PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
REGULAR MEETING
FEBRUARY 22, 2023

PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT
AGENDA
WEDNESDAY, February 22, 2023, AT 6:30 p.m.

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

Zoom Meeting Link: https://us05web.zoom.us/j/85213112937?pwd=RkVLbzNCWnJBOERhREZxVzdacllMdz09

Meeting ID: 852 1311 2937 Passcode: mz7iD0

District Board of Supervisors	Chairman	Koko Miller
	Vice Chairman	JoAnn Ward
	Supervisor	Tanya O'Conner
	Supervisor	Linda Bell
	Supervisor	Charlotte Hazlewood
District Manager	Inframark, LLC	Gene Roberts
District On-Site Manager	Infarmark, LLC	Dale H. Wentzel
District Attorney	Burr Forman	Scott Steady
District Engineer	Stantec, Inc.	Tonja Stewart

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

The Regular Meeting will begin at **6:30 p.m**. with the third section is called **Vendor/Staff Reports.** This section allows the District Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action and vendors presentation of information from any potential or current contractor of the district. **Management Report**s 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.

February 22, 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, February 22, 2023, at 6:30 p.m**. at the **Parkway Center Clubhouse, located at 7461 S Falkenburg Rd Riverview, FL 33578** and via **Zoom** at
https://us05web.zoom.us/j/85213112937?pwd=RkVLbzNCWnJBOERhREZxVzdacllMdz09 .
Meeting ID: 852 1311 2937 **Passcode:** mz7iD0
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
      ii. Yellowstone Inspection Report
5. **BUSINESS ITEMS**
   A. Discussion on Pool Maintenance Proposals.....Tab 02
   B. General Matters of the District
6. **CONSENT AGENDA**
   A. Consideration of Board of Supervisors Regular Meeting Minutes January 25, 2023,..... Tab 03
   B. Consideration of Operations and Maintenance Expenditures December 2022..... Tab 04
   C. Consideration of Operations and Maintenance Expenditures January 2023..... Tab 05
   D. Review of Financial Statements Month Ending January 31, 2023, ... Tab 06
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 tocall us at (813) 873-7300.

Sincerely,
Gene Roberts
District Manager

Parkway Center February Field Report

The palm at the front is looking worse than before, despite being injected with fertilizer. Further diagnosis is needed.

The Bulbine are starting to brown and weeds are getting out of hand.

The Sweet Potatoes, Jasmine, Coontie Palms, and Transplanted Aloe are doing good.

The annuals, Blue Daze, Peanuts, Muhly and Aloe plants are good in the parking lot.

Blue Daze and Lilies are properly trimmed from the fence.

The Ilex, Crinum Lily, and Plumbago on the other side of the fence are growing well.

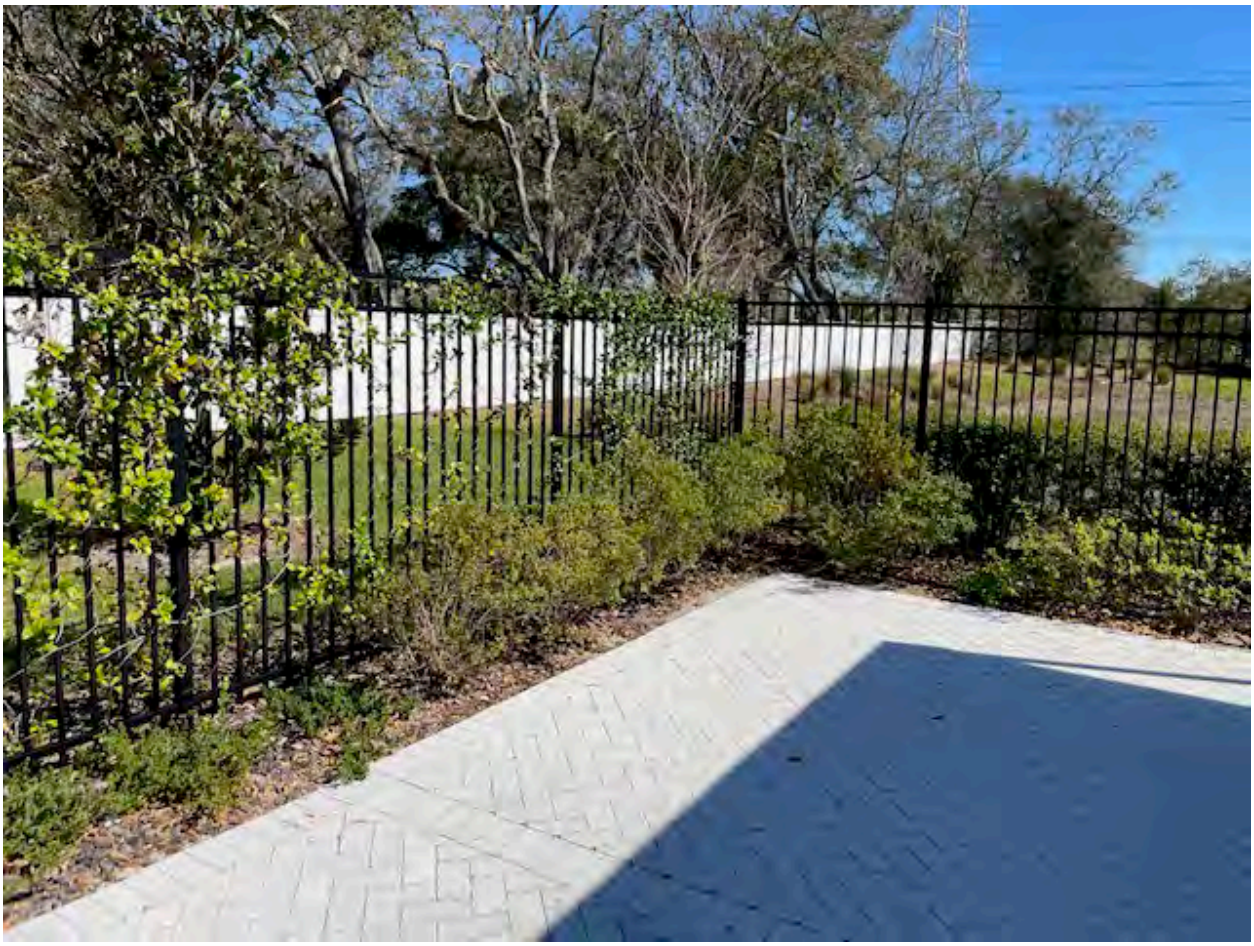
Some of the transplanted Bulbine looks to be drying out or dying off.

The Jasmine around the base of the Holly tree looks dry and thin. The Muhly that was treated and cut is showing some new growth.

The Sweet Potatoes and Blue Daze have had the dead parts cut back and should show new growth soon.

WALL

The Society Garlic, Coontie Palms, and Ilex are growing well. There are some dead strands of Jasmine on the fence that need to be cut off.



The Firebush is healthy but needs to be trimmed level.

The small Firebush has been transplanted from the playground to this corner as requested.

The Society Garlic and Muhly look good. The Jasmine is thin/brown.

4 dead palms behind the playground.

The Peanuts and Fakahatchee are growing back.

The landscape beds around the dry pond still need to be properly edged.

The Blue Daze are covered in weeds.

The conservation area is encroaching on the landscaping and needs to be cut back.

The Jasmine is slightly yellowing at the monument. All other material is healthy.

The palms hanging over the sidewalk that had been struck by lightning still need to be trimmed.

The Belmont landscaping is looking better. Weeds have been pulled and all plant material looks healthy. There is still some Spanish moss to be pulled.

NO
TRESPASSING
PARKWAY CENTER
CDD

Pond 2 has some trash along the banks.

The monument, annuals, Jasmine, and Juniper look good.

There is a lot of trash and some Filamentous Algae in pond 9.

Instead of cutting the encroaching conservation area away from the Fakahatchee as instructed, the Fakahatchee itself was cut away on Deer Chase Dr.

The Hawthorne and Jasmine are still covered in vines and weeds along S Falkenburg Rd.

The Pine Ridge monument looks good.

Along Still River Dr, the Fakahatchee has been trimmed and treated for mites. There is still some heavy weed pressure.

At the other Pine Ridge monument, there are some weeds in the Juniper and Jasmine.

At the Harvest Glenn entrance, the dead plants have been pulled as requested but were never hauled off.

The annual bed is very dry at the Harvest Glenn entrance. The Ilex and Peanuts are healthy.

Pond 7 has some Filamentous Algae.

The Fakahatchee was trimmed and treated.

The Hamlet monument looks good. The Cardboard Palms could use some pruning.

The Plumbago should be pulled around the Eastern Redbud tree.

The fallen/dead limbs still need to be removed – they were supposed to be cleared out when the dead pines were cut.

