

**PARKWAY CENTER  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
REGULAR MEETING  
JANUARY 25, 2023**

# **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT AGENDA**

**WEDNESDAY, January 25, 2023, AT 6:30 p.m.**

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

<b>District Board of Supervisors</b>	Chairman Vice Chairman Supervisor Supervisor Supervisor	Koko Miller JoAnn Ward Tanya O'Conner Linda Bell Charlotte Hazlewood
<b>District Manager</b>	Inframark, LLC	Gene Roberts
<b>District On-Site Manager</b>		
<b>District Attorney</b>	Burr Forman	Scott Steady
<b>District Engineer</b>	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. **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. 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 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.

January 25, 2023

**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, January 25, 2023, 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: 7979718#**

**1. CALL TO ORDER/ROLL CALL**

**2. PUBLIC COMMENT ON AGENDA ITEMS**

**3. VENDOR/STAFF REPORTS**

- i. District Counsel
- ii. District Engineer
- iii. District Manager ..... Tab 01
- i..Community Inspection Report

**5. BUSINESS ITEMS**

- A. Discussion on Tree Removal ..... Tab 02
- B. General Matters of the District

**6. CONSENT AGENDA**

- A. Consideration of Board of Supervisors Regular Meeting Minutes December 14, 2022, ..... Tab 03
- B. Consideration of Operations and Maintenance Expenditures November 2022 ..... Tab 04
- C. Review of Financial Statements Month Ending November 31, 2022, ..... Tab 05

**7. SUPERVISOR REQUESTS**

**8. AUDIENCE QUESTION, COMMENTS AND DISCUSSION FORUM**

**9. 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,  
Gene Roberts  
District Manager

## MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

**Site:** Parkway Center

**Date:** Wednesday, January 18, 2022

	MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
<b>LANDSCAPE MAINTENANCE</b>				
TURF	5	3	-2	Weeds and dry areas.
TURF FERTILITY	10	7	-3	Round Leaf Ln & S Falkenburg.
TURF EDGING	5	4	-1	Mostly good.
WEED CONTROL - TURF AREAS	5	3	-2	Dollarweed/clover.
TURF INSECT/DISEASE CONTROL	10	9	-1	Anthills.
PLANT FERTILITY	5	3	-2	Multiple dead plants.
WEED CONTROL - BED AREAS	5	3	-2	Much detail work needed.
PLANT INSECT/DISEASE CONTROL	5	5	0	Whitefly and Mites treated.
PRUNING	10	8	-2	Several areas need pruning.
CLEANLINESS	5	4	-1	Old and new trash.
MULCHING	5	3	-2	Mulch needed.
WATER/IRRIGATION MGMT	8	7	-1	Dried out areas.
CARRYOVERS	5	3	-2	Pull dead plants, weeds, leaning trees.

### SEASONAL COLOR/PERENNIAL MAINTENANCE

VIGOR/APPEARANCE	7	7	0	
INSECT/DISEASE CONTROL	7	7	0	
DEADHEADING/PRUNING	3	3	0	

**SCORE**

100	79	-21	79%
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**Manager's Signature:** Clay Wright

**Supervisor's Signature:** \_\_\_\_\_



## Parkway Center January Field Report



The Palm at the front of the amenity center has been injected. New growth is green and healthy.



The large Aloe plant has been relocated from the pool to the front among the Sweet Potatoes and Coontie Palms. The Sweet Potatoes were stressed from the cold but will be trimmed down and will recover.





Blue Daze and Lilies survived the cold and are cut away from the fence.







The Plumbagos have been trimmed and separated from the Crinum Lilies.



The Bulbine has also been transplanted.





New location for the Bulbine.





The Muhly grass has been cut down and treated for White Fly.





The Sweet Potatoes, Blue Daze, and Aloe have been shocked from the frost but are still healthy. They will be trimmed and will grow back.



The corner by the water structure is now empty, we suggest filling the corner with pavers or AstroTurf.





Society Garlic, Ilex, and Jasmine on the fence are growing well.



The old stakes for the Jasmine vines will be removed. The Firebush is growing healthy.









The Plumbago is skimpy but alive. It will need to be pruned in the spring. The Firebush from the playground still needs to be transplanted to this corner.



Society Garlic and Muhly is growing well.





Firebush from the playground that will be transplanted.





Suckers on the Oak trees need to be cut.



Dead limbs hanging over the playground will be cut.





There are 3 dead palms adjacent to the playground. They will be added to the quote to remove the dead pines throughout the community.









The Peanuts used as ground cover have been affected by the frost. They should recover.





The overgrowth surrounding the Holly tree has been cut back.



The pond is still dry and the banks are mowed.





The surrounding Muhly grass has been trimmed but the landscape beds need mulch.



Anthills need to be treated.





The Dead Plumbago will be pulled and will be quoted for replacement with Society Garlic.





More anthills.





Limbs from the conservation area need to be cut back from the landscaping.





The Palm tree that was tied up has been released. Some weed detailing is needed at the monument, but quality is good overall.





Dead limbs need to be cut away from the sidewalk.



Some palms and Pines adjacent to the sidewalk along S 78<sup>th</sup> St appear to have been struck by lightning. New growth shows the trees are still alive.





Azaleas and Liriope are looking better along Deer Chase Dr.





Some weed detailing is still needed in the Juniper.









Weed detailing needed.





Annuals and jasmine are healthy at the Belmont monument.







Tree rings are covered in Dollarweed.





Limbs from the Conservation area need to be cut at the SW corner of Deer Chase Dr.





The encroaching conservation area still needs to be cut away from the Fakahatchee grass.



Pine Ridge monument looks good. Some minor weed detailing is needed.





Behind the monument, many weeds have been left unkempt behind the Viburnum hedge. These need to be removed.



The hedges are at the right height and turf quality is good here.





The leaning Crepe Myrtle along Still River Dr has been straightened. Weeds are dying off.



There are still some vines and weeds to be removed along Still River Dr.





There is a large hole in the ground behind 8526 White Poplar Dr that needs further investigation and discarded trimmings from the resident's Banana Palms.



Viburnum hedges around pump station are good.





The Ligustrum within the gate along Still Creek Dr need to be shaped.



All the dead plants at the corner of Bending Elm and Still River need to be pulled.







The Juniper and Ilex hedges look good.







More dead plants that need to be pulled.





Much more weed detailing is needed along Still River Dr.







The Japanese clover in the center appears to be recovering from the frost.



The Japanese Clover, Annuals, Juniper, and Cardboard palms look good in front of the Hamlet Monument.





The Coontie Palms on the corner may recover but should be quoted for replacement.





The Fakahatchee grass has been treated for spider mites but needs to be cut down.





The fallen tree along Quarter Horse Dr has been added to the list of quoted dead trees.





All the invasive grasses, weeds, and vines still need to be cut back and cleaned out along Quarter Horse Dr.





The Plumbago around the Eastern Redbud tree need to be pulled.





At the south gate for Sanctuary, the Copperleaf have been cut as requested but were affected by the cold. They are still alive and should recover. The Jasmine here should be pulled out and quoted for replacement with Lilies or turf.





The Blue Daze and Allamanda are growing well but are covered in leaves and other tree debris that needs to be blown out and removed. The Allamanda should be pruned for spring growth.





Inside the Sanctuary gate, the patch of dead Jasmine needs to be removed and quoted to be filled in with African Lilies.





The tree limb hanging over 9070 Pinebreeze Dr needs to be cut.



The Jasmine, Coontie Palms, annuals, and Crinum Lilies look good at the front of the Sanctuary Monument. The Copperleaf will recover.





Vines and weeds in the Fakahatchee need to be pulled.





The Jasmine, Turf, and Oak tree in the center of the roundabout look good.





All the Spanish Moss around the roundabout needs to be removed.





The Juniper is barely growing out of the leaves and debris along the edges of Moccasin Trail Dr. All these areas need to be blown out and the leaves need to be removed.





The Thryallis in the median of Moccasin Trail need to be pulled.



The remaining Jasmine in the median also needs to be pulled and quoted for replacement with Fairy Iris or Liriope.





The median in Still Creek Dr, near Riverview Dr, has a bed of pure weeds. This area needs to be quoted for replacement with another plant.



The weeds still have not been sprayed or pulled Below the Coontie palms in the median on the south end of Still Creek Dr.





The turf here looks underwatered; the irrigation inspection done today should diagnose the issue.





Overgrowth, weeds, vines, and other larger debris needs to be cleared out behind the monument at the south end of Still Creek Dr.













Leaves need to be blown out of the rocks and oak saplings need to be pulled from the Juniper.





The Powderpuff Mimosas have all died in front of the monument at the south end of Still Creek. The area will be quoted to be replaced with St. Augustine grass.





The weeds have still not been pulled at the corner of Still Creek and Riverview.



Same as the other side, the Powderpuff Mimosa should be pulled and replaced with St. Augustine.





The dead River Birch still needs to be removed.





The Ilex growing between the two Fakahatchee grasses near the monument needs to be pulled.





Spanish Moss needs to be removed from all of the plants; the Azaleas are blooming here.





The Palmettos that do not belong here also need to be pulled.





The annuals and turf look healthy in front of the Baywood and Summerwood monument.





In the next median behind the monument, a quote will be requested to remove all plants and cover the area with St. Augustine Grass with annual beds on the corners.





Behind the monument a quote will also be requested to remove all plants (except for the hedge directly behind the monument) and replace with St. Augustine grass.



The Palmetto bush needs to be trimmed down to the trunk and the ferns around it need to be pulled.







The conservation area is being cut properly at the Northeast corner of Deep Maple Dr.





At the North entry to the Sanctuary on Pinebreeze Dr, weed detailing is needed in the Jasmine and Juniper.



Inside the gate, a quote will be requested to pull everything out and replace it with Liriope.





Trash needs to be removed all throughout the community.



Behind the monument, the remaining bit of Jasmine needs to be pulled as well as the dead Firebush on the end.





The Jasmine at the front of the monument needs to be quoted for replacement with another plant, possibly Liriope or St. Augustine.



Many rocks throughout the community need to be pressure washed.





Weed detailing is needed all along Castle Creek Dr.



The leaning Crepe Myrtle at the east end of Castle Creek Dr still needs to be uprighted.





The annuals and Flax Lilies in the median at the corner of Castle Creek Dr and S Falkenburg look good.



The remaining jasmine on the South side of the median needs to be pulled and weed detailing is needed in the Muhly grass.





The spots of dead Juniper in the median need to be diagnosed for fungus or pests and replaced.



At the monument at the corner of Castle Creek Dr and S Falkenburg, the Cardboard Palms need to be trimmed more and the trimmings need to be removed. All plant material up front is healthy.





Some patches of Jasmine need to be filled in.



Weeds need to be pulled from the Juniper.





The Firecracker bushes next to and behind the monument need to be cut all the way down.









The dead muhly grass behind the monument needs to be pulled.



The turf and dead plants along S Falkenburg Rd from the broken irrigation line is recovering, but much more detail work is still needed for a full recovery.







All the dead plants still need to be pulled from the medians on Blue Beech Dr.





Weeds need to be pulled from the Fakahatchee on Blue Beech Dr.









The turf and Fakahatchee in the roundabout on Blue Beech Dr look good.



There are a few missing Bottlebrushes in the roundabout that will be quoted for replacement.





The turf in the roundabout at the end of Round Leaf Ln is dried out and covered in weeds. The irrigation crew said they are adding more watering time to the area, and it will need to be treated for weeds.



Clover covering the St. Augustine.





The Fountain grass looks good, but weeds are starting to encroach.



The St. Augustine grass in the pocket park on Round Leaf Ln is also covered in weeds.





The Liriope is growing well along the entry to Summerwood. The Viburnum hedge needs to be trimmed down to a uniform height.





The Jasmine, Juniper, and Coontie palms are all healthy at the corner of S Falkenburg and Still River, but weed detailing is needed and the area needs to be blown out and debris needs to be removed.





Most of the landscaping in the median looks good, a few patches of Jasmine need to be replaced and some trash needs to be removed.



The Juniper surrounding the Holly trees in the median needs to be cut down to half its height.





Three leaning Magnolias in the pocket park on Willow Beach Dr need to be straightened.



Proposal #271990

Date: 01/04/2023

From: Greg Schweitzer

Proposal For

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

main: 813-873-7300  
mobile:  
eric.davidson@merituscorp.com

Location

7461 S. Falkenburg Road  
Riverview, FL 33578

Property Name: Parkway Center CDD

Property Tree Removals

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Tree Removals	1.00	\$10,226.22
Stump Grind	1.00	\$479.47
Loads	1.00	\$68.50

Client Notes

This proposal is to remove 18 dead trees on property, remove one large branch and stump grind 1 palm tree. All debris will be hauled away.

Signature

x

SUBTOTAL \$10,774.19

SALES TAX \$0.00

**TOTAL \$10,774.19**

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.*

*Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*



Contact

Print Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Assigned To

Greg Schweitzer

Office:

gschweitzer@yellowstonelandscape.com

6997 S. Faulknerburg Rd.

18 Trees & Palms  
1 Large branch  
2 Palm Stump Grind

Take out  
Dying Palm  
Stump Grind

Large  
Tree branch

1 Dead Palm

2 dead Palms 3/4

5 dead Pine

7 dead Pine

2 dead Pine

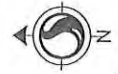
1 dead Palm

1 dead Pine

Office

# PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT OWNERSHIP MAP

- LEGEND**
- CDD BOUNDARY
  - PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT
  - OAK CREEK LAND COMPANY
  - OAK CREEK OWNERS ASSOCIATION INC
  - BAYWOOD AT OAK CREEK TOWNHOMES ASSOC INC
  - PINE RIDGE AT OAK CREEK TOWNHOMES ASSOCIATION INC
  - SANCTUARY AT OAK CREEK HOMEOWNERS ASSOCIATION INC
  - VILLAGES OF OAK CREEK MASTER ASSOCIATION INC
  - SUMMERWOOD OF OAK CREEK HOMEOWNERS ASSOCIATION INC
  - TAYLOR MORRISON OF FLORIDA INC
  - EAGLE PALMS HOMEOWNERS ASSOCIATION
  - SURROUNDING PARCELS



0 100' 200' 400'  
SCALE: 1" = 200'



6997 S. Faulknerburg Rd. 78th St.



# PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

December 14, 2022, Minutes of the Regular Meeting

## MINUTES OF THE REGULAR MEETING

The Regular Meeting of the Board of Supervisors for Parkway Center Community Development District was held on **Wednesday, December 14, 2022, at 6:30 p.m.** at The Parkway Center Clubhouse located at 7461 S. Falkenburg Rd., Riverview, FL 33578.

### 1. CALL TO ORDER/ROLL CALL

Gene Roberts called the Regular Meeting of the Board of Supervisors of the Parkway Center Community Development District to order on **Wednesday, December 14, 2022, at 6:30 p.m.**

#### Board Members Present and Constituting a Quorum:

Koko Miller	Chair
JoAnn Ward	Vice-Chair
Linda Bell	Supervisor
Tonya O'Connor	Supervisor
Charlotte Hazelwood	Supervisor <i>(appointed during the meeting)</i>

#### Staff Members Present:

Gene Roberts	District Manager, Inframark
Greg Schweitzer	Yellowstone

There were approximately six (6) residents audience members in attendance.

### 2. PUBLIC COMMENT ON AGENDA ITEMS

There were no audience questions on agenda.

### 3. VENDOR/STAFF REPORTS

#### A. District Counsel

District Counsel was not present at the meeting and no reports on the counsel's behalf

#### B. District Engineer

District Engineer was not present for the meeting and had no report currently.

#### C. District Manager

##### i. Community Inspection Report

JoAnn Ward updated the board on the recent landscape inspection and said there has been improvements to the conditions. Some questions asked to Mr. Schweitzer if subcontractors were used for the palm tree trimming? Confirmed.

If the dog stations will be serviced over the holidays. Brazilian Pepper trees along 78th street and Riverview drive need to be trimmed. Dead plants need to be removed from the Harvest Glen entrance.

#### **4. BUSINESS ITEMS**

##### **A. Consideration of Resolution 2023-01; Change in Authorized Agent for Cancellation of Verizon Account**

The Board reviewed the resolution and motioned to approved as stated.

MOTION TO:	Approve Resolution 2023-01 as stated.
MADE BY:	Supervisor Miller
SECONDED BY:	Supervisor O'Connor
DISCUSSION:	None further.
RESULT:	Called to Vote: Motion PASSED
	4/0 – Motion passed Unanimously

##### **B. Consideration of Resolution 2023-02; Declaring a Vacancy for Seat (4)**

The Board reviewed the resolution and motioned to approved as stated.

MOTION TO:	Approve Resolution 2023-02 as stated.
MADE BY:	Supervisor Miller
SECONDED BY:	Supervisor O'Connor
DISCUSSION:	None further.
RESULT:	Called to Vote: Motion PASSED
	3/0 – Motion passed Unanimously

##### **C. Consideration of Appointment of Supervisor(s) to fill Vacancy**

###### **i. Charlotte Hazlewood Letter of Intent**

The Board reviewed the letter of intent and motioned to approved as stated.

MOTION TO:	Approve to appoint Charlotte Hazelwood to serve Seat 4 on the Board of Supervisors.
MADE BY:	Supervisor Miller
SECONDED BY:	Supervisor O'Connor
DISCUSSION:	None further.
RESULT:	Called to Vote: Motion PASSED
	3/0 – Motion passed Unamiously



**D. Oath of Office for Newly Elected Supervisor(s)**

Charlotte Hazelwood recited the Oath of Office.

