodies, canal, etc. )?	No
Street sweeping?	No
Pump and mechanical maintenance for trash pumps, flood pumps, alum injection, etc. ?	No
Non-structural programs like public outreach and education?	No
Other specific routine activities?	

N/A

**Part 2. Detailed description of the stormwater management system and its facilities and projects (continued Section 403.9302(3)(a), F.S.)**

A stormwater management system, as defined in the Introduction, includes the entire set of site design features and structural infrastructure for collection, conveyance, storage, infiltration, treatment, and disposal of stormwater. It may include drainage improvements and measures to prevent streambank channel erosion and habitat degradation. This section asks for a summary description of your stormwater management system. It is not necessary to provide geospatial asset data or a detailed inventory. For some, it may be possible to gather the required data from your Asset Management (AM) system. For others, data may be gathered from sources such as an MS4 permit application, aerial photos, past or ongoing budget investments, water quality projects, or any other system of data storage/management that is employed by the jurisdiction.



Please provide answers to the following questions regarding your stormwater system inventory. Enter zero (0) if your system does not include the component.

	Number	Unit of Measurement
Estimated feet or miles of buried culvert:	6.30	Miles
Estimated feet or miles of open ditches/conveyances (lined and unlined) that are maintained by the stormwater program:	0.00	Feet
Estimated number of storage or treatment basins ( <i>i.e.</i> , wet or dry ponds):	17	
Estimated number of gross pollutant separators including engineered sediment traps such as baffle boxes, hydrodynamic separators, <i>etc.</i> :	0	
Number of chemical treatment systems ( <i>e.g.</i> , alum or polymer injection):	0	
Number of stormwater pump stations:	0	
Number of dynamic water level control structures ( <i>e.g.</i> , operable gates and weirs that control canal water levels):	0	
Number of stormwater treatment wetland systems:	0	
Other:		

Notes or Comments on any of the above:

Which of the following green infrastructure best management practices do you use to manage water flow and/or improve water quality (answer Yes/No):

Best Management Practice	Current	Planned
Tree boxes	No	No
Rain gardens	No	No
Green roofs	No	No
Pervious pavement/pavers	No	No
Littoral zone plantings	No	No
Living shorelines	No	No
Other Best Management Practices:		

Please indicate which resources or documents you used when answering these questions (check all that apply).

- Asset management system
  - GIS program
  - MS4 permit application
  - Aerial photos
  - Past or ongoing budget investments
  - Water quality projects
- Other(s):
- Permitted Site Plans

**Part 3. The number of current and projected residents served calculated in 5-year increments (Section 403.9302(3)(b), F.S.)**

Counties and municipalities: Instead of requiring separate population projections, EDR will calculate the appropriate population estimates for each municipality or the unincorporated area of the county. If your service area is less than or more than your local government’s population, please describe in the first text box provided below for part 4.0.

Independent Special Districts:

If an independent special district’s boundaries are completely aligned with a county or a municipality, identify that jurisdiction here:

Any independent special district whose boundaries do not coincide with a county or municipality must submit a GIS shapefile with the current and projected service area. EDR will calculate the appropriate population estimates based on that map. Submission of this shapefile also serves to complete Part 4.0 of this template.

**Part 4.0 The current and projected service area for the stormwater management program or stormwater management system (Section 403.9302(3)(c), F.S.)**

Rather than providing detailed legal descriptions or maps, this part of the template is exception-based. In this regard, if the stormwater service area is less than or extends beyond the geographic limits of your jurisdiction, please explain.

N/A

Similarly, if your service area is expected to change within the 20-year horizon, please describe the changes (e.g., the expiration of an interlocal agreement, introduction of an independent special district, etc. ).

N/A

[Proceed to Part 5](#)

**Part 5.0 The current and projected cost of providing services calculated in 5-year increments (Section 403.9302(3)(d), F.S.)**

Given the volume of services, jurisdictions should use the template’s service groupings rather than reporting the current and projected cost of each individual service. Therefore, for the purposes of this document, “services” means:

1. Routine operation and maintenance (inclusive of the items listed in Part 1.3 of this document, ongoing administration, and non-structural programs)
2. Expansion (that is, improvement) of a stormwater management system.

Expansion means new work, new projects, retrofitting, and significant upgrades. Within the template, there are four categories of expansion projects.

1. Flood protection, addressed in parts 5.2 and 5.3... this includes capital projects intended for flood protection/flood abatement
2. Water quality, addressed in part 5.2 and 5.3... this includes stormwater projects related to water quality improvement, such as BMAPs; projects to benefit natural systems through restoration or enhancement; and stormwater initiatives that are part of aquifer recharge projects
3. Resiliency, addressed in part 5.4... this includes all major stormwater initiatives that are developed specifically to address the effects of climate change, such as sea level rise and increased flood events
4. End of useful life replacement projects, addressed in part 6.0... this includes major expenses associated with the replacement of aging infrastructure

While numbers 3 and 4 have components that would otherwise fit into the first two categories, they are separately treated given their overall importance to the Legislature and other policymakers.

Expansion projects are further characterized as currently having either a committed funding source or no identified funding source. Examples of a committed funding source include the capacity to absorb the project’s capital cost within current budget levels or forecasted revenue growth; financing that is underway or anticipated (bond or loan); known state or federal funding (appropriation or grant); special assessment; or dedicated cash reserves for future expenditure.

All answers should be based on local fiscal years (LFY, beginning October 1 and running through September 30). Please use nominal dollars for each year, but include any expected cost increases for inflation or population growth. Please check the EDR website for optional growth rate schedules that may be helpful.

**If you have more than 5 projects in a particular category, please use the "Additional Projects" tab. There, you can use dropdown lists to choose the project category and whether there is a committed funding source, then enter the project name and expenditure amounts.**

**Part 5.1 Routine Operation and Maintenance**

Please complete the table below, indicating the cost of operation and maintenance activities for the current year and subsequent five-year increments throughout the 20-year horizon. Your response to this part should exclude future initiatives associated with resiliency or major expenses associated with the replacement of aging infrastructure; these activities are addressed in subparts 5.4 and 6.0. However, do include non-structural programs like public outreach and education in this category.

If specific cost data is not yet available for the current year, the most recent (2020-21) O&M value can be input into the optional growth rate schedules (available on EDR’s website as an Excel workbook). The most recent O&M value can be grown using the provided options for inflation, population growth, or some other metric of your choosing. If the growth in your projected total O&M costs is more than 15% over any five-year increment, please provide a brief explanation of the major drivers.

Routine Operation and Maintenance	Expenditures (in \$thousands)				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Operation and Maintenance Costs	8	9	9	10	10
Brief description of growth greater than 15% over any 5-year period:					



**Part 5.2 Future Expansion (Committed Funding Source)**

Please list expansion projects and their associated costs for the current year and subsequent five-year increments throughout the 20-year planning horizon. In this section, include stormwater system expansion projects or portions of projects with a committed funding source. If you include a portion of a project that is not fully funded, the project’s remaining cost must be included in part 5.3, Expansion Projects with No Identified Funding Source.

Though many, if not most, stormwater projects benefit both flood protection and water quality, please use your best judgment to either allocate costs or simply select the primary purpose from the two categories below.

**5.2.1 Flood Protection (Committed Funding Source):** Provide a list of all scheduled new work, retrofitting and upgrades related to flood protection/flood abatement. Include infrastructure such as storage basins, piping and other conveyances, land purchases for stormwater projects, *etc.* Also include major hardware purchases such as vactor/jet trucks.

**5.2.2 Water Quality Projects (Committed Funding Source):** Please provide a list of scheduled water quality projects in your jurisdiction, such as treatment basins, alum injection systems, green infrastructure, water quality retrofits, *etc.*, that have a direct stormwater component. The projected expenditures should reflect only those costs.

- If you are party to an adopted BMAP, please include the capital projects associated with stormwater in this table. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred. For reference, DEP publishes a complete list of adopted BMAP projects as an appendix in their Annual STAR Report.

**Expansion Projects with a Committed Funding Source**

**5.2.1 Flood Protection**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

**5.2.2 Water Quality**

Expenditures (in \$thousands)

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

**Part 5.3 Future Expansion with No Identified Funding Source**

Please provide a list of known expansion projects or anticipated need(s) without formal funding commitments(s), formal pledges, or obligations. If you included a portion of a project that was partially covered by a committed source in part 5.2 above, list the projects and their remaining costs below.

**5.3.1 Future Flood Protection with No Identified Funding Source:** Please provide a list of future flood protection/flood abatement projects, associated land purchases, or major hardware purchases that are needed in your jurisdiction over the next 20 years. Future needs may be based on Master Plans, Comprehensive Plan Elements, Water Control Plans, areas of frequent flooding, hydrologic and hydraulic modeling, public safety, increased frequency of maintenance, desired level of service, flooding complaints, etc.

**5.3.2 Future Water Quality Projects with no Identified Funding Source:** Please provide a list of future stormwater projects needed in your jurisdiction over the next 20 years that are primarily related to water quality issues. Future needs may be based on proximity to impaired waters or waters with total maximum daily loads (TMDLs), BMAPs, state adopted Restoration Plans, Alternative Restoration Plans, or other local water quality needs.

- If you are party to an adopted BMAP, please list capital projects associated with stormwater. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred.
- List other future water quality projects, including those in support of local water quality goals as well as those identified in proposed (but not yet adopted) BMAPs.

**Expansion Projects with No Identified Funding Source**

**5.3.1 Flood Protection**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

**5.3.2 Water Quality**

Expenditures (in \$thousands)

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

Please indicate which resources or documents you used to complete table 5.3 (check all that apply).

<input checked="" type="checkbox"/>	Stormwater Master Plan
<input checked="" type="checkbox"/>	Basin Studies or Engineering Reports
<input type="checkbox"/>	Adopted BMAP
<input type="checkbox"/>	Adopted Total Maximum Daily Load
<input type="checkbox"/>	Regional or Basin-specific Water Quality Improvement Plan or Restoration Plan
	Specify:
<input type="checkbox"/>	Other(s):

**Part 5.4 Stormwater projects that are part of resiliency initiatives related to climate change**

Please list any stormwater infrastructure relocation or modification projects and new capital investments specifically needed due to sea level rise, increased flood events, or other adverse effects of climate change. When aggregating, include O&M costs for these future resiliency projects and investments in this table (not in part 5.1). If your jurisdiction participates in a Local Mitigation Strategy (LMS), also include the expenditures associated with your stormwater management system in this category (for example, costs identified on an LMS project list).

Project Name	Expenditures (in \$thousands)				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

Project Name	Expenditures (in \$thousands)				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

- Has a vulnerability assessment been completed for your jurisdiction’s storm water system? No
  - If no, how many facilities have been assessed?
- Does your jurisdiction have a long-range resiliency plan of 20 years or more? No
  - If yes, please provide a link if available:
  - If no, is a planning effort currently underway? No



**Part 6.0 The estimated remaining useful life of each facility or its major components (Section 403.9302(3)(e), F.S.)**

Rather than reporting the exact number of useful years remaining for individual components, this section is constructed to focus on infrastructure components that are targeted for replacement and will be major expenses within the 20-year time horizon. Major replacements include culverts and pipe networks, control structures, pump stations, physical/biological filter media, etc. Further, the costs of retrofitting when used in lieu of replacement (such as slip lining) should be included in this part. Finally, for the purposes of this document, it is assumed that open storage and conveyance systems are maintained (as opposed to replaced) and have an unlimited service life.

In order to distinguish between routine maintenance projects and the replacement projects to be included in this part, only major expenses are included here. A major expense is defined as any single replacement project greater than 5% of the jurisdiction's total O&M expenditures over the most recent five-year period (such as a project in late 2021 costing more than 5% of the O&M expenditures for fiscal years 2016-2017 to 2020-2021).

**If you have more than 5 projects in a particular category, please use the "Additional Projects" tab. There, you can use dropdown lists to choose the project category and whether there is a committed funding source, then enter the project name and expenditure amounts.**

**End of Useful Life Replacement Projects with a Committed Funding Source**

Project Name	Expenditures (in \$thousands)				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

**End of Useful Life Replacement Projects with No Identified Funding Source**

Project Name	Expenditures (in \$thousands)				
	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
N/A	0	0	0	0	0

**Part 7.0 The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components. (Section 403.9302(3)(f), F.S.)**

This part of the template also addresses a portion of s. 403.9302(3)(g), F.S., by including historical expenditures. Many local governments refer to these as “actual” expenditures.

Consistent with expenditure projections, the jurisdiction’s actual expenditures are categorized into routine O&M, expansion, resiliency projects, and replacement of aging infrastructure. Additionally, the table includes space for reserve accounts. EDR’s interpretation of subparagraph 403.9302(3)(f), F.S., is that “capital account” refers to any reserve account developed specifically to cover future expenditures.

Note that for this table:

- Expenditures for local fiscal year 2020-21 can be estimated based on the most current information if final data is not yet available.
- Current Year Revenues include tax and fee collections budgeted for that fiscal year as well as unexpended balances from the prior year (balance forward or carry-over) unless they are earmarked for the rainy day or a dedicated reserve as explained in the following bullets.
- Bond proceeds should reflect only the amount expended in the given year.
- A reserve is a dedicated account to accumulate funds for a specific future expenditure.
- An all-purpose rainy day fund is a type of working capital fund typically used to address costs associated with emergencies or unplanned events.

The sum of the values reported in the "Funding Sources for Actual Expenditures" columns should equal the total "Actual Expenditures" amount. The cells in the "Funding Sources for Actual Expenditures" section will be highlighted red if their sum does not equal the "Actual Expenditures" total.

If you do not have a formal reserve dedicated to your stormwater system, please enter zero for the final two reserve columns.

**Routine O&M**

Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund			
2016-17	N/A						
2017-18	8	8					
2018-19	9	9					
2019-20	9	9					
2020-21	11	11					

**Expansion**

Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund			
2016-17	N/A						
2017-18	N/A						
2018-19	N/A						
2019-20	N/A						
2020-21	N/A						

**Resiliency**

Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund			
2016-17	N/A						
2017-18	N/A						
2018-19	N/A						
2019-20	N/A						
2020-21	N/A						

**Replacement of Aging Infrastructure**

Total		Funding Sources for Actual Expenditures				Contributions to Reserve Account	Balance of Reserve Account
Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund			
2016-17	N/A						
2017-18	N/A						
2018-19	N/A						
2019-20	N/A						
2020-21	N/A						

**Part 8.0 The local government's plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap (Section 403.9302(3)(g), F.S.)**

In this template, the historical data deemed necessary to comply with s. 403.9302(3)(g), F.S., was included in part 7.0. This part is forward looking and includes a funding gap calculation. The first two tables will be auto-filled from the data you reported in prior tables. To do this, EDR will rely on this template's working definition of projects with committed funding sources, *i.e.*, EDR assumes that all committed projects have committed revenues. Those projects with no identified funding source are considered to be unfunded. EDR has automated the calculation of projected funding gaps based on these assumptions.

<b>Committed Funding Source</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
Maintenance	9	9	10	10
Expansion	0	0	0	0
Resiliency	0	0	0	0
Replacement/Aging Infrastructure	0	0	0	0
<b>Total Committed Revenues (=Total Committed Projects)</b>	<b>9</b>	<b>9</b>	<b>10</b>	<b>10</b>

<b>No Identified Funding Source</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
Maintenance	0	0	0	0
Expansion	0	0	0	0
Resiliency	0	0	0	0
Replacement/Aging Infrastructure	0	0	0	0
<b>Projected Funding Gap (=Total Non-Committed Needs)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

For any specific strategies that will close or lessen a projected funding gap, please list them in the table below. For each strategy, also include the expected new revenue within the five-year increments.

<b>Strategies for New Funding Sources</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
<b>Total</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>Remaining Unfunded Needs</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>









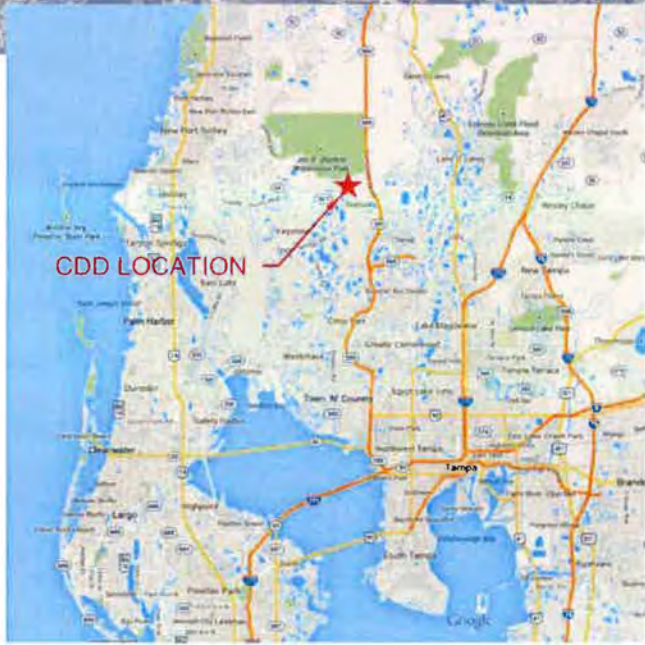




Project & Type Information			Expenditures (in \$thousands)				
Project Type (Choose from dropdown list)	Funding Source Type (Choose from dropdown list)	Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

Project & Type Information			Expenditures				
Project Type	Funding Source Type		LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Expansion Projects, Flood Protection	Committed Funding Source	Aggregated Total	0	0	0	0	0
Expansion Projects, Water Quality	Committed Funding Source	Aggregated Total	0	0	0	0	0
Resiliency Projects	Committed Funding Source	Aggregated Total	0	0	0	0	0
End of Useful Life Replacement Projects	Committed Funding Source	Aggregated Total	0	0	0	0	0
Expansion Projects, Flood Protection	No Identified Funding Source	Aggregated Total	0	0	0	0	0
Expansion Projects, Water Quality	No Identified Funding Source	Aggregated Total	0	0	0	0	0
Resiliency Projects	No Identified Funding Source	Aggregated Total	0	0	0	0	0
End of Useful Life Replacement Projects	No Identified Funding Source	Aggregated Total	0	0	0	0	0

<b>Total of Projects without Project Type and/or Funding Source Type</b>			<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
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**DESIGN**  
**THINK IT. ACHIEVE IT.**



**EXHIBIT 1**



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# EXHIBIT 4

# BLUE WATER AQUATICS

## SERVICE REPORT

DATE: 1/19/23

CUSTOMER: Astoria

AQUATECH: Doug F

ACCOUNT # \_\_\_\_\_ WORK ORDER # Serv Rep

SITE	INSPECTION	TREATMENT	AIRBOAT	JONBOAT	AQUA-MULE	ATV	BACKPACK	ALGAE	GRASSES	CATTAILS	SUBMERSED	FLOATING	BRUSH	D/OXYGEN	WATER LEVEL	RESTRICTION # DAYS	WEATHER CONDITIONS
<u>All</u>	<input checked="" type="checkbox"/>																
<u>1, 5, 4, X, 400B</u>				<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>										<u>SUNNY</u>
																	<u>75</u>

OBSERVATIONS / RECOMMENDATIONS Sites 1, 5, 4, X, 400B treated  
For algae

## BLUE WATER AQUATICS

*Aquatic & Environmental Services*

5119 STATE ROAD 54  
 NEW PORT RICHEY, FL 34652  
 (727) 842-2100

WWW.BLUEWATERAQUATICSINC.COM

- Algae & Aquatic Weed Control Programs
- Water Quality Testing
- Wetland Creation, Restoration & Management
- Lake Aeration Systems
- Mechanical Weed Removal / Marsh Master
- Noxious Tree & Brush Control
- Mitigation Services

LAKE MANAGEMENT • AQUATIC SERVICES • ENVIRONMENTAL PLANNING

CUSTOMER

# BLUE WATER AQUATICS

## SERVICE REPORT

DATE: 1-4-23

CUSTOMER: ASTORIA CDD

AQUATECH: Virgil Stoutz

ACCOUNT # \_\_\_\_\_ WORK ORDER # \_\_\_\_\_

SITE	INSPECTION	TREATMENT	AIRBOAT	JONBOAT	AQUA-MULE	ATV	BACKPACK	ALGAE	GRASSES	CATTAILS	SUBMERSED	FLOATING	BRUSH	D/OXYGEN	WATER LEVEL RESTRICTION # DAYS	WEATHER CONDITIONS
4, 3, 2	✓			✓			✓							NO		Partly Cloudy
1, 5, 3400B	✓			✓			✓							↓		
3510B, 3410	✓			✓			✓							↓		
3500D, 3500C	✓			✓			✓							↓		
3510C, 3490A	✓			✓			✓							↓		
3500E, 3750A	✓			✓			✓							↓		
3940C, 3500B	✓															

OBSERVATIONS / RECOMMENDATIONS TREATED ALGAE throughout

## BLUE WATER AQUATICS

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5119 STATE ROAD 54  
 NEW PORT RICHEY, FL 34652  
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- Algae & Aquatic Weed Control Programs
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- Lake Aeration Systems
- Mechanical Weed Removal / Marsh Master
- Noxious Tree & Brush Control
- Mitigation Services

LAKE MANAGEMENT • AQUATIC SERVICES • ENVIRONMENTAL PLANNING

CUSTOMER

# BLUE WATER AQUATICS

## SERVICE REPORT

DATE: 1-10-23

CUSTOMER: ASTORIA CD

AQUATECH: Virgil Scott

ACCOUNT # \_\_\_\_\_ WORK ORDER # \_\_\_\_\_

SITE	INSPECTION	TREATMENT	AIRBOAT	JONBOAT	AQUA-MULE	ATV	BACKPACK	ALGAE	GRASSES	CATTAILS	SUBMERSED	FLOATING	BRUSH	D/OXYGEN	WATER LEVEL	RESTRICTION # DAYS	WEATHER CONDITIONS
<u>1, 3, 4</u>	<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>							<u>52</u>	<u>0</u>		
<u>5, 2</u>	<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>			<u>6</u>	<u>0</u>		

OBSERVATIONS / RECOMMENDATIONS TOUCHED UP GRASSES & BROAD LEAVES  
ALSO APPLIED CHIPPER FOR DUCK WEED

## BLUE WATER AQUATICS

*Aquatic & Environmental Services*

5119 STATE ROAD 54  
 NEW PORT RICHEY, FL 34652  
 (727) 842-2100

WWW.BLUEWATERAQUATICSINC.COM

- Algae & Aquatic Weed Control Programs
- Water Quality Testing
- Wetland Creation, Restoration & Management
- Lake Aeration Systems
- Mechanical Weed Removal / Marsh Master
- Noxious Tree & Brush Control
- Mitigation Services

LAKE MANAGEMENT • AQUATIC SERVICES • ENVIRONMENTAL PLANNING

CUSTOMER

**Blue Water Aquatics, Inc.**

5119 State Road 54  
New Port Richey, FL 34652  
727-842-2100  
office@bluewateraquaticsinc.com  
www.bluewateraquaticsinc.com



**INVOICE**

**BILL TO**  
Asturia CDD  
c/o DPFM Management & Consulting, LLC  
250 International Pwy, Ste 208  
Lake Mary, FL 32746

INVOICE 29712  
DATE 01/30/2023  
TERMS Net 45  
DUE DATE 03/16/2023

DATE		DESCRIPTION	QTY	RATE	AMOUNT
01/04/2023	Pond / Waterway Treatment	Aquatic Services - Treatment Report Attached	1	890.00	890.00
01/10/2023	Pond / Waterway Treatment	Aquatic Services - (Follow-Up Due to BWA Equipment Issue) - No Charge Treatment Report Attached	1	0.00	0.00
01/19/2023	Service Request	Aquatic Services SERVICE REQUEST Billable at Time & Materials, Per Contract Treatment Report Attached	1	259.45	259.45

BALANCE DUE **\$1,149.45**

THANK YOU for choosing Blue Water Aquatics, Inc.!



# EXHIBIT 5

# AIRMAX®

## PondSeries® Aeration Systems

Adaptable Pond Design | Single Systems Aerate up to 6 Acres

Airmax PondSeries Aeration Systems can be adapted to fit uniquely shaped ponds for maximum aeration. The single plate PS10 system is excellent for small or regularly shaped ponds while the 6 plate PS60 tackles water bodies up to 6 acres or ponds with an irregular shape that require precision plate placement for even circulation.

### Airmax Warranty Information

- Compressor & Electrical Components - 3 Years
- Airline & Diffusers - 5 Years
- Cabinet - 10 Years

### QUIET & COOL COMPOSITE CABINET

**Quiet Cabinet Design:** Engineered to absorb sound, reduce vibration and provide ultimate protection

**Enhanced Cooling System:** Tunnels airflow throughout the cabinet for maximum air exchange

**Dual Air Filters:** High density intake filters for reduced maintenance and maximum system life

**Integrated Elevated Base:** Protects against damaging flood water

### BEST-IN-CLASS DIFFUSER

**360° Bubble Production:** Maximum circulation and oxygen saturation

**Patented PTFE Non-stick Membrane:** No clogs or debris affecting airflow

**EasySet Base Plate:** Simple installation and maintenance

### INDUSTRY-LEADING COMPRESSOR DESIGN

**SilentAir® Compressor:** Up to 1HP, high efficiency, low cost to operate, continuous duty, quick connect fittings for simplified maintenance

**Integrated SmartStart Technology (IST):** System protection after power interruptions

### EASYSET® AIRLINE

**Self-Weighted:** No bricks, weights or ties needed. Kink free and fish hook resistant

**Direct Burial:** Use from power source to pond's edge



[airmaxeco.com](http://airmaxeco.com) | 866.424.7629 | [contactus@airmaxeco.com](mailto:contactus@airmaxeco.com)



# AIRMAX®

## Benefits of Diffused Aeration

- Circulates and oxygenates the entire water column eliminating thermal stratification and creating a thriving pond environment
- Creates a clear, clean and balanced pond with less bottom muck
- Reduces the chance of fish loss caused by turnover
- Prevents stagnant water, reducing midge fly and mosquito populations

See the results at [Airmaxeco.com/AerationCaseStudy](http://Airmaxeco.com/AerationCaseStudy)



## AERATION MAPPING SERVICE THE RIGHT SYSTEM FOR THE PERFECT POND!

### LET A CERTIFIED AIRMAX INSTALLER DESIGN THE RIGHT SYSTEM FOR YOUR POND OR LAKE!

Selecting the right system as well as determining the proper placement of the diffusers is vital to ensuring you are circulating and aerating your pond or lake effectively. Incorrectly placing diffusers or using an under-sized unit, limits the overall effectiveness of an aeration system. The Airmax Assist™ mapping service ends the guesswork. When a Certified Installer uses Airmax's proprietary software to map your pond or lake, not only will the installer stand behind the installation but Airmax will guarantee the results!

### HERE IS HOW TO GET YOUR LAYOUT:

Visit [www.airmaxeco.com/airmax-assist](http://www.airmaxeco.com/airmax-assist) and complete a short survey. Airmax will run this information along with input from your local Certified Installer through the Airmax Assist proprietary software to create a complete pond profile, detailed aeration placement map and a management plan.



PondSeries Systems											
System	Single System Aerating Area		What's Included				System Specs				
	Maximum Aerating Area 12'-50' depth	Max Diffuser Depth (ft)	Max # of ProAir® 4 Diffusers	Rocking Piston Compressor HP	EasySet Airline †	Cabinet Size	Amps		Op. Cost / Month (24/7)	Decibel Level at 5' Distance	Max CFM
PS10	1 acre*	50	1	G25 1/4 HP	Use with 3/8" or 5/8" Airline	Standard	1.6	0.8	\$13.64**	50.5	2.3
PS20	2 acres*	50	2	G50 1/2 HP	Use with 3/8" or 5/8" Airline	Standard	4.1	2.05	\$34.10**	50.7	4.7
PS40	4 acres*	50	4	T75 3/4 HP	Use with 3/8" or 5/8" Airline	Standard	4.3	2.15	\$36.58**	52.6	5.6
PS60	6 acres*	50	6	T100 1 HP	Use with 5/8" Airline	Large	6.3	3.15	\$51.90**	58.7	7.1

\* For larger ponds or lakes, multiple systems may be used.

\*\* Operating cost is calculated at 10¢ per kilowatt hour. Cost will vary depending on location.

† 5/8" airline is recommended for a single line longer than 300' or when total airline is greater than 600'

ProAir 4 Diffuser Size: 19"L x 19"W x 5"H  
Standard Cabinet Size: 23"L x 17"W x 15"H  
Large Cabinet Size: 27"L x 24"W x 18.75"H



## Aeration Inspection & Maintenance Agreement

This aeration inspection and maintenance agreement, dated January 26, 2023, and with an anticipated start date of **April 1, 2023** (or one month from system install), is made between **Blue Water Aquatics, Inc.** (hereinafter “Blue Water Aquatics”) located at 5119 State Road 54, New Port Richey, FL 34652, and **Asturia CDD** (hereinafter the “Customer”), c/o DPF Management & Consulting, LLC., 250 International Parkway, Suite 208, Lake Mary, FL 32746.

Both Blue Water Aquatics and the Customer agree to the following terms and conditions:

**General Conditions:** Blue Water Aquatics will perform aeration inspection and maintenance services on installed **Airmax Aeration System** on Pond #1 on behalf of the Customer in accordance with the term and conditions of this agreement as follows:

**MONTHLY:**

- ⇒ **Cabinet & Compressor Filters** – Inspect and clean (or replace, as necessary) **Included**
- ⇒ **Cabinet Cleaning** – Inspect and clean cabinet; Clear any obstructions **Included**

**QUARTERLY (in addition to the above items):**

- ⇒ **Cooling Fan**– Inspect to ensure cooling fan is operating properly. **Included**
- ⇒ **Pressure Gauge** – Check pressure to ensure it is at a normal level. **Included**
- ⇒ **Pressure Relief Valve** – Check to ensure air is not escaping from valve **Included**

**ANNUALLY (in addition to the above items):**

- ⇒ **Compressor Maintenance**–
  - Replace compressor piston cups, replace valve plates, replace cylinder O-rings, replace head O-rings, replace tube O-rings, adjust air manifold and pressure relief valves, and clean the muffler assembly **Included**
- ⇒ **Cabinet Maintenance** –
  - Inspect the cooling fan(s), lubricate hinges and lock, test GFI **Included**
- ⇒ **Air Line Maintenance** –
  - Inspect and repair all air line supply tubing and fittings **Included**

<b>Total Aeration System Inspection &amp; Cleaning Contract Amount</b>	<b>\$600.00/annually</b>
	<b>To be billed @ \$50.00/monthly</b>

**No parts (other than specified above) or special repairs are included in our inspection & maintenance agreement. Any parts or repair costs will be invoiced separately. Any service calls for aeration repairs outside of this agreement will be invoiced separately at time and materials, with a two-hour minimum charge. Blue Water Aquatics does not assume responsibility for parts failure.**



Customer is aware that weather conditions such as, but not limited to, rain, lightening and wind may cause a delay in service. In which case, Blue Water Aquatics will perform the service as soon as reasonably possible. It is understood that depending on the length and severity of weather conditions, it may take Blue Water Aquatics varying amounts of time to fulfill all work covered under this Agreement.

**Third Party Fees:** Customer agrees to reimburse Blue Water Aquatics for all processing fees for registering with third party companies for compliance monitoring services and/or invoicing portals.

**Payment of Services:** Customer agrees to pay Blue Water Aquatics within thirty (30) days of invoice for work performed. *Accepted forms of payments are Cash, Check, Money Order, Zelle, ACH or Credit Card (credit card payments will incur a 3.5% credit card fee for every credit card transaction).* Any account over thirty (30) days past due is subject to suspension of future work under this Agreement. The Customer is responsible for all money owed on the account from the time it was established to the time Blue Water Aquatics receives a written notice of termination of services under the terms of this Agreement. If the account of Customer is not fully paid within sixty (60) days after the date of any invoice for work performed pursuant to this Agreement, Customer will be charged interest at the rate of one and one-half percent (1 1/2%) per month until the account is fully paid.

In the event that Blue Water Aquatics shall institute any collection proceedings against Customer with respect to its delinquent account, then Customer agrees to pay to Blue Water Aquatics on demand, an amount which is equal to all costs, charges and expenses paid or incurred by Blue Water Aquatics in pursuing such collection, including, without limitation, all reasonable attorney's fees, court costs and other litigation expenses in connection therewith.

**Early Termination:** Either party shall have the right to terminate this Agreement with thirty (30) days' written notice.

**Insurance:** Blue Water Aquatics will maintain the following insurance coverage: Workers' Compensation, General Liability, Automotive Liability and Property and Casualty. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming the Customer as "Additional Insured" may be provided upon Customer request, with Customer agreeing to pay for any additional costs associated with such request.

**Automatic Renewal:** This agreement will automatically renew yearly, on the anniversary date, unless terminated by either party with thirty (30) days written notice.

**Written Notice:** All written notices under the terms of this Agreement shall be sent Certified U.S. Mail, Return Receipt Requested, to the principal place of business of the party being noticed (as indicated herein above).

\_\_\_\_\_  
Christopher Thompson, President  
Blue Water Aquatics, Inc.

\_\_\_\_\_  
Customer

\_\_\_\_\_  
01/26/2023

Date

\_\_\_\_\_  
Date



## Special Service Agreement

This Special Service Agreement, dated for January 26, 2023, is made between **Blue Water Aquatics, Inc.** (hereinafter “Blue Water Aquatics”) located at 5119 State Road 54. New Port Richey, FL 34652, and **Asturia CDD** (hereinafter the “Customer”), c/o DPGF Management & Consulting, LLC., 250 International Parkway, Suite 208, Lake Mary, FL 32746.

**Project Site: POND #1**

**General Conditions:** Blue Water Aquatics will provide the following services:

**1. Contract Services - Supply and install Airmax PS60 Aeration System with 6 Diffusers.**

**Item A: KIT-600873** – This system can aerate up to 6 acres and comes with 6 ProAir 4 Complete Diffusers, 1 HP high efficiency 115v SilentAir compressor, 2,830-feet of 5/8” weighted airline.

Electric is not included. The customer will need to supply a licensed electrician to supply 115V power & 115V plug receptacle to pole. Power source must be no further than 25-feet from the shoreline and must have a direct line of sight path to water, free of trees, boulders, shrubs and sidewalks.

**Item B: Labor & Supplemental Materials** – All material and labor are included except for supplying the electric and hooking up electric.

**2. Contract Costs:** Customer agrees to pay Blue Water Aquatics, Inc. the following amount for these specific water management services.

<b>Item A:</b>	<b>Airmax PS60 Aeration System</b>	<b>\$ 14,626.84</b>
<b>Item B:</b>	<b>Labor &amp; Materials</b>	<b>Included</b>

<b>TOTAL COST OF PROJECT:</b>	<b>\$ 14,626.84</b>
-------------------------------	---------------------

Customer is aware that weather conditions such as, but not limited to, rain, lightening and wind may cause a delay in this project. It is understood that depending on the length and severity of weather conditions, it may take Blue Water Aquatics varying amounts of time to fulfill all work covered under this Agreement.

**Airmax Manufacturer Warranty:** Compressor & Electrical Components – 3 years; Airline & Diffusers – 5 years; Cabinet – 10 years.



**Third Party Fees:** Customer agrees to reimburse Blue Water Aquatics for all processing fees for registering with third party companies for compliance monitoring services and/or invoicing portals.

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In the event that Blue Water Aquatics shall institute any collection proceedings against Customer with respect to its delinquent account, then Customer agrees to pay to Blue Water Aquatics on demand, an amount which is equal to all costs, charges and expenses paid or incurred by Blue Water Aquatics in pursuing such collection, including, without limitation, all reasonable attorney's fees, court costs and other litigation expenses in connection therewith.

**Insurance:** Blue Water Aquatics will maintain the following insurance coverage: Workers' Compensation, General Liability, Automotive Liability and Property and Casualty. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming the Customer as "Additional Insured" may be provided upon Customer request, with Customer agreeing to pay for any additional costs associated with such request.

**Addenda:** See attached aeration system information from the supplier (where applicable).

  
\_\_\_\_\_  
Christopher Thompson, President  
Blue Water Aquatics, Inc.

\_\_\_\_\_  
Customer

01/26/2023  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Date



## Aeration Inspection & Maintenance Agreement

This aeration inspection and maintenance agreement, dated January 26, 2023, and with an anticipated start date of **April 1, 2023** (or one month from system install), is made between **Blue Water Aquatics, Inc.** (hereinafter “Blue Water Aquatics”) located at 5119 State Road 54, New Port Richey, FL 34652, and **Asturia CDD** (hereinafter the “Customer”), c/o DPF Management & Consulting, LLC., 250 International Parkway, Suite 208, Lake Mary, FL 32746.

Both Blue Water Aquatics and the Customer agree to the following terms and conditions:

**General Conditions:** Blue Water Aquatics will perform aeration inspection and maintenance services on installed **Airmax Aeration System** on Pond #5 on behalf of the Customer in accordance with the term and conditions of this agreement as follows:

**MONTHLY:**

- ⇒ **Cabinet & Compressor Filters** – Inspect and clean (or replace, as necessary) **Included**
- ⇒ **Cabinet Cleaning** – Inspect and clean cabinet; Clear any obstructions **Included**

**QUARTERLY (in addition to the above items):**

- ⇒ **Cooling Fan**– Inspect to ensure cooling fan is operating properly. **Included**
- ⇒ **Pressure Gauge** – Check pressure to ensure it is at a normal level. **Included**
- ⇒ **Pressure Relief Valve** – Check to ensure air is not escaping from valve **Included**

**ANNUALLY (in addition to the above items):**

- ⇒ **Compressor Maintenance**–
  - Replace compressor piston cups, replace valve plates, replace cylinder O-rings, replace head O-rings, replace tube O-rings, adjust air manifold and pressure relief valves, and clean the muffler assembly **Included**
- ⇒ **Cabinet Maintenance** –
  - Inspect the cooling fan(s), lubricate hinges and lock, test GFI **Included**
- ⇒ **Air Line Maintenance** –
  - Inspect and repair all air line supply tubing and fittings **Included**

<b>Total Aeration System Inspection &amp; Cleaning Contract Amount</b>	<b>\$600.00/annually</b>
<b>To be billed @ \$50.00/monthly</b>	

**No parts (other than specified above) or special repairs are included in our inspection & maintenance agreement. Any parts or repair costs will be invoiced separately. Any service calls for aeration repairs outside of this agreement will be invoiced separately at time and materials, with a two-hour minimum charge. Blue Water Aquatics does not assume responsibility for parts failure.**





Customer is aware that weather conditions such as, but not limited to, rain, lightening and wind may cause a delay in service. In which case, Blue Water Aquatics will perform the service as soon as reasonably possible. It is understood that depending on the length and severity of weather conditions, it may take Blue Water Aquatics varying amounts of time to fulfill all work covered under this Agreement.