At the Sanctuary gate, the Copperleaf is recovering but the Jasmine is sparse. Suckers need to be cut from the Crepe Myrtle.

The Allamandas need to be pruned.

The Jasmine is sparse at the Sanctuary monument. The Copperleaf is recovering.

The annuals and Jasmine are healthy at Amberly.

The Thryallis is coming back and should be pruned in spring.

The dead pines have been cut on Moccasin Trail Dr.

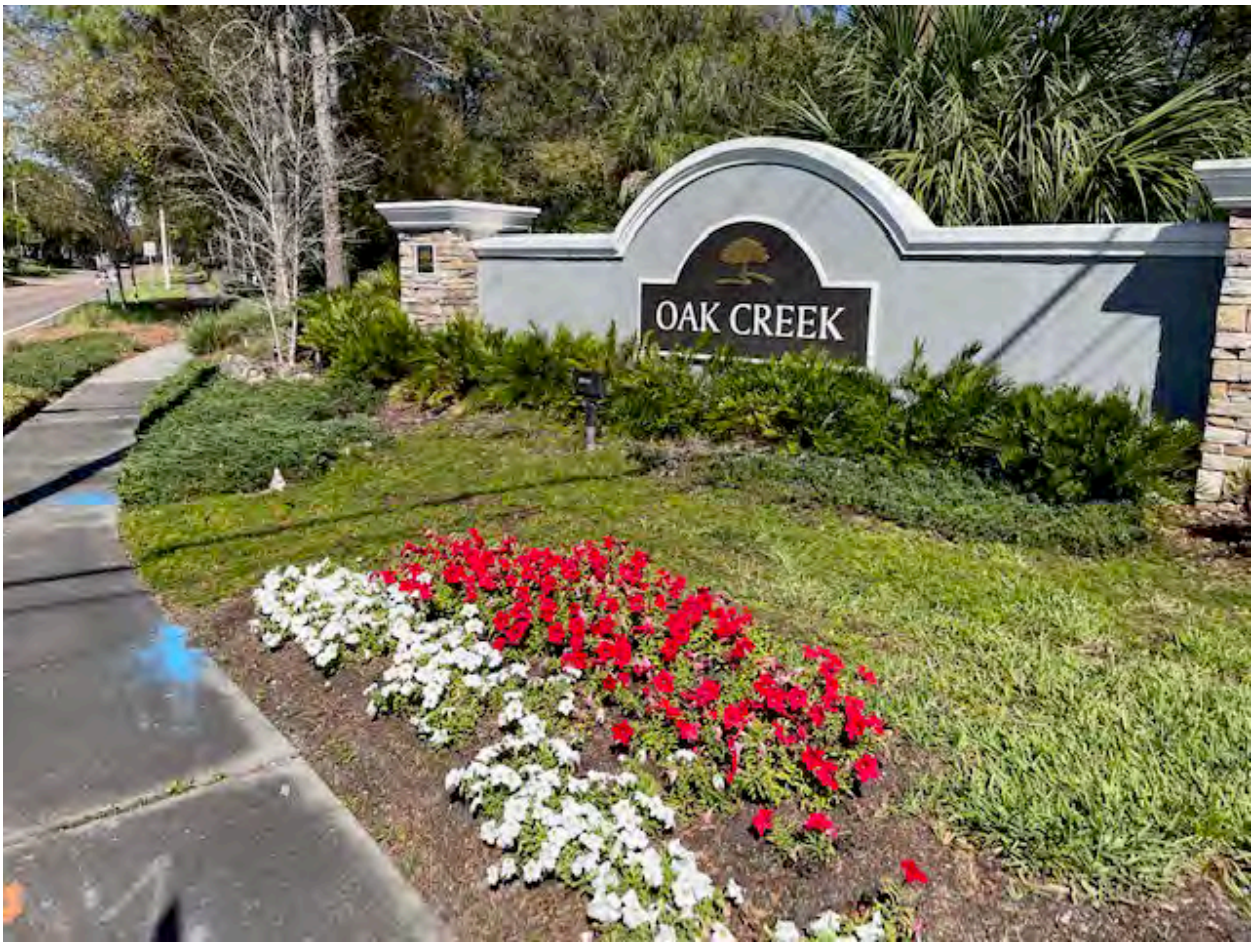
There are still weeds below the Loropetalum and Coontie palms.

Saplings are yellowing but need to be pulled from the Juniper.

The Lilies and Hawthorne are growing well.

The Powderpuff Mimosas are all weeds now. The Annuals and Coontie Palms look good.

The Juniper between the monument and the Star Jasmine hedge has been cleaned up.



Same story at the other monument, the River Birch still needs to be removed.

The Juniper has a lot of weeds near S Falkenburg and Castle Creek Dr.

The front of the monument looks good.

The dead Juniper and weeds need to be pulled from the median on Castle Creek Dr.

The Crepe Myrtle on Castle Creek Dr still needs to be straightened.

The Jasmine at the north gate for the Sanctuary is covered in weeds.

The Jasmine is spotty and there is some trash in front of the monument.

Pond 3 has some alligator weed.

BAYWOOD
SUMMERWOOD

The Hawthorne and turf is dead behind the Baywood/Summerwood monument.

Pond 16 looks good.

The turf, Juniper, Jasmine, Ligustrum, Bottlebrush, and Hawthorne is recovering on the west side of S Falkenburg rd. the Fakahatchee could use a trim.

There is some debris from the palms that needs to be cleaned up at the Summerwood entrance.

Landscaping in the median looks healthy.

There is some debris from the palms on the other side as well.

Muhly Grass needs to be trimmed away from the sidewalk.

The dead plants have been pulled from the medians on Blue Beech Dr.

Lake Beach

The turf, Fakahatchee, Bottlebrush, and pines look good in the roundabout.

The pocket park on Round Leaf Ln is looking greener but the turf is still mostly weeds.

The Round Leaf Ln Roundabout is still dry and weeds are out of hand in the Fountain Grass.

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

Site: Parkway Center

Date: Wednesday, February 15, 2022

	MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
LANDSCAPE MAINTENANCE				
TURF	5	3	-2	S Falkenburg and Round Leaf Ln.
TURF FERTILITY	10	8	-2	" "
TURF EDGING	5	4	-1	Around pond by amenity center.
WEED CONTROL - TURF AREAS	5	4	-1	Round Leaf Ln.
TURF INSECT/DISEASE CONTROL	10	10	0	None spotted.
PLANT FERTILITY	5	3	-2	Struggling plants throughout.
WEED CONTROL - BED AREAS	5	2	-3	A lot of weeds.
PLANT INSECT/DISEASE CONTROL	5	4	-1	Fakahatchee recovering from mites.
PRUNING	10	8	-2	Several areas need pruning.
CLEANLINESS	5	4	-1	Trash at some monuments.
MULCHING	5	4	-1	
WATER/IRRIGATION MGMT	8	6	-2	Harvest Glenn and Round Leaf Ln.
CARRYOVERS	5	3	-2	Weeds, leaning trees.
SEASONAL COLOR/PERENNIAL MAINTENANCE				
VIGOR/APPEARANCE	7	6	-1	Harvest Glenn annuals are dry.
INSECT/DISEASE CONTROL	7	7	0	
DEADHEADING/PRUNING	3	3	0	
SCORE	100	79	-21	79%

Manager's Signature: Clay Wright

Supervisor's Signature:

YELLOWSTONE
LANDSCAPE

SERVICE COMMUNICATION REPORT

Property Name: Parkway Center Date: 2-7-23

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

GROUNDS MAINTENANCE CUSTOMER SERVICE 813-886-7755

TURF		LANDSCAPE BEDS		FERTILIZATION		PEST CONTROL			
Mowing	( )	Pruning	( )	Turf	(✓)	Turf		Trees	
Edging	( )	Hedging	( )	Trees	( )	insects	(✓)	insects	( )
curbs	( )	Weeding	( )	Shrubs	( )	weeds	(✓)	disease	( )
beds	( )	Trees	( )	Annuals	( )	disease	(✓)		
		pruning	( )			Shrubs		Fire ants	( )
Weedeating	( )	Palms	( )			insects	( )	Weed beds	
		pruning	( )			disease	( )	spray	( )

IRRIGATION		PLANTING		CLEANUP		OTHER SERVICES PERFORMED
Inspect	( )	Annuals	( )	Trash	( )	
Adjust	( )	Palms	( )			
Repair	( )	Mulch	( )	Leaves &		
		Contractual	( )	debris	( )	
		Billable	( )			

COMMENTS, AREAS WHICH REQUIRE SPECIAL ATTENTION OR WORK:

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

Services provided by: [signature]

Received by: _____

BLUE LIFE
POOL SERVICE

ENJOY A BETTER LIFE
WITH OUR POOL SERVICE

WE OFFER YOU THE BEST SERVICES

PARKWAY CENTER CDD
7461 S FALKENBURG RD
RIVERVIEW FL 33578

WE SERVICE

★ Hillsborought ★ Pasco ★ Pinellas ★ Manatee
★ Hernando ★ And other surrounding area

- Empty skimmers and pump baskets
- Water testing and balance
- Email electronic reports
- Pool system inspections
- Pool vacuum
- Service 3 times a week
- Tile, walls and steps brushing
- Pool log

COMMERCIAL

SERVICE COST

POOL SERVICE, 3 TIME A WEEK
CLEANING AND CHEMICALS

PRICE $ 1600.00 A MONTH
POOL AND SPA

BLUE LIFE
POOL SERVICE

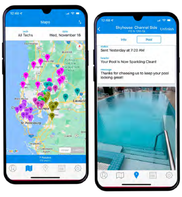
BLUE LIFE
POOL SERVICE

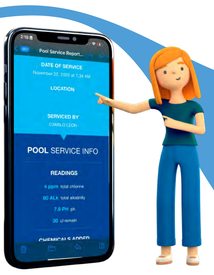
RESIDENTIAL

RECEIVE INSTANT REPORT UPON SERVICE COMPLETION

BLUE LIFE
POOL SERVICE

APP SUPPORT





¡Thanks for choosing us to keep your pool looking great!