**E. Consideration of Resolution 2023-03; Re – Designation of Officers**

The Board reviewed the resolution and motioned to approved as stated to have Koko Miller remain as Chairman and JoAnn Ward as Vice-Chair.

MOTION TO:	Approve Resolution 2023-03 as stated.
MADE BY:	Supervisor O'Connor
SECONDED BY:	Supervisor Hazelwood
DISCUSSION:	None further.
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion passed Unanimously

**F. Discussion on Fixture Replacement for Belmont Entrance Proposal**

The Board reviewed the proposal and motioned to approve as stated.

MOTION TO:	Approve the Fixture Replacement for Belmont Entrance Proposal.
MADE BY:	Supervisor O'Connor
SECONDED BY:	Supervisor Miller
DISCUSSION:	None further.
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion passed Unanimously

**G. General Matters of the District**

There were no general matters of the district currently.

**9. CONSENT AGENDA ITEMS**

**A. Consideration of Board of Supervisors Regular Meeting Minutes November 16, 2022**

The Board reviewed the Regular Meeting Minutes from November 16, 2022.

MOTION TO:	Approved the Meeting Minutes for November 16, 2022.
MADE BY:	Supervisor Ward
SECONDED BY:	Supervisor Miller
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	3/1 – Motion passed: Supervisor O'Connor abstained.

## 6. SUPERVISOR REQUESTS

Supervisor O'Connor thanked the Board for letting her purchase the Holiday decorations. She questioned the status of the video conference equipment. She questioned if the facility manager can get a low limit credit card.

Supervisor O'Connor questioned the cleaning schedule for Spearem.

Supervisor Hazelwood questioned the status of adding additional streetlights in Summerwood.

Supervisor Ward questioned the status of the clubhouse security system which Supervisor Miller updated the Board on.

Supervisor Miller recommended removing the stones from the harvest glen entrance and replacing with stained.

Supervisor Miller commented regarding residents using the amenity dumpster and recommended it be locked and a sign added. He questioned regarding the towing update from the clubhouse. He will provide the amenity manager a copy of Amberly's pool rules.

Supervisor Miller requested that the website calendar be updated as well as clubhouse manager and phone number. Also, requested an additional lock box at the entrance gate.

## 7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

A resident recommended adding a gate at the clubhouse parking lot entrance.

A resident discussed the condition of landscape at Harvest Glen entrance.

A resident commented on the policy with removing Pine trees along Falkenburg behind Harvest Glen and which homes were authorized to remove the pine trees.

A resident discussed hosting events at the clubhouse for residents.

A resident discussed hosting a drown prevention class was recommended.



**8. ADJOURNMENT**

MOTION TO:	Adjourn.
MADE BY:	Supervisor Miller
SECONDED BY:	Supervisor Hazelwood
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion passed unanimously.

*\*Please note the entire meeting is available on disc*

*\*These minutes were done in summary format.*

*\*Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person may need to ensure that a verbatim record of*

*the proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

**Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on \_\_\_\_\_.**

\_\_\_\_\_  
**Signature**

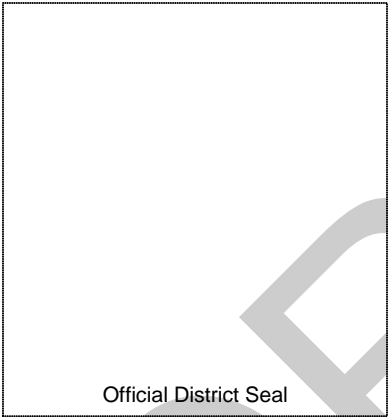
\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Printed Name**

\_\_\_\_\_  
**Printed Name**

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

**Title:**  
☐ **Secretary**  
☐ **Assistant Secretary**



*Recorded by Records Administrator*

\_\_\_\_\_  
*Signature*

\_\_\_\_\_  
*Date*



**PARKWAY CENTER CDD**  
**Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
AQUAPRO POOL SOLUTIONS	22-110707	\$2,100.00		POOL MAINT. OCT 2022
CHARTER COMMUNICATIONS	095561001111522	\$282.79		INTERNET 11/14-12/13/22
DON HARRISON ENTERPRISES LLC	2949	\$450.00		ROUTINE MAINT. OCT. 2022
DON HARRISON ENTERPRISES LLC	2956	\$953.00	\$1,403.00	ROUTINE MAINT. NOV .2022
FIRST CHOICE AQUATIC WEED	77282	\$7,150.00		DEBRIS DISPOSAL - 11/02/22
FIRST CHOICE AQUATIC WEED	77343	\$2,276.00	\$9,426.00	WATERWAY SERVICES - NOVEMBER
<b>Monthly Contract Subtotal</b>		<b>\$13,211.79</b>		
<b>Variable Contract</b>				
CHARLOTTE HAZLEWOOD	CH 111622	\$200.00		SUPERVISOR FEE 11/14/22
JO ANN WARD	JW 111622	\$200.00		SUPERVISOR FEE 11/14/22
KOKO L. MILLER	KM 111622	\$200.00		SUPERVISOR FEE 11/14/22
LINDA W. BELL	LB 111622	\$200.00		SUPERVISOR FEE 11/14/22
TANYA OCONNOR	TO 111622	\$200.00		SUPERVISOR FEE 11/14/22
<b>Variable Contract Subtotal</b>		<b>\$1,000.00</b>		
<b>Utilities</b>				
B.O.C.C.	5589652368 092022	\$1,605.86		ACH
B.O.C.C.	5589652368 102022	\$1,173.01	\$2,778.87	SERVICE 09/15/22-10/14/22
REPUBLIC SERVICES #696	0696-001070846	\$212.26		SERVICE 12/1-12/31/22
TECO	211001800146 110422	\$750.68		SERVICE 10/01/22-10/31/22
TECO	211001800369 110422	\$592.64		SERVICE 10/01/22-10/31/22
TECO	211001800609 110422	\$557.54		SERVICE 10/01/22-10/31/22
TECO	221007991963 110422	\$286.69		SERVICE 10/01/22-10/31/22
TECO	221008055560 110422	\$978.61	\$3,166.16	SERVICE 10/01/22-10/31/22
<b>Utilities Subtotal</b>		<b>\$6,157.29</b>		
<b>Regular Services</b>				
DIGITAL HOMES	S495	\$627.59		BLUETOOTH PLAYER, PROFESSIONAL SERVICES
DOORKING INC.	1913256	\$32.95		SERVICE 10/14/22-11/13/22
ILLUMINATIONS HOLIDAY LIGHTING	1631122	\$7,875.00		DEPOSIT

**PARKWAY CENTER CDD**  
**Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
NANCY MILLAN, TAX COLLECTOR	01480-110222	\$1,016.62		STORM WATER MNGT
NANCY MILLAN, TAX COLLECTOR	01482-110222	\$1,000.20		STORM WATER MNGT
NANCY MILLAN, TAX COLLECTOR	01484-110222	\$1,162.91		STORM WATER MNGT
NANCY MILLAN, TAX COLLECTOR	01486-110222	\$698.15		STORM WATER MNGT
NANCY MILLAN, TAX COLLECTOR	01488-110222	\$1,047.97		STORM WATER MNGT
NANCY MILLAN, TAX COLLECTOR	01490-110422	\$116.44		STORM WATER MNGT
NANCY MILLAN, TAX COLLECTOR	40000-110222	\$1,783.89	\$6,826.18	STORM WATER MNGT
NAVITAS CREDIT CORP	40819292-1 110422	\$919.68		CONTRACT PAYMENT
PARKWAY CENTER CDD	11172022-6000	\$13,477.91		SERIES 2018-2 AMENITY FY23 TAX DIST ID 598
PARKWAY CENTER CDD	11172022-7000	\$17,786.38		SERIES 2018-1 FY23 TAX DIST ID 598
PARKWAY CENTER CDD	11172022-9000	\$8,050.15		SERIES 2008 FY23 TAX DIST ID 598
PARKWAY CENTER CDD	11182022-6000	\$2,530.70		SERIES 2018-2 FY23 TAX DIST ID 598
PARKWAY CENTER CDD	11182022-7000	\$3,339.69		SERIES 2018-1 FY23 TAX DIST ID 598
PARKWAY CENTER CDD	11182022-9000	\$1,511.55		SERIES 2008 FY23 TAX DIST ID 598
PARKWAY CENTER CDD	11222022-6000	\$7,404.73		SERIES 2018-2 AMENITY FY23 TAX DIST ID 599
PARKWAY CENTER CDD	11222022-7000	\$9,771.80		SERIES 2018-1 FY23 TAX DIST ID 599
PARKWAY CENTER CDD	11222022-9000	\$4,422.73	\$68,295.64	SERIES 2008 FY23 TAX DIST ID 599
PHOENIX NATIONAL SECURITY LLC	2956	\$672.00		SECURITY SERVICES 10/28-10/31/2022
SPEAREM ENTERPRISES	5527	\$1,175.00		LABOR 11/4/22-11/25/22
SPEAREM ENTERPRISES	5541	\$125.00	\$1,300.00	INSTALLED SIGN/CHAIR
STANTEC CONSULTING	2002920	\$416.00		PROFESSIONAL SERVICES
YELLOWSTONE LANDSCAPE	TMC 452320	\$287.81		IRRIGATION REPAIRS - JANUARY 2022
YELLOWSTONE LANDSCAPE	TMC 456605	\$1,385.35		IRRIGATION REPAIRS
YELLOWSTONE LANDSCAPE	TMC 457936	\$2,167.10		IRRIGATION REPAIRS
YELLOWSTONE LANDSCAPE	TMC 457937	\$277.74		IRRIGATION
YELLOWSTONE LANDSCAPE	TMC 457938	\$326.33		IRRIGATION
YELLOWSTONE LANDSCAPE	TMC 460091	\$262.28	\$4,706.61	IRRIGATION
<b>Regular Services Subtotal</b>		<b>\$91,671.65</b>		
<b>Additional Services</b>				
FASTSIGNS 265	265-127923	\$265.35		SPA RULES SIGN
TANYA OCONNOR	TO 112822	\$603.63		DECORATION REIMBURSEMENT



<b>PARKWAY CENTER CDD</b>
<b>Summary of Operations and Maintenance Invoices</b>

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Additional Services Subtotal		\$868.98		
<b>TOTAL</b>		<b>\$112,909.71</b>		

Approved (with any necessary revisions noted):

\_\_\_\_\_  
Signature:

Title (Check one):

☐ Chariman   ☐ Vice Chariman   ☐ Assistant Secretary



**AquaPRO**  
Pool Solutions

# INVOICE

Jorge Lopez

Owner

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

INVOICE # 22-110707  
DATE: NOVEMBER 7, 2022

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

JOB: MONTHLY POOL MAINTENANCE  
OCTOBER 2022

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: MOTOR REPAIR WILL BE ADDRESSED THIS MONTH.			
			SUBTOTAL \$2,100.00
			SALES TAX EXEMPT
			TOTAL \$2,100.00

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



November 15, 2022

Invoice Number: 095561001111522  
Account Number: 0050955610-01  
Security Code: 5433  
Service At: 7461 S FALKENBURG RD  
RIVERVIEW, FL 33578-8652

**Contact Us**

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

**Summary**

*Services from 11/14/22 through 12/13/22  
details on following pages*

Previous Balance	282.79
Payments Received - Thank You	-282.79
<b>Remaining Balance</b>	<b>\$0.00</b>
Spectrum Business™ TV	94.96
Spectrum Business™ Internet	132.97
Spectrum Business™ Voice	19.99
Other Charges	21.00
One-Time Charges	0.00
Taxes, Fees and Charges	13.87
Current Charges	\$282.79
<b>Total Due by 12/01/22</b>	<b>\$282.79</b>

**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.

**IMPORTANT BILLING UPDATE**

At Spectrum Business, we work hard on your behalf to keep prices as low as possible. We value your business and are committed to providing you with the latest products and technology. Despite our best efforts, rising costs have impacted our pricing.

Due to the rising programming fees charged by the TV Networks we carry, their increases will be passed through to our customers.

Effective with your next statement, the following pricing will change:

- Broadcast TV Surcharge will increase by \$1.20/mo. (per Video service)
- Each TV Receiver will increase by \$1/mo.

**Now you can get mobile** for \$29.99/mo. per line with unlimited data, talk, and text. Spectrum internet required. Call **1-844-856-6091** today!

**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 11152022 NNNNNY 01 000205 0001

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



November 15, 2022

**PARKWAY CENTER CBD**

Invoice Number: 095561001111522  
Account Number: 0050955610-01  
Service At: 7461 S FALKENBURG RD  
RIVERVIEW, FL 33578-8652

<b>Total Due by 12/01/22</b>	<b>\$282.79</b>
Amount you are enclosing	\$

**Please Remit Payment To:**

CHARTER COMMUNICATIONS  
PO BOX 7195  
PASADENA, CA 91109-7195



Received

NOV 22 2022



Invoice Number:  
Account Number:  
Security Code:

PARKWAY CENTER CBD  
095561001111522  
0050955610-01  
5433

**Contact Us**

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

7635 1610 NO RP 15 11152022 NNNNNY 01 000205 0001

**Charge Details**

Previous Balance	282.79
Payments Received - Thank You 11/03	-282.79
<b>Remaining Balance</b>	<b>\$0.00</b>

Payments received after 11/15/22 will appear on your next bill.

**Services from 11/14/22 through 12/13/22****Spectrum Business™ TV**

Spectrum Business TV Premier	74.99
DVR Service	19.99
2 DVR Service at \$10.00 each	
Bundle Discount	-10.00
Promotional Discount	-10.00
Spectrum Receiver	19.98
2 Spectrum Receiver at \$9.99 each	
	<b>\$94.96</b>

Spectrum Business™ TV Total **\$94.96**

**Spectrum Business™ Internet**

Spectrum Business Internet Ultra	199.99
Static IP 5	29.99
Business WiFi	7.99
Promotional Discount	-105.00
	<b>\$132.97</b>

Spectrum Business™ Internet Total **\$132.97**

**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
	<b>\$19.99</b>

For additional call details, please visit [SpectrumBusiness.net](https://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
<b>Other Charges Total</b>	<b>\$21.00</b>

**One-Time Charges**

Promotional Discount 11/14	0.00
<b>One-Time Charges Total</b>	<b>\$0.00</b>

**Taxes, Fees and Charges**

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

<b>Current Charges</b>	<b>\$282.79</b>
<b>Total Due by 12/01/22</b>	<b>\$282.79</b>

**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](https://spectrum.net/taxesandfees) for more information.

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

Visit [Spectrum.com/stores](https://Spectrum.com/stores) for store locations. For questions or concerns, visit [Spectrum.net/support](https://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](https://SpectrumBusiness.net).

**It's convenient** – you can access your statement through [SpectrumBusiness.net](https://SpectrumBusiness.net).

**It's secure** – we deliver securely to your [SpectrumBusiness.net](https://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](https://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**.







[illegible]



# Invoice

First Choice Aquatic Weed Management, LLC

P.O. Box 593258  
Orlando, FL 32859

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

<b>Date</b>	<b>Invoice #</b>
11/2/2022	77282

## Bill To

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

Customer P.O. No.	Payment Terms	Due Date
	Net 30	12/2/2022

Description	Amount
Remove vegetation in and around the (7) water control structures. All debris will be removed and disposed of off the premises. Completed 11/2/2022	7,150.00

Thank you for your business.

<b>Total</b>	\$7,150.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$7,150.00

# Invoice

First Choice Aquatic Weed Management, LLC

P.O. Box 593258  
Orlando, FL 32859

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

<b>Date</b>	<b>Invoice #</b>
11/9/2022	77343

## Bill To

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

Customer P.O. No.	Payment Terms	Due Date
	Net 30	12/9/2022

Description	Amount
Monthly waterway service for the month this invoice is dated - 16 waterways	1,408.00
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
Quarterly waterway service for the month this invoice is dated	430.00

Thank you for your business.

<b>Total</b>	\$2,276.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$2,276.00



**Parkway Center CDD**

MEETING DATE: November 16, 2022

*CR*

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 Gene Roberts

*CH 111622*

**Parkway Center CDD**

MEETING DATE: November 16, 2022

*CR*

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

DMS Staff Signature *Gene Roberts*

*JW 111622*



**Parkway Center CDD**

MEETING DATE: November 16, 2022

*GP*

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 Gene Roberts

*Km 111622*

**Parkway Center CDD**

MEETING DATE: November 16, 2022

*GP*

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 Gene Roberty

*LB 111622*



**Parkway Center CDD**

MEETING DATE: November 16, 2022

*CP*

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 Gene Roberts

TO 111622



Hillsborough  
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	09/20/2022	10/11/2022

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

5589652368 092022 ACT

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	08/11/2022	13341	09/15/2022	14452	111100 GAL	ACTUAL	WATER

#### Service Address Charges

Customer Service Charge	\$4.98
Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$335.52
Water Base Charge	\$37.71
Water Usage Charge	\$328.25
Fire Protection Base Charge	\$8.70
Sewer Base Charge	\$91.40
Sewer Usage Charge	\$598.83

#### Summary of Account Charges

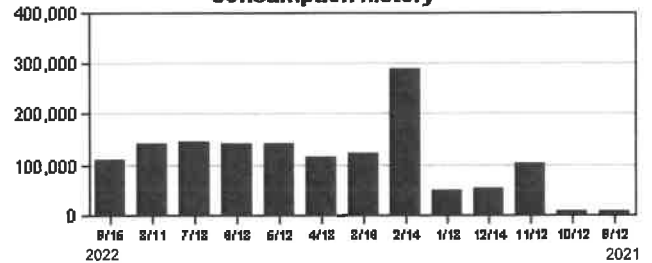
Previous Balance	\$3,910.01
Net Payments - Thank You	\$-3,910.01
Bill Adjustments	\$195.49
Total Account Charges	\$1,410.37

AMOUNT DUE	\$1,605.86
------------	------------

#### Miscellaneous Charges

Late Payment Charge	\$195.49
Total Miscellaneous Charges	\$195.49

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](http://HCFLGov.net/WaterBill)  
Additional Information: [HCFLGov.net/Water](http://HCFLGov.net/Water)



THANK YOU!