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**Written Notice:** All written notices under the terms of this Agreement shall be sent Certified U.S. Mail, Return Receipt Requested, to the principal place of business of the party being noticed (as indicated herein above).

\_\_\_\_\_  
Christopher Thompson, President  
Blue Water Aquatics, Inc.

\_\_\_\_\_  
Customer

\_\_\_\_\_  
01/26/2023

Date

\_\_\_\_\_  
Date



## Special Service Agreement

This Special Service Agreement, dated for January 26, 2023, is made between **Blue Water Aquatics, Inc.** (hereinafter “Blue Water Aquatics”) located at 5119 State Road 54. New Port Richey, FL 34652, and **Asturia CDD** (hereinafter the “Customer”), c/o DPF Management & Consulting, LLC., 250 International Parkway, Suite 208, Lake Mary, FL 32746.

**Project Site: POND #5**

**General Conditions:** Blue Water Aquatics will provide the following services:

**1. Contract Services - Supply and install Airmax PS60 Aeration System with 6 Diffusers.**

**Item A: KIT-600873** – This system can aerate up to 6 acres and comes with 6 ProAir 4 Complete Diffusers, 1 HP high efficiency 115v SilentAir compressor, 1,475-feet of 5/8” weighted airline.

Electric is not included. The customer will need to supply a licensed electrician to supply 115V power & 115V plug receptacle to pole. Power source must be no further than 25-feet from the shoreline and must have a direct line of sight path to water, free of trees, boulders, shrubs and sidewalks.

**Item B: Labor & Supplemental Materials** – All material and labor are included except for supplying the electric and hooking up electric.

**2. Contract Costs:** Customer agrees to pay Blue Water Aquatics, Inc. the following amount for these specific water management services.

<b>Item A:</b>	<b>Airmax PS60 Aeration System</b>	<b>\$ 12,097.63</b>
<b>Item B:</b>	<b>Labor &amp; Materials</b>	<b>Included</b>

<b>TOTAL COST OF PROJECT:</b>	<b>\$ 12,097.63</b>
-------------------------------	---------------------

Customer is aware that weather conditions such as, but not limited to, rain, lightening and wind may cause a delay in this project. It is understood that depending on the length and severity of weather conditions, it may take Blue Water Aquatics varying amounts of time to fulfill all work covered under this Agreement.

**Airmax Manufacturer Warranty:** Compressor & Electrical Components – 3 years; Airline & Diffusers – 5 years; Cabinet – 10 years.



**Third Party Fees:** Customer agrees to reimburse Blue Water Aquatics for all processing fees for registering with third party companies for compliance monitoring services and/or invoicing portals.

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**Insurance:** Blue Water Aquatics will maintain the following insurance coverage: Workers' Compensation, General Liability, Automotive Liability and Property and Casualty. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming the Customer as "Additional Insured" may be provided upon Customer request, with Customer agreeing to pay for any additional costs associated with such request.

**Addenda:** See attached aeration system information from the supplier (where applicable).

  
\_\_\_\_\_  
Christopher Thompson, President  
Blue Water Aquatics, Inc.

\_\_\_\_\_  
Customer

01/26/2023  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

# EXHIBIT 6



## Special Service Agreement

This Special Service Agreement, dated for January 11, 2023, is made between **Blue Water Aquatics, Inc.** (hereinafter “Blue Water Aquatics”) located at 5119 State Road 54, New Port Richey, FL 34652, and **Asturia CDD** (hereinafter the “Customer”), c/o DPF Management & Consulting LLC, 250 International Pkwy., Ste 208, Lake Mary, FL 32746.

**Project: Asturia CDD - EutroSORB® WC Program**

**General Conditions:** Blue Water Aquatics will provide the following services:

1. **Contract Services** – Provide and apply EutroSORB® WC Water Column Phosphorus Inactivator and Water Testing (for Total Phosphorus levels) every other month for ponds indicated below within Asturia CDD.
  
2. **Contract Costs:** Customer agrees to pay Blue Water Aquatics, Inc. the following amount for these specific water management services.

<b>ASTURIA CDD EUTROSORB TREATMENT PROGRAM</b>						
<i>TREATMENT PRESCRIPTION (PDU'S PER ACRE):</i>		<i>INITIAL TREATMENT: 4</i>			<i>MAINTENANCE TREATMENTS: 2</i>	
<b>TREATMENT DATE</b>		<b>POND 3500B</b>	<b>POND 2</b>	<b>POND 3</b>	<b>POND 5</b>	<b>3400B</b>
	<b>ACRES:</b>	2.15	1.41	2.13	4.14	3.6
APRIL	PDU'S	8.6	5.64	8.52	16.56	14.4
MAY	PDU'S	4.3	2.82	4.26	8.28	7.2
JUN	PDU'S	4.3	2.82	4.26	8.28	7.2
JULY	PDU'S	4.3	2.82	4.26	8.28	7.2
AUG	PDU'S	4.3	2.82	4.26	8.28	7.2
SEPT	PDU'S	4.3	2.82	4.26	8.28	7.2
<b>TOTAL PDU'S</b>		<b>30.1</b>	<b>19.74</b>	<b>29.82</b>	<b>57.96</b>	<b>50.4</b>
<b>TOTAL COST:</b>		<b>\$ 848.33</b>	<b>\$ 556.35</b>	<b>\$ 840.44</b>	<b>\$ 1,633.53</b>	<b>\$ 1,420.46</b>



\* This is an 6-month program. No treatments are need in the cooler months (October – March) unless it is very wet. Any extra months will be approved prior to any extra treatments.

\*\* Blue Water Aquatics is supplying product at cost and with no charges for application labor. Product will be applied at current market price. The manufacturer may increase the price at any time. Blue Water Aquatics will notify the Customer of any price changes as we are made aware of them.

**Payment of Services:** Customer agrees to pay Blue Water Aquatics within thirty (30) days of invoice for work performed. Accepted forms of payments are Cash, Money Order, Check, Zelle, ACH or Credit Card (credit card payments will incur a 3.5% credit card fee for every credit card transaction). Any account over sixty (60) days past due is subject to suspension of future work under this Agreement. Customer will be charged interest at the rate of one and one-half percent (1 ½%) per month until the account is fully paid.

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Blue Water Aquatics, Inc.

Customer

01/11/2023

Date

Date

# EXHIBIT 7

1 **MINUTES OF MEETING**

2 **ASTURIA**

3 **COMMUNITY DEVELOPMENT DISTRICT**

4 The Regular Meeting of the Board of Supervisors of the Asturia Community Development District  
5 was held on Tuesday, January 24, 2023 at 6:00 p.m., at the Asturia Clubhouse, 14575 Promenade Pkwy.,  
6 Odessa, Florida 33556, with Zoom Conference Call available.

7 **FIRST ORDER OF BUSINESS – Call To Order**

8 Ms. Dobson called the meeting to order and conducted roll call.

9 Present and constituting a quorum were:

10	Glenn Penning	Board Supervisor, Chairman
11	Jacques Darius	Board Supervisor, Chairman
12	Susan Coppa	Board Supervisor, Assistant Secretary
13	Jonathan Tietz	Board Supervisor, Assistant Secretary
14	Marie Pearson	Board Supervisor, Assistant Secretary

15 Also present were:

16	Tish Dobson	District Manager, DPFPG Management and Consulting
17	Scott Smith ( <i>via phone</i> )	Vesta
18	Logan Muether ( <i>via phone</i> )	DPFG Management and Consulting
19	Lauren Gentry	District Counsel, KE Law Group
20	Grace Kobitter	KE Law Group
21	Pete Lucadano	RedTree
22	Amy Palmer ( <i>via phone</i> )	Lighthouse Engineering

23 *The following is a summary of the discussions and actions taken at the January 24, 2023 Asturia CDD*  
24 *Board of Supervisors Regular Meeting. Audio for this meeting is available upon public records request.*

25 **SECOND ORDER OF BUSINESS – Audience Comments – (limited to 3 minutes per individual for**  
26 **agenda items)**

27 There being none, the next item followed.

28 **THIRD ORDER OF BUSINESS – Staff Reports**

29 The Board agreed to move Exhibit 9 up on the Agenda.

30 A. Exhibit 9: Consideration of Responses to RFQ for District Engineering Services

31 1. Lighthouse Engineering District Engineer Services Proposal

32 Ms. Palmer presented the proposal for District Engineering Services from Lighthouse  
33 Engineering.

34 Discussion ensued regarding Lighthouse Engineering’s experience District Engineering.  
35 Ms. Palmer confirmed with the Board that Lighthouse Engineering has a hands on  
36 approach to their practice, which includes attending meetings in person. Ms. Palmer also  
37 stated that although they do not have a geotechnical engineer on staff that they are able to  
38 subcontract out that service.

39 **This item, originally Item A under the Fifth Order of Business, Business Items, was**  
40 **presented out of order.**



41 On a MOTION by Mr. Penning, SECONDED by Mr. Tietz, WITH ALL IN FAVOR, the Board approved  
42 the Lighthouse Engineer proposal for District Engineering services, for the Asturia Community  
43 Development District.

44 B. Landscape & Irrigation

45 1. Exhibit 1: Red Tree December 2022 – January 2023 Services Log

46 Mr. Lucadano gave updates to the board regarding palm tree trimming, oak tree  
47 sampling, the pruning project, the status of the turf that took a hit from the frost as well as  
48 the annuals, and the two broad leaf weed treatments. Mr. Lucadano noted that the turf  
49 was fertilized forty-five (45) days prior and that Red Tree would be cutting back on all of  
50 the ornamental grasses. Mr. Lucadano also noted that Red Tree would be shrinking the  
51 annual beds and that proposals would be forthcoming.

52 Discussion ensued regarding the vehicle accident invoices.

53 Discussion ensued regarding reclaimed water at the clubhouse.

54 The Board agreed to move Exhibit 19 up on the agenda.

55 C. Exhibit 19: Consideration of FitRev Fitness Center Flooring Installation Proposal

56 **This item, originally Item J under the Fifth Order of Business, Business Items, was**  
57 **presented out of order.**

58 Discussion ensued regarding the FitRev proposal, as well as the Great Britain Tile and Bob's  
59 Carpet Mart proposals that were circulated to the Board before the meeting. The item was tabled  
60 to the February agenda.

61 D. Introduction of New Painter Employee – Brian Pecore

62 **This item was not previously on the agenda.**

63 Discussion ensued regarding Mr. Pecore's experience as well as his suggestions for the  
64 community.

65 E. Presentation of Land Use Cost Share Exhibits in Draft Form – Logan Muether

66 **This item was not previously on the agenda.**

67 Discussion ensued regarding the land use cost share exhibits and the two metrics used to draft  
68 said exhibits, greenspace acreage and roadway acreage.

69 The Board agreed to move Exhibit 8 and Exhibit 14 up on the agenda.

70 F. Exhibit 8: Ratification of Jimerson Birr Representation Agreement

71 **This item, originally Item D under the Fourth Order of Business, Consent Agenda, was**  
72 **presented out of order.**

73 Discussion ensued regarding the \$5,000.00 retainer and Land Use & Construction Defect  
74 invoices.

75 Discussion ensued regarding the Board's previous authorization of 6 hours of work, and that  
76 further direction will be provided in writing.

77 On a MOTION by Mr. Penning, SECONDED by Mr. Tietz, the Board ratified the Jimerson Birr Land Use  
78 Agreement and approved the payment of the \$5,000.00 retainer fee with further direction to be given in

79 writing with the separation of Land Use and Construction Defect, for the Asturia Community Development  
80 District.

81 G. Exhibit 14: Discussion of Jimerson Birr Construction Defect Invoices

82 **This item, originally Item E under the Fifth Order of Business, Business Items, was**  
83 **presented out of order.**

84 Discussion ensued on the previously approved 6 hours of work and the phone call to Halff  
85 Associates in the amount of \$3,477.50.

86 On a MOTION by Mr. Darius, SECONDED by Ms. Coppa, the Board approved the payment for the 6.5  
87 hours of the construction defect invoices, in the amount of \$3,477.50, as well as Jimerson Birr's acceptance  
88 of the payment as full settlement, for the Asturia Community Development District.

89

90 On a MOTION by Mr. Tietz, SECONDED by Mr. Darius, the Board approved Supervisor Penning  
91 negotiating a contingency agreement with Jimerson Birr for construction defect, for the Asturia Community  
92 Development District.

93 H. District Counsel

94 1. Discussion Regarding Inframark Disputes – Update from Supervisor Penning

95 **This item, originally Item E. 1. under the Third Order of Business, Staff Reports,**  
96 **was presented out of order.**

97 Discussion ensued regarding the Halff Associates invoices and authorization by  
98 Inframark. Inframark has stated that they are not willing to move on issuing a refund on  
99 the Halff Associates invoices. Inframark's position on the matter is that they had  
100 authorization and followed protocols to engage Half Associates for the work  
101 authorization #1, in the amount of \$40,000.00, for the road assessment. The contract  
102 clause stated that the extra charge was based on the budget. The budget in effect in  
103 October of 2022 was when the clause kicked in and the budget was raised to \$50,000.00,  
104 and Halff Associates was permitted to bill 1/12 of the \$50,000.00. Inframark is willing to  
105 pay back the amount that was charged in addition to the regular charges for maintenance,  
106 and verbally acknowledged that they were willing to pay the District back for the  
107 increase. Inframark's position is that the District is responsible for the invoices from  
108 Halff Associates.

109 Discussion ensued regarding issues with Red Tree. Inframark's position is that the  
110 District is responsible for the issues with the vendor due to the contract with the vendor  
111 not being executed.

112 Discussion ensued regarding contacting EGIS to advise on the possibility of filing a  
113 claim against Inframark for authorizing Half Associates to engage in construction defect  
114 work.

115 On a MOTION by Ms. Pearson, SECONDED by Mr. Tietz, WITH ALL IN FAVOR, the Board approved  
116 to proceed with the insurance investigation of the unauthorized Halff Associates charges, for the Asturia  
117 Community Development District.

118 The Board agreed to move Exhibit 15 up on the agenda.

119 I. Exhibit 15: Discussion of Halff Associates, Inc. Outstanding Invoices

120           **This item, originally Item F under the Fifth Order of Business, Business Items, was**  
121           **presented out of order.**

122           Discussion ensued regarding validation of charges and qualifications.

123           On a MOTION by Mr. Penning, SECONDED by Mr. Tietz, WITH ALL IN FAVOR, the Board approved  
124           the authorization of valid general engineering charges, the authorization of work under work authorization  
125           #2 with the validation of the expenses, which the report was sent to and accepted by the county, and the  
126           authorization to have work authorization #1 sent to the insurance company, for the Astoria Community  
127           Development District.

128           J. Exhibit 3: Aquatic Services Report

129           Discussion ensued regarding algae and resident requests.

130           Discussion ensued regarding locations for the electricity.

131           1. Exhibit 4: Consideration of Blue Water Aquatics EutroSORB Treatment Proposal

132           This item was tabled to the following meeting.

133           K. District Engineer

134           There being none, the next item followed.

135           L. Land Use Counsel

136           There being none, the next item followed.

137           **FOURTH ORDER OF BUSINESS – Consent Agenda**

138           A. Exhibit 5: Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting  
139           Held December 19, 2022

140           B. Exhibit 6: Consideration for Approval – The December 2022 Unaudited Financial Statements

141           Discussion ensued regarding the revenue at 70%.

142           C. Exhibit 7: Consideration of Operation and Maintenance Expenditures for December 2022

143           On a MOTION by Mr. Darius, SECONDED by Mr. Penning, WITH ALL IN FAVOR, the Board approved  
144           the consent agenda as it was presented, for the Astoria Community Development District.

145           D. District Counsel

146           **This item, originally Item E under the Third Order of Business, Staff Reports, was**  
147           **presented out of order.**

148           Ms. Gentry provided an update on the road paving tax, and reminded the board that the meetings  
149           are open to the public with clarification that non-residents are allowed to attend.

150           **FIFTH ORDER OF BUSINESS – Business Items**

151           A. Consideration of LLS Tax Solutions Arbitrage Services Engagement Letters

152           1. Exhibit 10: 2014A-1, A-2

153           2. Exhibit 11: 2016A-1, A-2

154 On a MOTION by Mr. Tietz, SECONDED by Mr. Darius, WITH ALL IN FAVOR, the Board approved  
155 the LLS Tax Solutions Arbitrage Services Engagement Letters for bond series 2014A-1 & 2014A-2 and  
156 bonds series 2016A-1 & 2016A-2, for the Asturia Community Development District.

157 B. Discussion Regarding Terms of Maintenance Personnel Employment

158 1. Exhibit 12: Scope of Maintenance Position

159 Discussion ensued regarding the job description.

160 On a MOTION by Mr. Tietz, SECONDED by Mr. Penning, WITH ALL IN FAVOR, the Board approved  
161 the Scope of Maintenance Position, for the Asturia Community Development District.

162 2. Exhibit 13: Consideration of Maintenance Position Employment Compensation & Benefits

163 Discussion ensued regarding the bullet point list.

164 Discussion ensued regarding retention rate.

165 On a MOTION by Mr. Darius, SECONDED by Mr. Penning, WITH ALL IN FAVOR, the Board approved  
166 a part-time maintenance position not to exceed 25 hours per work week at the range of \$15 - \$20 per hour,  
167 for the Asturia Community Development District.

168 C. Consideration of Advertisement for Additional Part-Time Maintenance Staff

169 On a MOTION by Mr. Darius, SECONDED by Mr. Penning, WITH ALL IN FAVOR, the Board approved  
170 the placement of an ad for the 2<sup>nd</sup> part-time position and for staff to work within the confines of the budget,  
171 for the Asturia Community Development District.

172 D. Exhibit 16: Consideration of Site Masters Fenland/Alimara Pond Erosion Repair Proposal

173 Discussion ensued regarding the causes of erosion.

174 This item was tabled for the new engineer.

175 E. Exhibit 17: Consideration of Complete IT Access Control Upgrade Proposal

176 Discussion ensued regarding the accuracy of the proposal.

177 This item was tabled.

178 F. Exhibit 18: Consideration of Electro Sanitation Service Clubhouse & Fitness Center Deep Cleaning  
179 Floors Proposal

180 Discussion ensued.

181 This item was tabled.

182 G. Exhibit 20: Consideration of Volunteer Insurance Coverage Proposal

183 Discussion ensued.

184 On a MOTION by Mr. Darius, SECONDED by Ms. Coppa, WITH ALL IN FAVOR, the Board approved  
185 the volunteer insurance coverage proposal, for the Asturia Community Development District.

186 H. Exhibit 2: Field Inspections Report & District Manager Report – *note: stopped at 3:12:38*

187 **This item, originally Item B under the Third Order of Business, Staff Reports, was**  
188 **presented out of order.**

189 There being none, the next item followed.

190 **SIXTH ORDER OF BUSINESS – Audience Comments** (*limited to 3 minutes per individual for non-*  
191 *agenda items*)

192 Mr. Chambers noted that he reported to Duke that 16 lights were out, and discussion ensued.

193 **SEVENTH ORDER OF BUSINESS – Supervisors Requests**

194 Discussion ensued regarding a refund from Pasco county for FY 2021-2022 assessments in the  
195 amount of \$5,993.00 for payments received after the discount threshold.

196 On a MOTION by Mr. Darius, SECONDED by Mr. Tietz, WITH ALL IN FAVOR, the Board approved  
197 carrying forward the funds totaling \$5,993.00 to FY 2022-2023, for the Astoria community development  
198 district.

199 Mr. Tietz requested information on how much it would cost to have the streets swept.

200 Mr. Penning discussed bringing down legal costs for the district. Discussion ensued.

201 Mr. Penning noted damage to CDD easement property from pool installers. Discussion ensued.

202 A board member noted that the SCC websites needed to be updated with the correct clubhouse  
203 contact information.

204 **EIGHTH ORDER OF BUSINESS – Action Items Summary**

205 Ms. Dobson indicated that the Action Items Summary would be emailed.

206 **NINTH ORDER OF BUSINESS – Next Month’s Agenda Items**

207 Ms. Dobson indicated that the Action Items Summary would be emailed.

208 **TENTH ORDER OF BUSINESS – Next Meeting Quorum Check: February 28th, 6:00 PM**

209 Mr. Penning, Mr. Darius, Ms. Pearson, and Ms. Coppa indicated that they would be present for the  
210 meeting in February, which would establish a quorum. Mr. Tietz indicated that he may not be in  
211 attendance at the February meeting.

212 **ELEVENTH ORDER OF BUSINESS – Adjournment**

213 Ms. Dobson asked for final questions, comments, or corrections before requesting a motion to  
214 adjourn the meeting. There being none, Mr. Darius made a motion to adjourn the meeting.

215 On a MOTION by Mr. Darius, SECONDED by Ms. Coppa, WITH ALL IN FAVOR, the Board adjourned  
216 the meeting at 10:02 p.m. for the Astoria Community Development District.

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

220 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**  
221 **meeting held on February 28, 2023.**

222

223

---

**Signature**

---

**Signature**

---

**Printed Name**

---

**Printed Name**

224 **Title:**    **Secretary**    **Assistant Secretary**

**Title:**    **Chairman**    **Vice Chairman**

# EXHIBIT 8

**Astoria**  
**Community Development District**

**Financial Statements**  
**(Unaudited)**

**January 31, 2023**



**Asturia CDD**  
**Balance Sheet**  
**January 31, 2023**

	<u>GENERAL FUND</u>	<u>RESERVE FUND</u>	<u>DS SERIES 2014</u>	<u>DS SERIES 2016</u>	<u>TOTAL</u>
<b><u>ASSETS:</u></b>					
CASH	\$1,719,943	\$ -	\$ -	\$ -	\$ 1,719,943
MONEY MARKET	\$73,164				\$ 73,164
TRUIST CHECKING					\$0
INVESTMENTS:					
REVENUE FUND	-		66,738	3,219	69,957
PRINCIPAL	-	-	-	0	0
INTEREST FUND	-	-	17	4	22
RESERVE	-	-	291,081	73,780	364,861
PREPAYMENT	-	-	1	1	2
SINKING FUND	-	-	4	1	5
DEPOSITS (UTILITY)	6,446	-			6,446
PREPAID EXPENSE	120	-	-	-	120
ASSESSMENTS RECEIVABLE - ON ROLL	-	-	-	-	-
ASSESSMENTS RECEIVABLE - ON ROLL EXCESS	-	-	-	-	-
ACCOUNTS RECEIVABLE	-	-	-	-	-
ASSESSMENTS RECEIVABLE - OFF ROLL PRIOR YR	-	-	-	-	-
DUE FROM OTHER FUNDS	-	44,773	547,814	137,931	730,518
<b>TOTAL ASSETS</b>	<u>\$1,799,673</u>	<u>\$ 44,773</u>	<u>\$ 905,655</u>	<u>\$ 214,936</u>	<u>\$ 2,965,037</u>
<b><u>LIABILITIES:</u></b>					
ACCOUNTS PAYABLE	\$ 71,719	\$ -	\$ -	\$ -	\$ 71,719
DUE TO OTHER FUNDS	730,518	-	-	-	730,518
ACCRUED EXPENSES	14,227	-	-	-	14,227
RENTAL DEPOSITS	1,500	-	-	-	1,500
<b><u>FUND BALANCES:</u></b>					
NONSPENDABLE:	-				-
PREPAID AND DEPOSITS	6,446	-	-	-	6,446
RESTRICTED FOR:					
DEBT SERVICE	-	-	905,655	214,936	1,120,591
CAPITAL PROJECTS	-	-	-	-	-
UNASSIGNED:	975,263	44,773	-	-	1,020,036
<b>TOTAL LIABILITIES &amp; FUND BALANCE</b>	<u>\$ 1,799,673</u>	<u>\$ 44,773</u>	<u>\$ 905,655</u>	<u>\$ 214,936</u>	<u>\$ 2,965,037</u>

**Asturia CDD**  
**General Fund (O&M)**  
**Statement Of Revenue, Expenditures And Changes In Fund Balance**  
**For The Period Starting October 1, 2022 and Ending January 31, 2023**

	<b>FY2023 ADOPTED BUDGET</b>	<b>CURRENT MONTH</b>	<b>ACTUAL YEAR-TO-DATE</b>	<b>VARIANCE + / (-)</b>	<b>% OF BUDGET</b>
<b>REVENUE</b>					
SPECIAL ASSESSMENTS - ON-ROLL (Net)	\$ 1,054,160	11,383	\$ 972,547	\$ (81,613)	92%
SPECIAL ASSESSMENTS - ON-ROLL (DISCOUNT)	(42,166)	-	(6,793)	\$ 35,373	16%
ROOM RENTAL	5,000	975	3,905	\$ (1,095)	78%
MISCELLANEOUS REVENUE	15,000	-	85	\$ (14,915)	1%
INTEREST REVENUE	-	234	1,105	\$ 1,105	100%
ACCESS CARDS	500		238		
EVENT FEES	2,500				
<b>TOTAL REVENUE</b>	<b>1,034,994</b>	<b>12,591</b>	<b>971,087</b>	<b>\$ (63,907)</b>	<b>94%</b>
<b>EXPENDITURES</b>					
<b>ADMINISTRATIVE EXPENSES</b>					
SUPERVISOR COMPENSATION	12,000	3,000	7,000	(5,000)	58%
PAYROLL TAXES	918	230	536	(383)	58%
PAYROLL SERVICES	-	-	-	-	
DISTRICT MANAGEMENT	57,955	4,000	17,492	(40,463)	30%
FACILITY RENTAL	-	-	-	-	
REGULATORY & PERMIT FEES	175		175	-	100%
RECORD STORAGE / ARCHIVING	-		-	-	
MISCELLANEOUS FEES	-	1,767	4,246	4,246	
AUDITING SERVICES	3,575			(3,575)	0%
LEGAL ADVERTISING	1,500	70	1,112	(388)	74%
MAIL NOTICE	600	-	27	(573)	5%
DISTRICT ENGINEER	20,000		-	(20,000)	0%
LEGAL SERVICES - GENERAL	45,000	5,000	32,755	(12,245)	73%
LEGAL SERVICES - REDEVELOPMENT RELATED WORK	-		-	-	
WEB-SITE / EMAIL SYSTEM - IT SUPPORT	5,500	105	4,837	(664)	88%
TAX COLLECTOR FEES	150	624	624	474	416%
MISC. ASSESSMENT COLLECTION COST	21,083	-	3,253	(17,830)	15%
ASSESSMENT COLLECTION FEES	-		-	-	
<b>TOTAL GENERAL ADMINISTRATION</b>	<b>168,456</b>	<b>14,795</b>	<b>72,056</b>	<b>(96,400)</b>	<b>43%</b>
<b>INSURANCE:</b>					
INSURANCE (Public Officials, Liability, Property )	3,730	-	3,730	-	100%
<b>TOTAL INSURANCE</b>	<b>3,730</b>	<b>-</b>	<b>3,730</b>	<b>-</b>	<b>100%</b>
<b>DEBT SERVICE ADMINISTRATION:</b>					
DISSEMINATION SERVICES (DISCLOSURE REPORT)	-		-	-	
ARBITRAGE REBATE CALCULATION	1,000		600	(400)	60%
BOND AMORTIZATION	-		-	-	
TRUSTEES FEES	8,500		3,000	(5,500)	35%
<b>TOTAL DEBT SERVICE ADMINISTRATION</b>	<b>9,500</b>	<b>-</b>	<b>3,600</b>	<b>(5,900)</b>	<b>38%</b>
<b>TOTAL ADMINISTRATIVE</b>	<b>181,686</b>	<b>14,795</b>	<b>79,386</b>	<b>(102,300)</b>	<b>44%</b>

**Asturia CDD**  
**General Fund (O&M)**  
**Statement Of Revenue, Expenditures And Changes In Fund Balance**  
**For The Period Starting October 1, 2022 and Ending January 31, 2023**

	FY2023 ADOPTED BUDGET	CURRENT MONTH	ACTUAL YEAR-TO-DATE	VARIANCE + / (-)	% OF BUDGET
<b>FIELD OPERATIONS &amp; MAINTENANCE:</b>					
UTILITY - RECREATION FACILITY	21,000	-	1,873	-	
UTILITY - STREETLIGHTS	190,752	23,482	68,642	(122,110)	36%
UTILITY - IRRIGATION	4,464	682	335	(4,129)	7%
UTILITY SERVICES	1,200		86	(1,114)	7%
GARBAGE - RECREATION FACILITY	468	-	134	(334)	29%
SOLID WASTE ASSESSMENT	670	-	-	(670)	0%
UTILITY - RECLAIMED WATER	55,000	2,661	5,993	(49,007)	11%
STORMWATER ASSESSMENT	900	-	-	(900)	0%
LAKE & POND MAINTENANCE	7,760	1,149	19,694	11,934	254%
INSURANCE - PROPERTY	17,171	-	15,033	(2,138)	88%
INSURANCE - GENERAL LIABILITY	4,068	-	4,068	-	100%
R&M IRRIGATION	2,000	-	2,202	202	110%
LANDSCAPE MAINTENANCE	202,036	12,975	59,525	(142,511)	29%
LANDSCAPE REPLACEMENT	2,000	-	-	(2,000)	0%
HOLIDAY LIGHTS & DECORATION	2,000	705	1,410	(590)	71%
MISC. CONTINGENCY	176,643	458	24,214	(152,429)	14%
R&M SIDEWALKS	2,000	-	-	(2,000)	0%
ROADWAY REPAIR	5,000	-	-	(5,000)	0%
PRESSURE WASHING	10,000	41	95	(9,905)	1%
<b>TOTAL FIELD OPERATIONS</b>	<b>705,132</b>	<b>42,153</b>	<b>203,303</b>	<b>(501,829)</b>	<b>29%</b>
<b>PARKS AND RECREATION</b>					
FIELD MANAGEMENT	50,000	2,320	7,819	(42,181)	16%
POOL MAINTENANCE	12,000	1,027	3,637	(8,363)	30%
WILDLIFE MANAGEMENT	2,400	-	-	(2,400)	0%
CLEANING SERVICES	8,400	1,200	5,100	(3,300)	61%
PEST CONTROL	660	55	220	(440)	33%
TELEPHONE / INTERNET	2,981	98	490	(2,491)	16%
FITNESS EQUIPMENT	1,500		332	(1,168)	22%
AMENITY MAINTENANCE & REPAIRS	6,000	114	1,100	(4,900)	18%
A/C & HEATING MAINTENANCE	1,500		-	(1,500)	0%
BOARDWALK & BRIDGE MAINTENANCE	2,500		-	(2,500)	0%
POOL FURNITURE REPAIR & REPLACEMENT	3,500		2,357	(1,143)	67%
SECURITY SYSTEM MONITORING	11,720		-	(11,720)	0%
DOG PARK MAINTENANCE	250		45	(205)	18%
MISC. EXPENSES	3,000		200	(2,800)	7%
OFFICE SUPPLIES	250		368	118	147%
CLUBHOUSE JANITORIAL SUPPLIES	3,600		230	(3,370)	6%
PARK GARBAGE & DOG WASTE STATION SUPPLIES	8,216	-	520	(7,696)	6%
POOL PERMITS	300		-	(300)	0%
SPECIAL EVENTS	4,400		-	(4,400)	0%
<b>TOTAL PARKS AND RECREATION</b>	<b>123,177</b>	<b>4,814</b>	<b>22,416</b>	<b>(100,761)</b>	<b>18%</b>
<b>TOTAL EXPENDITURES</b>	<b>1,009,995</b>	<b>61,762</b>	<b>305,105</b>	<b>(704,890)</b>	<b>30%</b>
<b>RESERVES</b>					
RESERVE - POOL	15,000	-	-	(15,000)	0%
RESERVE - ROADWAYS	10,000	-	-	(10,000)	0%
<b>TOTAL RESERVES</b>	<b>25,000</b>	<b>-</b>	<b>-</b>	<b>(25,000)</b>	<b>0%</b>
<b>TOTAL RESERVES &amp; EXPENDITURES</b>	<b>1,034,995</b>	<b>61,762</b>	<b>305,105</b>	<b>(729,890)</b>	<b>29%</b>
<b>EXCESS OF REV. OVER/(UNDER) EXPEND.</b>	<b>(1)</b>		<b>665,982</b>		
<b>OTHER FINANCING SOURCES (USES)</b>					
TRANSFER-IN	-	-	-	-	
TRANSFER-OUT	-	-	-	-	
<b>TOTAL OTHER FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	
<b>NET CHANGE IN FUND BALANCE</b>			<b>665,982</b>	<b>-</b>	
FUND BALANCE - BEGINNING			309,281		
<b>FUND BALANCE - ENDING</b>			<b>\$ 975,263</b>		

**Asturia CDD  
RESERVE FUND**  
**Statement Of Revenue, Expenditures And Changes In Fund Balance  
For The Period Starting October 1, 2022 and Ending January 31, 2023**

	<b>FY2023 ADOPTED BUDGET</b>	<b>CURRENT MONTH</b>	<b>ACTUAL YEAR-TO-DATE</b>	<b>FAVORABLE UNFAVORABLE VARIANCE</b>
<b>REVENUE</b>				
SPECIAL ASSESSMENTS - OFF ROLL	\$ 18,457	\$ 204	\$ 17,470	\$ 17,266
MISCELLANEOUS	-	-	-	-
FUND BALANCE FORWARD	-	-	-	-
LESS: DISCOUNT ASSESSMENTS	(724)	-	(122)	(122)
<b>TOTAL REVENUE</b>	<b>17,733</b>	<b>204</b>	<b>17,348</b>	<b>17,143</b>
<b>EXPENDITURES</b>				
COUNTY - ASSESSMENT COLLECTION FEES	354	-	58	(58)
INTEREST EXPENSE (MAY 1, 2020)	-	-	-	-
INTEREST EXPENSE (NOV 1, 2020)	-	-	-	-
PRINCIPAL PAYMENT (MAY 1, 2020)	-	-	-	-
<b>TOTAL EXPENDITURES</b>	<b>354</b>	<b>-</b>	<b>58</b>	<b>(58)</b>
<b>EXCESS REVENUE OVER (UNDER) EXPENDITURES</b>	<b>17,379</b>	<b>204</b>	<b>17,290</b>	<b>17,085</b>
<b>OTHER FINANCING SOURCES (USES)</b>				
TRANSFERS-IN	-	-	-	-
TRANSFERS-OUT	-	-	-	-
<b>TOTAL OTHER FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>NET CHANGE IN FUND BALANCE</b>	<b>17,379</b>	<b>204</b>	<b>17,290</b>	<b>17,085</b>
FUND BALANCE - BEGINNING	-	-	27,483	27,483
INCREASE IN FUND BALANCE	-	-	-	-
<b>FUND BALANCE - ENDING</b>	<b>\$ 17,379</b>	<b>\$ 204</b>	<b>\$ 44,773</b>	<b>\$ 44,568</b>

(a) Debt series 2005A debt forbearance is extended to March 10, 2019

**Asturia CDD**  
**Debt Service - Series 2014**  
**Statement Of Revenue, Expenditures And Changes In Fund Balance**  
**For The Period Starting October 1, 2022 and Ending January 31, 2023**

	<b>FY2023 ADOPTED BUDGET</b>	<b>2015 (05A) ACTUAL YEAR-TO-DATE</b>
<b>REVENUE</b>		
SPECIAL ASSESSMENTS - ON ROLL	\$ 597,600	\$ 551,334
ASSESSMENT-OFF ROLL - BOARDWALK/COLERIDGE		-
INTEREST-INVESTMENT	-	4,807
LESS: DISCOUNT ASSESSMENT	(23,904)	(3,851)
<b>TOTAL REVENUE</b>	<b>573,696</b>	<b>552,290</b>
<b>EXPENDITURES</b>		
COUNTY - ASSESSMENT COLLECTION FEES	11,952	1,844
INTEREST EXPENSE	412,730	206,365
INTEREST EXPENSE	-	-
PRINCIPAL Payment	150,000	-
TRUSTEE FEES		-
LEGAL EXPENSE		
<b>TOTAL EXPENDITURES</b>	<b>574,682</b>	<b>208,209</b>
<b>EXCESS REVENUE OVER (UNDER) EXPENDITURES</b>	<b>(986)</b>	<b>344,081</b>
<b>OTHER FINANCING SOURCES (USES)</b>		
TRANSFERS-IN	-	-
TRANSFERS-OUT	-	-
<b>TOTAL OTHER FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>
NET CHANGE IN FUND BALANCE	(986)	344,081
FUND BALANCE - BEGINNING	-	561,573
INCREASE IN FUND BALANCE		-
<b>FUND BALANCE - ENDING</b>		<b>\$ 905,655</b>

**Asturia CDD**  
**Debt Service - Series 2016**  
**Statement Of Revenue, Expenditures And Changes In Fund Balance**  
**For The Period Starting October 1, 2022 and Ending January 31, 2023**