BLUE LIFE
POOL SERVICE

Blue Life Pool Service LLC
5108 SWALLOW DR
LAND O LAKES FL 34639

(813) 597-5009

CALL NOW!!!

/bluelifepools
www.bluelifepools.com

Economy Pool

Quote

Date	20-Feb-23
Valid Until	2-Mar-23
Quote #	725139
Customer ID	

Customer:

Parkway CDD Amenity Center
7461 S. Falkenburg Rd
Riverview FL 33578

Quote/Project Description

Pool Maintnance
motor replacement

Description	Line Total
Full pool service Pool 3xs a week	$1530.00 monthly
5 HP phase 3 motor with intallation	$1,300.00
Full service brush, skim, chemical check and adding basic chemicals, vacuum as needed	

Special Notes and Instructions

Once signed, please e-mail it to customerservice@economypool.net

Subtotal		$2,830.00
Discount		
VAT Rate		7.00%
VAT	$	$ 198.10
Total	**$**	**$ 3,028.10**

Above information is not an invoice and only an estimate of services/goods described above.

Please confirm your acceptance of this quote by signing this document

Signature | Print Name | Date

Thank you for your business!

Suncoast Pool Service

P.O. Box 224
Elfers, FL 34680

Estimate

Date	Estimate #
2/6/2023	441

Name / Address
Parkway CDD

Project

Description	Qty	Rate	Total
Swimming Pool Service including chemical balance, debris removal from surface and bottom of swimming pool, vacuuming, tile cleaning and skimming. Three (3) times per week. Operational checks of pumps, filter system, chemical feeders, flow meters and vacuum gauges. Chemicals Included.		1,600.00	1,600.00
		Total	$1,600.00

MINUTES OF THE REGULAR MEETING

The Regular Meeting of the Board of Supervisors for Parkway Center Community Development District was 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.

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, January 25, 2023, at 6:34 p.m.**

Board Members Present and Constituting a Quorum:

Koko Miller	Chair
JoAnn Ward	Vice-Chair
Linda Bell	Supervisor
Tonya O'Connor	Supervisor
Charlotte Hazlewood	Supervisor

Staff Members Present:

Gene Roberts	District Manager, Inframark

There were approximately four (4) 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

Mr. Roberts informed the Board that Scott Stead was able to terminate the Verizon contract.

B. District Engineer

Mr. Roberts read an email from Tonja Stewart regarding the pond bank stabilization. She's waiting on Finn Outdoor to complete two projects they are working on using the Flexamat so she can review the workmanship. She will attend the next Board meeting with recommendations for the Board.

C. District Manager

i. Community Inspection Report

Supervisor Ward summarized the monthly landscape inspection with Yellowstone and Clay Wright. She said there has been some improvement, but detail work is still lacking.

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4. BUSINESS ITEMS

A. Discussion on Tree Removal

The Board reviewed the proposals from Yellowstone and Carson's Landscape Service to remove the dead trees around the community.

MOTION TO:	Approved Carson's Landscape proposal.
MADE BY:	Supervisor O'Connor
SECONDED BY:	Supervisor Ward
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed Unanimously

B. General Matters of the District

There were no General Matter of the District to discuss.

5. CONSENT AGENDA ITEMS

A. Consideration of Board of Supervisors Regular Meeting Minutes December 14, 2022

The Board reviewed the Regular Meeting Minutes from December 14, 2022

Charlotte Hazlewood name was misspelled several times.

Line 149 should state stained concrete.

MOTION TO:	Approved the meeting minutes for December 14, 2022, with corrections.
MADE BY:	Supervisor Ward
SECONDED BY:	Supervisor Miller
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed Unanimously

B. Consideration of Operations and Maintenance Expenditures November 2022

The Board reviewed the O&Ms for November 2022.

DRAFT

MOTION TO:	Approved the O&Ms for November 2022.
MADE BY:	Supervisor Ward
SECONDED BY:	Supervisor Miller
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	5/0 – Motion passed Unanimously

C. Review of Financial Statements Month Ending November 31, 2022

The Board reviewed the financials ending November 31, 2022, and had no questions.

6. SUPERVISOR REQUESTS

Supervisor O'Connor suggested to set up a vendor to do regular trash clean up around the community and remove the Copper Leaf at the Sanctuary Gates.

Supervisor Bell commented on the turf edging along Still River was not cleaned up by Yellowstone.

Supervisor Ward commented on the aerator in Pond 3 is not working.

Supervisor Miller discussed Kyle Knowles, on-site manager and said it was time for his 60-day review. Supervisor Miller and Mr. Roberts gave several examples of work deficiencies and lack of Kyles self-motivation.

MOTION TO:	Terminate Kyle Knowles effective 01/27/2023 and hire Dale Wentzel.
MADE BY:	Supervisor Ward
SECONDED BY:	Supervisor Bell
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	5/0 – Motion passed Unanimously

Other Supervisor Request as follows:

- Set Up a Zoom account for the video conference.
- The Harvest Glen residents are throwing landscape debris onto District property.
- Staff to review if additional residents have been removing the Pine trees along Falkenburg.
- Add pavers to the small circles next to the water feature by the pool.
- Ask Pinch a Penny for a proposal to maintain the pool.
- Locate the password for the blue tooth speakers.
- To update the website for the Square for clubhouse rentals.

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- To pressure wash the stone beds around the community and epoxy.
- To place a cleaning check list in the restrooms.

7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

Rhonda Thomas commented on the poor landscape conditions at the Harvest Glen entrance and Yellowstone was recently spraying inside of the gates. She asked if more garbage cans be placed along Still River.

A resident asked if No Fishing signs be added to pond 15.

Mr. O'Connor stated there are two pine trees in the Sanctuary that have fallen onto the pond bank. Mr. O'Connor also requested that as president of the Sanctuary HOA he be provided a letter from the CDD authorizing him permission to ask trespassers to leave.

8. ADJOURNMENT

MOTION TO:	Adjourn.
MADE BY:	Supervisor O'Connor
SECONDED BY:	Supervisor Miller
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously.

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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:	**Title:**
□ **Chairman**	□ **Secretary**
□ **Vice Chairman**	□ **Assistant Secretary**

