

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
REGULAR MEETING
APRIL 27, 2022**

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT
AGENDA**

Wednesday, APRIL 27, 2022

6:30 p.m.

The Parkway Center Clubhouse,
Located at 7461 S Falkenburg Rd Riverview, FL 33578

District Board of Supervisors	Chairman	Koko Miller
	Vice Chairman	JoAnn Ward
	Supervisor	Tanya O'Conner
	Supervisor	Linda Bell
	Supervisor	Charlotte Hazlewood
District Manager	Meritus	Brian Howell
District Attorney	Burr Forman	Scott Steady
District Engineer	Stantec, Inc.	Tonja Stewart

All cellular phones and pagers must be turned off while in the meeting room

The regular meeting will begin at **6:30 p.m.** with the third section is called **Vendor/Staff Reports**. This section allows the District Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action and vendors presentation of information from any potential or current contractor of the district. The fourth section is called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. Fifth section called **Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The sixth section called **Management Reports** allows the District Administrator to update the Board of Supervisors on any pending issues that are being researched for Board action and vendors presentation of information from any potential or current contractor of the district. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. Agendas can be reviewed by contacting the Manager's office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The seventh section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the district's needs. The final section is called **Audience Questions, Comments and Discussion Forum**. This portion of the agenda is where individuals may comment on matters that concern the district. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT ADMINSTRATOR OUTSIDE THE CONTEXT OF THIS MEETING.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically, no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, who can aid you in contacting the District Office.

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

Parkway Center Community Development District
Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Parkway Center Community Development District will be held on **Wednesday, April 27, 2022, at 6:30 p.m.** at the Parkway Center Clubhouse, located at 7461 S Falkenburg Rd Riverview, FL 33578. **Please let us know 24 hours before the meeting if you wish to call in for the meeting.** Following is the agenda for the meeting:

Call In Number: 1-866-906-9330 **Access Code: 9074748#**

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. MANAGEMENT REPORTS**
 - A. District Counsel..... Tab 01
 - i. Parkway Center CDD Easement Consent
 - B. District Engineer
 - i. Ponds & Stormwater System
 - C. District Manager Tab 02
 - i. Manager’s Report
 - ii. Community Inspection Report
 - iii. Yellowstone Inspection Report
- 4. BUSINESS ITEMS**
 - A. Discussion on Security Systems Upgrades..... Tab 03
 - i. *Envera*
 - ii. *Securiteam*
 - B. Discussion on Rain Gutters Guards Proposal..... Tab 04
- 5. CONSENT AGENDA**
 - A. Consideration of Board of Supervisors Regular Meeting Minutes March 23, 2022, *Under Separate Cover*
 - B. Consideration of Operations and Maintenance Expenditures March 2022 Tab 05
 - C. Review of Financial Statements Month Ending March 31, 2022,..... Tab 06
- 6. SUPERVISOR REQUESTS**
- 7. AUDIENCE QUESTION, COMMENTS AND DISCUSSION FORUM**
- 8. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,
Brian Howell
District Manager

Prepared By and Return to:
Tyler Hill, Attorney
Hill Ward Henderson
101 East Kennedy Boulevard
Suite 3700
Tampa, Florida 33602

CONSENT, JOINDER AND SUBORDINATION TO UTILITY EASEMENT

THIS CONSENT, JOINDER AND SUBORDINATION TO UTILITY EASEMENT, made and given on _____, 2022, by **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**, whose mailing address is _____ (the “CDD”), being the owner and holder of rights in and to a private 20’ drainage easement as described in that certain Plat of Parkway Center Single Family Phase 2B, as recorded in Plat Book 100, at Page 96, of the Public Records of Hillsborough County, Florida, which encumbers the real property described on Exhibit A of the foregoing instrument which this consent is attached to and made a part of for all purposes (the “Easement”). The CDD joins in and consents to the Easement and agrees that all of CDD’s right, title, and interest in the wall easement described in the Plat shall be deemed junior, inferior, and subordinate to the terms, covenants, and conditions of the Easement.

IN WITNESS WHEREOF, the CDD has caused these presents to be executed in its name and its corporate seal to be hereunto affixed, by its proper agent thereunto duly authorized, the day and year first above written.

(SIGNATURE PAGE AND ACKNOWLEDGEMENT FOLLOW ON NEXT PAGE)

Signed, sealed and delivered
in the presence of

Signature of Witness #1

Print Name of Witness #1

Signature of Witness #2

Print Name of Witness #2

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me by means of [] physical presence
or [] online notarization, on _____, 2022, by _____ as
_____ of **PARKWAY CENTER COMMUNITY DEVELOPMENT**
DISTRICT. Such officer is [] personally known to me or [] has produced a valid driver's
license as identification.

(SEAL)

THE CDD:

**PARKWAY CENTER COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Print Name: _____
Title: _____

NOTARY PUBLIC:

My Commission Expires:

Description Sketch

PROJECT NO.
2022-048-E

SECTION 13, TOWNSHIP 30 SOUTH, RANGE 19 EAST, HILLSBOROUGH COUNTY, FLORIDA

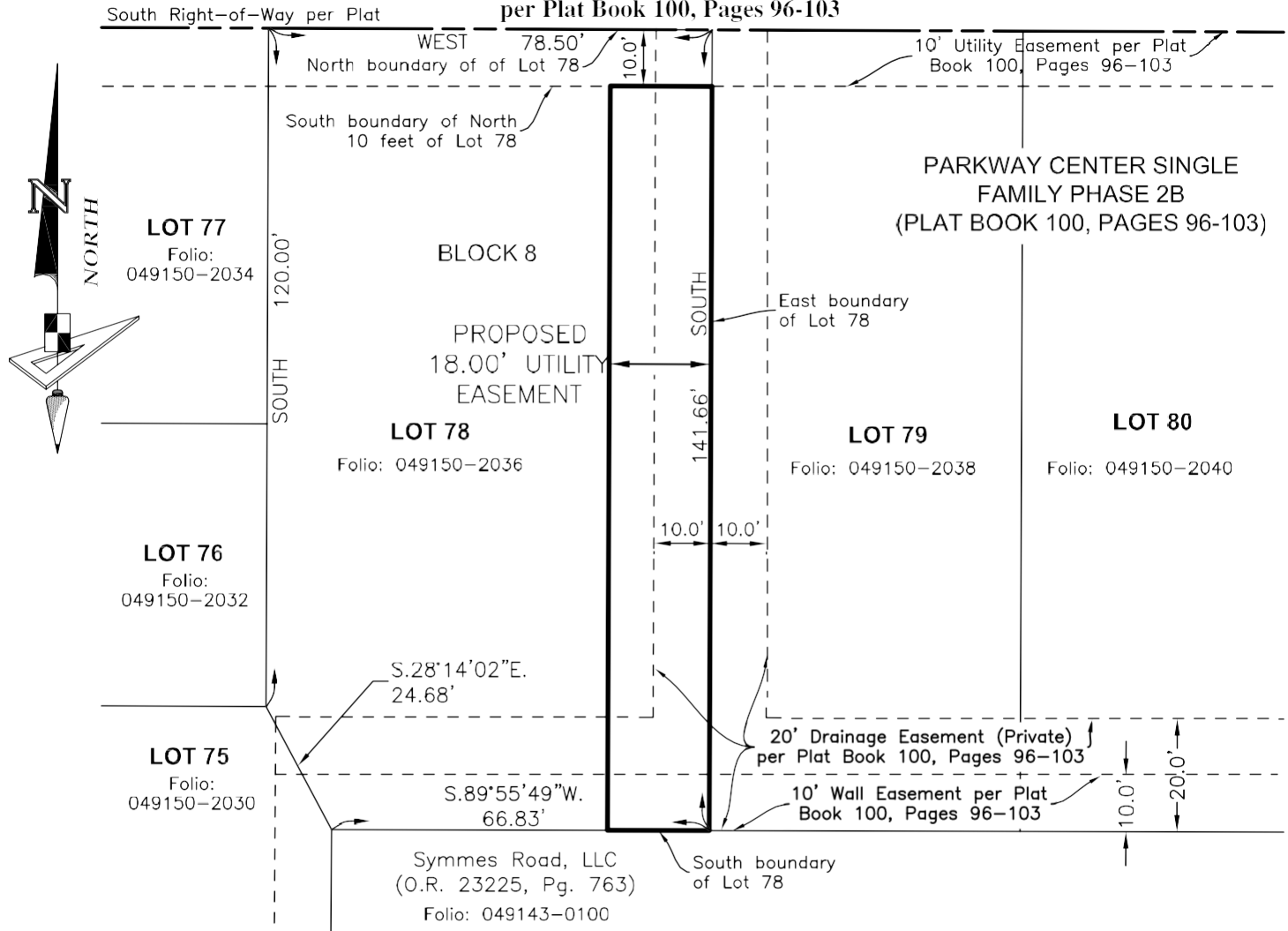
LEGAL DESCRIPTION:

The East 18.00 feet of Lot 78, Block 8 of PARKWAY CENTER SINGLE FAMILY PHASE 2B, according to the plat thereof as recorded in Plat Book 100, Pages 96 through 103, inclusive, as recorded in the public records of Hillsborough County, Florida, Less the North 10 feet thereof.

Sandy Plains Drive

50' Public Right-of-Way

per Plat Book 100, Pages 96-103



SURVEYOR'S NOTES:

- 1) I do hereby certify that this Sketch & Description was made under my supervision and meets the Standards of Practice set forth by the Florida Board of Professional Surveyors & Mappers stated in Rules 5J-17.051, 5J-17.052, AND 5J-17.053, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes. THIS DESCRIPTION AND SKETCH IS NOT A SURVEY.
- 2) The overall described area is 2370 Square Feet, more or less, or 0.054 acres, more or less.
- 3) Bearings shown hereon are based on the South Right-of-Way of SANDY PLAINS DRIVE of PARKWAY CENTER SINGLE FAMILY PHASE 2B as recorded in Plat Book 100, Pages 96-103, Hillsborough County, Florida, having a Plat bearing of West.
- 4) The easement recorded in Official Records Book 5500, Page 1425, does not affect the described easement above.

PROJECT: Riverview Landing

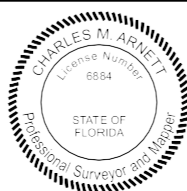
PHASE: DS of UE for Lot 78-PB 100, PGS 96-103

DRAWN: CMA DATE: 10/26/21 CHECKED BY:

REVISIONS

DATE	DESCRIPTION	DRAWN BY
11/8/21	Added Label to Easement	CMA
03/17/22	Various revisions at county's request	CMA

Prepared For: Meritage Homes



Digitally signed
by Charlie
Arnett, PSM
Date: 2022.03.17
18:07:41 -04'00'

Charles M. Arnett
FLORIDA PROFESSIONAL
SURVEYOR & MAPPER NO. **LS6884**

213 Hobbs Street
Tampa, Florida 33619
Phone: (813) 248-8888
Licensed Business No.: 1B 7768

GeoPoint
Surveying, Inc.

PARKWAY CENTER SINGLE FAMILY PHASE 2B

SECTION 13, TOWNSHIP 30 SOUTH, RANGE 19 EAST, HILLSBOROUGH COUNTY, FLORIDA

PLAT BOOK 100 PAGE 96

DESCRIPTION: A parcel of land lying in Section 13, Township 30 South, Range 19 East, Hillsborough County, Florida, and being more particularly described as follows:

BEGINNING at the Southwest corner of Lot 107, Block 8, according to the plat of PARKWAY CENTER SINGLE FAMILY PHASE 1, as recorded in Plat Book 89, Page 39, Public Records of Hillsborough County, Florida, said point also being a point on the Northerly maintained right-of-way line of RIVERVIEW DRIVE, run thence along said Northerly maintained right-of-way line lying 30 feet North of and parallel with the South boundary of the Southeast 1/4 of the aforesaid Section 13, S.89°51'50"W., 307.43 feet to a point on the West boundary of the West 1/2 of the Southeast 1/4 of said Southeast 1/4 of Section 13; thence along said West boundary of the West 1/2 of the Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of the Southwest 1/4 of said Southeast 1/4 of Section 13, N.00°11'46"E., 631.59 feet to a point on the South boundary of the North 1/2 of the Southwest 1/4 of said Southeast 1/4 of Section 13; thence along said South boundary of the North 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 13, S.89°55'49"W., 661.56 feet to a point on the East boundary of the Southwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of said Section 13; thence along said East boundary of the Southwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 13, S.00°09'12"W., 632.70 feet to a point on the aforesaid Northerly maintained right-of-way line of RIVERVIEW DRIVE; thence along said Northerly maintained right-of-way line lying 30 feet North of and parallel with the aforesaid South boundary of the Southeast 1/4 of Section 13, S.89°50'02"W., 661.09 feet to a point on the West boundary of said Southwest 1/4 of the Southeast 1/4 of Section 13; thence along said West boundary of the Southwest 1/4 of the Southeast 1/4 of Section 13, N.00°06'40"E., 1012.09 feet to a point on the Southerly boundary of the FLORIDA GAME AND FRESH WATER FISH COMMISSION CONSERVATION EASEMENT, as recorded in Official Record Book 9385, Page 1570, Public Records of Hillsborough County, Florida; thence along said Southerly and the Easterly boundaries of the FLORIDA GAME AND FRESH WATER FISH COMMISSION CONSERVATION EASEMENT the following sixteen (16) courses: 1) N.76°38'47"E., 484.37 feet; 2) N.34°04'46"E., 42.91 feet; 3) S.89°09'14"E., 84.09 feet; 4) N.34°30'00"E., 41.54 feet; 5) N.85°14'06"E., 25.47 feet; 6) N.78°21'22"E., 122.02 feet; 7) N.44°54'19"E., 101.19 feet; 8) N.55°48'55"W., 34.10 feet; 9) N.89°19'13"W., 16.23 feet; 10) N.34°11'05"E., 58.96 feet; 11) S.55°48'55"E., 50.00 feet; 12) N.34°11'05"E., 93.18 feet; 13) N.64°20'08"E., 74.54 feet; 14) N.35°43'33"E., 126.10 feet; 15) N.16°14'00"E., 151.75 feet; 16) N.03°15'31"W., 109.02 feet to a point on the Westerly boundary of the aforesaid PARKWAY CENTER SINGLE FAMILY PHASE 1; thence along said Westerly boundary the following twenty (20) courses: 1) N.45°45'00"E., 80.88 feet; 2) N.55°45'00"E., 116.47 feet; 3) S.85°28'20"E., 61.70 feet to a point on a curve; 4) Easterly, 213.46 feet along the arc of a curve to the left having a radius of 1145.00 feet and a central angle of 10°40'53" (chord bearing S.80°15'33"E., 213.15 feet); 5) S.04°24'00"W., 161.00 feet to a point on a curve; 6) Westerly, 39.66 feet along the arc of a curve to the right having a radius of 1306.00 feet and a central angle of 01°44'24" (chord bearing N.84°43'48"W., 39.66 feet); 7) S.06°08'24"W., 123.15 feet; 8) S.59°04'17"W., 11.79 feet; 9) S.00°15'00"W., 48.89 feet; 10) S.00°29'18"W., 59.55 feet; 11) S.04°45'00"E., 62.44 feet; 12) S.10°15'00"E., 73.20 feet; 13) S.37°18'00"W., 35.81 feet; 14) S.43°15'00"E., 184.20 feet to a point on a curve; 15) Southwesterly, 101.99 feet along the arc of a curve to the left having a radius of 125.00 feet and a central angle of 46°45'00" (chord bearing S.23°22'30"W., 99.19 feet) to a point of tangency; 16) SOUTH, 51.14 feet; 17) EAST, 110.00 feet; 18) SOUTH, 895.00 feet; 19) EAST, 25.00 feet; 20) SOUTH, 141.79 feet to the POINT OF BEGINNING.

Containing 40.189 acres, more or less.

BOARD OF COUNTY COMMISSIONERS: This plot is hereby accepted and approved for record by the Board of County Commissioners of Hillsborough County, Florida.

4/22/04
Date

Edward D. Andrews
Chairman

NOTICE: This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of this County.

SURVEYOR'S CERTIFICATE

I, the undersigned surveyor, hereby certify that this Platted Subdivision is a correct representation of the lands being subdivided; that this plat was prepared under my direction and supervision and complies with all the requirements of Chapter 177, Part I, Florida Statutes, and the Hillsborough County Land Development Code; and that Permanent Reference Monuments (P.R.M.'s) were set

on the 11th day of March, 2004, as shown hereon, and that the "P.C.P.'s" (Permanent Control Points) as shown hereon, and all other monumentation of lot corners, points of intersection and changes of direction of lines within the subdivision as required by said Chapter 177 of the Florida Statutes will be set within the time allotted in 177.091 (8) (9).

HEIDT & ASSOCIATES, INC., (Licensed Business Number LB148)
2212 Swann Avenue
Tampa, Florida 33606

Arthur W. Merritt
Arthur W. Merritt, (License No. LS4498)
Florida Professional Surveyor and Mapper

DEDICATION: The undersigned, MORRISON HOMES, INC., a Delaware corporation, and PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT ("CDD"), a special purpose unit of local government organized pursuant to Chapter 190, F.S., ("OWNERS") as owners of the herein described lands which are being platted into a subdivision of PARKWAY CENTER SINGLE FAMILY PHASE 2B, hereby dedicate all roads, streets, and rights-of-way as shown hereon, to the public in general, for access, utility, drainage and other purposes incidental thereto, and also dedicate to the public in general and the appropriate utility entities, all utility easements, electric power easements and drainage easements as shown hereon for drainage, utility and other purposes incidental thereto.

This the 23rd day of March, A.D., 2004

TRACTS "B-8" and "B-9" and the Private Drainage Easements as shown hereon, shall not be dedicated to the public in general, but shall be conveyed to the PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT ("CDD"), a special purpose unit of local government organized pursuant to Chapter 190, F.S., by separate instrument and shall be maintained by the Master Association.

The VILLAGES OF OAK CREEK MASTER ASSOCIATION, INC., is hereby granted non-exclusive, perpetual easements for the installation and maintenance of a wall or landscape berm within the areas designated as "Wall Easement", as shown hereon.

The undersigned Owners, also state that the Northerly limits of the maintained right-of-way for RIVERVIEW DRIVE has been verified and agrees with it's location as shown hereon.

The Electric Power Easements as shown hereon are dedicated for the non-exclusive use of the public or private electric utility companies providing such utilities to the lots within this plat, for the installation, repair and replacement of electric power facilities.

MORRISON HOMES, INC., a Delaware corporation - OWNER

Don Danos
Don Danos, Vice President,
Land Resources Management

Kristina Lioy
Witness, Kristina Lioy

Kim Kamparth
Witness, Kim Kamparth

ACKNOWLEDGEMENT: State of Florida, County of Hillsborough

The foregoing instrument was acknowledged before me this 23rd, day of March, 2004, by Don Danos, as Vice President, Land Resources Management of MORRISON HOMES, INC., a Delaware corporation, on behalf of the corporation. He is personally known to me.

Amy Dufendorfer
Notary Public, State of Florida at Large
Amy Dufendorfer



PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT - OWNER

Edward D. Andrews
Edward D. Andrews, Chairman

Mary Robin Dunn
Witness, Mary Robin Dunn

William F. Seaman
Witness, William F. Seaman

ACKNOWLEDGEMENT: State of Florida, County of Hillsborough

The foregoing instrument was acknowledged before me this 24th day of March, 2004, by Edward D. Andrews, Chairman of the Parkway Center Community Development District, on behalf of the District. He is personally known to me.

Mary Robin Dunn
Notary Public, State of Florida at Large
Mary Robin Dunn

Mary Robin Dunn
MY COMMISSION # 00134541 EXPIRES
September 1, 2008
BONDED THROUGH THE FIDELITY INSURANCE, INC.

CLERK OF CIRCUIT COURT

County of Hillsborough
State of Florida

I hereby certify that this subdivision plat meets the requirements in form, of Chapter 177 Part I of the Florida Statutes and has been filed for record in Plat Book 100, Page 96, of the Public Records of Hillsborough County, Florida.

BY *Richard Ace*
Clerk of Circuit Court

BY *David L. St.*
Deputy Clerk

This 23rd day of April, 2004

TIME 2:18 PM

CLERK FILE NUMBER 2004152707

REVIEWING AGENCY SURVEYOR'S CERTIFICATE

PLAT APPROVAL: This plat has been reviewed in accordance with Florida Statutes, Section 177.081 for Chapter Conformity. The geometric data has not been verified.

Reviewed by: *Robert L. Dunn*
Florida Professional Surveyor and Mapper, License No. 6220
County Surveying Division, Real Estate Department,
Hillsborough County, Florida.

2212 SWANN AVENUE
TAMPA, FLORIDA 33606
PHONE (813) 253-5311
FAX (813) 253-2478
HEIDT & ASSOCIATES, INC.
LICENSED BUSINESS NUMBER LB148
CIVIL ENGINEERING
LAND SURVEYING
JOB NO. HEIDT-PE-001
P:\PARKWAYCENTER\PLAT\OAKRES2B-1

SHEET 1 OF 8 SHEETS

PARKWAY CENTER SINGLE FAMILY PHASE 2B

SECTION 13, TOWNSHIP 30 SOUTH, RANGE 19 EAST, HILLSBOROUGH COUNTY, FLORIDA

PLAT BOOK 100 PAGE 102

LEGEND:

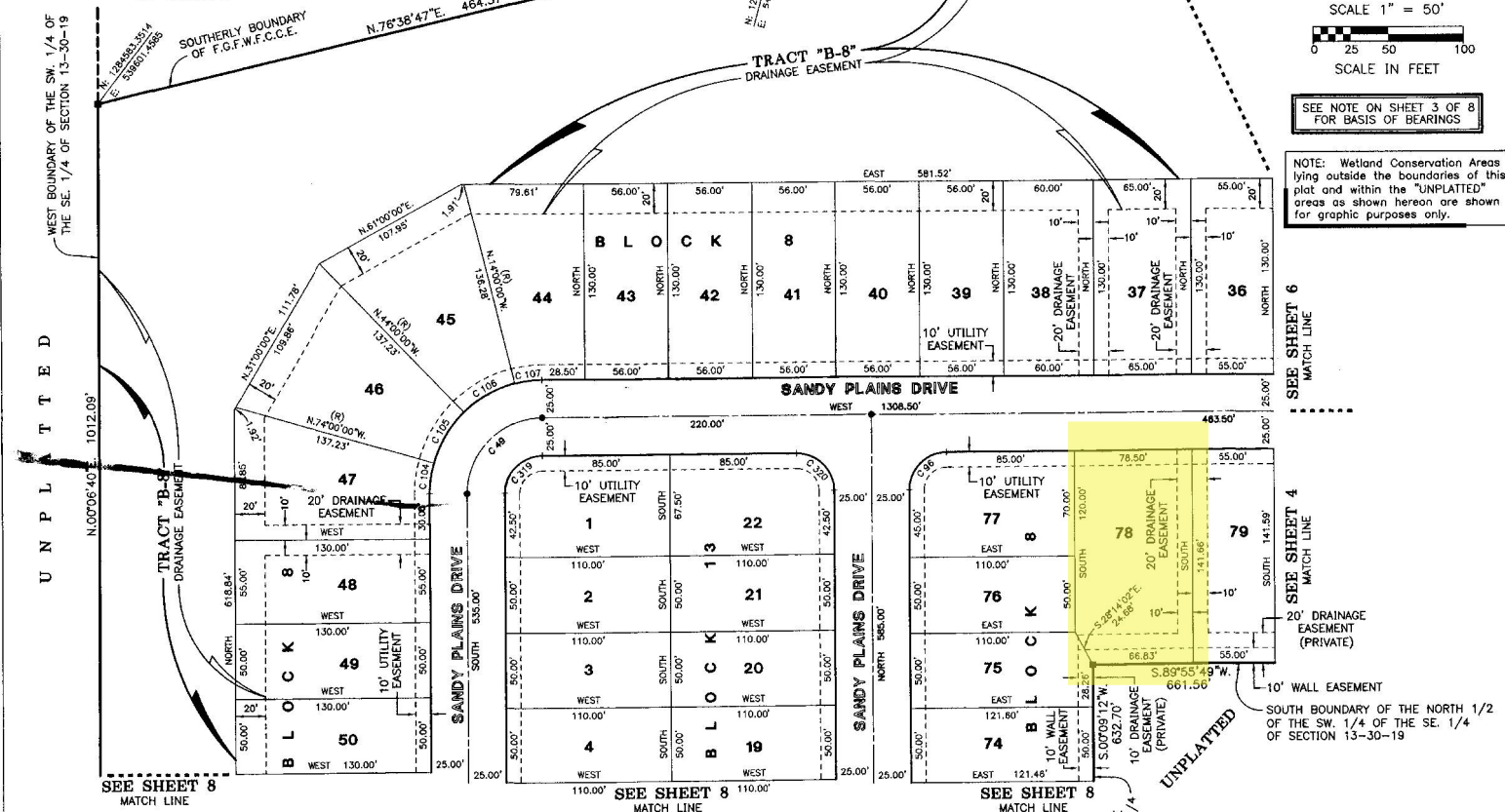
1. Symbol \bullet indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB148, unless otherwise noted.
2. Symbol \oplus indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB148, unless otherwise noted.
3. Symbol \odot indicates (P.C.P.) Permanent Control Point LB148
4. (R) indicates radial line
5. (NR) indicates non-radial line
6. RB - Reference Bearing
7. E.P.C.H.C. - Environmental Protection Commission Hillsborough County
8. W.C.A.S.L. - Wetland Conservation Area Setback Line
9. O.R. - Official Record
10. F.G.F.W.F.C.C.E. - Florida Game and Fresh Water Fish Commission Conservation Easement

UNPLATTED
F.G.F.W.F.C.C.E.
O.R. BOOK 9385, PAGE 1570

SCALE 1" = 50'
0 25 50 100
SCALE IN FEET

SEE NOTE ON SHEET 3 OF 8
FOR BASIS OF BEARINGS

NOTE: Wetland Conservation Areas lying outside the boundaries of this plat and within the "UNPLATTED" areas as shown hereon are shown for graphic purposes only.



CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	BEARING
49	50.00	90°00'00"	78.54	50.00	70.71	S.45°00'00"W
96	25.00	90°00'00"	39.27	25.00	35.36	S.45°00'00"W
104	75.00	180°00'00"	20.94	10.54	20.88	N.08°00'00"E
105	75.00	37°00'00"	39.27	20.10	38.82	N.31°00'00"E
106	75.00	37°00'00"	39.27	20.10	38.82	N.61°00'00"E
107	75.00	14°00'00"	18.33	9.21	18.28	N.83°00'00"E
318	25.00	90°00'00"	39.27	25.00	35.36	N.45°00'00"E
320	25.00	90°00'00"	39.27	25.00	35.36	S.45°00'00"E

Wetland Conservation Area Note:

The Wetland Conservation Area shall be permanently retained in a natural state pursuant to Hillsborough County, FL Land Development Code (LDC) as amended; the Hillsborough County Environmental Protection Act, Chapter 84-446; and Chapter 1-11, Rules of the Environmental Protection Commission of Hillsborough County. In addition, a 30-foot setback from the Wetland Conservation Area is required and shall conform to the provisions stipulated within the Land Development Code.

2212 SWANN AVENUE
TAMPA, FLORIDA 33608
PHONE (813) 253-5311
FAX (813) 253-2478
HEIDT & ASSOCIATES, INC.
LICENSED BUSINESS NUMBER LB148
CIVIL ENGINEERING
LAND SURVEYING

SHEET 7 OF 8 SHEETS

MERITUS

PARKWAY CENTER CDD

STATUS REPORT

TO: Board of Supervisors

FROM: Brian Howell

DATE: April 19, 2022

SUBJECT: Management Report

Current Items:

1. I will be on vacation next week so Rick will be attending the meeting in my place.
2. Tonja will be present to go over her report on the ponds and stormwater system
3. Scott will be attending to go over the fishing letter that was sent out and a Meritage item.
4. Meritage does need us to sign off on an easement that they need. They will be at the meeting to briefly go over the sign off.
5. We will have two companies at the meeting to go over the upgraded security system. Please note that the cdd can afford to go with a system and the monthly service. We can fund from a combination of the operating budget (security line item), reserves and left-over construction money from the amenity bond. Given the anticipated heavy summertime use and that our facility is a little secluded this system will be a deterrent to inappropriate behavior and vandalism.
6. Yessica will be attending the meeting as well and she along with Rick can update you on progress. We should think about having an event to do a nice kick off to the summer season. Perhaps a Memorial Day party or in June after school is out.

Have a great week and meeting. Brian



Meritus

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

Site: Parkway Center

Date: 4/20/22

MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
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LANDSCAPE MAINTENANCE

TURF	5	5	0	Good
TURF FERTILITY	10	10	0	Good
TURF EDGING	5	5	0	Good
WEED CONTROL - TURF AREAS	5	4	-1	Dollar weeds
TURF INSECT/DISEASE CONTROL	10	10	0	None observed
PLANT FERTILITY	5	4	-1	Fair
WEED CONTROL - BED AREAS	5	5	0	Detailing looked good
PLANT INSECT/DISEASE CONTROL	5	4	-1	Mites on the Fakahatchee
PRUNING	10	9	-1	Better
CLEANLINESS	5	5	0	Good
MULCHING	5	4	-1	Fair
WATER/IRRIGATION MGMT	8	8	0	Good
CARRYOVERS	5	4	-1	Spider mites

SEASONAL COLOR/PERENNIAL MAINTENANCE

VIGOR/APPEARANCE	7	7	0	
INSECT/DISEASE CONTROL	7	7	0	
DEADHEADING/PRUNING	3	2	-1	The marigolds need dead heading

SCORE

100	93	-7	93%
-----	----	----	-----

Contractor Signature: _____

Manager's Signature: Gene Roberts

Parkway Center April



The landscape around the clubhouse is in good condition.



The turf along Still Creek is in good condition.



Some of the trees need to be limbed up over the sidewalk along Still River.



The landscape in the round-a-bout on Still Creek looks good.



The landscape at the Sanctuary entrance looks good.



Some of the Fakahatchee grass needs to be treated for mites along Falkenburg and Still River.



The landscape at the Harvest Glen entrance is looking better.



The landscape on the berms along Falkenburg is trimmed and looks good.



The Belmont entrance is looking good.



The Bougainvillea shrubs along Blue Beech should be cut back and fertilized.

Parkway Center Ponds April



Pond 1 needs to be treated for algae.



Pond 2 also has some algae around the perimeter.



Pond 4 has some duck weed and penny wort that needs to be treated.



The rest of the ponds are in good condition.













SERVICE COMMUNICATION REPORT

Property Name: Paulk way Center CDD Date: 3-9-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	(<input checked="" type="checkbox"/>)	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	()	Trees	()	insects	() insects ()
curbs	(<input checked="" type="checkbox"/>)	Weeding	()	Shrubs	()	weeds	() disease ()
beds	()	Trees	()	Annuals	()	disease	()
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			Shrubs	Fire ants ()
		pruning	(<input checked="" type="checkbox"/>)			insects	() Weed beds
		pruning	()			disease	() spray (<input checked="" type="checkbox"/>)
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Comm / maint

Services provided by:

[Signature]

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Parkway Center CDD

Date: 3-10-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	(<input checked="" type="checkbox"/>)	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	(<input checked="" type="checkbox"/>)	Trees	()	insects	() insects ()
curbs	(<input checked="" type="checkbox"/>)	Weeding	(<input checked="" type="checkbox"/>)	Shrubs	()	weeds	() disease ()
beds	()	Trees	()	Annuals	()	disease	()
			pruning ()			Shrubs	Fire ants ()
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			insects	() Weed beds
			pruning ()			disease	() spray ()
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Comm / comm

Services provided by:

[Signature]

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Parkway Center CDD

Date: 3-11-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	()	Pruning	()	Turf	()	Turf	Trees
Edging	()	Hedging	()	Trees	()	insects	() insects ()
curbs	()	Weeding	()	Shrubs	()	weeds	() disease ()
beds	()	Trees	()	Annuals	()	disease	()
		pruning	()			Shrubs	Fire ants ()
Weedeating	()	Palms	()			insects	() Weed beds
		pruning	()			disease	() spray ()
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	()		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	()		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Can / report

Services provided by:

[Signature]

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Paukane, Caba CDD Date: 3-18-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUNDS MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing ()	Pruning (✓)	Turf ()	Turf ()	Turf ()	Trees ()	insects ()	insects ()
Edging ()	Hedging (✓)	Trees ()	Trees ()	insects ()	insects ()	weeds ()	disease ()
curbs ()	Weeding (✓)	Shrubs ()	Shrubs ()	weeds ()	disease ()	disease ()	Fire ants ()
beds ()	Trees ()	Annuals ()	Annuals ()	disease ()	Shrubs ()	Weed beds ()	spray (✓)
Weedeating ()	pruning ()				insects ()		
	Palms ()				disease ()		
	pruning ()						
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect ()	Annuals ()	Trash (✓)					
Adjust ()	Palms ()						
Repair ()	Mulch ()	Leaves & debris (✓)					
	Contractual ()						
	Billable ()						

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Desired & Trimming.

Services provided by:

[Signature]

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Parkway Center CDD

Date: 3-22-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	()	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	()	Trees	()	insects	()
curbs	(<input checked="" type="checkbox"/>)	Weeding	()	Shrubs	()	weeds	()
beds	()	Trees	()	Annuals	()	disease	()
		pruning	()			Shrubs	Fire ants
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			insects	()
		pruning	()			disease	()
						Weed beds	spray
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

General maint. Along Caulkburg.

Services provided by:

Mary Ann

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Parkway Center CDD Date: 3-24-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	(<input checked="" type="checkbox"/>)	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	(<input checked="" type="checkbox"/>)	Trees	()	insects	insects
curbs	()	Weeding	(<input checked="" type="checkbox"/>)	Shrubs	()	weeds	disease
beds	()	Trees	()	Annuals	()	disease	()
		pruning	()			Shrubs	Fire ants
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			insects	Weed beds
		pruning	()			disease	spray
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Current work

Services provided by:

Mary

Received by:



YELLOWSTONE
LANDSCAPE

SERVICE COMMUNICATION REPORT

Property Name: Prokurya Condo

Date: 4-4-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	(<input checked="" type="checkbox"/>)	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	()	Trees	()	insects	()
curbs	()	Weeding	()	Shrubs	()	weeds	()
beds	(<input checked="" type="checkbox"/>)	Trees	()	Annuals	()	disease	()
		pruning	()			Shrubs	Fire ants
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			insects	()
		pruning	()			disease	()
						Weed beds	
						spray	()
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Comer / man A

Services provided by:

mal

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Parkway Center

Date: 4-5-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	(<input checked="" type="checkbox"/>)	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	(<input checked="" type="checkbox"/>)	Trees	()	insects	()
curbs	()	Weeding	(<input checked="" type="checkbox"/>)	Shrubs	()	weeds	()
beds	(<input checked="" type="checkbox"/>)	Trees	()	Annuals	()	disease	()
			pruning ()			Shrubs	Fire ants ()
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			insects	()
			pruning ()			disease	()
						Weed beds	(<input checked="" type="checkbox"/>)
						spray	(<input checked="" type="checkbox"/>)
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Com / mon.

Services provided by:

magd m

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Prattway Center

Date: 4.6.22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing	(<input checked="" type="checkbox"/>)	Pruning	(<input checked="" type="checkbox"/>)	Turf	()	Turf	Trees
Edging	(<input checked="" type="checkbox"/>)	Hedging	(<input checked="" type="checkbox"/>)	Trees	()	insects	() insects ()
curbs	()	Weeding	(<input checked="" type="checkbox"/>)	Shrubs	()	weeds	() disease ()
beds	(<input checked="" type="checkbox"/>)	Trees	()	Annuals	()	disease	()
			pruning ()			Shrubs	Fire ants (<input checked="" type="checkbox"/>)
Weedeating	(<input checked="" type="checkbox"/>)	Palms	()			insects	(<input checked="" type="checkbox"/>) Weed beds
			pruning ()			disease	() spray (<input checked="" type="checkbox"/>)
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect	()	Annuals	()	Trash	(<input checked="" type="checkbox"/>)		
Adjust	()	Palms	()				
Repair	()	Mulch	()	Leaves &			
		Contractual	()	debris	(<input checked="" type="checkbox"/>)		
		Billable	()				

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

General maint.

Services provided by:

Miguel Perla

Received by:



YELLOWSTONE
LANDSCAPE

SERVICE COMMUNICATION REPORT

Property Name: Parkway Lenter HOA Date: 4.5.22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing ()	Pruning ()	Turf ()	Turf ()	Turf ()	Trees	insects ()	insects ()
Edging ()	Hedging ()	Trees ()	Trees ()	insects ()	insects ()	disease ()	disease ()
curbs ()	Weeding ()	Shrubs ()	Shrubs ()	weeds ()	weeds ()	disease ()	disease ()
beds ()	Trees ()	Annuals ()	Annuals ()	disease ()	disease ()	Shrubs	Fire ants ()
Weedeating ()	Palms ()	pruning ()	pruning ()	Shrubs	Shrubs	insects ()	Weed beds ()
				insects ()	insects ()	disease ()	spray ()
				disease ()	disease ()	weeds ()	
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect ()	Annuals ()	Trash ()	Trash ()				
Adjust ()	Palms ()	Leaves & debris ()	Leaves & debris ()				
Repair ()	Mulch ()						
	Contractual ()						
	Billable ()						

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Granular and liquid fertilizer was applied to St Aug sod, Also treated St Aug sod for insects, disease and weeds, over the top treatment of weeds in shrub beds.

Services provided by:

Received by:



SERVICE COMMUNICATION REPORT

Property Name: Parkway Center HOA Date: 4-6-22

The following landscape maintenance services were performed on your property today. If you have any questions about your service please call us at:

GROUND MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL	
Mowing ()	Pruning ()	Turf (✓)	Turf	Trees ()	insects (✓)	Trees	insects ()
Edging ()	Hedging ()	Trees ()	Shrubs ()	weeds (✓)	disease (✓)	disease ()	
curbs ()	Weeding ()	Annuals ()					
beds ()	Trees ()						
	pruning ()					Shrubs	Fire ants ()
Weedeating ()	Palms ()					insects ()	Weed beds
	pruning ()					disease ()	spray ()
IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED	
Inspect ()	Annuals ()	Trash ()					
Adjust ()	Palms ()						
Repair ()	Mulch ()	Leaves & debris ()					
	Contractual ()						
	Billable ()						

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

Granular and liquid fertilizer was applied to St Aug sod, Also treated St Aug sod for insects, disease and weeds.

Services provided by:

Received by:



Quote #: Q-10074-2
 Date: 2/16/2022
 Expires On: 3/31/2022

Envera Systems

Next Generation Security
 4171 W Hillsboro Blvd Ste 2
 Coconut Creek, FL 33073
 Phone: (855) 936-8372 | Email: info@enverasystems.com

Prepared for

Parkway CDD Amenity Center
 7461 S. Faulkenburg Rd
 Riverview, FL 33578

SECURITY CONSULTANT	PHONE	EMAIL
Dudley Taliaferro	+1 8135145720	dtaliaferro@enverasystems.com

Will attempt to utilize as much of the existing infrastructure as possible but compatability is contingent upon inspection by the Install engineer.

INSTALLATION INVESTMENT

Amenity Center - Active Video Surveillance

QTY	PRODUCT	INSTALL INVESTMENT
1	NVR iFT 16 IP Channels 10TB	
1	NVR iFT 6TB HDD (Extension Kit)	
10	Outdoor Bullet Camera - 4MP	
3	Outdoor Dome Camera - 4MP	
4	Indoor Dome Camera - 2MP	
2	Network Horn Speaker	
6	Ceiling Flush Mount Speaker	
1	iBoot Bar	
1	Battery Backup 800VA	
1	Fortigate Router (30E)	
1	Equipment Rack - (Floor)	
1,000	Wire	
Amenity Center - Active Video Surveillance TOTAL:		\$31,789.81

Installation Investment Total: \$31,789.81

THIRD PARTY FINANCING OPTIONS

36 Months Financing at 3.99%

Monthly Payment: \$938.44

- Finance Options Based on Credit Approval
- \$85 Documentation Fee & First Month Required at Signing
- Eligibility subject to credit approval upon receipt of credit application to Canon Financial Services, Inc.

- Finance Application can be found at enverasystems.com/financing

MONTHLY INVESTMENT

Amenity Center - Active Video Surveillance

QTY	MONTHLY SERVICE	EACH	MONTHLY INVESTMENT
10	Actively Monitored Outdoor Cameras	\$75.00	\$750.00
4	Actively Monitored Indoor Cameras	\$35.00	\$140.00
1	Service & Maintenance Plan	\$324.92	\$324.92
Amenity Center - Active Video Surveillance TOTAL:			\$1,214.92

Monthly Investment Total: \$1,214.92

SERVICE & MAINTENANCE PLAN

- During Primary Period, should any equipment need to be serviced or replaced, Envera will not charge for labor or system parts and materials.
- During Renewal Periods, should any equipment need to be serviced or replaced, Envera will not charge for labor and will only charge cost for system parts and materials.
- Ground loops are warrantied for a period of 90 days and are not included in the Service & Maintenance Plan
- Service Level Commitment
 - Envera will perform system checks of all cameras on a daily basis.
 - Envera will proactively troubleshoot any discovered issues, which may include sending a technician onsite.
 - Since most issues can be resolved remotely, emergency service requests will be responded to within 24 hours.
- Service and Maintenance Plan excludes accident, vandalism, flood, water, lightning, fire, intrusion, abuse, misuse, an act of God, any casualty, including electricity, unauthorized repair service, modification or improper installation or any other cause beyond the control of Envera, including interruption of electrical power or internet service.

TERMS & CONDITIONS

- Monthly pricing is based on 1,800 current homes, with a maximum of 1,800 homes at full build out.
- Package pricing is applied to installation and monthly pricing. Pricing presented in this Quote is based on the purchase of all items as presented.
- Minimum 36-month agreement is required for monthly services (sales tax will be added to all monthly charges).
- Community will be responsible for all costs related to permits, bonds, surveys, drawings or site plan modifications.
- Community will be responsible for all required internet lines with minimum of 5MB upload and download speeds for most systems to operate. This may require multiple primary and backup lines throughout the community. Envera's team will work with internet providers to assist Client as necessary.
- Community will be responsible for providing adequate power at all head-end locations.
- Deposit due at signing equal to 50% of installation costs and two (2) months of the monthly services costs prior to Envera scheduling work. Envera will give an additional 3% discount on installation if 100% of installation is paid within 7 days of signing. 40% of installation will be due within 5 days of Envera beginning installation. Final 10% of installation is due within 5 days of Envera completing installation.
- If purchasing a Virtual Gate Guard or Access Control System, Community will be responsible for providing a list of all residents with addresses, phone numbers, and email addresses in an Excel or CSV format.
- If purchasing a Virtual Gate Guard System:
 - *Virtual Gate Guard Monitoring is a per home charge and any additional homes added above those reported in the Qty field above (or at signing) will be charged to the Community at the per home price per month.

- Installation of the equipment will take approximately six weeks to complete and fully test
- Envera's Implementation Team will provide a resident orientation session
- Once the system is activated and on-line, Envera will conduct a "soft opening" giving residents 21 days to get acclimated (Guests will be asked where they are going but no guest will be denied entry)
- After the soft opening period expires, all guests will be verified before being granted entry into the community
- Recurring monthly pricing is based on all resident and renters having Envera programmed credentials on their vehicles and unencumbered access to use MyEnvera.com or the MyEnvera App for guest management

Head End






Parkway CDD Pool Areas

Exterior Camera Solution
Active/Passive Video Surveillance
Optional AC Takeover

Utilize Existing
16' post.
Less than 6mo old.

Utilize Existing
16' post.
Less than 6mo old.

EQUIPMENT LEGEND

-  Active Video
-  Active Video Dome Camera
-  Passive Video Surveillance
-  Outdoor Horn 2 way Spkr.
-  Head End

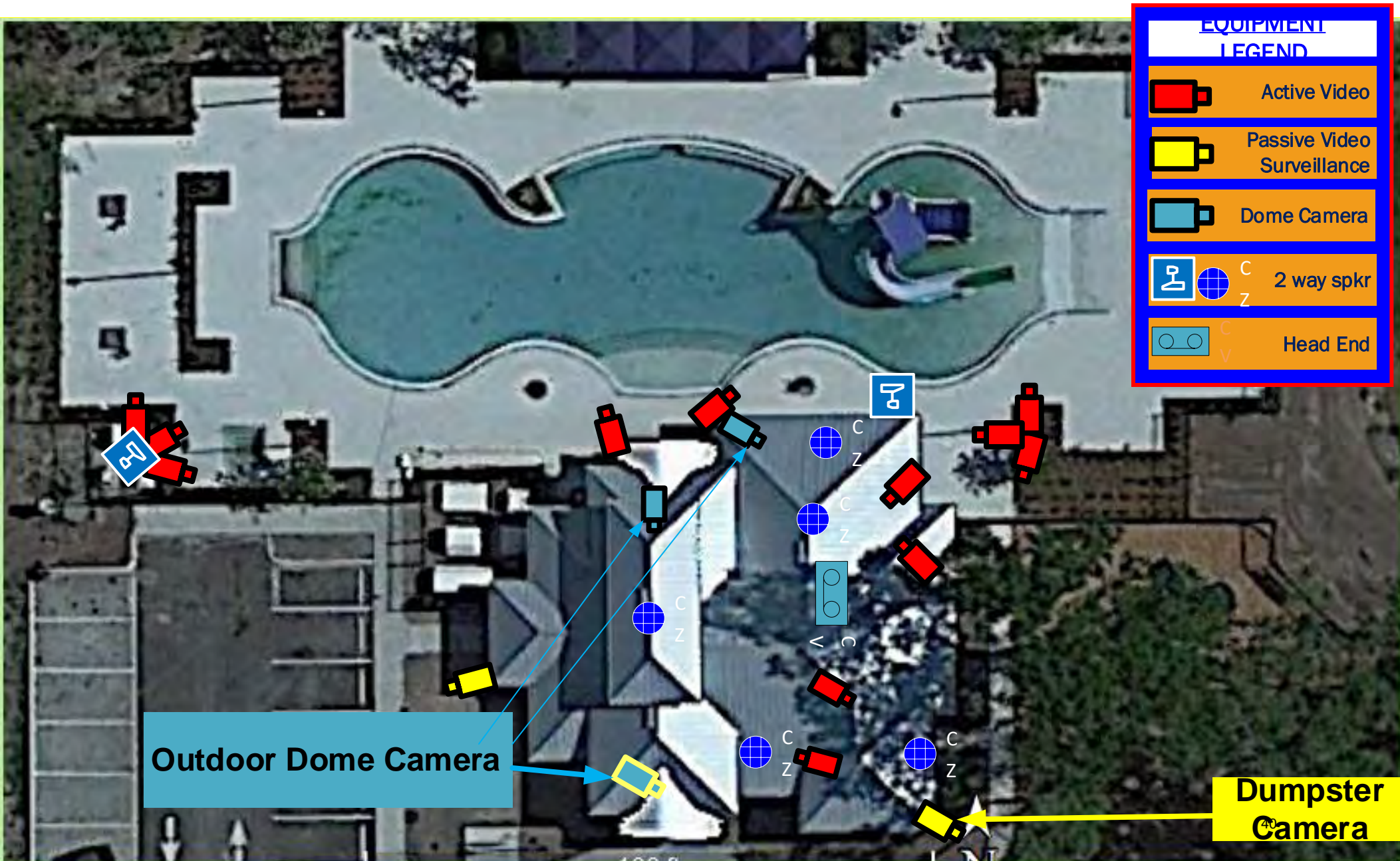
Dome Camera
Parking Lot
Area

Dome Camera
Covering
approach

Dumpster

Parkway CDD Clubhouse

Overview of Solution
Active/Passive Video Surveillance
(Optional) Access Control Takeover





Surveillance System Upgrade with Montioring

Parkway Center

7461 Falkenburg Rd
Tampa, FL
(813) 873-7300 Ext.

Prepared by:

Frank Prete
Vice President
Frank@mysecuriteam.com
813-978-1978

Why Securiteam

At Securiteam, we challenge conventional thinking in everything we do. We believe that thinking differently inspires innovation and creativity, enabling us to design and create innovative customized security and technology solutions that are durable, reliable, and user friendly.

We pride ourselves on our responsiveness, attention to detail, and customer service. We listen to your needs, collaborate ideas, and work to develop unique value-added solutions that meet today's most demanding requirements.

About Us

We are a Premier Security Solutions & Technology Integration Company Founded in 2005

Nationally recognized as a 2020 Top-100 Systems Integrator by SDM Magazine

Created our Proprietary Virtual Security Guard Kiosk in 2012

We Customize State-of-the-Art Solutions that meet YOUR Specific Needs

Licensed, Bonded, Insured, and State Certified Security & Alarm Contractor

Customer-Centric Business Culture Providing YOU with Exceptional Customer Service

Industry Leading A+ Better Business Bureau Rating and a 4.9 Google Rating

Panasonic Diamond Level Security Solutions Provider

What We Do

- Access Cards & Fobs
- Access Control Systems
- AV (Television & Projector) Systems
- Electronic Meeting Room Scheduler
- Centralized Touchpad Controller
- Climate Control
- Digital Signage
- Ethernet & USB Ports
- Gate Operating Systems
- Guest Wi-Fi
- Low Voltage Cabling
- Lutron Lighting Integration
- Music & Sound Distribution
- Music Streaming Service
- Security Systems
- Surveillance Systems
- Troubleshooting & Repair Services
- Virtual Security Guard Kiosk
- Virtual Security Guard Surveillance
- VOIP Phones and Service



Summary of Qualifications

Securiteam, Inc.