	<b>FY2023</b>	<b>2015 (07A)</b>
	<b>ADOPTED</b>	<b>ACTUAL</b>
	<b>BUDGET</b>	<b>YEAR-TO-DATE</b>
<b>REVENUE</b>		
ASSESSMENTS-ON-ROLL (GROSS)	\$ 150,525	\$ 138,871
INTEREST-INVESTMENT	-	1,057
FUND BALANCE FORWARD	-	-
LESS: DISCOUNT ASSESSMENT	(6,021)	(970)
<b>TOTAL REVENUE</b>	<b>144,504</b>	<b>138,959</b>
 <b>EXPENDITURES</b>		
COUNTY - ASSESSMENT COLLECTION FEES	3,011	464
INTEREST EXPENSE (NOV 1, 2022)	98,819	49,409
INTEREST EXPENSE	-	-
PRINCIPAL Payment May 1, 2022	40,000	-
<b>TOTAL EXPENDITURES</b>	<b>141,830</b>	<b>49,874</b>
 <b>EXCESS REVENUE OVER (UNDER) EXPENDITURES</b>	<b>2,674</b>	<b>89,085</b>
 <b>OTHER FINANCING SOURCES (USES)</b>		
TRANSFERS-IN	-	-
TRANSFERS-OUT	-	-
<b>TOTAL OTHER FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>
 NET CHANGE IN FUND BALANCE	 2,674	 89,085
 FUND BALANCE - BEGINNING	 -	 125,851
 <b>FUND BALANCE - ENDING</b>	 <b>\$ 2,674</b>	 <b>\$ 214,936</b>

**ASTURIA CDD**  
**Cash Reconciliation (General Fund)**  
**January 31, 2023**

	<b>Operating Acct Bank United</b>
Balance Per Bank Statement	\$1,756,314.71
Deposits	0.00
Less: Outstanding Checks	(34,982.07)
<b><i>Adjusted Bank Balance</i></b>	<b><u><u>\$1,721,332.64</u></u></b>
Beginning Bank Balance Per Books	\$761,942.89
Cash Receipts & Credits	1,052,481.47
Cash Disbursements	(93,091.72)
<b><i>Balance Per Books</i></b>	<b><u><u>\$1,721,332.64</u></u></b>

**Asturia CDD**  
**CHECK REGISTER - OPERATING ACCOUNT**  
**FY2023**

Date	Num	Name	Memo	Deposits	Payments	Balance
<b>Bank United</b>						<b>0.00</b>
12/09/2022			Funds Transfer	800,000.00		800,000.02
12/15/2022			Deposit		0.00	800,000.02
12/15/2022	01ACH121522	Duke Energy Payment Processing	14721 State Road 54 Lite PH1A SL 10/08-11/07		5,422.55	794,577.47
12/15/2022	12/15/22	Bank United	Checks for new district		43.74	794,533.73
12/16/2022	1001	FLORIDA DEPT OF ECONOMIC OPPORTUNIT	FY 22-23 Special District State Fee		175.00	794,358.73
12/16/2022			Deposit	1,584.00		795,942.73
12/16/2022			Service Charge		35.00	795,907.73
12/20/2022	15ACH122022	Duke Energy Payment Processing	14721 State Road 54 Lite PH1A SL 09/09-10/07		5,422.55	790,485.18
12/20/2022	16ACH122022	Duke Energy Payment Processing	0000 Aviles PKY Lite 08/13-09/14		1,960.98	788,524.20
12/20/2022	01ACH122022	Duke Energy Payment Processing	000 Promenade PKY Lite 10/26-11/23		99.07	788,425.13
12/20/2022	02ACH122022	Duke Energy Payment Processing	2781 Long Bow Way Irrigation 10/26-11/23		30.42	788,394.71
12/20/2022	17ACH122022	Duke Energy Payment Processing	15121 Aviles PKWY Pump Irrigation 10/26-11/23		30.41	788,364.30
12/20/2022	03ACH122022	Duke Energy Payment Processing	2995 Long Bow Way Irrigation 10/26-11/23		30.42	788,333.88
12/20/2022	04ACH122022	Duke Energy Payment Processing	14807 Renaissance Ave Irrigation 10/26-11/23		30.42	788,303.46
12/20/2022	05ACH122022	Duke Energy Payment Processing	14700 Trails Edge Blvd Irrigation 10/26-11/23		30.42	788,273.04
12/20/2022	06ACH122022	Duke Energy Payment Processing	14575 Promenade PKWY Amenity Center 10/26-11/23		1,083.57	787,189.47
12/20/2022	07ACH122022	Duke Energy Payment Processing	14575 Promenade PKY Pool 10/26-11/23		767.45	786,422.02
12/20/2022	08ACH122022	Duke Energy Payment Processing	14731 State Road 54 10/26-11/23		31.46	786,390.56
12/20/2022	09ACH122022	Duke Energy Payment Processing	15138 Caravan Ave Irrigation 10/26-11/23		30.43	786,360.13
12/20/2022	10ACH122022	Duke Energy Payment Processing	14826 Renaissance Ave Irrigation 10/26-11/23		30.43	786,329.70
12/20/2022	11ACH122022	Duke Energy Payment Processing	15233 Renaissance Ave Irrigation 10/26-11/23		30.42	786,299.28
12/20/2022	12ACH122022	Duke Energy Payment Processing	15381 Aviles PKWY Pump Irrigation 10/26-11/23		30.42	786,268.86
12/20/2022	13ACH122022	Duke Energy Payment Processing	15301 Aviles PKWY Pump Irrigation 10/26-11/23		30.42	786,238.44
12/20/2022	14ACH122022	Duke Energy Payment Processing	15246 Caravan Ave Irrigation 10/26-11/23		30.42	786,208.02
12/20/2022			Deposit	11,191.72		797,399.74
12/21/2022			Deposit	500.00		797,899.74
12/21/2022	01ACH122122	Duke Energy Payment Processing	0000 Aviles PKY Lite 11/12-12/13		1,960.98	795,938.76
12/23/2022	1002	Best Termite and Pest Control, Inc.			110.00	795,828.76
12/23/2022	1003	Blue Water Aquatics, Inc.	Aquatic service Request on pond		890.00	794,938.76
12/23/2022	1004	Business Observer	Notice of Regular Meeting		105.00	794,833.76
12/23/2022	1005	Complete IT Corp			2,608.23	792,225.53
12/23/2022	1014	Custom Reserves, LLC	Reserve Study		1,950.00	790,275.53
12/23/2022	1015	Electro Sanitation Services	Monthly Janitorial cleaning 11/15-12/15		1,500.00	788,775.53
12/23/2022	1016	Helicon Foundation Repair Systems, Inc.	Stabilize Slab with attempt lift and level		10,986.45	777,789.08
12/23/2022	1017	Inframark LLC	Monthly services for November		5,105.59	772,683.49
12/23/2022	1019	KE Law Group	Legal Services		5,751.25	766,932.24
12/23/2022	1020	Suncoast Pool Service	Swimming Pool service		870.00	766,062.24
12/23/2022	1021	Tampa Bay Times	Advertising ad 11/1-11/30		124.40	765,937.84
12/23/2022	01ACH122322	Duke Energy Payment Processing	0000 Aviles PKY Lite PH2 A&B SL 10/26-11/23		2,511.51	763,426.33
12/23/2022	122322ACH1	ADP, Inc.	PR12/3/22 - 12/16/22		178.99	763,247.34
12/23/2022	122322ACH2	James Chambers	PR12/3/22 - 12/16/22		708.61	762,538.73
12/28/2022	01ACH122822	Duke Energy Payment Processing	0000 Promenade PKY Lite 11/2-12/1		293.48	762,245.25
12/28/2022	02ACH122822	Duke Energy Payment Processing	15165 State Rd 54 Monument 10/26-11/23		235.37	762,009.88
12/30/2022	123022ACH1	ADP, Inc.	Payroll Processing Fees		110.83	761,899.05
12/31/2022			Interest	43.84		761,942.89
<b>12/31/2022</b>				<b>813,319.56</b>	<b>51,376.69</b>	<b>761,942.89</b>
01/03/2023			Funds Transfer	1,031,672.15		1,793,615.04
01/04/2023	1022	Valley National Bank	CC payment		712.27	1,792,902.77
01/06/2023	100000	Complete IT Corp	Invoice: 9985 (Reference: email accounts. Check Stub Notes: Email accounts.. )		104.65	1,792,798.12
01/06/2023	100002	Blue Water Aquatics, Inc.	Invoice: 29564 (Reference: Aquatic Services. )		890.00	1,791,908.12
01/06/2023	100001	Tampa Bay Times	Invoice: 260476 (Reference: Meeting Workshop. )		198.00	1,791,710.12
01/06/2023	010623ACH1	ADP, Inc.	PR12/17/22 - 12/30/22		175.53	1,791,534.59
01/06/2023	010623ACH2	James Chambers	PR12/16/22 - 12/30/22		712.07	1,790,822.52
01/07/2023	01ACH010723	Spectrum Business	14575 Promenade Pkwy 12/21-01/20		97.96	1,790,724.56
01/09/2023	100003	Business Observer	Invoice: 22-02199P (Reference: legal services- Engineering services. )		120.31	1,790,604.25
01/09/2023	100004	RedTree Landscape Systems, LLC	Invoice: 12292 (Reference: Grounds Maintenance. )		12,975.00	1,777,629.25
01/11/2023	100005	Suncoast Pool Service	Invoice: 8901 (Reference: Pool Service. )		1,027.00	1,776,602.25
01/11/2023	100006	Tampa Holiday Lighting	Invoice: 1350 (Reference: 2nd of installation. )		705.00	1,775,897.25
01/12/2023			Deposit	19,665.74		1,795,562.99
01/13/2023	1023	Board of County Commissioners	Parcel# 26-26-17-0050-00Y00-0000 Asturia Phase 1A PB 70 PG 142 Tract		731.44	1,794,831.55
01/13/2023	1024	Mike Fasano	Asturia Phase 1A PB 70 PG 142 Tract Parcel #26-26-17-0050-00Y00-0000		623.77	1,794,207.78
01/13/2023	11323ACH1	ADP, Inc.	Payroll Processing Fees		110.83	1,794,096.95
01/13/2023	011323ACH1	Engage PEO	P/R BOS Meeting & Workshop 12/12/22		360.00	1,793,736.95
01/13/2023	4	Glen Penning	P/R BOS Meeting & Workshop 12/12/22		369.40	1,793,367.55
01/13/2023	2	Jean-Jacques Darius	P/R BOS Meeting & Workshop 12/12/22		369.40	1,792,998.15
01/13/2023	5	Jonathan Tietz	P/R BOS Meeting & Workshop 12/12/22		369.40	1,792,628.75
01/13/2023	3	Marie Pearson	P/R BOS Meeting & Workshop 12/12/22		369.40	1,792,259.35
01/13/2023	1	Susan Coppa	P/R BOS Meeting & Workshop 12/12/22		369.40	1,791,889.95
01/17/2023	01ACH011723	Duke Energy Payment Processing	14721 State Road 54 Lite PH1A SL 11/08-12/07		5,426.21	1,786,463.74
01/17/2023	02ACH011723	Duke Energy Payment Processing	14721 State Road 54 Lite PH1A SL 12/8-01/09		5,426.21	1,781,037.53
01/18/2023	1025	Jimerson Birr, PA			3,329.75	1,777,707.78
01/18/2023			Deposit	975.00		1,778,682.78
01/18/2023	01ACH011823	Duke Energy Payment Processing	000 Promenade PKY Lite 11/24-12/27		99.07	1,778,583.71
01/18/2023	02ACH011823	Duke Energy Payment Processing	0000 Aviles PKY Lite 09/15-10/13		1,960.98	1,776,622.73
01/18/2023	100008	DPFG	Invoice: 406411 (Reference: Dec Billable expenses. ) Invoice: 406502 (Reference: Website integ...		7,599.71	1,769,023.02



**Asturia CDD**  
**CHECK REGISTER - OPERATING ACCOUNT**  
**FY2023**

Date	Num	Name	Memo	Deposits	Payments	Balance
01/18/2023	11823ACH1	ADP, Inc.	Workers Comp		79.76	1,768,943.26
01/18/2023			Deposit	21.60		1,768,964.86
01/19/2023	01ACH011923	Duke Energy Payment Processing	14807 Renaissance Ave Irrigation 11/24-12/27		30.43	1,768,934.43
01/19/2023	02ACH011923	Duke Energy Payment Processing	15301 Aviles PKWY Pump Irrigation 11/24-12/27		30.41	1,768,904.02
01/19/2023	03ACH011923	Duke Energy Payment Processing	14826 Renaissance Ave Irrigation 11/24-12/27		30.43	1,768,873.59
01/19/2023	04ACH011923	Duke Energy Payment Processing	15246 Caravan Ave Irrigation 11/24-12/27		30.43	1,768,843.16
01/19/2023	05ACH011923	Duke Energy Payment Processing	15381 Aviles PKWY Pump Irrigation 11/24-12/27		30.42	1,768,812.74
01/19/2023	06ACH011923	Duke Energy Payment Processing	2995 Long Bow Way Irrigation 11/24-12/27		30.42	1,768,782.32
01/19/2023	07ACH011923	Duke Energy Payment Processing	2781 Long Bow Way Irrigation 11/24-12/27		30.42	1,768,751.90
01/19/2023	08ACH011923	Duke Energy Payment Processing	15233 Renaissance Ave Irrigation 11/24-12/27		30.42	1,768,721.48
01/19/2023	09ACH011923	Duke Energy Payment Processing	15138 Caravan Ave Irrigation 11/24-12/27		30.42	1,768,691.06
01/19/2023	10ACH011923	Duke Energy Payment Processing	14575 Promenade PKWY Amenity Center 11/24-12/27		1,086.38	1,767,604.68
01/19/2023	11ACH011923	Duke Energy Payment Processing	14575 Promenade PKY Pool 11/24-12/27		901.26	1,766,703.42
01/19/2023	12ACH011923	Duke Energy Payment Processing	14700 Trails Edge Blvd Irrigation 11/24-12/27		30.42	1,766,673.00
01/19/2023	13ACH011923	Duke Energy Payment Processing	14731 State Road 54 11/24-12/27		38.06	1,766,634.94
01/19/2023	14ACH011923	Duke Energy Payment Processing	15121 Aviles PKWY Pump Irrigation 11/24-12/27		30.42	1,766,604.52
01/19/2023	16ACH011923	FedEx			181.95	1,766,422.57
01/19/2023	011923ACH1	ADP, Inc.	Workers Comp 12/31/22 - 1/13/23		39.88	1,766,382.69
01/20/2023	01ACH012023	Duke Energy Payment Processing	0000 Aviles PKY Lite PH2 A&B SL 11/24-12/27		2,511.51	1,763,871.18
01/20/2023	100009	Electro Sanitation Services	Invoice: 011523 (Reference: Janitorial Monthly cleaning. )		1,200.00	1,762,671.18
01/20/2023	100010	Business Observer	Invoice: 23-00048P (Reference: Legal advertising- Notice of meeting. )		70.00	1,762,601.18
01/20/2023	100011	RedTree Landscape Systems, LLC	Invoice: 12102 (Reference: Monthly Grounds Maintenance. )		12,975.00	1,749,626.18
01/20/2023	12023ACH1	James Chambers	PR 12/31/22 - 1/13/23		712.07	1,748,914.11
01/20/2023	12023ACH2	ADP, Inc.	Payroll Processing Fees		150.00	1,748,764.11
01/20/2023	012023ACH1	ADP, Inc.	PR12/31/22 - 1/13/23		175.53	1,748,588.58
01/23/2023	01ACH012323	Pasco County Utilities	14915 Aviles Parkway 11/18-12/19		177.75	1,748,410.83
01/23/2023	02ACH012323	Pasco County Utilities	14450 Promenade Parkway 11/18-12/19		308.25	1,748,102.58
01/23/2023	03ACH012323	Pasco County Utilities	14859 Caravan Ave 11/18-12/19		9.00	1,748,093.58
01/23/2023	04ACH012323	Pasco County Utilities	14700 Trails Edge Blvd 11/18-12/19		24.00	1,748,069.58
01/23/2023	05ACH012323	Pasco County Utilities	2830 Long Bow Way 11/18-12/19		30.00	1,748,039.58
01/23/2023	06ACH012323	Pasco County Utilities	0 Promenade Parkway 11/18-12/19		211.50	1,747,828.08
01/23/2023	07ACH012323	Pasco County Utilities	15233 Renaissance Ave 11/18-12/19		10.50	1,747,817.58
01/23/2023	08ACH012323	Pasco County Utilities	15246 Caravan Ave 11/18-12/19		81.00	1,747,736.58
01/23/2023	09ACH012323	Pasco County Utilities	15050 Caravan Ave 11/18-12/19		94.50	1,747,642.08
01/23/2023	10ACH012323	Pasco County Utilities	15381 Aviles Parkway 11/18-12/19		9.75	1,747,632.33
01/23/2023	12ACH012323	Pasco County Utilities	15121 Aviles Parkway 11/18-12/19		9.00	1,747,623.33
01/23/2023	13ACH012323	Pasco County Utilities	14577 Promenade Parkway 11/18-12/19		52.50	1,747,570.83
01/23/2023	14ACH012323	Pasco County Utilities	14575 Promenade Parkway 11/18-12/19		1,577.27	1,745,993.56
01/23/2023	15ACH012323	Pasco County Utilities	14502 Promenade Parkway 11/18-12/19		65.99	1,745,927.57
01/25/2023	01ACH012523	Duke Energy Payment Processing	0000 Promenade PKY Lite 12/02-01/03		296.00	1,745,631.57
01/25/2023	02ACH012523	Duke Energy Payment Processing	0000 Aviles PKY Lite 11/12-12/13		1,960.98	1,743,670.59
01/26/2023	12623ACH1b	Duke Energy Payment Processing	0000 Promenade PKY Lite 12/02-01/03 Duplicate payment		296.00	1,743,374.59
01/27/2023	1026	Jimerson Birr, PA	Legal Service- Land Use Retainer fee		5,000.00	1,738,374.59
01/27/2023	01ACH012723	Duke Energy Payment Processing	15165 State Rd 54 Monument 11/24-12/27		273.00	1,738,101.59
01/27/2023	100012	Complete IT Corp	Invoice: 10156 (Reference: Web Maintenance. ) Invoice: 9786 (Reference: CDD/ HOA Google emai		119.60	1,737,981.99
01/27/2023	100013	DPPFG	Invoice: 406651 (Reference: District Management services DEC. )		4,000.00	1,733,981.99
01/27/2023	100014	RedTree Landscape Systems, LLC	Invoice: 12424 (Reference: Irrigation repairs 11/16. )		1,198.00	1,732,783.99
01/27/2023	100015	Florida Bee Removal, Inc.	Invoice: 10213 (Reference: removed bees alive and honeycomb from irrigation box. )		350.00	1,732,433.99
01/27/2023	12723ACH1	ADP, Inc.	Payroll Processing Fees		110.83	1,732,323.16
01/27/2023	012723ACH1	Engage PEO	P/R BOS Meeting & Workshop 11/29/22		207.00	1,732,116.16
01/27/2023	9	Glen Penning	P/R BOS Meeting & Workshop 11/29/22		184.70	1,731,931.46
01/27/2023	7	Jean-Jacques Darius	P/R BOS Meeting & Workshop 11/29/22		184.70	1,731,746.76
01/27/2023	10	Jonathan Tietz	P/R BOS Meeting & Workshop 11/29/22		184.70	1,731,562.06
01/27/2023	8	Marie Pearson	P/R BOS Meeting & Workshop 11/29/22		184.70	1,731,377.36
01/27/2023	6	Susan Coppa	P/R BOS Meeting 11/29/22		184.70	1,731,192.66
01/30/2023	1028	Half Associates, Inc.			8,000.00	1,723,192.66
01/30/2023	1029	Jimerson Birr, PA	Legal Service- Construction Defect		1,734.00	1,721,458.66
01/30/2023	13023ACH1b	Duke Energy Payment Processing	15165 State Rd 54 Monument 11/24-12/27 Duplicate payment		273.00	1,721,185.66
01/31/2023			Interest	146.98		1,721,332.64
<b>01/31/2023</b>				<b>1,052,481.47</b>	<b>93,091.72</b>	<b>1,721,332.64</b>

# EXHIBIT 9



250 International Parkway, Suite 280

Lake Mary, FL 32746

TEL: 321-263-0132

**Bill To**

Astoria Community Development District  
c/o DPFG M&C, LLC  
250 International Parkway, Suite 208  
Lake Mary FL 32746

***Invoice***

**Date** 1/1/2023

**Invoice #** 406501

**In Reference To:**

**District Management Services, as follows:**

**PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:  
DPFG M&C  
c/o Vesta Property Services, Inc.  
245 Riverside Avenue, Suite 300  
Jacksonville, FL 32202**

Description	Quantity	Rate	Amount
District Management Services - Jan 2023	1		4,000.00

**Total** \$4,000.00

2664 Cypress Ridge Blvd | Suite 103  
 Wesley Chapel, FLORIDA 33544  
<https://completeit.io>  
 (813) 444-4355



Asturia CDD  
 14575 Promenade Parkway  
 Florida, United States 33556

Invoice # 10156  
 Invoice Date 01-22-23  
**Balance Due \$104.65**

Item	Description	Unit Cost	Quantity	Line Total
CDD/HOA Google Email w/ Vault	Email account 30GB. Priced per user, per month. 3-year contract. Google Vault audit functionality included. Support including password reset & additional training is per hour basis. - Seat 1 - Seat 2 - Seat 3 - Seat 4 - Seat 5 - Clubhouse Manager - Inframark Admin for eDiscovery (audit)	\$14.95	7.0	\$104.65

<b>Subtotal</b>	<b>\$104.65</b>
Tax	\$0.00
Invoice Total	\$104.65
Payments	\$0.00
Credits	\$0.00
<b>Balance Due</b>	<b>\$104.65</b>

□

# Business Observer

1970 Main Street  
3rd Floor  
Sarasota, FL 34236  
, 941-906-9386 x322

## INVOICE

Legal Advertising

Invoice # 23-00048P

Date 01/13/2023

**Attn:**  
Astoria CDD DPFG  
250 INTERNATIONAL PKWY., STE. 208  
LAKE MARY FL 32746

Please make checks payable to:  
(Please note Invoice # on check)  
Business Observer  
1970 Main Street  
3rd Floor  
Sarasota, FL 34236

### Description

### Amount

Serial # 23-00048P  
**Notice of Regular Meeting**  
**RE:** Public Meeting on January 24, 2023  
Asturia Community Development  
**Published:** 1/13/2023

\$70.00

### Important Message

Please include our Serial #  
on your check

Pay by credit card online:  
[https://legals.  
businessobserverfl.  
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid  
Total

()  
\$70.00

Payment is expected within 30 days of the  
first publication date of your notice.

RECEIVED JAN 17 2023

**Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.**

### NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

# Business Observer

1970 Main Street  
3rd Floor  
Sarasota, FL 34236  
, 941-906-9386 x322

## INVOICE

### Legal Advertising

#### NOTICE OF REGULAR MEETING OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors of the Asturia Community Development District will hold their regular monthly meeting on Tuesday, January 24, 2023 at 6:00 p.m., at the Asturia Clubhouse, located at 14676 Promenade Parkway, Odessa, FL 33556.

Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities. Anyone wishing to access and participate in the meeting should refer to the District's website <https://www.asturiacdd.org/> or contact the District Manager, Tish Dobson, at [tdobson@dpfmc.com](mailto:tdobson@dpfmc.com) beginning seven (7) days in advance of the meeting to obtain access information. The meeting is being held for the necessary public purpose of considering matters related to the provision of infrastructure and related district matters. At such time the Board is so authorized and may consider any business that may properly come before it.

A copy of the agenda may be obtained by contacting the District Manager, c/o DFFG Management & Consulting, LLC, 250 International Pkwy, Ste. 208, Lake Mary, FL 32746 ("District Manager's Office"), (321) 263-0132 X-285, or [tdobson@dpfmg.com](mailto:tdobson@dpfmg.com) or on the District's website <https://www.asturiacdd.org/>. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued to a date, time, and place to be specified on the record at such meeting.

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

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

Tish Dobson, District Manager

January 13, 2023

23-00048P

**Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.**

#### NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.





<b>Invoice Number</b>	<b>Invoice Date</b>	<b>Account Number</b>	Page
7-997-33182	Jan 03, 2023	5333-2012-0	1 of 2

**Billing Address:**

ASTURIA CDD  
 AP DEPT  
 210 N UNIVERSITY DR STE 702  
 STE 702  
 CORAL SPRINGS FL 33071-7320

**Shipping Address:**

ASTURIA CDD  
 210 N UNIVERSITY DR STE 702  
 CORAL SPRINGS FL 33071-7320

**Invoice Questions?****Contact FedEx Revenue Services**

Phone: 800.622.1147  
 M-F 7 AM to 8 PM CST  
 Sa 7 AM to 6 PM CST  
 Internet: fedex.com

**Invoice Summary****FedEx Express Services**

Total Charges USD \$121.32  
**TOTAL THIS INVOICE USD \$121.32**

*late fee → \$ 4.30*  
*total due \$ 125.62*

Other discounts may apply.

To pay your FedEx invoice, please go to [www.fedex.com/payment](http://www.fedex.com/payment). Thank you for using FedEx.

**Account Summary as of Jan 03, 2023**

Previous Balance 56.33  
 Payments 0.00  
 Adjustments 0.00  
 New Charges 121.32  
**New Account Balance \$177.65**

*Payments not received by Jan 18, 2023 are subject to a late fee.*



Detailed descriptions of surcharges can be located at [fedex.com](http://fedex.com)

To ensure proper credit, please return this portion with your payment to FedEx. Please do not staple or fold. Please make check payable to FedEx.

Invoice Number	Invoice Amount	Account Number	Account Balance
7-997-33182	USD \$121.32	5333-2012-0	USD \$177.65

**Remittance Advice**

**Your payment is due by Jan 18, 2023**

*Payments not received by this date are subject to a late fee.*

799733182700001213275333201209000017765900001213270

0024698 01 AB 0.491 \*\*AUTO TO 0 1002 33071-732077 -C01-P24722-11



ASTURIA CDD  
 AP DEPT  
 210 N UNIVERSITY DR STE 702  
 STE 702  
 CORAL SPRINGS FL 33071-7320



FedEx  
 P.O. Box 660481  
 DALLAS TX 75266-0481



63305020002803



<b>Invoice Number</b>	<b>Invoice Date</b>	<b>Account Number</b>	Page
7-997-33182	Jan 03, 2023	5333-2012-0	2 of 2

### FedEx Express Shipment Detail By Payor Type (Original)

**Ship Date:** Dec 22, 2022      **Cust. Ref.:** NO REFERENCE INFORMATION      **Ref.#2:**  
**Payor:** Third Party      **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 15.75% to this shipment.
- Weather delay - Ice.
- Distance Based Pricing, Zone 4

Automation	INET	<b>Sender</b>	<b>Recipient</b>	
Tracking ID	770868080505	Anna Golovan-Cifelli	SKYE LEE	
Service Type	FedEx Standard Overnight	Inframark, LLC.	VESTA	
Package Type	FedEx Envelope	210 N UNIVERSITY DR	245 RIVERSIDE AVENUE	
Zone	04	CORAL SPRINGS FL 33071 US	JACKSONVILLE FL 32202 US	
Packages	1			
Rated Weight	N/A			
Delivered	Dec 27, 2022 09:48	Transportation Charge		41.57
Svc Area	A2	Fuel Surcharge		6.55
Signed by	B.BURGOS	Third Party Billing		2.17
FedEx Use	00000000/222/_	<b>Total Charge</b>	<b>USD</b>	<b>\$50.29</b>

**Ship Date:** Dec 27, 2022      **Cust. Ref.:** ASTURIA CDD      **Ref.#2:**  
**Payor:** Third Party      **Ref.#3:**

- Fuel Surcharge - FedEx has applied a fuel surcharge of 17.50% to this shipment.
- Distance Based Pricing, Zone 4

Automation	INET	<b>Sender</b>	<b>Recipient</b>	
Tracking ID	770887399172	Anna Golovan-Cifelli	SKYE LEE	
Service Type	FedEx Standard Overnight	Inframark, LLC.	VESTA PROPERTY SVCS	
Package Type	FedEx Pak	210 N UNIVERSITY DR	245 RIVERSIDE AVENUE	
Zone	04	CORAL SPRINGS FL 33071 US	JACKSONVILLE FL 32202 US	
Packages	1			
Rated Weight	1.0 lbs, 0.5 kgs			
Delivered	Dec 28, 2022 10:53	Transportation Charge		57.85
Svc Area	A2	Fuel Surcharge		10.12
Signed by	B.BURGOS	Third Party Billing		3.06
FedEx Use	00000000/1327/_	<b>Total Charge</b>	<b>USD</b>	<b>\$71.03</b>

<b>Third Party Subtotal</b>	<b>USD</b>	<b>\$121.32</b>
<b>Total FedEx Express</b>	<b>USD</b>	<b>\$121.32</b>

### FedEx® Billing Online

FedEx Billing Online allows you to efficiently manage and pay your FedEx invoices online. It's free, easy and secure. FedEx Billing Online helps you streamline your billing process. With all your FedEx shipping information available in one secure online location, you never have to worry about misplacing a paper invoice or sifting through reams of paper to find information for past shipments. Go to [fedex.com](http://fedex.com) to sign up today!

**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Invoice 12600**



**BILL TO**

Asturia CDD

C/O DPFM Mangement &

Consulting, LLC

250 International Pkwy. Ste.

208

Lake Mary, FL 32746

DATE	PLEASE PAY	DUE DATE
01/27/2023	<b>\$1,550.00</b>	01/27/2023

ACTIVITY	QTY	RATE	AMOUNT
<b>Landscape Construction</b> Emergency response to vehicle accident at PROMENADE BOULEVARD - Application of asorbant for spilled petroleum products, clean up / removal of fallen tree, clean up / removal of damaged landscape and debris removal, hauling fees and dumping fees.	1	1,550.00	1,550.00

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TOTAL DUE **\$1,550.00**

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THANK YOU.



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**  
ASTURIA COMM DEV DISTRICT  
0000 PROMENADE PKY  
LITE

**Bill date** Jan 4, 2023  
**For service** Dec 2 - Jan 3  
33 days

Account number **9100 8841 6465**

## Billing summary

Previous Amount Due	\$293.48
<i>Payment Received Dec 29</i>	-293.48
Current Lighting Charges	295.37
Taxes	0.63
<b>Total Amount Due Jan 25</b>	<b>\$296.00</b>

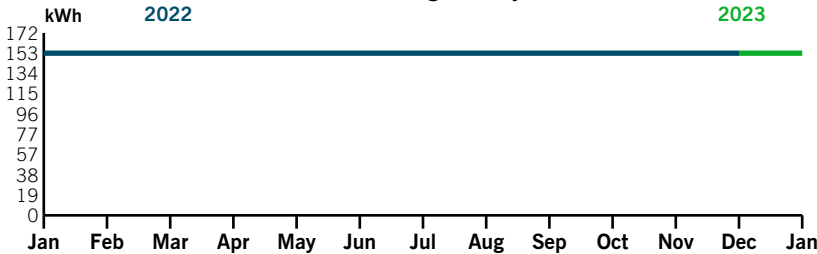


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Jan. 25, 2023.

## Your usage snapshot

Electric usage history



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 70°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	153	153	1,836	153
Avg. Daily (kWh)	5	5	5	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

Account number  
**9100 8841 6465**

**\$296.00**  
by Jan 25

After 90 days from bill date, a late charge will apply.



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

889100884164650006600000000000000002960000000296003

January 22, 2023  
Invoice Number: 065826701012223  
Account Number: 0050658267-01  
Security Code: 2686  
Service At: 14575 PROMENADE PKWY  
ODESSA, FL 33556-2707

**Auto Pay Notice**

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

**NEWS AND INFORMATION**

**NOTE.** Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page.

**Choose the mobile package** that fits your business needs with Spectrum Business. Call 1-833-954-3509 today!



**Summary** *Services from 01/21/23 through 02/20/23 details on following pages*

Previous Balance	97.96
Payments Received - Thank You	-97.96
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ TV	19.99
Spectrum Business™ Internet	57.98
Spectrum Business™ Voice	19.99
Current Charges	\$97.96
<i>YOUR AUTO PAY WILL BE PROCESSED 02/07/23</i>	
<b>Total Due by Auto Pay</b>	<b>\$97.96</b>

**Thank you for choosing Spectrum Business.**  
We appreciate your prompt payment and value you as a customer.



4145 S. Falkenburg Rd Riverview, FL 33578-8652  
7635 1610 NO RP 22 01222023 NNNNNN 01 001356 0005

ASTURIA COMMUNITY DEVELOPMENT  
250 INTERNATIONAL PKWY  
STE 208  
LAKE MARY FL 32746-5062



January 22, 2023

**ASTURIA COMMUNITY DEVELOPMENT**

Invoice Number: 065826701012223  
Account Number: 0050658267-01  
Service At: 14575 PROMENADE PKWY  
ODESSA, FL 33556-2707

**Total Due by Auto Pay \$97.96**

CHARTER COMMUNICATIONS  
PO BOX 7195  
PASADENA, CA 91109-7195





Invoice Number: 065826701012223
Account Number: 0050658267-01
Security Code: 2686
ASTURIA COMMUNITY DEVELOPMENT

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249

7635 1610 NO RP 22 01222023 NNNNNN 01 001356 0005

Charge Details table with rows: Previous Balance 97.96, Payments Received - Thank You 01/08 -97.96, Remaining Balance \$0.00

Current Charges \$97.96, Total Due by Auto Pay \$97.96

Billing Information

Payments received after 01/22/23 will appear on your next bill.

Services from 01/21/23 through 02/20/23

Spectrum Business TV table with rows: Spectrum Business TV Essentials 24.99, Promotional Discount -5.00, Total \$19.99

Spectrum Business TV Total \$19.99

Spectrum Business Internet table with rows: Spectrum Business Internet 129.99, Business WiFi 7.99, Promotional Discount -80.00, Total \$57.98

Spectrum Business Internet Total \$57.98

Spectrum Business Voice table with rows: Phone Number 813-510-3601, Spectrum Business Voice 49.99, Promotional Discount -10.00, Bundle Discount -20.00, Total \$19.99

For additional call details, please visit SpectrumBusiness.net Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

Spectrum Business Voice Total \$19.99

Tax and Fees - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.). These taxes and fees may change without notice. Visit spectrum.net/taxesandfees for more information.

Spectrum Terms and Conditions of Service - In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis. Spectrum does not provide credits for monthly subscription services that are cancelled prior to the end of the current billing month.

Terms & Conditions - Spectrum's detailed standard terms and conditions for service are located at spectrum.com/policies.

Past Due Fee / Late Fee Reminder - A late fee will be assessed for past due charges for service.

The following taxes, fees and surcharges are included in the price of the applicable service - Federal USF \$3.22.

Billing Practices - Spectrum Business mails monthly, itemized invoices for all monthly services in advance. A full payment is required on or before the due date indicated on this invoice. Payments made after the indicated due date may result in a late payment processing charge. Failure to pay could result in the disconnection of all your Spectrum Business service(s). Disconnection of Business Voice service may also result in the loss of your phone number.

Changing Business Locations - Please contact Spectrum Business before moving your Business Voice modem to a new address. To establish service at your new location or return equipment, please contact your Spectrum Business Account Executive at least twenty one (21) business days prior to your move.

Complaint Procedures - If you disagree with your charges, you need to register a complaint no later than 60 days after the due date on your bill statement.



Visit Spectrum.com/stores for store locations. For questions or concerns, visit Spectrum.net/support.

Simplify your life with Auto Pay!

Spend less time paying your bill and more time doing what you love.

- It's Easy - No more checks, stamps or trips to the post office
It's Secure - Powerful technology keeps your information safe
It's Flexible - Use your checking, savings, debit or credit card
It's FREE - And helps save time, postage and the environment

Set up easy, automatic bill payments with Auto Pay!

Visit: Spectrumbusiness.net
(My Services login required)

For questions or concerns, please call 1-877-824-6249.



Invoice Number: 065826701012223  
Account Number: 0050658267-01  
Security Code: **2686**

ASTURIA COMMUNITY DEVELOPMENT

**Contact Us**

Visit us at [SpectrumBusiness.net](http://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7635 1610 NO RP 22 01222023 NNNNNN 01 001356 0005

**Authorization to Convert your Check to an Electronic Funds**

**Transfer Debit** - For your convenience, if you provide a check as payment, you authorize Spectrum Business to use the information from your check to make a one-time electronic funds transfer from your account. If you have any questions, please call our office at the telephone number on the front of this invoice. To assist you in future payments, your bank or credit card account information may be electronically stored in our system in a secure, encrypted manner.

**Video Closed Captioning Inquiries** - Spectrum provided set-top boxes for video consumption support the ability for the user to enable or disable Closed Captions for customers with hearing impairment.

For immediate closed captioning concerns, call 1-855-707-7328 or email [closedcaptioningsupport@charter.com](mailto:closedcaptioningsupport@charter.com).

To report a complaint on an ongoing closed captioning issue, please send your concerns via US Mail to W. Wesselman, Sr. Director, 2 Digital Place, Simpsonville, SC 29681, send a fax to 1-704-697-4935, call 1-877-276-7432 or email [closedcaptioningissues@charter.com](mailto:closedcaptioningissues@charter.com).