Official District Seal

Recorded by Records Administrator

_____
Signature

_____
Date

DRAFT

PARKWAY CENTER CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
AQUAPRO POOL SOLUTIONS	22-120610	$2,100.00		POOL MAINT. NOV 2022
CHARTER COMMUNICATIONS	095561001121522	$286.26		SERVICE 12/14/22 - 01/13/23
FIRST CHOICE AQUATIC WEED	78590	$1,846.00		DECEMBER 2022 MONTHLY WATERWAY SERVICE
INFRAMARK LLC	86231	$9,868.13		DISTRICT INVOICE NOV 2022
INFRAMARK LLC	87571	$7,665.26	$17,533.39	DISTRICT INVOICE DEC 2022
REPUBLIC SERVICES #696	0696-00107710	$211.11		JANUARY 2023 SERVICE
YELLOWSTONE LANDSCAPE	TMC 449438	$18,450.25		LANDSCAPE MAINT. NOVEMBER 2022
YELLOWSTONE LANDSCAPE	TMC 463670	$18,450.25	$36,900.50	LANDSCAPE MAINT. DECEMBER 2022
Monthly Contract Subtotal		**$58,877.26**		
Variable Contract				
CHARLOTTE HAZLEWOOD	CH 121422	$200.00		SUPERVISOR FEE 12/14/22
JO ANN WARD	JW 121422	$200.00		SUPERVISOR FEE 12/14/22
KOKO L. MILLER	KM 121422	$200.00		SUPERVISOR FEE 12/14/22
TANYA OCONNOR	TO 121422	$200.00		SUPERVISOR FEE 12/14/22
Variable Contract Subtotal		**$800.00**		
Utilities				
TECO	211001800146 120722	$750.68		SERVICES - 11/01/22-12/01/22
TECO	211001800369 120722	$592.64		SERVICES - 11/01/22-12/01/22
TECO	211001800609 120722	$557.54		SERVICES - 11/01/22-12/01/22
TECO	221007991963 120722	$281.69		SERVICES - 11/01/22-12/01/22
TECO	221008055560 120722	$874.41	$3,056.96	SERVICES - 11/01/22-12/01/22
Utilities Subtotal		**$3,056.96**		
Regular Services				
AVID INTERACTIVE LLC	2667	$3,950.00		AV SERVICES
BURR & FORMAN LLP	1359185	$90.00		PROFESSIONAL SERVICES THRU - 11/30/22
DESIREE SALDIVAR	120822	$150.00		DEPOSIT REFUND
DON HARRISON ENTERPRISES LLC	2963	$487.45		REPLACED FIXTURE & TIMECLOCK - AMENITY CENTER
DON HARRISON ENTERPRISES LLC	2968	$3,975.00		REPLACE VANDALIZED FIXTURES

PARKWAY CENTER CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
DON HARRISON ENTERPRISES LLC	2969	$929.95	$5,392.40	DECEMBER 2022 ROUTINE MAINTENANCE
DOORKING INC.	1931144	$32.95		SERVICES - 11/14/22-12/13/22
ECO PEST SOLUTIONS	10380	$161.25		PEST CONTROL OCT. 2022
ECO PEST SOLUTIONS	10559	$150.00	$311.25	PEST CONTROL NOV. 2022
EGIS INSURANCE	17451	$4,034.00		INSURANCE RENEWAL 10/1/22-10/1/23
ENVERA SYSTEMS	IN00002618	$8,681.28		40% INSTALLATION FEE
FIELDS CONSULTING GROUP, LLC	2962	$500.00		SIGNS
KDC OUTFITTERS	2527	$138.90		SHIRTS/EMBROIDERY
NAVITAS CREDIT CORP	40819292 120422	$919.68		CONTRACT PAYMENT
PARKWAY CENTER CDD	11282022-18	$10,274.18		SERIES 2008 FY23 TAX DIST ID 600
PARKWAY CENTER CDD	11282022-19	$22,700.26		SERIES 2018-1 FY23 TAX DIST ID 600
PARKWAY CENTER CDD	11282022-20	$17,201.48		SERIES 2018-2 AMENITY FY23 TAX DIST ID 600
PARKWAY CENTER CDD	12062022-17	$133,045.33		SERIES 2008 FY23 TAX DIST ID 602
PARKWAY CENTER CDD	12062022-18	$293,956.66		SERIES 2018-1 FY23 TAX DIST ID 602
PARKWAY CENTER CDD	12062022-19	$222,750.32	$699,928.23	SERIES 2018-2 AMENITY FY23 TAX DIST ID 602
PHOENIX NATIONAL SECURITY LLC	3033	$2,016.00		SECURITY PATROL SERVICES NOV. DATES
PHOENIX NATIONAL SECURITY LLC	3034	$1,008.00	$3,024.00	SECURITY PATROL SERVICES DEC. DATES
SPEAREM ENTERPRISES	5528	$2,950.00		PRESSURE WASH ENTIRE WALL ALONG RIVERVIEW DRIVE
SPEAREM ENTERPRISES	5545	$1,250.00		LABOR- PREP/PAINT
SPEAREM ENTERPRISES	5559	$150.00		TRASH/DEBRIS - MAIN STREETS
SPEAREM ENTERPRISES	5571	$1,200.00	$5,550.00	CLUBHOUSE CLEANING 12/2-12/23/22
YELLOWSTONE LANDSCAPE	267661	$100.00		OTC TREATMENT
YELLOWSTONE LANDSCAPE	TMC 470184	$1,144.73	$1,244.73	IRRIGATION REPAIRS
Regular Services Subtotal		**$733,947.42**		
Additional Services				
TANYA OCONNOR	TO 120122	$16.04		CLUBHOUSE DECOR REIMBURSEMENT
TANYA OCONNOR	TO 121322	$72.94	$88.98	DECORATIONS REIMBURSEMENT
YELLOWSTONE LANDSCAPE	TMC 447318	$1,369.90		TREE REMOVALS
Additional Services Subtotal		**$1,458.88**		
TOTAL		**$798,140.52**		

PARKWAY CENTER CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description

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 # 22-120610
DATE: DECEMBER 6, 2022

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

JOB: MONTHLY POOL MAINTENANCE
NOVEMBER 2022

QUANITY	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!

Spectrum BUSINESS

Received
DEC 23 2022

December 15, 2022
Invoice Number: 095561001121522
Account Number: **0050955610-01**
Security Code: **5433**
Service At: 7461 S FALKENBURG RD
RIVERVIEW, FL 33578-8652

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

Summary
Services from 12/14/22 through 01/13/23
details on following pages

Previous Balance	282.79
Payments Received - Thank You	-282.79
Remaining Balance	**$0.00**
Spectrum Business™ TV	96.96
Spectrum Business™ Internet	132.97
Spectrum Business™ Voice	19.99
Other Charges	22.20
One-Time Charges	0.00
Taxes, Fees and Charges	14.14
Current Charges	$286.26
Total Due by 12/31/22	**$286.26**

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.

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.

Spectrum BUSINESS

4145 S. Falkenburg Rd Riverview, FL 33578-8652
7635 1610 NO RP 15 12152022 NNNNNY 01 000416 0002

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

December 15, 2022
PARKWAY CENTER CBD
Invoice Number: 095561001121522
Account Number: 0050955610-01
Service At: 7461 S FALKENBURG RD
RIVERVIEW, FL 33578-8652

Total Due by 12/31/22 **$286.26**
Amount you are enclosing $

Please Remit Payment To:
CHARTER COMMUNICATIONS
PO BOX 7195
PASADENA, CA 91109-7195

0001000100509556100100028626

December 15, 2022

PARKWAY CENTER CBD

Invoice Number: 095561001121522
Account Number: 0050955610-01
Security Code: **5433**

Spectrum BUSINESS

Contact Us
Visit us at SpectrumBusiness.net
Or, call us at 1-877-824-6249
7635 1610 NO RP 15 12152022 NNNNNY 01 000416 0002

Charge Details

Previous Balance		282.79
Payments Received - Thank You	12/09	-282.79
Remaining Balance		**$0.00**

Payments received after 12/15/22 will appear on your next bill.

Services from 12/14/22 through 01/13/23

Spectrum Business™ TV

Spectrum Business TV Premier	79.99
DVR Service	19.99
2 DVR Service at $10.00 each	
Bundle Discount	-10.00
Promotional Discount	-15.00
Spectrum Receiver	21.98
2 Spectrum Receiver at $10.99 each	
	$96.96
Spectrum Business™ TV Total	$96.96

Spectrum Business™ Internet

Spectrum Business Internet Ultra	199.99
Static IP 5	29.99
Business WiFi	7.99
Promotional Discount	-105.00
	$132.97
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
	$19.99

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

Spectrum Business™ Voice Total	$19.99

Other Charges

Broadcast TV Surcharge	22.20
Other Charges Total	$22.20

One-Time Charges

Promotional Discount	12/14	0.00
One-Time Charges Total		$0.00

Taxes, Fees and Charges

State Communications Tax	7.37
State And Local Sales Tax	1.30
Local Communications Services Tax	5.47
Taxes, Fees and Charges Total	$14.14

Current Charges	**$286.26**
Total Due by 12/31/22	**$286.26**

Billing Information

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

Spectrum Voice Provider - Spectrum Advanced Services, LLC

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

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It's easy, convenient and secure.

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.
It's easy – enroll in paperless billing visit SpectrumBusiness.net.
It's convenient – you can access your statement through SpectrumBusiness.net.
It's secure – we deliver securely to your SpectrumBusiness.net account and only you can access through a secure sign-in process.

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

Spectrum BUSINESS

Payment Options

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

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

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

Invoice

First Choice Aquatic Weed Management, LLC

P.O. Box 593258
Orlando, FL 32859

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

Date	Invoice #
12/29/2022	78590

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	1/28/2023

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
	0.00

Thank you for your business.