- Securiteam is locally owned and operated in Tampa, FL
- Installations include Moffitt Cancer Center, Del Web at Bexley, Harrison Ranch, Tampa Bay Golf, The Groves and many more.
- Licensed, Bonded, Insured and State Certified Security and Fire Alarm Contractors
- \$2 Million Liability Insurance policy
- A+ rating by the BBB
- 24/7/365 live tech support
- Listed in the top 100 Security Integrator's in the country

Key Personnel

Rob Cirillo – Founder & CEO

- 25+ Years of electronic security industry experience including regional management positions.
- Licensed to design and install Security and Fire Alarm Systems in FL, MA, & ME
- Automatic Fire Alarm Association Trained and Certified

Frank Prete – Vice President

- 25+ Years technical industry experience
- Certified for Burglar Alarm and Fire Alarm Installations

Technical Team

- 25+ Years technical industry experience

Office Personnel

- Nisha Sevilla – Office Manager – 5+ years of experience

Advanced Analytics & Surveillance



Through industry leading partnerships and innovative design, Securiteam provides true preventative protection using advanced AI Technology. Video technology is constantly evolving. If you're looking for the highest resolution, intelligent analytics, professional design, or knowledgeable staff, Securiteam can provide the best solution to meet your needs. We partner with companies to provide class leading, innovative solutions through smarter object detection (Vehicle or person), advanced, pattern-based video searches, and self-learning analytics. The technologies used include better scenario-based alerts like intrusion, loitering, and unusual activity detection. Securiteam leads the way by providing the best technologies through strategic partnerships.

Better-Than-Guard Level Security a Fraction of the cost

When Human presence is detected in an authorized area, the signal is sent to our state-of-the-art remote video monitoring center. Once the activity is verified by the remote officer, your custom predefined action plan is implemented which may include a live voice to the premises. The best part is that our cameras do not sleep, take breaks call out sick or ever get distracted.



Limit False Alarms and Save Storage



Using scene adaptive intelligence and varied analytical profiles, Advanced analytics reduce remote and local guard costs by eliminating most nuisance alarms that occur with conventional video motion detection. Simply put, our partners technologies can identify the difference between a person, a bird and windblown leaves where simple video motion cannot.

**Parkway Center
Surveillance System Upgrade with Montioring**

Surveillance System Upgrade with Human Detetction

\$10,577.45

1	SMART Series 16-Channel 16PoE 4TB NVR Bundle with Turing Bridge
13	SMART Series 5MP TwilightVision IR Dome IP Camera, 2.8mm
1	Araknis Networks Single-WAN Gigabit VPN Router
1	Cat6 Plenum Cable Wht
3	Network Horn Speaker

Proactive Video Monitoring with Voice Down

\$0.00

1	Pool Virtual Security Guard Services monthly
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Project Summary

TOTAL:

\$10,577.45

Proactive Video Monitoring \$450 monthly with 4 zones and 16 cameras of human detection monitoring,

**Finance / Lease Options (\$0 down, \$250 document fee, \$1 buyout at the end of term):
36 months @ \$414.40, 48 months @ \$324.10 or 60 months @ \$270.91(estimated)**

** Recurring service charges not included in the total install price.*



SMART Series 16-Channel 16PoE 4TB NVR Bundle with Turing Bridge

Face/Human/Vehicle AI and more with Turing SMART Series Cameras, Bridge, and Cloud
First-Year Free Turing Vision Cloud AI Feature Access
Support Ultra265/H.265/H.264 video formats
32-channel input; 16 POE Ports
Up to 8MP input and 4K output
8TB Included; 4 SATA Max, up to 10TB for each HDD
Best used with Turing SMART series IP Cameras
Turing cloud-ready with Smart NVR series and Turing bridge/servers
Support cloud upgrade



SMART Series 5MP TwilightVision IR Dome IP Camera, 2.8mm

Face/Human/Vehicle AI with Turing SMART Series NVR, Bridge, and Cloud
2.8mm fixed lens
TwilightVision allows for optimal image clarity in low light
Max. 5MP (2880x1620) @30/25fps resolution
Face Recognition, People and Car Detection with SMART series NVR and Turing bridge
Support 256 G microSD card
Smart IR up to 30m
IP67, WDR, IK10, PoE



Araknis Networks Single-WAN Gigabit VPN Router

A compact form factor provides you with ultimate install flexibility without sacrificing performance. It features a single Gigabit WAN port and two Gigabit LAN ports to support today's internet speeds. Plus every Araknis router is fully embedded with OvrC Pro giving you full network visibility and intuitive troubleshooting tools.

Cat6 Plenum Cable Wht

Cat6 Plenum Cable Wht



Network Horn Speaker

AXIS C1310-E Network Horn Speaker is perfect for outdoor environments in most climates. It allows users to remotely warn off intruders before they commit a crime to deliver instructions during an emergency or to make general voice messages. Built-in memory supports pre-recorded messages or security personnel can respond to notifications with live speak. Digital signal processing DSP ensures clear sound. Open standards support easy integration with network video access control analytics and VoIP supporting SIP. AXIS C1310-E is a standalone unit that can be placed almost anywhere which supports a flexible scalable and cost-effective approach to system design.



Pool Virtual Security Guard Services monthly

Terms, Scope, & Acceptance

Your satisfaction is important to us, and we plan to exceed your expectations!
This proposal is a complete package, including design, wiring, equipment, installation.

All equipment is warranted by the manufacturers. We guarantee all installation work to be free of defects for a period of one year from installation date. If service is required, we will be happy to provide you with excellent service for your system.

Customer must maintain sufficient insurance to cover property damages or bodily injury for Customer and any of its licensees, invitees or others who are not such licensees, contractors, employees, agents or invitees of Securiteam, Inc. Customer agrees that recovery from Securiteam for any property damage or bodily injury shall be offset by payment from such insurance.

Prices contained in this proposal are valid for 30 days. Any changes to this proposal will be submitted in writing for approval.

To be supplied by others to Securiteam's specifications:

- Municipal permit fees (if applicable)
- A/C power & electrical conduit
- Applicable internet or telephone communications services
- 50% down and balance upon substantial completion

Accepted by

Date

Securiteam

I accept this proposal and authorize the work to be done and accept responsibility for payments due. _____

Parkway Center Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Monthly Budget	Comments/Description
Monthly Contract					
AquaPRO	22 030302	\$ 2,100.00			Pool Maintenance 3.3.2022
First Choice Aquatic Weed Management	69048	2,108.00			Waterway Management - 2.28.2022
Meritus Districts	75283	13,149.31		\$ 7,947.25	District Management Services - 3.23.2022.
Yellowstone	336497	18,450.25			Landscape Maintenance - 3.1.2022
Monthly Contract Sub-Total		\$ 35,807.56			

Variable Contract					
Supervisor: Charlotte Hazlewood	CH 030222	\$ 200.00			Supervisor Fee - 3.2.2022
Supervisor: Charlotte Hazlewood	CH 032322	200.00			Supervisor Fee - 3.23.2022
Supervisor: Jo Ann Ward	JW 030222	200.00			Supervisor Fee - 3.2.2022
Supervisor: KoKo Miller	KM 030222	200.00			Supervisor Fee - 3.2.2022
Supervisor: Koko Miller	KM 032322	200.00			Supervisor Fee - 3.23.2022
Supervisor: Linda Bell	LB 030222	200.00			Supervisor Fee - 3.2.2022
Supervisor: Linda Bell	LB 032322	200.00			Supervisor Fee - 3.23.2022
Supervisor: Tanya O'Conner	TO 030222	200.00			Supervisor Fee - 3.2.2022
Supervisor: Tanya O'Conner	TO 032322	200.00	\$ 400.00		Supervisor Fee - 3.23.2022
Variable Contract Sub-Total		\$ 1,800.00			

Utilities					
BOCC	5589652368 012522	\$ 781.20			Water And Sewer Service thru 1.13.2022
BOCC	5589652368 021722	4,248.63			Water And Sewer Service thru 2.14.2022
BOCC	5589652368 102021	384.18			Water And Sewer Service thru 10.12.2021
BOCC	5589652368 111721	1,393.64			Water And Sewer Service thru 11.12.2021
BOCC	5589652368 122221	782.17	\$ 7,589.82		Water And Sewer Service thru 12.14.2021
Tampa Electric	211001800149 030822	747.32			Electric Service Thru 3.02.2022.
Tampa Electric	211001800369 030822	589.99			Electric Service Thru 3.02.2022.

Parkway Center Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Monthly Budget	Comments/Description
Tampa Electric	211001800609 030822	554.66			Electric Service Thru 3.02.2022.
Tampa Electric	221007991963 030822	279.89			Electric Service Thru 3.02.2022.
Tampa Electric	221008055560 030822	926.68			Electric Service Thru 3.02.2022.
Tampa Electric	311000070319 030722	9,394.60	\$ 12,493.14	\$ 3,583.33	Electric Service Thru 2.01.2022.
Utilities Sub-Total		\$ 20,082.96			

Regular Services					
Brian Jones	BJ 032822	\$ 100.00			Refund Of Clubhouse Rental - 3.28.2022
Burr Forman	1294865	646.51			Professional Service Thru 01.31.2022
Cardno	328263	225.00			Professional Service Thru 02.25.2022.
Cardno	328378	1,385.00	\$ 1,610.00		Professional Service Thru 02.25.2022.
Catherine Medina	CM 030822	150.00			Refund Of Deposit - 3.8.2022
Cory Copeland	CC 031422	222.00			Off Duty Patrol - 3.14.2022
Cory Copeland	CC 032822	222.00	\$ 444.00		Off Duty Patrol 3.26.2022
Dalene Orban	DO 030922	150.00			Refund Of Deposit - 3.09.2022
DKS Cellular Subscription	1754628	32.95			Cellular Subscription - 2.14.2022
DKS Cellular Subscription	1771796	32.95	\$ 65.90		Cellular Subscription - 3.14.2022
First Choice Aquatic Weed Management	69046	430.00			Quarterly Wetland Service - 2.28.2022
First Choice Aquatic Weed Management	69189	1,830.00	\$ 2,260.00		Supply and Delivery - 3.21.2022
George John DeNillo	GJD 032122	148.00			Off Duty Patrol - 3.21.2022
Johnmichael Lee	JL 030722	222.00			Off Duty Patrol - 3.2.2022
Navitas Credit Corp	40819292	804.78			Navitas Credit Corp - 3.04.2022
Nichols Landscape	MPC15 2 69	2,430.35			Landscape Architect - 2.27.2022
Republic Services	0696 001017154	133.16			Waste Management - 3.17.2022
Ryan Joseph Velazquez	RJV 030722	222.00			Off Duty Patrol - 3.7.2022

Parkway Center Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Monthly Budget	Comments/Description
Spearem Enterprises	5207	400.00			Labor and Materials: Dog Waste Cans - 3.10.2022
Spearem Enterprises	5209	155.00			Cleaning Supplies - 3.10.2022
Spearem Enterprises	5221	845.00	\$ 1,400.00		Clubhouse Cleaning Service - 3.15.2022
Spectrum	095561001031522 031522	252.80			Internet Service thru 4.13.2022
Stan	1898153	360.00			Professional Service Thru 02.25.2022.
Supervisor: Jo Ann Ward	JW 032322	200.00	\$ 200.00		Supervisor Fee - 3.23.2022
Tanya O'Connor	TC 031622	150.00			Refund of Clubhouse Deposit - 3.16.2022
Yellowstone	340792	258.97			Cleaning Service - 3.22.2022.
Yellowstone	340793	194.23	\$ 453.20		Cleaning And Maintenance - 3.22.2022
Yellowstone.	340802.	3,542.80			Landscape Maintenance - 3.22.2022.
Regular Services Sub-Total		\$ 15,745.50			
Additional Services					
Nishit Patel	NP 03182022	\$ 150.00			Refund of Deposit - 3.18.2022
Additional Services Sub-Total		\$ 150.00			
TOTAL:		\$ 73,586.02			

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary



AquaPRO
Pool Solutions

INVOICE

Jorge Lopez
Owner

INVOICE # 22-030302
DATE: MARCH 3, 2022

2513 DAKOTA ROCK DR.
RUSKIN, FL 33570
Phone: (813)482-1932
Email: aquapro.pool.solutions@gmail.com

TO **PARKWAY CENTER CDD**
7461 S. FALKENBURG DR.
RIVERVIEW, FL 33578
(813) 873-7300

JOB: **MONTHLY POOL MAINTENANCE**
FEBRUARY 2022

BSY 4607 5392

QUANTITY	DESCRIPTION	UNIT PRICE	LINE TOTAL
1	POOL MONTHLY MAINTENANCE	\$2,100.00	\$2,100.00
	• 3-Visits per Week (YEAR-ROUND)		
	• Chemicals Included		
	• Filtration Cleaning		
	• Pool Vacuuming and Skimming		
	• Water Testing and Balancing		
	• Daily Equipment Inspection		
	• Free Minor Equipment Repair		
TECHNICIAN NOTES: POOL NOW OPEN TO THE COMMUNITY. STILL WAITING ON KEY FOBS FOR THE TEAM.		SUBTOTAL	\$2,100.00
		SALES TAX	INCLUDED
		TOTAL	\$2,100.00

Make all checks payable to **AQUAPRO POOL SOLUTIONS**
THANK YOU FOR YOUR BUSINESS!

First Choice Aquatic Weed Management, LLC

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

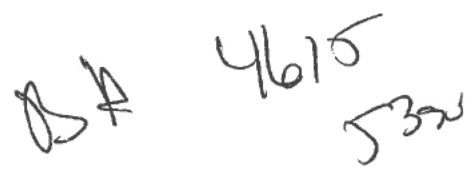
Invoice

Date	Invoice #
2/28/2022	69048

Bill To

Parkway Center CDD
c/o Meritus Corp.
2005 Pan Am Circle Dr., Ste. 300
Tampa, FL 33067

Customer P.O. No.	Payment Terms	Due Date
	Net 30	3/30/2022

Description	Amount
Monthly waterway service for the month this invoice is dated - 21 waterways	1,670.00
Monthly maintenance for clubhouse for the month this invoice is dated	143.00
Monthly waterway service #23 for the month this invoice is dated	212.00
Monthly waterway service #25 for the month this invoice is dated	83.00
	

Thank you for your business.

Total	\$2,108.00
Payments/Credits	\$0.00
Balance Due	\$2,108.00



Job Name: _____
Customer Number: 426 Customer: FCA - PARKWAY CENTER CDD
Technician: Jason Marks
Date: 02/23/2022 Time: 08:04 AM
Customer Signature: _____

<u>CLARITY</u>	<u>FLOW</u>	<u>METHOD</u>	<u>CARP PROGRAM</u>	<u>WATER LEVEL</u>	<u>WEATHER</u>
<input type="checkbox"/> < 1'	<input checked="" type="checkbox"/> None	<input checked="" type="checkbox"/> ATV	<input type="checkbox"/> Boat	<input type="checkbox"/> High	<input checked="" type="checkbox"/> Clear
<input checked="" type="checkbox"/> 1-2'	<input type="checkbox"/> Slight	<input type="checkbox"/> Airboat	<input type="checkbox"/> Truck	<input type="checkbox"/> Normal	<input type="checkbox"/> Cloudy
<input type="checkbox"/> 2-4'	<input type="checkbox"/> Visible	<input type="checkbox"/> Backpack	<input type="checkbox"/> Barrier Inspected	<input checked="" type="checkbox"/> Low	<input checked="" type="checkbox"/> Windy
<input type="checkbox"/> > 4'					<input type="checkbox"/> Rainy

<input type="checkbox"/> Alligator	<input checked="" type="checkbox"/> Catfish	<input checked="" type="checkbox"/> Gallinules	<input checked="" type="checkbox"/> Osprey	<input checked="" type="checkbox"/> Woodstork
<input checked="" type="checkbox"/> Anhinga	<input checked="" type="checkbox"/> Coots	<input checked="" type="checkbox"/> Gambusia	<input type="checkbox"/> Otter	<input checked="" type="checkbox"/> Ducks
<input checked="" type="checkbox"/> Bass	<input checked="" type="checkbox"/> Cormorant	<input checked="" type="checkbox"/> Herons	<input type="checkbox"/> Snakes	<input type="checkbox"/> _____
<input checked="" type="checkbox"/> Bream	<input checked="" type="checkbox"/> Egrets	<input checked="" type="checkbox"/> Ibis	<input checked="" type="checkbox"/> Turtles	<input type="checkbox"/> _____

☒ Arrowhead ☐ Bulrush ☐ Golden Canna ☐ Naiad ☐ _____ 54

☐ Bacopa ☐ Chara ☐ Gulf Spikerush ☒ Pickerelweed

Meritus Districts
A Division of Inframark, LLC

INVOICE

2005 Pan Am Circle
Suite 300
Tampa, FL 33607

INVOICE#
#75283

DATE
3/23/2022

CUSTOMER ID
C2303

NET TERMS
Net 30

PO#

DUE DATE
4/22/2022

BILL TO

Parkway Center CDD
2005 Pan Am Circle
Ste 700
Tampa FL 33607
United States

Services provided for the Month of: March 2022

DESCRIPTION	QTY	UOM	RATE	AMOUNT
Accounting Services - Accounting Services	1	Ea	2,389.75	2,389.75
Copies - B/W Copies- January	104	Ea	0.15	15.60
Dissemination Services - Dissemination Services	1	Ea	500.00	500.00
District Management Services - District Management	1	Ea	2,403.33	2,403.33
Field Management - Field Management	1	Ea	2,308.92	2,308.92
Personnel Services - On-Site Staff - Personnel Services	1	Ea	5,000.00	5,000.00
Postage - Postage- January	1	Ea	31.71	31.71
Recording Svcs - Recording Secretary	1	Ea	333.33	333.33
Technology Services - Technology Services	1	Ea	166.67	166.67
Subtotal				13,149.31

Subtotal \$13,149.31

Tax \$0.00

Total Due \$13,149.31

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

Please include CUSTOMER ID and the invoice number on the check stub of your payment.
Phone: 813-397-5122 | Fax: 813-873-7070



**Bill To:**

Parkway Center CDD
c/o Meritus
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Property Name: Parkway Center CDD

INVOICE

INVOICE #	INVOICE DATE
TMC 336497	3/1/2022
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: March 31, 2022

Invoice Amount: \$18,450.25

Description	Current Amount
Monthly Landscape Maintenance March 2022	\$18,450.25

*Ulev
Bona*

Invoice Total \$18,450.25

Excellence
IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.

Parkway Center CDD

MEETING DATE: March 2, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

CH 030222

Parkway Center CDD

MEETING DATE: March 23, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

CH 032322

Parkway Center CDD

MEETING DATE: March 2, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature *Brian Howell*

llw JW 030222

Parkway Center CDD

MEETING DATE: March 2 ,2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

Km 030222

Parkway Center CDD

MEETING DATE: March 23, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

Km 032322

Parkway Center CDD

MEETING DATE: March 2, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

LB 030222

Parkway Center CDD

MEETING DATE: March 23, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

LB032322

Parkway Center CDD

MEETING DATE: March 2, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

TO 030222

Parkway Center CDD

MEETING DATE: March 23, 2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

TO 032322



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	01/25/2022	02/15/2022

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	12/14/2021	1889	01/13/2022	2396	50700 GAL	ESTIMATED	WATER

Service Address Charges

Customer Service Charge	\$4.98
Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$153.11
Water Base Charge	\$17.30
Water Usage Charge	\$149.00
Fire Protection Base Charge	\$8.70
Sewer Base Charge	\$41.85
Sewer Usage Charge	\$273.27
Total Service Address Charges	\$653.19

Miscellaneous Charges

Late Payment Charge	\$128.01
Total Miscellaneous Charges	\$128.01

Summary of Account Charges

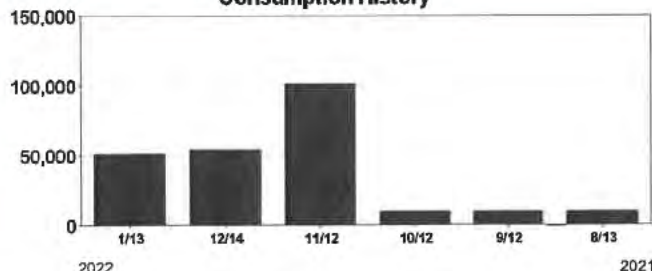
Previous Balance	\$2,559.99
Net Payments	\$0.00
Past Due Amount	\$2,559.99
Bill Adjustments	\$128.01
Total Account Charges	\$653.19

AMOUNT DUE	\$3,341.19
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Notice

An estimated read was used to calculate your bill

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 5589652368

ELECTRONIC PAYMENTS BY CHECK OR

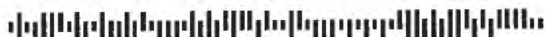
Automated Payment Line: (813) 276 8526

Internet Payments: HCFLGov.net/WaterBill

Additional Information: HCFLGov.net/Water



**** NOTICE ** THE BALANCE REFLECTS A PAST DUE AMOUNT TO AVOID DISCONNECTION OF SERVICE, PAYMENT MUST BE RECEIVED BY 3:00 P.M. ON THE DUE DATE**



Single-Piece
PARKWAY CENTER CDD
C/O MERITUS CORP
TAMPA FL 33607

5,827.8

DUE DATE	02/15/2022
AMOUNT DUE	\$3,341.19
AMOUNT PAID	



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	02/17/2022	03/10/2022

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	01/13/2022	2396	02/14/2022	5300	290400 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$4.98
Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$877.01
Water Base Charge	\$17.30
Water Usage Charge	\$1,563.23
Fire Protection Base Charge	\$6.96
Sewer Base Charge	\$41.85
Sewer Usage Charge	\$1,565.26
Total Service Address Charges	\$4,081.57

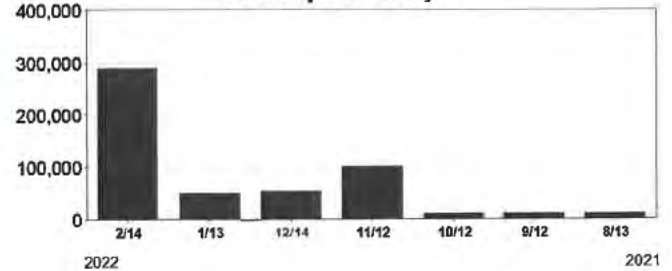
Miscellaneous Charges

Late Payment Charge	\$167.06
Total Miscellaneous Charges	\$167.06

Summary of Account Charges

Previous Balance	\$3,341.19
Net Payments	\$0.00
Past Due Amount	\$3,341.19
Bill Adjustments	\$167.06
Total Account Charges	\$4,081.57
AMOUNT DUE	\$7,589.82

Consumption History



Hillsborough
County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 5589652368

ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526
Internet Payments: HCFLGov.net/WaterBill
Additional Information: HCFLGov.net/Water



**** NOTICE ** THE BALANCE REFLECTS A PAST DUE AMOUNT TO AVOID DISCONNECTION OF SERVICE, PAYMENT MUST BE RECEIVED BY 3:00 P.M. ON THE DUE DATE**



PARKWAY CENTER CDD
C/O MERITUS CORP
TAMPA FL 33607

4,616.8

DUE DATE	03/10/2022
AMOUNT DUE	\$7,589.82
AMOUNT PAID	



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	10/20/2021	11/10/2021

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	06/24/2021	0	10/12/2021	343	34300 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$4.69
Customer Service Charge	\$4.69
Purchase Water Pass-Thru	\$103.59
Water Base Charge	\$59.76
Water Usage Charge	\$32.67
Fire Protection Base Charge	\$34.22
Sewer Base Charge	\$144.56
Total Service Address Charges	\$384.18

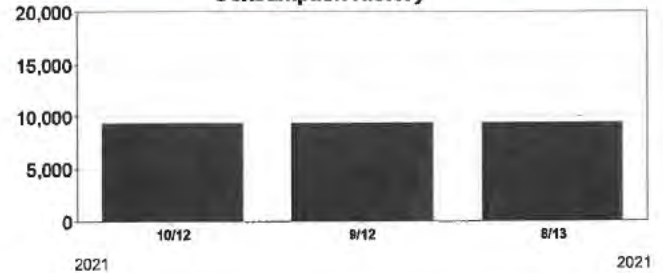
Summary of Account Charges

Previous Balance	\$0.00
Net Payments	\$0.00
Total Account Charges	\$384.18
AMOUNT DUE	\$384.18

Important Message

High water bill? Could be an inefficient irrigation system. See if you qualify for a free evaluation: UF/IFAS Extension Hillsborough, 744-5519 X 54142.

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 5589652368

ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526

Internet Payments: HCFLGov.net/WaterBill

Additional Information: HCFLGov.net/Water



THANK YOU!