**Spectrum Voice Provider** - Spectrum Advanced Services, LLC





Invoice Number:  
Account Number:  
Security Code:

ASTURIA COMMUNITY DEVELOPMENT  
065826701012223  
0050658267-01  
2686

Contact Us

Visit us at [SpectrumBusiness.net](https://SpectrumBusiness.net)  
Or, call us at 1-877-824-6249

7635 1610 NO RP 22 01222023 NNNNNN 01 001356 0005



Call 1-877-759-2748

# GET THE BEST MOBILE SERVICE

at the best price for your business

## Spectrum Mobile Unlimited Data Plan

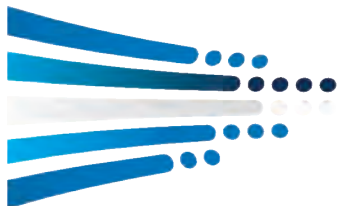
**\$29<sup>99</sup>**  
per month per line with internet

- Unlimited data, talk, and text
- Nationwide 5G coverage
- Save up to 60% on your monthly mobile bill<sup>^</sup>

## Spectrum Mobile By the Gig Plan

**\$14<sup>00</sup>**  
per GB per month per line with internet

- Only pay for the data you use
- Unlimited talk and text
- Connect for free to Spectrum WiFi access points
- Switch to Unlimited anytime for more data



Call **1-877-759-2748**

Offer good through 5/31/2023

Limited time offer; subject to change. Service not available in all areas. Spectrum Internet and Auto Pay required. Other restrictions apply. Visit [spectrum.com/mobile/plans](https://spectrum.com/mobile/plans) for details. UNLIMITED: Standard rates apply after yr 1. Reduced speeds after 20 GB of usage per line. Smartwatch does not qualify as a line. <sup>^</sup>Savings based on single-line comparison of unlimited plans among major nat'l carriers as of 08/2022; prepaid excl. data usage limits vary by carrier. BY THE GIG: \$14 advanced monthly charge for each line of service. Each line gets one gigabyte (GB) of data that can be shared among all By the Gig lines on the same account. If all By the Gig lines on the account collectively exceed the initial 1 GB allocated to each line, an additional GB of shared data is automatically added to the account and you'll pay an additional \$14.00 per GB, whether you use the entire gigabyte or not. After 5 GB per line, you will experience reduced speeds for the rest of the bill cycle. To access 5G, 5G compatible phone and 5G service required. Not all 5G capable phones compatible with all 5G service. Speeds may vary. Visit [spectrum.com/mobile/5G](https://spectrum.com/mobile/5G) for details. ©2023 Charter Communications.



## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 1

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.





## Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Dec 02 - Jan 03</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	9	153 kWh
<b>Total</b>	<b>9</b>	<b>153 kWh</b>

## Billing details - Lighting

<b>Billing Period - Dec 02 to Jan 03</b>	
Customer Charge	\$1.65
Energy Charge	
153.000 kWh @ 3.629c	5.55
Fuel Charge	
153.000 kWh @ 5.865c	8.97
Asset Securitization Charge	
153.000 kWh @ 0.069c	0.11
Fixture Charge	
Monticello Black TIII 3000K	157.41
Maintenance Charge	
Monticello Black TIII 3000K	12.51
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
9 Pole(s) @ \$12.130	109.17
<b>Total Current Charges</b>	<b>\$295.37</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.21
Gross Receipts Tax	0.42
<b>Total Taxes</b>	<b>\$0.63</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** Bill date Jan 6, 2023  
ASTURIA COMM DEV DISTRICT For service Nov 24 - Dec 27  
15165 STATE ROAD 54 34 days  
MONUMENT

Account number **9100 8841 5282**

## Billing summary

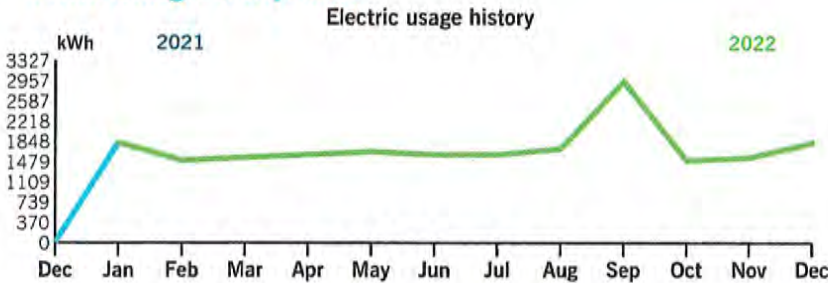
Previous Amount Due	\$235.37
Payment Received Dec 29	-235.37
Current Electric Charges	265.99
Taxes	7.01
<b>Total Amount Due Jan 27</b>	<b>\$273.00</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Jan. 27, 2023.

## Your usage snapshot



### Average temperature in degrees

69° 61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 69°

	Current Month	Dec 2021	12-Month Usage	Avg Monthly Usage
Electric (kWh)	1,831	0	20,990	1,749
Avg. Daily (kWh)	54	0	54	

12-month usage based on most recent history

**RECEIVED JAN 18 2023**

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

Account number  
**9100 8841 5282**

**\$273.00**  
by Jan 27

After 90 days from bill date, a late charge will apply.

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**



Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

037693 000000818



**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062



889100884152820006600000000000000000002730000000273007



### Your usage snapshot - Continued

<b>Current electric usage for meter number 2778179</b>	
Estimated reading on Dec 27	39974
Estimated previous reading on Nov 24	- 38143
<hr/>	
Energy Used	1,831 kWh
Billed kWh	1,831.000 kWh

Your bill this month includes estimated usage and may be adjusted once the actual usage is obtained from the meter.

### Billing details - Electric

<b>Billing Period - Nov 24 to Dec 27</b>	
<b>Meter - 2778179</b>	
Customer Charge	\$15.47
Energy Charge	
1,831.000 kWh @ 8.652c	158.42
Fuel Charge	
1,831.000 kWh @ 4.787c	87.65
Asset Securitization Charge	
1,831.000 kWh @ 0.243c	4.45
<hr/>	
<b>Total Current Charges</b>	<b>\$265.99</b>

Your current rate is General Service Non-Demand Sec (GS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$0.19
Gross Receipts Tax	6.82
<hr/>	
<b>Total Taxes</b>	<b>\$7.01</b>





duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**  
ASTURIA COMM DEV DISTRICT  
0000 PROMENADE PKY  
LITE

Bill date Jan 4, 2023  
For service Dec 2 - Jan 3  
33 days

Account number **9100 8841 6465**

## Billing summary

Previous Amount Due	\$293.48
<i>Payment Received Dec 29</i>	-293.48
Current Lighting Charges	295.37
Taxes	0.63
<b>Total Amount Due Jan 25</b>	<b>\$296.00</b>

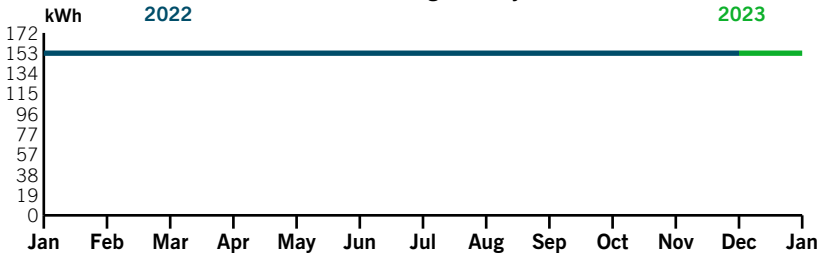


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Jan. 25, 2023.

## Your usage snapshot

Electric usage history



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 70°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	153	153	1,836	153
Avg. Daily (kWh)	5	5	5	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

Account number  
**9100 8841 6465**

**\$296.00**  
by Jan 25

After 90 days from bill date, a late charge will apply.



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

889100884164650006600000000000000002960000000296003



## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

---

### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

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### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 1

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



## Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Dec 02 - Jan 03</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	9	153 kWh
<b>Total</b>	<b>9</b>	<b>153 kWh</b>

## Billing details - Lighting

<b>Billing Period - Dec 02 to Jan 03</b>	
Customer Charge	\$1.65
Energy Charge	
153.000 kWh @ 3.629c	5.55
Fuel Charge	
153.000 kWh @ 5.865c	8.97
Asset Securitization Charge	
153.000 kWh @ 0.069c	0.11
Fixture Charge	
Monticello Black TIII 3000K	157.41
Maintenance Charge	
Monticello Black TIII 3000K	12.51
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
9 Pole(s) @ \$12.130	109.17
<b>Total Current Charges</b>	<b>\$295.37</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.21
Gross Receipts Tax	0.42
<b>Total Taxes</b>	<b>\$0.63</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
15165 STATE ROAD 54  
MONUMENT

**Bill date** Jan 6, 2023  
**For service** Nov 24 - Dec 27  
34 days

**Account number** 9100 8841 5282

## Billing summary

Previous Amount Due	\$235.37
<i>Payment Received Dec 29</i>	-235.37
Current Electric Charges	265.99
Taxes	7.01
<b>Total Amount Due Jan 27</b>	<b>\$273.00</b>

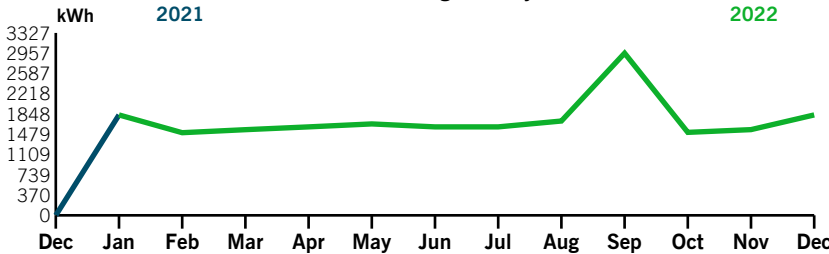


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Jan. 27, 2023.

## Your usage snapshot

Electric usage history



### Average temperature in degrees

69° 61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 69°

	Current Month	Dec 2021	12-Month Usage	Avg Monthly Usage
Electric (kWh)	1,831	0	20,990	1,749
Avg. Daily (kWh)	54	0	54	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft



Account number  
**9100 8841 5282**

**\$273.00**  
by Jan 27

After 90 days from bill date, a late charge will apply.

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

---

### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

---

### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Jan 25

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.





### Your usage snapshot - Continued

<b>Current electric usage for meter number 2778179</b>	
Estimated reading on Dec 27	39974
Estimated previous reading on Nov 24	- 38143
<hr/>	
Energy Used	1,831 kWh
Billed kWh	1,831.000 kWh

Your bill this month includes estimated usage and may be adjusted once the actual usage is obtained from the meter.

### Billing details - Electric

<b>Billing Period - Nov 24 to Dec 27</b>	
<b>Meter - 2778179</b>	
Customer Charge	\$15.47
Energy Charge	
1,831.000 kWh @ 8.652c	158.42
Fuel Charge	
1,831.000 kWh @ 4.787c	87.65
Asset Securitization Charge	
1,831.000 kWh @ 0.243c	4.45
<hr/>	
<b>Total Current Charges</b>	<b>\$265.99</b>

Your current rate is General Service Non-Demand Sec (GS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$0.19
Gross Receipts Tax	6.82
<hr/>	
<b>Total Taxes</b>	<b>\$7.01</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**  
ASTURIA COMM DEV DISTRICT  
14721 STATE ROAD 54 LITE  
LITE ASTURA PH1A SL

Bill date Jan 12, 2023  
For service Dec 8 - Jan 9  
33 days

Account number **9100 8839 2555**

## Billing summary

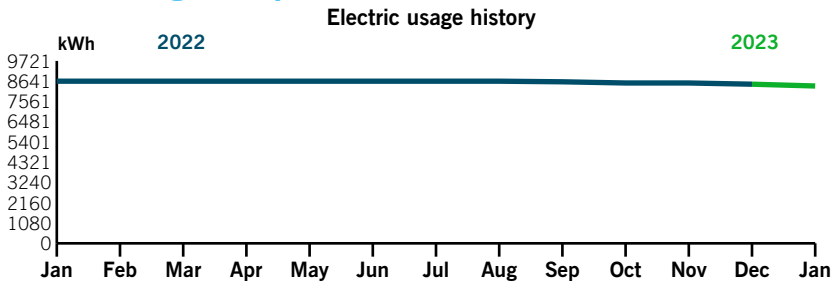
Previous Amount Due	\$10,848.76
<i>Payment Received Dec 21</i>	-5,422.55
Current Lighting Charges	5,544.68
Taxes	24.59
<b>Total Amount Due Feb 15</b>	<b>\$10,995.48</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 1, 2023.

## Your usage snapshot



### Average temperature in degrees

61°   66°   71°   75°   80°   83°   84°   84°   81°   74°   71°   64°   71°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	8,385	8,641	103,052	8,588
Avg. Daily (kWh)	254	254	283	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft



Account number  
**9100 8839 2555**

**\$10,995.48**  
by Feb 15

*After 90 days from bill date, a late charge will apply.*

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light      **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

88910088392555000660000542621000055692700010995489



## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

---

### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

## Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Dec 08 - Jan 09</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	9	153 kWh
SV MONTICELLO 9500L	168	8,232 kWh
<b>Total</b>	<b>177</b>	<b>8,385 kWh</b>

## Billing details - Lighting

<b>Billing Period - Dec 08 to Jan 09</b>	
Customer Charge	\$1.65
Energy Charge	
8,385.000 kWh @ 3.629c	304.29
Fuel Charge	
8,385.000 kWh @ 5.865c	491.78
Asset Securitization Charge	
8,385.000 kWh @ 0.069c	5.79
Fixture Charge	
Monticello Black TIII 3000K	157.41
SV MONTICELLO 9500L	2,115.12
Maintenance Charge	
Monticello Black TIII 3000K	12.51
SV MONTICELLO 9500L	309.12
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
177 Pole(s) @ \$12.130	2,147.01
<b>Total Current Charges</b>	<b>\$5,544.68</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$3.99
Gross Receipts Tax	20.60
<b>Total Taxes</b>	<b>\$24.59</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**  
ASTURIA COMM DEV DISTRICT  
14721 STATE ROAD 54 LITE  
LITE ASTURA PH1A SL

**Bill date** Jan 12, 2023  
**For service** Dec 8 - Jan 9  
33 days

Account number **9100 8839 2555**

## Billing summary

Previous Amount Due	\$10,848.76
Payment Received Dec 21	-5,422.55
Current Lighting Charges	5,544.68
Taxes	24.59
<b>Total Amount Due Feb 15</b>	<b>\$10,995.48</b>

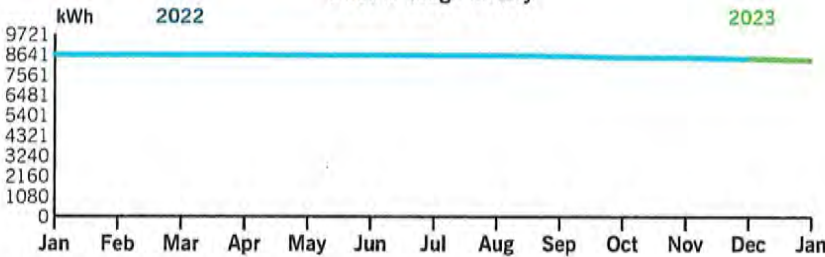


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 1, 2023.

## Your usage snapshot

### Electric usage history



IN QB

### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 71°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	8,385	8,641	103,052	8,588
Avg. Daily (kWh)	254	254	283	

12-month usage based on most recent history

RECEIVED JAN 17 2023

fb.def.duke.bills.2023011230135.29.aip-70939-000002481

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 2555**

### Amount of automatic draft

**\$10,995.48**  
by Feb 15

After 90 days from bill date, a late charge will apply.

\$ \_\_\_\_\_ **\$ 5,569.27**

Add here, to help others with a contribution to Share the Light

**Amount enclosed**

**01ACH021523**



Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

035470 000002481



**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

88910088392555000660000542621000055692700010995489





## Your usage snapshot - Continued

Outdoor Lighting		
Billing period Dec 08 - Jan 09		
Description	Quantity	Usage
Monticello Black TIII 3000K	9	153 kWh
SV MONTICELLO 9500L	168	8,232 kWh
<b>Total</b>	<b>177</b>	<b>8,385 kWh</b>

## Billing details - Lighting

Billing Period - Dec 08 to Jan 09	
Customer Charge	\$1.65
Energy Charge	
8,385.000 kWh @ 3.629c	304.29
Fuel Charge	
8,385.000 kWh @ 5.865c	491.78
Asset Securitization Charge	
8,385.000 kWh @ 0.069c	5.79
Fixture Charge	
Monticello Black TIII 3000K	157.41
SV MONTICELLO 9500L	2,115.12
Maintenance Charge	
Monticello Black TIII 3000K	12.51
SV MONTICELLO 9500L	309.12
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
177 Pole(s) @ \$12.130	2,147.01
<b>Total Current Charges</b>	<b>\$5,544.68</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$3.99
Gross Receipts Tax	20.60
<b>Total Taxes</b>	<b>\$24.59</b>





duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
000 PROMENADE PKY LITE LITE  
**Bill date** Jan 25, 2023  
**For service** Dec 28 - Jan 24  
28 days

**Account number** 9100 9355 5410

## Billing summary

Previous Amount Due	\$99.07
<i>Payment Received Jan 19</i>	-99.07
Current Lighting Charges	99.71
Taxes	0.24
<b>Total Amount Due Feb 15</b>	<b>\$99.95</b>

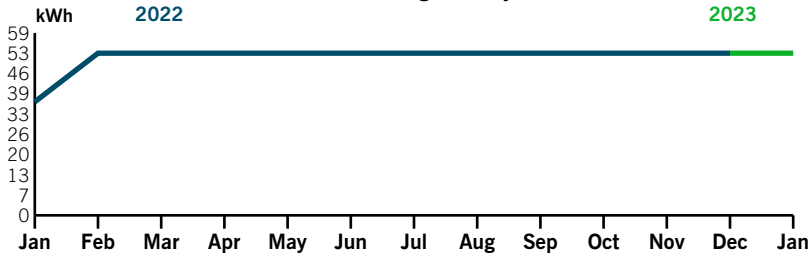


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 15, 2023.

## Your usage snapshot

Electric usage history



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	53	37	630	53
Avg. Daily (kWh)	2	2	2	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Late payments are subject to a \$5.00 or 1.5%, late charge, whichever is greater.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft



Account number  
**9100 9355 5410**

**\$99.95**  
by Feb 15

Your payment is scheduled to be made by monthly automatic draft on Feb 15

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

889100935554100006600000000000000000999500000099955



## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

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## Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Dec 28 - Jan 24</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	3	53 kWh
<b>Total</b>	<b>3</b>	<b>53 kWh</b>

## Billing details - Lighting

<b>Billing Period - Dec 28 to Jan 24</b>	
Customer Charge	\$1.65
Energy Charge	
52.500 kWh @ 3.629c	1.91
Fuel Charge	
52.500 kWh @ 5.865c	3.08
Asset Securitization Charge	
52.500 kWh @ 0.069c	0.04
Fixture Charge	
Monticello Black TIII 3000K	52.47
Maintenance Charge	
Monticello Black TIII 3000K	4.17
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
3 Pole(s) @ \$12.130	36.39
<b>Total Current Charges</b>	<b>\$99.71</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.07
Gross Receipts Tax	0.17
<b>Total Taxes</b>	<b>\$0.24</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**  
ASTURIA COMM DEV DISTRICT  
0000 PROMENADE PKY  
LITE

**Bill date** Jan 25, 2023  
**For service** Jan 4 - Jan 24  
21 days

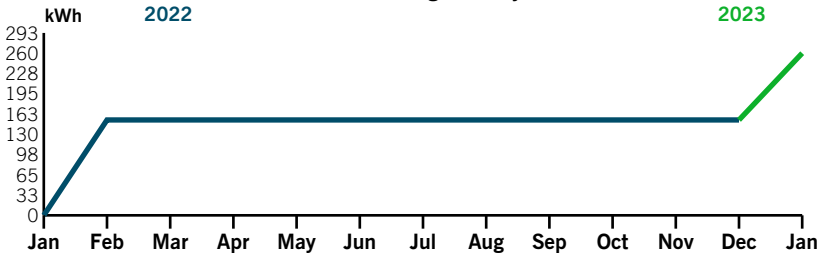
**Account number** 9100 8841 6465

## Billing summary

Previous Amount Due	\$296.00
<i>Payment Received</i>	0.00
Current Lighting Charges	206.76
Taxes	0.44
<b>Total Amount Due Feb 15</b>	<b>\$503.20</b>

## Your usage snapshot

Electric usage history



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	260	0	1,943	162
Avg. Daily (kWh)	8	0	5	

12-month usage based on most recent history

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Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8841 6465**

**\$503.20**  
by Feb 15

After 90 days from bill date, a late charge will apply.

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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## Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Jan 04 - Jan 24</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	9	107 kWh
<b>Total</b>	<b>9</b>	<b>107 kWh</b>

## Billing details - Lighting

<b>Billing Period - Jan 04 to Jan 24</b>	
Customer Charge	\$1.16
Energy Charge	
107.100 kWh @ 3.629c	3.88
Fuel Charge	
107.100 kWh @ 5.865c	6.28
Asset Securitization Charge	
107.100 kWh @ 0.069c	0.07
Fixture Charge	
Monticello Black TIII 3000K	110.19
Maintenance Charge	
Monticello Black TIII 3000K	8.76
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
9 Pole(s) @ \$12.130	76.42
<b>Total Current Charges</b>	<b>\$206.76</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.15
Gross Receipts Tax	0.29
<b>Total Taxes</b>	<b>\$0.44</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
0000 AVILES PKY  
LITE

**Bill date** Jan 26, 2023  
**For service** Dec 14 - Dec 22  
9 days

Account number **9100 8841 5753**

## Billing summary

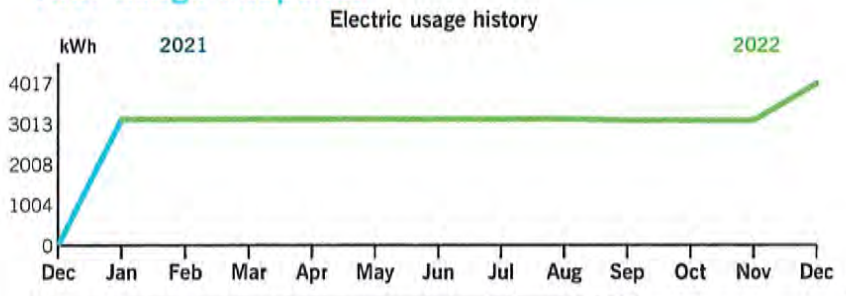
Previous Amount Due	\$3,921.96
Payment Received Jan 19	-3,921.96
Current Lighting Charges	587.13
Taxes	2.30
<b>Total Amount Due Feb 16</b>	<b>\$589.43</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 16, 2023.

## Your usage snapshot



### Average temperature in degrees

69° 61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 69°

	Current Month	Dec 2021	12-Month Usage	Avg Monthly Usage
Electric (kWh)	4,017	0	38,418	3,202
Avg. Daily (kWh)	126	0	105	

12-month usage based on most recent history

RECEIVED JAN 30 2023

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8841 5753**

### Amount of automatic draft

**\$589.43**  
by Feb 16

After 90 days from bill date, a late charge will apply.

\$ 643.09 \$ \_\_\_\_\_

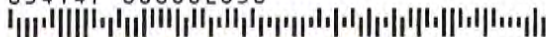
Add here, to help others with a contribution to Share the Light

**Amount enclosed**



Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

034147 000002630



**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

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### Your usage snapshot - Continued

Outdoor Lighting		
Billing period Dec 14 - Dec 22		
Description	Quantity	Usage
Monticello Black TIII 3000K	3	16 kWh
SV MONTICELLO 9500L	61	897 kWh
<b>Total</b>	<b>64</b>	<b>913 kWh</b>

### Billing details - Lighting

Billing Period - Dec 14 to Dec 22	
Customer Charge	\$0.49
Energy Charge	
912.450 kWh @ 3.459c	31.56
Fuel Charge	
912.450 kWh @ 4.437c	40.49
Asset Securitization Charge	
912.450 kWh @ 0.069c	0.63
Fixture Charge	
Monticello Black TIII 3000K	15.74
SV MONTICELLO 9500L	230.40
Maintenance Charge	
Monticello Black TIII 3000K	1.25
SV MONTICELLO 9500L	33.67
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
64 Pole(s) @ \$12.130	232.90
<b>Total Current Charges</b>	<b>\$587.13</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$0.42
Gross Receipts Tax	1.88
<b>Total Taxes</b>	<b>\$2.30</b>





duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
0000 AVILES PKY  
LITE

**Bill date** Jan 26, 2023  
**For service** Dec 23 - Jan 24  
33 days

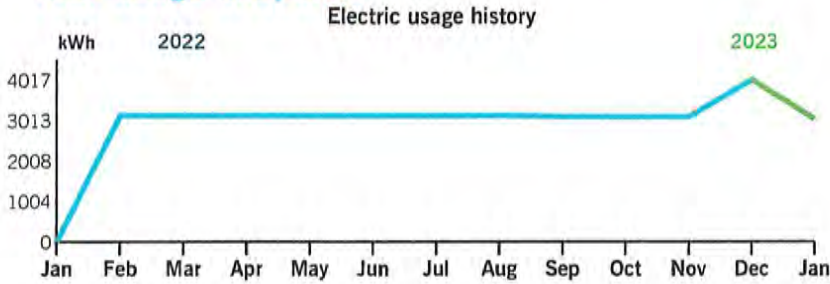
Account number **9100 8841 5753**

## Billing summary

Previous Amount Due	\$589.43
Payment Received	0.00
Current Lighting Charges	2,005.70
Taxes	8.94
<b>Total Amount Due Feb 16</b>	<b>\$2,604.07</b>

Your payment is scheduled to be made by monthly automatic draft on Feb. 16, 2023.

## Your usage snapshot



RECEIVED JAN 30 2023

### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	3,042	0	38,324	3,194
Avg. Daily (kWh)	92	0	102	

12-month usage based on most recent history

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Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8841 5753**

### Amount of automatic draft

**\$2,604.07**  
by Feb 16

After 90 days from bill date, a late charge will apply.

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

034149 000002630



**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062



Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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### Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Dec 23 - Jan 24</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	3	53 kWh
SV MONTICELLO 9500L	61	2,989 kWh
<b>Total</b>	<b>64</b>	<b>3,042 kWh</b>

### Billing details - Lighting

<b>Billing Period - Dec 23 to Jan 24</b>	
Customer Charge	\$1.65
Energy Charge	
3,041.500 kWh @ 3.629c	110.38
Fuel Charge	
3,041.500 kWh @ 5.865c	178.38
Asset Securitization Charge	
3,041.500 kWh @ 0.069c	2.10
Fixture Charge	
Monticello Black TIII 3000K	52.47
SV MONTICELLO 9500L	767.99
Maintenance Charge	
Monticello Black TIII 3000K	4.17
SV MONTICELLO 9500L	112.24
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
64 Pole(s) @ \$12.130	776.32
<b>Total Current Charges</b>	<b>\$2,005.70</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$1.44
Gross Receipts Tax	7.50
<b>Total Taxes</b>	<b>\$8.94</b>







duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
000 AVILES PKY LITE  
LITE ASTURIA PH2 A&B SL

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 24  
28 days

**Account number** 9100 8839 3514

## Billing summary

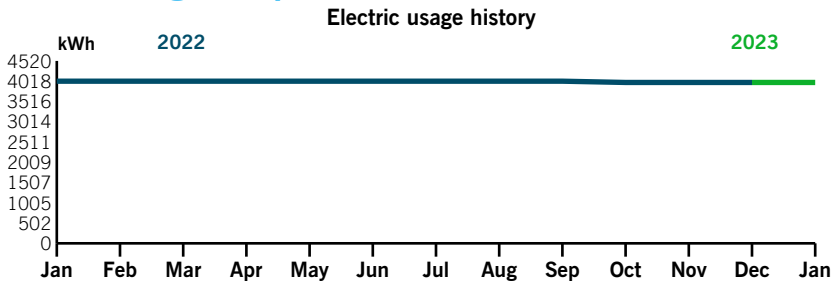
Previous Amount Due	\$2,511.51
<i>Payment Received Jan 23</i>	-2,511.51
Current Lighting Charges	2,565.24
Taxes	11.67
<b>Total Amount Due Feb 17</b>	<b>\$2,576.91</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 16, 2023.

## Your usage snapshot



### Average temperature in degrees

61°   66°   71°   75°   80°   83°   84°   84°   81°   74°   71°   64°   62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	3,987	4,018	48,090	4,008
Avg. Daily (kWh)	142	134	132	

12-month usage based on most recent history

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### Amount of automatic draft



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 3514**

**\$2,576.91**  
by Feb 17

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\$ \_\_\_\_\_ \$ \_\_\_\_\_  
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**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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For hearing impaired TDD/TTY 711  
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## Your usage snapshot - Continued

<b>Outdoor Lighting</b>		
<b>Billing period Dec 28 - Jan 24</b>		
<b>Description</b>	<b>Quantity</b>	<b>Usage</b>
Monticello Black TIII 3000K	1	18 kWh
SV MONTICELLO 9500L	81	3,969 kWh
<b>Total</b>	<b>82</b>	<b>3,987 kWh</b>

## Billing details - Lighting

<b>Billing Period - Dec 28 to Jan 24</b>	
Customer Charge	\$1.65
Energy Charge	
3,986.500 kWh @ 3.629c	144.66
Fuel Charge	
3,986.500 kWh @ 5.865c	233.81
Asset Securitization Charge	
3,986.500 kWh @ 0.069c	2.75
Fixture Charge	
Monticello Black TIII 3000K	17.49
SV MONTICELLO 9500L	1,019.79
Maintenance Charge	
Monticello Black TIII 3000K	1.39
SV MONTICELLO 9500L	149.04
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
82 Pole(s) @ \$12.130	994.66
<b>Total Current Charges</b>	<b>\$2,565.24</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$1.85
Gross Receipts Tax	9.82
<b>Total Taxes</b>	<b>\$11.67</b>



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Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

---

### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

---

### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

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### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



### Your usage snapshot - Continued

Current electric usage for meter number 9504488		
Actual reading on Jan 25		8269
Previous reading on Dec 28		- 8048
<hr/>		
Energy Used		221 kWh
	Multiplier	x 20
	Energy used	4,420.00 kWh
Billed kWh	4,420.000 kWh	

Outdoor Lighting		
Billing period Dec 28 - Jan 25		
Description	Quantity	Usage
Monticello Black TIII 3000K	2	35 kWh
SV MONTICELLO 9500L	5	245 kWh
<b>Total</b>	<b>7</b>	<b>280 kWh</b>

### Billing details - Lighting

Billing Period - Dec 28 to Jan 25	
Customer Charge	\$1.65
Energy Charge	
280.000 kWh @ 3.629c	10.16
Fuel Charge	
280.000 kWh @ 5.865c	16.42
Asset Securitization Charge	
280.000 kWh @ 0.069c	0.19
Fixture Charge	
Monticello Black TIII 3000K	34.98
SV MONTICELLO 9500L	62.95
Maintenance Charge	
Monticello Black TIII 3000K	2.78
SV MONTICELLO 9500L	9.20
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
7 Pole(s) @ \$12.130	84.91
<b>Total Current Charges</b>	<b>\$223.24</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

### Billing details - Electric

Billing Period - Dec 28 to Jan 25	
Meter - 9504488	
Customer Charge	\$15.55
Energy Charge	
4,420.000 kWh @ 9.001c	397.85
Fuel Charge	

Your current rate is General Service Non-Demand Sec (GS-1).



duke-energy.com  
877.372.8477

### Billing details - Electric continued

4,420.000 kWh @ 6.266c	\$276.96
Asset Securitization Charge	
4,420.000 kWh @ 0.243c	10.74
<b>Total Current Charges</b>	<b>\$701.10</b>

### Billing details - Taxes

Regulatory Assessment Fee	\$0.66
Gross Receipts Tax	18.71
<b>Total Taxes</b>	<b>\$19.37</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
14575 PROMENADE PKY POOL  
POOL

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

**Account number** 9100 8839 4523

## Billing summary

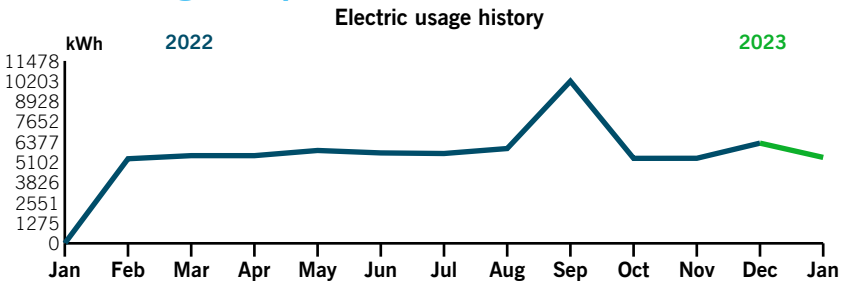
Previous Amount Due	\$901.26
<i>Payment Received Jan 20</i>	-901.26
Current Electric Charges	854.03
Taxes	22.51
<b>Total Amount Due Feb 17</b>	<b>\$876.54</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5,406	0	72,120	6,010
Avg. Daily (kWh)	186	0	187	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 4523**

**\$876.54**  
by Feb 17

*After 90 days from bill date, a late charge will apply.*

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

---

### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



### Your usage snapshot - Continued

<b>Current electric usage for meter number 1016855</b>	
Actual reading on Jan 25	371426
Previous reading on Dec 28	- 366020
<hr/>	
Energy Used	5,406 kWh
Billed kWh	5,406.000 kWh

### Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 1016855</b>	
Customer Charge	\$15.55
Energy Charge	
5,406.000 kWh @ 9.001c	486.60
Fuel Charge	
5,406.000 kWh @ 6.266c	338.74
Asset Securitization Charge	
5,406.000 kWh @ 0.243c	13.14
<hr/>	
<b>Total Current Charges</b>	<b>\$854.03</b>

Your current rate is General Service Non-Demand Sec (GS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$0.61
Gross Receipts Tax	21.90
<hr/>	
<b>Total Taxes</b>	<b>\$22.51</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
14731 STATE ROAD 54  
ODESSA FL 33556

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

**Account number** 9100 8839 2175

## Billing summary

Previous Amount Due	\$38.06
<i>Payment Received Jan 20</i>	-38.06
Current Electric Charges	34.17
Taxes	0.90
<b>Total Amount Due Feb 17</b>	<b>\$35.07</b>

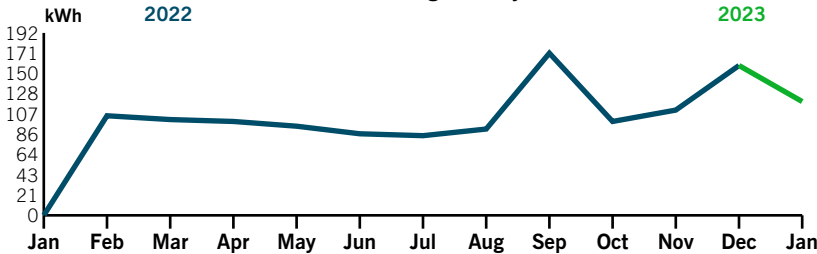


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot

Electric usage history



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	120	0	1,319	110
Avg. Daily (kWh)	4	0	3	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$35.07</b> by Feb 17	<i>After 90 days from bill date, a late charge will apply.</i>
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Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 2175**

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

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### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

---

### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

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### Your usage snapshot - Continued

<b>Current electric usage for meter number 7885302</b>	
Actual reading on Jan 25	2462
Previous reading on Dec 28	- 2342
<hr/>	
Energy Used	120 kWh
Billed kWh	120.000 kWh

### Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 7885302</b>	
Customer Charge	\$15.55
Energy Charge	
120.000 kWh @ 9.001c	10.81
Fuel Charge	
120.000 kWh @ 6.266c	7.52
Asset Securitization Charge	
120.000 kWh @ 0.243c	0.29
<hr/>	
<b>Total Current Charges</b>	<b>\$34.17</b>

Your current rate is General Service Non-Demand Sec (GS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$0.02
Gross Receipts Tax	0.88
<hr/>	
<b>Total Taxes</b>	<b>\$0.90</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
15233 RENAISSANCE AVE  
IRRIGATION  
**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

**Account number** 9100 8839 2365

## Billing summary

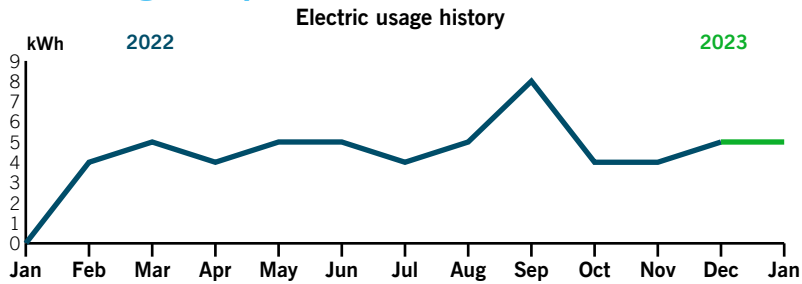
Previous Amount Due	\$30.42
<i>Payment Received Jan 20</i>	-30.42
Current Electric Charges	30.00
Taxes	0.43
<b>Total Amount Due Feb 17</b>	<b>\$30.43</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5	0	58	5
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$30.43</b> <i>by Feb 17</i>	<i>After 90 days from bill date, a late charge will apply.</i>
------------------------------------	--



Account number  
**9100 8839 2365**

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
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Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

---

### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

---

### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

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### When you pay by check

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### Medical Essential Program

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### Para nuestros clientes que hablan Español

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## Your usage snapshot - Continued

<b>Current electric usage for meter number 3514363</b>	
Actual reading on Jan 25	199
Previous reading on Dec 28	- 194
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 3514363</b>	
Customer Charge	\$15.55
Energy Charge	
5.000 kWh @ 9.001c	0.45
Fuel Charge	
5.000 kWh @ 6.266c	0.31
Asset Securitization Charge	
5.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.68
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.42
<hr/>	
<b>Total Taxes</b>	<b>\$0.43</b>





duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
2995 LONG BOW WAY  
IRRIGATION

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

Account number **9100 8839 4721**

## Billing summary

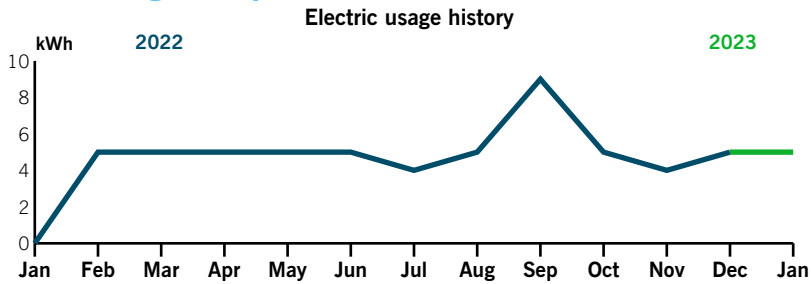
Previous Amount Due	\$30.42
<i>Payment Received Jan 20</i>	-30.42
Current Electric Charges	30.00
Taxes	0.43
<b>Total Amount Due Feb 17</b>	<b>\$30.43</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5	0	62	5
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

**\$30.43**  
by Feb 17

*After 90 days from bill date, a late charge will apply.*



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 4721**

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

889100883947210006600000000000000000304300000030436



## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

---

### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

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### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



## Your usage snapshot - Continued

<b>Current electric usage for meter number 4459024</b>	
Actual reading on Jan 25	136
Previous reading on Dec 28	- 131
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 4459024</b>	
Customer Charge	\$15.55
Energy Charge	
5.000 kWh @ 9.001c	0.45
Fuel Charge	
5.000 kWh @ 6.266c	0.31
Asset Securitization Charge	
5.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.68
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.42
<hr/>	
<b>Total Taxes</b>	<b>\$0.43</b>





## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



## Your usage snapshot - Continued

<b>Current electric usage for meter number 3593867</b>	
Actual reading on Jan 25	187
Previous reading on Dec 28	- 182
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 3593867</b>	
Customer Charge	\$15.55
Energy Charge	
5.000 kWh @ 9.001c	0.45
Fuel Charge	
5.000 kWh @ 6.266c	0.31
Asset Securitization Charge	
5.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.68
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.42
<hr/>	
<b>Total Taxes</b>	<b>\$0.43</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**

ASTURIA COMM DEV DISTRICT  
15246 CARAVAN AVE  
IRRIGATION

Bill date Jan 27, 2023

For service Dec 28 - Jan 25  
29 days

Account number **9100 8841 5480**

## Billing summary

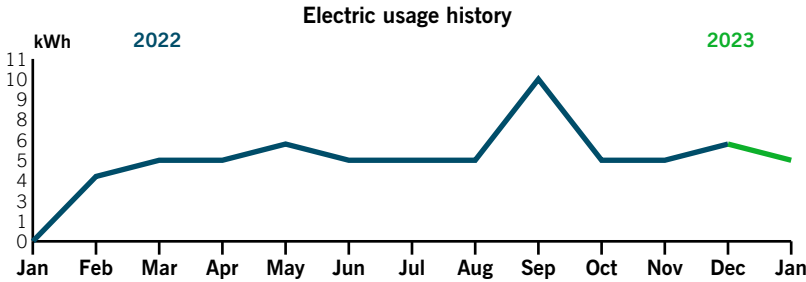
Previous Amount Due	\$30.43
<i>Payment Received Jan 20</i>	-30.43
Current Electric Charges	30.00
Taxes	0.43
<b>Total Amount Due Feb 17</b>	<b>\$30.43</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5	0	66	6
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$30.43</b> <i>by Feb 17</i>	<i>After 90 days from bill date, a late charge will apply.</i>
------------------------------------	--



Account number  
**9100 8841 5480**

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

8891008841548000066000000000000000000000304300000030433



## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

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### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

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### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.