Total	$1,846.00
Payments/Credits	$0.00
Balance Due	$1,846.00

INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#	DATE
#86231	11/30/2022
CUSTOMER ID	**NET TERMS**
C2303	Net 30
PO#	**DUE DATE**
	12/30/2022

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

Services provided for the Month of: November 2022

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
District Management Services - District Management	1	Ea	2,403.33		2,403.33
Accounting Services - Accounting Services	1	Ea	2,389.75		2,389.75
Field Management - Field Management	1	Ea	2,308.92		2,308.92
Mailings - O&M Assement $1,305.25 & O&M Increase $931.60	1	Ea	2,236.83		2,236.83
Recording Svcs - Recording Secretary	1	Ea	333.33		333.33
Technology Services - Technology Services	1	Ea	166.67		166.67
Postage - Postage- September	1	Ea	19.60		19.60
Copies - Color Copies- September	14	Ea	0.50		7.00
Copies - B/W Copies- September	18	Ea	0.15		2.70
Subtotal					9,868.13

Subtotal	$9,868.13
Tax	$0.00
Total Due	$9,868.13

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

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC
ACH - Bank Routing Number: 111000614 / Account Number: 912593196
Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#	DATE
#87571	12/21/2022
CUSTOMER ID	**NET TERMS**
C2303	Net 30
PO#	**DUE DATE**
	1/20/2023

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

Services provided for the Month of: December 2022

DESCRIPTION	QTY	UOM	RATE	MARKUPP	AMOUNT
District Management Services - District Management	1	Ea	2,403.33		2,403.33
Accounting Services - Accounting Services	1	Ea	2,389.75		2,389.75
Field Management - Field Management	1	Ea	2,308.92		2,308.92
Recording Svcs - Recording Secretary	1	Ea	333.33		333.33
Technology Services - Technology Services	1	Ea	166.67		166.67
Copies - Color Copies- September	88	Ea	0.50		44.00
Postage - Postage- September	1	Ea	12.36		12.36
Copies - B/W Copies- September	46	Ea	0.15		6.90
Subtotal					**7,665.26**

Subtotal	$7,665.26
Tax	$0.00
Total Due	$7,665.26

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

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC
ACH - Bank Routing Number: 111000614 / Account Number: 912593196
Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

REPUBLIC SERVICES

5210 W Linebaugh Ave
Tampa FL 33624-503434

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

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

Account Number	**3-0696-0046402**
Invoice Number	0696-001077100
Invoice Date	December 17, 2022
Past Due on 12/17/22	**$434.99**
Payments/Adjustments	-$212.26
Current Invoice Charges	**$211.11**

Total Amount Due	Payment Due Date
$433.84	**Past Due**

PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
Payment - Thank You 12/13	5926	-$212.26

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 01/01-01/31			$127.07	$127.07
Container Refresh 01/01-01/31		1.0000	$9.00	$9.00
Total Fuel/Environmental Recovery Fee				$70.04
Late Fee 12/17				$5.00
CURRENT INVOICE CHARGES, Due by January 06, 2023				**$211.11**

DEC 27 2022

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	$0.00	$187.73

REPUBLIC SERVICES

5210 W Linebaugh Ave
Tampa FL 33624-503434

Address Service Requested

Please Return This Portion With Payment

Total Enclosed

Total Amount Due	**$433.84**
Payment Due Date	**Past Due**
Account Number	**3-0696-0046402**
Invoice Number	**0696-001077100**

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

00003160
N211

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

3069600464020000001077100000021111000043384 2

INVOICE

INVOICE #	INVOICE DATE
TMC 449438	11/1/2022
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

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: December 1, 2022

Invoice Amount: $18,450.25

Description	Current Amount
Monthly Landscape Maintenance November 2022	$18,450.25

Invoice Total **$18,450.25**

Excellence
IN COMMERCIAL LANDSCAPING

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

INVOICE

INVOICE #	INVOICE DATE
TMC 463670	12/1/2022
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

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: December 31, 2022

Invoice Amount: $18,450.25

Description	Current Amount
Monthly Landscape Maintenance December 2022	$18,450.25

Invoice Total **$18,450.25**

Excellence
IN COMMERCIAL LANDSCAPING

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

Parkway Center CDD

MEETING DATE: **December 14, 2022**

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

DMS Staff Signature Gene Roberts

CH 121422

Parkway Center CDD

MEETING DATE: **December 14, 2022**

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

DMS Staff Signature *Gene Roberts*

JW 121422

Parkway Center CDD

MEETING DATE: **December 14, 2022**

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

DMS Staff Signature Gene Roberts

KM121422

Parkway Center CDD

MEETING DATE: **December 14, 2022**

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

DMS Staff Signature Gene Roberts

TO 121422

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

Received
DEC 12 2022

ACCOUNT INVOICE

tampaelectric.com

Statement Date: 12/07/2022
Account: 211001800146

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

Current month's charges:	$750.68
Total amount due:	$750.68
Payment Due By:	12/28/2022

Your Account Summary

Previous Amount Due	$1,501.36
Payment(s) Received Since Last Statement	-$1,501.36
Current Month's Charges	**$750.68**
Total Amount Due	**$750.68**

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

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AN EMERA COMPANY

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See reverse side for more information

Account: 211001800146

Current month's charges:	$750.68
Total amount due:	$750.68
Payment Due By:	12/28/2022
Amount Enclosed	$_____

618050577953

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

107

618050577953211001800146000000750685

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **211001800146**
Statement Date: 12/07/2022
Current month's charges due **12/28/2022**

00000056-0000582-Page 5 of 18

Details of Charges – Service from 11/01/2022 to 12/01/2022

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

Important Messages

Important Rate Information for Lighting Customers
The Florida Public Service Commission (PSC) approved Tampa Electric's request for 2023 rates. Visit tampaelectric.com/RateCommunications to review the new lighting rates, which take effect in January 2023.

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Received
DEC 12 2022

Statement Date: 12/07/2022
Account: 211001800369

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

Current month's charges:	$592.64
Total amount due:	$592.64
Payment Due By:	12/28/2022

00000056-0000583-Page 7 of 18

Your Account Summary

Previous Amount Due	$1,185.28
Payment(s) Received Since Last Statement	-$1,185.28
Current Month's Charges	**$592.64**
Total Amount Due	**$592.64**

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

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AN EMERA COMPANY

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See reverse side for more information

Account: 211001800369

Current month's charges:	$592.64
Total amount due:	$592.64
Payment Due By:	12/28/2022
Amount Enclosed	$_____

618050577954

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

109

618050577954211001800369000000592646

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **211001800369**
Statement Date: 12/07/2022
Current month's charges due **12/28/2022**

Details of Charges – Service from 11/01/2022 to 12/01/2022

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**

00000056-0000584-Page 8 of 18

Important Messages

Important Rate Information for Lighting Customers
The Florida Public Service Commission (PSC) approved Tampa Electric's request for 2023 rates. Visit tampaelectric.com/RateCommunications to review the new lighting rates, which take effect in January 2023.

TECO. TAMPA ELECTRIC AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Received DEC 12 2022

Statement Date: 12/07/2022
Account: 211001800609

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

Current month's charges:	$557.54
Total amount due:	$557.54
Payment Due By:	12/28/2022

00000056-0000595-Page 11 of 18

Your Account Summary

Previous Amount Due	$1,115.08
Payment(s) Received Since Last Statement	-$1,115.08
Current Month's Charges	**$557.54**
Total Amount Due	**$557.54**

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

One Less Worry :)

Paperless = Worry less! **Free eBill signup:** tampaelectric.com/paperless

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TECO. TAMPA ELECTRIC AN EMERA COMPANY

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mail phone online pay agent

See reverse side for more information

Account: 211001800609

Current month's charges:	$557.54
Total amount due:	$557.54
Payment Due By:	12/28/2022
Amount Enclosed	$_____

618050577955

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

618050577955211001800609000000557546

111

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **211001800609**
Statement Date: 12/07/2022
Current month's charges due **12/28/2022**

00000056-0000586-Page 13 of 18

Details of Charges – Service from 11/01/2022 to 12/01/2022

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	
Lighting Charges			**$557.54**

Total Current Month's Charges **$557.54**

Important Messages

Important Rate Information for Lighting Customers
The Florida Public Service Commission (PSC) approved Tampa Electric's request for 2023 rates. Visit tampaelectric.com/RateCommunications to review the new lighting rates, which take effect in January 2023.