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

4.786 8

DUE DATE	10/11/2022
AMOUNT DUE	\$1,605.86
AMOUNT PAID	1605.86

0055896523689 00001605864





Hillsborough  
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	10/20/2022	11/10/2022

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

Inv# 5589652368 102022 ACTH

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	09/15/2022	14452	10/14/2022	15309	85700 GAL	ACTUAL	WATER

#### Service Address Charges

Customer Service Charge	\$4.98
Customer Service Charge	\$4.98
Purchase Water Pass-Thru	\$258.81
Water Base Charge	\$37.71
Water Usage Charge	\$224.22
Fire Protection Base Charge	\$8.70
Sewer Base Charge	\$91.40
Sewer Usage Charge	\$461.92

#### Miscellaneous Charges

Late Payment Charge	\$80.29
<b>Total Miscellaneous Charges</b>	<b>\$80.29</b>

#### Summary of Account Charges

Previous Balance	\$1,605.86
Net Payments	\$0.00
Past Due Amount	\$1,605.86
Bill Adjustments	\$80.29
<b>Total Account Charges</b>	<b>\$1,092.72</b>

<b>AMOUNT DUE</b>	<b>\$2,778.87</b>
-------------------	-------------------

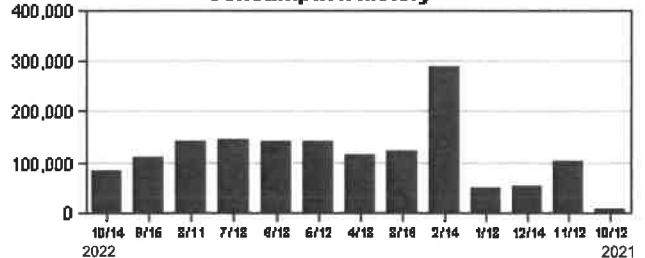
1173.01

#### Important Message

Worried about wasting water from an inefficient irrigation system? If you would like your system evaluated, call Paula Staples, UF/IFAS Extension Hillsborough County, at 813-744-5519 X 54142 to see if you qualify for a free irrigation evaluation.

BOCC Approved Rate Increases Are Effective Oct. 1, 2022. Residential Customers using 7,000 gallons of water monthly will have an average bill increase of 5.88%. Visit [HCFLGov.net/Water](http://HCFLGov.net/Water), Water Rates & Fees tab for details.

#### 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](http://HCFLGov.net/WaterBill)  
Additional Information: [HCFLGov.net/Water](http://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

4,055 8

<b>DUE DATE</b>	11/10/2022
<b>AMOUNT DUE</b>	\$2,778.87
<b>AMOUNT PAID</b>	1173.01

0055896523689 00002778876



5210 W Linebaugh Ave  
Tampa FL 33624-503434

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

Account Number 3-0696-0046402  
Invoice Number 0696-001070846  
Invoice Date November 17, 2022  
Past Due on 11/17/22 \$398.73  
Payments/Adjustments -\$176.00  
Current Invoice Charges \$212.26

Received  
NOV 28 2022

#### 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.

Total Amount Due	Payment Due Date
\$434.99	Past Due

#### PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
Payment - Thank You 10/22	5868	-\$187.73
Payment Reversal 10/28	5868	\$187.73
Payment - Thank You 11/02	5883	-\$211.00
11/16/22 Unreferenced Memo		\$35.00
Re: Service Interrupt		

#### 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 12/01-12/31			\$127.07	\$127.07
Container Refresh 12/01-12/31		1.0000	\$9.00	\$9.00
Total Fuel/Environmental Recovery Fee				\$71.19
Late Fee 11/17				\$5.00
CURRENT INVOICE CHARGES, Due by December 07, 2022				\$212.26

Simple account access at your fingertips.

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



Past Due	30 Days	60 Days	90+ Days
	\$35.00	\$187.73	\$0.00



5210 W Linebaugh Ave  
Tampa FL 33624-503434

Please Return This  
Portion With Payment

Total Enclosed

Address Service Requested

Total Amount Due \$434.99  
Payment Due Date Past Due  
Account Number 3-0696-0046402  
Invoice Number 0696-001070846

☐ For Billing Address Changes,  
Check Box and Complete Reverse.

Make Checks Payable To:



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

Received  
NOV 28 2022



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

30696004640200000010708460000212260000434994



Received  
NOV 14 2022

## ACCOUNT INVOICE

tampaelectric.com



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

Statement Date: 11/04/2022

Account: 211001800146

**Past Due – Pay Immediately**

**\$750.68**

Current month's charges: \$750.68

Total amount due: \$1,501.36

Payment Due By: 11/28/2022

### Your Account Summary

Previous Amount Due	\$750.68
Payment(s) Received Since Last Statement	-\$750.68
Payment Adjustment	\$750.68
<b>Past Due – Pay Immediately</b>	<b>\$750.68</b>
<b>Current Month's Charges</b>	<b>\$750.68</b>
<b>Total Amount Due</b>	<b>\$1,501.36</b>



## DOWNED IS DANGEROUS!

If you see a downed power line,  
move a safe distance away and call 911.

Visit [tampaelectric.com/safety](http://tampaelectric.com/safety)  
for more safety tips.

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

## SCAMMERS ARE CALLING

Don't be a victim.

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to buy a prepaid card or download a payment app.
- Know what you owe. Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call 800-873-TIPS.



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

**Past Due – Pay Immediately**

**\$750.68**

Current month's charges: \$750.68

Total amount due: \$1,501.36

Payment Due By: 11/28/2022

**Amount Enclosed**

\$ 750.68

613112311803

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

6131123118032110018001460000001501369

Account: 211001800146  
 Statement Date: 11/04/2022  
 Current month's charges due 11/28/2022



## Details of Charges – Service from 10/01/2022 to 10/31/2022

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	304 kWh @ \$0.03102/kWh	\$9.43
Fixture & Maintenance Charge	19 Fixtures	\$163.40
Lighting Pole / Wire	19 Poles	\$561.64
Lighting Fuel Charge	304 kWh @ \$0.04060/kWh	\$12.34
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		\$0.64

### Lighting Charges

**\$750.68**

### Total Current Month's Charges

**\$750.68**

00000065-0000714-Page 23 of 26

## Important Messages

### More clean energy to you

Tampa Electric has reduced its use of coal by 94% over the past 20 years and has cut its carbon footprint in half. This is all made possible through investments in technology that help us use more solar and cleaner, domestically produced natural gas to produce electricity. Today, Tampa Electric is the state's top producer of solar energy per customer, and we're on track to save customers approximately \$90 million in fuel costs this year due to solar power generation. Learn more at [tampaelectric.com/solarsavingsforyou](http://tampaelectric.com/solarsavingsforyou). Our diverse fuel mix for the 12-month period ending Sept. 2022 includes Natural Gas 79%, Purchased Power 9%, Solar 7% and Coal 5%.





## ACCOUNT INVOICE

tampaelectric.com



Received  
NOV 14 2022

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

Statement Date: 11/04/2022

Account: 211001800369

**Past Due – Pay Immediately \$592.64**

Current month's charges: \$592.64

Total amount due: \$1,185.28

Payment Due By: 11/28/2022

### Your Account Summary

Previous Amount Due	\$592.64
Payment(s) Received Since Last Statement	-\$592.64
Payment Adjustment	\$592.64
<b>Past Due – Pay Immediately</b>	<b>\$592.64</b>
<b>Current Month's Charges</b>	<b>\$592.64</b>
<b>Total Amount Due</b>	<b>\$1,185.28</b>



## DOWNED IS DANGEROUS!

If you see a downed power line,  
move a safe distance away and call 911.

Visit [tampaelectric.com/safety](http://tampaelectric.com/safety)  
for more safety tips.

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

**SCAMMERS  
ARE CALLING**  
*Don't be a victim.*

- Scammers can alter caller ID numbers to make it look like TECO is calling.
- We will never ask you to buy a prepaid card or download a payment app.
- Know what you owe. Reference your most recent bill or log in to your online account.
- If you think a call is a scam, hang up and call 800-873-TIPS.



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: 211001800369

**Past Due – Pay Immediately \$592.64**

Current month's charges: \$592.64

Total amount due: \$1,185.28

Payment Due By: 11/28/2022

**Amount Enclosed \$**

613112311804

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

6131123118042110018003690000001185284

**Account:** 211001800369  
**Statement Date:** 11/04/2022  
**Current month's charges due** 11/28/2022



## Details of Charges – Service from 10/01/2022 to 10/31/2022

Service for: BLUE BEECH RD, RIVERVIEW, FL 33569-0000

**Rate Schedule: Lighting Service**

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

Lighting Energy Charge	240 kWh @ \$0.03102/kWh	\$7.44
Fixture & Maintenance Charge	15 Fixtures	\$129.00
Lighting Pole / Wire	15 Poles	\$443.40
Lighting Fuel Charge	240 kWh @ \$0.04060/kWh	\$9.74
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		\$0.51

### Lighting Charges

**\$592.64**

### Total Current Month's Charges

**\$592.64**

00000065-0000705-Page 5 of 26

## Important Messages

### More clean energy to you

Tampa Electric has reduced its use of coal by 94% over the past 20 years and has cut its carbon footprint in half. This is all made possible through investments in technology that help us use more solar and cleaner, domestically produced natural gas to produce electricity. Today, Tampa Electric is the state's top producer of solar energy per customer, and we're on track to save customers approximately \$90 million in fuel costs this year due to solar power generation. Learn more at [tampaelectric.com/solarsavingsforyou](http://tampaelectric.com/solarsavingsforyou). Our diverse fuel mix for the 12-month period ending Sept. 2022 includes Natural Gas 79%, Purchased Power 9%, Solar 7% and Coal 5%.



Received  
NOV 14 2022

## ACCOUNT INVOICE

tampaelectric.com



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

Statement Date: 11/04/2022

Account: 211001800609

**Past Due – Pay Immediately** **\$557.54**

Current month's charges: **\$557.54**

Total amount due: **\$1,115.08**

Payment Due By: **11/28/2022**

### Your Account Summary

Previous Amount Due	\$557.54
Payment(s) Received Since Last Statement	-\$557.54
Payment Adjustment	\$557.54
<b>Past Due – Pay Immediately</b>	<b>\$557.54</b>
<b>Current Month's Charges</b>	<b>\$557.54</b>
<b>Total Amount Due</b>	<b>\$1,115.08</b>



## DOWNED IS DANGEROUS!

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- If you think a call is a scam, hang up and call 800-873-TIPS.



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

**Past Due – Pay Immediately** **\$557.54**

Current month's charges: **\$557.54**

Total amount due: **\$1,115.08**

Payment Due By: **11/28/2022**

**Amount Enclosed** \$

613112311805

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

6131123118052110018006090000001115089

**Account:** 211001800609  
**Statement Date:** 11/04/2022  
**Current month's charges due** 11/28/2022



## Details of Charges – Service from 10/01/2022 to 10/31/2022

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

**Rate Schedule: Lighting Service**

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

Lighting Energy Charge	260 kWh @ \$0.03102/kWh	\$8.07
Fixture & Maintenance Charge	13 Fixtures	\$151.32
Lighting Pole / Wire	13 Poles	\$384.28
Lighting Fuel Charge	260 kWh @ \$0.04060/kWh	\$10.56
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		\$0.55
<b>Lighting Charges</b>		<b>\$557.54</b>

### Total Current Month's Charges

**\$557.54**

## Important Messages

### More clean energy to you

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# Received

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

NOV 14 2022

Statement Date: 11/04/2022

Account: 221007991963

**Past Due – Pay Immediately** **\$281.69**


Current month's charges: \$286.69

Total amount due: \$568.38

Payment Due By: 11/28/2022

## Your Account Summary

Previous Amount Due	\$281.69
Payment(s) Received Since Last Statement	-\$281.69
Payment Adjustment	\$281.69
<b>Past Due – Pay Immediately</b>	<b>\$281.69</b>
<b>Current Month's Charges</b>	<b>\$286.69</b>
<b>Total Amount Due</b>	<b>\$568.38</b>



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**SCAMMERS ARE CALLING**  
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- If you think a call is a scam, hang up and call 800-873-TIPS.



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

**Past Due – Pay Immediately** **\$281.69**

Current month's charges: \$286.69

Total amount due: \$568.38

Payment Due By: 11/28/2022

**Amount Enclosed** \$ 286.69

634099921317

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:** 11/04/2022  
**Current month's charges due** 11/28/2022



**Details of Charges – Service from 10/01/2022 to 10/31/2022**

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 31 days**

Lighting Energy Charge	162 kWh @ \$0.03102/kWh	\$5.03
Fixture & Maintenance Charge	6 Fixtures	\$114.72
Lighting Pole / Wire	6 Poles	\$153.30
Lighting Fuel Charge	162 kWh @ \$0.04060/kWh	\$6.58
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		\$0.34

**Lighting Charges** **\$281.69**

**Other Fees and Charges**

Lighting Late Payment Fee \$5.00

**Total Other Fees and Charges** **\$5.00**

**Total Current Month's Charges** **\$286.69**

00000065-0000711-Page 17 of 28

**Important Messages**

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Received  
NOV 14 2022

## ACCOUNT INVOICE

tampaelectric.com



PARKWAY CENTER CDD  
7461 S FALKENBURG RD  
RIVERVIEW, FL 33578

Statement Date: 11/04/2022

Account: 221008055560

**Past Due – Pay Immediately**

**\$954.58**

Current month's charges:

\$978.61

Total amount due:

\$1,933.19

Payment Due By:

11/28/2022

### Your Account Summary

Previous Amount Due	\$954.58
Payment(s) Received Since Last Statement	-\$954.58
Payment Adjustment	\$954.58
<b>Past Due – Pay Immediately</b>	<b>\$954.58</b>
<b>Current Month's Charges</b>	<b>\$978.61</b>
<b>Total Amount Due</b>	<b>\$1,933.19</b>



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#### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221008055560

**Past Due – Pay Immediately**

**\$954.58**

Current month's charges:

\$978.61

Total amount due:

\$1,933.19

Payment Due By:

11/28/2022

**Amount Enclosed**

\$ 978.61

634099921318

00004407 01 AV 0.45 33607 FTECO111042223053810 00000 03 01000000 014 02 14063 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

6340999213182210080555600000001933192

**Account:** 221008055560  
**Statement Date:** 11/04/2022  
**Current month's charges due** 11/28/2022

## Details of Charges – Service from 10/01/2022 to 10/31/2022

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

Rate Schedule: General Service Demand - Standard

Meter Location: CLUBHOUSE

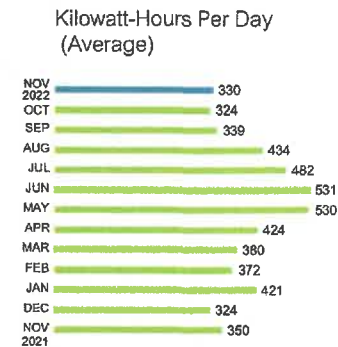
Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000813546	10/31/2022	19,056		8,840		10,216 kWh	1	31 Days
1000813546	10/31/2022	23.64		0		23.64 kW	1	31 Days

Daily Basic Service Charge	31 days @ \$1.08000	\$33.48
Billing Demand Charge	24 kW @ \$13.86000/kW	\$332.64
Energy Charge	10,216 kWh @ \$0.00736/kWh	\$75.19
Fuel Charge	10,216 kWh @ \$0.04126/kWh	\$421.51
Capacity Charge	24 kW @ \$0.17000/kW	\$4.08
Storm Protection Charge	24 kW @ \$0.59000/kW	\$14.16
Energy Conservation Charge	24 kW @ \$0.81000/kW	\$19.44
Environmental Cost Recovery	10,216 kWh @ \$0.00130/kWh	\$13.28
Clean Energy Transition Mechanism	24 kW @ \$1.10000/kW	\$26.40
Florida Gross Receipt Tax		\$24.11
<b>Electric Service Cost</b>		<b>\$964.29</b>
<b>Other Fees and Charges</b>		
Electric Late Payment Fee		\$14.32
<b>Total Other Fees and Charges</b>		<b>\$14.32</b>

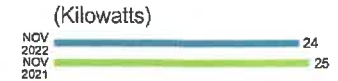
**Total Current Month's Charges**

**\$978.61**

### Tampa Electric Usage History



### Billing Demand



### Load Factor



## Important Messages

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

## DKS Cellular Subscription

### INVOICE

INVOICE#

**1913256**

INVOICE DATE

**November 14, 2022**

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

User ID: **ParkwayCenter**

Period Starts: October 14, 2022  
Period Ends: November 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 December 14, 2022**

#### Payments

Date	Details	Amount
11/4/2022	Check received	(\$32.95)

#### Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
10/14/2022	11/13/2022		813 230 5734	9999	0	11	\$32.95

Summary	Total Amount Due
This amount is due by December 14, 2022	\$32.95 USD

Cut along the dotted line and include with the check.  
Please also write the Invoice Number (" **1913256** ") on your check.