## Your usage snapshot - Continued

<b>Current electric usage for meter number 4320628</b>	
Actual reading on Jan 25	192
Previous reading on Dec 28	- 187
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 4320628</b>	
Customer Charge	\$15.55
Energy Charge	
5.000 kWh @ 9.001c	0.45
Fuel Charge	
5.000 kWh @ 6.266c	0.31
Asset Securitization Charge	
5.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.68
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.42
<hr/>	
<b>Total Taxes</b>	<b>\$0.43</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
14826 RENAISSANCE AVE  
IRRIGATION

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

Account number **9100 8841 6077**

## Billing summary

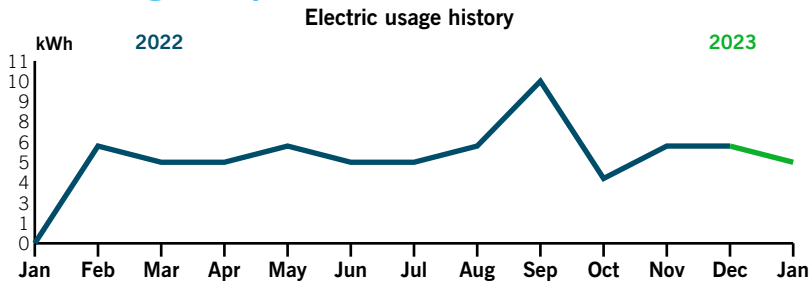
Previous Amount Due	\$30.43
<i>Payment Received Jan 20</i>	-30.43
Current Electric Charges	30.00
Taxes	0.43
<b>Total Amount Due Feb 17</b>	<b>\$30.43</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5	0	69	6
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$30.43</b> <i>by Feb 17</i>	<i>After 90 days from bill date, a late charge will apply.</i>
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Account number  
**9100 8841 6077**

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

8891008841607700066000000000000000000000304300000030432



## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

---

### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

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### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



## Your usage snapshot - Continued

<b>Current electric usage for meter number 4458998</b>	
Actual reading on Jan 25	147
Previous reading on Dec 28	- 142
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 4458998</b>	
Customer Charge	\$15.55
Energy Charge	
5.000 kWh @ 9.001c	0.45
Fuel Charge	
5.000 kWh @ 6.266c	0.31
Asset Securitization Charge	
5.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.68
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.42
<hr/>	
<b>Total Taxes</b>	<b>\$0.43</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
2781 LONG BOW WAY  
IRRIGATION

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

Account number **9100 8841 6283**

## Billing summary

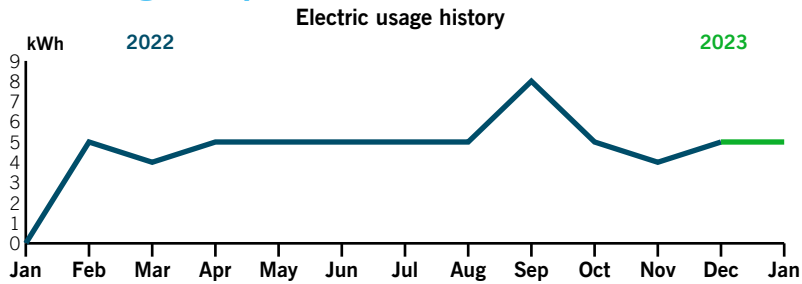
Previous Amount Due	\$30.42
<i>Payment Received Jan 20</i>	-30.42
Current Electric Charges	30.00
Taxes	0.43
<b>Total Amount Due Feb 17</b>	<b>\$30.43</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5	0	61	5
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$30.43</b> <i>by Feb 17</i>	<i>After 90 days from bill date, a late charge will apply.</i>
------------------------------------	--



Account number  
**9100 8841 6283**

Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

8891008841628300066000000000000000000000304300000030432



## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

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### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

---

### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

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### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



## Your usage snapshot - Continued

<b>Current electric usage for meter number 4459002</b>	
Actual reading on Jan 25	133
Previous reading on Dec 28	- 128
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 4459002</b>	
Customer Charge	\$15.55
Energy Charge	
5.000 kWh @ 9.001c	0.45
Fuel Charge	
5.000 kWh @ 6.266c	0.31
Asset Securitization Charge	
5.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.68
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.42
<hr/>	
<b>Total Taxes</b>	<b>\$0.43</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
15121 AVILES PKWY  
PUMP IRRIGATION

**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

**Account number** 9100 8839 2745

## Billing summary

Previous Amount Due	\$30.42
<i>Payment Received Jan 20</i>	-30.42
Current Electric Charges	30.00
Taxes	0.42
<b>Total Amount Due Feb 17</b>	<b>\$30.42</b>

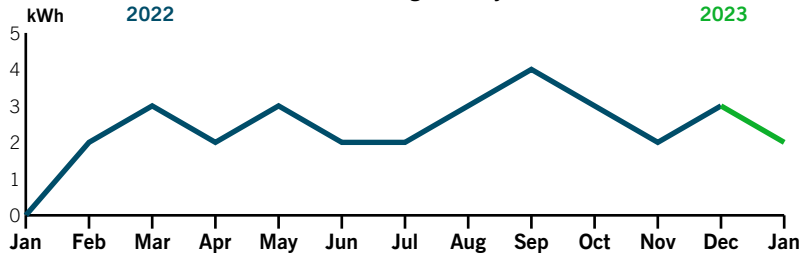


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot

Electric usage history



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	2	0	31	3
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$30.42</b> <i>by Feb 17</i>	<i>After 90 days from bill date, a late charge will apply.</i>
------------------------------------	--



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 2745**

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

8891008839274500066000000000000000000000304200000030429





## We're here for you

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### Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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### Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

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### Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

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### General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

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### Call before you dig

Call	800.432.4770 or 811
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### Check utility rates

Check rates and charges	duke-energy.com/rates
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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

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## Your usage snapshot - Continued

<b>Current electric usage for meter number 4456967</b>	
Actual reading on Jan 25	68
Previous reading on Dec 28	- 66
<hr/>	
Energy Used	2 kWh
Billed kWh	2.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 4456967</b>	
Customer Charge	\$15.55
Energy Charge	
2.000 kWh @ 9.001c	0.18
Fuel Charge	
2.000 kWh @ 6.266c	0.13
Minimum Bill Adjustment	14.14
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.41
<hr/>	
<b>Total Taxes</b>	<b>\$0.42</b>



## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

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### Special Needs Customers

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## Your usage snapshot - Continued

<b>Current electric usage for meter number 905106</b>	
Actual reading on Jan 25	143
Previous reading on Dec 28	- 141
<hr/>	
Energy Used	2 kWh
Billed kWh	2.000 kWh

## Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 905106</b>	
Customer Charge	\$15.55
Energy Charge	
2.000 kWh @ 9.001c	0.18
Fuel Charge	
2.000 kWh @ 6.266c	0.13
Minimum Bill Adjustment	14.14
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

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Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.41
<hr/>	
<b>Total Taxes</b>	<b>\$0.42</b>





## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

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Charlotte, NC 28201-1094  
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### General questions or concerns

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For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

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A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

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## Your usage snapshot - Continued

Current electric usage for meter number 8323070	
Actual reading on Jan 25	19
Previous reading on Dec 28	- 16
<hr/>	
Energy Used	3 kWh
Billed kWh	3.000 kWh

## Billing details - Electric

Billing Period - Dec 28 to Jan 25	
<b>Meter - 8323070</b>	
Customer Charge	\$15.55
Energy Charge	
3.000 kWh @ 9.001c	0.27
Fuel Charge	
3.000 kWh @ 6.266c	0.19
Asset Securitization Charge	
3.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.98
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.41
<hr/>	
<b>Total Taxes</b>	<b>\$0.42</b>





duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
14700 TRAILS EDGE BLVD  
IRRIGATION  
**Bill date** Jan 27, 2023  
**For service** Dec 28 - Jan 25  
29 days

**Account number** 9100 8839 4292

## Billing summary

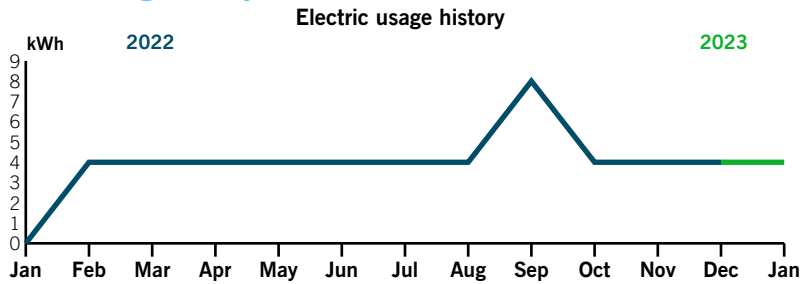
Previous Amount Due	\$30.42
Payment Received Jan 20	-30.42
Current Electric Charges	30.00
Taxes	0.42
<b>Total Amount Due Feb 17</b>	<b>\$30.42</b>



Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot



### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	4	0	52	4
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

**Mail your payment at least 7 days before the due date** or pay instantly at [duke-energy.com/billing](http://duke-energy.com/billing). Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 4292**

### Amount of automatic draft

**\$30.42**  
by Feb 17

After 90 days from bill date, a late charge will apply.

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

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## We're here for you

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### Report an emergency

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### Convenient ways to pay your bill

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For hearing impaired TDD/TTY 711  
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## Your usage snapshot - Continued

Current electric usage for meter number 4456132	
Actual reading on Jan 25	114
Previous reading on Dec 28	- 110
<hr/>	
Energy Used	4 kWh
Billed kWh	4.000 kWh

## Billing details - Electric

Billing Period - Dec 28 to Jan 25	
<b>Meter - 4456132</b>	
Customer Charge	\$15.55
Energy Charge	
4.000 kWh @ 9.001c	0.36
Fuel Charge	
4.000 kWh @ 6.266c	0.25
Asset Securitization Charge	
4.000 kWh @ 0.243c	0.01
Minimum Bill Adjustment	13.83
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

## Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.41
<hr/>	
<b>Total Taxes</b>	<b>\$0.42</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address**

ASTURIA COMM DEV DISTRICT  
15138 CARAVAN AVE  
IRRIGATION

Bill date Jan 27, 2023

For service Dec 28 - Jan 25  
29 days

Account number **9100 8839 3316**

## Billing summary

Previous Amount Due	\$30.42
<i>Payment Received Jan 20</i>	-30.42
Current Electric Charges	30.00
Taxes	0.41
<b>Total Amount Due Feb 17</b>	<b>\$30.41</b>

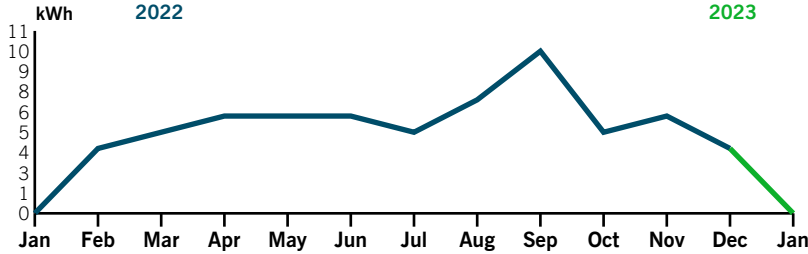


Thank you for your payment.

Your payment is scheduled to be made by monthly automatic draft on Feb. 17, 2023.

## Your usage snapshot

Electric usage history



Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	0	0	64	5
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft

<b>\$30.41</b> <i>by Feb 17</i>	<i>After 90 days from bill date, a late charge will apply.</i>
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Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 3316**

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
Add here, to help others with a contribution to Share the Light **Amount enclosed**

**ASTURIA COMM DEV DISTRICT**  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

889100883933160006600000000000000000304100000030413



## We're here for you

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### Report an emergency

Electric outage [duke-energy.com/outages](http://duke-energy.com/outages)  
800.228.8485

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### Convenient ways to pay your bill

Online [duke-energy.com/billing](http://duke-energy.com/billing)  
Automatically from your bank account [duke-energy.com/automatic-draft](http://duke-energy.com/automatic-draft)  
Speedpay (fee applies) [duke-energy.com/pay-now](http://duke-energy.com/pay-now)  
800.700.8744  
By mail payable to Duke Energy P.O. Box 1094  
Charlotte, NC 28201-1094  
In person [duke-energy.com/location](http://duke-energy.com/location)

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### Help managing your account (not applicable for all customers)

Register for free paperless billing [duke-energy.com/paperless](http://duke-energy.com/paperless)  
Home [duke-energy.com/manage-home](http://duke-energy.com/manage-home)  
Business [duke-energy.com/manage-bus](http://duke-energy.com/manage-bus)

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### General questions or concerns

Online [duke-energy.com](http://duke-energy.com)  
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744  
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477  
For hearing impaired TDD/TTY 711  
International 1.407.629.1010

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### Call before you dig

Call 800.432.4770 or 811

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### Check utility rates

Check rates and charges [duke-energy.com/rates](http://duke-energy.com/rates)

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### Correspond with Duke Energy (not for payment)

P.O. Box 14042  
St Petersburg, FL 33733

## Important to know

### Your next meter reading on or after: Feb 23

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

### Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection. The reconnection fee is \$13 between the hours of 7 a.m. and 7 p.m. Monday through Friday and \$14 after 7 p.m. or on the weekends.

### Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

### When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

### Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

### Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit [duke-energy.com/home/billing/special-assistance/medically-essential](http://duke-energy.com/home/billing/special-assistance/medically-essential).

### Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

### Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



### Your usage snapshot - Continued

<b>Current electric usage for meter number 3347708</b>	
Actual reading on Jan 25	196
Previous reading on Dec 28	- 196
<hr/>	
Energy Used	0 kWh
Billed kWh	0.000 kWh

### Billing details - Electric

<b>Billing Period - Dec 28 to Jan 25</b>	
<b>Meter - 3347708</b>	
Customer Charge	\$15.55
Minimum Bill Adjustment	14.45
<hr/>	
<b>Total Current Charges</b>	<b>\$30.00</b>

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at [duke-energy.com/minimum](http://duke-energy.com/minimum).

Your current rate is General Service Non-Demand Sec (GS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$0.01
Gross Receipts Tax	0.40
<hr/>	
<b>Total Taxes</b>	<b>\$0.41</b>



duke-energy.com  
877.372.8477

# Your Energy Bill

**Service address** ASTURIA COMM DEV DISTRICT  
14721 STATE ROAD 54 LITE  
LITE ASTURA PH1A SL

**Bill date** Jan 30, 2023  
**For service** Jan 10 - Jan 24  
15 days

Account number **9100 8839 2555**

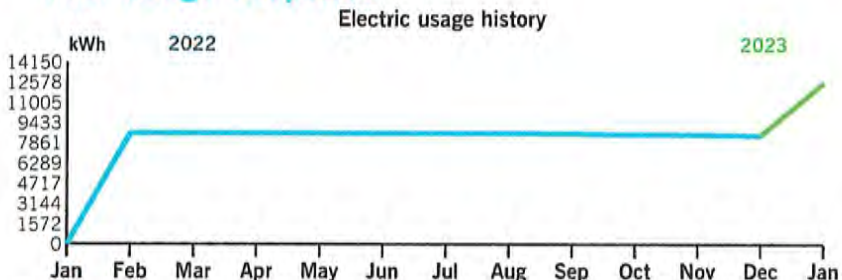
## Billing summary

Previous Amount Due	\$10,995.48
Payment Received Jan 17	-5,426.21
Current Lighting Charges	2,772.36
Taxes	12.30
<b>Total Amount Due Feb 20</b>	<b>\$8,353.93</b>



Thank you for your payment.

## Your usage snapshot



IN CPB

### Average temperature in degrees

61° 66° 71° 75° 80° 83° 84° 84° 81° 74° 71° 64° 62°

	Current Month	Jan 2022	12-Month Usage	Avg Monthly Usage
Electric (kWh)	12,578	0	107,245	8,937
Avg. Daily (kWh)	381	0	295	

12-month usage based on most recent history

RECEIVED FEB 03 2023

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

### Amount of automatic draft



Duke Energy Return Mail  
PO Box 1090  
Charlotte, NC 28201-1090

Account number  
**9100 8839 2555**

<del>\$8,353.93</del> by Feb 20	After 90 days from bill date, a late charge will apply.
------------------------------------	---

\$ 2,784.66  
Add here, to help others with a contribution to Share the Light

**\$2,784.66**  
Amount enclosed

01ACH022023  
[Barcode]

Duke Energy Payment Processing  
PO Box 1094  
Charlotte, NC 28201-1094

037197 000001863



ASTURIA COMM DEV DISTRICT  
250 INTERNATIONAL PKWY STE 208  
LAKE MARY FL 32746-5062



### Your usage snapshot - Continued

Outdoor Lighting		
Billing period Jan 10 - Jan 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	9	77 kWh
SV MONTICELLO 9500L	168	4,116 kWh
<b>Total</b>	<b>177</b>	<b>4,193 kWh</b>

### Billing details - Lighting

Billing Period - Jan 10 to Jan 24	
Customer Charge	\$0.83
Energy Charge	
4,192.500 kWh @ 3.629c	152.15
Fuel Charge	
4,192.500 kWh @ 5.865c	245.89
Asset Securitization Charge	
4,192.500 kWh @ 0.069c	2.89
Fixture Charge	
Monticello Black TIII 3000K	78.71
SV MONTICELLO 9500L	1,057.56
Maintenance Charge	
Monticello Black TIII 3000K	6.26
SV MONTICELLO 9500L	154.56
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
177 Pole(s) @ \$12.130	1,073.51
<b>Total Current Charges</b>	<b>\$2,772.36</b>

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

### Billing details - Taxes

Regulatory Assessment Fee	\$2.00
Gross Receipts Tax	10.30
<b>Total Taxes</b>	<b>\$12.30</b>







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 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net  
 Pay By Phone: 1-855-786-5344

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 42-52579

ASTURIA CDD

Service Address: **14915 AVILES PARKWAY**

Bill Number: 17734190

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0953300	01341603
Please use the 15-digit number below when making a payment through your bank	
095330001341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450198	11/18/2022	19585	12/19/2022	19822	31	237

Usage History

Water

December 2022	237
November 2022	223
October 2022	61
September 2022	287
August 2022	325
July 2022	301
June 2022	312
May 2022	297
April 2022	304
March 2022	301
February 2022	284
January 2022	303

Transactions

Previous Bill	167.25
Payment 12/19/22	-167.25 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	237 Thousand Gals X \$0.75
<b>Total Current Transactions</b>	177.75
<b>TOTAL BALANCE DUE</b>	<b>\$177.75</b>

Visit PascoCountyUtilities.com to find answers to frequently asked questions about your Pasco County Utilities. New updates posted monthly including events, and conservation tips.

Please return this portion with payment



TO PAY ONLINE, VISIT [pascoeasy pay.pasco county fl.net](http://pascoeasy pay.pasco county fl.net)

Check this box if entering change of mailing address on back.

Account # 0953300  
 Customer # 01341603

Balance Forward 0.00  
 Current Transactions 177.75

<b>Total Balance Due</b>	<b>\$177.75</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

ASTURIA CDD  
 210 N UNIVERSITY DR Ste702  
 CORAL SPRINGS FL 33071

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ASTURIA CDD

Service Address: **14450 PROMENADE PARKWAY**

Bill Number: 17734194

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0953310	01341603
Please use the 15-digit number below when making a payment through your bank	
095331001341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	13548633	11/18/2022	39702	12/19/2022	40113	31	411

Usage History

Transactions

Water

December 2022	411
November 2022	328
October 2022	194
September 2022	284
August 2022	269
July 2022	2881
June 2022	355
May 2022	385
April 2022	256
March 2022	498
February 2022	402
January 2022	451

Previous Bill	246.00
Payment 12/19/22	-246.00 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	411 Thousand Gals X \$0.75
<b>Total Current Transactions</b>	308.25
<b>TOTAL BALANCE DUE</b>	<b>\$308.25</b>

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Account # 0953310  
 Customer # 01341603  
 Balance Forward 0.00  
 Current Transactions 308.25

<b>Total Balance Due</b>	<b>\$308.25</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

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ASTURIA CDD

Service Address: **14859 CARAVAN AVENUE**

Bill Number: 17734191

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0953305	01341603
Please use the 15-digit number below when making a payment through your bank	
095330501341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450201	11/18/2022	10397	12/19/2022	10409	31	12

Usage History

Transactions

Usage History		Transactions	
Month	Usage	Description	Amount
December 2022	12	Previous Bill	11.25
November 2022	15	Payment 12/19/22	-11.25 CR
October 2022	4	<b>Balance Forward</b>	0.00
September 2022	31	Current Transactions	
August 2022	15	Reclaimed	
July 2022	24	Reclaimed 12 Thousand Gals X \$0.75	9.00
June 2022	34	<b>Total Current Transactions</b>	9.00
May 2022	46	<b>TOTAL BALANCE DUE</b>	<b>\$9.00</b>
April 2022	24		
March 2022	38		
February 2022	37		
January 2022	54		

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Check this box if entering change of mailing address on back.

Account # 0953305  
 Customer # 01341603  
 Balance Forward 0.00  
 Current Transactions 9.00

<b>Total Balance Due</b>	<b>\$9.00</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

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 Pay By Phone: 1-855-786-5344

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ASTURIA CDD

Service Address: **14700 TRAILS EDGE BOULEVARD**

Bill Number: 17734195

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0953320	01341603
Please use the 15-digit number below when making a payment through your bank	
095332001341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12216402	11/18/2022	3526	12/19/2022	3558	31	32

Usage History

Transactions

Water		
December 2022	32	
November 2022	32	
October 2022	4	
September 2022	43	
August 2022	43	
July 2022	42	
June 2022	40	
May 2022	37	
April 2022	44	
March 2022	43	
February 2022	39	
January 2022	42	

Previous Bill	24.00
Payment 12/19/22	-24.00 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	32 Thousand Gals X \$0.75
<b>Total Current Transactions</b>	24.00
<b>TOTAL BALANCE DUE</b>	<b>\$24.00</b>

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Account # 0953320  
 Customer # 01341603

Balance Forward 0.00  
 Current Transactions 24.00

<b>Total Balance Due</b>	<b>\$24.00</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

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ASTURIA CDD

Service Address: **2830 LONG BOW WAY**

Bill Number: 17734198

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0953325	01341603
Please use the 15-digit number below when making a payment through your bank	
095332501341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15084620	11/18/2022	8292	12/19/2022	8332	31	40

Usage History

Transactions

Usage History		Transactions	
Water			
December 2022	40	Previous Bill	36.75
November 2022	49	Payment 12/19/22	-36.75 CR
October 2022	38	<b>Balance Forward</b>	0.00
September 2022	63	Current Transactions	
August 2022	141	Reclaimed	
July 2022	188	Reclaimed	40 Thousand Gals X \$0.75 30.00
June 2022	134	<b>Total Current Transactions</b>	30.00
May 2022	160	<b>TOTAL BALANCE DUE</b>	<b>\$30.00</b>
April 2022	195		
March 2022	168		
February 2022	169		
January 2022	176		

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Please return this portion with payment



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Check this box if entering change of mailing address on back.

Account # 0953325  
 Customer # 01341603  
 Balance Forward 0.00  
 Current Transactions 30.00

<b>Total Balance Due</b>	<b>\$30.00</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

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 Pay By Phone: 1-855-786-5344

1 0 1  
 42-52579

ASTURIA CDD

Service Address: **0 PROMENADE PARKWAY**

Bill Number: 17734896

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0966695	01341603
Please use the 15-digit number below when making a payment through your bank	
096669501341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15057039	11/18/2022	21534	12/19/2022	21816	31	282

Usage History

Transactions

Usage History		Transactions	
Month	Consumption	Description	Amount
December 2022	282	Previous Bill	207.75
November 2022	277	Payment 12/19/22	-207.75 CR
October 2022	129	<b>Balance Forward</b>	0.00
September 2022	242	Current Transactions	
August 2022	181	Reclaimed	
July 2022	281	Reclaimed	282 Thousand Gals X \$0.75 = 211.50
June 2022	330	<b>Total Current Transactions</b>	211.50
May 2022	397	<b>TOTAL BALANCE DUE</b>	<b>\$211.50</b>
April 2022	270		
March 2022	360		
February 2022	402		
January 2022	348		

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Please return this portion with payment



TO PAY ONLINE, VISIT [pascoeasympay.pascocountyfl.net](http://pascoeasympay.pascocountyfl.net)

Check this box if entering change of mailing address on back.

Account # 0966695  
 Customer # 01341603  
 Balance Forward 0.00  
 Current Transactions 211.50

<b>Total Balance Due</b>	<b>\$211.50</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

ASTURIA CDD  
 210 N UNIVERSITY DR Ste702  
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ASTURIA CDD

Service Address: **15233 RENAISSANCE AVENUE**

Bill Number: 17738288

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
1031105	01341603
Please use the 15-digit number below when making a payment through your bank	
103110501341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101977	11/18/2022	986	12/19/2022	1000	31	14

Usage History

Transactions

Usage History		Transactions	
Month	Read	Description	Amount
December 2022	14	Previous Bill	7.50
November 2022	10	Payment 12/19/22	-7.50 CR
October 2022	8	<b>Balance Forward</b>	0.00
September 2022	35	Current Transactions	
August 2022	34	Reclaimed	
July 2022	29	Reclaimed	14 Thousand Gals X \$0.75
June 2022	33	<b>Total Current Transactions</b>	10.50
May 2022	31	<b>TOTAL BALANCE DUE</b>	<b>\$10.50</b>
April 2022	34		
March 2022	31		
February 2022	36		
January 2022	29		

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Account #	1031105
Customer #	01341603
Balance Forward	0.00
Current Transactions	10.50
<b>Total Balance Due</b>	<b>\$10.50</b>
<b>Due Date</b>	<b>1/23/2023</b>

10% late fee will be applied if paid after due date

**The Total Due will be electronically transferred on 01/23/2023.**

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ASTURIA CDD

Service Address: **15246 CARAVAN AVENUE**

Bill Number: 17738294

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
1031115	01341603
Please use the 15-digit number below when making a payment through your bank	
103111501341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101974	11/18/2022	3297	12/19/2022	3405	31	108

Usage History

Transactions

Usage History		Transactions	
Month	Consumption	Description	Amount
December 2022	108	Previous Bill	76.50
November 2022	102	Payment 12/19/22	-76.50 CR
October 2022	52	<b>Balance Forward</b>	0.00
September 2022	131	Current Transactions	
August 2022	114	Reclaimed	
July 2022	78	Reclaimed	108 Thousand Gals X \$0.75 = 81.00
June 2022	0	<b>Total Current Transactions</b>	81.00
May 2022	92	<b>TOTAL BALANCE DUE</b>	<b>\$81.00</b>
April 2022	91		
March 2022	89		
February 2022	137		
January 2022	131		

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Account #	1031115
Customer #	01341603
Balance Forward	0.00
Current Transactions	81.00
<b>Total Balance Due</b>	<b>\$81.00</b>
<b>Due Date</b>	<b>1/23/2023</b>

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ASTURIA CDD

Service Address: **15050 CARAVAN AVENUE**

Bill Number: 17738297

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
1031120	01341603
Please use the 15-digit number below when making a payment through your bank	
103112001341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101972	11/18/2022	4206	12/19/2022	4332	31	126

Usage History

Transactions

Usage History		Transactions	
Month	Consumption	Description	Amount
December 2022	126	Previous Bill	14.25
November 2022	19	Payment 12/19/22	-14.25 CR
October 2022	1	<b>Balance Forward</b>	0.00
September 2022	87	Current Transactions	
August 2022	88	Reclaimed	
July 2022	126	Reclaimed	126 Thousand Gals X \$0.75 = 94.50
June 2022	74	<b>Total Current Transactions</b>	94.50
May 2022	118	<b>TOTAL BALANCE DUE</b>	<b>\$94.50</b>
April 2022	145		
March 2022	88		
February 2022	0		
January 2022	0		

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Account # 1031120  
 Customer # 01341603  
 Balance Forward 0.00  
 Current Transactions 94.50

<b>Total Balance Due</b>	<b>\$94.50</b>
<b>Due Date</b>	<b>1/23/2023</b>

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ASTURIA COMMUNITY DEVELOPMENT  
 Service Address: **15381 AVILES PARKWAY**  
 Bill Number: 17735770  
 Billing Date: 1/4/2023  
 Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0989015	01353074
Please use the 15-digit number below when making a payment through your bank	
098901501353074	

**New Water, Sewer, Reclaim rates, fees and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcrates](http://bit.ly/pcrates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705152	11/18/2022	1238	12/19/2022	1251	31	13

Usage History

Water

December 2022	13
November 2022	12
October 2022	4
September 2022	18
August 2022	21
July 2022	17
June 2022	9
May 2022	20
April 2022	18
March 2022	14
February 2022	14
January 2022	13

Transactions

Previous Bill	9.00
Payment 12/19/22	-9.00 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	13 Thousand Gals X \$0.75
<b>Total Current Transactions</b>	9.75
<b>TOTAL BALANCE DUE</b>	<b>\$9.75</b>

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Account #	0989015
Customer #	01353074
Balance Forward	0.00
Current Transactions	9.75

<b>Total Balance Due</b>	<b>\$9.75</b>
<b>Due Date</b>	<b>1/23/2023</b>

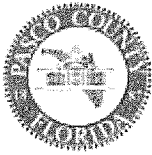
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013530749098901561773577030000009751



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ASTURIA COMMUNITY DEVELOPMENT  
 Service Address: **15121 AVILES PARKWAY**  
 Bill Number: 17735774  
 Billing Date: 1/4/2023  
 Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0989025	01353074
Please use the 15-digit number below when making a payment through your bank	
098902501353074	

**New Water, Sewer, Reclaim rates, fees and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705149	11/18/2022	834	12/19/2022	846	31	12

Usage History

Water

December 2022	12
November 2022	4
October 2022	1
September 2022	10
August 2022	20
July 2022	8
June 2022	9
May 2022	8
April 2022	5
March 2022	15
February 2022	12
January 2022	11

Transactions

Previous Bill	3.00
Payment 12/19/22	-3.00 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	12 Thousand Gals X \$0.75
<b>Total Current Transactions</b>	9.00
<b>TOTAL BALANCE DUE</b>	<b>\$9.00</b>

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Account # 0989025  
 Customer # 01353074  
 Balance Forward 0.00  
 Current Transactions 9.00

<b>Total Balance Due</b>	<b>\$9.00</b>
<b>Due Date</b>	<b>1/23/2023</b>

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01353074909890255177357741000009007



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ASTURIA COMMUNITY DEVELOPMENT

Service Address: 14577 PROMENADE PARKWAY

Bill Number: 17734410

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
0956645	01353074
Please use the 15-digit number below when making a payment through your bank	
095664501353074	

**New Water, Sewer, Reclaim rates, fees and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcirates](http://bit.ly/pcirates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15057044	11/18/2022	5222	12/19/2022	5292	31	70

Usage History

Water

December 2022	70
November 2022	58
October 2022	30
September 2022	59
August 2022	37
July 2022	51
June 2022	45
May 2022	67
April 2022	47
March 2022	76
February 2022	83
January 2022	92

Transactions

Previous Bill	43.50
Payment 12/19/22	-43.50 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	70 Thousand Gals X \$0.75
	52.50
<b>Total Current Transactions</b>	52.50
<b>TOTAL BALANCE DUE</b>	<b>\$52.50</b>

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Account # 0956645  
 Customer # 01353074  
 Balance Forward 0.00  
 Current Transactions 52.50

<b>Total Balance Due</b>	<b>\$52.50</b>
<b>Due Date</b>	<b>1/23/2023</b>

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013530749095664591773441010000052506



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ASTURIA CDD

Service Address: **15246 CARAVAN AVENUE**

Bill Number: 17738294

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
1031115	01341603
Please use the 15-digit number below when making a payment through your bank	
103111501341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
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Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101974	11/18/2022	3297	12/19/2022	3405	31	108

Usage History

Transactions

Usage History		Transactions	
Month	Consumption	Description	Amount
December 2022	108	Previous Bill	76.50
November 2022	102	Payment 12/19/22	-76.50 CR
October 2022	52	<b>Balance Forward</b>	0.00
September 2022	131	Current Transactions	
August 2022	114	Reclaimed	
July 2022	78	Reclaimed	108 Thousand Gals X \$0.75 = 81.00
June 2022	0	<b>Total Current Transactions</b>	81.00
May 2022	92	<b>TOTAL BALANCE DUE</b>	<b>\$81.00</b>
April 2022	91		
March 2022	89		
February 2022	137		
January 2022	131		

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Account #	1031115
Customer #	01341603
Balance Forward	0.00
Current Transactions	81.00
<b>Total Balance Due</b>	<b>\$81.00</b>
<b>Due Date</b>	<b>1/23/2023</b>

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ASTURIA CDD

Service Address: **15050 CARAVAN AVENUE**

Bill Number: 17738297

Billing Date: 1/4/2023

Billing Period: 11/18/2022 to 12/19/2022

Account #	Customer #
1031120	01341603
Please use the 15-digit number below when making a payment through your bank	
103112001341603	

**New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2022.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for additional details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101972	11/18/2022	4206	12/19/2022	4332	31	126

Usage History

Transactions

Usage History		Transactions	
Month	Consumption	Description	Amount
December 2022	126	Previous Bill	14.25
November 2022	19	Payment 12/19/22	-14.25 CR
October 2022	1	<b>Balance Forward</b>	0.00
September 2022	87	Current Transactions	
August 2022	88	Reclaimed	
July 2022	126	Reclaimed	126 Thousand Gals X \$0.75 = 94.50
June 2022	74	<b>Total Current Transactions</b>	94.50
May 2022	118	<b>TOTAL BALANCE DUE</b>	<b>\$94.50</b>
April 2022	145		
March 2022	88		
February 2022	0		
January 2022	0		

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Account # 1031120  
 Customer # 01341603  
 Balance Forward 0.00  
 Current Transactions 94.50

<b>Total Balance Due</b>	<b>\$94.50</b>
<b>Due Date</b>	<b>1/23/2023</b>

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**Blue Water Aquatics, Inc.**

5119 State Road 54  
New Port Richey, FL 34652  
727-842-2100  
office@bluewateraquaticsinc.com  
www.bluewateraquaticsinc.com



**INVOICE**

**BILL TO**  
Asturia CDD  
c/o DPFM Management & Consulting, LLC  
250 International Pwy, Ste 208  
Lake Mary, FL 32746

INVOICE 29712  
DATE 01/30/2023  
TERMS Net 45  
DUE DATE 03/16/2023

DATE		DESCRIPTION	QTY	RATE	AMOUNT
01/04/2023	Pond / Waterway Treatment	Aquatic Services - Treatment Report Attached	1	890.00	890.00
01/10/2023	Pond / Waterway Treatment	Aquatic Services - (Follow-Up Due to BWA Equipment Issue) - No Charge Treatment Report Attached	1	0.00	0.00
01/19/2023	Service Request	Aquatic Services SERVICE REQUEST Billable at Time & Materials, Per Contract Treatment Report Attached	1	259.45	259.45

BALANCE DUE

**\$1,149.45**

THANK YOU for choosing Blue Water Aquatics, Inc.!