PARKWAY CENTER CDD
C/O MERITUS CORP
TAMPA FL 33607

4,835 8

DUE DATE	11/10/2021
AMOUNT DUE	\$384.18
AMOUNT PAID	



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	11/17/2021	12/08/2021

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	10/12/2021	343	11/12/2021	1354	101100 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$4.98
Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$305.32
Water Base Charge	\$17.30
Water Usage Charge	\$446.36
Fire Protection Base Charge	\$8.70
Sewer Base Charge	\$41.85
Sewer Usage Charge	\$544.93
Total Service Address Charges	\$1,374.42

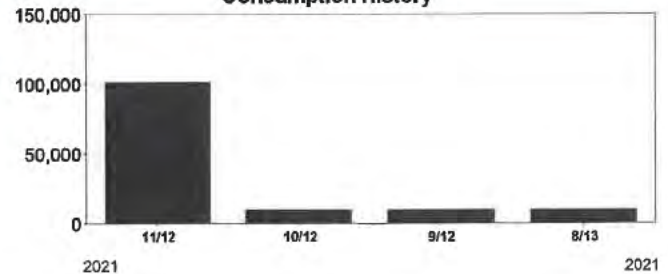
Miscellaneous Charges

Late Payment Charge	\$19.22
Total Miscellaneous Charges	\$19.22

Summary of Account Charges

Previous Balance	\$384.18
Net Payments	\$0.00
Past Due Amount	\$384.18
Bill Adjustments	\$19.22
Total Account Charges	\$1,374.42
AMOUNT DUE	\$1,777.82

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 5589652368

ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526

Internet Payments: HCF.gov.net/WaterBill

Additional Information: HCF.gov.net/Water



**** NOTICE ** THE BALANCE REFLECTS A PAST DUE AMOUNT TO AVOID DISCONNECTION OF SERVICE, PAYMENT MUST BE RECEIVED BY 3:00 P.M. ON THE DUE DATE**



PARKWAY CENTER CDD
C/O MERITUS CORP
TAMPA FL 33607

4,830 8

DUE DATE	12/08/2021
AMOUNT DUE	\$1,777.82
AMOUNT PAID	



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	12/22/2021	01/12/2022

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	11/12/2021	1354	12/14/2021	1889	53500 GAL	ESTIMATED	WATER

Service Address Charges

Customer Service Charge	\$4.98
Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$161.57
Water Base Charge	\$17.30
Water Usage Charge	\$165.52
Fire Protection Base Charge	\$8.70
Sewer Base Charge	\$41.85
Sewer Usage Charge	\$288.37
Total Service Address Charges	\$693.27

Miscellaneous Charges

Late Payment Charge	\$88.90
Total Miscellaneous Charges	\$88.90

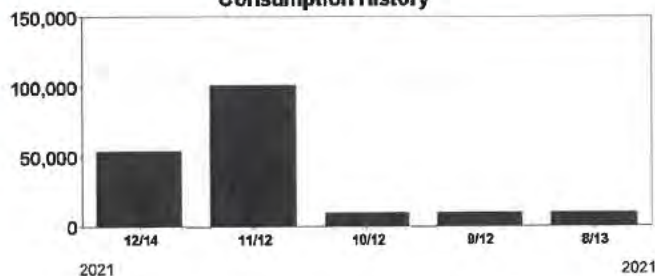
Summary of Account Charges

Previous Balance	\$1,777.82
Net Payments	\$0.00
Past Due Amount	\$1,777.82
Bill Adjustments	\$88.90
Total Account Charges	\$693.27
AMOUNT DUE	\$2,559.99

Notice

An estimated read was used to calculate your bill

Consumption History



Hillsborough
County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 5589652368

ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526
Internet Payments: HCFLGov.net/WaterBill
Additional Information: HCFLGov.net/Water



**** NOTICE ** THE BALANCE REFLECTS A PAST DUE AMOUNT TO AVOID DISCONNECTION OF SERVICE, PAYMENT MUST BE RECEIVED BY 3:00 P.M. ON THE DUE DATE**



Single-Piece
PARKWAY CENTER CDD
C/O MERITUS CORP
TAMPA FL 33607

5,624 8

DUE DATE	01/12/2022
AMOUNT DUE	\$2,559.99
AMOUNT PAID	

Account: 211001800146
Statement Date: 03/08/2022
Current month's charges due 03/29/2022



Details of Charges – Service from 02/02/2022 to 03/02/2022

Service for: OAK CREEK PH 1C-1 RD, RIVERVIEW, FL 33569-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	304 kWh @ \$0.03076/kWh	\$9.35
Fixture & Maintenance Charge	19 Fixtures	\$163.40
Lighting Pole / Wire	19 Poles	\$561.64
Lighting Fuel Charge	304 kWh @ \$0.03008/kWh	\$9.14
Storm Protection Charge	304 kWh @ \$0.01028/kWh	\$3.13
Clean Energy Transition Mechanism	304 kWh @ \$0.00033/kWh	\$0.10
Florida Gross Receipt Tax		\$0.56
Lighting Charges		\$747.32

Total Current Month's Charges

\$747.32

Important Messages

Fuel increase will raise outdoor lighting bills

The cost of natural gas, which is used to generate electricity, is passed through from fuel suppliers to you with no markup or profit to Tampa Electric. Due to a significant rise in global natural gas prices, the Florida Public Service Commission (PSC) has approved an increase to customer bills effective April 2022. Even with this increase, the typical residential bill will remain among the lowest in Florida and below the national average. Visit tampaelectric.com/ratecommunications to view the outdoor lighting rates.

Statement Date: 03/08/2022

Account: 221007991963

PARKWAY CENTER CDD
7461 S FALKENBURG RD. AND S 78TH ST.
RIVERVIEW, FL 33578



Current month's charges:	\$279.89
Total amount due:	\$279.89
Payment Due By:	03/29/2022

Your Account Summary

Previous Amount Due	\$279.89
Payment(s) Received Since Last Statement	-\$279.89
Current Month's Charges	\$279.89
Total Amount Due	\$279.89

**One Less
Worry :)**

Paperless Billing -
Contact free;
worry free!

Sign up for free today!



tampaelectric.com/paperless

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



SCAM AWARE TIP:

Remember, we will never call to ask for
your credit or debit card info.

tampaelectricblog.com/scamalert

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007991963

Current month's charges:	\$279.89
Total amount due:	\$279.89
Payment Due By:	03/29/2022

Amount Enclosed \$
643976306044

PARKWAY CENTER CDD
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Statement Date: 03/08/2022

Account: 211001800369

PARKWAY CENTER CDD
PARKWAY CENTER CDD
BLUE BEECH RD
RIVERVIEW, FL 33569-0000



Current month's charges:	\$589.99
Total amount due:	\$589.99
Payment Due By:	03/29/2022

Your Account Summary

Previous Amount Due	\$589.99
Payment(s) Received Since Last Statement	-\$589.99
Current Month's Charges	\$589.99
Total Amount Due	\$589.99

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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211001800369

Current month's charges:	\$589.99
Total amount due:	\$589.99
Payment Due By:	03/29/2022

Amount Enclosed \$

615581295710

PARKWAY CENTER CDD
PARKWAY CENTER CDD
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Statement Date: 03/08/2022
Account: 211001800146

PARKWAY CENTER CDD
PARKWAY CENTER CDD
OAK CREEK PH 1C-1 RD
RIVERVIEW, FL 33569-0000

Current month's charges:	\$747.32
Total amount due:	\$747.32
Payment Due By:	03/29/2022

Your Account Summary

Previous Amount Due	\$747.32
Payment(s) Received Since Last Statement	-\$747.32
Current Month's Charges	\$747.32
Total Amount Due	\$747.32

**One Less
Worry :)**

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To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211001800146

Current month's charges:	\$747.32
Total amount due:	\$747.32
Payment Due By:	03/29/2022

Amount Enclosed \$ _____

615581295709

PARKWAY CENTER CDD
PARKWAY CENTER CDD
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Statement Date: 03/08/2022

Account: 211001800609

PARKWAY CENTER CDD
PARKWAY CENTER CDD
OAK CRK PRC 6 BLVD
RIVERVIEW, FL 33578-0000



Current month's charges:	\$554.66
Total amount due:	\$554.66
Payment Due By:	03/29/2022

Your Account Summary

Previous Amount Due	\$554.66
Payment(s) Received Since Last Statement	-\$554.66
Current Month's Charges	\$554.66
Total Amount Due	\$554.66

One Less Worry :)

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To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211001800609

Current month's charges:	\$554.66
Total amount due:	\$554.66
Payment Due By:	03/29/2022

Amount Enclosed \$ _____
615581295711

PARKWAY CENTER CDD
PARKWAY CENTER CDD
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 211001800609
Statement Date: 03/08/2022
Current month's charges due 03/29/2022



Details of Charges – Service from 02/02/2022 to 03/02/2022

Service for: OAK CRK PRC 6 BLVD, RIVERVIEW, FL 33578-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	260 kWh @ \$0.03076/kWh	\$8.00
Fixture & Maintenance Charge	13 Fixtures	\$151.32
Lighting Pole / Wire	13 Poles	\$384.28
Lighting Fuel Charge	260 kWh @ \$0.03008/kWh	\$7.82
Storm Protection Charge	260 kWh @ \$0.01028/kWh	\$2.67
Clean Energy Transition Mechanism	260 kWh @ \$0.00033/kWh	\$0.09
Florida Gross Receipt Tax		\$0.48
Lighting Charges		\$554.66

Total Current Month's Charges

\$554.66

Important Messages

Fuel Increase will raise outdoor lighting bills

The cost of natural gas, which is used to generate electricity, is passed through from fuel suppliers to you with no markup or profit to Tampa Electric. Due to a significant rise in global natural gas prices, the Florida Public Service Commission (PSC) has approved an increase to customer bills effective April 2022. Even with this increase, the typical residential bill will remain among the lowest in Florida and below the national average. Visit tampaelectric.com/ratecommunications to view the outdoor lighting rates.

Statement Date: 03/08/2022
Account: 221007991963

PARKWAY CENTER CDD
7461 S FALKENBURG RD. AND S 78TH ST.
RIVERVIEW, FL 33578

Current month's charges:	\$279.89
Total amount due:	\$279.89
Payment Due By:	03/29/2022

Your Account Summary

Previous Amount Due	\$279.89
Payment(s) Received Since Last Statement	-\$279.89
Current Month's Charges	\$279.89
Total Amount Due	\$279.89

One Less Worry :)

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Amount not paid by due date may be assessed a late payment charge and an additional deposit.



SCAM AWARE TIP:

Remember, we will never call to ask for
your credit or debit card info.

tampaelectricblog.com/scamalert

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007991963

Current month's charges:	\$279.89
Total amount due:	\$279.89
Payment Due By:	03/29/2022

Amount Enclosed

\$

643976306044

PARKWAY CENTER CDD
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Account: 221007991963
 Statement Date: 03/08/2022
 Current month's charges due 03/29/2022



Details of Charges – Service from 02/02/2022 to 03/02/2022

Service for: 7461 S FALKENBURG RD. AND S 78TH ST., RIVERVIEW, FL 33578

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	162 kWh @ \$0.03076/kWh	\$4.98
Fixture & Maintenance Charge	6 Fixtures	\$114.72
Lighting Pole / Wire	6 Poles	\$153.30
Lighting Fuel Charge	162 kWh @ \$0.03008/kWh	\$4.87
Storm Protection Charge	162 kWh @ \$0.01028/kWh	\$1.67
Clean Energy Transition Mechanism	162 kWh @ \$0.00033/kWh	\$0.05
Florida Gross Receipt Tax		\$0.30

Lighting Charges

\$279.89

Total Current Month's Charges

\$279.89

00000079-00000005-Page 11 of 25

Important Messages

Fuel increase will raise outdoor lighting bills

The cost of natural gas, which is used to generate electricity, is passed through from fuel suppliers to you with no markup or profit to Tampa Electric. Due to a significant rise in global natural gas prices, the Florida Public Service Commission (PSC) has approved an increase to customer bills effective April 2022. Even with this increase, the typical residential bill will remain among the lowest in Florida and below the national average. Visit tampaelectric.com/ratecommunications to view the outdoor lighting rates.



ACCOUNT INVOICE

tampaelectric.com



Statement Date: 03/08/2022

Account: 221008055560

PARKWAY CENTER CDD
7461 S FALKENBURG RD
RIVERVIEW, FL 33578

Current month's charges:	\$926.68
Total amount due:	\$926.68
Payment Due By:	03/29/2022

Your Account Summary

Previous Amount Due	\$984.24
Payment(s) Received Since Last Statement	-\$984.24
Current Month's Charges	\$926.68
Total Amount Due	\$926.68

Received
MAR 11 2022

One Less Worry :)

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Amount not paid by due date may be assessed a late payment charge and an additional deposit.



SCAM AWARE TIP:

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your credit or debit card info.

tampaelectricblog.com/scamalert

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008055560

Current month's charges:	\$926.68
Total amount due:	\$926.68
Payment Due By:	03/29/2022

Amount Enclosed \$
643976306045

00001834 01 AV 0.42 33607 FTECO103082223481110 00000 03 01000000 008 02 11406 003



PARKWAY CENTER CDD
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6439763060452210080555600000000926686

Account: 221008055560
Statement Date: 03/08/2022
Current month's charges due 03/29/2022

Details of Charges – Service from 02/02/2022 to 03/02/2022

Service for: 7461 S FALKENBURG RD, RIVERVIEW, FL 33578

Rate Schedule: General Service Demand - Standard

Meter Location: CLUBHOUSE

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000813546	03/02/2022	15,891		4,880		11,011 kWh	1	29 Days
1000813546	03/02/2022	26.73		0		26.73 kW	1	29 Days

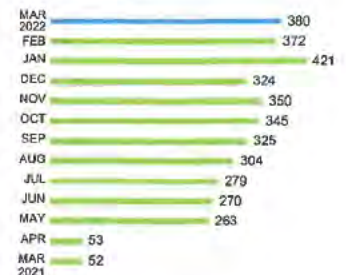
Daily Basic Service Charge	29 days @ \$1.07000	\$31.03
Billing Demand Charge	27 kW @ \$13.75000/kW	\$371.25
Energy Charge	11,011 kWh @ \$0.00730/kWh	\$80.38
Fuel Charge	11,011 kWh @ \$0.03057/kWh	\$336.61
Capacity Charge	27 kW @ \$0.09000/kW	\$2.43
Storm Protection Charge	27 kW @ \$0.59000/kW	\$15.93
Energy Conservation Charge	27 kW @ \$0.81000/kW	\$21.87
Environmental Cost Recovery	11,011 kWh @ \$0.00130/kWh	\$14.31
Clean Energy Transition Mechanism	27 kW @ \$1.10000/kW	\$29.70
Florida Gross Receipt Tax		\$23.17
Electric Service Cost		\$926.68

Total Current Month's Charges

\$926.68

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)



Billing Demand
(Kilowatts)



Load Factor
(Percentage)



Statement Date: 03/07/22

Account: 311000070319

PARKWAY CENTER CDD
2005 PAN AM CIR, STE 300
TAMPA, FL 33607



Current month's charges:	\$9,394.60
Total amount due:	\$9,394.60
Payment Due By:	03/21/22

Your Account Summary

Previous Amount Due	\$9,744.13
Payment(s) Received Since Last Statement	-\$9,744.13
Credit balance after payments and credits	\$0.00
Current Month's Charges	\$9,394.60
Total Amount Due	\$9,394.60

DO NOT PAY. Your account will be drafted on 03/21/22

Things to do:

- ✓ Read new bill carefully
- ✓ Make note of new account number
- ✓ Check out guide on last page
- ✓ Register at tecoaccount.com

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



More options for you.

5310014307

Visit tecoaccount.com to view and pay your bill, manage your information and more, 24/7 from any device.

charges:	\$9,394.60
e:	\$9,394.60
	03/21/22

\$

⚠️ PAY, YOUR ACCOUNT WILL BE DRAFTED

Received

MAR 14 2022

PARKWAY CENTER CDD
2005 PAN AM CIR, STE 300
TAMPA, FL 33607-6008

MAIL PAYMENT TO
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Contact Information

Residential Customer Care

813-223-0800 (Hillsborough County)
863-299-0800 (Polk County)
888-223-0800 (All other counties)

Commercial Customer Care

866-832-6249

Hearing Impaired/TTY
711

Power Outages Toll-Free
877-588-1010

Energy-Saving Programs
813-275-3909

Mail Payments to

TECO
P.O. Box 31318
Tampa, FL 33631-3318

All Other Correspondence

Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Understanding Your Electric Charges

Average kWh per day – The average amount of electricity purchased per day.

Basic Service Charge – A fixed daily amount that covers the cost to provide service to your location. This charge is billed monthly regardless of any electricity used.

Bright Choices™ – The associated fees and charges for leased outdoor lighting services.

Budget Billing – Optional plan averages your home's last 12 monthly billing periods so you pay the same amount for your service each month.

Clean Energy Transition Mechanism (CETM) – A charge to recover costs associated with electric meter upgrades and the closing of certain coal generating plants to support Tampa Electric's transition to produce clean energy.

Energy Charge – For residential, small commercial and lighting customers, includes the cost (except fuel) of producing and delivering the electricity you purchased, including conservation, environmental and capacity cost recovery charges. For other customers, the three cost recovery charges appear as separate line items.

Estimated – If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your meter will be read next month, and any difference will be adjusted accordingly.

Florida Gross Receipts Tax – A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. Utility companies collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax – A tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee – A fee levied by a municipality for the right to utilize public property to provide electric service. The fee is collected by Tampa Electric and paid to the municipality.

Fuel Charge – Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.

For more information about your bill, please visit tampaelectric.com

Kilowatt-Hours (kWh) – The basic measurement of electric energy use.

Late Payment Charge – For past due amounts more than \$10, the late payment charge is the greater of \$5 or 1.5% of the past due amount. For past due amounts of \$10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax – Many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

Past Due – Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule – The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Share – A Tampa Electric program administered by the Salvation Army and the Catholic Charities Diocese of St. Petersburg that helps pay energy bills of customers in need. If you choose to contribute, your contribution is tax deductible and is matched by Tampa Electric.

Storm Protection Charge – The cost of additional hardening efforts to further protect the power grid from hurricanes or other extreme weather events.

Sun Select™ – The cost of producing energy you purchased from dedicated solar generation facilities. You pay no fuel charge for the Sun Select portion of your bill.

Sun to Go™ – The amount of electricity purchased from solar generating sources serving the Sun to Go program, which provides optional renewable energy purchases in 200 kWh blocks.

Total Amount Due – This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It's important that you pay your bill before this date to avoid interruption of service.

Zap Cap Systems™ – Surge protection for your home or business sold separately as a non-energy charge.

Your payment options are:

- Schedule free one-time or recurring payments at tecoaccount.com using a checking or savings account.
- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at an authorized Western Union payment location, which can be found at tampaelectric.com.
- Pay by credit card using KUBRA EZ-PAY at tecoaccount.com or by calling 866-689-6469.
(A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

Please note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent of Tampa Electric. You bear the risk that this unauthorized party will not relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

Billed Individual Accounts



00000028-0000306-Page 3 of 22

ACCOUNT NAME	ACCOUNT NUMBER	ADDRESS	AMOUNT
PARKWAY CENTER CDD	211001738486	8414 DEER CHASE DR, A RIVERVIEW, FL 33578-8605	\$64.47
PARKWAY CENTER CDD	211001738759	8380 STILL RIVER DR RIVERVIEW, FL 33569-0000	\$105.47
PARKWAY CENTER CDD	211001739070	8421 CASTLE CREEK DR LITES RIVERVIEW, FL 33578-0000	\$301.78
PARKWAY CENTER CDD	211001739302	8405 CASTLE CREEK DR SIGN RIVERVIEW, FL 33578-0000	\$63.83
PARKWAY CENTER CDD	211001739567	FALKENBURG WOOLLEY RIVERVIEW, FL 33578-0000	\$4338.29
PARKWAY CENTER CDD	211001739864	OAK CRK PH2 RIVERVIEW, FL 33578-0000	\$1184.23
PARKWAY CENTER CDD	211001800955	OAK CREEK PARCEL 1B RIVERVIEW, FL 33569-0000	\$835.22
PARK PLACE CDD	211015022604	OAK CREEK 1A TAMPA, FL 33602-0000	\$943.00
PARKWAY CENTER CDD	211014450103	5707 STILL WATER DR, #B RIVERVIEW, FL 33569-0000	\$100.69
PARKWAY CENTER CDD	211014450376	5707 STILL WATER DR, #C RIVERVIEW, FL 33569-0000	\$146.81
PARKWAY CENTER CDD	211014450640	5707 STILL WATER DR, #D RIVERVIEW, FL 33569-0000	\$120.37
PARKWAY CENTER CDD	211014450897	5707 STILL RIVER DR, #A RIVERVIEW, FL 33569-0000	\$52.55
PARKWAY CENTER CDD	211014451127	7330 FALKENBURG RD ENT RIVERVIEW, FL 33578-0000	\$104.78
PARKWAY CENTER CDD	211014451317	OAK CREEK SF, PH 2B4 TAMPA, FL 33602-0000	\$225.47
PARKWAY CENTER CDD	211014451523	OAK CREEK SF PH2B 2/3 LUTZ, FL 33549-0000	\$436.91
PARKWAY CENTER	211014451713	OAK CREEK SF, PH HH RIVERVIEW, FL 33569-0000	\$350.73



ACCOUNT INVOICE

tampaelectric.com



Account: 211001738486

Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 8414 DEER CHASE DR, A, RIVERVIEW, FL 33578-8605

Rate Schedule: General Service - Non Demand

Meter Location: # A Pmp

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000323060	02/01/22	14,009		13,504		505 kWh	1	29 Days
Daily Basic Service Charge		29 days @ \$0.74000		\$21.46		<div>Tampa Electric Usage History</div> <div>Kilowatt-Hours Per Day (Average)</div> <div><div><div>FEB 2022</div><div>JAN</div><div>DEC</div><div>NOV</div><div>OCT</div><div>SEP</div><div>AUG</div><div>JUL</div><div>JUN</div><div>MAY</div><div>APR</div><div>MAR</div><div>FEB 2021</div></div><div><div>17</div><div>17</div><div>16</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>17</div><div>18</div></div></div>		
Energy Charge		505 kWh @ \$0.07014/kWh		\$35.42				
Fuel Charge		505 kWh @ \$0.03057/kWh		\$15.44				
Storm Protection Charge		505 kWh @ \$0.00315/kWh		\$1.59				
Clean Energy Transition Mechanism		505 kWh @ \$0.00402/kWh		\$2.03				
Florida Gross Receipt Tax				\$1.95				
Electric Service Cost				\$77.89				
State Tax				\$6.58				
Total Electric Cost, Local Fees and Taxes						\$84.47		
Current Month's Electric Charges						\$84.47		



ACCOUNT INVOICE

tampaelectric.com



Account: 211001738759

Statement Date: 03/02/22



Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 8380 STILL RIVER DR, RIVERVIEW, FL 33569-0000

Rate Schedule: General Service - Non Demand

00000028-0000307-Page 7 of 22

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000326790	02/01/22	19,197	18,517		680 kWh	1	29 Days
Daily Basic Service Charge					29 days @ \$0.74000		
Energy Charge					680 kWh @ \$0.07014/kWh		
Fuel Charge					680 kWh @ \$0.03057/kWh		
Storm Protection Charge					680 kWh @ \$0.00315/kWh		
Clean Energy Transition Mechanism					680 kWh @ \$0.00402/kWh		
Florida Gross Receipt Tax							
Electric Service Cost					\$97.25		
State Tax					\$8.22		
Total Electric Cost, Local Fees and Taxes					\$105.47		
Current Month's Electric Charges					\$105.47		

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)





ACCOUNT INVOICE

tampaelectric.com



Account: 211001739070
Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 8421 CASTLE CREEK DR LITES, RIVERVIEW, FL 33578-0000

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000325661	02/01/22	67,470		65,154		2,316 kWh	1	29 Days
Daily Basic Service Charge		29 days @ \$0.74000				\$21.46	Tampa Electric Usage History Kilowatt-Hours Per Day (Average)	
Energy Charge		2,316 kWh @ \$0.07014/kWh				\$162.44		
Fuel Charge		2,316 kWh @ \$0.03057/kWh				\$70.80		
Storm Protection Charge		2,316 kWh @ \$0.00315/kWh				\$7.30		
Clean Energy Transition Mechanism		2,316 kWh @ \$0.00402/kWh				\$9.31		
Florida Gross Receipt Tax						\$6.96		
Electric Service Cost						\$278.27	\$301.78	
State Tax						\$23.51		
Total Electric Cost, Local Fees and Taxes								
Current Month's Electric Charges							\$301.78	

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ACCOUNT INVOICE

tampaelectric.com



Account: 211001739302

Statement Date: 03/02/22



Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 8405 CASTLE CREEK DR SIGN, RIVERVIEW, FL 33578-0000

Rate Schedule: General Service - Non Demand

00000029-0000306-Page 8 of 22

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000705281	02/01/22	8,738	8,405		333 kWh	1	29 Days
Daily Basic Service Charge		29 days @ \$0.74000			\$21.46	Tampa Electric Usage History Kilowatt-Hours Per Day (Average)	
Energy Charge		333 kWh @ \$0.07014/kWh			\$23.36		
Fuel Charge		333 kWh @ \$0.03057/kWh			\$10.18		
Storm Protection Charge		333 kWh @ \$0.00315/kWh			\$1.05		
Clean Energy Transition Mechanism		333 kWh @ \$0.00402/kWh			\$1.34		
Florida Gross Receipt Tax					\$1.47		
Electric Service Cost					\$58.86		
State Tax					\$4.97		
Total Electric Cost, Local Fees and Taxes					\$63.83		
Current Month's Electric Charges					\$63.83		