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

Received
DEC 12 2022

ACCOUNT INVOICE

tampaelectric.com

Statement Date: 12/07/2022
Account: 221007991963

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

Current month's charges:	$281.69
Total amount due:	$281.69
Payment Due By:	12/28/2022

00000056-0000587-Page 15 of 18

Your Account Summary

Previous Amount Due	$568.38
Payment(s) Received Since Last Statement	-$568.38
Current Month's Charges	**$281.69**
Total Amount Due	**$281.69**

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

One Less Worry :)

Paperless = Worry less! **Free eBill signup:** tampaelectric.com/paperless

EMAIL and TEXT ALERTS

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

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 221007991963

Current month's charges:	$281.69
Total amount due:	$281.69
Payment Due By:	12/28/2022
Amount Enclosed	$_____

640272777765

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

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

640272777765221007991963000000028169 9

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **221007991963**
Statement Date: 12/07/2022
Current month's charges due **12/28/2022**

Details of Charges – Service from 11/01/2022 to 12/01/2022

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**

Total Current Month's Charges **$281.69**

Important Messages

Important Rate Information for Lighting Customers
The Florida Public Service Commission (PSC) approved Tampa Electric's request for 2023 rates. Visit tampaelectric.com/RateCommunications to review the new lighting rates, which take effect in January 2023.

00000056-0000588-Page 17 of 18

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Received
DEC 12 2022

Statement Date: 12/07/2022
Account: 221008055560

PARKWAY CENTER CDD
7461 S FALKENBURG RD
RIVERVIEW, FL 33578

Current month's charges:	$896.28
Total amount due:	$874.41
Payment Due By:	12/28/2022

00000704-0001975-Page 1 of 6

Your Account Summary

Previous Amount Due	$1,933.19
Payment(s) Received Since Last Statement	-$1,933.19
Miscellaneous Credits	-$21.87
Credit balance after payments and credits	-$21.87
Current Month's Charges	$896.28
Total Amount Due	**$874.41**

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

One Less Worry :)

Paperless = Worry less! **Free eBill signup:** tampaelectric.com/paperless

EMAIL and TEXT ALERTS

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

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 221008055560

Current month's charges:	$896.28
Total amount due:	$874.41
Payment Due By:	12/28/2022
Amount Enclosed	$ 874.41

640272777766

00000704 01 AV 0.45 33607 FTECO112072222513110 00000 03 01000000 014 02 14431 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

115

640272777766221008055560000000000874413

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **221008055560**
Statement Date: 12/07/2022
Current month's charges due **12/28/2022**

Details of Charges – Service from 11/01/2022 to 12/01/2022

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	12/01/2022	28,937		19,056		9,881 kWh	1	31 Days
1000813546	12/01/2022	21.11		0		21.11 kW	1	31 Days

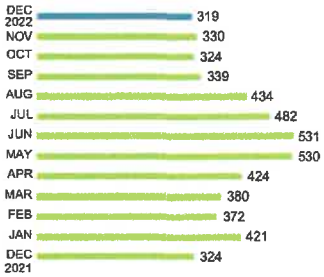
Daily Basic Service Charge	31 days	@ $1.08000	$33.48
Billing Demand Charge	21 kW	@ $13.86000/kW	$291.06
Energy Charge	9,881 kWh	@ $0.00736/kWh	$72.72
Fuel Charge	9,881 kWh	@ $0.04126/kWh	$407.69
Capacity Charge	21 kW	@ $0.17000/kW	$3.57
Storm Protection Charge	21 kW	@ $0.59000/kW	$12.39
Energy Conservation Charge	21 kW	@ $0.81000/kW	$17.01
Environmental Cost Recovery	9,881 kWh	@ $0.00130/kWh	$12.85
Clean Energy Transition Mechanism	21 kW	@ $1.10000/kW	$23.10
Florida Gross Receipt Tax			$22.41
Electric Service Cost			**$896.28**

Total Current Month's Charges

$896.28

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Billing Demand

(Kilowatts)

Load Factor

(Percentage)

Miscellaneous Credits

Interest for Cash Security Deposit - Electric	-$21.87

Total Current Month's Credits

-$21.87

Important Messages

Change in Deposit Interest

This billing statement reflects a credit of 2 percent interest. This account has had an active deposit for 23 months and, in accordance with the Florida Public Service Commission rules, the interest rate on the deposit for this account has increased to 3 percent going forward.

Avid Interactive, LLC
10211 Hyaleah Rd
Tampa, FL 33617 US
rberry@avidfl.com

INVOICE

BILL TO
Gene Roberts
Parkway Center Community
Development District

INVOICE # 2667
DATE 11/16/2022
DUE DATE 11/16/2022
TERMS Due on receipt

DESCRIPTION	QTY	RATE	AMOUNT
A/V Services installation of video conferencing system	1	3,950.00	3,950.00

BALANCE DUE **$3,950.00**

BURR FORMAN LLP

results matter

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

Received
DEC 29 2022

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

22 Dec 2022
Invoice # 1359185
Bill Atty: S. Steady
As of 11/30/22

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

BILL SUMMARY THROUGH NOVEMBER 30, 2022

Professional Services	$90.00
TOTAL DUE THIS BILL	**$90.00**

WIRING/ACH INSTRUCTIONS:

Account Name:	Burr & Forman LLP 420 North 20th Street, Suite 3400 Birmingham, Alabama 35203
Bank Name:	Wells Fargo Bank 420 Montgomery Street San Francisco, CA 94104
Wire Routing Transit Number:	121000248
ACH Routing Transit Number:	062000080
Account Number:	2000686788359
SWIFT Code:	WFBIUS6S

PLEASE EMAIL REMITTANCE ADVICE TO:
AccountsReceivable@burr.com

REMITTANCE COPY

PLEASE INCLUDE THE INVOICE NUMBER or CLIENT ID WITH YOUR PAYMENT

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

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

BURR & FORMAN LLP

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

22 Dec 2022
Invoice # 1359185
Page 2

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

22 Dec 2022
Invoice # 1359185
Bill Atty: S. Steady
As of 11/30/22

EMPLOYER I.D. #63-0322727

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

Date	Description	Tkpr	Hours	Rate	Value
11/16/22	Call with Eric at Inframark to discuss Verizon bill.	SIS	0.20	325.00	$65.00
11/17/22	Contact two individuals at Verizon to inquire how to cancel account.	LAT	0.20	125.00	$25.00
	Total Services				$90.00

Total Services and Disbursements	$90.00
TOTAL NOW DUE	$90.00

SUMMARY OF SERVICES

Name	Rate	Hours	Amount
Lori A. Tipson	$125.00	0.20	$25.00
Scott I. Steady	$325.00	0.20	$65.00
TOTALS		0.40	$90.00

PARKWAY CENTER
Community Development District
Check Request

Date: December 8, 2022

Date Needed By:

Amount: $ 150.00

Payable To:. Desiree Saldivar

Address: 7014 Timberside Place

City, State, Zip: Riverview FL, 33578

Coding: _____ _____

Requested By: Monica

Authorized by: _Gene Roberts_____

Additional Directions:

PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT

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

CLUBHOUSE USAGE AGREEMENT
RELEASE OF LIABILITY AND INDEMNIFICATION

1. **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT** (hereinafter, the "District") is the owner of the clubhouse and related facilities (hereinafter, the "facilities"), located within the Parkway Center Community in Hillsborough County, Florida.

2. The district, by its execution of this Agreement, has approved the use of the Facilities as described herein, subject to all applicable laws, rules and regulations, and subject to the district's receipt of a $50.00, for up to two (2) hours, which will include set up and clean up. Refundable security deposit in the amount of $150.00 for RESIDENT users.

3. Security deposit refunds are subject to an inspection of the facility after the event, as well as complete adherence to the "Clubhouse Rules" **(see and initial)** attached. Please make checks (two, separate) payable to PARKWAY CENTER CDD

Make all payments payable to Parkway Center CDD
Attn: Monica Alvarez: 2005 Pan Am Circle, Suite 300, Tampa, FL 33607
******** WITH A COPY OF YOUR DRVER'S LICENSE************

4. The undersigned, Desiree__Saldivar_, (the Applicant), has applied to the district to use the Clubhouse as follows:
   Applicant Address: _
   __Baby Shower_____
   Date of Event: **Phone:**
   __11/12/2022____ _____5405329056_____
   Time of Event (ALL Events shall end by 11:00 p.m.): __12-4pm_____ Number of Attendees (NOT TO EXCEED 40): _____30_____ (11am setup)

5. The district has consented to the above use by the Applicant, its agents, employees and invitees.

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

7. As further consideration for the District's permission to the Applicant, its agents, employees and invitees to use the Facilities, the Applicant, for itself, its representatives and assigns, agrees to indemnify, defend and hold harmless the District, its agents and employees, from any and all claims for loss, damage, injury or death of any nature whatsoever to persons or property, including, but not limited to personal injury or death, resulting in any way from or in any fashion arising from or connected with the use of the Facilities, in whatever manner the loss, damage, injury or death may be caused, occasioned or contributed to by the negligence, sole or concurrent, of the District, its agents or employees.