# BLUE WATER AQUATICS

## SERVICE REPORT

DATE: 1-4-23

CUSTOMER: ASTORIA CDD

AQUATECH: Virgil Stoutz

ACCOUNT # \_\_\_\_\_ WORK ORDER # \_\_\_\_\_

SITE	INSPECTION	TREATMENT	AIRBOAT	JONBOAT	AQUA-MULE	ATV	BACKPACK	ALGAE	GRASSES	CATTAILS	SUBMERSED	FLOATING	BRUSH	D/OXYGEN	WATER LEVEL RESTRICTION # DAYS	WEATHER CONDITIONS
4, 3, 2	✓			✓			✓							NO		Partly Cloudy
1, 5, 3400B	✓			✓			✓									
3510B, 3410	✓			✓			✓									
3500D, 3500C	✓			✓			✓									
3510C, 3490A	✓			✓			✓									
3500E, 3750A	✓			✓			✓									
3940C, 3500B	✓															

OBSERVATIONS / RECOMMENDATIONS TREATED ALGAE throughout

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 (727) 842-2100

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- Water Quality Testing
- Wetland Creation, Restoration & Management
- Lake Aeration Systems
- Mechanical Weed Removal / Marsh Master
- Noxious Tree & Brush Control
- Mitigation Services

LAKE MANAGEMENT • AQUATIC SERVICES • ENVIRONMENTAL PLANNING

CUSTOMER



# BLUE WATER AQUATICS

## SERVICE REPORT

DATE: 1-10-23

CUSTOMER: ASTORIA CD

AQUATECH: Virgil Scott

ACCOUNT # \_\_\_\_\_ WORK ORDER # \_\_\_\_\_

SITE	INSPECTION	TREATMENT	AIRBOAT	JONBOAT	AQUA-MULE	ATV	BACKPACK	ALGAE	GRASSES	CATTAILS	SUBMERSED	FLOATING	BRUSH	D/OXYGEN	WATER LEVEL	RESTRICTION # DAYS	WEATHER CONDITIONS
<u>1, 3, 4</u>	<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>							<u>52</u>	<u>0</u>		
<u>5, 2</u>	<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>			<u>6</u>	<u>0</u>		

OBSERVATIONS / RECOMMENDATIONS TOUCHED UP GRASSES & BROAD LEAVES  
ALSO APPLIED CHIPPER FOR DUCK WEED

## BLUE WATER AQUATICS

*Aquatic & Environmental Services*

5119 STATE ROAD 54  
 NEW PORT RICHEY, FL 34652  
 (727) 842-2100

WWW.BLUEWATERAQUATICSINC.COM

- Algae & Aquatic Weed Control Programs
- Water Quality Testing
- Wetland Creation, Restoration & Management
- Lake Aeration Systems
- Mechanical Weed Removal / Marsh Master
- Noxious Tree & Brush Control
- Mitigation Services

LAKE MANAGEMENT • AQUATIC SERVICES • ENVIRONMENTAL PLANNING

CUSTOMER

# BLUE WATER AQUATICS

## SERVICE REPORT

DATE: 1/19/23

CUSTOMER: Astoria

AQUATECH: Doug F

ACCOUNT # \_\_\_\_\_ WORK ORDER # Serv Rep

SITE	INSPECTION	TREATMENT	AIRBOAT	JONBOAT	AQUA-MULE	ATV	BACKPACK	ALGAE	GRASSES	CATTAILS	SUBMERSED	FLOATING	BRUSH	D/OXYGEN	WATER LEVEL	RESTRICTION # DAYS	WEATHER CONDITIONS
<u>All</u>	<input checked="" type="checkbox"/>																
<u>1, 5, 4, X, 400B</u>				<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>										<u>SUNNY</u>
																	<u>75</u>

OBSERVATIONS / RECOMMENDATIONS Sites 1, 5, 4, X, 400B treated  
For algae

## BLUE WATER AQUATICS

*Aquatic & Environmental Services*

5119 STATE ROAD 54  
 NEW PORT RICHEY, FL 34652  
 (727) 842-2100

WWW.BLUEWATERAQUATICSINC.COM

- Algae & Aquatic Weed Control Programs
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- Wetland Creation, Restoration & Management
- Lake Aeration Systems
- Mechanical Weed Removal / Marsh Master
- Noxious Tree & Brush Control
- Mitigation Services

LAKE MANAGEMENT • AQUATIC SERVICES • ENVIRONMENTAL PLANNING

CUSTOMER



To: <b>Astoria Community Development District</b> Astoria Odessa, FL 33556	From: <b>Tampa Holiday Lighting</b> 9420 Lazy Ln unit B-10 Tampa FL, 33614 (813)922-1471
---	--

# Holiday Lighting Invoice #1350

**Sent Date;** January 3rd, 2022

**Due Date;** 14 days from sent date

**First half to secure install date: \$705.00 (Paid)**

**Second half due after installation: \$705.00**

**Season: #2**

## OVERVIEW

Tampa Holiday Lighting is a full-service holiday decor company, we take care of all your lighting and greenery needs. Included is installation, services calls (within the lights warranty), take-down, storage in off-season.

Purchased lights are guaranteed for three seasons, and for the next 2 years, you'll only pay for labor. (Service calls after 3 years of use= \$40.00 per visit + Materials + Hourly rate for employee)

	Lights	Labor	Total
<b>Total Investment: \$1,410.00</b>			
<b>First Half: Paid Via check</b>			<b>\$705.00</b>
<b>Second half due:</b>			<b>\$705.00</b>

## Payment options:

Check: 9420 Lazy Lane Unit #B10 Tampa FL, 33614

[Online Invoice \(1% fee\): Link](#)

Venmo: @Tampaholidaylights

Ethereum Address: 0x9AAAd089d0571ba49383F7523fB6AC0D651d7c716

Payment split into two payment:

1. First half deposit to confirm installation date
2. Second half due after installation:

First half payment due within 14 days of issue date:

A 10% late fee will be enforced for all second half invoices not paid within 14 days of completed project:

**Happy Holidays!**

# BEST

TERMITE & PEST CONTROL, INC.

## Best Termite & Pest Control, Inc.

Protecting Your Health, Property & Environment Since 1979!

Connect with us 

Call Anytime: 813-935-0998

### INVOICE

#### Billing Account Information

ACCOUNT #: 60154  
REGISTRATION #: F840EF92  
ASTURIA CDD c/o DPF  
MANAGEMENT & CONSULTING, LLC.  
250 International Pkwy  
Lake Mary, FL 32746

#### Company Information

BEST TERMITE AND PEST CONTROL INC.  
8120 N Armenia Ave  
Tampa, FL 33604  
813-935-0998

Description:

#### Invoice Details

*ASTURIA CDD c/o DPF MANAGEMENT & CONSULTING, LLC., For service at 14575 State Road  
54 Odessa, FL 33556*

<u>DATE</u>	<u>PO #</u>	<u>INV #</u>	<u>TOTAL</u>	<u>DISCOUNT</u>	<u>TAX</u>	<u>ADJUSTMENT</u>	<u>GRAND TOTAL</u>
1/19/2023		1188360	\$55.00	\$0.00	\$0.00	\$0.00	\$55.00
<u>DESCRIPTION</u>			<u>TOTAL</u>	<u>DISCOUNT</u>	<u>TAX</u>		
Commercial Pest Control Monthly			\$55.00	\$0.00	\$0.00		

**PLEASE REMIT: \$55.00**

[Click here to log on to your account to review history, manage your profile and review services](#)

[www.bestpestmanagement.com](http://www.bestpestmanagement.com)



**Florida Bee Removal DbA Apian Services**

10867 Country Haven Dr  
Lakeland, FL 33809  
(813) 381-2337  
beeremoval@floridabeeremoval.com  
www.floridabeeremoval.com



**INVOICE #** 10213  
**DATE** 01/19/2023  
**DUE DATE** 02/18/2023  
**TERMS** Net 30

**BILL TO**

Asturia CDD  
DPFG Management & Consulting  
LLC  
250 International Pkwy., Ste. 208  
Lake Mary, FL 32746

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

**WARRANTY**

101 Days

DATE	ACTIVITY	AMOUNT
01/18/2023	<b>Services</b> removed bees alive & honeycomb from irrigation box	350.00

Service address; 14575 Promenade Pkwy. Odessa, FL 33556

BALANCE DUE

**\$350.00**

On site contact - Jim Chambers / 302-242-3070

Warranty goes into affect 5 days following removal/treatment

**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Invoice 12292**



**BILL TO**

Astoria CDD

c/o: Inframark

210 N. University Drive

Coral Springs, FL 33701

DATE 01/01/2023	PLEASE PAY <b>\$12,975.00</b>	DUE DATE 01/01/2023
--------------------	----------------------------------	------------------------

ACTIVITY	QTY	RATE	AMOUNT
<b>Grounds Maintenance</b> Monthly grounds maintenance program	1	8,750.00	8,750.00
<b>Horticulture</b> Monthly fertilization program	1	800.00	800.00
<b>Horticulture</b> Monthly pest control program	1	425.00	425.00
<b>Landscape Maintenance:Irrigation Repair</b> Monthly irrigation maintenance program	1	1,000.00	1,000.00
<b>Grounds Maintenance</b> Phase 4 Addition	1	2,000.00	2,000.00

TOTAL DUE	<b>\$12,975.00</b>
-----------	--------------------

THANK YOU.

**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Invoice 12466****BILL TO**

Asturia CDD

C/O DPFM Mangement &amp;

Consulting, LLC

250 International Pkwy. Ste.

208

Lake Mary, FL 32746

DATE	PLEASE PAY	DUE DATE
01/26/2023	<b>\$160.75</b>	01/26/2023

ACTIVITY	QTY	RATE	AMOUNT
Irrigation repairs performed on 1/6/23:			
Repaired broken pipe due to car that hit tree (DUI / Wreck)			
<b>Sales</b> RB bubbler	1	7.50	7.50
<b>Sales</b> 1/2" MA	1	0.75	0.75
<b>Sales</b> 1/2" coupling	1	0.50	0.50
<b>Sales</b> 1/2" flex pipe, per foot	3	1.50	4.50
Also helped maintenance man pick up debris from wreck			
<b>Sales</b> Trip charge	1	65.00	65.00
<b>Sales</b> Labor - technician	1.50	55.00	82.50

**TOTAL DUE****\$160.75**

THANK YOU.



**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Invoice 12474****BILL TO**

Asturia CDD

C/O DPGF Mangement &amp;

Consulting, LLC

250 International Pkwy. Ste.

208

Lake Mary, FL 32746

DATE  
01/26/2023

PLEASE PAY  
**\$111.00**

DUE DATE  
01/26/2023

ACTIVITY	QTY	RATE	AMOUNT
Irrigation repairs performed during monthly inspection on 1/10/23:			
14700 Trails Edge, zone #4 (1) drip repair, (1) drip coupling			
14826 Renaissance (park), zone repairs on 4, 6, 11 & 13			
<b>Sales</b> 6" spray head	1	18.75	18.75
<b>Sales</b> 4" rotor	2	25.00	50.00
<b>Sales</b> drip coupler	2	0.50	1.00
<b>Sales</b> Labor - technician	0.75	55.00	41.25

**TOTAL DUE****\$111.00**

THANK YOU.

**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Invoice 12688****BILL TO**

Asturia CDD

C/O DPFM Mangement &amp;

Consulting, LLC

250 International Pkwy. Ste.

208

Lake Mary, FL 32746

DATE	PLEASE PAY	DUE DATE
01/31/2023	<b>\$334.75</b>	01/31/2023

ACTIVITY	QTY	RATE	AMOUNT
Irrigation repairs performed on 1/31/23:			
Repaired 1 -1/2" lateral line break which was reported to be a mainline leak on a stuck valve. repair made and valve repaired.			
<b>Sales</b> 1 -1/2" coupling	1	2.00	2.00
<b>Sales</b> 1 -1/2" slip cap	1	1.50	1.50
<b>Sales</b> 1-1/2" pvc pipe, per foot	1	1.25	1.25
<b>Sales</b> Labor - technician	6	55.00	330.00

**TOTAL DUE****\$334.75**

THANK YOU.

**RedTree Landscape Systems**

5532 Auld Lane

Holiday, FL 34690

727-810-4464

service@redtreelandscape.system

s

redtreelandscapesystems.com

**Invoice 12710**



**BILL TO**

Asturia CDD

C/O DPFG Mangement &

Consulting, LLC

250 International Pkwy. Ste.

208

Lake Mary, FL 32746

DATE 01/31/2023	PLEASE PAY <b>\$75.00</b>	DUE DATE 01/31/2023
--------------------	------------------------------	------------------------

ACTIVITY	QTY	RATE	AMOUNT
Irrigation repairs performed on 1/14/23: Call in after hours on 1/14/23 to shut down reclaim water, due to stuck valve at main entrance. Also, bee hive in side valve box.			
<b>Sales</b> After hours service call	1	75.00	75.00

---

**TOTAL DUE \$75.00**

---

THANK YOU.

Suncoast Pool Service

P.O. Box 224  
Elfers, FL 34680

# Invoice

Date	Invoice #
1/6/2023	8901

Bill To
Asturia CDD 3434 Colwell Ave Suite 200 Tampa, FL. 33614

P.O. No.	Terms	Project
Jan 2023	Net 30	

Quantity	Description	Rate	Amount
1	Swimming Pool Service including chemical balance, debris removal from surface and bottom of swimming pool, vacuuming, tile cleaning and skimming.  Operational checks of pumps, filter system, chemical feeders, flow meters and vacuum gauges. Chemicals Included.	1,027.00	1,027.00

Thank you for your business.

Phone #

(727) 271-1395

**Total**

\$1,027.00



**E-mail: [Electrosanitationservices@gmail.com](mailto:Electrosanitationservices@gmail.com)  
Phone: (813) 598-1431**

INVOICE #011523

**Invoice Submitted to:**

Astoria Community Development District  
c/o Tish Dobson

**Invoice date: 01/15/2023  
Terms: COD  
Services through: 01/15/2023**

**Via Email:**

[districtap@dpgmc.com](mailto:districtap@dpgmc.com)

---

<u>Date</u>	<u>Type</u>	<u>Service Summary</u>	<u>Rate</u>	<u>Amount</u>	<u>Total</u>
01/15/23	Janitorial	Monthly cleaning 12/15/22- 01/15/23	Per Contract \$300/ week @ 4 weeks		\$1,200.00

Total Expenses: \$ 1,200.00  
Total Tax: \$ EXEMPT  
Total Invoice Amount: \$ 1,200.00  
Total Amount Due: \$ 1,200.00

# EXHIBIT 10

**BOBS CARPET & FLOORING #322**  
**27607 STATE ROAD 56**  
**SUITE 103**  
**WESLEY CHAPEL, FL 33543**  
**Telephone: 813-591-1100 Fax: 813-388-9688**

**ES300525**

**QUOTE**

Sold To	Ship To
ASTURIA CLUBHOUSE, (TISH DOBSON) 14575 PROMENADE PARKWAY ODESSA, FL 33556	ASTURIA CLUBHOUSE, (TISH DOBSON) 14575 PROMENADE PARKWAY ODESSA, FL 33556

Quote Date	Tele #1	PO Number	Quote Number
01/19/23	813-458-4841	GYM	ES300525

Style/Item	Color/Description	Quantity	Units
LVCTU - TAKEUP CARPET		94.00	SY
SLATE TER 66 TERRENE VINSHE	18020 SLATE DK GRAY	93.89	SY
. INSADH	849845 V-81 ADH 4 GAL 540-720SF	2.00	PC
LVCBR - REMOVE COVE		80.00	LF
QUARTER ROUND (BOBS)	QUARTER ROUND	6.00	EA
LVSD - DOWN PREP&AP		94.00	SY
LOL1/4 - QTR ROUND		80.00	LF

— 01/23/23 — 4:46PM —  
Sales Representative(s): Material: 3,853.72  
JONES JUDY Service: 1,902.28



Misc. Charges: 0.00  
Sales Tax: 0.00  
Misc. Tax: 0.00

**QUOTE TOTAL: \$5,756.00**



**FitRev Inc.**  
 7823 N Dale Mabry Hwy - STE 107 -  
 Phone: 813-870-2966 - Fax: 813-870-2896 - Email: sales@fitrev.com

# QUOTE

Quote	Date	Sales Rep:
AAAQ32096	01/17/23	Tyler Johnson

### Sold To:

**Astoria Amenity Center HINES**  
 James Chambers  
 14575 Promenade Pkwy  
 Odessa, FL 33556

**Phone:** 4053150888  
**Fax:**

### Ship To:

**Astoria Amenity Center HINES**  
 James Chambers  
 14575 Promenade Pkwy  
 Odessa, FL 33556

**Phone:** 4053150888  
**Fax:**

Qty	Manuf.	Manuf #	Description	Unit Price	Ext. Price
232	SURFACEC O	SPROBL2008	8MM ROLL BLUE 20%	\$13.52	\$3,136.64
2	SURFACEC O	SCSUA2GAL	2 GALLON ADHESIVE	\$100.00	\$200.00
1	Shipping	Shipping	Shipping and Handling	\$625.00	\$625.00
1	Installation	Installation FitRev	Installation	\$700.00	\$700.00

SubTotal	\$4,661.64
Sales Tax	\$282.56
<b>Total</b>	<b>\$4,944.20</b>





Please contact me if I can be of further assistance.

*This quote becomes an order with signature. (see below for terms).*

Signed: \_\_\_\_\_

Name: \_\_\_\_\_

Requested date of Installation? \_\_\_\_\_

**Terms:**

**Orders \$5000 or less must be PREPAID. Orders more than \$5000 require a 50% deposit to order and remaining balance is due AT installation or 30 days after equipment arrives, whichever comes first.**

**Purchase orders in lieu of payment MUST be provided before order will be processed.**

**Flooring orders require a 50% deposit and remaining balance due BEFORE flooring ships**

**Equipment that is stored by FitRev or affiliate off location more than 30 days after installation date is subject to separate storage charges.**

Restocking Fee:

25% charge on all cancelled Cardio equipment plus shipping cost

50% charge on all cancelled Strength equipment plus shipping cost

Extractions are an additional cost. Cost is based on the list of equipment to be extracted.

Custom and logo items are not returnable and payment in full will be required.

**All orders remain 100% property of FITREV until paid in full**

**Quote is valid for 90 days unless otherwise stated**

Great Britain Tile, Inc.  
 9533 Land O Lakes Blvd.  
 Land O Lakes, FL 34638  
 (813) 235-9775



QUOTE

QUOTE: 47987 Josh Hogan  
 PAGE: 1  
 DATE: 1/24/2023  
 LOC: Great Britain Tile-LOL

**JOB NUMBER:** Asturia Clubhouse - Work Out

**B** DPF Management and Consulting  
**I** 250 International Pkwy  
**L** #208  
**L** Lake Mary, FL 32746  
**T** (813) 758-4841  
**O**

**S** Asturia Clubhouse  
**H** 14575 Promenade Pkwy  
**I** Odessa, FL 33556  
**P** (813) 758-4841  
**T**  
**O**

Customer	Salesperson	Customer P. O.	Ship Via	Date Wanted	F.O.B.	Order	
8137584841	5		Pick Up	1/24/2023 E	Door To Door	47987	
Order	B/O	Ship	U/M	Item Number /Description	Unit Price	U/M	Total Price

\*\*(( WORK OUT ROOM FLOORING REMODEL ))\*\*

2.00		EA	LABOR-MiscJob Move Gym Equipment Pieces: 0 <i>Move out equipment prior to flooring demolition. Move back after flooring installation is complete. Includes labor for moving only.</i>	\$275.00	EA	\$550.00
706.00		SF	LABOR-RipUpGCpt Glue Down Carpet Rip-up Pieces: 0 <i>Rip Up existing carpet tile flooring at the (3) Work Out Room area floors. Includes labor &amp; disposal.</i>	\$1.00	SF	\$706.00
706.00		SF	LABOR-Rubber Install Rubber Flooring Pieces: 0 <i>Install 36x36 rubber tile flooring at the (3) Work Out Room area floors. Includes labor &amp; adhesive setting materials.</i>	\$4.00	SF	\$2,824.00
67.00		LF	LABOR-QuarterRd Supply & Install QUARTER ROUND Pieces: 0 <i>Supply &amp; Install new Quarter Round moldings around baseboards in the Work Out Room areas.</i>	\$2.25	LF	\$150.75
792.00		SF	MATL-MARATHON 36x36 MARATHON RUBBER TILE <i>36x36 Marathon rubber tile flooring - Natural Slate finish. 9sqft/pc. Color = TBD.</i>	\$9.77	SF	\$7,737.84

<b>Order Sub-Total:</b>	\$11,968.59
<b>Tax:</b> (%7.000) Pasco County Sales Tax	\$541.65
<b>Quote Amount:</b>	\$12,510.24

Thank you for shopping Great Britain Tile, Inc.

# EXHIBIT 11

**BOBS CARPET & FLOORING #322**  
**27607 STATE ROAD 56**  
**SUITE 103**  
**WESLEY CHAPEL, FL 33543**  
**Telephone: 813-591-1100 Fax: 813-388-9688**

**ES300549**

**QUOTE**

Sold To	Ship To
ASTURIA CLUBHOUSE, (TISH DOBSON) 14575 PROMENADE PARKWAY ODESSA, FL 33556	ASTURIA CLUBHOUSE, (TISH DOBSON) 14575 PROMENADE PARKWAY ODESSA, FL 33556

Quote Date	Tele #1	PO Number	Quote Number
01/20/23	813-458-4841	CLUBHOUSE	ES300549

Style/Item	Color/Description	Quantity	Units
REALTA(R) GLUE DOWN (RGD) 12X24 VINTIL	MONUMENT BEIGE	420.50	SF
SAMPLE/SUNDRY INSADH	MT-711 ADH 4 GAL 600SF	1.00	PC
LCTUAB - TAKE UP GLUE		50.00	SY
LVTS - VINYL PLANK FOORTE		450.00	SF

— 01/23/23 — 4:48PM —

Sales Representative(s):

JONES JUDY

LAWRENCE CHUCK

Material:	1,573.14
Service:	1,319.50
Misc. Charges:	0.00
Sales Tax:	0.00
Misc. Tax:	0.00

**QUOTE TOTAL: \$2,892.64**



Great Britain Tile, Inc.  
 9533 Land O Lakes Blvd.  
 Land O Lakes, FL 34638  
 (813) 235-9775



<b>QUOTE</b>
--------------

**QUOTE:** 47984      Josh Hogan  
**PAGE:** 1  
**DATE:** 1/24/2023  
**LOC:** Great Britain Tile-LOL

**JOB NUMBER:** Asturia Clubhouse- Conference

**B** DPGF Management and Consulting  
**I** 250 International Pkwy  
**L** #208  
**L** Lake Mary, FL 32746  
**T** (813) 758-4841  
**O**

**S** Asturia Clubhouse  
**H** 14575 Promenade Pkwy  
**I** Odessa, FL 33556  
**P** (813) 758-4841  
**T**  
**O**

Customer	Salesperson	Customer P. O.	Ship Via	Date Wanted	F.O.B.	Order	
8137584841	5		Pick Up	1/24/2023 E	Door To Door	47984	
Order	B/O	Ship	U/M	Item Number /Description	Unit Price	U/M	Total Price

\*\*(( CLUBHOUSE CONFERENCE ROOM FLOOR REMODEL ))\*\*

367.00		SF	LABOR-RipUpGCpt Glue Down Carpet Rip-up Pieces: 0 <i>Rip up existing carpet tile flooring at the Clubhouse Conference Room area floors. Includes labor &amp; disposal.</i>		\$1.00	SF	\$367.00
367.00		SF	LABOR-Vinyl Install 12x24 Commercial Tile Pieces: 0 <i>Install 12x24 Commercial Vinyl Tile laid at the Clubhouse Conference Room area floors.</i>		\$3.50	SF	\$1,284.50
405.00		SF	MATL-TARKETT 18x18 TARKETT ID LATITUDE VINYL <i>18x18 Tarkett - iD Latitude - Stone commercial LVT tile. 20mil wear. 45sqft/ctn. Color = TBD.</i>		\$3.19	SF	\$1,291.95

<b>Order Sub-Total:</b>	\$2,943.45
<b>Tax:</b> (%7.000) Pasco County Sales Tax	\$90.44
<b>Quote Amount:</b>	\$3,033.89

Thank you for shopping Great Britain Tile, Inc.

# EXHIBIT 12

**RESOLUTION 2023-08**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME, AND LOCATION OF PUBLIC HEARING TO ADOPT A FEE FOR USE OF THE DISTRICT’S PROPERTY PURSUANT TO THE POLICY FOR USE OF DISTRICT PROPERTY; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Asturia Community Development District (the “**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes* (the “**Act**”), for the purpose of owning, operating, maintaining, and providing certain public infrastructure improvements; and

**WHEREAS**, by the District owns and is responsible for maintaining certain property and public improvements within the District’s boundaries (together, the “**District Property**”); and

**WHEREAS**, unauthorized use of the District’s property increases the risk of damage to said property; and

**WHEREAS**, the Board previously adopted its *Policy for Use of District Property* (the “**Policy**”) and, in order to protect against damages to District property, now wishes to adopt a fee for use under the Policy; and

**WHEREAS**, the District’s Board of Supervisors (the “**Board**”) is authorized by Section 190.011(5), *Florida Statutes*, to adopt rules and orders pursuant to Chapter 120, *Florida Statutes*, and to authorize user charges or fees; and

**WHEREAS**, the Board finds it is in the District’s best interests to set a public hearing to adopt the rules, rates, fees and charges set forth in **Exhibit A**, which relate to the District’s amenity facilities.

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

**SECTION 1.** A Public Hearing will be held to adopt rates, fees and charges of the District on \_\_\_\_\_, 2023, at 6:00 p.m., at Asturia Clubhouse, 14575 Promenade Parkway, Odessa, FL 33556.

**SECTION 2.** The District Secretary is directed to publish notice of the hearing in accordance with Section 120.54, *Florida Statutes*.

**SECTION 3.** This Resolution shall become effective immediately upon its adoption.

*[Signatures on following page]*

**PASSED AND ADOPTED** this 28<sup>th</sup> day of February, 2023.

ATTEST:

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

---

Secretary

---

Chairperson, Board of Supervisors

**Exhibit A:** Proposed Fees



**Exhibit A**  
**PROPOSED FEES**

<b>Item</b>	<b>Fee</b>
Refundable deposit for use of District property under the Policy for Use of District Property	\$500

# EXHIBIT 13



20108 Pond Spring Way  
Tampa, FL 33647  
(813) 991-6069  
FAX (813) 907-8205

# JOB ESTIMATE

**TO:** \_\_\_\_\_  
**COMPANY NAME:** Asturia  
**DATE:** 2/1/23

**QUOTE:** Asturia monument:  
Re-stucco main entry monument.  
Re-paint monument and back lit channel letters.  
Plant and stucco included.  
TOTAL: \$3,550.00

Thank You: Romaner Graphics

# EXHIBIT 14



ESTIMATE	#160
ESTIMATE DATE	Feb 16, 2023

## Trinity Air Quality Heating@ Cooling

DPFG Management & Consulting LLC  
 InfraMark Asturia CDD  
 14575 Promenade Pkwy  
 Odessa, FL 33556

(302) 242-4070  
 clubhouse@asturiacdd.org

### CONTACT US

---

3152 Little Rd. Suite #377  
 Trinity, FL 34655

(727) 239-8119  
 s.elkomous@trinityairquality.com

## ESTIMATE

### Option #3 One visit A year

Services	amount
AC maintenance one visit	\$125.00

**\*\* AIR HANDLER**

- 1- Clean evaporator coil self-rinsing (three times a year).
- 2- Disinfect blower section (Two Times/year).
- 3- Change Air Filter (Each Visit). Provided by customer.
- 4- Check float switches operation.
- 5- Check /Clean drain pan install algaecide.
- 6- Clear drain line.
- 7- Check low & high voltage electric wire connections.
- 8- Tighten electric connection.
- 9- Check heat strips operation.
- 10- Check capacitors and amps on all motors.
- 11- Inspect thermostat and check operation.
- 12- Inspect air flow and static pressure.
- 13- Check air duct/flow and distribution.

**\*\* CONDENSER**

- 1- Clean Condenser Coil (Three times a year ).
- 2- Inspect Compressor Performance .
- 3- Check System charge .
- 4- Inspect Electric Parts .
- 5- Inspect electric wires .
- 6- Inspect fan blades and remount it as needed.
- 7- Inspect electric board.
- 8- Inspect Low Voltage & high voltage.
- 9- Tightens all electric wires connection.

**\*\*\* PAYMENTS**

UPON APPROVAL

**INCLUDES:**

- 24/7 service priority
- 15% OFF on Labor
- NO EXTRA CHRGE AFTER HOURS OR VACATIONS SERVICES

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Services subtotal: \$125.00

**Total** **\$125.00**

**Option #1 TWO VISITS A YEAR**

Services	amount
Annual Contract Commercial Maintenance Silver plan ( Two Visit A year) Per System.	\$185.00

**\*\* AIR HANDLER**

- 1- Clean evaporator coil self-rinsing.
- 2- Disinfect blower section.
- 3- Change Air Filter (Each Visit). Provided by customer.
- 4- Check float switches operation.
- 5- Check /Clean drain pan install algaecide.
- 6- Clear drain line.
- 7- Check low & high voltage electric wire connections.
- 8- Tighten electric connection.
- 9- Check heat strips operation.
- 10- Check capacitors and amps on all motors.
- 11- Inspect thermostat and check operation.
- 12- Inspect air flow and static pressure.
- 13- Check air duct/flow and distribution.

**\*\* CONDENSER**

- 1- Clean Condenser Coil.
- 2- Inspect Compressor Performance.
- 3- Check System charge .
- 4- Inspect Electric Parts .
- 5- Inspect electric wires .
- 6- Inspect fan blades and remount it as needed.
- 7- Inspect electric board.
- 8- Inspect Low Voltage & high voltage.
- 9- Tightens all electric wires connection.

**\*\*\* PAYMENTS**

UPON APPROVAL

**INCLUDES:**

24/7 service priority

- 15% OFF on Labor for any service during the maintenance agreement Validity.

- NO EXTRA CHRG E AFTER HOURS OR VACATIONS SERVICES

Services subtotal: \$185.00

**Total \$185.00**

**Option #2 THREE VISIT A YEAR**

Services	amount
Annual Contract Commercial Maintenance Silver plan (Two Visits A year) per system	\$275.00

**\*\* AIR HANDLER**

- 1- Clean evaporator coil self-rinsing (Three times a year).
- 2- Disinfect blower section (Two Times/year).
- 3- Change Air Filter (Each Visit). Provided by customer.
- 4- Check float switches operation.
- 5- Check /Clean drain pan install algaecide.
- 6- Clear drain line.
- 7- Check low & high voltage electric wire connections.
- 8- Tighten electric connection.
- 9- Check heat strips operation.
- 10- Check capacitors and amps on all motors.
- 11- Inspect thermostat and check operation.
- 12- Inspect air flow and static pressure.
- 13- Check air duct/flow and distribution.

**\*\* CONDENSER**

- 1- Clean Condenser Coil (Three times a year ).
- 2- Inspect Compressor Performance .
- 3- Check System charge .
- 4- Inspect Electric Parts .
- 5- Inspect electric wires .
- 6- Inspect fan blades and remount it as needed.
- 7- Inspect electric board.
- 8- Inspect Low Voltage & high voltage.
- 9- Tightens all electric wires connection.

**\*\*\* PAYMENTS**

UPON APPROVAL

**INCLUDES:**

- 24/7 service priority
- 15% OFF on Labor
- NO EXTRA CHRGE AFTER HOURS OR VACATIONS SERVICES

---

Services subtotal: \$275.00

**Total** **\$275.00**



# EXHIBIT 15

**AGREEMENT BETWEEN THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT AND LIGHTHOUSE ENGINEERING, INC. FOR PROFESSIONAL ENGINEERING SERVICES**

THIS AGREEMENT (“**Agreement**”) is made and entered into as of this 27 day of January \_\_\_\_\_, 2023, by and between: Lighthouse Engineering Inc.

**ASTURIA COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, with a mailing address c/o DPFM Management & Consulting, LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746 (“**District**”); and

**LIGHTHOUSE ENGINEERING, INC.**, a Florida corporation, with a business address of 701 Enterprise Road East, Suite 410, Safety Harbor, Florida 34695 (“**Engineer**”, together with the District, the “**Parties**”).

**RECITALS**

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

**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; and

**WHEREAS**, pursuant to Sections 190.033 and 287.055, *Florida Statutes*, the District solicited proposals from qualified firms to provide professional engineering services on a continuing basis; and

**WHEREAS**, Engineer submitted a proposal to serve in this capacity; and

**WHEREAS**, the District's Board of Supervisors (“**Board**”) determined Engineer as the most qualified firm to provide professional engineering services for the District and authorized the negotiation of a contract pursuant to Section 287.055, *Florida Statutes*; and

**WHEREAS**, the District intends to employ Engineer to perform engineering services, including but not limited to, construction administration, environmental management and permitting, financial and economic studies, as defined by a separate work authorization or work authorizations; and

**WHEREAS**, upon authorization, the Engineer shall serve as District’s professional representative in each service or project to which this Agreement applies and will give consultation and advice to the District during performance of these 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:
  - i. Preparation of any necessary reports and attendance at meetings of the Board.
  - ii. Providing professional engineering services including but not limited to review and execution of documents under the District's Trust Indentures and monitoring and contract administration associated with District projects. Performance of any other duties related to the provision of infrastructure and services as requested by the Board, District Manager, or District Counsel.
  - iii. Any other items requested by the Board.
- b. Engineer shall, when authorized by the Board by written work authorization, provide general services related to construction of any District projects and shall provide such recommendations for such services as deemed appropriate in his or her professional experience, including, but not limited to:
  - i. Periodic visits to the site, part-time or full-time construction management of District projects, as may be recommended by the Engineer and authorized by the District.
  - ii. Processing of contractor's pay estimates.
  - iii. Preparation of, and/or assistance with the preparation of, work authorizations, requisitions, direct purchase orders, change orders and acquisitions for review by the District Manager, District Counsel and the Board.
  - iv. Final inspection and requested certificates for construction including the final certificate of construction.
  - v. Consultation and advice during construction, including performing all roles and actions required of any construction contract between District and any contractor(s) in which Engineer is named as owner's representative or "Engineer."
  - vi. Any other activity related to construction as authorized by the Board.
- c. With respect to maintenance of the facilities, Engineer shall render such services as authorized by the Board.

**2. REPRESENTATIONS.** The Engineer hereby represents to the District that:

- a. It has the experience and skill to perform the services required to be performed by this Agreement.
- b. It shall design to and comply with applicable federal, state, and local laws, and codes, including without limitation, professional registration and licensing requirements (both corporate and individual for all required basic disciplines) in effect during the term of this Agreement, and shall, if requested by District,

provide certification of compliance with all registration and licensing requirements.

- c. It shall perform said services in accordance with generally accepted professional standards in the most expeditious and economical manner, and to the extent consistent with the best interests of District.
- d. It is adequately financed to meet any financial obligations it may be required to incur under this Agreement.

**3. METHOD OF AUTHORIZATION.** Each service or project shall be authorized in writing by the District. Engineer shall request such work authorizations in its professional capacity as Engineer when it is deemed desirable or necessary and the District is relying on the Engineer to make such recommendations when Engineer deems professional engineering services appropriate for the facts and circumstances of any project. The written authorization shall be incorporated in a work authorization which shall include the scope of work, compensation, project schedule, and special provisions or conditions specific to the service or project being authorized, in substantially the form attached hereto as **Exhibit B** (“**Work Authorization**”). Authorization of services or projects under the contract shall be at the sole option of the District but with advice and recommendations by the Engineer.

**4. COMPENSATION.** It is understood and agreed that the payment of compensation for services under this Agreement shall be stipulated in each Work Authorization. One of the following methods will be utilized:

- a. Lump Sum Amount - The District and Engineer shall mutually agree to a lump sum amount for the services to be rendered payable monthly in direct proportion to the work accomplished. For any lump-sum or cost-plus-a-fixed-fee professional service contract over the threshold amount provided in Section 287.017, *Florida Statutes*, for CATEGORY FOUR, the District shall require the Engineer to execute a truth-in-negotiation certificate stating that wage rates and other factual unit costs supporting the compensation are accurate, complete, and current at the time of contracting. The price for any lump sum Work Authorization, and any additions thereto, will be adjusted to exclude any significant sums by which the District determines the Work Authorization was increased due to inaccurate, incomplete, or noncurrent wage rates and other factual unit costs. All such adjustments must be made within 1 year following the completion of the work contemplated by the lump sum Work Authorization.
- b. Hourly Personnel Rates - For services or projects where scope of services is not clearly defined, or recurring services or other projects where the District desires to use the hourly compensation rates outlined in **Exhibit A** attached hereto. The District and Engineer may agree to a “not to exceed” amount when utilizing hourly personnel rates for a specific work authorization.

**5. REIMBURSABLE EXPENSES.** Reimbursable expenses consist of actual expenditures made by Engineer, its employees, or its consultants in the interest of the project for the incidental expenses as listed as follows:

- a. Expenses of transportation and living when traveling in connection with a project, for long distance phone calls and telegrams, and fees paid for securing approval of authorities having jurisdiction over an authorized project. All expenditures shall be made in accordance with Chapter 112, *Florida Statutes*, and with the District's travel policy.
- b. Expense of reproduction, postage and handling of drawings and specifications.

**6. TERM OF CONTRACT.** It is understood and agreed that this Agreement is for engineering services. It is further understood and agreed that the term of this Agreement will be from the time of execution of this Agreement until terminated pursuant the terms herein.

**7. SPECIAL SERVICES.** When authorized in writing by the District, additional special consulting services may be utilized by Engineer and paid for on a cost basis with no markup.

**8. BOOKS AND RECORDS.** Engineer shall maintain comprehensive books and records relating to any services performed under this Agreement, which shall be retained by Engineer for a period of at least four (4) years from and after completion of any services hereunder (or such longer period to the extent required by Florida's public records retention laws). 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.