ACCOUNT INVOICE

tampaelectric.com



Account: 211001739567

Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: FALKENBURG/WOLLEY, RIVERVIEW, FL 33578-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	5925 kWh @ \$0.03076/kWh	\$182.25
Fixture & Maintenance Charge	71 Fixtures	\$1498.83
Lighting Pole / Wire	71 Poles	\$2098.76
Lighting Fuel Charge	5925 kWh @ \$0.03008/kWh	\$178.22
Storm Protection Charge	5925 kWh @ \$0.01028/kWh	\$60.91
Clean Energy Transition Mechanism	5925 kWh @ \$0.00033/kWh	\$1.96
Florida Gross Receipt Tax		\$10.85
State Tax		\$306.51
Lighting Charges		\$4,338.29
Current Month's Electric Charges		\$4,338.29

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ACCOUNT INVOICE

tampaelectric.com



Account: 211001739864
Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: OAK CRK PH2, RIVERVIEW, FL 33578-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	448 kWh @ \$0.03076/kWh	\$13.78
Fixture & Maintenance Charge	28 Fixtures	\$240.80
Lighting Pole / Wire	28 Poles	\$827.68
Lighting Fuel Charge	448 kWh @ \$0.03008/kWh	\$13.48
Storm Protection Charge	448 kWh @ \$0.01028/kWh	\$4.61
Clean Energy Transition Mechanism	448 kWh @ \$0.00033/kWh	\$0.15
Florida Gross Receipt Tax		\$0.82
State Tax		\$82.91

Lighting Charges **\$1,184.23**

Current Month's Electric Charges **\$1,184.23**

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ACCOUNT INVOICE

tampaelectric.com



Account: 211001800955

Statement Date: 03/02/22

Details of Charges – Service from 01/22/22 to 02/21/22

Service for: OAK CREEK PARCEL 1B, RIVERVIEW, FL 33569-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 31 days

Lighting Energy Charge	496 kWh @ \$0.03076/kWh	\$15.26
Fixture & Maintenance Charge	31 Fixtures	\$266.60
Lighting Pole / Wire	31 Poles	\$473.68
Lighting Fuel Charge	496 kWh @ \$0.03008/kWh	\$14.92
Storm Protection Charge	496 kWh @ \$0.01028/kWh	\$5.10
Clean Energy Transition Mechanism	496 kWh @ \$0.00033/kWh	\$0.16
Florida Gross Receipt Tax		\$0.91
State Tax		\$58.59
Lighting Charges		\$835.22
Current Month's Electric Charges		\$835.22

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ACCOUNT INVOICE

tampaelectric.com



Account: 211015022604
Statement Date: 03/02/22

Details of Charges – Service from 01/22/22 to 02/21/22

Service for: OAK CREEK 1A, TAMPA, FL 33602-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 31 days

Lighting Energy Charge	560 kWh @ \$0.03076/kWh	\$17.23
Fixture & Maintenance Charge	35 Fixtures	\$301.00
Lighting Pole / Wire	35 Poles	\$534.80
Lighting Fuel Charge	560 kWh @ \$0.03008/kWh	\$16.84
Storm Protection Charge	560 kWh @ \$0.01028/kWh	\$5.76
Clean Energy Transition Mechanism	560 kWh @ \$0.00033/kWh	\$0.18
Florida Gross Receipt Tax		\$1.03
State Tax		\$66.16
Lighting Charges		\$943.00
Current Month's Electric Charges		\$943.00

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ACCOUNT INVOICE

tampaelectric.com



Account: 211014450103
Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 5707 STILL WATER DR, #B, RIVERVIEW, FL 33569-0000

Rate Schedule: General Service - Non Demand

Meter Location: # B

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000538189	02/01/22	17,904		17,193		711 kWh	1	29 Days
Daily Basic Service Charge		29 days @ \$0.74000				\$21.46	<div>Tampa Electric Usage History</div> <div>Kilowatt-Hours Per Day (Average)</div> <div><div>FEB 202225</div><div>JAN24</div><div>DEC31</div><div>NOV22</div><div>OCT16</div><div>SEP21</div><div>AUG40</div><div>JUL</div></div>	
Energy Charge		711 kWh @ \$0.07014/kWh				\$49.87		
Fuel Charge		711 kWh @ \$0.03057/kWh				\$21.74		
Storm Protection Charge		711 kWh @ \$0.00315/kWh				\$2.24		
Clean Energy Transition Mechanism		711 kWh @ \$0.00402/kWh				\$2.86		
Florida Gross Receipt Tax						\$2.52		
Electric Service Cost						\$100.69		
Current Month's Electric Charges						\$100.69		

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



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Account: 211014450376
Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 5707 STILL WATER DR, #C, RIVERVIEW, FL 33569-0000

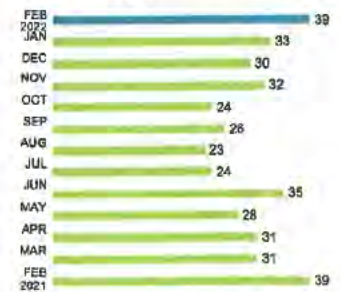
Rate Schedule: General Service - Non Demand

Meter Location: # C

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period																
1000492499	02/01/22	16,357		15,229		1,128 kWh	1	29 Days																
Daily Basic Service Charge		29 days @ \$0.74000				\$21.46	<div>Tampa Electric Usage History</div> <div>Kilowatt-Hours Per Day (Average)</div> <table><thead><tr><th>Month</th><th>Kilowatt-Hours Per Day (Average)</th></tr></thead><tbody><tr><td>FEB 2022</td><td>33</td></tr><tr><td>JAN</td><td>30</td></tr><tr><td>DEC</td><td>32</td></tr><tr><td>NOV</td><td>24</td></tr><tr><td>OCT</td><td>28</td></tr><tr><td>SEP</td><td>23</td></tr><tr><td>AUG</td><td>24</td></tr></tbody></table>		Month	Kilowatt-Hours Per Day (Average)	FEB 2022	33	JAN	30	DEC	32	NOV	24	OCT	28	SEP	23	AUG	24
Month	Kilowatt-Hours Per Day (Average)																							
FEB 2022	33																							
JAN	30																							
DEC	32																							
NOV	24																							
OCT	28																							
SEP	23																							
AUG	24																							
Energy Charge		1,128 kWh @ \$0.07014/kWh				\$79.12																		
Fuel Charge		1,128 kWh @ \$0.03057/kWh				\$34.48																		
Storm Protection Charge		1,128 kWh @ \$0.00315/kWh				\$3.55																		
Clean Energy Transition Mechanism		1,128 kWh @ \$0.00402/kWh				\$4.53																		
Florida Gross Receipt Tax						\$3.67																		
Electric Service Cost						\$146.81																		
Current Month's Electric Charges						\$146.81																		

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)





ACCOUNT INVOICE

tampaelectric.com



Account: 211014450640

Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 5707 STILL WATER DR, #D, RIVERVIEW, FL 33569-0000

Rate Schedule: General Service - Non Demand

Meter Location: # D

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period																												
1000492524	02/01/22	12,675		11,786		889 kWh	1	29 Days																												
Daily Basic Service Charge		29 days @ \$0.74000		\$21.46		<div>Tampa Electric Usage History</div> <div>Kilowatt-Hours Per Day (Average)</div> <table><thead><tr><th>Month</th><th>Usage (kWh)</th></tr></thead><tbody><tr><td>FEB 2022</td><td>31</td></tr><tr><td>JAN</td><td>31</td></tr><tr><td>DEC</td><td>31</td></tr><tr><td>NOV</td><td>31</td></tr><tr><td>OCT</td><td>31</td></tr><tr><td>SEP</td><td>30</td></tr><tr><td>AUG</td><td>29</td></tr><tr><td>JUL</td><td>27</td></tr><tr><td>JUN</td><td>28</td></tr><tr><td>MAY</td><td>28</td></tr><tr><td>APR</td><td>28</td></tr><tr><td>MAR</td><td>24</td></tr><tr><td>FEB 2021</td><td>21</td></tr></tbody></table>			Month	Usage (kWh)	FEB 2022	31	JAN	31	DEC	31	NOV	31	OCT	31	SEP	30	AUG	29	JUL	27	JUN	28	MAY	28	APR	28	MAR	24	FEB 2021	21
Month	Usage (kWh)																																			
FEB 2022	31																																			
JAN	31																																			
DEC	31																																			
NOV	31																																			
OCT	31																																			
SEP	30																																			
AUG	29																																			
JUL	27																																			
JUN	28																																			
MAY	28																																			
APR	28																																			
MAR	24																																			
FEB 2021	21																																			
Energy Charge		889 kWh @ \$0.07014/kWh		\$62.35																																
Fuel Charge		889 kWh @ \$0.03057/kWh		\$27.18																																
Storm Protection Charge		889 kWh @ \$0.00315/kWh		\$2.80																																
Clean Energy Transition Mechanism		889 kWh @ \$0.00402/kWh		\$3.57																																
Florida Gross Receipt Tax				\$3.01																																
Electric Service Cost						\$120.37																														
Current Month's Electric Charges						\$120.37																														

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Account: 211014450897

Statement Date: 03/02/22

Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 5707 STILL RIVER DR, #A, RIVERVIEW, FL 33569-0000

Rate Schedule: General Service - Non Demand

Meter Location: # A

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000536130	02/01/22	5,042	4,766		276 kWh	1	29 Days
Daily Basic Service Charge		29 days @ \$0.74000			\$21.46		
Energy Charge		276 kWh @ \$0.07014/kWh			\$19.36		
Fuel Charge		276 kWh @ \$0.03057/kWh			\$8.44		
Storm Protection Charge		276 kWh @ \$0.00315/kWh			\$0.87		
Clean Energy Transition Mechanism		276 kWh @ \$0.00402/kWh			\$1.11		
Florida Gross Receipt Tax					\$1.31		
Electric Service Cost					\$52.55		
Current Month's Electric Charges					\$52.55		

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)





ACCOUNT INVOICE

tampaelectric.com



Account: 211014451127
Statement Date: 03/02/22

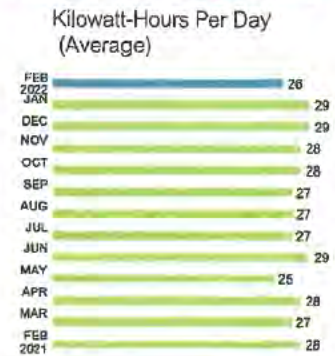
Details of Charges – Service from 01/04/22 to 02/01/22

Service for: 7330 FALKENBURG RD ENT, RIVERVIEW, FL 33578-0000

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000323057	02/01/22	22,203	21,455		748 kWh	1	29 Days
Daily Basic Service Charge		29 days @ \$0.74000			\$21.46		
Energy Charge		748 kWh @ \$0.07014/kWh			\$52.46		
Fuel Charge		748 kWh @ \$0.03057/kWh			\$22.87		
Storm Protection Charge		748 kWh @ \$0.00315/kWh			\$2.36		
Clean Energy Transition Mechanism		748 kWh @ \$0.00402/kWh			\$3.01		
Florida Gross Receipt Tax					\$2.62		
Electric Service Cost						\$104.78	
Current Month's Electric Charges						\$104.78	

Tampa Electric Usage History



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ACCOUNT INVOICE

tampaelectric.com



Account: 211014451317
Statement Date: 03/02/22



Details of Charges – Service from 01/22/22 to 02/21/22

Service for: OAK CREEK SF, PH 2B4, TAMPA, FL 33602-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 31 days

Lighting Energy Charge	144 kWh @ \$0.03076/kWh	\$4.43
Fixture & Maintenance Charge	9 Fixtures	\$77.40
Lighting Pole / Wire	9 Poles	\$137.52
Lighting Fuel Charge	144 kWh @ \$0.03008/kWh	\$4.33
Storm Protection Charge	144 kWh @ \$0.01028/kWh	\$1.48
Clean Energy Transition Mechanism	144 kWh @ \$0.00033/kWh	\$0.05
Florida Gross Receipt Tax		\$0.26

Lighting Charges

\$225.47

Current Month's Electric Charges

\$225.47

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ACCOUNT INVOICE

tampaelectric.com



Account: 211014451523

Statement Date: 03/02/22

Details of Charges – Service from 01/22/22 to 02/21/22

Service for: OAK CREEK SF PH2B 2/3, LUTZ, FL 33549-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 31 days

Lighting Energy Charge	240 kWh @ \$0.03076/kWh	\$7.38
Fixture & Maintenance Charge	15 Fixtures	\$129.00
Lighting Pole / Wire	19 Poles	\$290.32
Lighting Fuel Charge	240 kWh @ \$0.03008/kWh	\$7.22
Storm Protection Charge	240 kWh @ \$0.01028/kWh	\$2.47
Clean Energy Transition Mechanism	240 kWh @ \$0.00033/kWh	\$0.08
Florida Gross Receipt Tax		\$0.44

Lighting Charges

\$436.91

Current Month's Electric Charges

\$436.91

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ACCOUNT INVOICE

tampaelectric.com



Account: 211014451713
Statement Date: 03/02/22

Details of Charges – Service from 01/22/22 to 02/21/22

Service for: OAK CREEK SF, PH HH, RIVERVIEW, FL 33569-0000

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 31 days

Lighting Energy Charge	224 kWh @ \$0.03076/kWh	\$6.89
Fixture & Maintenance Charge	14 Fixtures	\$120.40
Lighting Pole / Wire	14 Poles	\$213.92
Lighting Fuel Charge	224 kWh @ \$0.03008/kWh	\$6.74
Storm Protection Charge	224 kWh @ \$0.01028/kWh	\$2.30
Clean Energy Transition Mechanism	224 kWh @ \$0.00033/kWh	\$0.07
Florida Gross Receipt Tax		\$0.41

Lighting Charges **\$350.73**

Current Month's Electric Charges **\$350.73**

Total Current Month's Charges **\$9,394.60**

Important Messages

We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to TECO P.O. Box 31318, Tampa, Florida 33631-3318.

0000028-0000314-Page 21 of 22

**PARKWAY CENTER CDD
DISTRICT CHECK REQUEST FORM**

Today's Date March 28, 2022

District Name Parkway Center CDD

Check Amount 100.00

Payable to Brian Jones

Mailing Address [REDACTED]

Check Description


Return the Clubhouse rental. Unable to use clubhouse outside of CDD boundaries

Special Instructions

_____ sum _____

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Staff Accountant



Approved Signature

DM	_____
Fund	<u>001</u>
G/L	<u>20702</u>
CK #	_____
Date	_____



2083
87-1/640

3/21/22

DATE

PAY TO THE
ORDER OF

Parkway Center CDD

\$ 150.00

One Hundred Fifty Dollars + 00/100

DOLLARS



Photo
Safe
Deposit
Details on back



REGIONS

FOR

[Signature]

MP

⑆064000017⑆ 0038636662⑈02083

Harland Clarke



2084
87-1/640

3/21/22

DATE

PAY TO THE
ORDER OF

Parkway Center CDD

\$ 100.00

One Hundred Dollars + 00/100

DOLLARS



Photo
Safe
Deposit
Details on back



REGIONS

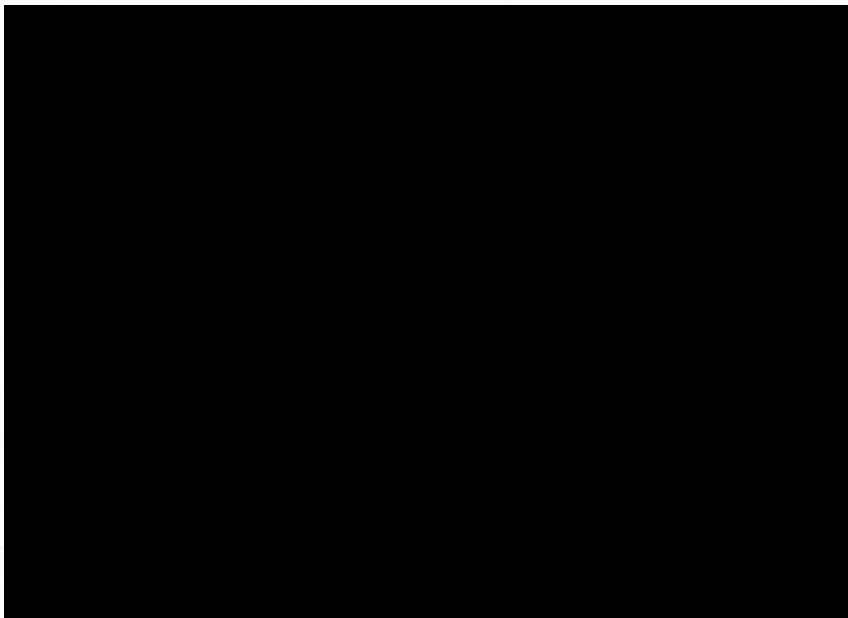
FOR

[Signature]

MP

⑆064000017⑆ 0038636662⑈02084

Harland Clarke





REMITTANCE ADDRESS
Post Office Box 830719
Birmingham, Alabama 35283-0719
Main: (205) 251-3000
<https://www.BURR.com/payment/>
Tax ID #63-0322727

PARKWAY CENTER CDD
c/o MERITUS CORP.
2005 PAN AM CIRCLE, STE 300
TAMPA, FL 33607-2529

18 Feb 2022
Invoice # 1294865
Bill Atty: S. Steady
As of 01/31/22

Handwritten: *VS 207 5410*

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

BILL SUMMARY THROUGH JANUARY 31, 2022

Professional Services	\$617.50
Disbursements	\$29.01
TOTAL DUE THIS BILL	\$646.51

WIRING/ACH INSTRUCTIONS:

Account Name:	Burr & Forman LLP 420 North 20 th Street, Suite 3400 Birmingham, Alabama 35203
Bank Name:	Wells Fargo Bank 420 Montgomery Street San Francisco, CA 94104
Wire Routing Transit Number:	121000248
ACH Routing Transit Number:	062000080
Account Number:	2000686788359
SWIFT Code:	WFBUS6S

PLEASE EMAIL REMITTANCE ADVICE TO:
AccountsReivable@burr.com

Red
4671

REMITTANCE COPY

PLEASE INCLUDE THE INVOICE NUMBER or CLIENT ID WITH YOUR PAYMENT

For your convenience, pay online at <https://www.Burr.com/payment> (Bank Draft or Credit Card)

Please direct inquiries to Ereina Guzman at eguzman@burr.com or BFReceivables@burr.com

BURR & FORMAN LLP

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

18 Feb 2022
Invoice # 1294865
Page 2

PARKWAY CENTER CDD
c/o MERITUS CORP.
2005 PAN AM CIRCLE, STE 300
TAMPA, FL 33607-2529

18 Feb 2022
Invoice # 1294865
Bill Atty: S. Steady
As of 01/31/22

EMPLOYER I.D. #63-0322727

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

Date	Description	Tkpr	Hours	Rate	Value
01/04/22	Call with Tonja Stewart to discuss Hillsborough County response regarding maintenance for Faulkenburg Road extension and Homebuilders request for drainage connection; emails to Brian Howell and Taylor Morrison to finalize settlement; email to the Board.	SIS	1.30	325.00	\$422.50
01/18/22	Email with Brian regarding destruction of property; draft demand letter and send to Brian and Koko.	SIS	0.40	325.00	\$130.00
01/26/22	Call from Tonja to discuss drainage issues.	SIS	0.20	325.00	\$65.00
Total Services					\$617.50

Date	Disbursements	Value
01/05/22	Recording Fees – VENDOR: Simplifile LC; INVOICE#: 24.20-PARKWAY; DATE: 1/5/2022 - Hillsborough County recording fee for Special Warranty Deed (Taylor Morrison to Parkway Center) -	24.20
01/20/22	Postage – VENDOR: Postage (Import) INVOICE#:	4.28

BURR & FORMAN LLP

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

18 Feb 2022
Invoice # 1294865
Page 3

Date	Disbursements	Value
01/20/22	JAN-2022_GROUPB DATE: 1/28/2022 Postage Import Postage – VENDOR: Postage (Import) INVOICE#: JAN-2022_GROUPB DATE: 1/28/2022 Postage Import	0.53
	Total Disbursements	\$29.01
	Total Services and Disbursements	\$646.51
	TOTAL NOW DUE	\$646.51

SUMMARY OF SERVICES

Name	Rate	Hours	Amount
Scott Steady	\$325.00	1.90	\$617.50
TOTALS		1.90	\$617.50

**Check Remittance:**

Cardno, Inc.
P.O. Box 123422
Dallas, TX 75312-3422

INVOICE**EFT Remittance:**

Account Name: Cardno, Inc.
Bank Name: HSBC Bank USA, NA
ABA Number: 123006389
Account Number: 447006894
Email Notification: CBS.EFT@cardno.com
Taxpayer ID No. 45-2663666

Corporate Headquarters: 10004 Park Meadows Drive Suite 300, Lone Tree, CO 80124

Phone: 720 257 5800 Fax: 720 257 5801

www.cardno.com

Please include an invoice copy with payment or reference the invoice number on your remittance.

Parkway Center CDD
Gene Roberts
2005 Pan Am Circle
Suite 120
Tampa FL 33607

Invoice # : 328263
Invoice Date : 03/09/2022
Terms : 30 Days
Project : R19X433000
Project Manager :

Project Name : Parkway Center CDD: Falkenburg Road Extension

EMAIL ONLY: districtinvoices@merituscorp.com and
gene.roberts@merituscorp.com

If you have any questions regarding your project, please contact Chris
White. Email: Chris.White@cardno.com Phone: 574-249-8504.

For Professional Services Rendered through: 2/25/2022

Phase: 58*19 - Mitigation Maint

	Amount
Monthly Fee	225.00
- February Event	
Subtotal	225.00
Total This Phase	\$225.00
Total Fee Type CPM:	225.00

Amount Due this Invoice

\$225.00

Outstanding Invoices

Number	Date	Balance
328263	03/09/2022	225.00
Total Now Due		225.00

Aging Balances

Under 30	31 - 60	61 - 90	Over 90
225.00	0.00	0.00	0.00



Check Remittance:
Cardno, Inc.
P.O. Box 123422
Dallas, TX 75312-3422

INVOICE

EFT Remittance:
Account Name: Cardno, Inc.
Bank Name: HSBC Bank USA, NA
ABA Number: 123006389
Account Number: 447006894
Email Notification: CBS.EFT@cardno.com
Taxpayer ID No. 45-2663666

Corporate Headquarters: 10004 Park Meadows Drive Suite 300, Lone Tree, CO 80124 Phone: 720 257 5800 Fax: 720 257 5801 www.cardno.com
Please include an invoice copy with payment or reference the invoice number on your remittance.

Parkway Center CDD
Brian Howell
5680 W Cypress Street
Ste A
Tampa FL 33607

Invoice # : 328378
Invoice Date : 03/11/2022
Terms : 30 Days
Project : R189399700
Project Manager :

Project Name : Parkway Center Oak CreekCDD Preservation Areas

Email invoices to: teresa.farlow@merituscorp.com

If you have any questions regarding your project, please contact
Patrick Boser. Email: Patrick.boser@cardno.com Phone:
813-927-1201. For any billing inquiries, please contact Angela Rappe'
Email: angela.rappe@cardno.com Phone: 813-712-2930.

For Professional Services Rendered through: 2/25/2022

Phase / Name	Phase Fee	% Complete	Total Fee Earned	Previous Billings	Current Amount
5820 - Quarterly Vegetation Control 11/20	5,540.00	100.00	5,540.00	5,540.00	0.00
5821 - Quarterly Vegetation Control 11/20	5,540.00	50.00	2,770.00	1,385.00	1,385.00
Total Fee Type LS:	11,080.00		8,310.00	6,925.00	1,385.00

Handwritten signature: ASB 4/14/2022

Amount Due this Invoice

\$1,385.00

Outstanding Invoices

Number	Date	Balance
328378	03/11/2022	1,385.00
Total Now Due		1,385.00

Aging Balances

Under 30	31 - 60	61 - 90	Over 90
1,385.00	0.00	0.00	0.00

Project #:	R189399700	Lake Management	
Project Name:	Parkway Cnter	Mitigation Maintenance	X
Phase:	5820	Technician:	FTN
		Other	

TREATMENT DATE	AREAS TREATED / METHOD OF TREATMENT / RESTRICTIONS
02/14/22	Invasive Maintenance two area complete. Powerline to do.
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0

SPECIES TREATED:					
algae	-	paragrass	-	Additional Services:	
alligator weed	-	pennywort	-	dead fish clean up	-
azola	-	primrose willow	-	midge treatments	-
bacopa	-	punk tree	-	trash pick-up	-
bahiagrass	-	ragweed	-		
barnyard grass	-	salt bush	-		
Bermuda grass	-	sedges	-		
Brazilian pepper	X	sesbania	-		
caeserweed	X	soda apple	-		
Carolina willow	-	southern niaid	-		
castorbean	-	Spanish needles	-		
cattail	X	spike rush	-		
Chinese tallow	-	thistle	-		
climbing hempvine	-	torpedograss	-		
cogongrass	X	vetch	-		
dayflower	-	vines	-		
dog fennel	-	water fern	-		
dollarweed	-	water hyacinth	-		
duckweed	-	water-lettuce	-		
elderberry	-	water-lily	-		
grasses	X	watermeal	-		
hairy-pod cowpea	-	widgit grass	-		
hydrilla	-	wild taro	-		
hydrocotyle	-				
indigo	-				

Comments:

**PARKWAY CENTER CDD
DISTRICT CHECK REQUEST FORM**

Today's Date March 8, 2022

District Name Parkway Center CDD

Check Amount 150.00

Payable to Catherine Medina

Mailing Address 8




Check Description

Return the Clubhouse rental Deposit

Special Instructions

sum

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

A handwritten signature in blue ink, consisting of stylized, overlapping loops and lines.