Invoice# 1913256  
Dated November 14, 2022  
User ID ParkwayCenter  
Period Starts: October 14, 2022  
Period Ends: November 13, 2022  
Amount Due: **\$32.95 USD**

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

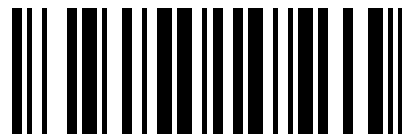
Received  
NOV 22 2022

# Invoice

## Digital Homes

Digital Homes  
2231 Sarasota Center Blvd  
Sarasota, FL 34240

Order #	Date
S495	08/03/2022



Bill To:
Parkway CDD 2005 Pan Am Circle Ste 300 Tampa, FL 33607

Ship To:
Parkway CDD 2005 Pan Am Circle Ste 300 Tampa, FL 33607

Customer: Inframark Service Call 8/3/22
---

Contact: Inframark Service Call 8/3/22
--

Sales Rep	Payment Terms	FOB Point	Carrier	Ship Service	Date Scheduled
admin	COD	Origin	Will Call		08/03/2022

Item #	Type	Number	Description	Unit Price	Qty Ordered	Total Price
1	Sale	Non-inventory Misc (Bluetooth Player)	Bluetooth Player	\$39.99	1 ea	\$ 39.99
2	Sale	2090011	Professional Services HR Rate - AVS Technician Level II	\$130.00	4.52 hr	\$ 587.60

Subtotal:	\$627.59
Sales Tax:	\$2.80
Total:	\$630.39

Approval:\_\_\_\_\_ Date:\_\_\_\_\_





hillstax.org



## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491501480

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACTS  
A-1, A-2, A-3, A-4, A-5, A-6, A-7, A-8, A-9 LANDSCAPE EASEMENTS

**Property Location:**

PARKWAY CENTER CDD  
7903 MOCCASIN TRAIL DR  
RIVERVIEW 33578

**Received**

**NOV 02 2022**

Ad Valorem Taxes						
Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	100	100	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	100	100	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	100	100	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	100	100	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	100	100	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	100	100	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	100	100	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	100	100	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	100	100	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	100	100	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	100	100	0	0.2260	0.00
		Total Millage: 17.5059		Total Ad Valorem Taxes: \$0.00		
Non-Ad Valorem Taxes						
Taxing Authority		Telephone		Tax Amount		
LIGHTING DISTRICT 868		813-538-5452		1,048.06		
PARKWAY CENTER CDD		813-873-7300		0.00		
STORMWATER MANAGEMENT		(813) 538-5452		0.00		
		Total Non-Ad Valorem Assessments: \$1,048.06		Combined Taxes & Assessments: \$1,048.06		

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

**Account No.:** A0491501480

**Tax District:** U

**Escrow:**

**Assessed Value:** 100

**Exemptions:** GO

### ONLY PAY ONE AMOUNT

Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$1,006.14
Dec. 31, 2022	\$1,016.62
Jan. 31, 2023	\$1,027.10
Feb. 28, 2023	\$1,037.58
Mar. 31, 2023	\$1,048.06



**SAVE A STAMP  
& PAY ONLINE!**

SCAN QR CODE  
WITH SMARTPHONE

PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACTS A-1, A-2, A-3, A-4, A-5, A-6, A-7, A-8, A-9  
LANDSCAPE EASEMENTS

J169445-176955 557

Remember to write your account number on your check.  
Make checks payable in US funds to:

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529



# ILLUMINATIONS HOLIDAY LIGHTING

Invoice 1631122

8606 Herons Cove Pl  
Tampa, FL 33647  
Tim Gay

(813) 334-4827

**TO:**

Parkway Center CDD  
2005 Pan Am Cir, Suite 120  
Tampa, FL 33607  
Attn: Gene Roberts

(813) 397-5120 x324

JOB DESCRIPTION			
Parkway Center CDD Holiday Lighting and Decoration at the following entrance signs:			
North Entrance	Amberly	Summer Wood	<b>Pine Ridge (2 entrance signs)</b>
Belmont	Hamlet	South Entrance	Main Entrance - back community
N and S Sanctuary	Harvest Glenn	Baywood	

ITEMIZED ESTIMATE: TIME AND MATERIALS		AMOUNT
Entrance		
Monuments	Install lighted wreaths with bows on 10 entry monument columns	\$12,000.00
	<b>North Main Entrance</b>	
	Install clear C9s across the top of black fencing	
	Install clear C9s across the top of entrance sign	
	Install lighted wreaths with bows on entry monument columns	
	Install clear mini lights in 3 Palm trees in front of entrance sign	
	<b>Roundabout (North part of community)</b>	
	Install clear mini lights in Oak tree - center of round about	
	<b>Roundabout (South part of community)</b>	
	Install clear mini lights in Oak tree - center of round about	
	<b>South Main Entrance</b>	
	Install lighted wreaths with bows on entry monument columns	
	Install clear mini lights in 6 Oak trees (3 exit side / 3 entrance side)	
	<b>Amenity Center</b>	
	Install warm white, C9s on lower and upper level of the Amenity Center (Clubhouse)	2,750.00
	Install wreath with lights and bow on front center gable of Amenity Center	
	Install garland with lights and bow on front two columns	1,000.00
	Maintenance throughout holiday season	
	Requires 50% Deposit	
	<b>TOTAL</b>	\$15,750.00
	<b>DEPOSIT</b>	\$7,875.00
<b>AMOUNT DUE</b>		<b>\$7,875.00</b>

\* Price includes rental of materials, lift, labor, installation, service and removal.

\* Please note: Loss of material due to theft or vandalism is reimbursable at cost

\* Remaining balance of project due upon receipt of invoice after installation.

\* MAKE CHECK PAYABLE TO: ILLUMINATIONS HOLIDAY LIGHTING

Tim Gay  
PREPARED BY

11/2/2022  
DATE





hillstax.org



## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491501482

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-1  
LANDSCAPE

**Property Location:**

PARKWAY CENTER CDD  
RIVER VIEW 33578

**Received**

**NOV 02 2022**

### Ad Valorem Taxes

Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	100	100	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	100	100	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	100	100	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	100	100	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	100	100	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	100	100	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	100	100	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	100	100	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	100	100	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	100	100	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	100	100	0	0.2260	0.00

**Total Millage: 17.5059**

**Total Ad Valorem Taxes: \$0.00**

### Non-Ad Valorem Taxes

Taxing Authority	Telephone	Tax Amount
LIGHTING DISTRICT 868	813-538-5452	1,031.13
PARKWAY CENTER CDD	813-873-7300	0.00
STORMWATER MANAGEMENT	(813) 538-5452	0.00

**Total Non-Ad Valorem Assessments: \$1,031.13**

**Combined Taxes & Assessments: \$1,031.13**

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

**Account No.:** A0491501482

**Tax District:** U

**Escrow:**

**Assessed Value:** 100

**Exemptions:** GO

**ONLY PAY ONE AMOUNT**  
Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$989.88
Dec. 31, 2022	\$1,000.20
Jan. 31, 2023	\$1,010.51
Feb. 28, 2023	\$1,020.82
Mar. 31, 2023	\$1,031.13



**SAVE A STAMP  
& PAY ONLINE!**

SCAN QR CODE  
WITH SMARTPHONE

PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-1 LANDSCAPE

J169445-176956 557

**Remember to write your account number on your check.  
Make checks payable in US funds to:**

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529





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## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491501484

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-2 LANDSCAPE

**Property Location:**

PARKWAY CENTER CDD  
RIVERVIEW 33578

**Received**

**NOV 02 2022**

Ad Valorem Taxes						
Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	100	100	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	100	100	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	100	100	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	100	100	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	100	100	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	100	100	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	100	100	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	100	100	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	100	100	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	100	100	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	100	100	0	0.2260	0.00
		Total Millage: 17.5059		Total Ad Valorem Taxes: \$0.00		
Non-Ad Valorem Taxes						
Taxing Authority		Telephone		Tax Amount		
LIGHTING DISTRICT 868		813-538-5452		1,198.88		
PARKWAY CENTER CDD		813-873-7300		0.00		
STORMWATER MANAGEMENT		(813) 538-5452		0.00		
		Total Non-Ad Valorem Assessments: \$1,198.88		Combined Taxes & Assessments: \$1,198.88		

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

**Account No.:** A0491501484

**Tax District:** U

**Escrow:**

**Assessed Value:** 100

**Exemptions:** GO

**ONLY PAY ONE AMOUNT**

Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$1,150.92
Dec. 31, 2022	\$1,162.91
Jan. 31, 2023	\$1,174.90
Feb. 28, 2023	\$1,186.89
Mar. 31, 2023	\$1,198.88



**SAVE A STAMP  
& PAY ONLINE!**

SCAN QR CODE  
WITH SMARTPHONE

PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-2 LANDSCAPE

Remember to write your account number on your check.  
Make checks payable in US funds to:

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529



J169445-176957 557





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## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491501486

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-3  
LANDSCAPE LESS R/W

**Property Location:**

PARKWAY CENTER CDD  
9018 RIVERVIEW DR  
RIVERVIEW 33578

**Received**

NOV 02 2022

Ad Valorem Taxes						
Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	100	100	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	100	100	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	100	100	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	100	100	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	100	100	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	100	100	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	100	100	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	100	100	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	100	100	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	100	100	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	100	100	0	0.2260	0.00
		Total Millage: 17.5059		Total Ad Valorem Taxes: \$0.00		
Non-Ad Valorem Taxes						
Taxing Authority		Telephone		Tax Amount		
LIGHTING DISTRICT 868		813-538-5452		719.74		
PARKWAY CENTER CDD		813-873-7300		0.00		
STORMWATER MANAGEMENT		(813) 538-5452		0.00		
		Total Non-Ad Valorem Assessments: \$719.74		Combined Taxes & Assessments: \$719.74		

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

Account No.: A0491501486

Tax District: U

Escrow:

Assessed Value: 100

Exemptions: GO

**ONLY PAY ONE AMOUNT**

Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$690.95
Dec. 31, 2022	\$698.15
Jan. 31, 2023	\$705.35
Feb. 28, 2023	\$712.54
Mar. 31, 2023	\$719.74



**SAVE A STAMP  
& PAY ONLINE!**

SCAN QR CODE  
WITH SMARTPHONE

PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-3 LANDSCAPE LESS R/W

Remember to write your account number on your check.  
Make checks payable in US funds to:

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529



J169445-176958 557



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## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491501488

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-4 LANDSCAPE

**Property Location:**

PARKWAY CENTER CDD  
RIVERVIEW 33578

**Received**  
NOV 02 2022

Ad Valorem Taxes						
Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	100	100	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	100	100	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	100	100	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	100	100	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	100	100	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	100	100	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	100	100	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	100	100	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	100	100	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	100	100	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	100	100	0	0.2260	0.00
		Total Millage: 17.5059		Total Ad Valorem Taxes: \$0.00		
Non-Ad Valorem Taxes						
Taxing Authority		Telephone		Tax Amount		
LIGHTING DISTRICT 868		813-538-5452		1,080.38		
PARKWAY CENTER CDD		813-873-7300		0.00		
STORMWATER MANAGEMENT		(813) 538-5452		0.00		
		Total Non-Ad Valorem Assessments: \$1,080.38		Combined Taxes & Assessments: \$1,080.38		

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

**Account No.:** A0491501488

**Tax District:** U

**Escrow:**

**Assessed Value:** 100

**Exemptions:** GO

**ONLY PAY ONE AMOUNT**

Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$1,037.16
Dec. 31, 2022	\$1,047.97
Jan. 31, 2023	\$1,058.77
Feb. 28, 2023	\$1,069.58
Mar. 31, 2023	\$1,080.38



**SAVE A STAMP  
& PAY ONLINE!**

SCAN QR CODE  
WITH SMARTPHONE

PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-4 LANDSCAPE

J169445-176959 557

Remember to write your account number on your check.  
Make checks payable in US funds to:

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529







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## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491501490

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-5 LANDSCAPE

**Property Location:**

PARKWAY CENTER CDD  
8102 STILL CREEK DR  
RIVERVIEW 33578

### Ad Valorem Taxes

Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	100	100	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	100	100	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	100	100	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	100	100	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	100	100	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	100	100	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	100	100	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	100	100	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	100	100	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	100	100	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	100	100	0	0.2260	0.00

**Total Millage: 17.5059**

**Total Ad Valorem Taxes: \$0.00**

### Non-Ad Valorem Taxes

Taxing Authority	Telephone	Tax Amount
LIGHTING DISTRICT 868	813-538-5452	120.04
PARKWAY CENTER CDD	813-873-7300	0.00
STORMWATER MANAGEMENT	(813) 538-5452	0.00

**Total Non-Ad Valorem Assessments: \$120.04**

**Combined Taxes & Assessments: \$120.04**

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

**Account No.:** A0491501490

**Tax District:** U

**Escrow:**

**Assessed Value:** 100

**Exemptions:** GO

**ONLY PAY ONE AMOUNT**  
Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$115.24
Dec. 31, 2022	\$116.44
Jan. 31, 2023	\$117.64
Feb. 28, 2023	\$118.84
Mar. 31, 2023	\$120.04



**SAVE A STAMP  
& PAY ONLINE!**

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WITH SMARTPHONE

PARKWAY CENTER SINGLE FAMILY PHA SE 1 TRACT B-5 LANDSCAPE

Received

NOV 02 2022

J169445-176960 557

**Remember to write your account number on your check.  
Make checks payable in US funds to:**

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529





hillstax.org



## 2022 HILLSBOROUGH COUNTY NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

**Account No.:** A0491040000

**Account Name/Address:** PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529

**Legal Description:** ALL SEC 13 LESS E 1/2 OF NE 1/4 OF NW1/4 OF NW1/4 AND LESS E 1/2 OF SE 1/4 OF SE 1/4 AND LESS SE1/4 OF SW 1/4 OF SE 1/4 AND LESS E 1/2 OF SE 1/4 OF See Additional Legal on Tax Roll

**Property Location:**

PARKWAY CENTER CDD  
S FALKENBURG RD  
RIVERVIEW 33578

**Received**

NOV 02 2022

Ad Valorem Taxes						
Taxing Authority	Telephone	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Amount
COUNTY OPERATING	813-272-5890	3420	3420	0	5.7309	0.00
ENVIRONMENTAL LAND	813-272-5890	3420	3420	0	0.0604	0.00
COUNTY M.S.T.U.	813-272-5890	3420	3420	0	4.3745	0.00
LIBRARY-SERVICE	813-273-3660	3420	3420	0	0.5583	0.00
PARK BONDS - UNINCORPORATED	813-272-5890	3420	3420	0	0.0259	0.00
SCHOOL - LOCAL	813-272-4064	3420	3420	0	2.2480	0.00
SCHOOL - STATE	813-272-4064	3420	3420	0	3.2390	0.00
PORT AUTHORITY	813-905-5132	3420	3420	0	0.0840	0.00
HILLS CO TRANSIT AUTHORITY	813-384-6583	3420	3420	0	0.5000	0.00
CHILDRENS BOARD	813-229-2884	3420	3420	0	0.4589	0.00
WATER MANAGEMENT	352-796-7211	3420	3420	0	0.2260	0.00
		Total Millage: 17.5059		Total Ad Valorem Taxes: \$0.00		
Non-Ad Valorem Taxes						
Taxing Authority	Telephone	Tax Amount				
FLORIDA GREEN FINANCE AUTHORITY	877-737-4922	1,783.89				
PARKWAY CENTER CDD	813-873-7300	0.00				
STORMWATER MANAGEMENT	(813) 538-5452	0.00				
		Total Non-Ad Valorem Assessments: \$1,783.89		Combined Taxes & Assessments: \$1,783.89		

↓ Detach below portion and return it with your payment. ↓

**Nancy C. Millan, Hillsborough County Tax Collector**

**2022 Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments**

**Account No.:** A0491040000

**Tax District:** U

**Escrow:**

**Assessed Value:** 3420

**Exemptions:** GO

**ONLY PAY ONE AMOUNT**  
Postmarks not accepted after March 31st.

If postmarked by	Amount Due
Nov. 30, 2022	\$1,783.89
Dec. 31, 2022	\$1,783.89
Jan. 31, 2023	\$1,783.89
Feb. 28, 2023	\$1,783.89
Mar. 31, 2023	\$1,783.89



**SAVE A STAMP  
& PAY ONLINE!**

SCAN QR CODE  
WITH SMARTPHONE

ALL SEC 13 LESS E 1/2 OF NE 1/4 OF NW1/4 OF NW1/4 AND LESS E 1/2 OF SE 1/4 OF SE 1/4 AND LESS SE1/4 OF SW 1/4 OF SE 1/4 AND LESS E 1/2 OF SE 1/4 OF See Additional Legal on Tax Roll

J169445-176767 556

Remember to write your account number on your check.  
Make checks payable in US funds to:

Nancy C. Millan, Tax Collector  
PO Box 30012  
Tampa FL 33630-3012

PARKWAY CENTER CDD  
C/O DISTRICT MANAGEMENT SERVICES LLC  
2005 PAN AM CIR STE 120  
TAMPA, FL 33607-2529







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

Return Service Requested

Invoice Date: 11/04/2022

5055000388 PRESORT PBPS001 <B>



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

Received  
NOV 15 2022

## Remittance Section

Contract Number: 40819292  
Due Date: 11/25/2022  
Amount Due: \$919.68

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



000408192922022110400000919684

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



DUE DATE	CONTRACT NO.	EQUIPMENT DESCRIPTION
11/25/2022	40819292	FITNESS EQUIPMENT PER SCHEDULE "A"
CUSTOMER NAME		
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT		

PH: 888-978-6353

## Important Messages

INTRODUCING... <http://my.navitascredit.com>

Managing your account at Navitas has never been easier. Your secure sign-on lets you access your account when it's convenient for you. 24X7 service at [my.navitascredit.com](http://my.navitascredit.com) is now a simple click away.