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

Applicant:

Desiree Saldivar
Signature

Desiree Saldivar
Print name

08/11/2022
Date

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

By: _____

As: _____

Date: _____

PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT

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

RECREATION CENTER POLICIES

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

Rental Fees and Security Deposits for residents are as follows:

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

PLEASE INITIAL ON THE BLANK LINE

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

procedures for the reserved special event at the Recreation Center with the applicant. Use of the Recreation Center for parties or other group functions will require the execution of an indemnification agreement and a security deposit. DBS

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

Desiree Saldivar

Applicant Signature

Desiree Saldivar

Applicant Printed Name

08/11/2022

Date

COST	QTY.	ITEM	UNIT PRICE	PRICE
	1	15 min Spring Wound Timeclock		87.50
	1	In-use Weather proof Cover		29.95

Received
DEC 12 2022

TECHNICIAN	ARRIVE	LEAVE	TOTAL HRS.	RATE	TOTAL LABOR
[illegible]			2.5	160	320.00

TOTALS	☐ CC	CHARGES		AMOUNT
	☐ BILL	PARTS		117.45
MAT.	☐ $	LABOR		320.00
PERMITS	☐ CK	SERVICE CALL		50.00
MISC.		PREVENTIVE MAINTENANCE DISCOUNT		
TAX				
LABOR		TOTAL AMOUNT DUE		$ 487.45
TOTAL				

Don Harrison Enterprises

№ 2963

DATE 12 | 08 | 2022

2510 Priscilla Ct. • Lutz, FL 33559-5679
(813) 363-6286
112215

NAME Parkway Center C.D.D.
STREET 2005 Pan Am Circle, Suite 300 PHONE 813-873-7300
CITY Tampa STATE FL ZIP 33607
JOB NAME/LOCATION JOB PHONE
ADDRESS (OAK Creek) [illegible]
SCHEDULED DATE/TIME
WORK TAKEN BY Don ORDERED BY Gene Roberts

DESCRIPTION OF WORK

Replaced (1) Bad Main Sign Fixture For the Amberly Entrance.

Installed A New 15 minute Spring Wound Timeclock For the Spa With A New Weather proof In-use Cover Located At the Amenity Center.

(Completed)

ASK ABOUT OUR SERVICE CONTRACTS

PARTS WARRANTY - All parts as recorded are warranted as per manufacturer specifications.
LABOR GUARANTEE - The labor charges as recorded here are relative to the equipment serviced as noted, is guaranteed for a period of 30 days.

UPON INSPECTION, OUR TRAINED PERSONNEL RECOMMEND THE FOLLOWING:

DATE COMPLETED 12-07-2022
TERMS: Net Due Upon Completion

AUTHORIZATION FOR SERVICE: The undersigned hereby warrants that he has the full right and authority to enter into this agreement and accepts responsibility for any charges incurred at the established hourly rate and for a trip charge. If applicable, subject to the terms and condition herein. It is understood and agreed that venue for any cause of action arising out of the agreement shall be in Hillsborough County, Florida, and that the customer shall be responsible for any reasonable attorney's fees and collection costs. Late charges of 1½% per month on all past due balances.

X

CUSTOMER SIGNATURE
I hereby accept above service as being satisfactory and acknowledge that equipment has been left in good condition.

X
CUSTOMER SIGNATURE

COST	QTY.	ITEM	UNIT PRICE	PRICE

Don Harrison Enterprises

№ 2968

DATE 12 | 20 | 2022

2510 Priscilla Ct. • Lutz, FL 33559-5679
(813) 363-6286
112215

NAME Parkway Center C.D.D.
STREET 3005 Pan Am Circle, Ste 300 PHONE 813-873-7300
CITY Tampa STATE FL ZIP 33607
JOB NAME/LOCATION JOB PHONE
ADDRESS (Oak Creek) Riverview
SCHEDULED DATE/TIME
WORK TAKEN BY Don. ORDERED BY Gene Roberts

DESCRIPTION OF WORK

Replaced Vandalized Fixture's At the Belmont Entrance As per Attached Contract.

(Completed)

TECHNICIAN	ARRIVE	LEAVE	TOTAL HRS.	RATE	TOTAL LABOR
Don					

	TOTALS	☐ CC	CHARGES	AMOUNT
		☐ BILL	PARTS	
MAT.		☐ $	LABOR	
PERMITS		☐ CK	SERVICE CALL	
MISC.			PREVENTIVE MAINTENANCE DISCOUNT	
TAX			Contract	3975.00
LABOR			TOTAL AMOUNT DUE	
TOTAL				$ 3,975.00

ASK ABOUT OUR SERVICE CONTRACTS

PARTS WARRANTY - All parts as recorded are warranted as per manufacturer specifications.
LABOR GUARANTEE - The labor charges as recorded here are relative to the equipment serviced as noted, is guaranteed for a period of 30 days.

UPON INSPECTION, OUR TRAINED PERSONNEL RECOMMEND THE FOLLOWING:

DATE COMPLETED

TERMS: Net Due Upon Completion

AUTHORIZATION FOR SERVICE: The undersigned hereby warrants that he has the full right and authority to enter into this agreement and accepts responsibility for any charges incurred at the established hourly rate and for a trip charge. If applicable, subject to the terms and condition herein. It is understood and agreed that venue for any cause of action arising out of the agreement shall be in Hillsborough County, Florida, and that the customer shall be responsible for any reasonable attorney's fees and collection costs. Late charges of 1½% per month on all past due balances.

CUSTOMER SIGNATURE
I hereby accept above service as being satisfactory and acknowledge that equipment has been left in good condition.

CUSTOMER SIGNATURE

Don Harrison Enterprises
2510 Priscilla Court
Lutz, FL 33559
(813) 363-6286 EC13010124

TO: Gene Roberts

Job Name: Parkway Center C.D.D.

Job Address: Riverview, fl.

Description: Fixture replacement for Belmont entrance.

Proposal / Estimate

All labor and materials to replace (11) smaller LED flood fixtures & mounting supports as needed located at the entrance area. Also to replace (2) Larger LED sign fixtures for the main sign, and to replace the electronic photo-cell control. $ 3,975.00 (Vandalism)

We hereby propose to furnish materials and labor-complete in accordance with the above specifications or scope of work for the sum of $ 3,975.00 Three thousand, nine hundred ,seventy five dollars.

Payment to be made as follows: 15 Day net term billing, upon completion.

All material is guaranteed to be as specified. All work to be done in a workmanlike manner according to standard practices. Any alteration or deviation from the above specification or scope of work involving extra cost will be executed only upon a written change order and will become an extra cost over the above estimate. All agreements contingent upon strikes, Accidents, or delays beyond our control. Owner to carry fire, Tornado, and other necessary insurance. All invoices are due and payable 30 days of date of invoice. Any delinquent accounts will be subject to a monthly service charge of 12% per month. Should we incur any cost or expense in collecting per the terms of this agreement, the undersigned agrees to pay all cost and expenses including reasonable attorney fees.

Acceptance of proposal: The above prices, Specification and conditions are satisfactory and hereby accepted. You are authorized to proceed with the work as specified. Payment will be outlined above.

Signature _____ Date 12-15-22

Authorized Signature _____ Date _____

COST	QTY.	ITEM	UNIT PRICE	PRICE
		1.) Riverview Entrance - fixed light uprooted in Rocks.		50.00
		2.) Replaced photo-cell at Baywood - Summerfield.		49.95
		3.) Fixed broken light at Summerfield Entrance.		30.00
		4.) Fixed broken lights at Hamlet sign area		30.00

TECHNICIAN	ARRIVE	LEAVE	TOTAL HRS.	RATE	TOTAL LABOR
Don			2	160.00	320.00

			TOTALS	☐ CC	CHARGES / AMOUNT
MAT.				☐ BILL	PARTS 159.95
PERMITS				☐ $	LABOR 320.00
MISC.				☐ CK	SERVICE CALL
TAX				PREVENTIVE MAINTENANCE DISCOUNT	
LABOR				Month of Dec 2022	450.00
TOTAL				TOTAL AMOUNT DUE	$929.95

Don Harrison Enterprises

2510 Priscilla Ct. • Lutz, FL 33559-5679
(813) 363-6286
112215

№ 2969

DATE 12/21/2022

NAME Parkway Center C.D.D.
STREET 2005 Pan Am Circle, Ste 300 PHONE 813-873-7300
CITY Tampa STATE FL ZIP 33607
JOB NAME/LOCATION JOB PHONE
ADDRESS Riverview, FL.
SCHEDULED DATE/TIME
WORK TAKEN BY Don. ORDERED BY Gene Roberts

DESCRIPTION OF WORK

Routine Maintenance for the month of December 2022; made repairs as needed.

Completed

ASK ABOUT OUR SERVICE CONTRACTS

PARTS WARRANTY - All parts as recorded are warranted as per manufacturer specifications.
LABOR GUARANTEE - The labor charges as recorded here are relative to the equipment serviced as noted, is guaranteed for a period of 30 days.