Staff Accountant

Approved Signature

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
CK #	_____
Date	_____

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

**CLUBHOUSE USAGE AGREEMENT
RELEASE OF LIABILITY AND INDEMNIFICATION**

1. **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT** (hereinafter, the "District") is the owner of the clubhouse and related facilities (hereinafter, the "facilities"), located within the Parkway Center Community in Hillsborough County, Florida.
2. The district, by its execution of this Agreement, has approved the use of the Facilities as described herein, subject to all applicable laws, rules and regulations, and subject to the District's receipt of a \$50.00, for up to two (2) hours, which will include set up and clean up. Refundable security deposit in the amount of \$150.00 for RESIDENT users.
3. Security deposit refunds are subject to an inspection of the facility after the event, as well as complete adherence to the "Clubhouse Rules" (see and initial) attached. Please make checks (two, separate) payable to PARKWAY CENTER CDD
4. The undersigned, Catherine Medina, (the Applicant), has applied to the district to use the Clubhouse as follows:

Applicant Address: [REDACTED] 2100 W. FL 3357
Purpose: Bridal Shower
Date of Event: 2/20/2022 **Phone:** [REDACTED]
Time of Event (ALL Events shall end by 11:00 p.m.): 1pm - 5pm
Number of Attendees (NOT TO EXCEED 40): 35

5. The district has consented to the above use by the Applicant, its agents, employees and invitees.
6. In Consideration of the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its agents, employees and invitees, and any person or entity claiming by or through them, releases, discharges and acquits the District, its agents or employees, for any and all claims for loss, damage or injury of any nature whatsoever to persons or property, including but not limited to personal injury or death, resulting in any way from, or in any fashion arising from, or connected with, the use of the Facilities. In whatever manner the loss, damage or injury may be caused and whether or not the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the district, its agents or employees; it being specifically understood and agreed that this release of liability applies to any and all claims for loss, injury, damage or death caused solely or partially by the negligence of the district, its agents or employees.
7. As further consideration for the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its representatives and assigns, agrees to indemnify, defend and hold harmless the District, its agents and employees, from any and all claims for loss, damage, injury or death of any nature whatsoever to persons or property,

including, but not limited to personal injury or death, resulting in any way from or in any fashion arising from or connected with the use of the Facilities, in whatever manner the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the District, its agents or employees.

8. Should any provision of this Agreement be declared or be determined by any court of jurisdiction to be illegal or invalid, the validity of the remaining parts, term or provision shall not be affected thereby and said illegal part, term or provision shall be deemed not part of this Agreement.

Applicant: _____

Signature

Print name

Date

**PARKWAY CENTER COMMUNITY
DEVELOPMENT DISTRICT**

By: _____

As: _____

Date: _____

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

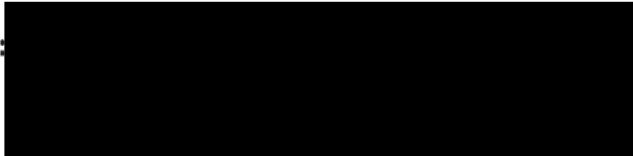
CHECK PAYMENT FORM

This form must be completed by each person issuing a check to Parkway Center CDD in payment for clubhouse rentals, keys or any other products/services. A copy of the check issuer's driver's license or valid ID must be obtained for each occurrence.

DATE: 1/31/2022

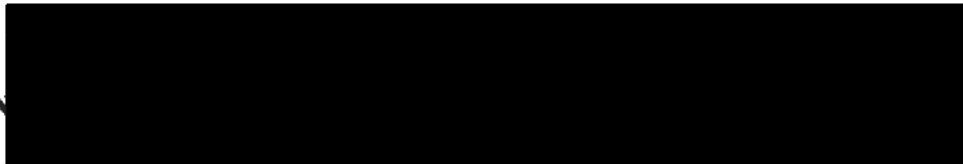
NAME OF ISSUER: Catherine A Medina

ADDRESS:



HOME PHONE: () -

CELL PHONE:



DRIVER LICENSE:

PLACE OF EMPLOYMENT: Homemaker

WORK PHONE: () -

AMOUNT OF CHECK: \$ 150.⁰⁰

REASON FOR CHECK: _____

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

RECREATION CENTER POLICIES

The Recreation Center (which does not include the pool area) will be available for rental by residents for a maximum of 4 hours unless otherwise approved by the District Manager. Rentals are on a first come, first serve basis, with **security deposit in place to reserve the date and time**. Rentals may begin as early as 9:00 a.m. and must terminate by 11:00 p.m.

Rental Fees and Security Deposits for residents are as follows:

- Resident Rentals: Security Deposit \$150.00; Rental Fee \$50.00 per two (2) hours – each hour over two will be an additional \$25.00 per every (1) hour.
- Only checks or money orders will be accepted for payment, made payable to Parkway Center Community Development District
- Neighborhood events are not subject to the rental fees, but renters will be responsible for any damages to the facility. Neighborhood events must meet the following criteria:
 - The event provides a benefit to the community;
 - The event encourages socialization amongst the neighbors;
 - The event must be approved by the District Manager; and
 - The event sponsor or chairman will be responsible for any damages and for cleaning the facility.

PLEASE INITIAL ON THE BLANK LINE

1. All persons using the Recreation Center do so at their own risk. *an*
2. Children under the age of twelve must be accompanied by an adult at all times while at the Recreation Center. *an*
3. Use of kitchen facilities is restricted to persons eighteen years of age or older. *an*
4. Alcohol is permitted at the Recreation Center Only (IF IN THE POOL AREA WILL RESULT IN FORFEITURE OF THE SECURITY DEPOSIT) *an*
5. Glass beverage containers are NOT permitted at the Recreation Center. *an*
6. Furniture shall NOT be removed from the Recreation Center at any time. *an*
7. All equipment, furnishings and property of the district shall be found in the same condition after use of the Recreation Center. *an*
8. It shall be the responsibility of any resident using the Recreation Center to remove food or other items, including those items in the refrigerator. *an*
9. Non-perishable items left in the Recreation Center after use will be kept for a period of "One Week." Items not claimed by the end of that period will be discarded. *an*
10. All persons using the Recreation Center shall obey the Hillsborough County Noise Ordinance and capacity limits as set by the Fire Marshall (CAPACITY NOT TO EXCEED 40). *an*
11. Glitter and Confetti are not allowed in Recreation Center *an*
12. Residents wishing to reserve the Recreation Center shall contact District staff no later than two weeks preceding the date of intended reservation request. District staff will then review a list of policies and procedures for the reserved special event at the Recreation Center with the applicant. Use of the

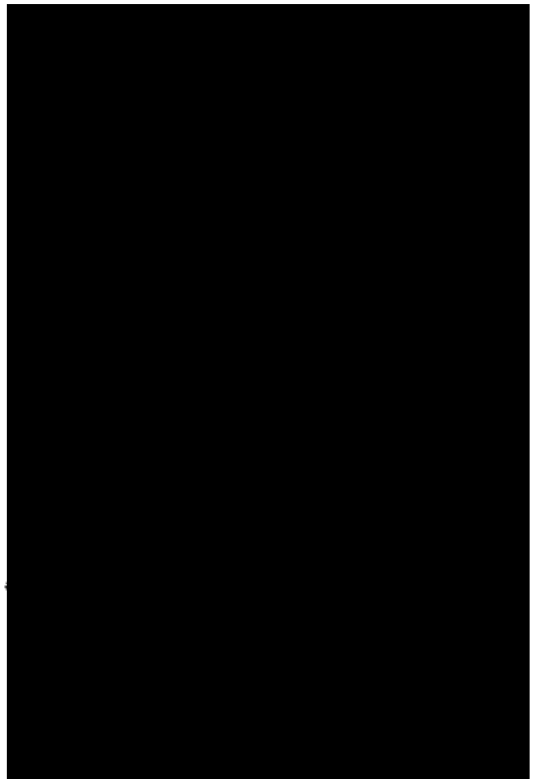
Recreation Center for parties or other group functions will require the execution of an indemnification agreement and a security deposit. an

13. Use of the Recreation Center is **STRICTLY** limited to the confines of the building and adjacent parking area. Use of pool is **STRICTLY PROHIBITED** and will result in the **FORFEITURE OF THE SECURITY DEPOSIT.** an
14. NO Playground Equipment's are included with any rentals. an
15. NO Private parties or decorations are allowed on the pool deck or pool area. an
16. Please respect all walls and surface areas of the Recreation Center as you would your own home: **DO NOT PLACE TAPE ON WALLS, PUT PUSH-PINS INTO WALLS, ETC.** an
17. All surfaces are to be **thoroughly cleaned** upon the completion of the rental event before leaving the Recreation Center. Failure to thoroughly clean will result to **FORFEITURE OF THE SECURITY DEPOSIT.** The deposit or letter of explanation concerning the withholding of any funds shall be forwarded within 10 days. (Wipe all surfaces, tables, chairs; sweep and mop the entire floor area; remove all trash from clubhouse to dumpster – replace trash bags). Note: the CDD will do its best, but will not be obligated to provide brooms, etc. Renters must provide their own cleaning products and remove them at the conclusion of the event. an
18. **ALL CLEANING MUST BE COMPLETED** and the Recreation Center locked up securely (all windows and doors) by 11 pm of the rental day; persons in the Recreation Center **AFTER 11 pm** will be considered as **TRESPASSING** and subject to arrest by patrolling legal entities (Security and/or Hillsborough County Sheriff's Office). an
19. No person may use the Recreation Center in such a manner as to interfere with the rights, comforts, conveniences, or peaceful enjoyment of the adjoining areas within the community by other residents. Specifically, no person may use the center in such a manner that creates excessive noise, profanity, or boisterous action. an
20. Approval of all events is subject to the discretion of the District Manager. The District Manager has within its sole discretion the authority to reduce or waive rental fees for community service functions and events. an
21. Individuals reserving the center must sign a Facility Usage Agreement and Release of Liability and Indemnification Agreement in order to rent the center. an
22. No pets shall be allowed at any time in the center with the exception of service animals as defined by Florida Statutes. an
23. All exterior doors and windows must be closed when the air conditioning or heat is on and temperatures reset to original settings. an
24. There is **NO SMOKING** allowed. Smoking in the Recreation Center will result in the **FORFEITURE OF THE SECURITY DEPOSIT.** an
25. Call 911 in the event of an emergency. an
26. Violations will be subject to suspension as deemed appropriate by the Board of Supervisors. an


Applicant Signature

Catherine Medina
Applicant Printed Name

11/31/2022
Date



861
68-7497/2560

11/31/2022
DATE

PAY TO THE ORDER OF Parkway Center CDD \$ 150.00
One Hundred Fifty — 00/100 DOLLARS

NAVY FEDERAL Credit Union
FOR Clubhouse Deposit

A. L. H.

256074974108617012562141001

TRANSIT ROUTING NUMBER CHECK NUMBER ACCOUNT NUMBER

862
68-7497/2560

11/31/2022
DATE

PAY TO THE ORDER OF Parkway Center CDD \$ 100.00
One hundred — 00/100 DOLLARS

NAVY FEDERAL Credit Union
FOR Clubhouse Rental

A. L. H.

256074974108617012562141001

TRANSIT ROUTING NUMBER CHECK NUMBER ACCOUNT NUMBER

DISTRICT CHECK REQUEST FORM

Today's Date 3/14/22

District Name Parkway CDD

Check Amount	\$222.00
---------------------	-----------------

Payable: Cory Copeland

Mailing Address [REDACTED]
[REDACTED] b6
[REDACTED] b7C
[REDACTED] b7D
[REDACTED]

Check Description /Off Duty Patrol for 3/12/22 (six hours)

Special Instructions

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Approved Signature

DM _____ GR _____
Fund _____
G/L _____
Object Cd _____
CK # _____ Date 3/14/22

DISTRICT CHECK REQUEST FORM

Today's Date 3/28/22

District Name Parkway CDD

Check Amount \$222.00

Payable: Cory Copeland

Mailing Address



Check Description /Off Duty Patrol for 3/26/22

Special Instructions

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Approved Signature

DM	_____	GR	_____
Fund	_____		
G/L	_____		
Object Cd	_____		
CK #	_____	Date	<u>3/28/22</u>

**PARKWAY CENTER CDD
DISTRICT CHECK REQUEST FORM**

Today's Date March 9, 2022

District Name Parkway Center CDD

Check Amount 150.00

Payable to Dalene Orban

Mailing Address 5312 Round Leaf Lane Riverview, FL 33578

Check Description

Return the Clubhouse rental Deposit

Special Instructions

_____ sum _____

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Staff Accountant



Approved Signature

DM	_____
Fund	<u>001</u>
G/L	<u>20702</u>
CK #	_____
Date	_____

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

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PLEASE INITIAL ON THE BLANK LINE

1. All persons using the Recreation Center do so at their own risk. D.O.
2. Children under the age of twelve must be accompanied by an adult at all times while at the Recreation Center. D.O.
3. Use of kitchen facilities is restricted to persons eighteen years of age or older. D.O.
4. Alcohol is permitted at center only. (If in the pool area will result in forfeiture of security deposit) D.O.
5. Glass beverage containers are NOT permitted at the Recreation Center. D.O.
6. Furniture shall NOT be removed from the Recreation Center at any time. D.O.
7. All equipment, furnishings and property of the district shall be found in the same condition after use of the Recreation Center. D.O.
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10. All persons using the Recreation Center shall obey the Hillsborough County Noise Ordinance and capacity limits as set by the Fire Marshall (CAPACITY NOT TO EXCEED 40). D.O.
11. Glitter and Confetti are not allowed in Recreation Center D.O.
12. Residents wishing to reserve the Recreation Center shall contact District staff no later than two weeks preceding the date of intended reservation request. District staff will then review a list of policies and procedures for the reserved special event at the Recreation Center with the applicant. Use of the

Recreation Center for parties or other group functions will require the execution of an indemnification agreement and a security deposit. D.O.

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20. No pets shall be allowed at any time in the center with the exception of service animals as defined by Florida Statutes. D.O.
21. All exterior doors and windows must be closed when the air conditioning or heat is on and temperatures reset to original settings. D.O.
22. There is **NO SMOKING** allowed. Smoking in the Recreation Center will result in the **FORFEITURE OF THE SECURITY DEPOSIT**. D.O.
23. Call 911 in the event of an emergency. D.O.
24. Violations will be subject to suspension as deemed appropriate by the Board of Supervisors. D.O.

Dalene Orban

Applicant Signature

Dalene Orban

Applicant Printed Name

12-21-21

Date

DALENE M ORBAN

1207

63-8281/2631

12-21-21

CHECK ARMED
Photo Safe Deposit
Details on back

Pay to the Order of Parkway Center CDD \$75⁰⁰
Seventy Five and 00/100 Dollars

Credit Union
TAMPA, FLORIDA 33610-4110

For Rental January 30th Dale M. Orban

1: 25 3 18 28 1 2 1 00 5000 4 6 6 3 3 0 4 1 2 0 8

Hardest Clarke

DALENE M ORBAN

1206

63-8281/2631

12-21-21

CHECK ARMED
Photo Safe Deposit
Details on back

Pay to the Order of Parkway Center CDD \$150⁰⁰
One Hundred Fifty and 00/100 Dollars

Credit Union
TAMPA, FLORIDA 33610-4110

For Security Deposit January 30th Dale M. Orban

1: 25 3 18 28 1 2 1 00 5000 4 6 6 3 3 0 4 1 2 0 8

Hardest Clarke

Please remit your check together with the Payment Slip from the last page of this invoice.

DKS Cellular Subscription

INVOICE

INVOICE#

1754628

INVOICE DATE

February 14, 2022

Monica Alvarez
Parkway Center CDD
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

User ID: **ParkwayCenter**

Period Starts: January 14, 2022

Period Ends: February 13, 2022

Previous Balance: \$32.95

Payment Received: (\$32.95)

New Charges: \$32.95

Note: All \$ amounts are in US Dollars.

Total Amount Due: \$32.95 USD Due by March 16, 2022

Payments

Date	Details	Amount
2/9/2022	Check received	(\$32.95)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
1/14/2022	2/13/2022		813 230 5734	9999	275	29	\$32.95

Summary

Total Amount Due

This amount is due by March 16, 2022

\$32.95 USD

Cut along the dotted line and include with the check.

Please also write the Invoice Number (" **1754628** ") on your check.

Invoice# 1754628
Dated February 14, 2022
User ID ParkwayCenter
Period Starts: January 14, 2022
Period Ends: February 13, 2022
Amount Due: **\$32.95 USD**

Payment To:
DoorKing Inc.
IM Server Payments
120 S. Glasgow Avenue
Inglewood, CA 90301

REC
FEB 14 2022

Please remit your check together with the Payment Slip from the last page of this invoice.

DKS Cellular Subscription

INVOICE

INVOICE#

1771796

INVOICE DATE

March 14, 2022

Monica Alvarez
Parkway Center CDD
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

User ID: **ParkwayCenter**

Period Starts: February 14, 2022

Period Ends: March 13, 2022

Previous Balance: \$32.95

Note: All \$ amounts are in US Dollars.

Payment Received: (\$32.95)

New Charges: \$32.95

Total Amount Due: \$32.95 USD Due by April 13, 2022

Payments

Date	Details	Amount
3/9/2022	Check received	(\$32.95)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
2/14/2022	3/13/2022		813 230 5734	9999	213	22	\$32.95

Summary

Total Amount Due

This amount is due by April 13, 2022

\$32.95 USD

Cut along the dotted line and include with the check.

Please also write the Invoice Number (" **1771796** ") on your check.

Invoice# 1771796
Dated March 14, 2022
User ID ParkwayCenter
Period Starts: February 14, 2022
Period Ends: March 13, 2022
Amount Due: **\$32.95 USD**

Payment To:
DoorKing Inc.
IM Server Payments
120 S. Glasgow Avenue
Inglewood, CA 90301

First Choice Aquatic Weed Management, LLC

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
2/28/2022	69046

Bill To

Parkway Center CDD
c/o Meritus Corp.
2005 Pan Am Circle Dr., Ste. 300
Tampa, FL 33067

Customer P.O. No.	Payment Terms	Due Date
	Net 30	3/30/2022

Description	Amount
Quarterly wetland service for the month this invoice is dated - 1 preservation area <i>RA 46145390</i>	430.00

Thank you for your business.

Total	\$430.00
Payments/Credits	\$0.00
Balance Due	\$430.00



First Choice Aquatic Weed Management, LLC.

Lake & Wetland Customer Service Report

Job Name: _____
Customer Number: 426 Customer: FCA - PARKWAY CENTER CDD
Technician: Jason Marks
Date: 02/23/2022 Time: 12:09 AM
Customer Signature: _____

Waterway Treatment	Algae	Submersed Weeds	Grasses and brush	Floating Weeds	Blue Dye	Inspection	Request for Service	Restriction	# of days
WTLD			x						

CLARITY	FLOW	METHOD	CARP PROGRAM	WATER LEVEL	WEATHER
<input checked="" type="checkbox"/> < 1'	<input checked="" type="checkbox"/> None	<input type="checkbox"/> ATV	<input type="checkbox"/> Carp observed	<input type="checkbox"/> High	<input checked="" type="checkbox"/> Clear
<input type="checkbox"/> 1-2'	<input type="checkbox"/> Slight	<input type="checkbox"/> Airboat	<input type="checkbox"/> Barrier Inspected	<input type="checkbox"/> Normal	<input type="checkbox"/> Cloudy
<input type="checkbox"/> 2-4'	<input type="checkbox"/> Visible	<input checked="" type="checkbox"/> Backpack		<input checked="" type="checkbox"/> Low	<input checked="" type="checkbox"/> Windy
<input type="checkbox"/> > 4'					<input type="checkbox"/> Rainy

FISH and WILDLIFE OBSERVATIONS

<input type="checkbox"/> Alligator	<input type="checkbox"/> Catfish	<input type="checkbox"/> Gallinules	<input type="checkbox"/> Osprey	<input type="checkbox"/> Woodstork
<input type="checkbox"/> Anhinga	<input type="checkbox"/> Coots	<input type="checkbox"/> Gambusia	<input type="checkbox"/> Otter	<input type="checkbox"/> _____
<input type="checkbox"/> Bass	<input type="checkbox"/> Cormorant	<input type="checkbox"/> Herons	<input type="checkbox"/> Snakes	<input type="checkbox"/> _____
<input type="checkbox"/> Bream	<input type="checkbox"/> Egrets	<input type="checkbox"/> Ibis	<input type="checkbox"/> Turtles	

NATIVE WETLAND HABITAT MAINTENANCE	Beneficial Vegetation Notes:
<input checked="" type="checkbox"/> Arrowhead	<input type="checkbox"/> Naiad
<input type="checkbox"/> Bacopa	<input checked="" type="checkbox"/> Pickerelweed
<input type="checkbox"/> Bulrush	
<input type="checkbox"/> Golden Canna	
<input type="checkbox"/> Chara	
<input type="checkbox"/> Gulf Spikerush	

First Choice Aquatic Weed Management, LLC

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275


Invoice

Date	Invoice #
3/21/2022	69189

Bill To

Parkway Center CDD
c/o Meritus Corp.
2005 Pan Am Circle Dr., Ste. 300
Tampa, FL 33067

Customer P.O. No.	Payment Terms	Due Date
	Net 30	4/20/2022

Description	Amount
Supply & deliver (2,000) 1'-3' Blue Tilapia	1,300.00
Supply & deliver (20) 10-12" Carp for pond #23 at Parkway CDD	280.00
Delivery Fee	250.00
Completed 03/19/2022	
	

Thank you for your business.

Total	\$1,830.00
Payments/Credits	\$0.00
Balance Due	\$1,830.00

DISTRICT CHECK REQUEST FORM

Today's Date 3/21/22

District Name Parkway CDD

Check Amount \$148.00

Payable: George John DeNillo

Mailing Address



Check Description /Off Duty Patrol for 3/20/22 (4 hours)

Special Instructions

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Approved Signature

DM	_____	GR	_____
Fund	_____	-	_____
G/L	_____		_____
Object Cd	_____		_____
CK #	_____	Date	<u>3/21/22</u>

DISTRICT CHECK REQUEST FORM

Today's Date 3/7/22

District Name Parkway CDD

Check Amount \$222.00

Payable: Johnmichael Lee

Mailing Address



Check Description /Off Duty Patrol for 3/2/22 (six hours)

Special Instructions

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Approved Signature

DM	_____	GR	_____
Fund	_____		
G/L	_____		
Object Cd	_____		
CK #	_____	Date	<u>3/7/22</u>



NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

201 EXECUTIVE CENTER DR., SUITE 100
COLUMBIA, SC 29210

Return Service Requested

Invoice Date: 03/04/2022

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIRCLE SUITE 300
TAMPA FL 33607-6008

Remittance Section

Contract Number: 40819292
Due Date: 3/25/2022
Amount Due: \$804.78

Amount Enclosed: \$

Please see additional important information on reverse side.

Use enclosed envelope and make check payable to:

NAVITAS CREDIT CORP.
PO BOX 935204
ATLANTA, GA 311935204



000408192922022030400000804780

4912 5720

Keep lower portion for your records - Please return upper portion with your payment.



NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

221

DUE DATE	CONTRACT NO.	EQUIPMENT DESCRIPTION
3/25/2022	40819292	FITNESS EQUIPMENT PER SCHEDULE "A"
CUSTOMER NAME		
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT		

PH: 888-978-6353

Important Messages



We Make Financing Easy!

Need your year-end contract balance for tax reporting purposes?
Getting the information you need is just a click away.

Go to my.navitascredit.com and
download your year end payment history in seconds!