- ➔ Update Account Information
- ➔ Manage Payments
- ➔ Download Invoices
- ➔ Access Additional Credit

Register Today at: <http://my.navitascredit.com>  
Click the Link Above



CONTRACT NUMBER	DESCRIPTION	DUE DATE	PAYMENT AMOUNT	SALES/USE TAX	LATE CHARGE	INSURANCE CHARGES	OTHER CHARGES	TOTAL AMOUNT
40819292-1	Late Fee For 10/25/22 Payment	11/25/2022					\$114.90	\$114.90
	Contract Payment	11/25/2022	\$766.03			\$38.75		\$804.78
SUBTOTALS:			\$766.03			\$38.75	\$114.90	\$919.68



## Parkway Center Check Request

**Date:** 11/17/22

**Inv#** 11172022-6000

**Vendor #:** V00115

**Vendor Name:** Parkway Center CDD c/o US Bank

**Pay From:** Wells Fargo Acct# 1958

**Desc:** Series 2018-2 Amenity - FY 23 Tax Dist. ID 598

**Code to:** 203.131000.1000

**Amount:** \$13,477.91

**Manager Approval** William Rogers

**Date Submitted:** 11/17/2022

TC



# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

**Today's Date** 11/16/2022  
**Check Amount** \$13,477.91  
**Payable To** Parkway Center CDD  
**Check Description** Series 2018-2 Amenity - FY 23 Tax Dist. ID 598  
**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	<u>                    </u> Date <u>                    </u>

## 182

Net Total

W:\DMSClients\Files\Parkway Center CDD 110\Financial Services\Accounting\Debt Service\FY 2023\Parkway Center FY 2023 DS SCHEDULE



## **Parkway Center Check Request**

<b>Date:</b>	<b>11/17/22</b>
<b>Inv#</b>	<b>11172022-7000</b>
<b>Vendor #:</b>	<b>V00115</b>
<b>Vendor Name:</b>	<b>Parkway Center CDD c/o US Bank</b>
<b>Pay From:</b>	<b>Wells Fargo Acct# 1958</b>
<b>Desc:</b>	<b>Series 2018-1 - FY 23 Tax Dist. ID 598</b>
<b>Code to:</b>	<b>202.131000.1000</b>
<b>Amount:</b>	<b>\$17,786.38</b>
<b>Manager Approval</b>	<b><u>William Rogers</u></b>
<b>Date Submitted:</b>	<b>11/17/2022</b>



# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

**Today's Date** 11/16/2022

**Check Amount** \$17,786.38

**Payable To** Parkway Center CDD

**Check Description** Series 2018-1 - FY 22 Tax Dist. ID 598

**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

*Eric*

\_\_\_\_\_  
Authorization

DM	_____		
Fund	<u>001</u>	_____	
G/L	<u>20702</u>	_____	
Object Code	_____		
Chk	#	_____	Date _____



# TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

## Fiscal Year 2023, Tax Year 2022

W:\DMSC\Client Files\Parkway Center CDD 110\Financial Services\Accounting\Debt Service\FY 2023\Parkway Center FY 2023 DS SCHEDULE

## Parkway Center Check Request

<b>Date:</b>	11/17/22
<b>Inv#</b>	11172022-9000
<b>Vendor #:</b>	V00115
<b>Vendor Name:</b>	Parkway Center CDD c/o US Bank
<b>Pay From:</b>	Wells Fargo Acct# 1958
<b>Desc:</b>	Series 2008 - FY 23 Tax Dist. ID 598
<b>Code to:</b>	201.131000.1000
<b>Amount:</b>	\$8,050.15
<b>Manager Approval</b>	<u>William Rogers</u>
<b>Date Submitted:</b>	11/17/2022





# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

**Today's Date** 11/16/2022  
**Check Amount** \$8,050.15  
**Payable To** Parkway Center CDD  
**Check Description** Series 2008 - FY 23 Tax Dist. ID 598  
**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

*Eric*

\_\_\_\_\_  
Authorization

DM		
Fund	<u>001</u>	
G/L	<u>20702</u>	
Object Code		
Chk	#	Date

## 188

188188



## **Parkway Center Check Request**

<b>Date:</b>	<b>11/18/22</b>
<b>Inv#</b>	<b>11182022-6000</b>
<b>Vendor #:</b>	<b>V00115</b>
<b>Vendor Name:</b>	<b>Parkway Center CDD c/o US Bank</b>
<b>Pay From:</b>	<b>Wells Fargo Acct# 1958</b>
<b>Desc:</b>	<b>Series 2018-2 - FY 23 Tax Dist. ID 598</b>
<b>Code to:</b>	<b>203.131000.1000</b>
<b>Amount:</b>	<b>\$2,530.70</b>
<b>Manager Approval</b>	<b><u>William Rogers</u></b>
<b>Date Submitted:</b>	<b>11/18/2022</b>

# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

Today's Date 11/8/2022  
Check Amount #N/A \$2,530.70  
Payable To Parkway Center CDD  
Check Description #N/A 2018-2 Amenity DSR  
Special Instructions Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM			
Fund	<u>001</u>		
G/L	<u>20702</u>		
Object Code			
Chk	#	Date	



## TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

	Dollar Amounts	FY 2023
Net O&M	\$ 959,999.97	53.21% 0.532074
Net DS '18-1	\$ 381,955.70	21.17% 0.211696
Net DS '08	\$ 172,873.92	9.58% 0.095814
Net DS '18-2	\$ 289,431.87	16.04% 0.160416
Net Total	1,804,261.46	100.00% 1.000000

	Amount Received	53.21%	Rounded Operations Revenue	Raw Numbers 2018-1 Debt Service Revenue	21.17%	Rounded 2018-1 Debt Service Revenue	Raw Numbers 2008 Debt Service Revenue	9.58%	Rounded 2008 Debt Service Revenue	16.04%	Raw Numbers 2018-2 AMENITY Debt Service Revenue	16.04%	Rounded 2018-2 AMENITY Debt Service Revenue	Proof	Date Transferred / Distribution ID	Notes / CDD check
11/3/2022	15,775.88	8,393.94	8,393.94	3,339.69	3,339.69	3,339.69	1,511.55	1,511.55	1,511.55	2,530.70	2,530.70	2,530.70	-	-	595	
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TOTAL	15,775.88	8,393.94	8,393.94	3,339.69	3,339.69	3,339.69	1,511.55	1,511.55	1,511.55	2,530.70	2,530.70	2,530.70	-	-		
Net Total on Roll	1,804,261.46		959,999.97			381,955.70			172,873.92	289,431.87	289,431.87	289,431.87				
Surplus / (Deficit)	(1,788,485.58)		(951,606.03)			(378,616.01)			(171,362.37)	(286,901.16)	(286,901.16)	(286,901.16)				

## **Parkway Center Check Request**

<b>Date:</b>	<b>11/18/22</b>
<b>Inv#</b>	<b>11182022-7000</b>
<b>Vendor #:</b>	<b>V00115</b>
<b>Vendor Name:</b>	<b>Parkway Center CDD c/o US Bank</b>
<b>Pay From:</b>	<b>Wells Fargo Acct# 1958</b>
<b>Desc:</b>	<b>Series 2018-1 - FY 23 Tax Dist. ID 598</b>
<b>Code to:</b>	<b>202.131000.1000</b>
<b>Amount:</b>	<b>\$3,339.69</b>
<b>Manager Approval</b>	<b><u>William Rogers</u></b>
<b>Date Submitted:</b>	<b>11/18/2022</b>



# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

**Today's Date** 11/8/2022  
**Check Amount** #N/A - \$3,339.69  
**Payable To** Parkway Center CDD  
**Check Description** #N/A 2018 - 1 DSR  
**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Alex

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	Date

# TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

## Fiscal Year 2023, Tax Year 2022

194

W:\DMS\Client Files\Parkway Center CDD 110\Financial Services\Accounting\Debt Service\FY 2023\Parkway Center FY 2023 DS SCHEDULE



## **Parkway Center Check Request**

<b>Date:</b>	<b>11/18/22</b>
<b>Inv#</b>	<b>11182022-9000</b>
<b>Vendor #:</b>	<b>V00115</b>
<b>Vendor Name:</b>	<b>Parkway Center CDD c/o US Bank</b>
<b>Pay From:</b>	<b>Wells Fargo Acct# 1958</b>
<b>Desc:</b>	<b>Series 2008 - FY 23 Tax Dist. ID 598</b>
<b>Code to:</b>	<b>201.131000.1000</b>
<b>Amount:</b>	<b>\$1,511.55</b>
<b>Manager Approval</b>	<b><u>William Rogers</u></b>
<b>Date Submitted:</b>	<b>11/18/2022</b>

# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

Today's Date 11/8/2022<sup>3</sup>  
Check Amount #N/A - \$1,511.55  
Payable To Parkway Center CDD  
Check Description #N/A 2008 DSR  
Special Instructions Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	Date



## 197

197197

## **Parkway Center Check Request**

**Date:** 11/22/22

**Inv#** 11222022-6000

**Vendor #:** V00115

**Vendor Name:** Parkway Center CDD c/o US Bank

**Pay From:** Truist Acct# 1958

**Desc:** Series 2018 -2 Amenity - FY 23 Tax Dist ID. 599

**Code to:** 203.131000.1000

**Amount:** \$7,404.73

**Manager Approval** William Rogers

**Date Submitted:** 11/22/2022



# **PARKWAY CENTER CDD**

## **DISTRICT CHECK REQUEST**

**Today's Date** 11/22/2022  
**Check Amount** \$7,404.73  
**Payable To** Parkway Center CDD  
**Check Description** Series 2018-2 Amenity - FY 22 Tax Dist. ID 599  
**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM		
Fund	<u>001</u>	
G/L	<u>20702</u>	
Object Code		
Chk	#	Date

**TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE**  
**Fiscal Year 2023, Tax Year 2022**

	FY 2023	
	Dollar Amounts	
Net O&M	\$ 959,999.97	53.21%
Net DS '18-1	\$ 381,955.70	21.17%
Net DS '08	\$ 172,873.92	9.58%
Net DS '18-2	\$ 289,431.87	16.04%
Net Total	<b>\$ 1,804,261.46</b>	<b>100.00%</b>
		<b>1.000000</b>

Date Received	Amount Received	Raw Numbers Operations Revenue	Rounded Operations Revenue	Raw Numbers 2018-1 Debt Service Revenue	Rounded 2018-1 Debt Service Revenue	Raw Numbers 2008 Debt Service Revenue	Rounded 2008 Debt Service Revenue	Raw Numbers 2018-2 AMENITY Debt Service Revenue	Rounded 2018-2 AMENITY Debt Service Revenue	Proof	Date Transferred / Distribution ID	Notes / CDD check
		53.21%	53.21%	21.17%	21.17%	9.58%	9.58%	16.04%	16.04%			
11/3/2022	15,775.88	8,393.94	8,393.94	3,339.69	3,339.69	1,511.55	1,511.55	2,530.70	2,530.70	-	595	
11/16/2022	84,018.50	44,704.06	44,704.06	17,786.38	17,786.38	8,050.15	8,050.15	13,477.91	13,477.91	-	598	
11/22/2022	46,159.57	24,560.31	24,560.31	9,771.80	9,771.80	4,422.73	4,422.73	7,404.73	7,404.73	-	599	
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TOTAL	145,953.95	77,658.30	77,658.30	30,897.87	30,897.87	13,984.43	13,984.43	23,413.35	23,413.35	-		
Net Total on Roll	1,804,261.46		959,999.97		381,955.70		172,873.92	289,431.87	289,431.87			
Collection Surplus / (Deficit)	(1,658,307.51)		(882,341.67)		(351,057.83)		(158,889.49)	(266,018.52)	(266,018.52)			



## **Parkway Center Check Request**

**Date:** 11/22/22

**Inv#** 11222022-7000

**Vendor #:** V00115

**Vendor Name:** Parkway Center CDD c/o US Bank

**Pay From:** Truist Acct# 1958

**Desc:** Series 2018 -1- FY 23 Tax Dist ID. 599

**Code to:** 202.131000.1000

**Amount:** \$9,771.80

**Manager Approval** William Rogers

**Date Submitted:** 11/22/2022

# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

**Today's Date** 11/22/2022  
**Check Amount** \$9,771.80  
**Payable To** Parkway Center CDD  
**Check Description** Series 2018-1 - FY 22 Tax Dist. ID 599  
**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM			
Fund	<u>001</u>		
G/L	<u>20702</u>		
Object Code			
Chk	#	Date	



**TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE**  
**Fiscal Year 2023, Tax Year 2022**

	FY 2023	
	Dollar Amounts	
Net O&M	\$ 959,999.97	53.21%
Net DS '18-1	\$ 381,955.70	21.17%
Net DS '08	\$ 172,873.92	9.58%
Net DS '18-2	\$ 289,431.87	16.04%
Net Total	\$ 1,804,261.46	100.00%
		1.000000

Date Received	Amount Received	Raw Numbers Operations Revenue	Rounded Operations Revenue	Raw Numbers 2018-1 Debt Service Revenue	Rounded 2018-1 Debt Service Revenue	Raw Numbers 2008 Debt Service Revenue	Rounded 2008 Debt Service Revenue	Raw Numbers 2018-2 AMENITY Debt Service Revenue	Rounded 2018-2 AMENITY Debt Service Revenue	Proof	Date Transferred / Distribution ID	Notes / CDD check
		53.21%	53.21%	21.17%	21.17%	9.58%	9.58%	16.04%	16.04%			
11/3/2022	15,775.88	8,393.94	8,393.94	3,339.69	3,339.69	1,511.55	1,511.55	2,530.70	2,530.70	-	595	
11/16/2022	84,018.50	44,704.06	44,704.06	17,786.38	17,786.38	8,050.15	8,050.15	13,477.91	13,477.91	-	598	
11/22/2022	46,159.57	24,560.31	24,560.31	9,771.80	9,771.80	4,422.73	4,422.73	7,404.73	7,404.73	-	599	
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TOTAL	145,953.95	77,658.30	77,658.30	30,897.87	30,897.87	13,984.43	13,984.43	23,413.35	23,413.35	-		
Net Total on Roll	1,804,261.46		959,999.97		381,955.70		172,873.92	289,431.87	289,431.87			
Surplus / (Deficit)	(1,658,307.51)		(882,341.67)		(351,057.83)		(158,889.49)	(266,018.52)	(266,018.52)			



# INVOICE

**Phoenix National Security LLC**  
5535 Grand Blvd suit B  
New Port Richey, Florida 34652  
United States

Phone: 1-866-883-8866  
Fax: 727-569-9012  
[www.phoenixnationalecurity.com](http://www.phoenixnationalecurity.com)

**BILL TO**  
**Parkway CDD**  
Gene Roberts Roberts  
7461 South Falkenburg Road  
Riverview, 33578

813.873.7300  
[districtinvoices@inframark.com](mailto:districtinvoices@inframark.com)

**Invoice Number:** 2956

**Invoice Date:** November 3, 2022

**Payment Due:** November 18, 2022

**Amount Due (USD):** \$672.00

 [Pay Securely Online](#)

Services	Hours	Rate	Amount
<b>10/28/22</b> 1 Guard From 12 Pm to 8 Pm	8	\$21.00	\$168.00
<b>10/29/22</b> 1 Guard From 12 Pm to 8 Pm	8	\$21.00	\$168.00
<b>10/30/22</b> 1 Guard From 12 Pm to 8 Pm	8	\$21.00	\$168.00
<b>10/31/22</b> 1 Guard From 12 Pm to 8 Pm	8	\$21.00	\$168.00

**Total:** \$672.00

**Amount Due (USD):** \$672.00

[Pay Securely Online](#)



[link.waveapps.com/ps5zq7-xfnbsy](http://link.waveapps.com/ps5zq7-xfnbsy)



## **Parkway Center Check Request**

**Date:** 11/22/22

**Inv#** 11222022-9000

**Vendor #:** V00115

**Vendor Name:** Parkway Center CDD c/o US Bank

**Pay From:** Truist Acct# 1958

**Desc:** Series 2008 - FY 23 Tax Dist ID. 599

**Code to:** 201.131000.1000

**Amount:** \$4,422.73

**Manager Approval** William Rogers

**Date Submitted:** 11/22/2022

# PARKWAY CENTER CDD

## DISTRICT CHECK REQUEST

**Today's Date** 11/22/2022  
**Check Amount** \$4,422.73  
**Payable To** Parkway Center CDD  
**Check Description** Series 2008 - FY 22 Tax Dist. ID 599  
**Special Instructions** Do not mail. Please give to Eric Davidson

(Please attach all supporting documentation: invoices, receipts, etc.)