**9. OWNERSHIP OF DOCUMENTS.**

- a. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Engineer pursuant to this Agreement ("**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 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.

**10. ACCOUNTING RECORDS.** Records of 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.

**11. REUSE OF DOCUMENTS.** All documents including drawings and specifications furnished by Engineer pursuant to this Agreement are instruments of service. They are not intended or represented to be suitable for reuse by District or others on extensions of the work for which they were provided or on any other project. Any reuse without specific written consent by Engineer will be at the District’s sole risk and without liability or legal exposure to Engineer. All documents including drawings, plans and specifications furnished by Engineer to District are subject to reuse in accordance with Section 287.055(10), *Florida Statutes*.

**12. COST ESTIMATES.** Since Engineer has no control over the cost of labor, materials or equipment or over a contractor’s methods of determining prices, or over competitive bidding or market conditions, opinions of probable cost provided as a service hereunder are to be made on the basis of experience and qualifications and represent the 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. If the District wishes greater assurance as to the construction costs, it shall employ an independent cost estimator at its own expense.

**13. INSURANCE.** 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
General Liability	
Bodily Injury (including Contractual)	\$1,000,000/\$2,000,000
Property Damage (including Contractual)	\$1,000,000/\$2,000,000
Automobile Liability	Combined Single Limit \$1,000,000
Bodily Injury / Property Damage	

Professional Liability for  
Errors and Omissions

\$1,000,000

If any such policy of insurance is a “claims made” policy, and not an “occurrence” policy, the Engineer shall, without interruption, and at the District’s option, maintain the insurance during the term of this Agreement and for at least five years after the termination of this Agreement.

The District, its officers, supervisors, agents, staff, and representatives shall be named as additional insured parties, except with respect to the Worker’s Compensation Insurance and the Professional Liability for Errors and Omissions Insurance both for which only proof of insurance shall be provided. The Engineer shall furnish the District with the Certificate of Insurance evidencing compliance with the requirements of this Section. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective without written notice to the District per the terms of the applicable policy. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the state of Florida.

If the Engineer fails to have secured and maintained the required insurance, the District has the right (without any obligation to do so, however), to secure such required insurance in which event, the Engineer shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District’s obtaining the required insurance.

**14. 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.

**15. 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 four years after completion of all work under the Agreement.

**16. INDEMNIFICATION.** Engineer agrees to indemnify, defend, and hold the District and the District’s officers and employees wholly harmless from liabilities, damages, losses, and costs of any kind, including, but not limited to, reasonable attorney’s fees, which may come against the District and the District’s officers and employees, to the extent caused wholly or in part by negligent, reckless, or intentionally wrongful acts, omissions, or defaults by Engineer or persons employed or utilized by Engineer in the course of any work done relating to this Agreement. To the extent a limitation on liability is required by Section 725.06 of the *Florida Statutes* or other

applicable law, liability under this section shall in no event exceed the sum of Three Million Dollars and Engineer shall carry, at his own expense, insurance in a company satisfactory to District to cover the aforementioned liability. Engineer agrees such limitation bears a reasonable commercial relationship to the contract and was part of the project specifications or bid documents.

**17. INDIVIDUAL LIABILITY. UNDER THIS AGREEMENT, AND SUBJECT TO THE REQUIREMENTS OF SECTION 558.0035, *FLORIDA STATUTES*, WHICH REQUIREMENTS ARE EXPRESSLY INCORPORATED HEREIN, AN INDIVIDUAL EMPLOYEE OR AGENT MAY NOT BE HELD INDIVIDUALLY LIABLE FOR NEGLIGENCE.**

**18. SOVEREIGN IMMUNITY.** The Engineer agrees and covenants that nothing in this Agreement shall constitute or be construed as a waiver of District's limitations on liability pursuant to Section 768.28, *Florida Statutes*, or any other statute or law.

**19. PUBLIC RECORDS.** The Engineer agrees and understands that Chapter 119, *Florida Statutes*, may be applicable to documents prepared in connection with work provided to the District and agrees to cooperate with public record requests made thereunder. In connection with this Agreement, Engineer agrees to comply with all provisions of Florida's public records laws, including but not limited to Section 119.0701, *Florida Statutes*, the terms of which are incorporated herein. Among other requirements, Engineer must:

- a. Keep and maintain public records required by the District to perform the service.
- b. Upon request from the District's custodian of public records, provide the District with a copy of the requested 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* or as otherwise provided by law.
- c. Ensure that public records that 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 completion of the Agreement if the Engineer does not transfer the records to the District.
- d. Upon completion of this Agreement, transfer, at no cost, to the District all public records in possession of the Engineer or keep and maintain public records required by the District to perform the service. If the Engineer transfers all public records to the District upon completion of this Agreement, the Engineer shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the Engineer keeps and maintains public records upon completion of the Agreement, the Engineer shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format that is compatible with the information technology systems of the District.



**IF ENGINEER HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO ENGINEER'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 758-4841, OR BY EMAIL AT TDOBSON@DPGFMC.COM, OR BY REGULAR MAIL AT C/O DPGF MANAGEMENT & CONSULTING, LLC, 250 INTERNATIONAL PARKWAY, SUITE 208, LAKE MARY, FLORIDA 32746.**

**20. E-VERIFY.** 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. The Engineer shall comply with and perform all applicable provisions of Section 448.095, *Florida Statutes*. Accordingly, beginning January 1, 2021, to the extent required by Florida Statute, Engineer shall register 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 District 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*. If the Engineer anticipates entering into agreements with a subcontractor for the Work, 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. 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 s. 448.09(1), *Florida Statutes*, shall promptly terminate its agreement with such person or entity. 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.

**21. 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.

**22. SUBCONTRACTORS.** The Engineer may subcontract portions of the services, subject to the terms of this Agreement and subject to the prior written consent of the District, which may be withheld for any or no reason. Without in any way limiting any terms and conditions set forth in this Agreement, all subcontractors of Engineer shall be deemed to have made all of the representations and warranties of Engineer set forth herein and shall be subject to any and all

obligations of Engineer hereunder. Prior to any subcontractor providing any services, Engineer shall obtain from each subcontractor its written consent to and acknowledgment of the terms of this Agreement. Engineer shall be responsible for all acts or omissions of any subcontractors.

**23. INDEPENDENT CONTRACTOR.** The District and the Engineer agree and acknowledge that the Engineer shall serve as an independent contractor of the District. Neither the Engineer nor employees of the Engineer, if any, are employees of the District under the meaning or application of any federal or state unemployment, insurance laws, or any other potentially applicable laws. The Engineer agrees to assume all liabilities or obligations by any one or more of such laws with respect to employees of the Engineer, if any, in the performance of this Agreement. The Engineer shall not have any authority to assume or create any obligation, express or implied, on behalf of the District and the Engineer shall have no authority to represent as agent, employee, or in any other capacity the District unless set forth differently herein or authorized by vote of the Board.

**24. 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. Nothing in this paragraph shall prevent the Engineer from employing such independent professional associates and consultants as Engineer deems appropriate, pursuant to the terms of this Agreement.

**25. THIRD PARTIES.** Nothing in the Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred by operation of law.

**26. CONTROLLING LAW.** The Engineer and the District agree that this Agreement shall be controlled and governed by the laws of the State of Florida. Venue for any action arising under this Agreement shall be in the State Courts located in Pasco County, Florida.

**27. TERMINATION.** The District may terminate this Agreement for cause immediately upon notice to Engineer. The District or the Engineer may terminate this Agreement without cause upon thirty (30) days' 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 in writing by the District. In the event of any termination or breach of any kind, the Engineer shall not be entitled to consequential damages of any kind (including but not limited to lost profits), but instead the Engineer's sole remedy will be to recover payment for services rendered to the date of the notice of termination, subject to any offsets.

**28. RECOVERY OF COSTS AND FEES.** In the event either party is required to enforce this Agreement by court proceedings or otherwise, then the prevailing party shall be entitled to recover from the other party all costs incurred, including reasonable attorneys' fees at all judicial levels.

**29. AMENDMENTS.** Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both of the parties hereto and formally approved by the Board.

**30. AGREEMENT.** This Agreement reflects the negotiated agreement of the parties, each represented by competent legal counsel. Accordingly, this Agreement shall be construed as if both parties jointly prepared it, and no presumption against one party or the other shall govern the interpretation or construction of any of the provisions of this Agreement.

**31. NOTICES.** All notices, requests, consents and other communications hereunder (“**Notices**”) shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or telecopied to the parties, as follows:

**A. If to District:** Asturia Community Development District  
c/o DPFM Management & Consulting, LLC  
250 International Parkway, Suite 208  
Lake Mary, Florida 32746  
Attn: District Manager

**With a copy to:** KE Law Group  
2016 Delta Blvd, Suite 101  
Tallahassee, Florida 32303  
Attn: District Counsel

**B. If to Engineer:** Lighthouse Engineering, Inc.  
701 Enterprise Road East, Suite 410  
Safety Harbor, Florida 34695  
Attn: Brad Foran, P.E.

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. 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 contained in this Agreement 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 the Engineer may deliver Notice on behalf of the District and the Engineer. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days’ written notice to the parties and addressees set forth herein.

**32. COUNTERPARTS.** This Agreement may be executed in any number of counterparts. Any party hereto may join into this Agreement by executing any one counterpart. All counterparts when taken together shall constitute but one and the same instrument constituting this Agreement.

**33. 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.

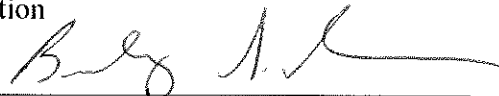
*[Signatures on following page]*

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

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Chairperson, Board of Supervisors

**LIGHTHOUSE ENGINEERING, INC.**, a Florida  
corporation

  
\_\_\_\_\_  
By: BRADLEY S. FORAN  
Its: PRESIDENT

- Exhibit A: Hourly Fee Schedule
- Exhibit B: Form of Work Authorization

**EXHIBIT A**  
**Hourly Fee Schedule**

*[to be provided by Engineer]*

Lighthouse Engineering, Inc.  
701 Enterprise Road East, Suite 410  
Safety Harbor, FL 34695



## Lighthouse Engineering

### Rate Schedule

(As of 1/27/2023)

Project Manager	\$ 210 / Hour
Chief Engineer	\$ 225 / Hour
Senior Engineer	\$ 185 / Hour
Engineer	\$ 155 / Hour
Senior Designer	\$ 165 / Hour
Cadd Technician	\$ 135 / Hour
Clerical	\$ 95 / Hour

- We propose to tie our rate increase to the CP Index. This increase has typically been in the range of approximately 3% annually

Note: Expenses for projects / task assignments will be negotiated on a project by project basis or be billed to the CDD as a direct expense.

Signed \_\_\_\_\_

Bradley S. Foran, P.E., President

**Exhibit B**  
Form of Work Authorization

Asturia Community Development District  
Pasco County, Florida

Subject:           **Work Authorization Number \_\_\_\_**  
                          **Asturia Community Development District**

Dear Chairman, Board of Supervisors:

**Lighthouse Engineering, Inc.** (“**Engineer**”) is pleased to submit this work authorization to provide engineering services for the Asturia Community Development District (“**District**”). We will provide these services pursuant to our current agreement dated \_\_\_\_\_, 2023 (“**Engineering Agreement**”) as follows:

**I.       Scope of Work**

The District will engage Engineer to: [description of scope of work; or attach scope exhibit]

**II.     Fees**

The District will [compensate Engineer pursuant to the hourly rate schedule contained in the Engineering Agreement, not to exceed \$ \_\_\_\_\_. The District will reimburse Engineer all direct costs which include items such as printing, drawings, travel, deliveries, et cetera, pursuant to the Agreement.] OR [will compensate Engineer in a flat fee amount of \$ \_\_\_\_\_, inclusive of all effort, expenses, and costs to complete the work described herein].

This proposal, together with the Engineering Agreement, represents the entire understanding between the District and Engineer with regard to the referenced work authorization. If you wish to accept this work authorization, please return an executed copy to our office. Upon receipt, we will promptly schedule our services.

APPROVED AND ACCEPTED

Sincerely,

**Asturia Community Development District**

**Lighthouse Engineering, Inc.**

By: \_\_\_\_\_

\_\_\_\_\_

Authorized Representative

By:

Date: \_\_\_\_\_

Date: \_\_\_\_\_

# EXHIBIT 16





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

February 9, 2023

Mr. Logan Muether  
Asturia Community Development District  
c/o DPFM Management and Consultation, LLC  
250 International Parkway, Suite 208  
Lake Mary, Florida 32746

**\$11,950,000**  
**Asturia Community Development District**  
**(Pasco County, Florida)**  
**Special Assessment Bonds, Series 2014A-1 and 2014A-2**  
**("Bonds")**

Dear Ms. Muether:

Attached you will find our arbitrage rebate report for the above-referenced Bonds for the annual period ended December 18, 2022 ("Computation Period"). This report indicates that there is no cumulative rebatable arbitrage liability as of December 18, 2022.

The next annual arbitrage rebate calculation date is December 18, 2023. 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](mailto:liscott@llstax.com).

Sincerely,

*Linda L. Scott*

Linda L. Scott, CPA

cc: Mr. John Shiroda, Hancock Whitney Bank

# ***Asturia Community Development District***

*\$11,950,000 Asturia Community Development District  
(Pasco County, Florida) Special Assessment Bonds,  
Series 2014A-1 and 2014A-2*

*For the period ended December 18, 2022*



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February 9, 2023

Asturia Community Development District  
c/o DPFM Management and Consultation, LLC  
250 International Parkway, Suite 208  
Lake Mary, Florida 32746

Re: \$11,950,000 Asturia Community Development District (Pasco County, Florida) Special Assessment Bonds, Series 2014A-1 and 2014A-2 (“Bonds”)

Asturia Community Development District (“Client”) has requested that we prepare certain computations related to the above-described Bonds for the period ended December 18, 2022 (“Computation Period”). The scope of our engagement consisted of the preparation of computations to determine the Rebtable Arbitrage 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 Rebtable Arbitrage of \$(710,951.70) at December 18, 2022. 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 5.8486%. Accordingly, we have not recomputed the Bond Yield.

The scope of our engagement was limited to the preparation of a mathematically accurate Rebtable Arbitrage for the Bonds for the Computation Period based on the information provided to us. The Rebtable Arbitrage 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**

Asturia Community Development District

February 9, 2023

\$11,950,000 (Pasco County, Florida) Special Assessment Bonds, Series 2014A-1 and 2014A-2

For the period ended December 18, 2022

### **NOTES AND ASSUMPTIONS**

1. The issue date of the Bonds is December 19, 2014.
2. The end of the first Bond Year for the Bonds is December 18, 2015.
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 Rebatable Arbitrage 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 Rebatable Arbitrage 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 Rebatable Arbitrage 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 Rebatable Arbitrage as of the Next Computation Date will not be the Rebatable Arbitrage 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 Rebatable Arbitrage 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**

Asturia Community Development District

February 9, 2023

\$11,950,000 (Pasco County, Florida) Special Assessment Bonds, Series 2014A-1 and 2014A-2

For the period ended December 18, 2022

### **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. Proceeds of the Series 2014A Bonds were applied to: (a) finance a portion of the Cost of acquiring, constructing and equipping assessable improvements of the Series 2014A Project; (b) pay certain costs associated with the issuance of the Series 2014A Bonds; (c) make deposits into the Series 2014A-1 Debt Service Reserve Account and into the Series 2014A-2 Debt Service Reserve Account which accounts will be held jointly for the benefit of all of the Series 2014A Bonds, without privilege or priority of one Series 2014A Bonds over another; and (d) pay a portion of the interest to become due on the Series 2014A Bonds.

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

Asturia Community Development District

February 9, 2023

\$11,950,000 (Pasco County, Florida) Special Assessment Bonds, Series 2014A-1 and 2014A-2

For the period ended December 18, 2022

### **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 Rebtable Arbitrage on certain prescribed dates.
5. *Rebtable Arbitrage*: 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**

Asturia Community Development District

February 9, 2023

\$11,950,000 (Pasco County, Florida) Special Assessment Bonds, Series 2014A-1 and 2014A-2

For the period ended December 18, 2022

**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**

Asturia Community Development District

February 9, 2023

\$11,950,000 (Pasco County, Florida) Special Assessment Bonds, Series 2014A-1 and 2014A-2

For the period ended December 18, 2022

**DESCRIPTION OF SCHEDULE**

**SCHEDULE 1 - REBATABLE ARBITRAGE CALCULATION**

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



\$11,950,000 ASTURIA COMMUNITY DEVELOPMENT DISTRICT (PASCO COUNTY, FLORIDA)  
 SPECIAL ASSESSMENT BONDS, SERIES 2014A-1 AND 2014A-2

SCHEDULE 1 - REBATABLE ARBITRAGE CALCULATION

12 / 19 / 2014    ISSUE DATE  
 12 / 19 / 2019    BEGINNING OF COMPUTATION PERIOD  
 12 / 18 / 2022    COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.8486%	ALLOWABLE EARNINGS
12 / 19 / 2019	BEGINNING BALANCE		0.00	282,331.70	335,581.21	53,249.51
12 / 19 / 2019	INTEREST ACCRUAL REVERSAL		(204.77)	0.00	0.00	0.00
1 / 2 / 2020	DEBT SERVICE RESERVE ACCT A-1		357.92	0.00	0.00	0.00
2 / 3 / 2020	DEBT SERVICE RESERVE ACCT A-1		351.88	0.00	0.00	0.00
3 / 2 / 2020	DEBT SERVICE RESERVE ACCT A-1		328.77	0.00	0.00	0.00
3 / 23 / 2020	DEBT SERVICE RESERVE ACCT A-1		0.00	(2,283.50)	(2,673.63)	(390.13)
4 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		195.23	0.00	0.00	0.00
5 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		53.46	0.00	0.00	0.00
6 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		28.48	0.00	0.00	0.00
7 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		18.56	0.00	0.00	0.00
8 / 3 / 2020	DEBT SERVICE RESERVE ACCT A-1		16.04	0.00	0.00	0.00
9 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		8.40	0.00	0.00	0.00
9 / 15 / 2020	DEBT SERVICE RESERVE ACCT A-1		0.00	(320.29)	(364.82)	(44.53)
10 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		2.85	0.00	0.00	0.00
11 / 2 / 2020	DEBT SERVICE RESERVE ACCT A-1		0.31	0.00	0.00	0.00
11 / 2 / 2020	DEBT SERVICE RESERVE ACCT A-1		5.38	0.00	0.00	0.00
12 / 1 / 2020	DEBT SERVICE RESERVE ACCT A-1		4.74	0.00	0.00	0.00
1 / 4 / 2021	DEBT SERVICE RESERVE ACCT A-1		5.15	0.00	0.00	0.00
2 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.23	0.00	0.00	0.00
3 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.47	0.00	0.00	0.00
4 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		8.61	0.00	0.00	0.00
4 / 7 / 2021	DEBT SERVICE RESERVE ACCT A-1		0.00	7,016.99	7,738.24	721.25
5 / 3 / 2021	DEBT SERVICE RESERVE ACCT A-1		7.95	0.00	0.00	0.00
6 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.38	0.00	0.00	0.00
7 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.18	0.00	0.00	0.00
8 / 2 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.38	0.00	0.00	0.00
9 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.38	0.00	0.00	0.00
9 / 10 / 2021	DEBT SERVICE RESERVE ACCT A-1		0.00	(41.88)	(45.07)	(3.19)
10 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.18	0.00	0.00	0.00
11 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.38	0.00	0.00	0.00
12 / 1 / 2021	DEBT SERVICE RESERVE ACCT A-1		6.18	0.00	0.00	0.00
12 / 29 / 2021	DEBT SERVICE RESERVE ACCT A-1		0.01	0.00	0.00	0.00
1 / 3 / 2022	DEBT SERVICE RESERVE ACCT A-1		6.38	0.00	0.00	0.00
2 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		6.38	0.00	0.00	0.00
3 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		5.76	0.00	0.00	0.00
3 / 15 / 2022	DEBT SERVICE RESERVE ACCT A-1		0.00	(37.27)	(38.94)	(1.67)

\$11,950,000 ASTURIA COMMUNITY DEVELOPMENT DISTRICT (PASCO COUNTY, FLORIDA)  
SPECIAL ASSESSMENT BONDS, SERIES 2014A-1 AND 2014A-2

SCHEDULE 1 - REBATABLE ARBITRAGE CALCULATION

12 / 19 / 2014 ISSUE DATE  
12 / 19 / 2019 BEGINNING OF COMPUTATION PERIOD  
12 / 18 / 2022 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.8486%	ALLOWABLE EARNINGS
4 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		32.91	0.00	0.00	0.00
5 / 2 / 2022	DEBT SERVICE RESERVE ACCT A-1		67.84	0.00	0.00	0.00
6 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		153.23	0.00	0.00	0.00
7 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		246.48	0.00	0.00	0.00
8 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		375.60	0.00	0.00	0.00
9 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		514.33	0.00	0.00	0.00
9 / 15 / 2022	DEBT SERVICE RESERVE ACCT A-1		0.00	(1,390.39)	(1,411.25)	(20.86)
10 / 3 / 2022	DEBT SERVICE RESERVE ACCT A-1		579.39	0.00	0.00	0.00
11 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		732.28	0.00	0.00	0.00
12 / 1 / 2022	DEBT SERVICE RESERVE ACCT A-1		867.23	0.00	0.00	0.00
12 / 18 / 2022	INTEREST ACCRUAL		593.73	0.00	0.00	0.00
		<u>290,702.63</u>	<u>5,427.27</u>	<u>285,275.36</u>	<u>338,785.74</u>	<u>53,510.38</u>
	ACTUAL EARNINGS		5,427.27			
	ALLOWABLE EARNINGS		<u>53,510.38</u>			
	REBATABLE ARBITRAGE		(48,083.11)			
	FUTURE VALUE OF 12/18/2019 CUMULATIVE REBATABLE ARBITRAGE		(657,177.88)			
	FUTURE VALUE OF 12/18/2020 COMPUTATION DATE CREDIT		(1,975.08)			
	FUTURE VALUE OF 12/18/2021 COMPUTATION DATE CREDIT		(1,885.63)			
	COMPUTATION DATE CREDIT		<u>(1,830.00)</u>			
	CUMULATIVE REBATABLE ARBITRAGE		<u>(710,951.70)</u>			

# EXHIBIT 17



Office: (888) 927-7865  
Fax: (813) 200-8448  
Contact@customreserves.com  
5470 E Busch Blvd., Unit 171  
Tampa, FL 33617

## ASTURIA COMMUNITY DEVELOPMENT DISTRICT FULL RESERVE STUDY REPORT



**For 30-Year Projection Period: FY 2023 through FY 2053**

This report contains intellectual property developed by Custom Reserves, LLC specific to this engagement and cannot be reproduced or distributed to those who conduct reserve studies without the written consent of Custom Reserves, LLC. See the proposal for details concerning the use of this report.

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## Property Overview



### Odessa, FL

Latitude: 28° 11' 39"

Longitude: 82° 34' 11"

## Executive Summary

Custom Reserves, LLC conducted a site visit on February 10, 2023. We identified 27 reserve components comprising 29 line items that require reserve funding during the noninvasive, visual inspection of the community. Supplemental information to the physical inspection typically includes the following sources:

1. District board members, management and staff
2. Client’s vendors
3. Declaration
4. Maintenance records of the reserve components where available
5. Project plans where available

Asturia Community Development District (Asturia CDD) is a local unit of special purpose government located in Odessa, FL and is responsible for the common elements shared by 668 owners. Asturia CDD began construction in 2016. The development contains Property Site, Clubhouse and Fitness Center, and Pool components.

A Reserve Study comprises two parts:

Physical Analysis	Financial Analysis
<ul style="list-style-type: none"> <li>• Component Inventory</li> <li>• Condition Assessment</li> <li>• Estimated Useful Life</li> <li>• Remaining Useful Life</li> <li>• Replacement Cost</li> </ul>	<ul style="list-style-type: none"> <li>• Fund Status</li> <li>• Funding Plan</li> </ul>

The intention of this Reserve Study is to forecast the District’s ability to repair or replace major components as they wear out in future years. This Reserve Study complies with or exceeds all applicable statutes and national standards. Reserve Studies are a guide and should be used for budgetary purposes. Actual expenditures and times of replacements can and/or will vary.

**Reference #:**

940.23

**Inspection and Report by:**

Graham Culkar, RS

**Review by:**

Paul Grifoni, PRA, RS



## Financial Analysis

### Cash Flow Method

The **Cash Flow** method of funding utilizes reserve contributions designed to offset the variable annual reserve expenditures over the next 30 years. In this method, we test different reserve funding scenarios against the anticipated schedule of reserve expenditures on a year-by-year basis until the desired adequate or sufficient funding goal is achieved. In this method, funding recommendations are driven by a threshold (risk) year, determined by the schedule of reserve expenditures. Within the Cash Flow method, the District **may** use reserve funds, as needed, for those expenditures related to components which are included in the Reserve Component inventory.

### Reserve Recommendations for Asturia CDD

We include the Cash Flow, or pooling method to project and illustrate the reserve funding plan as depicted in **Appendix B**. The unaudited cash status of the District's pooled reserve fund, as of December 31, 2022, as reported by Management and the Board is \$44,908. Asturia CDD budgeted \$25,000 for **combined** reserves contributions in FY<sup>1</sup> 2023. Based on our analysis of the District's existing individual reserve accounts, we note that a reserve contribution of \$200,000 would be required in 2024 to adequately fund reserves using the Cash Flow method. This equates to a 16.9% increase in the 2023 operating budget of \$1,034,994. The threshold or risk year falls in 2045 due to repaving of the asphalt pavement streets. In addition, we consider the age and overall condition of the community in the accumulated year 2053 ending reserve balance of \$892,138.

We encourage all clients to adequately fund their reserves. However, we recognize that the recommended increase in reserve contributions is significant. We suggest the District discuss funding options with management, legal counsel and/or their accounting team. In many cases the District can legally partially fund their reserves as long as a fully-funded budget is disclosed to the owners and the appropriate voting procedures are followed.

External market factors incorporated in this Reserve Study are an inflation rate of 3.50% and an interest rate of 1.15%. The Consumer Price Index published by the Bureau of Labor Statistics is

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<sup>1</sup> FY 2023 Begins October 1, 2022 and Ends September 30, 2023.

# CustomReserves

currently 6.5%. However, using this rate may not be realistic over the next 30 years or more importantly projecting to the risk year. Most community bylaws provide that funds shall be held in a bank, with FDIC or similar insurance to cover all funds.

The actual timing of the events depicted may not occur exactly as projected. Internal changes such as deferred or accelerated projects, and external changes such as interest and inflation rates, are likely. Updates to the Reserve Study will incorporate these changes. To ensure equity in the adopted funding plan, ongoing annual Board reviews and an update of this Reserve Study with an on-site visit are recommended in two- to three-years depending on the complexity of the community, and changes in external and internal factors. It is recommended by the American Institute of Certified Public Accountants (AICPA) that your Reserve Study be updated annually.

## Property Component Definitions

The analysis began by separating the property components into specific areas of responsibility for replacement and repair. These classes of property are as follows:

1. **Reserve Components** are defined as follows:
  - District responsibility
  - Limited useful life expectancies
  - Predictable remaining useful life expectancies
  - Replacement cost above a minimum threshold
2. **Operating Budget Components** are defined as follows:
  - Common area components historically funded through operating funds rather than reserve funds
  - Common area components whose replacement or repair costs fall below a specific dollar amount
3. **Long-Lived Components** are defined as follows:
  - Common area components without a predictable remaining useful life
  - Common area components with a remaining useful life beyond the 30-year scope of this reserve study
4. **Owner Components** are defined as follows:
  - Components that are not the responsibility of the District to maintain, repair or replace
5. **Other Components** are defined as follows:
  - Components that are neither the responsibility of the District nor the Owner to maintain, repair or replace

## Property Component Model

	COMPONENT	RESERVES	OPERATING	ONG-LIVE	OWNER	OTHER
	Air Handling and Condensing Units, Split Systems	X				
Property Site	Asphalt Pavement, Mill and Overlay, Phased	X				
Property Site	Asphalt Pavement, Patch	X				
Property Site	Asphalt Pavement, Total Replacement, Walking Paths	X				
Property Site	Boardwalks, Wood, Phased	X				
Property Site	Concrete Curbs and Gutters, Partial	X				
Property Site	Concrete Sidewalks, Partial	X				
Pool	Deck, Pavers	X				
	Driveways				O	
Property Site	Entrance Monuments, Renovations	X				
Clubhouse and Fitness Center	Exercise Equipment, Cardiovascular	X				
Clubhouse and Fitness Center	Exercise Equipment, Strength Training	X				
	Expenses Less Than \$10000		X			
	Exterior Paint Finishes, Clubhouse and Fitness Building		X			
Pool	Fence, Aluminum (Incl. Dog Park and Playground)	X				
	Fences, at Lots				O	
	Foundation(s)			X		
Pool	Furniture, Phased	X				
	Homes and Lots				O	
Clubhouse and Fitness Center	Interior Renovations, Complete	X				
Clubhouse and Fitness Center	Interior Renovations, Partial	X				
	Irrigation System, Controllers		X			
Property Site	Irrigation System, Partial	X				
Property Site	Landscape, Partial Replacements	X				
	Lift Stations (Pasco County)					O
Pool	Light Poles and Fixtures, Pool	X				
	Light Poles and Fixtures, Streets (Utility Company)					O
Property Site	Mailbox Stations	X				
Property Site	Maintenance Cart	X				
Pool	Mechanical Equipment, Phased	X				
	Other Repairs Normally Funded Through the Operating Budget		X			
	Pet Waste Stations		X			
	Pipes, Subsurface Utilities, Sanitary Waste			X		
	Pipes, Subsurface Utilities, Water Supply			X		
Property Site	Playground Equipment	X				
Pool	Pool Finishes, Plaster and Tile (Incl. Coping)	X				
	Pool Handicap Lift		X			
	Pool Structure			X		
	Pressure Washer		X			
Clubhouse and Fitness Center	Rest Rooms, Renovations	X				
Clubhouse and Fitness Center	Roofs, Metal	X				
	Security System, Clubhouse		X			
	Shade Structure, Pool		X			
Property Site	Signage, Street Identification and Traffic Management	X				
Property Site	Site Furniture	X				
Property Site	Stormwater System, Partial	X				
	Structural Frame(s)			X		
Clubhouse and Fitness Center	Windows and Doors	X				





## Reserve Expenditures

### Asturia Community Development District

Line Item	Reserve Components	Year 10	Year 11	Year 12	Year 13	Year 14	Year 15	Year 16	Year 17	Year 18	Year 19	Year 20	Year 21	Year 22	Year 23	Year 24	Year 25	Year 26	Year 27	Year 28	Year 29	Year 30
		2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053
<b>Property Site Components</b>																						
1	Asphalt Pavement, Patch	\$105,950						\$130,240												\$196,801		
2	Asphalt Pavement, Mill and Overlay, Phased									\$587,059	\$607,607	\$628,873	\$650,883	\$673,664								
3	Asphalt Pavement, Total Replacement, Walking Paths	\$77,019																		\$143,061		
4	Boardwalks, Wood, Phased											\$245,341					\$291,388					
5	Concrete Curbs and Gutters, Partial									\$51,360	\$53,157	\$55,018	\$56,943	\$58,936								
6	Concrete Sidewalks, Partial		\$107,636					\$127,838					\$151,832					\$180,328				\$206,931
7	Entrance Monuments, Renovations				\$25,023																	
8	Irrigation System, Partial											\$96,125									\$135,594	
9	Landscape, Partial Replacements			\$15,111					\$17,947					\$21,315					\$25,316			
10	Mailbox Stations														\$359,624							
11	Maintenance Cart				\$12,512							\$15,918							\$20,253			
12	Playground Equipment								\$134,601													
13	Signage, Street Identification and Traffic Management								\$272,791													
14	Site Furniture			\$37,777																		\$70,170
15	Stormwater System, Partial														\$220,611							
<b>Clubhouse and Fitness Center Components</b>																						
16	Air Handling and Condensing Units, Split Systems										\$46,140											
17	Exercise Equipment, Cardiovascular							\$90,167							\$114,718							\$145,953
17.1	Exercise Equipment, Strength Training												\$74,140									
18	Interior Renovations, Complete								\$125,627													
18.1	Interior Renovations, Partial																					
19	Rest Rooms, Renovations								\$111,270													
20	Roofs, Metal															\$265,865						
21	Windows and Doors																					\$449,087
<b>Pool Components</b>																						
22	Deck, Pavers														\$157,186							
23	Fence, Aluminum (Incl. Dog Park and Playground)									\$104,484												
24	Furniture, Phased		\$20,440				\$23,455				\$26,915				\$30,886			\$35,442				
25	Light Poles and Fixtures, Pool														\$88,245							
26	Mechanical Equipment, Phased				\$21,895					\$26,005					\$30,886					\$36,682		
27	Pool Finishes, Plaster and Tile (Incl. Coping)								\$114,859												\$173,560	
<b>Total Expenditures</b>		<b>\$182,969</b>	<b>\$128,076</b>	<b>\$52,887</b>	<b>\$59,430</b>	<b>\$0</b>	<b>\$23,455</b>	<b>\$348,245</b>	<b>\$777,095</b>	<b>\$768,908</b>	<b>\$829,944</b>	<b>\$945,150</b>	<b>\$933,798</b>	<b>\$753,916</b>	<b>\$642,531</b>	<b>\$359,624</b>	<b>\$557,253</b>	<b>\$180,328</b>	<b>\$81,010</b>	<b>\$376,545</b>	<b>\$309,154</b>	<b>\$872,141</b>



### Cash Flow Funding Plan (Pooling Method)

#### Asturia Community Development District

	FY	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038
<b>Beginning of Year Reserves</b>		\$44,908	\$70,424	\$271,234	\$414,937	\$602,865	\$745,307	\$855,108	\$972,479	\$1,153,126	\$1,270,671	\$1,477,713	\$1,584,239	\$1,756,382	\$2,015,592	\$2,281,441	\$2,620,378
<b>Recommended Reserve Contributions</b>		25,000	<b>200,000</b>	207,000	214,200	221,700	229,500	237,500	245,800	254,400	263,300	272,500	282,000	291,900	302,100	312,700	323,600
<b>Anticipated Interest Earned</b>	<b>1.15%</b>	516	810	3,119	4,772	6,933	8,571	9,834	11,184	13,261	14,613	16,994	18,219	20,198	23,179	26,237	30,134
<b>Projected Expenditures</b>		0	0	(66,416)	(31,044)	(86,190)	(128,270)	(129,963)	(76,337)	(150,116)	(70,871)	(182,969)	(128,076)	(52,887)	(59,430)	0	(23,455)
<b>Projected Year End Reserves</b>		70,424	271,234	414,937	602,865	745,307	855,108	972,479	1,153,126	1,270,671	1,477,713	1,584,239	1,756,382	2,015,592	2,281,441	2,620,378	2,950,657

		2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053
<b>Beginning of Year Reserves</b>		\$2,950,657	\$2,971,245	\$2,574,920	\$2,194,324	\$1,760,915	\$1,220,316	\$698,353	\$364,168	\$151,925	\$235,048	\$136,898	\$430,544	\$843,384	\$982,538	\$1,208,383
<b>Recommended Reserve Contributions</b>		334,900	346,600	358,700	371,300	384,300	397,800	411,700	426,100	441,000	456,400	472,400	488,900	506,000	523,700	542,000
<b>Anticipated Interest Earned</b>	<b>1.15%</b>	33,933	34,169	29,612	25,235	20,251	14,034	8,031	4,188	1,747	2,703	1,574	4,951	9,699	11,299	13,896
<b>Projected Expenditures</b>		(348,245)	(777,095)	(768,908)	(829,944)	(945,150)	(933,798)	(753,916)	(642,531)	(359,624)	(557,253)	(180,328)	(81,010)	(376,545)	(309,154)	(872,141)
<b>Projected Year End Reserves</b>		2,971,245	2,574,920	2,194,324	1,760,915	1,220,316	698,353	364,168	151,925	235,048	136,898	430,544	843,384	982,538	1,208,383	892,138
											<b>Threshold/ Risk Year</b>					

**Notes:**

- 1) FY 2023 Begins October 1, 2022 and Ends September 30, 2023
- 2) FY 2023 Beginning Reserve Balance and Remaining Contributions are as of December 31, 2022
- 3) Interest Earned is compounded on the Beginning Year Reserve Balance, the first year is a partial amount earned
- 4) Taxes on the interest earned are considered negligible

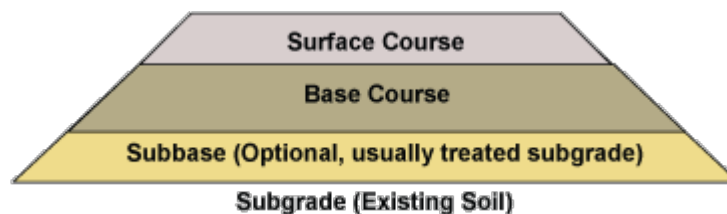
### Property Site Components

#### 1. Asphalt Pavement, Patch

The District maintains approximately 107,300 square yards of asphalt pavement streets and walking paths throughout the community. The pavement is in good overall condition and dates from 2016 to 2020. We recommend the District budget for repairs and area patching as needed, every five- to eight-years beginning by 2027, except when repaving occurs.

#### 2. Asphalt Pavement, Mill and Overlay

The District maintains approximately 105,350 square yards of asphalt pavement streets throughout the community, including the clubhouse parking area. The pavement is in good overall condition and dates from 2016 to 2020. Asphalt pavement comprises multiple layers. Typically the top layer, or surface course (comprised of a wearing course atop a binder course) deteriorates over time and can be milled, or removed, and overlaid, or replaced. The following diagram depicts typical pavement layers.