GET 24X7 SUPPORT AT <http://www.my.navitascredit.com>

CONTRACT NUMBER	DESCRIPTION	DUE DATE	PAYMENT AMOUNT	SALES/ USE TAX	LATE CHARGE	INSURANCE CHARGES	OTHER CHARGES	TOTAL AMOUNT
40819292-1	Contract Payment	03/25/2022	\$766.03			\$38.75		\$804.78
SUBTOTALS:			\$766.03			\$38.75		\$804.78



NICHOLS
LANDSCAPE ARCHITECTURE

Invoice

Date	Invoice No.
2/27/2022	MPC15-2.69

Due Date

3/14/2022

Bill To

Parkway Center CDD
c/o Meritus Associations, Inc.
Attn. Mr. Brian Howell
2005 Pan Am Circle, Ste. 120
Tampa, FL 33607

Emailed Invoice on February 27, 2022

PARKWAY CDD Miscellaneous Tasks & Meetings

DATE OF SERVICE	TASK DESCRIPTION	BILL RATE	QTY. / HRS.	TOTAL DUE
10/27/2021	Amenity Center Construction Administration (C.A.) and Permitting Principal Landscape Architect	157.00	0.1	15.70
10/28/2021	Call into Chris G. for status. Principal Landscape Architect	157.00	0.21667	34.02
10/28/2021	Call with Jason at Sunrise. Principal Landscape Architect	157.00	0.13333	20.93
12/8/2021	Send note to Chris about walk through next week. Principal Landscape Architect	157.00	0.25	39.25
1/5/2022	Review Rick's email. Reach out to Sunrise on walk through. Send reply to Rick's email. Principal Landscape Architect	157.00	0.03333	5.23
1/6/2022	Call Chris G. about finishing punchlist items, leave message. Principal Landscape Architect	157.00	0.33333	52.33
1/7/2022	Try and reach Chris. Call into BH. Send follow up note to Brian about job. Principal Landscape Architect	157.00	0.1	15.70
1/10/2022	Call into Chris G. Email to Rick R. Principal Landscape Architect	157.00	0.18333	28.78
1/12/2022	Call with BH on close out of Amenity Center. Principal Landscape Architect	157.00	0.15	23.55
1/19/2022	Coord. with Rick R. on walk through. Principal Landscape Architect	157.00	0.28333	44.48
1/20/2022	Print out punchlist for final walk through meeting. Project Landscape Designer	85.00	6.13333	521.33
1/20/2022	On site meeting to go over punchlist items. Principal Landscape Architect	157.00	6.21667	976.02
1/21/2022	Travel & Walk through with Sunrise Project Landscape Designer	85.00	3.55	301.75
	Created a outstanding punchlist & warranty item report to be sent to the irrigation and landscape contractor.			

PLEASE MAIL PAYMENTS TO THE FOLLOWING:
NICHOLS Landscape Architecture, Inc.
P.O. Box 155
Lutz, FL 33549

Total Due

We appreciate your business!

2022



NICHOLS
LANDSCAPE ARCHITECTURE

Invoice

Date	Invoice No.
2/27/2022	MPC15-2.69

Due Date
3/14/2022

Bill To

Parkway Center CDD
c/o Meritus Associations, Inc.
Attn. Mr. Brian Howell
2005 Pan Am Circle, Ste. 120
Tampa, FL 33607

Emailed Invoice on February 27, 2022

PARKWAY CDD Miscellaneous Tasks & Meetings

DATE OF SERVICE	TASK DESCRIPTION	BILL RATE	QTY./ HRS.	TOTAL DUE
1/21/2022	Principal Landscape Architect QA/QC report for punchlist & warranty item walk through. Send out Report to all via email.	157.00	1.55	243.35
1/26/2022	Principal Landscape Architect Text coord. with BH and Paul at Sunrise about setting up new clock for irrigation.	157.00	0.5	78.50
1/20/2022	Mileage Travel to site for punchlist review with Sunrise.	0.585	50.3	29.43

PLEASE MAIL PAYMENTS TO THE FOLLOWING:
NICHOLS Landscape Architecture, Inc.
P.O. Box 155
Lutz, FL 33549

Total Due \$2,430.35

We appreciate your business!

2022



5210 W Linebaugh Ave
Tampa FL 33624-503434

Customer Service (813) 265-0292
RepublicServices.com/Support

Important Information

It's easy to go paperless! Sign up for Paperless Billing at RepublicServices.com and enjoy the convenience of managing your account anytime, anywhere, on any device.

Account Number 3-0696-0046402
Invoice Number 0696-001017154
Invoice Date March 17, 2022
Previous Balance \$124.75
Payments/Adjustments -\$124.75
Current Invoice Charges \$133.16

Total Amount Due \$133.16	Payment Due Date April 06, 2022
--	--

PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
Payment - Thank You 03/03	5640	-\$124.75

CURRENT INVOICE CHARGES

Description	Reference	Quantity	Unit Price	Amount
Parkway Center Cdd 7461 S Falkenburg Rd CSA A217954588				
Riverview, FL				
1 Waste Container 4 Cu Yd, 1 Lift Per Week				
Disposal:SOUTH CO - CLASS 1				
Pickup Service 04/01-04/30			\$88.95	\$88.95
Container Refresh 04/01-04/30		1.0000	\$9.00	\$9.00
Container Refresh Credit 04/01-04/30		1.0000	-\$9.00	-\$9.00
Total Fuel/Environmental Recovery Fee				\$44.21
CURRENT INVOICE CHARGES				\$133.16

RECEIVED
MAY 17 2022

Simple account access at your fingertips.

Download the Republic Services app or visit
RepublicServices.com today.



5210 W Linebaugh Ave
Tampa FL 33624-503434

Please Return This
Portion With Payment

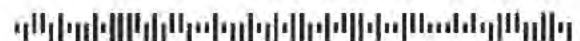
Total Enclosed

Address Service Requested

Total Amount Due	\$133.16
Payment Due Date	April 06, 2022
Account Number	3-0696-0046402
Invoice Number	0696-001017154

For Billing Changes,
Check Box and Complete Reverse.

Make Checks Payable To:



REPUBLIC SERVICES #696
PO BOX 9001099
LOUISVILLE KY 40290-1099



PARKWAY CENTER CDD
RICK REIDIT
2005 PAN AM CIR
TAMPA FL 33607-2359

00005285
N203

30696004640200000010171540000133160000133164

DISTRICT CHECK REQUEST FORM

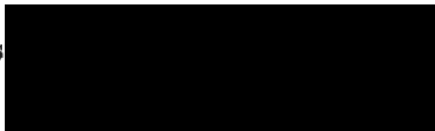
Today's Date 3/7/22

District Name Parkway CDD

Check Amount \$222.00

Payable: Ryan Joseph Velazquez

Mailing Address



Check Description /Off Duty Patrol for 3/5/22 (six hours)

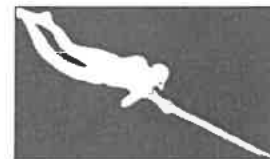
Special Instructions

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Approved Signature

DM	_____	GR
Fund	_____	
G/L	_____	
Object Cd	_____	
CK #	_____	Date 3/7/22

Spearem Enterprises, LLC
7842 Land O' Lakes Blvd. #335
Land O' Lakes, FL 34638
727-364-3349
spearem.jmb@gmail.com



INVOICE

BILL TO

Parkway CDD
Meritus
2005 Pan Am Circle, Suite
120
Tampa , FL 33607

INVOICE # 5207

DATE 03/10/2022

DUE DATE 03/25/2022

TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Labor Ordered, Delivered and Installed one dog WASTE STATION AT FOLLOWING LOCATION: next to the street by the new clubhouse. Cost includes Labor, Material, Freight, tariff	1	400.00	400.00

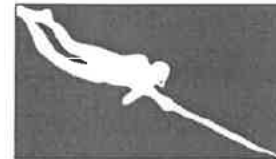
It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.
Whether actual or consequential, or any claim arising out of or relating to "Acts of God".
Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

\$400.00

BSA
4909 3410

Spearem Enterprises, LLC
7842 Land O' Lakes Blvd. #335
Land O' Lakes, FL 34638
727-364-3349
spearem.jmb@gmail.com



INVOICE

BILL TO

Parkway CDD
Meritus
2005 Pan Am Circle, Suite
120
Tampa , FL 33607

INVOICE # 5209

DATE 03/10/2022

DUE DATE 03/25/2022

TERMS Net 15

ACTIVITY	QTY	RATE	AMOUNT
Material Order, delivered and installed two Disinfecting Cleaning Wipes -1600 count for Gym Area.	1	125.00	125.00
Material Order, Restock Discreet Seat DS-1000 Half-Fold Toilet Seat Covers, White (4 Pack of 250)	1	30.00	30.00

It is anticipated that permits will not be required for the above work, and if required, the associated costs will be added to the price stated below. Any existing conditions that are not reasonably discoverable prior to the job start date, which in anyway interferes with the safe and satisfactory completion of this job, will be corrected by an additional work order and estimate for approval prior to resuming job. Spearem Enterprises, LLC is not responsible for any delays in performance of service that are due in full or in part to circumstances beyond our control. Spearem Enterprises, LLC is not responsible for damage, personal or property damage by others at the job site.

Whether actual or consequential, or any claim arising out of or relating to "Acts of God".

Job will Commence within 30 days of receiving signed, approved proposal-weather permitting.

BALANCE DUE

\$155.00

Handwritten: 4668 5500
DSY

Spearem Enterprises, LLC
7842 Land O' Lakes Blvd. #335
Land O' Lakes, FL 34638
727-364-3349
spearem.jmb@gmail.com



INVOICE

BILL TO

Parkway CDD
Meritus
2005 Pan Am Circle, Suite
120
Tampa , FL 33607

INVOICE # 5221

DATE 03/15/2022

DUE DATE 03/30/2022

TERMS Net 15

Handwritten signature/initials and date 03/16/22

ACTIVITY	QTY	RATE	AMOUNT
Labor WEEK OF 2-21-2022 CLUBHOUSE CLEAN	1	175.00	175.00
Labor WEEK OF 2-28-2022 CLUBHOUSE CLEAN	1	175.00	175.00
Labor WEEK OF 3-7-2022 CLUBHOUSE CLEAN	1	175.00	175.00
Labor WEEK OF 3-14-2022 CLUBHOUSE CLEAN	1	175.00	175.00
Material PAPER GOODS	1	55.00	55.00
Material 2-4 PACKS OF SOAP REFILLS	2	45.00	90.00

Please note cleaning is scheduled for twice per week
until approved for three /week.

It is anticipated that permits will not be required for the above work,
and if required, the associated

BALANCE DUE

\$845.00

March 15, 2022
Invoice Number: 095561001031522
Account Number: 0050955610-01
Security Code: 5433
Service At: 7461 S FALKENBURG RD
RIVERVIEW, FL 33578-8652

Contact Us

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

Summary

*Services from 03/14/22 through 04/13/22
details on following pages*

Previous Balance	15.05
Payments Received - Thank You	-15.05
Remaining Balance	\$0.00
Spectrum Business™ TV	94.96
Spectrum Business™ Internet	102.98
Spectrum Business™ Voice	19.99
Other Charges	21.00
One-Time Charges	0.00
Taxes, Fees and Charges	13.87
Current Charges	\$252.80
Total Due by 03/31/22	\$252.80

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.



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 15 03152022 NNNNNY 01 000239 0001

PARKWAY CENTER CBD
2005 PAN AM CIR
STE 300
TAMPA FL 33607-6008



March 15, 2022

PARKWAY CENTER CBD

Invoice Number: 095561001031522
Account Number: 0050955610-01
Service At: 7461 S FALKENBURG RD
RIVERVIEW, FL 33578-8652

Total Due by 03/31/22	\$252.80
Amount you are enclosing	\$

Please Remit Payment To:

CHARTER COMMUNICATIONS
PO BOX 7195
PASADENA, CA 91109-7195





Invoice Number:
Account Number:
Security Code:

PARKWAY CENTER CBD
095561001031522
0050955610-01
5433

Contact Us

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

7635 1610 NO RP 15 03152022 NNNNNY 01 000239 0001

Charge Details

Previous Balance	15.05
Payments Received - Thank You 03/08	-15.05
Remaining Balance	\$0.00

Payments received after 03/15/22 will appear on your next bill.

Services from 03/14/22 through 04/13/22

Spectrum Business™ TV

Spectrum Business TV Premier	74.99
DVR Service	19.99
2 DVR Service at \$10.00 each	
Bundle Discount	-15.00
Promotional Discount	-5.00
Spectrum Receiver	19.98
2 Spectrum Receiver at \$9.99 each	
	\$94.96

Spectrum Business™ TV Total \$94.96

Spectrum Business™ Internet

Spectrum Business Internet Ultra	199.99
Business WiFi	7.99
Promotional Discount	-105.00
	\$102.98

Spectrum Business™ Internet Total \$102.98

Spectrum Business™ Voice

Phone Number 813-570-8126	
Spectrum Business Voice	49.99

Spectrum Business™ Voice Continued

Promotional Discount	-20.00
Promo Discount	-10.00
	\$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

Other Charges

Broadcast TV Surcharge	21.00
Other Charges Total	\$21.00

One-Time Charges

Promotional Discount 03/14	0.00
One-Time Charges Total	\$0.00

Taxes, Fees and Charges

State Communications Tax	7.29
State And Local Sales Tax	1.17
Local Communications Services Tax	5.41
Taxes, Fees and Charges Total	\$13.87

Current Charges	\$252.80
Total Due by 03/31/22	\$252.80

Billing Information

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 Voice Provider - Spectrum Advanced Services, LLC

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

Sign up for Paperless Billing.
It's easy, convenient and secure.

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.

It's easy – enroll in paperless billing visit SpectrumBusiness.net.

It's convenient – you can access your statement through SpectrumBusiness.net.

It's secure – we deliver securely to your SpectrumBusiness.net account and only you can access through a secure sign-in process.

Each month, you'll receive a paperless e-bill that you pay online with your choice of payment options.

Payment Options

Pay Online - Create or Login to pay or view your bill online at Spectrumbusiness.net.

Pay by Mail - Detach payment coupon and enclose with your check made payable to Bright House Networks. Please do not include correspondences of any type with payments.

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



Invoice Number	1898153
Invoice Date	March 9, 2022
Purchase Order	215600346
Customer Number	83368
Project Number	215600346

Bill To

Parkway Center CDD
Accounts Payable
c/o Meritus Districts
2005 Pan Am Circle
Suite 300
Tampa FL 33607
United States

Please Remit To

Stantec Consulting Services Inc. (SCSI)
13980 Collections Center Drive
Chicago IL 60693
United States

Project Parkway Center Community Dev District

Project Manager

Stewart, Tonja L

For Period Ending

February 25, 2022

Current Invoice Total (USD)

360.00

Site review of pond slope behind Willow Beach Drive; discussions with District Counsel and District Manager regarding Meritage request and Falkenburg Road extension transfer to operation

Top Task 2022 2022 FY General Consulting

Professional Services

Category/Employee	Current Hours	Rate	Current Amount
Nurse, Vanessa M	1.00	144.00	144.00
Wahabodeen, Shoaib A (Deen)	1.50	144.00	216.00
Subtotal Professional Services	<u>2.50</u>		<u>360.00</u>

Top Task Subtotal 2022 FY General Consulting 360.00

Total Fees & Disbursements

360.00

INVOICE TOTAL (USD)
360.00
Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillingier if you have any questions concerning this invoice.

Phone: (239) 985 - 5515 E-mail: Summer.Fillingier@Stantec.com
**** PLEASE SEND AN INVOICE # WITH PAYMENT ****

Thank you.

Handwritten:
2/13
5/20

Parkway Center CDD

MEETING DATE: March 23 ,2022

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Linda Bell	✓	Accept	\$200
Tanya O'Conner	✓	Accept	\$200
Charlotte Hazlewood	✓	Accept	\$200
Koko Miller	✓	Accept	\$200

DMS Staff Signature Brian Howell

JW 032322

**PARKWAY CENTER CDD
DISTRICT CHECK REQUEST FORM**

Today's Date March 16, 2022

District Name Parkway Center CDD

Check Amount 150.00

Payable to Tanya O'Connor

Mailing Address

Check Description

Return the Clubhouse rental Deposit

Special Instructions

_____ sum _____

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Staff Accountant

Approved Signature

DM	_____
Fund	<u>001</u>
G/L	20702
CK #	_____
Date	_____

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

**CLUBHOUSE USAGE AGREEMENT
RELEASE OF LIABILITY AND INDEMNIFICATION**

1. **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT** (hereinafter, the "District") is the owner of the clubhouse and related facilities (hereinafter, the "facilities"), located within the Parkway Center Community in Hillsborough County, Florida.
2. The district, by its execution of this Agreement, has approved the use of the Facilities as described herein, subject to all applicable laws, rules and regulations, and subject to the District's receipt of a \$50.00, for up to two (2) hours, which will include set up and clean up. Refundable security deposit in the amount of \$150.00 for RESIDENT users.
3. Security deposit refunds are subject to an inspection of the facility after the event, as well as complete adherence to the "Clubhouse Rules" (see and initial) attached. Please make checks (two, separate) payable to PARKWAY CENTER CDD
4. The undersigned, TANYA O'CONNOR, (the Applicant), has applied to the district to use the Clubhouse as follows:

Applicant Address: _____

Purpose: HOL _____

Date of Event: 11/26/2021

Phone: _____

Time of Event (ALL Events shall end by 11:00 p.m.): 6PM-9PM

Number of Attendees (NOT TO EXCEED 40): 30

5. The district has consented to the above use by the Applicant, its agents, employees and invitees.
6. In Consideration of the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its agents, employees and invitees, and any person or entity claiming by or through them, releases, discharges and acquits the District, its agents or employees, for any and all claims for loss, damage or injury of any nature whatsoever to persons or property, including but not limited to personal injury or death, resulting in any way from, or in any fashion arising from, or connected with, the use of the Facilities. In whatever manner the loss, damage or injury may be caused and whether or not the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the district, its agents or employees; it being specifically understood and agreed that this release of liability applies to any and all claims for loss, injury, damage or death caused solely or partially by the negligence of the district, its agents or employees.
7. As further consideration for the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its representatives and assigns, agrees to indemnify, defend and hold harmless the District, its agents and employees, from any and all claims for loss, damage, injury or death of any nature whatsoever to persons or property,

BANK OZK
MEMBER FDIC
ozk.com

2337

11/08/2021

1673
MICHELE

PAY TO THE ORDER OF Parkway Center CDD \$ 150.00

One hundred fifty and 00/100 ***** DOLLARS

Parkway Center CDD
c/o Mentus
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607

MEMO Holiday Game Night Venue - Security Deposit

AUTHORIZED SIGNATURE

⑈002337⑈ ⑆082907273⑆ 2187307901⑈

BRANDON LAW PLLC 2337

11/08/2021 Parkway Center CDD

BANK OZK
MEMBER FDIC
ozk.com

2336

11/08/2021

1673
MICHELE

PAY TO THE ORDER OF Parkway Center CDD \$ 75.00

Seventy-five and 00/100 ***** DOLLARS

Parkway Center CDD
c/o Meritus
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607

MEMO Holiday Game Night Venue

AUTHORIZED SIGNATURE

⑈002336⑈ ⑆082907273⑆ 2187307901⑈

BRANDON LAW PLLC 2336

11/08/2021 Parkway Center CDD

Holiday Game Night Venue 75.00

Received
NOV 10 2021



YELLOWSTONE
LANDSCAPE

Bill To:

Parkway Center CDD
c/o Meritus
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Property Name: Parkway Center CDD

INVOICE

INVOICE #	INVOICE DATE
TMC 340792	3/22/2022
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: April 21, 2022

Invoice Amount: \$258.97

Description	Current Amount
-------------	----------------

#191402 - Off week Doggie Bags change out

Change Doggie Bags and Trash bag on off week visits for March.

Other \$258.97

Invoice Total \$258.97

IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

Rhodes, Robin

From: Brian Howell <brian.howell@merituscorp.com>
Sent: Tuesday, February 8, 2022 9:12 AM
To: Rhodes, Robin; Gene Roberts
Subject: RE: Emailing: Parkway Center Cdd off week doggie stations 2-8-22.pdf

[CAUTION: THIS IS AN EXTERNAL EMAIL. CHECK THE SENDER'S EMAIL ADDRESS. DO NOT CLICK ON ANY LINKS OR ATTACHMENTS UNLESS YOU KNOW THIS IS LEGITIMATE]

Approved thanks

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: "Rhodes, Robin" <rrhodes@yellowstonelandscape.com>
Date: 2/8/22 8:56 AM (GMT-05:00)
To: Gene Roberts <gene.roberts@merituscorp.com>
Cc: Brian Howell <brian.howell@merituscorp.com>
Subject: Emailing: Parkway Center Cdd off week doggie stations 2-8-22.pdf

Here's the estimate for the off week visits for doggies stations for the month of February.
Your message is ready to be sent with the following file or link attachments:

Parkway Center Cdd off week doggie stations 2-8-22.pdf

Note: To protect against computer viruses, e-mail programs may prevent sending or receiving certain types of file attachments. Check your e-mail security settings to determine how attachments are handled.



YELLOWSTONE
LANDSCAPE

Bill To:

Parkway Center CDD
c/o Meritus
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Property Name: Parkway Center CDD

INVOICE

INVOICE #	INVOICE DATE
TMC 340793	3/22/2022
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: April 21, 2022

Invoice Amount: \$194.23

Description	Current Amount
-------------	----------------

#191403 - Common area across from Harvest Glenn

Regrade Area along Turtle pond caused by contractor.

Other

\$194.23

RS
4665
5358

Invoice Total

\$194.23

IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

Rhodes, Robin

From: Brian Howell <brian.howell@merituscorp.com>
Sent: Friday, March 4, 2022 1:34 PM
To: Rhodes, Robin
Subject: RE: Emailing: Turtle pond regrade 3-4-22.pdf

[CAUTION: THIS IS AN EXTERNAL EMAIL. CHECK THE SENDER'S EMAIL ADDRESS. DO NOT CLICK ON ANY LINKS OR ATTACHMENTS UNLESS YOU KNOW THIS IS LEGITIMATE]

Got it approved. Thanks

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: "Rhodes, Robin" <rrhodes@yellowstonelandscape.com>
Date: 3/4/22 1:27 PM (GMT-05:00)
To: Brian Howell <brian.howell@merituscorp.com>
Subject: Re: Emailing: Turtle pond regrade 3-4-22.pdf

I did check with John Souers and he told me flowers are not in the contract.

Sent from my iPhone

On Mar 4, 2022, at 9:15 AM, Brian Howell <brian.howell@merituscorp.com> wrote:

[CAUTION: THIS IS AN EXTERNAL EMAIL. CHECK THE SENDER'S EMAIL ADDRESS. DO NOT CLICK ON ANY LINKS OR ATTACHMENTS UNLESS YOU KNOW THIS IS LEGITIMATE]

Dog station and grading approved. Aren't annuals in the contract?

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: "Rhodes, Robin" <rrhodes@yellowstonelandscape.com>
Date: 3/4/22 7:39 AM (GMT-05:00)
To: Brian Howell <brian.howell@merituscorp.com>

Cc: Gene Roberts <gene.roberts@merituscorp.com>
Subject: Emailing: Turtle pond regrade 3-4-22.pdf

Here are the estimates for Regrading turtle pond, Flowers and Off week doggie stations for March.
Your message is ready to be sent with the following file or link attachments:

Turtle pond regrade 3-4-22.pdf

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YELLOWSTONE LANDSCAPE

Bill To:

Parkway Center CDD
c/o Meritus
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Property Name: Parkway Center CDD

INVOICE

INVOICE #	INVOICE DATE
TMC 340802	3/22/2022
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: April 21, 2022

Invoice Amount: \$3,542.80

Description	Current Amount
#189534 - Parkway Center Cdd Flowers	
Install 4" inch Seasonal Flowers and soil to the following Flower beds,	
2 oak creek signs Riverview drive & Still river	
Amberly sign	
Hamlet sign	
2 Sanctuary signs	
Harvest Glenn sign	
2 Pine Ridge signs	
Baywood/summerwood	
Oak creek sign at Faulkenburg & Castle creek Dr.	
Center island at faulkenburg & Castle creek dr.	
Summerwood sign	
Belmont sign	
Oak creek sign at Faulkenburg & 78th street	
Clubhouse	
Plant Installation	\$3,542.80
Irrigation	\$0.00

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Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

Invoice Total

\$3,542.80

Excellence
IN COMMERCIAL LANDSCAPING

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Cc: Gene Roberts <gene.roberts@merituscorp.com>

Subject: Emailing: Turtle pond regrade 3-4-22.pdf

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Turtle pond regrade 3-4-22.pdf

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**PARKWAY CENTER CDD
DISTRICT CHECK REQUEST FORM**

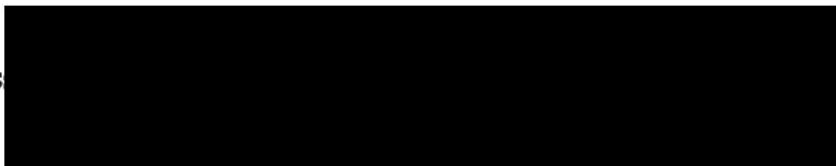
Today's Date March 18, 2022

District Name Parkway Center CDD

Check Amount 150.00

Payable to Nishit Patel

Mailing Address



Check Description

Return the Clubhouse rental Deposit

Special Instructions

_____ sum _____

(Please attach all support documentation: i.e., invoices, training class applications, etc.)