Eric

Authorization

DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	Date



**TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE**  
**Fiscal Year 2023, Tax Year 2022**

Net O&M	\$ 959,999.97	53.21%	0.532074
Net DS 18-1	\$ 381,955.70	21.17%	0.211666
Net DS 08	\$ 172,873.92	9.58%	0.095814
Net DS 18-2	\$ 289,431.87	16.04%	0.160416
Net Total	<b>1,804,261.46</b>	<b>100.00%</b>	<b>1.000000</b>

Date Received	Amount Received	Raw Numbers Operations Revenue	Rounded Operations Revenue	Raw Numbers 2018-1 Debt Service Revenue	Rounded 2018-1 Debt Service Revenue	Raw Numbers 2008 Debt Service Revenue	Rounded 2008 Debt Service Revenue	Raw Numbers 2018-2 AMENITY Debt Service Revenue	Rounded 2018-2 AMENITY Debt Service Revenue	Proof	Date Transferred / Distribution ID	Notes / CDD check
		53.21%	53.21%	21.17%	21.17%	9.58%	9.58%	16.04%	16.04%			
11/3/2022	15,775.88	8,393.94	8,393.94	3,339.69	3,339.69	1,511.55	1,511.55	2,530.70	2,530.70	-	595	
11/16/2022	84,018.50	44,704.06	44,704.06	17,786.38	17,786.38	8,050.15	8,050.15	13,477.91	13,477.91	-	598	
11/22/2022	46,159.57	24,560.31	24,560.31	9,771.80	9,771.80	4,422.73	4,422.73	7,404.73	7,404.73	-	599	
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TOTAL Net Total on Roll	145,953.95	77,658.30	77,658.30	30,897.87	30,897.87	13,984.43	13,984.43	23,413.35	23,413.35	-		
Collection Surplus / (Deficit)	1,804,261.46		959,999.97		381,955.70		172,873.92	289,431.87	289,431.87			
	(1,658,307.51)		(882,341.67)		(351,057.83)		(158,889.49)	(266,018.52)	(266,018.52)			

Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139978101  
spearem.jmb@gmail.com



INVOICE

BILL TO  
Parkway CDD  
Meritus  
2005 Pan Am Circle, Suite 300  
Tampa , FL 33607

INVOICE 5527  
DATE 11/25/2022  
TERMS Net 15  
DUE DATE 12/10/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor 11/4-11/25/2022 4 weeks CLUBHOUSE CLEAN three times per week. including straitening pool furniture and dumping all exterior trash cans	4	262.50	1,050.00
Material PAPER GOODS trash bags and hand soap	1	75.00	75.00
Fuel Surcharge Due to The cost of rising fuel prices a surcharge has been added to this billing cycle for the month.	1	50.00	50.00

BALANCE DUE \$1,175.00



Spearem Enterprises, LLC

7842 Land O' Lakes Blvd. #335  
Land O' Lakes, FL 34638  
+1 8139978101  
spearem.jmb@gmail.com



INVOICE

BILL TO  
Parkway CDD  
Meritus  
2005 Pan Am Circle, Suite 300  
Tampa , FL 33607

INVOICE 5541  
DATE 11/23/2022  
TERMS Net 15  
DUE DATE 12/08/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor Installed Spa Rules Sign, Repaired 1 patio chair.	1	125.00	125.00

Thank You! We Appreciate Your Business.

BALANCE DUE **\$125.00**

<b>Invoice Number</b>	2002920
<b>Invoice Date</b>	November 11, 2022
<b>Purchase Order</b>	215600346
<b>Customer Number</b>	83368
<b>Project Number</b>	215600346

**Bill To**

Parkway Center CDD  
 Accounts Payable  
 c/o Inframark  
 210 North University Drive, Suite 702  
 Coral Springs FL 33071  
 United States

**Please Remit To**

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

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**Project Parkway Center Community Dev District**

Project Manager	Stewart, Tonja L	For Period Ending	<b>October 28, 2022</b>
Current Invoice Total (USD)	416.00		

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 Prepare for and attend October CDD meeting

<b>Top Task</b>	<b>2023</b>	<b>2023 FY General Consulting</b>
-----------------	-------------	-----------------------------------

**Professional Services**

<b>Category/Employee</b>	<b>Current Hours</b>	<b>Rate</b>	<b>Current Amount</b>
Stewart, Tonja L	2.00	208.00	416.00
<b>Subtotal Professional Services</b>	<u>2.00</u>		<u>416.00</u>

Top Task Subtotal	2023 FY General Consulting	416.00
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<b>Total Fees &amp; Disbursements</b>	<u>416.00</u>
<b>INVOICE TOTAL (USD)</b>	<b>416.00</b>

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**Due upon receipt or in accordance with terms of the contract**


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

Phone: (262) 241-8222 [E-mail: Summer.Fillinger@Stantec.com](mailto:Summer.Fillinger@Stantec.com)

**\*\* PLEASE SEND AN INVOICE # WITH PAYMENT \*\***

Thank you.



**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 452320	11/2/2022
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 2, 2022

**Invoice Amount:** \$287.81

Description	Current Amount
#186586 - Irrigation Repairs January 2022 (Controller I) <ul style="list-style-type: none"><li>The below are the estimated materials and labor to make repairs and retest for operation upon completion.</li></ul> Irrigation Repairs	\$287.81

**Invoice Total** \$287.81

*Excellence*  
IN COMMERCIAL LANDSCAPING

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



*Ticket # 2090585*  
**YELLOWSTONE**  
 LANDSCAPE

9506 N. Trask Street  
 Tampa, FL 33624  
 Phone: (813) 886-7755  
 Fax: (813) 886-4386

CONTROL# **54062**

Invoice #

Invoice Date #

**IRRIGATION WORK AUTHORIZATION**

Date: *10/31/22*

☐ Existing Customer- Job #

☐ New Customer (no job#)

CUSTOMER NAME: *Parloway COO*

FAX #:

Name of Authorizing Person:

Phone #:

Billing Address: *ABill 1865EG*

Job Address: *Proposed # 1865EG*

*Description of Work Authorized*

Please Print All Information

*Replaced Broken Retan / Sprays / clogged nozzles*

Quantity	Material	Price	Total
1	6" Refr		45
1	6" Reg		15.25
7	Nozzle	2.38	16.66
4	1/2 cup	.60	2.40
5	1/2 Hex	1.47	7.35
1	1/2 T		1.15
Total Materials:			87.81
Labor: <i>\$50 x 4 hrs</i>			200
TOTAL:			287.81

Yellowstone Landscape, herein agrees to provide the services and materials itemized above.

(YS) Prepared By: (X) *[Signature]*

(YS) Work Completed By: (X)

Date:

\*\* Post To Accounting Code # *03*

**Manager Approval:**

I herein authorize the above specified work to be completed. I understand and agree that upon completion we will receive an invoice from Yellowstone Landscape, for the total amount stated above. The full amount will be due and payable within 30 days of the completion date. Payments received by Yellowstone Landscape, after 30 days will be subject to a 1.5% service charge per month until paid in full. Should a collection action for the balance due become necessary we agree to pay all related fees and costs, including reasonable attorney's fees. Proper venue for such actions shall be in Hillsborough County, Florida.

Date:

Please Print Name:

*Proposed #1865EG*

Authorized & Accepted by: (X)





Proposal #186586

Date: 02/15/2022

From: Wayne Ebanks

Proposal For

Parkway Center CDD

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

main: 813-873-7300  
mobile:  
brian.howell@merituscorp.com

Location

7461 S. Falkenburg Road  
Riverview, FL 33578

Property Name: Parkway Center CDD

Irrigation Repairs January 2022 (Controller I)

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Irrigation Labor	4.00	\$200.00
Irrigation Part(s)	1.00	\$199.55

Client Notes

- The below are the estimated materials and labor to make repairs and retest for operation upon completion.

Signature

x

SUBTOTAL \$399.55

SALES TAX \$0.00

TOTAL \$399.55

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Assigned To

Wayne Ebanks  
Office:  
wayne@flcgreen.com

**Bill To:**

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

**Property Name:** Parkway Center CDD

**Opp # 234187**

Irrigation Well Repair July 2022 (Controller/Pump  
Station I)

**INVOICE**

INVOICE #	INVOICE DATE
TMC 456605	11/8/2022
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 8, 2022

**Invoice Amount:** \$1,385.35

Description	Current Amount
Irrigation Repairs	\$1,385.35

**Invoice Total** **\$1,385.35**

*Excellence*  
IN COMMERCIAL LANDSCAPING

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



Ticket # 2223555



Proposal #234187

Date: 08/02/2022

From: Wayne Ebanks

Proposal For

Parkway Center CDD

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

main: 813-873-7300  
mobile:  
brian.howell@merituscorp.com

Location

7461 S. Falkenburg Road  
Riverview, FL 33578

Property Name: Parkway Center CDD

Irrigation Well Repair July 2022 (Controller/Pump Station I)

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Miscellaneous Fittings	1.00	\$275.00
5 Hp Grundfos Deluxe Motor Control Box 1ph 230v	1.00	\$869.72
Installation	1.00	\$240.63

Client Notes

- After investigating the controls and motor, found that there are several items that have melted and need to be replaced, the motor was checked and seems to be within specifications. Once the motor control panel has been replaced, test pump/motor and all controls, and make minor adjustments.

Signature

x

SUBTOTAL \$1,385.35

SALES TAX \$0.00

TOTAL \$1,385.35

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charged a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

## **Ebanks, Wayne (Thomas)**

---

**From:** Gene Roberts <Gene.Roberts@Inframark.com>  
**Sent:** Wednesday, October 26, 2022 11:24 AM  
**To:** Rhodes, Robin  
**Cc:** Ebanks, Wayne (Thomas)  
**Subject:** RE: Emailing: Parkway irrigation repairs .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]

These are approved. I was also notified there appears to be a broken sprinkler near the Sanctuary gate that leads to Baywood.

Gene

-----Original Message-----

**From:** Rhodes, Robin <rrrhodes@yellowstonelandscape.com>  
**Sent:** Wednesday, October 26, 2022 6:51 AM  
**To:** Gene Roberts <gene.roberts@merituscorp.com>; Gene Roberts <Gene.Roberts@inframark.com>  
**Cc:** Ebanks, Wayne (Thomas) <webanks@yellowstonelandscape.com>  
**Subject:** Emailing: Parkway irrigation repairs .pdf

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

=====  
Good morning, these irrigation repairs need to be done, with all of the dry weather the turf is starting to stress out. Please let me know as soon as you can.

Your message is ready to be sent with the following file or link attachments:

Parkway irrigation repairs .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.





## INVOICE

INVOICE #	INVOICE DATE
TMC 457936	11/14/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

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

**Property Name:** Parkway Center CDD

**Opp # 186587**

Irrigation Control Valve Investigation/Repairs January  
2022 (Controller I- Zone 14/15/19/22/28/29/30/31)

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 14, 2022

**Invoice Amount:** \$2,167.10

Description	Current Amount
Irrigation Repairs	\$2,167.10

**Invoice Total** **\$2,167.10**

*Excellence*  
IN COMMERCIAL LANDSCAPING

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



CONTROL# **54473**  
 Invoice # \_\_\_\_\_  
 Invoice Date # \_\_\_\_\_

Date: 11-8-22

**[ ] Existing Customer- Job #**

☐ New Customer (no job#)

CUSTOMER NAME: Parkway Crnr.

FAX #:

Name of Authorizing Person:

Phone #:

Billing Address: ★ Bill

Job Address:

Proposal #186587

Description of Work Authorized

**Please Print All Information**

- Investigated / Tracked / Located / Reported Downed Trees
- made new Splices, Replaced Rod Decouplers, Rod Bolts etc

Quantity	Material	Price	Total
14	DBYR4	3.65	51.10
30	DB	2.20	66. <sup>00</sup>
3	1storian Decaden	320. <sup>00</sup>	960. <sup>00</sup>
2	Hunter Solenoid	45. <sup>00</sup>	90. <sup>00</sup>
		Total Materials:	1,167. <sup>10</sup>
Labor:	\$ 50 per hr x 20 hrs	Total Labor:	1,000 —
		TOTAL	\$ 2,167. <sup>10</sup>

*Yellowstone Landscape, herein agrees to provide the services and materials itemized above.*

(YS) Prepared By: ( X)

(YS) Work Completed By: (X) *Crew*

Date: 11-8-22

\*\* Post To Accounting Code # 03

**Manager Approval:**

*I herein authorize the above specified work to be completed. I understand and agree that upon completion we will receive an invoice from Yellowstone Landscape, for the total amount stated above. The full amount will be due and payable within 30 days of the completion date. Payments received by Yellowstone Landscape, after 30 days will be subject to a 1.5% service charge per month until paid in full. Should a collection action for the balance due become necessary we agree to pay all related fees and costs, including reasonable attorney's fees. Proper venue for such actions shall be in Hillsborough County, Florida.*

Date:

***Please Print Name:***

Attoche) Proposal #186587

**Authorized & Accepted by: (X)**





Proposal #186587

Date: 02/15/2022

From: Wayne Ebanks

Proposal For

Parkway Center CDD

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

main: 813-873-7300  
mobile:  
brian.howell@merituscorp.com

Location

7461 S. Falkenburg Road  
Riverview, FL 33578

Property Name: Parkway Center CDD

Irrigation Control Valve Investigation/Repairs January 2022 (Controller I- Terms: Net 30  
Zone 14/15/19/22/28/29/30/31)

DESCRIPTION	QUANTITY	AMOUNT
Irrigation Labor	20.00	\$1,000.00
Irrigation Part(s)	1.00	\$1,150.00

Client Notes

- During the irrigation system inspection of clock A, zone(s) 14/15/19/22/28/29/30/31 would not turn on automatically from the irrigation controller (timer). Further evaluation will be necessary and repairs will be made based on the findings. The valve will need to be electronically located and excavated. Repairs could range from wire splicing to replacement of solenoid, valve disassembly and cleaning, diaphragm replacement, to complete valve replacement including all fittings needed to repair. This proposal reflects the worse case scenario (total valve replacement). Any lesser repairs would be billed at a time and material basis which would result in a lower amount.

Signature

x

SUBTOTAL	\$2,150.00
SALES TAX	\$0.00
<b>TOTAL</b>	<b>\$2,150.00</b>

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

**Ebanks, Wayne (Thomas)**

---

**From:** Gene Roberts <Gene.Roberts@Inframark.com>  
**Sent:** Wednesday, October 26, 2022 11:24 AM  
**To:** Rhodes, Robin  
**Cc:** Ebanks, Wayne (Thomas)  
**Subject:** RE: Emailing: Parkway irrigation repairs .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]

These are approved. I was also notified there appears to be a broken sprinkler near the Sanctuary gate that leads to Baywood.

Gene

-----Original Message-----

From: Rhodes, Robin <rrrhodes@yellowstonelandscape.com>  
Sent: Wednesday, October 26, 2022 6:51 AM  
To: Gene Roberts <gene.roberts@merituscorp.com>; Gene Roberts <Gene.Roberts@inframark.com>  
Cc: Ebanks, Wayne (Thomas) <webanks@yellowstonelandscape.com>  
Subject: Emailing: Parkway irrigation repairs .pdf

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

=====  
Good morning, these irrigation repairs need to be done, with all of the dry weather the turf is starting to stress out. Please let me know as soon as you can.

Your message is ready to be sent with the following file or link attachments:

Parkway irrigation repairs .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.





## INVOICE

INVOICE #	INVOICE DATE
TMC 457937	11/14/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

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

**Property Name:** Parkway Center CDD

**Opp # 235685**

Irrigation Repairs August 2022 Inspection (Controller  
E-2 Pine Ridge)

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 14, 2022

**Invoice Amount:** \$277.74

Description	Current Amount
Irrigation	\$277.74

**Invoice Total** **\$277.74**

Excellence  
IN COMMERCIAL LANDSCAPING

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



CONTROL# 54468

Invoice Date # \_\_\_\_\_

Date: 11-9-22

☐ New Customer (no job#)

FAX #:

Phone #:

### Description of Work Authorized

**Please Print All Information**

- Repairs Completed
- Replaced Broken Heads
- Replaced Latex, Chged clogged nozzles

*Yellowstone Landscape, herein agrees to provide the services and materials itemized above.*

(YS) Prepared By: ( X)

(YS) Work Completed By: (X)

Date: 11/8/22

\*\* *Post To Accounting Code #*

**Manager Approval:**

*I herein authorize the above specified work to be completed. I understand and agree that upon completion we will receive an invoice from Yellowstone Landscape, for the total amount stated above. The full amount will be due and payable within 30 days of the completion date. Payments received by Yellowstone Landscape, after 30 days will be subject to a 1.5% service charge per month until paid in full. Should a collection action for the balance due become necessary we agree to pay all related fees and costs, including reasonable attorney's fees. Proper venue for such actions shall be in Hillsborough County, Florida.*

**Date:**

***Please Print Name:***

Attacher Proposal #235685

**Authorized & Accepted by: (X)**





Proposal #235685

Date: 08/09/2022

From: Jason Geary

Proposal For

Parkway Center CDD

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

main: 813-873-7300  
mobile:  
brian.howell@merituscop.com

Location

7461 S. Falkenburg Road  
Riverview, FL 33578

Property Name: Parkway Center CDD

Irrigation Repairs August 2022 Inspection (Controller E-2 Pine Ridge) Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Irrigation Labor	4.00	\$220.00
Irrigation Parts	1.00	\$75.90

Client Notes

- After completing the monthly irrigation inspection the below are the estimated materials and labor to make repairs and test for operation.