A mill and overlay is a method of repaving of the surface course where cracked, worn and failed pavement is mechanically removed or milled. A new layer of asphalt is overlaid atop the remaining sound pavement. Milled pavement removes part of the existing pavement and permits the overlay to match the elevation of areas such as adjacent catch basins, curbs and gutters. The milled pavement should be properly bonded to the new overlayment. Overlayment thicknesses typically range from one- to two- inches. Variable thicknesses are often necessary for proper drainage.

A combination of area patching, crack repair and milling should occur before the overlayment. Areas that exhibit potholes, alligator cracks and areas of pavement that are deteriorated from vehicle



# CustomReserves

fluids should all be repaired prior to overlayment. Area patching may require total replacement of isolated areas of pavement. The base course for residential subdivision roadways designed for light traffic is often six inches thick. The paving contractor should seal all cracks. Crack repair minimizes the chance of underlying cracks coming through the overlayment, a mode of failure also known as reflective cracking.

The useful life of the asphalt pavement surface course is from 15- to 25-years. We recommend the District budget for phased milling and overlayment of the pavement beginning by 2041 and concluding by 2045. The District should retain an engineer for quality control.



Asphalt pavement at Renaissance Avenue



Asphalt pavement at Aviles Parkway



Asphalt pavement at Verona Lane



Asphalt pavement at Trails Edge Boulevard



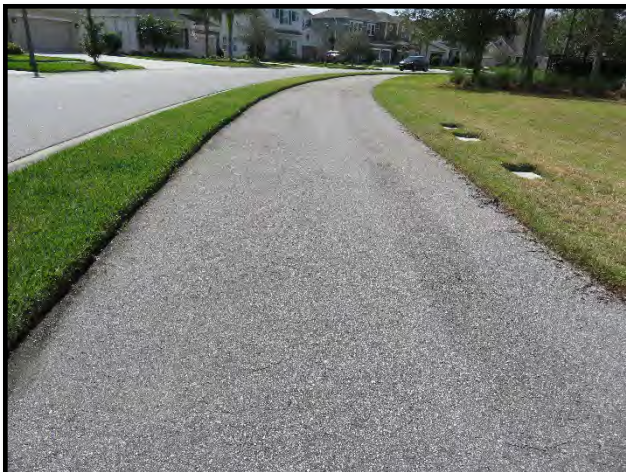
Vehicular fluid stains at alley adjacent to Claymore Street



Pavement repair due to subsurface pipe repair at Claymore Street

### 3. Asphalt Pavement, Total Replacement, Walking Path

The District maintains approximately 1,950 square yards of asphalt pavement walking paths along Long Bow Way, Verona Lane, and adjacent to the playground. The paths are original and in good overall condition with previous repairs and minor deterioration evident. Unlike vehicular pavement, pedestrian walking paths are typically constructed with one pavement course due to a lighter traffic load. Therefore, a mill and overlay is not possible. We anticipate a useful life of 15- to 20-years and recommend the District budget for total replacement of the walking paths by 2033 and again by 2051.



Asphalt pavement walking path at Long Bow Way



Asphalt walking path adjacent to playground



Previous repairs adjacent to boardwalk



Asphalt pavement walking path edge deterioration

#### 4. Boardwalks, Wood

The District maintains three wood boardwalks throughout the community. The boardwalk over the lake between Renaissance Avenue and Caravan Avenue dates to 2016, the boardwalk behind the homes at Satilla Loop and Aviles Parkway dates to 2017 and the boardwalk through the natural preservation area between Aviles Parkway and Renaissance Avenue dates to 2021. The boardwalks are in good overall condition. We anticipate a useful life of 25- to 30-years and recommend the District budget for phased replacement beginning by 2043 and concluding by 2048. The District should fund repairs through the operating budget on an as needed basis to maximize the useful life of the boardwalks. Repairs may include inspection for warped or loose deck boards or railing components, replacement or additional installation of connections or fasteners, and partial replacements of structural members as needed.



Boardwalk over pond



Boardwalk deck and railings



Boardwalk behind homes at Satilla Loop and Aviles Parkway



Boardwalk deck and railings



Boardwalk through natural preservation area



Boardwalk through natural preservation area

## 5. Concrete Curbs and Gutters

The District maintains approximately 78,900 linear feet of concrete curbs and gutters that line the asphalt pavement streets. The curbs and gutters are original and in good overall condition. Concrete has a long useful life of up to 65 years. Therefore, we do not anticipate the need for complete replacement of the concrete. We recommend the District budget for partial replacement of up to five percent (5.0%) of the concrete curbs and gutters in the next 30 years in conjunction with repaving.



Concrete gutter overview



Concrete gutter overview



Isolated curb damage



Isolated curb damage

## 6. Concrete Sidewalks

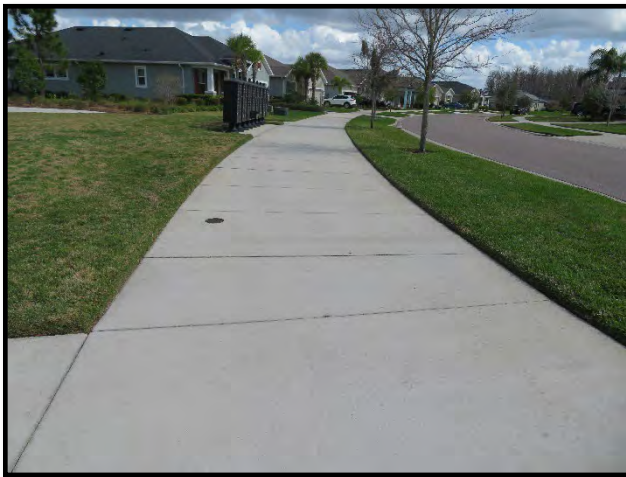
The District maintains approximately 327,500 square feet of concrete sidewalks located throughout the community. The concrete sidewalks are original and in good overall condition with isolated spalling evident. Concrete has a long useful life of up to 65 years. Therefore, we do not anticipate the need for complete replacement of the concrete. We recommend the District budget for partial replacement of up to eighteen percent (18%) of the concrete sidewalks in the next 30 years.



Concrete sidewalk



Concrete sidewalk



Concrete sidewalk



Isolated concrete spalling

## 7. Entrance Monuments, Renovations

The District maintains the monument signage at the two community entrances. These components are original and in good overall condition. Entrance monuments contribute to the overall aesthetic appeal of the property. Renovations are based on the desire to update the perceived identity of the community. Therefore, the timing of renovations is discretionary. We recommend the District budget for renovation of the entrance monuments by 2036. Renovation should include replacement of the metal letters, tile and faux wood, and capital repairs to the structure. Interim repairs and paint finish applications should be funded through the operating budget as needed.



Entrance monument at Asturian Parkway



Entrance monument at Asturian Parkway



Entrance monument at Promenade Parkway



Metal letters at entrance monument

## 8. Irrigation System

An irrigation system waters the common lawn and landscaped areas throughout the community. The system is original and reported in satisfactory operational condition. Over time, the effects of the elements will reduce the flexibility and durability of the underground pipe network. As such, we recommend the District budget for partial replacement of the system by 2042 and again by 2052. The District should fund interim head and controller replacements through the operating budget as needed.



Irrigation system controller



Irrigation system controller

## 9. Landscape, Partial Replacements

The District maintains the common landscaped areas throughout the community. The useful lives of these living components are variable and relatively indeterminate. Many communities choose to fund landscaping maintenance through the operating budget while others prefer to fund it through reserves. In some cases, large, capially intensive landscaping projects may be required or desired. If the cost of removal and replacement is substantial, funding from reserves is logical. The District may also desire to periodically update the appearance of the community for aesthetic reasons through major improvements to the landscaping. At the request of Management, we include an allowance of \$10,000, plus inflation, for partial replacements of the landscaping by 2025 and every five years thereafter.



## 10. Mailbox Stations

The District is responsible for 45 mailbox stations throughout the community. The mailbox stations are original and in good overall condition. We anticipate a useful life of 25- to 30-years and recommend the District budget for replacement by 2047. The District should fund interim paint finishes through the operating budget as needed.



Mailbox stations



Mailbox stations

## 11. Maintenance Cart

The District is responsible for the maintenance cart that serves the community. The maintenance cart is reported in satisfactory operational condition and dates to 2022. We anticipate a useful life of 5- to 10-years and recommend the District budget for replacement by 2029 and every seven years thereafter. The estimate of cost is based on a historical cost provided by Management.



Maintenance cart

## 12. Playground Equipment

The District maintains the playground equipment at the intersection of Trails Edge Boulevard and Renaissance Avenue. The metal play structure, swing set and surrounding components date to 2016. The plastic play structure was installed in 2019. The playground equipment is in good overall condition. Playground equipment has a useful life of 20- to 25-years. We recommend the District budget for replacement by 2040.



Plastic play structure



Metal play structure

## 13. Signage, Street Identification and Traffic Management

The District maintains the street identification and traffic management signage throughout the community. The signage is original and in good overall condition. We anticipate a useful life of 20- to 25-years, however the timing of replacement is discretionary based on aesthetic concerns rather than functionality. We recommend the District budget for replacement by 2040. Interim repairs and paint finish applications should be funded through the operating budget as needed.



Street identification signage



Traffic management signage

## 14. Site Furniture

The District maintains the site furniture throughout the community. The site furniture is original and in good overall condition. We anticipate a useful life of 15- to 20-years and recommend the District budget for replacement by 2035 and again by 2053.



Bench and trash receptacle



Bench and trash receptacle

## 15. Stormwater System

The District maintains the stormwater drainage system throughout the community. The system includes catch basins that collect stormwater from the pavement and drain into a connected series of pipes designed to carry the stormwater to the pond for processing. The District utilizes a wet pond system. Wet ponds treat storm water runoff by utilizing sunlight and vegetation which breaks down, filters and cleanses pollutants. The pond shorelines comprise approximately 20,000 linear feet. The ponds are original and in in good overall condition. Shoreline erosion can be caused by a variety of natural factors including steep slopes, changes in water elevation and storm water runoff. Several forms of shoreline stabilization methods exist, including but not limited to, installation of plantings, stone rip rap and bio-engineered synthetic stabilization systems. Erosion can lead to partial dredging of the pond and canal particularly near the drainage inlet and outlet structures. The District should map the shorelines and place marked stakes along the shorelines at multiple locations to monitor the effects of erosion.

Stormwater systems are low maintenance and are often overlooked. However, overlooking systems of this type may lead to major problems. Over time, drains can become clogged with leaves and other debris. Maintenance of stormwater systems is required in every municipality as a condition for use of the land to prevent adverse impacts on adjoining properties. The District should routinely keep drains clear.

Storm water systems have a long useful life with the benefit of ongoing maintenance. Achieving this useful life typically requires interim capital repairs or partial replacements. The District should anticipate occasional displacement of a catch basin and the surrounding pavement from erosion as time goes on. Erosion causes settlement of catch basins. The catch basin can shift and need replacement if left unrepaired. The District should plan to repair any displaced catch basins and partial pipe replacements concurrently with the surrounding pavement.

The exact times and amount of capital repairs or replacements varies depending on natural forces. For budgetary purposes, we recommend the District budget for stormwater system maintenance, including catch basin repairs and pond shoreline erosion control, by 2031 and again by 2046. The District should consult with a pond specialist at the time of the project to determine the exact type of shoreline stabilization system to use.



Typical catch basin



Minor settlement adjacent to catch basin



Pond shoreline



Pond shoreline



Minor settlement behind pond inlet structure



Pond shoreline and outlet structure

## Clubhouse and Fitness Center Components

### 16. Air Handling and Condensing Units, Split Systems

The District maintains four split system air conditioning units which serve the clubhouse and Fitness Center. A split system consists of an interior air handling unit and an exterior condensing unit. The split systems are original and reported in satisfactory operational condition. Management informs us one condensing unit was replaced in 2021 due to damage caused by a vehicle. We anticipate a useful life of 10- to 15-years and recommend the District budget for replacement by 2029 and again by 2042.



Air condensing units at clubhouse



Air condensing units at Fitness Center

### 17. Exercise Equipment

The District maintains various exercise equipment located at the Fitness Center, including treadmills, ellipticals, stationary cycles and various strength training equipment. The equipment is original and in good overall condition. The useful life of cardiovascular exercise equipment ranges from 5- to 10-years as a function of usage and regular maintenance. We recommend the District budget for replacement of the cardiovascular exercise equipment by 2025 and every seven years thereafter. The useful life of strength training exercise equipment ranges from 10- to 15-years as a function of usage and regular maintenance. We recommend the District budget for replacement of the strength training exercise equipment by 2030 and again by 2044. The District should fund interim maintenance through the operating budget on an as needed basis.



Cardiovascular exercise equipment



Cardiovascular exercise equipment



Strength training machines



Strength training equipment

## 18. Interior Renovations

The clubhouse and Fitness Center interiors comprise vinyl plank, carpet and rubber floor coverings, paint finishes on the walls and ceilings, light and plumbing fixtures, cabinets and countertops, and various pieces of furniture. These components are original and in good overall condition. We recommend the District budget for a complete renovation of the clubhouse and Fitness Center every 20- to 25-years, with partial renovations every 10- to 15-years. We recommend the District budget for partial interior renovations by 2028. Our cost includes replacement of the carpet and rubber floor coverings, paint finish applications, and replacement of up to fifty percent (50%) of the appliances and furnishings. We recommend the District budget for a complete

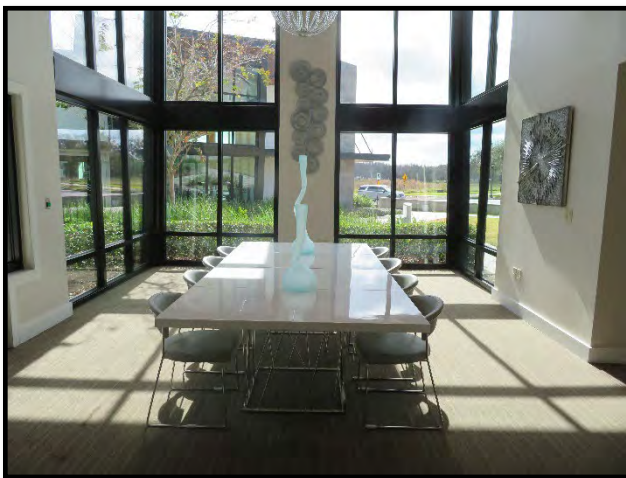
renovation of the clubhouse and Fitness Center by 2040. Our cost includes an allowance for replacement of all aforementioned components.



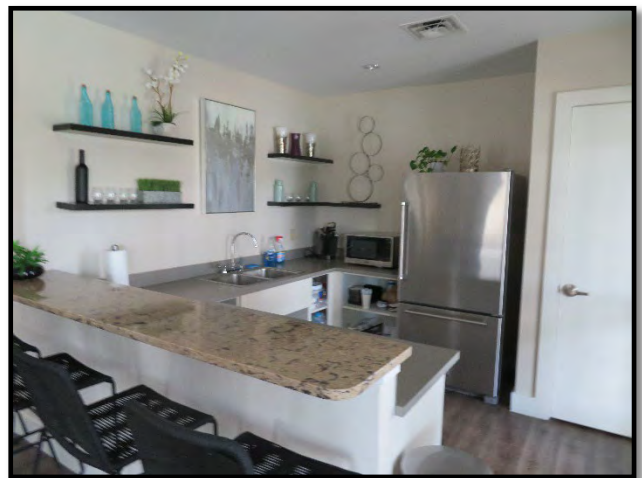
Clubhouse interior overview



Clubhouse interior furnishings



Clubhouse interior furnishings



Clubhouse kitchenette

## 19. Rest Rooms, Renovations

The District maintains four common area rest rooms located at the clubhouse and Fitness Center. The rest rooms comprise tile floor and wall coverings, paint finishes on the walls and ceilings, light and plumbing fixtures, and partitions. These components are original and in good overall condition. We anticipate a useful life of up to 25 years and recommend the District budget for rest room renovations by 2040.

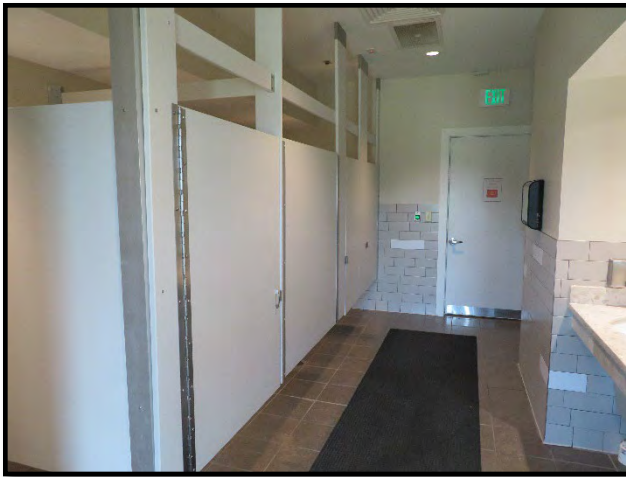




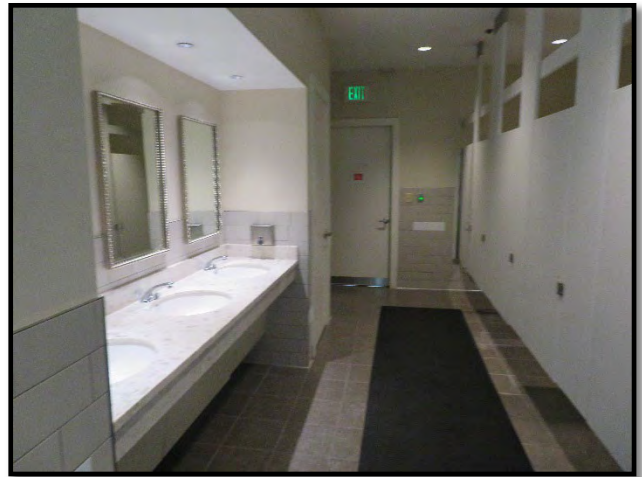
Clubhouse rest room



Clubhouse rest room



Fitness Center rest room



Fitness Center rest room

## 20. Roofs, Metal

The District is responsible for approximately 75 squares of standing seam metal roofs located at the clubhouse and Fitness Center. Roof panels are crimped together rather than fastened by screws. The metal roofs are original and in good overall condition. Metal roofs of this type have a useful life of 30- to 35-years. The District should budget for replacement of the metal roofs by 2048.



Clubhouse metal roof



Clubhouse metal roof

## 21. Windows and Doors

The clubhouse and Fitness Center utilize approximately 2,000 square feet of windows and doors. The windows and doors are original and in good overall condition. Windows and doors of this type have a long useful life of 35- to 40-years. The need to replace windows can be due to various reasons such as consistency in style and condition. We recommend the District budget for replacement of the windows and doors by 2053. Interim replacement of individual windows and/or doors is likely and should be funded through the operating budget on an as needed basis.



Clubhouse windows

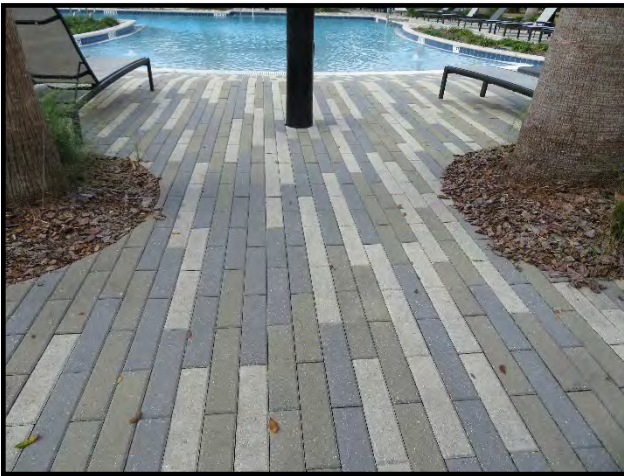


Clubhouse windows

## Pool Components

### 22. Deck, Pavers

The District maintains the masonry pavers located at the pool deck. The pool deck is original and in good overall condition. Pavers are subject to settlement as a function of pedestrian traffic and discoloration or erosion as a function of the elements and pool water. We anticipate a useful life of up to 30 years and recommend the District budget for replacement of the pavers by 2046. The District should fund interim resetting and partial replacements through the operating budget on an as needed basis.



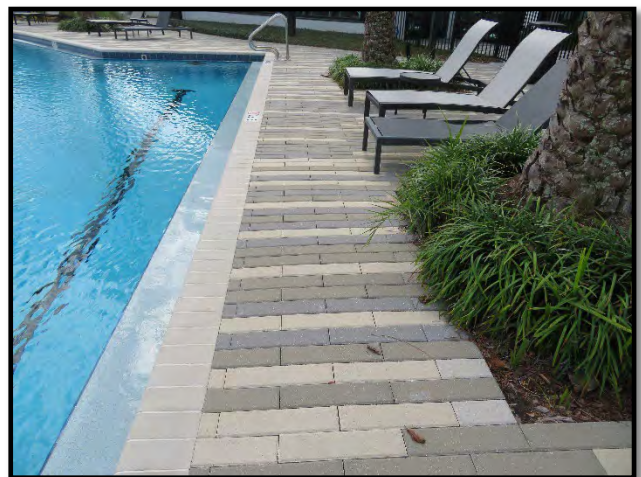
Masonry paver pool deck



Masonry paver pool deck



Masonry paver pool deck



Masonry paver pool deck

## 23. Fence, Aluminum

The District maintains approximately 1,125 linear feet of aluminum fence surrounding the pool area. This quantity includes the fence at the dog park and adjacent to the playground. The fence is original and in good overall condition. We anticipate a useful life of up to 25 years and recommend the District budget for replacement by 2041. Fence repairs including replacement of fasteners and connections should be funded through the operating budget on an as needed basis.



Aluminum pool fence



Aluminum fence adjacent to playground

## 24. Furniture

The furniture surrounding the pool includes chairs, lounge chairs, tables, umbrellas and trash receptacles. The furniture is original and in good overall condition. Management informs us the District re-straps the furniture on an as-needed basis. We anticipate a useful life of up to 10 years and recommend the District budget for phased replacement of up to fifty percent (50%) of the furniture by 2026 and every four years thereafter.



Pool furniture



Pool furniture



Pool furniture



Stain at pool furniture fabric

## 25. Light Poles and Fixtures

The District maintains eight decorative light poles and fixtures at the pool area. The light poles and fixtures located along the streets throughout the community are maintained by the Utility Company. These components are original and in good overall condition. We anticipate a useful life of 25- to 30-years and recommend the District budget for replacement of the light poles and fixtures by 2046. Our cost includes an allowance for replacement of the pole, base, fixture, and minor electrical repairs at the time of replacement. Interim replacement of light bulbs and/or fixtures should be funded through the operating budget on an as needed basis.



Light pole and fixture at pool



Light pole and fixture at pool

## 26. Mechanical Equipment

The pool is served by various pipes, valves, electrical systems, pumps, filters, and chlorinators. The equipment is primarily original and reported in satisfactory operational condition. Simultaneous failure of the equipment is unlikely. We instead include an allowance to fund replacement of up to thirty-three percent (33%) of the pool equipment by 2026 and every five years thereafter.



Pool mechanical equipment



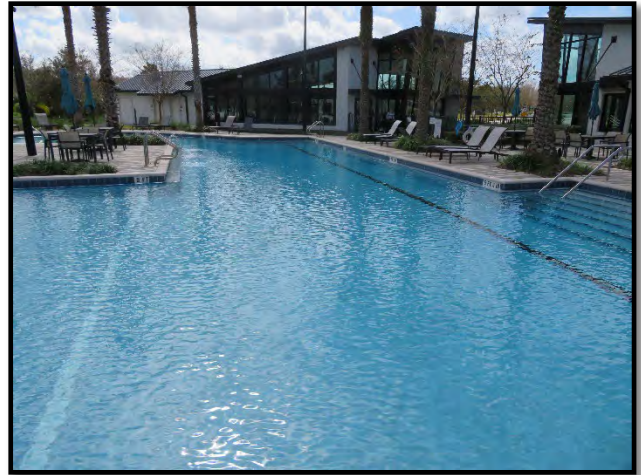
Pool mechanical equipment

## 27. Pool Finishes

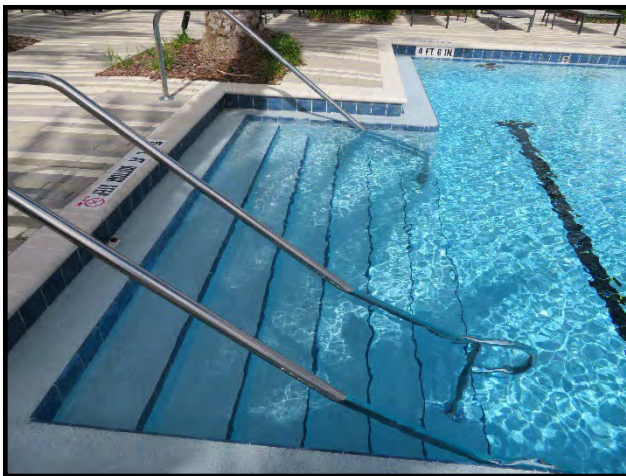
The finish at the pool wall and floor surfaces is original and in good overall condition. We anticipate a useful life of 8- to 12-years and recommend the District budget for resurfacing of the wall and floor areas, as well as replacement of the pool tile, and replacement of the pool coping, as needed, by 2028 and every 12 years thereafter. Our cost includes an allowance for minor repairs to the underlying pool structure at the time of pool finish replacement.



Pool plaster finish



Pool overview



Pool plaster finish



Pool overview

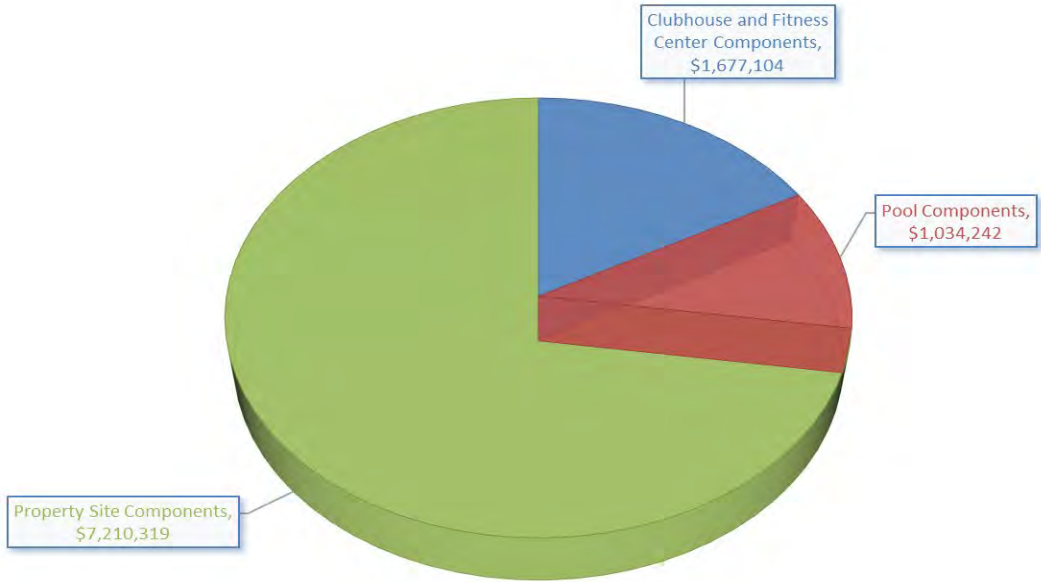
## Condition Model

Component Type	Component Name	Condition	Urgency	1st Year of Replacement
Property Site	Asphalt Pavement, Patch	7	✓	2027
Property Site	Asphalt Pavement, Mill and Overlay, Phased	8	✓	2041
Property Site	Asphalt Pavement, Total Replacement, Walking Paths	7	✓	2033
Property Site	Boardwalks, Wood, Phased	8	✓	2043
Property Site	Concrete Curbs and Gutters, Partial	9	✓	2041
Property Site	Concrete Sidewalks, Partial	7	✓	2029
Property Site	Entrance Monuments, Renovations	7	✓	2036
Property Site	Irrigation System, Partial	7	✓	2042
Property Site	Landscape, Partial Replacements	7	✓	2025
Property Site	Mailbox Stations	8	✓	2047
Property Site	Maintenance Cart	9	✓	2029
Property Site	Playground Equipment	7	✓	2040
Property Site	Signage, Street Identification and Traffic Management	7	✓	2040
Property Site	Site Furniture	6	✓	2035
Property Site	Stormwater System, Partial	8	✓	2031
Clubhouse and Fitness Center	Air Handling and Condensing Units, Split Systems	6	✓	2029
Clubhouse and Fitness Center	Exercise Equipment, Cardiovascular	5	✓	2025
Clubhouse and Fitness Center	Exercise Equipment, Strength Training	6	✓	2030
Clubhouse and Fitness Center	Interior Renovations, Complete	8	✓	2040
Clubhouse and Fitness Center	Interior Renovations, Partial	7	✓	2028
Clubhouse and Fitness Center	Rest Rooms, Renovations	8	✓	2040
Clubhouse and Fitness Center	Roofs, Metal	9	✓	2048
Clubhouse and Fitness Center	Windows and Doors	10	✓	2053
Pool	Deck, Pavers	8	✓	2046
Pool	Fence, Aluminum (Incl. Dog Park and Playground)	8	✓	2041
Pool	Furniture, Phased	5	✓	2026
Pool	Light Poles and Fixtures, Pool	8	✓	2046
Pool	Mechanical Equipment, Phased	5	✓	2026
Pool	Pool Finishes, Plaster and Tile (Incl. Coping)	7	✓	2028

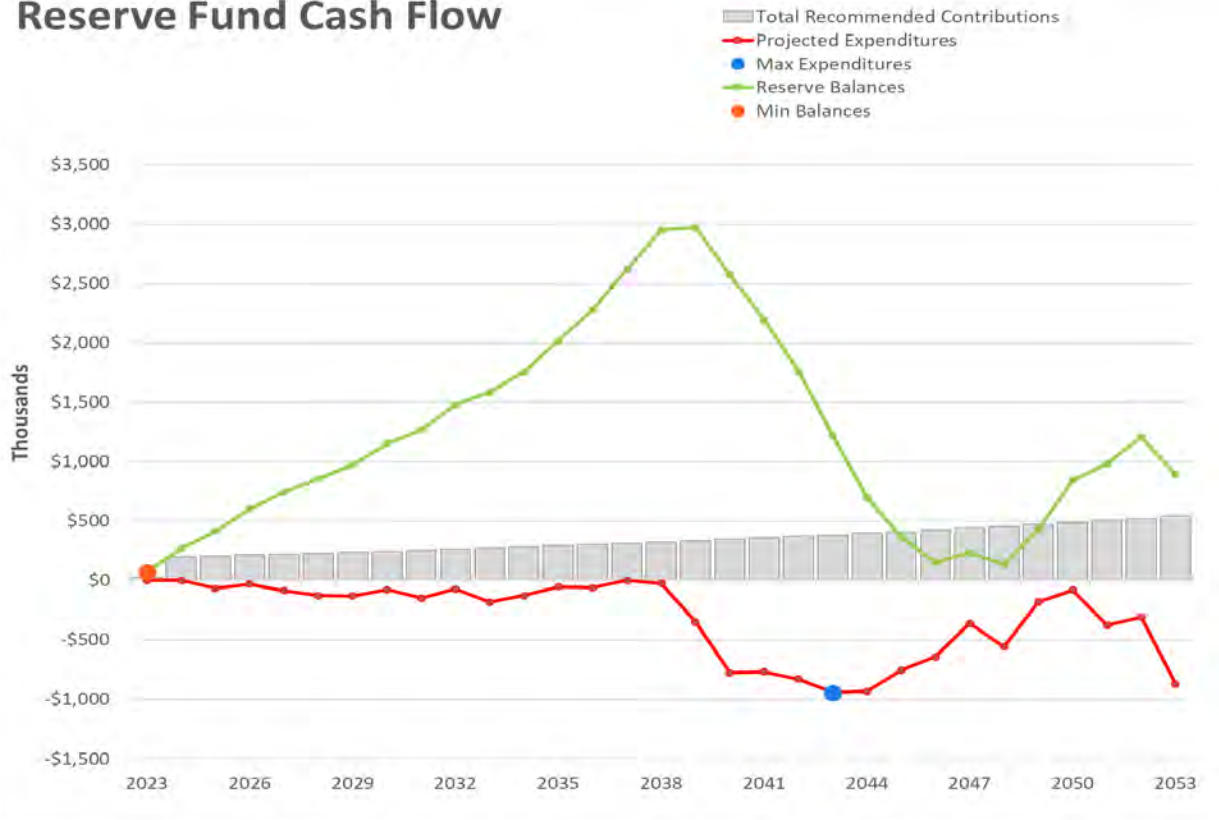


## Expenditure Chart and Funding Graph

EXPENDITURES BY CATEGORY (YEARS 0 THROUGH 30)



### Reserve Fund Cash Flow



## Terms and Definitions

**Cash Flow Method** - A method of calculating Reserve contributions where contributions to the Reserve fund are designed to offset the variable annual expenditures from the Reserve fund. Different Reserve Funding Plans are tested against the anticipated schedule of Reserve expenditures until the desired Funding Goal is achieved.

**Component** - An individual line item in the Reserve Study developed or updated in the Physical Analysis. These elements form the building blocks of the Reserve Study. Components typically are: 1) Association responsibility, 2) with limited Useful Life expectancies, 3) predictable Remaining Useful Life expectancies, 4) above a minimum threshold cost, and 5) as required by local codes.

**Component Assessment and Valuation** - The task of estimating Useful Life, Remaining Useful Life, and Repair or Replacement Costs for the Reserve components. This task is accomplished either with or without onsite visual observations, based on Level of Service selected by the client.

**Component Inventory** - The task of selecting and quantifying Reserve Components. This task is accomplished through onsite visual observations, review of association design and organizational documents, and a review of established association precedents.

**Component Method** - A method of calculating Reserve contributions where the total reserve contribution is based on the sum of contributions for individual components.

**Effective Age** - The difference between Useful Life and Remaining Useful Life. Not always equivalent to chronological age, since some components age irregularly. Used primarily in computation.

**Financial Analysis** - The portion of a Reserve Study where current status of the Reserves (measured as cash or Percent Funded) and a recommended Reserve contribution rate (Reserve Funding Plan) are derived. The Financial Analysis is one of the two parts of a Reserve Study.

**Fully Funded** - 100% Funded. When the actual (or projected) Reserve balance is equal to the Fully Funded Balance.

**Fully Funded Balance (FFB)** - Total Accrued Depreciation. An indicator against which Actual (or projected) Reserve balance can be compared. In essence, it is the Reserve balance that is proportional to the current Repair/replacement cost and the fraction of life “used up”. This number is calculated for each component, then summed together for an association total. Two formulae can be utilized, depending on the provider’s sensitivity to interest and inflation effects. Note: both yield identical results when interest and inflation are equivalent.

**Funding Goals** - Independent of methodology utilized, the following represent the basic categories of Funding Plan goals.

**Baseline Funding** - Establishing a Reserve funding goal of keeping the Reserve cash balance above zero.

**Fully Funding** - Setting a Reserve funding goal of attaining and maintaining Reserves at or near 100% funded.

**Statutory Funding** - Establishing a Reserve funding goal of setting aside the specific minimum amount of Reserves required by local statutes.

**Threshold Funding** - Establishing a Reserve funding goal of keeping the Reserve balance above a specified dollar or Percent Funded amount. Depending on the threshold this may be more or less conservative than “Fully Funded”.

**Funding Plan** - An Association’s plan to provide income to a Reserve fund to offset anticipated expenditures from that fund.

**Minimum Balance** - A minimum Reserve balance established by the client.

**Physical Analysis** - The portion of the Reserve Study where the Component inventory, Condition Assessment and Life Adjustment and Valuation tasks are performed. This represents one of the two parts of the Reserve Study.

**Remaining Useful Life (RUL)** - Also referred to as “Remaining Life (RL). The estimated time, in years, that a reserve component can be expected to continue to serve its intended function. Replacements anticipated to occur in the initial or base year have “zero” Remaining Useful Life.

**Reserve Assessments** - The portion of assessments contributed to the Reserve Fund.

**Reserve Balance** - Actual or projected funds as of a particular point in time that the association has identified for use to defray the future repair or replacement of those major components which the association is obligated to maintain. Also known as Reserves, Reserve Accounts, Cash Reserves.

**Special Assessment** - An assessment levied on the members of an association in addition to regular assessments. Special Assessments are often regulated by Governing Documents or local statutes.

**Straight-Line** - A formula used to calculate the annual reserve fund contribution for a specific component. Projected replacement cost divided by the useful life equals the annual payment.

**Useful Life (UL)** - Total Useful Life or Depreciable Life. The estimated time, in years, that a reserve component can be expected to serve its intended function in its present application or installation.

## Disclosures and Limitations

No destructive testing was performed. Latent defects in design or construction are excluded from this report. There are no material issues to our knowledge that have not been disclosed to the client that would affect the integrity of this Reserve Study report. Custom Reserves has no interests with the client other than this Reserve Study.

Component quantities and estimates of costs indicated in this Report were developed by Custom Reserves unless otherwise noted in our “Condition Assessment” comments. The sources for the costs outlined in the study include experience, historical information and R.S. Means, Incorporated. This report should be used for budget and planning purposes only.

## Inspection and Report Credentials

**GRAHAM CULKAR** - Senior Engineer, Reserve Specialist

**EDUCATION** - Florida Gulf Coast University - Bachelor of Science in Environmental Engineering

**PROFESSIONAL AFFILIATIONS / DESIGNATIONS**

**Reserve Specialist (RS)**  
Community Associations Institute



## Quality Assurance Credentials

**PAUL GRIFONI** – Senior Engineer, Licensed Home Inspector

**EDUCATION** - University of Massachusetts - Bachelor of Science in Engineering

### PROFESSIONAL AFFILIATIONS / DESIGNATIONS

#### Professional Reserve Analyst (PRA)

Association of Professional Reserve Analysts



#### Reserve Specialist (RS)

Community Associations Institute