Staff Accountant



Approved Signature

DM	_____
Fund	<u>001</u>
G/L	<u>20702</u>
CK #	_____
Date	_____

Received

DEC 8 9 2021

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 2005 Pan Am Circle ♦ Suite 300 ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

**CLUBHOUSE USAGE AGREEMENT
RELEASE OF LIABILITY AND INDEMNIFICATION**

1. **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT** (hereinafter, the "District") is the owner of the clubhouse and related facilities (hereinafter, the "facilities"), located within the Parkway Center Community in Hillsborough County, Florida.
2. The district, by its execution of this Agreement, has approved the use of the Facilities as described herein, subject to all applicable laws, rules and regulations, and subject to the District's receipt of a \$50.00, for up to two (2) hours, which will include set up and clean up. Refundable security deposit in the amount of \$150.00 for RESIDENT users.
3. Security deposit refunds are subject to an inspection of the facility after the event, as well as complete adherence to the "Clubhouse Rules" (see and initial) attached. Please make checks (two, separate) payable to PARKWAY CENTER CDD.
4. The undersigned, Nishit Patel, (the Applicant), has applied to the district to use the Clubhouse as follows:

Applicant Address: [REDACTED]

Purpose: Personal Social gathering

Date of Event: 01/21/2022

Phone: 732-527-2512

Time of Event (ALL Events shall end by 11:00 p.m.): 6:30 pm to 8:30 pm

Number of Attendees (NOT TO EXCEED 40): 30

5. The district has consented to the above use by the Applicant, its agents, employees and invitees.
6. In Consideration of the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its agents, employees and invitees, and any person or entity claiming by or through them, releases, discharges and acquits the District, its agents or employees, for any and all claims for loss, damage or injury of any nature whatsoever to persons or property, including but not limited to personal injury or death, resulting in any way from, or in any fashion arising from, or connected with, the use of the Facilities. In whatever manner the loss, damage or injury may be caused and whether or not the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the district, its agents or employees; it being specifically understood and agreed that this release of liability applies to any and all claims for loss, injury, damage or death caused solely or partially by the negligence of the district, its agents or employees.
7. As further consideration for the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its representatives and assigns, agrees to indemnify, defend and hold harmless the District, its agents and employees, from any and all claims for loss, damage, injury or death of any nature whatsoever to persons or property,

including, but not limited to personal injury or death, resulting in any way from or in any fashion arising from or connected with the use of the Facilities, in whatever manner the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the District, its agents or employees.

8. Should any provision of this Agreement be declared or be determined by any court of jurisdiction to be illegal or invalid, the validity of the remaining parts, term or provision shall not be affected thereby and said illegal part, term or provision shall be deemed not part of this Agreement.

Applicant:

Nishi Patel

Signature

NISHI PATEL

Print name

12/15/2021

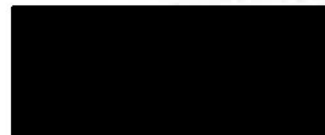
Date

**PARKWAY CENTER COMMUNITY
DEVELOPMENT DISTRICT**

By: _____

As: _____

Date: _____



147
55-33212 NJ
3515

12/15/21

Date

Pay To The
Order Of Parkway Center CDD

\$ 150.⁰⁰/₁₀₀

Hundred & fifty dollars only

Dollars



Bank of America

ACH R/T 021200339

For Security Depository Agency Center

Nishikubo

⑆021200339⑆ 381030657838⑆0147

Metland Clarke



Received

146
55-33212 NJ
3515

DEC 20 2021

12/15/21

Date

Pay To The
Order Of Parkway Center CDD

\$ 50.⁰⁰/₁₀₀

fifty dollars only

Dollars



Bank of America

ACH R/T 021200339

For Renting Agency Center

Nishikubo

⑆021200339⑆ 381030657838⑆0146

Metland Clarke

Parkway Center Community Development District

Financial Statements
(Unaudited)

Period Ending
March 31, 2022



Meritus Districts
2005 Pan Am Circle ~ Suite 300 ~ Tampa, FL 33607-1775
Phone (813) 873-7300 ~ Fax (813) 873-7070

Parkway Center Community Development District

Combining Balance Sheet

As of 3/31/2022
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2008	Debt Service Fund - Series 2018-1	Debt Service Fund - Series 2018-2	Capital Projects Fund - Series 2018-2	General Fixed Assets Account Group	General Long-Term Debt Account Group	Total
Assets								
Cash- Operating Acct	625,838	0	0	0	0	0	0	625,838
Investment - Revenue 2008 (9000)	0	268,401	0	0	0	0	0	268,401
Investment - Sinking 2008 (9003)	0	0	0	0	0	0	0	0
Investment - Interest 2008 (9004)	0	0	0	0	0	0	0	0
Investment - Reserve 2008 (9005)	0	17,293	0	0	0	0	0	17,293
Investment - Redemption 2008 (9006)	0	0	0	0	0	0	0	0
Investment - Revenue 2018-2 (6000)	0	0	0	289,892	0	0	0	289,892
Investment - Interest 2018-2 (6001)	0	0	0	0	10	0	0	10
Investment - Principal 2018-2 (6002)	0	0	0	0	0	0	0	0
Investment - Reserve 2018-2 (6003)	0	0	0	144,716	0	0	0	144,716
Investment - Prepayment 2018-2 (6004)	0	0	0	0	0	0	0	0
Investment - Construction 2018-2 (6005)	0	0	0	(9)	9	0	0	0
Investment - Revenue 2018-1 (7000)	0	0	524,513	0	0	0	0	524,513
Investment - Interest 2018-1 (7001)	0	0	0	0	0	0	0	0
Investment - Principal 2018-1 (7002)	0	0	0	0	0	0	0	0
Investment - Reserve 2018-1 (7003)	0	0	190,859	0	0	0	0	190,859
Prepayment Receivable	0	0	0	0	0	0	0	0
Assessments Receivable - Tax Roll	0	0	0	0	0	0	0	0
Assessments Receivable - Off Roll	0	0	0	0	0	0	0	0
Accounts Receivable	0	0	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0	0	0
Prepaid Expense	0	0	0	0	0	0	0	0
Prepaid Trustee Fees	0	0	0	0	0	0	0	0
Prepaid General Liability Insurance	0	0	0	0	0	0	0	0
Prepaid Professional Liability	0	0	0	0	0	0	0	0
Prepaid Property Insurance	0	0	0	0	0	0	0	0
Deposits	8,368	0	0	0	0	0	0	8,368
Buildings	0	0	0	0	0	30,000	0	30,000
Improvements Other Than Buildings	0	0	0	0	0	2,653,526	0	2,653,526
Ancillary Costs	0	0	0	0	0	937,602	0	937,602
Construction Work In Progress	0	0	0	0	0	4,189,295	0	4,189,295
Amount Available-Debt Service	0	0	0	0	0	0	808,400	808,400
Amount To Be Provided-Debt Service	0	0	0	0	0	0	8,806,600	8,806,600
Other	0	0	0	0	0	0	0	0
Total Assets	<u>634,206</u>	<u>285,694</u>	<u>715,373</u>	<u>434,599</u>	<u>19</u>	<u>7,810,423</u>	<u>9,615,000</u>	<u>19,495,313</u>
Liabilities								
Accounts Payable	11,442	0	0	0	0	0	0	11,442

Parkway Center Community Development District

Combining Balance Sheet

As of 3/31/2022
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2008	Debt Service Fund - Series 2018-1	Debt Service Fund - Series 2018-2	Capital Projects Fund - Series 2018-2	General Fixed Assets Account Group	General Long-Term Debt Account Group	Total
Accounts Payable Other	37	0	0	0	0	0	0	37
Retainage Payable	0	0	0	0	0	0	0	0
Due To Debt Service Fund	0	0	0	0	0	0	0	0
Deferred Revenue	0	0	0	0	0	0	0	0
Accrued Expenses Payable	0	0	0	0	0	0	0	0
Short Term Loan Payable	0	0	0	0	0	0	0	0
Deposits	1,050	0	0	0	0	0	0	1,050
Other Current Liabilities	0	0	0	0	0	0	0	0
Refunding Bonds - 2008	0	0	0	0	0	0	1,320,000	1,320,000
Refunding Bonds - 2018-1	0	0	0	0	0	0	3,785,000	3,785,000
Refunding Bonds - 2018-2	0	0	0	0	0	0	4,510,000	4,510,000
Other	0	0	0	0	0	0	0	0
Total Liabilities	<u>12,528</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>9,615,000</u>	<u>9,627,528</u>
Fund Equity & Other Credits								
Fund Balance-All Other Reserves	0	146,805	414,890	253,910	123,117	0	0	938,721
Fund Balance-Unreserved	163,789	0	0	0	0	0	0	163,789
Investment In General Fixed Assets	0	0	0	0	0	7,810,423	0	7,810,423
Other	<u>457,888</u>	<u>138,889</u>	<u>300,483</u>	<u>180,689</u>	<u>(123,098)</u>	<u>0</u>	<u>0</u>	<u>954,852</u>
Total Fund Equity & Other Credits	<u>621,678</u>	<u>285,694</u>	<u>715,373</u>	<u>434,599</u>	<u>19</u>	<u>7,810,423</u>	<u>0</u>	<u>9,867,785</u>
Total Liabilities & Fund Equity	<u>634,206</u>	<u>285,694</u>	<u>715,373</u>	<u>434,599</u>	<u>19</u>	<u>7,810,423</u>	<u>9,615,000</u>	<u>19,495,313</u>

Parkway Center Community Development District

Statement of Revenues and Expenditures

001 - General Fund
From 10/1/2021 Through 3/31/2022
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
O&M Assmts - Tax Roll	872,085	896,984	24,899	3 %
O&M Assmts - Developer	0	40,000	40,000	0 %
O&M Assmts - Off Roll	33,025	0	(33,025)	(100)%
Other Miscellaneous Revenues				
Miscellaneous	0	5,642	5,642	0 %
Total Revenues	905,110	942,625	37,515	4 %
Expenditures				
Legislative				
Supervisor Fees	12,000	5,800	6,200	52 %
Financial & Administrative				
District Manager	28,840	12,017	16,823	58 %
Recording Secretary	2,772	1,667	1,105	40 %
District Engineer	5,000	3,432	1,568	31 %
Disclosure Report	6,000	3,000	3,000	50 %
Trustees Fees	12,500	4,864	7,636	61 %
Accounting Services	28,667	11,948	16,719	58 %
Auditing Services	9,300	87	9,213	99 %
Arbitrage Rebate Calculation	1,000	0	1,000	100 %
Postage, Phone, Faxes, Copies	750	1,953	(1,203)	(160)%
Public Officials Insurance	3,256	0	3,256	100 %
Legal Advertising	1,000	421	579	58 %
Bank Fees	350	177	173	49 %
Dues, Licenses & Fees	200	6,805	(6,605)	(3,302)%
Miscellaneous Fees	500	425	75	15 %
Office Supplies	200	0	200	100 %
Technology Services	3,200	1,638	1,562	49 %
ADA Website Compliance	1,500	0	1,500	100 %
Legal Counsel				
District Counsel	7,500	7,630	(130)	(2)%
Electric Utility Services				
Street Lighting	90,000	69,348	20,652	23 %
Garbage/Solid Waste Control Services				
Garbage Collection	0	602	(602)	0 %
Other Physical Environment				
Staff Costs	60,000	25,000	35,000	58 %
Property & Casualty Insurance	20,000	10,363	9,637	48 %
Entry & Walls Maintenance	4,000	560	3,440	86 %
Landscape Maintenance - Contract	250,000	112,515	137,485	55 %
Landscape Maintenance - Other	15,000	7,111	7,889	53 %
Pool Service	20,000	15,510	4,490	22 %
Gate Maintenance	2,500	0	2,500	100 %
Field Manager	27,707	11,545	16,162	58 %
Irrigation Maintenance	15,000	6,574	8,426	56 %
Plant Replacement Program	25,000	10,008	14,992	60 %
Mitigation & Monitoring	9,500	4,950	4,550	48 %
Waterway Management Program - Contract	19,500	14,428	5,072	26 %
Waterway Management Program - Other	5,000	0	5,000	100 %
Clubhouse Security Systems	2,000	4,511	(2,511)	(126)%
Road & Street Facilities				
Street/Decorative Light Maintenance	5,000	7,624	(2,624)	(52)%
Pavement & Signage Repairs	1,000	1,600	(600)	(60)%
Holiday Lighting	15,000	16,050	(1,050)	(7)%

Parkway Center Community Development District

Statement of Revenues and Expenditures

001 - General Fund
From 10/1/2021 Through 3/31/2022
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Parks & Recreation				
Pool Service	0	845	(845)	0 %
Security Patrol	20,000	1,258	18,742	94 %
Special Events	10,000	160	9,840	98 %
Playground/Amenity	10,000	11,379	(1,379)	(14)%
Miscellaneous Reserve/Contingency	<u>154,368</u>	<u>90,933</u>	<u>63,435</u>	<u>41 %</u>
Total Expenditures	<u>905,110</u>	<u>484,737</u>	<u>420,373</u>	<u>46 %</u>
Excess of Revenue Over(Under) Expenditures	<u>0</u>	<u>457,888</u>	<u>457,888</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	163,789	163,789	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>621,678</u></u>	<u><u>621,678</u></u>	<u><u>0 %</u></u>

Parkway Center Community Development District

Statement of Revenues and Expenditures

201 - Debt Service Fund - Series 2008

From 10/1/2021 Through 3/31/2022

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	167,382	171,346	3,964	2 %
Interest Earnings				
Interest Earnings	<u>0</u>	<u>5</u>	<u>5</u>	<u>0 %</u>
Total Revenues	<u>167,382</u>	<u>171,350</u>	<u>3,968</u>	<u>2 %</u>
Expenditures				
Debt Service Payments				
Interest Payments	62,383	32,462	29,922	48 %
Principal Payments	<u>105,000</u>	<u>0</u>	<u>105,000</u>	<u>100 %</u>
Total Expenditures	<u>167,383</u>	<u>32,462</u>	<u>134,922</u>	<u>81 %</u>
Excess of Revenues Over(Under) Expenditures	<u>(1)</u>	<u>138,889</u>	<u>138,890</u>	<u>(13,888,995)%</u>
Fund Balance, Beginning of Period	0	146,805	146,805	0 %
Fund Balance, End of Period	<u><u>(1)</u></u>	<u><u>285,694</u></u>	<u><u>285,695</u></u>	<u><u>(28,569,489)%</u></u>

Parkway Center Community Development District

Statement of Revenues and Expenditures

202 - Debt Service Fund - Series 2018-1

From 10/1/2021 Through 3/31/2022

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	381,719	378,345	(3,374)	(1)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>10</u>	<u>10</u>	<u>0 %</u>
Total Revenues	<u>381,719</u>	<u>378,355</u>	<u>(3,364)</u>	<u>(1)%</u>
Expenditures				
Debt Service Payments				
Interest Payments	151,719	77,872	73,847	49 %
Principal Payments	<u>230,000</u>	<u>0</u>	<u>230,000</u>	<u>100 %</u>
Total Expenditures	<u>381,719</u>	<u>77,872</u>	<u>303,847</u>	<u>80 %</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>300,483</u>	<u>300,483</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	414,890	414,890	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>715,373</u></u>	<u><u>715,373</u></u>	<u><u>0 %</u></u>

Parkway Center Community Development District

Statement of Revenues and Expenditures

203 - Debt Service Fund - Series 2018-2

From 10/1/2021 Through 3/31/2022

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
DS Assmts - Tax Roll	287,495	286,715	(780)	(0)%
Interest Earnings				
Interest Earnings	<u>0</u>	<u>6</u>	<u>6</u>	<u>0 %</u>
Total Revenues	<u>287,495</u>	<u>286,721</u>	<u>(774)</u>	<u>(0)%</u>
Expenditures				
Debt Service Payments				
Interest Payments	197,495	101,023	96,473	49 %
Principal Payments	<u>90,000</u>	<u>5,000</u>	<u>85,000</u>	<u>94 %</u>
Total Expenditures	<u>287,495</u>	<u>106,023</u>	<u>181,473</u>	<u>63 %</u>
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	<u>0</u>	<u>(10)</u>	<u>(10)</u>	<u>0 %</u>
Total Other Financing Sources	<u>0</u>	<u>(10)</u>	<u>(10)</u>	<u>0 %</u>
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>180,689</u>	<u>180,689</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	253,910	253,910	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>434,599</u></u>	<u><u>434,599</u></u>	<u><u>0 %</u></u>

Parkway Center Community Development District

Statement of Revenues and Expenditures

303 - Capital Projects Fund - Series 2018-2

From 10/1/2021 Through 3/31/2022

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	1	1	0 %
Total Revenues	0	1	1	0 %
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	123,108	(123,108)	0 %
Total Expenditures	0	123,108	(123,108)	0 %
Other Financing Sources				
Interfund Transfer				
Interfund Transfer	0	10	10	0 %
Total Other Financing Sources	0	10	10	0 %
Excess of Revenues Over(Under) Expenditures	0	(123,098)	(123,098)	0 %
Fund Balance, Beginning of Period	0	123,117	123,117	0 %
Fund Balance, End of Period	0	19	19	0 %

Parkway Center Community Development District

Statement of Revenues and Expenditures

900 - General Fixed Assets Account Group

From 10/1/2021 Through 3/31/2022

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period				
Investment In General Fixed Assets				
	<u>0</u>	<u>7,810,423</u>	<u>7,810,423</u>	<u>0 %</u>
Total Fund Balance, Beginning of Period	<u>0</u>	<u>7,810,423</u>	<u>7,810,423</u>	<u>0 %</u>
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>7,810,423</u></u>	<u><u>7,687,314</u></u>	<u><u>0 %</u></u>

Parkway Center Community Development District
Reconcile Cash Accounts

Summary

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Bank Balance	644,616.29
Less Outstanding Checks/Vouchers	19,353.27
Plus Deposits in Transit	575.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	625,838.02
Balance Per Books	<u>625,838.02</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

**Parkway Center Community Development District
Reconcile Cash Accounts**

Detail

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Outstanding Checks/Vouchers

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
5648	3/10/2022	System Generated Check/Voucher	150.00	Catherine Medina
5650	3/10/2022	System Generated Check/Voucher	150.00	Dalene Orban
5654	3/10/2022	System Generated Check/Voucher	200.00	Linda W. Bell
5675	3/31/2022	System Generated Check/Voucher	100.00	Brian Jones
5676	3/31/2022	System Generated Check/Voucher	200.00	Charlotte Hazlewood
5677	3/31/2022	System Generated Check/Voucher	252.80	Charter Communications
5678	3/31/2022	System Generated Check/Voucher	222.00	Cory Copeland
5679	3/31/2022	System Generated Check/Voucher	200.00	Koko L. Miller
5680	3/31/2022	System Generated Check/Voucher	200.00	Linda W. Bell
5681	3/31/2022	System Generated Check/Voucher	13,149.31	Meritus Districts
5682	3/31/2022	System Generated Check/Voucher	133.16	Republic Services #696
5683	3/31/2022	System Generated Check/Voucher	200.00	Tanya Partee O'Connor
5684	3/31/2022	System Generated Check/Voucher	200.00	Jo Ann Ward
5685	3/31/2022	System Generated Check/Voucher	3,996.00	Yellowstone Landscape
Outstanding Checks/Vouchers			19,353.27	

Parkway Center Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Outstanding Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CHK#219	3/10/2022	Clubhouse Rental/Deposit 3.10.2022	250.00	
CR552	3/24/2022	Clubhouse rental	225.00	
CHK#222	3/29/2022	Clubhouse Rental Hector Sanchez 3.18.2022	100.00	
Outstanding Deposits			575.00	

**Parkway Center Community Development District
Reconcile Cash Accounts**

Detail

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
5628	11/29/2021	Series 2018-1 FY22 Tax Dist ID 551	30,689.21	Parkway Center CDD
5629	12/1/2021	Series 2018-1 FY22 Tax Dist ID 553	263,887.31	Parkway Center CDD
5630	12/1/2021	Series 2018-2 Amenity FY22 Tax Dist ID 553	199,976.69	Parkway Center CDD
5631	12/1/2021	Series 2008 FY22 Tax Dist ID 553	119,509.87	Parkway Center CDD
5637	2/24/2022	System Generated Check/Voucher	15.05	Charter Communications
5638	2/24/2022	System Generated Check/Voucher	222.00	Cory Copeland
5639	2/24/2022	System Generated Check/Voucher	14,798.44	Meritus Districts
5640	2/24/2022	System Generated Check/Voucher	124.75	Republic Services #696
5641	2/24/2022	System Generated Check/Voucher	865.00	Spearem Enterprises LLC
5642	2/24/2022	System Generated Check/Voucher	589.37	Yellowstone Landscape
5643	3/3/2022	System Generated Check/Voucher	646.51	Burr & Forman LLP
5644	3/3/2022	System Generated Check/Voucher	856.90	Don Harrison Enterprises LLC
5645	3/3/2022	System Generated Check/Voucher	32.95	DoorKing Inc.
5646	3/3/2022	System Generated Check/Voucher	2,430.35	Nichols Landscape Architecture, Inc
CD187	3/3/2022	ACH Verizon Wireless Payments - 3.3.2022	190.80	
5660	3/4/2022	Series 2008 FY22 Tax Dist ID 566	362.93	Parkway Center CDD
5661	3/4/2022	Series 2018-1 FY22 Tax Dist ID 566	801.37	Parkway Center CDD
5662	3/4/2022	Series 2018-2 Amenity FY22 Tax Dist ID 566	607.29	Parkway Center CDD

**Parkway Center Community Development District
Reconcile Cash Accounts**

Detail

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
5647	3/10/2022	System Generated Check/Voucher	2,100.00	AquaPRO Pool Solutions
5649	3/10/2022	System Generated Check/Voucher	200.00	Charlotte Hazlewood
5651	3/10/2022	System Generated Check/Voucher	2,538.00	First Choice Aquatic Weed Management, LLC.
5652	3/10/2022	System Generated Check/Voucher	222.00	Johnmichael Lee
5653	3/10/2022	System Generated Check/Voucher	200.00	Koko L. Miller
5655	3/10/2022	System Generated Check/Voucher	804.78	Navitas Credit Corp
5656	3/10/2022	System Generated Check/Voucher	222.00	Ryan Velazquez
5657	3/10/2022	System Generated Check/Voucher	200.00	Tanya Partee O'Connor
5658	3/10/2022	System Generated Check/Voucher	200.00	Jo Ann Ward
5659	3/10/2022	System Generated Check/Voucher	18,450.25	Yellowstone Landscape
CD186	3/11/2022	Client Analysis Srvc Chrg	23.16	
5663	3/17/2022	System Generated Check/Voucher	1,610.00	Cardno, Inc.
5664	3/17/2022	System Generated Check/Voucher	222.00	Cory Copeland
5665	3/17/2022	System Generated Check/Voucher	555.00	Spearem Enterprises LLC
5666	3/17/2022	System Generated Check/Voucher	360.00	Stantec Consulting Services Inc. (SCSI)
5667	3/17/2022	System Generated Check/Voucher	3,098.54	TECO
5668	3/18/2022	System Generated Check/Voucher	7,589.82	B.O.C.C.
311000070319 030722	3/24/2022	paid by ACH service 01/04/22 - 02/01/22	9,394.60	TECO

Parkway Center Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
5669	3/24/2022	System Generated Check/Voucher	32.95	DoorKing Inc.
5670	3/24/2022	System Generated Check/Voucher	1,830.00	First Choice Aquatic Weed Management, LLC.
5671	3/24/2022	System Generated Check/Voucher	148.00	George John DeNillo
5672	3/24/2022	System Generated Check/Voucher	150.00	Nishit Patel
5673	3/24/2022	System Generated Check/Voucher	845.00	Spearem Enterprises LLC
5674	3/24/2022	System Generated Check/Voucher	150.00	Tanya O'Connor
Cleared Checks/Vouchers			687,752.89	

Parkway Center Community Development District
Reconcile Cash Accounts

Detail

Cash Account: 10100 Cash- Operating Acct

Reconciliation ID: 3.31.2022

Reconciliation Date: 3/31/2022

Status: Locked

Cleared Deposits

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Deposit Number</u>
CHK#1151	1/20/2022	Club house rental	125.00	
CHK# 009-010	2/14/2022	Clubhouse rental-Deposit. 2.14.2022	250.00	
CHK#10712	2/20/2022	Clubhouse Rental	100.00	
CHK#128	2/22/2022	Clubhouse Rental	75.00	
CR547	3/4/2022	Tax Distribution 3.04.2022	3,671.80	
CHK#1150	3/7/2022	Clubhouse rental Alex Vega 3.7.22	250.00	
CR548	3/11/2022	Clubhouse Income	275.00	
CHK#2084	3/21/2022	Clubhouse Rental 3.21.2022	100.00	
CR549	3/21/2022	Pool key 3.21.2022	<u>25.00</u>	
Cleared Deposits			4,871.80	
			<u><u> </u></u>	