Signature

x

SUBTOTAL \$295.90

SALES TAX \$0.00

TOTAL \$295.90

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Assigned To

Jason Geary

Office:

jgeary@yellowstonelandscape.com

## **Ebanks, Wayne (Thomas)**

---

**From:** Gene Roberts <Gene.Roberts@Inframark.com>  
**Sent:** Wednesday, October 26, 2022 11:24 AM  
**To:** Rhodes, Robin  
**Cc:** Ebanks, Wayne (Thomas)  
**Subject:** RE: Emailing: Parkway irrigation repairs .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]

These are approved. I was also notified there appears to be a broken sprinkler near the Sanctuary gate that leads to Baywood.

Gene

-----Original Message-----

**From:** Rhodes, Robin <rrrhodes@yellowstonelandscape.com>  
**Sent:** Wednesday, October 26, 2022 6:51 AM  
**To:** Gene Roberts <gene.roberts@merituscorp.com>; Gene Roberts <Gene.Roberts@inframark.com>  
**Cc:** Ebanks, Wayne (Thomas) <webanks@yellowstonelandscape.com>  
**Subject:** Emailing: Parkway irrigation repairs .pdf

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

=====  
Good morning, these irrigation repairs need to be done, with all of the dry weather the turf is starting to stress out. Please let me know as soon as you can.

Your message is ready to be sent with the following file or link attachments:

Parkway irrigation repairs .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.



**Bill To:**

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

**Property Name:** Parkway Center CDD

**Opp # 262200**

Email Breaks at Sanctuary/Baywood

**INVOICE**

INVOICE #	INVOICE DATE
TMC 457938	11/14/2022
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 14, 2022

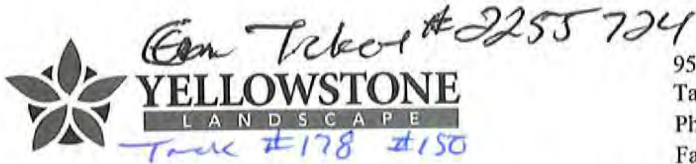
**Invoice Amount:** \$326.33

Description	Current Amount
Irrigation	\$326.33

**Invoice Total** **\$326.33**

*Excellence*  
IN COMMERCIAL LANDSCAPING

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



9506 N. Trask Street  
Tampa, FL 33624  
Phone: (813) 886-7755  
Fax: (813) 886-4386

CONTROL# **54465**

Invoice # \_\_\_\_\_

Invoice Date # \_\_\_\_\_

Date: 11/9/22

### IRRIGATION WORK AUTHORIZATION

☐ Existing Customer- Job #

☐ New Customer (no job#)

CUSTOMER NAME: Rockway Center

FAX #: \_\_\_\_\_

Name of Authorizing Person: \_\_\_\_\_

Phone #: \_\_\_\_\_

Billing Address: Bill

Job Address: Email Sanctuary + Baywood

Description of Work Authorized

Please Print All Information

- Email for Breaks @ Sanctuary Entry Leading to Baywood
- Located and Repaired 2 Breaks. 2x Latent Leak/Break

Quantity	Material	Price	Total
2	1/2" Pex	20.00	40.00
5	Nozzle	2.38	11.90
2	1/2" A90	2.00	4.00
1	1 1/2 x 1/2 x 1/2 T	7.90	7.90
1	1/2" T	1.15	1.15
5	1/2" cap	1.60	3.00
4	1/2" Flex	1.47	5.88
1	1 1/2" Slip	32.50	32.50
		Total Materials:	106.33
Labor: <u>55 per hr x 4 hrs</u>		Total Labor:	220.00
		TOTAL:	326.33

Yellowstone Landscape, herein agrees to provide the services and materials itemized above.

(YS) Prepared By: (X) JS

(YS) Work Completed By: (X) crew

Date: 11/9/22

\*\* Post To Accounting Code # 03

Manager Approval:

I herein authorize the above specified work to be completed. I understand and agree that upon completion we will receive an invoice from Yellowstone Landscape, for the total amount stated above. The full amount will be due and payable within 30 days of the completion date. Payments received by Yellowstone Landscape, after 30 days will be subject to a 1.5% service charge per month until paid in full. Should a collection action for the balance due become necessary we agree to pay all related fees and costs, including reasonable attorney's fees. Proper venue for such actions shall be in Hillsborough County, Florida.

Date: \_\_\_\_\_

Please Print Name: Attached Email

Authorized & Accepted by: (X) \_\_\_\_\_



## **Ebanks, Wayne (Thomas)**

---

**From:** Gene Roberts <Gene.Roberts@Inframark.com>  
**Sent:** Wednesday, October 26, 2022 11:24 AM  
**To:** Rhodes, Robin  
**Cc:** Ebanks, Wayne (Thomas)  
**Subject:** RE: Emailing: Parkway irrigation repairs .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]

These are approved. I was also notified there appears to be a broken sprinkler near the Sanctuary gate that leads to Baywood.

Gene

-----Original Message-----

From: Rhodes, Robin <rrrhodes@yellowstonelandscape.com>  
Sent: Wednesday, October 26, 2022 6:51 AM  
To: Gene Roberts <gene.roberts@merituscorp.com>; Gene Roberts <Gene.Roberts@inframark.com>  
Cc: Ebanks, Wayne (Thomas) <webanks@yellowstonelandscape.com>  
Subject: Emailing: Parkway irrigation repairs .pdf

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

=====  
Good morning, these irrigation repairs need to be done, with all of the dry weather the turf is starting to stress out. Please let me know as soon as you can.

Your message is ready to be sent with the following file or link attachments:

Parkway irrigation repairs .pdf

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## INVOICE

INVOICE #	INVOICE DATE
TMC 460091	11/22/2022
TERMS	PO NUMBER
Net 30	

**Bill To:**

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

**Property Name:** Parkway Center CDD

**Opp # 264249**

Email Break Still River/Falkenburg

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 22, 2022

**Invoice Amount:** \$262.28

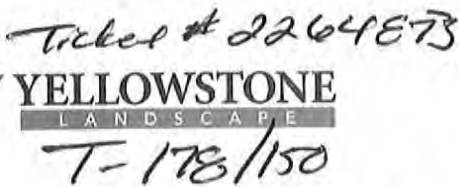
Description	Current Amount
Irrigation	\$262.28

**Invoice Total** **\$262.28**

*Excellence*  
IN COMMERCIAL LANDSCAPING

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





CONTROL# **54415**  
Invoice # \_\_\_\_\_  
Invoice Date # \_\_\_\_\_

Date: 11-18-22

**[ ] Existing Customer- Job #**

☐ New Customer (no job#)

CUSTOMER NAME: Parkway Court

FAX #:

Name of Authorizing Person:

Phone #:

Billing Address: ★ Bill

Job Address: *Email : Break*


### Description of Work Authorized

**Please Print All Information**

- Break @ Still Point & Falkenberg - Located Broken Leland @ edge of hut & Plant Bed 2ft deep in burn S.W. corner
- Repaired & tested for operation

[illegible]

*Yellowstone Landscape, herein agrees to provide the services and materials itemized above.*

(YS) Prepared By: (X) 

(YS) Work Completed By: (X) *Chen*

Date: 11-18-22

\*\* Post To Accounting Code # 03

**Manager Approval:**

*I herein authorize the above specified work to be completed. I understand and agree that upon completion we will receive an invoice from Yellowstone Landscape, for the total amount stated above. The full amount will be due and payable within 30 days of the completion date. Payments received by Yellowstone Landscape, after 30 days will be subject to a 1.5% service charge per month until paid in full. Should a collection action for the balance due become necessary we agree to pay all related fees and costs, including reasonable attorney's fees. Proper venue for such actions shall be in Hillsborough County, Florida.*

Date:

***Please Print Name:***

Attached Email

**Authorized & Accepted by: (X)**

## Ebanks, Wayne (Thomas)

---

**From:** Schweitzer, Greg  
**Sent:** Monday, November 14, 2022 1:42 PM  
**To:** Ebanks, Wayne (Thomas)  
**Subject:** Fwd: Parkway center

FYI

Sent from my iPhone

Begin forwarded message:

**From:** Gene Roberts <Gene.Roberts@inframark.com>  
**Date:** November 14, 2022 at 1:22:17 PM EST  
**To:** "Schweitzer, Greg" <gschweitzer@yellowstonelandscape.com>  
**Subject:** RE: Parkway center

[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]

Greg,  
The only location I was giving for the broken sprinkler is that it was at the corner of still River and Falkenburg.

-----Original Message-----

From: Schweitzer, Greg <gschweitzer@yellowstonelandscape.com>  
Sent: Monday, November 14, 2022 9:38 AM  
To: Gene Roberts <Gene.Roberts@inframark.com>  
Cc: Trowell, Daniel <dtrowell@yellowstonelandscape.com>  
Subject: Parkway center

WARNING: This email originated outside of Inframark. Take caution when clicking on links and opening attachments.

=====  
Good morning Gean, I just wanted to let you know it was a pleasure meeting you and I hope we can build a good relationship together. You brought up a irrigation issue but never gave me an address, if you can get that to me we will get it taken care of. Irrigation was turned down at the clubhouse to help with the plant material that doesn't like wet feet.

I also wanted to let you know that annuals will be scheduled today and when the vendor gives me a date I will let you know that day. I will be on the property with the guys working with them to get a better feel for the property this week. if you have any questions please feel free to contact me I gave you my card but this is my info.



3901 W Kennedy Blvd  
Tampa, FL 33609  
(813) 287-0110

# INVOICE

## 265-127923

fastsigns.com

Payment Terms: Cash Customer

Created Date: 11/9/2022

**DESCRIPTION:** Reflective pool sign for Parkway Center CDD

**Bill To:** Inframark Management Services  
2654 Cypress Ridge Blvd  
Suite 101  
Wesley Chape, FL 33544  
US

**Pickup At:** FASTSIGNS  
3901 W Kennedy Blvd  
Tampa, FL 33609  
US

**Ordered By:** Gene Roberts  
Email: Gene.Roberts@inframark.com  
Work Phone: (813) 440-7096

**Salesperson:** Sarah Curry  
Email: Sarah.c@fastsigns.com

NO.	Product Summary	QTY	UNIT PRICE	TAXABLE	AMOUNT
1	<b>dibond</b>	1	\$246.84	\$246.84	\$246.84
1.1	<b>DiBond 3mm Blank -</b> <b>Part Qty:</b> 1 <b>Width:</b> 36.00" <b>Height:</b> 48.00"				
1.2	<b>Digital Vinyl 3M Reflective -</b> <b>Part Qty:</b> 1 <b>Width:</b> 36.00" <b>Height:</b> 48.00" <b>Text:</b> 109429 font/color Spa Rules...see printout attached with specs				

All orders (except approved account customers) require a 100% payment.  
Please log in to your secure customer portal to make an online payment or  
you can enter the information here and fax back to us

PAYMENT INFORMATION Visa - Mastercard - AMEX - Discover

ACCT# \_\_\_\_\_

EXP DATE \_\_\_\_\_ CCV CODE \_\_\_\_\_

CARD

HOLDERS NAME \_\_\_\_\_

BILLING ADDRESS \_\_\_\_\_

ZIP CODE \_\_\_\_\_

AUTHORIZED

SIGNATURE \_\_\_\_\_

The Above Signed Authorizes FASTSIGNS to Charge the Amount Stated

CUSTOM SIGNS ARE NON REFUNDABLE

<b>Subtotal:</b>	\$246.84
<b>Taxable Amount:</b>	\$246.84
<b>Taxes:</b>	\$18.51
<b>Grand Total:</b>	\$265.35
<b>Amount Paid:</b>	\$0.00
<b>DEPOSIT REQUIRED:</b>	\$265.35



Approved account customers require no down payment for production. All balances are due net 10 business days.

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

Designs are for the sole use of FASTSIGNS  
Thank you very much for your business! Thank you very much for your business!

## DISTRICT CHECK REQUEST FORM

**Today's Date** 11/28/22

**District Name** Parkway CDD

**Check Amount** \$603.63

**Payable:** Tanya O'Connor

**Mailing Address** 9109 Pinebreeze Drive  
Riverview Fl. 33578

**Check Description:** Clubhouse Decorations Reimbursement.

### 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 11/28/22



LOWE'S HOME CENTERS, LLC  
11375 CAUSEWAY BLVD.  
BRANDON, FL 33511 (813) 684-3008

SALES#: 805731A1 1189487 TRANS#: 46564982 11-27-22

81999 100FT 24 GA FLDRAL WIRE 1 12.56  
2 @ 6.28

SUBTOTAL: 12.56  
TAX: 0.94  
INVOICE 10405 TOTAL: 13.50  
CASH: 15.00  
CHANGE: 1.50

STORE: 573 TERMINAL: 10 11/27/22 11:03:02  
# OF ITEMS PURCHASED: 2  
EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.  
FOR DETAILS ON OUR RETURN POLICY, VISIT  
LOWES.COM/RETURNS

A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE  
AT OUR CUSTOMER SERVICE DESK

STORE MANAGER: WARNER EDWARDS

LOWE'S PRICE PROMISE  
FOR MORE DETAILS, VISIT LOWES.COM/PRICEPROMISE

SHARE YOUR FEEDBACK!

ENTER FOR A CHANCE TO BE

ONE OF FIVE \$500 WINNERS DRAWN MONTHLY!

¡ENTRE EN EL SORTEO MENSUAL

PARA SER UNO DE LOS CINCO GANADORES DE \$500!

ENTER BY COMPLETING A SHORT SURVEY  
WITHIN ONE WEEK AT: [www.lowes.com/survey](http://www.lowes.com/survey)

YOUR ID #104054 05706





How doers  
get more done.

10151 BLOOMINGDALE AVE  
RIVERVIEW, FL 33578 (813) 246-5714

6380 00051 27980 11/27/22 10:43 AM  
SALE SELF CHECKOUT

19207252824 9 SPRK AMLA <A>  
9 FT SPARKLING AMELIA PINE T17 449.00  
81008333847 23TREETCOLLAR <A>  
23 IN WASHED WOOD TREE COLLAR 59.98  
19251400000 TREE STG BAG <A>  
9 FT ROLLING TREE STORAGE BAG 39.98

SUBTOTAL 548.96  
SALES TAX 41.17  
TOTAL \$590.13  
XXXXXXXXXXXX4477 VISA

AUTH CODE 00641D/6514840 USD\$ 590.13  
Chip Read FA  
AID A0000000031010 CAPITAL ONE VISA

6380 11/27/22 10:43 AM



RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 02/25/2023

\*\*\*\*\*  
DID WE NAIL IT?  
\*\*\*\*\*

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 62629 56300  
PASSWORD: 22577 56249

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

# **Parkway Center Community Development District**

Financial Statements  
(Unaudited)

Period Ending  
November 30, 2022

Prepared by:



2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607  
Phone (813) 873-7300 ~ Fax (813) 873-7070

**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet**

As of November 30, 2022

*(In Whole Numbers)*

ACCOUNT DESCRIPTION	SERIES 2018-2								TOTAL
	GENERAL FUND	SERIES 2008 DEBT SERVICE FUND	SERIES 2018-1 DEBT SERVICE FUND	SERIES 2018-2 DEBT SERVICE FUND	CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND		
<b>ASSETS</b>									
Cash - Operating Account	\$ 264,107	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 264,107
Assessments Receivable - Tax Collector	7,398	1,443	3,186	2,415	-	-	-	-	14,442
Due From Other Funds	-	25,644	56,658	42,924	9	-	-	-	125,235
Investments:									
Interest Account	-	-	73,847	99,419	10	-	-	-	173,276
Reserve Fund	-	17,293	190,859	144,716	-	-	-	-	352,868
Revenue Fund	-	134,813	150,233	30,432	-	-	-	-	315,478
Prepaid Trustee Fees	10,640	-	-	-	-	-	-	-	10,640
Deposits	8,368	-	-	-	-	-	-	-	8,368
Fixed Assets									
Buildings	-	-	-	-	-	30,000	-	-	30,000
Improvements Other Than Buildings (IOTB)	-	-	-	-	-	2,653,526	-	-	2,653,526
Ancillary Costs	-	-	-	-	-	937,602	-	-	937,602
Construction Work In Process	-	-	-	-	-	4,189,295	-	-	4,189,295
Amount Avail In Debt Services	-	-	-	-	-	-	808,400	-	808,400
Amount To Be Provided	-	-	-	-	-	-	8,386,600	-	8,386,600
<b>TOTAL ASSETS</b>	<b>\$ 290,513</b>	<b>\$ 179,193</b>	<b>\$ 474,783</b>	<b>\$ 319,906</b>	<b>\$ 19</b>	<b>\$ 7,810,423</b>	<b>\$ 9,195,000</b>	<b>\$ -</b>	<b>\$ 18,269,837</b>
<b>LIABILITIES</b>									
Accounts Payable	\$ 28,363	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 28,363
Accrued Expenses	71,798	-	-	-	116,528	-	-	-	188,326
Accounts Payable - Other	37	-	-	-	-	-	-	-	37
Deposits	50	-	-	-	-	-	-	-	50
Bonds Payable	-	-	-	-	-	-	9,195,000	-	9,195,000
Due To Other Funds	56,790	-	-	-	-	-	-	-	56,790
<b>TOTAL LIABILITIES</b>	<b>157,038</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>116,528</b>	<b>-</b>	<b>9,195,000</b>	<b>-</b>	<b>9,468,566</b>
<b>FUND BALANCES</b>									
Nonspendable:									
Prepaid Trustee Fees	10,640	-	-	-	-	-	-	-	10,640
Restricted for:									
Debt Service	-	179,193	474,783	319,906	-	-	-	-	973,882
Unassigned:	122,835	-	-	-	(116,509)	7,810,423	-	-	7,816,749
<b>TOTAL FUND BALANCES</b>	<b>133,475</b>	<b>179,193</b>	<b>474,783</b>	<b>319,906</b>	<b>(116,509)</b>	<b>7,810,423</b>	<b>-</b>	<b>-</b>	<b>8,801,271</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 290,513</b>	<b>\$ 179,193</b>	<b>\$ 474,783</b>	<b>\$ 319,906</b>	<b>\$ 19</b>	<b>\$ 7,810,423</b>	<b>\$ 9,195,000</b>	<b>\$ -</b>	<b>\$ 18,269,837</b>



**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b>REVENUES</b>				
Special Assmnts- Tax Collector	\$ 970,110	\$ 141,969	\$ (828,141)	14.63%
Other Miscellaneous Revenues	10,000	1,175	(8,825)	11.75%
<b>TOTAL REVENUES</b>	<b>980,110</b>	<b>143,144</b>	<b>(836,966)</b>	<b>14.60%</b>

**EXPENDITURES**

**Administration**

Supervisor Fees	12,000	2,800	9,200	23.33%
ProfServ-Arbitrage Rebate	1,000	-	1,000	0.00%
ProfServ-Info Technology	3,200	333	2,867	10.41%
ProfServ-Recording Secretary	2,772	667	2,105	24.06%
ProfServ-Trustee Fees	12,500	-	12,500	0.00%
Disclosure Report	6,000	500	5,500	8.33%
District Counsel	7,500	-	7,500	0.00%
District Engineer	7,500	1,075	6,425	14.33%
District Manager	28,840	5,223	23,617	18.11%
Accounting Services	28,667	4,780	23,887	16.67%
Auditing Services	9,500	-	9,500	0.00%
Website Compliance	1,500	-	1,500	0.00%
Postage, Phone, Faxes, Copies	750	202	548	26.93%
Assessment Mailings	-	2,237	(2,237)	0.00%
Public Officials Insurance	3,677	-	3,677	0.00%
Legal Advertising	1,000	748	252	74.80%
Miscellaneous Services	500	-	500	0.00%
Misc-Non Ad Valorem Taxes	-	6,826	(6,826)	0.00%
Bank Fees	350	-	350	0.00%
Office Supplies	200	-	200	0.00%
Dues, Licenses, Subscriptions	200	175	25	87.50%
<b>Total Administration</b>	<b>127,656</b>	<b>25,566</b>	<b>102,090</b>	<b>20.03%</b>

**Electric Utility Services**

Electricity - Streetlights	120,000	15,848	104,152	13.21%
<b>Total Electric Utility Services</b>	<b>120,000</b>	<b>15,848</b>	<b>104,152</b>	<b>13.21%</b>

**Garbage/Solid Waste Services**

Garbage - Recreational Facility	1,200	423	777	35.25%
<b>Total Garbage/Solid Waste Services</b>	<b>1,200</b>	<b>423</b>	<b>777</b>	<b>35.25%</b>

**Water-Sewer Comb Services**

Utility - Water	-	1,173	(1,173)	0.00%
<b>Total Water-Sewer Comb Services</b>	<b>-</b>	<b>1,173</b>	<b>(1,173)</b>	<b>0.00%</b>

**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
General Fund (001)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>Other Physical Environment</u></b>				
Waterway Management	99,000	14,574	84,426	14.72%
Field Services	27,707	4,618	23,089	16.67%
Clubhouse Security Systems	3,000	-	3,000	0.00%
Onsite Staff	50,000	2,077	47,923	4.15%
Insurance -Property & Casualty	24,000	-	24,000	0.00%
R&M-Gate	1,500	-	1,500	0.00%
R&M-Other Landscape	10,000	350	9,650	3.50%
R&M-Pools	28,000	4,400	23,600	15.71%
Landscape Maintenance	245,000	18,450	226,550	7.53%
Entry/Gate/Walls Maintenance	2,500	66	2,434	2.64%
Plant Replacement Program	20,000	2,100	17,900	10.50%
Irrigation Maintenance	12,000	4,707	7,293	39.23%
Mitigation Area Monitoring & Maintenance	9,500	-	9,500	0.00%
<b>Total Other Physical Environment</b>	<b>532,207</b>	<b>51,342</b>	<b>480,865</b>	<b>9.65%</b>
<b><u>Road and Street Facilities</u></b>				
StreetLight - Decorative Light Maint.	5,000	450	4,550	9.00%
Pavement and Signage Repairs	1,500	265	1,235	17.67%
Misc-Holiday Lighting	16,050	8,479	7,571	52.83%
<b>Total Road and Street Facilities</b>	<b>22,550</b>	<b>9,194</b>	<b>13,356</b>	<b>40.77%</b>
<b><u>Parks and Recreation</u></b>				
Security Patrol Services	14,156	2,688	11,468	18.99%
R&M-Pools	841	-	841	0.00%
Playground Equipment and Maintenance	10,000	3,066	6,934	30.66%
Special Events	7,500	-	7,500	0.00%
Misc-Contingency	144,000	7,732	136,268	5.37%
<b>Total Parks and Recreation</b>	<b>176,497</b>	<b>13,486</b>	<b>163,011</b>	<b>7.64%</b>
<b>TOTAL EXPENDITURES</b>	<b>980,110</b>	<b>117,032</b>	<b>863,078</b>	<b>11.94%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	26,112	26,112	0.00%
Net change in fund balance	\$ -	\$ 26,112	\$ 26,112	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>	<b>107,363</b>	<b>107,363</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ 107,363</b>	<b>\$ 133,475</b>		

**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
Series 2008 Debt Service Fund (201)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Special Assmnts- Tax Collector	\$ 167,179	\$ 25,644	\$ (141,535)	15.34%
<b>TOTAL REVENUES</b>	<b>167,179</b>	<b>25,644</b>	<b>(141,535)</b>	<b>15.34%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	110,000	-	110,000	0.00%
Interest Expense	57,179	-	57,179	0.00%
<b>Total Debt Service</b>	<b>167,179</b>	<b>-</b>	<b>167,179</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>167,179</b>	<b>-</b>	<b>167,179</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	25,644	25,644	0.00%
Net change in fund balance	\$ -	\$ 25,644	\$ 25,644	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>	<b>153,549</b>	<b>153,549</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ 153,549</b>	<b>\$ 179,193</b>		



**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
Series 2018-1 Debt Service Fund (202)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Special Assmnts- Tax Collector	\$ 378,581	\$ 56,658	\$ (321,923)	14.97%
<b>TOTAL REVENUES</b>	<b>378,581</b>	<b>56,658</b>	<b>(321,923)</b>	<b>14.97%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	235,000	-	235,000	0.00%
Interest Expense	143,581	-	143,581	0.00%
<b>Total Debt Service</b>	<b>378,581</b>	<b>-</b>	<b>378,581</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>378,581</b>	<b>-</b>	<b>378,581</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	56,658	56,658	0.00%
Net change in fund balance	\$ -	\$ 56,658	\$ 56,658	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>	<b>418,125</b>	<b>418,125</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ 418,125</b>	<b>\$ 474,783</b>		

**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
Series 2018-2 Debt Service Fund (203)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Special Assmnts- Tax Collector	\$ 287,283	\$ 42,934	\$ (244,349)	14.94%
<b>TOTAL REVENUES</b>	<b>287,283</b>	<b>42,934</b>	<b>(244,349)</b>	<b>14.94%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	90,000	-	90,000	0.00%
Interest Expense	197,283	-	197,283	0.00%
<b>Total Debt Service</b>	<b>287,283</b>	<b>-</b>	<b>287,283</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>287,283</b>	<b>-</b>	<b>287,283</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	42,934	42,934	0.00%
Net change in fund balance	\$ -	\$ 42,934	\$ 42,934	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>	<b>276,972</b>	<b>276,972</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ 276,972</b>	<b>\$ 319,906</b>		

**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
Series 2018-2 Capital Projects Fund (303)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
Net change in fund balance	\$ -	\$ -	\$ -	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>	-	(116,509)		
<b>FUND BALANCE, ENDING</b>	<u>\$ -</u>	<u>\$ (116,509)</u>		



**PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending November 30, 2022  
General Fixed Assets Fund (900)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
Net change in fund balance	\$ -	\$ -	\$ -	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2022)</b>	-	<b>7,810,423</b>		
<b>FUND BALANCE, ENDING</b>	<b>\$ -</b>	<b>\$ 7,810,423</b>		

# PARKWAY CENTER CDD

## Bank Reconciliation

**Bank Account No.** 1958 Wells Fargo - GF Operating  
**Statement No.** 11-22  
**Statement Date** 11/30/2022

<b>G/L Balance (LCY)</b>	264,107.32	<b>Statement Balance</b>	376,872.87
<b>G/L Balance</b>	264,107.32	<b>Outstanding Deposits</b>	525.00
<b>Positive Adjustments</b>	0.00		
		<b>Subtotal</b>	377,397.87
<b>Subtotal</b>	264,107.32	<b>Outstanding Checks</b>	113,290.55
<b>Negative Adjustments</b>	0.00	<b>Differences</b>	0.00
<b>Ending G/L Balance</b>	264,107.32	<b>Ending Balance</b>	264,107.32
<b>Difference</b>	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
<b>Checks</b>						
10/14/2022	Payment	5867	PHOENIX NATIONAL SECURITY LLC	2,268.00	2,268.00	0.00
10/20/2022	Payment	5874	TECO	3,137.13	3,137.13	0.00
10/26/2022	Payment	5875	AMERIGAS	155.48	155.48	0.00
10/26/2022	Payment	5876	CHARLOTTE HAZLEWOOD	200.00	200.00	0.00
10/26/2022	Payment	5877	CHARTER COMMUNICATIONS	282.79	282.79	0.00
10/26/2022	Payment	5878	DOORKING INC.	32.95	32.95	0.00
10/26/2022	Payment	5880	KOKO L. MILLER	200.00	200.00	0.00
10/26/2022	Payment	5882	PHOENIX NATIONAL SECURITY LLC	2,016.00	2,016.00	0.00
10/26/2022	Payment	5883	REPUBLIC SERVICES #696	211.00	211.00	0.00
10/26/2022	Payment	5884	TANYA O'CONNOR	200.00	200.00	0.00
10/26/2022	Payment	5885	TIMES PUBLISHING COM	326.90	326.90	0.00
10/26/2022	Payment	5886	YELLOWSTONE LANDSCAPE	18,450.25	18,450.25	0.00
11/7/2022		JE000058	Club House Rental CK#9791###	100.00	100.00	0.00
11/9/2022	Payment	5887	CHARLOTTE HAZLEWOOD	200.00	200.00	0.00
11/9/2022	Payment	5889	FIRST CHOICE AQUATIC WEED	12,297.60	12,297.60	0.00
11/9/2022	Payment	5890	INFRAMARK LLC	8,118.47	8,118.47	0.00
11/9/2022	Payment	5891	JO ANN WARD	200.00	200.00	0.00
11/9/2022	Payment	5892	KOKO L. MILLER	200.00	200.00	0.00
11/9/2022	Payment	5894	NANCY MILLAN, TAX COLLECTOR	6,826.18	6,826.18	0.00
11/9/2022	Payment	5895	PHOENIX NATIONAL SECURITY LLC	672.00	672.00	0.00
11/9/2022	Payment	5896	SPEAREM ENTERPRISES	1,200.00	1,200.00	0.00
11/9/2022	Payment	5897	TANYA O'CONNOR	200.00	200.00	0.00
11/9/2022	Payment	5898	TECO	3,137.13	3,137.13	0.00
11/9/2022	Payment	5899	TIMES PUBLISHING COM	420.76	420.76	0.00
11/9/2022	Payment	5900	YELLOWSTONE LANDSCAPE	287.81	287.81	0.00
11/16/2022	Payment	5901	AQUAPRO POOL SOLUTIONS	2,100.00	2,100.00	0.00
11/16/2022	Payment	5902	ILLUMINATIONS HOLIDAY LIGHTING	7,875.00	7,875.00	0.00
11/16/2022	Payment	5903	PHOENIX NATIONAL SECURITY LLC	2,268.00	2,268.00	0.00
11/16/2022	Payment	5904	YELLOWSTONE LANDSCAPE	1,385.35	1,385.35	0.00
11/22/2022	Payment	5905	FASTSIGNS 265	265.35	265.35	0.00
11/22/2022	Payment	5906	TECO	3,166.16	3,166.16	0.00
11/30/2022	Payment	DD103	Payment of Invoice 000183	1,173.01	1,173.01	0.00
11/30/2022	Payment	DD104	Payment of Invoice 000184	1,605.86	1,605.86	0.00
11/4/2022		JE000092	ACH Debit; Decision HR Payroll - 11/04	755.09	755.09	0.00
11/23/2022		JE000090	Square, Inc. - acctverify	0.01	0.01	0.00

# PARKWAY CENTER CDD

## Bank Reconciliation

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Total Checks				81,934.28	81,934.28	0.00

### Deposits

11/3/2022		JE000060	Debt Service/Tax Revenue	G/L	15,775.88	15,775.88	0.00
11/7/2022	Payment	5874	Voiding check 5874.	G/L	3,137.13	3,137.13	0.00
11/7/2022		JE000058	Club House Rental CK#9791###	G/L	100.00	100.00	0.00
11/15/2022	Payment	5867	Voiding check 5867.	G/L	2,268.00	2,268.00	0.00
11/16/2022		JE000059	Debt Service/Tax Revenue	G/L	84,018.50	84,018.50	0.00
11/22/2022		JE000061	Debt Service/Tax Revenue	G/L	46,159.57	46,159.57	0.00
11/23/2022		JE000091	Square, Inc. - acctverify	G/L	0.01	0.01	0.00
11/29/2022		JE000089	assessment distribution 11/28/22	G/L	107,230.45	107,230.45	0.00
11/9/2022		JE000093	Clubhouse rentals	G/L	1,175.00	1,175.00	0.00
Total Deposits					259,864.54	259,864.54	0.00

### Outstanding Checks

9/30/2022		JE000019	ACH 5589652368 062722 / BOCC		2,053.85	0.00	2,053.85
9/30/2022		JE000020	Check 5755 / Linda Bell		200.00	0.00	200.00
9/30/2022		JE000021	ACH 5589652368 051922 / BOCC		2,105.96	0.00	2,105.96
10/14/2022	Payment	5865	EGIS INSURANCE		26,221.00	0.00	26,221.00
10/14/2022	Payment	5868	REPUBLIC SERVICES #696		187.73	0.00	187.73
10/20/2022	Payment	5870	AQUAPRO POOL SOLUTIONS		2,300.00	0.00	2,300.00
10/20/2022	Payment	5872	NAVITAS CREDIT CORP		804.78	0.00	804.78
11/9/2022	Payment	5888	ECO PEST SOLUTIONS		645.00	0.00	645.00
11/9/2022	Payment	5893	LINDA W. BELL		200.00	0.00	200.00
11/30/2022	Payment	5907	PARKWAY CENTER CDD		68,295.64	0.00	68,295.64
11/30/2022	Payment	5908	CHARLOTTE HAZLEWOOD		200.00	0.00	200.00
11/30/2022	Payment	5909	CHARTER COMMUNICATIONS		282.79	0.00	282.79
11/30/2022	Payment	5910	DON HARRISON ENTERPRISES LLC		1,403.00	0.00	1,403.00
11/30/2022	Payment	5911	DOORKING INC.		32.95	0.00	32.95
11/30/2022	Payment	5912	FIRST CHOICE AQUATIC WEED		2,276.00	0.00	2,276.00
11/30/2022	Payment	5913	JO ANN WARD		200.00	0.00	200.00
11/30/2022	Payment	5914	KOKO L. MILLER		200.00	0.00	200.00
11/30/2022	Payment	5915	LINDA W. BELL		200.00	0.00	200.00
11/30/2022	Payment	5916	NAVITAS CREDIT CORP		919.68	0.00	919.68
11/30/2022	Payment	5917	SPEAREM ENTERPRISES		1,175.00	0.00	1,175.00
11/30/2022	Payment	5918	STANTEC CONSULTING		416.00	0.00	416.00
11/30/2022	Payment	5919	TANYA O'CONNOR		200.00	0.00	200.00
11/30/2022	Payment	5920	YELLOWSTONE LANDSCAPE		2,771.17	0.00	2,771.17

**Total Outstanding Checks..... 113,290.55 113,290.55**

### Outstanding Deposits

9/30/2022		JE000004	Deposit - July Clubhouse Income - 08/5/22	G/L	150.00	0.00	150.00
9/30/2022		JE000005	Deposit - July Clubhouse Income - 08/12/22	G/L	125.00	0.00	125.00
9/30/2022		JE000006	Deposit - Sept Rental Fee - 09/16/22	G/L	125.00	0.00	125.00



PARKWAY CENTER CDD

Bank Reconciliation

Posting Date	Document Type	Document No.	Description		Amount	Cleared Amount	Difference
9/30/2022		JE000007	Deposit - Sept Rental Fee - 09/16/22	G/L	125.00	0.00	125.00
Total Outstanding Deposits.....					525.00		525.00