UPON INSPECTION, OUR TRAINED PERSONNEL RECOMMEND THE FOLLOWING:

DATE COMPLETED 12-21-2022

TERMS: Net Due Upon Completion

AUTHORIZATION FOR SERVICE: The undersigned hereby warrants that he has the full right and authority to enter into this agreement and accepts responsibility for any charges incurred at the established hourly rate and for a trip charge. If applicable, subject to the terms and condition herein. It is understood and agreed that venue for any cause of action arising out of the agreement shall be in Hillsborough County, Florida, and that the customer shall be responsible for any reasonable attorney's fees and collection costs. Late charges of 1½% per month on all past due balances.

CUSTOMER SIGNATURE
I hereby accept above service as being satisfactory and acknowledge that equipment has been left in good condition.

CUSTOMER SIGNATURE

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

DKS Cellular Subscription

INVOICE

INVOICE#
1931144
INVOICE DATE
December 14, 2022

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

User ID: **ParkwayCenter**

Period Starts: November 14, 2022
Period Ends: December 13, 2022

Previous Balance: $32.95
Payment Received: ($32.95)

New Charges: $32.95

Total Amount Due: **$32.95 USD** Due by **January 13, 2023**

Note: All $ amounts are in US Dollars.

Received
DEC 20 2022

Payments

Date	Details	Amount
12/6/2022	Check received	($32.95)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
11/14/2022	12/13/2022		813 230 5734	9999	0	17	$32.95

Summary	Total Amount Due
This amount is due by January 13, 2023	$32.95 USD

Cut along the dotted line and include with the check.
Please also write the Invoice Number (" **1931144** ") on your check.

Invoice#	1931144
Dated	December 14, 2022
User ID	ParkwayCenter
Period Starts:	November 14, 2022
Period Ends:	December 13, 2022
Amount Due:	**$32.95 USD**

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

Eco Pest Solutions
PO BOX 1062
Mulberry, FL 33860 US
863-318-7378
ecopestsolutions1@gmail.com
eco-pestsolutions.com

Invoice

BILL TO
Parkway Center 7461 S Falkenburg Rd Riverview, FL 33578

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
10380	10/25/2022	$161.25	11/01/2022	Due on receipt	

DATE		DESCRIPTION	QTY	RATE	AMOUNT
10/19/2022	**COMMERCIAL PEST CONTROL**	October Service	1	150.00	150.00T

SUBTOTAL	150.00
TAX (7.5%)	11.25
TOTAL	161.25
BALANCE DUE	**$161.25**

Eco Pest Solutions
PO BOX 1062
Mulberry, FL 33860 US
863-318-7378
ecopestsolutions1@gmail.com
eco-pestsolutions.com

Invoice

BILL TO
Parkway Center 7461 S Falkenburg Rd Riverview, FL 33578

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
10559	11/30/2022	$161.25	12/01/2022	Due on receipt	

DATE		DESCRIPTION	QTY	RATE	AMOUNT
11/30/2022	**COMMERCIAL PEST CONTROL**	November Service	1	150.00	150.00T

SUBTOTAL	150.00
TAX (7.5%)	11.25
TOTAL	161.25
BALANCE DUE	**$161.25**

INVOICE

Customer	Parkway Center Community Development District
Acct #	784
Date	10/07/2022
Customer Service	Charisse Bitner
Page	1 of 1

Payment Information	
Invoice Summary	$ 30,255.00
Payment Amount	
Payment for:	Invoice#17451
100122719	

Parkway Center Community Development District
c/o Meritus
2005 Pan Am Circle, Suite 120
Tampa, FL 33607

Thank You

Please detach and return with payment

Customer: Parkway Center Community Development District

Invoice	Effective	Transaction	Description	Amount
17451	10/01/2022	Renew policy	Policy #100122719 10/01/2022-10/01/2023 Florida Insurance Alliance Package - Renew policy Due Date: 10/7/2022 $26,221.00 already paid $4,034.00 due	30,255.00

Total
$ 30,255.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:
Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349

Remit Payment To: Egis Insurance Advisors P.O. Box 748555 Atlanta, GA 30374-8555	(321)233-9939 sclimer@egisadvisors.com	**Date** 10/07/2022

ENVERA

Hidden Eyes LLC
d/b/a Envera Systems
8281 Blaikie Ct
Sarasota, FL 34240

Number:	IN00002618
Page:	1
Date:	11/23/2022

Sold To: Parkway Center CDD
c/o District Management Services, LLC
2005 Pan Am Circle, Suite 300
Tampa, FL 33607-2529

Ship To: Amenities
7461 S. Falkenburg Rd.
Riverview, FL 33578

Reference - P.O. No.	Customer No.	Salesperson	Ship Via	Terms Code
	002900D			ONRCP

Item No.	Description/Comments	Quantity	UOM	Unit Price	Amount
PROGRESS	40% Installation Fee	0	EA	21,703.19	8,681.28

Remit To:
Hidden Eyes LLC
d/b/a Envera Systems
8281 Blaikie Ct
Sarasota, FL 34240

Subtotal before taxes	8,681.28
Total taxes	0.00
Total amount	8,681.28
Credit Amount	0.00
Payment received	0.00
Discount taken	0.00
Amount due	8,681.28

Invoice

Fields Consulting Group, LLC

MIKE'S SIGNS GRAPHICS & PRINTING 727.480.6514

MARKETING • DESIGN • PRINTING
INDOOR / OUTDOOR SIGNS & MORE...

11749 Crestridge Loop
Trinity, FL 34655

Invoice

Date	Invoice #
12/13/2022	2962

Bill To
Inframark Parkway CDD Attn: Gene Roberts 2005 Pan Am Circle #300 Tampa, FL 33607

P.O. No.	Terms

Item	Description	Qty	Rate	Amount
Printing & Reprod...	"Harvest Glen" - Gate entrance logo panels to cover damaged foam signs; Durable (.10) thick aluminum sign panel with print and gloss laminate; Install on top of existing foam sign faces using extreme adhesive.	2	250.00	500.00

Subtotal	$500.00
Sales Tax (7.0%)	$0.00
Total	$500.00
Payments/Credits	$0.00
Balance Due	$500.00

Phone #	Fax #	E-mail
(727) 480-6514	(727) 836-9783	mike@fcgmarketing.com

KDC OUTFITTERS

3821 Lake Padgett Drive
Land O' Lakes, FL 34639

E-mail: KDCoutfitters@gmail.com

Invoice

Date	Invoice #
11/29/2022	2527

Bill To	Ship To
Parkway Center CDD	Gene Roberts Gene.Roberts@inframark.com

P.O. Number	Terms	Rep	Due Date	Note
	Due upon invoice app...	CR	11/29/2022	

Quantity	Item Code	Description	Color	Size	Price Each	Amount
1	digitize	original creation of embroidery artwork			12.00	12.00
5	Polo shirt	ST630 Sport-Tek® Embossed PosiCharge® Tough Polo®	royal	large	22.98	114.90T
1	shipping	Shipping & Delivery Charges			12.00	12.00

KDC Outfitters is not responsible for replacement of customer supplied items.

Rush orders do not qualify for product perfect guarantee.

Thank your for the opportunity to earn your business.

Payment can be made by mailed check or a fully filled out check and e-mailed to kdcoutfitters@gmail.com
Zelle payments are also available with the same e-mail.

3% Loss of Cash Discount added to credit card payments.

Subtotal	$138.90
Sales Tax (7.0%)	$8.04
Total	$146.94
Balance Due	$146.94

Phone # 813-205-2833 | www.kdcoutfitters.com

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

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

Return Service Requested

Invoice Date: 12/04/2022

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

Remittance Section

Contract Number:	40819292
Due Date:	11/25/2022
Amount Due:	**$1,839.36**
Amount Enclosed:	$ 919.68

Please see additional important information on reverse side.

Due Date 12.25.2022

Use enclosed envelope and make check payable to:

NAVITAS CREDIT CORP.
PO BOX 935204
ATLANTA, GA 311935204

0004081929220221204000018393 67

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

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

PH: 888-978-6353

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

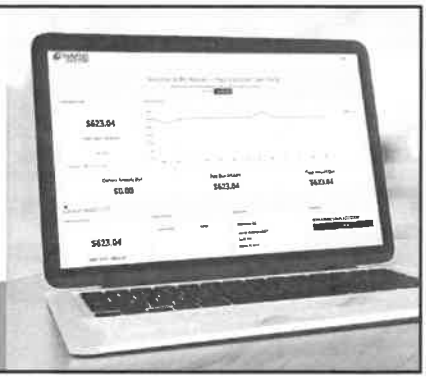
Important Messages

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 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	pd
	Contract Payment	11/25/2022	$766.03			$38.75		$804.78	pd
	Late Fee For 11/25/22 Payment	12/25/2022					$114.90	$114.90	due
	Contract Payment	12/25/2022	$766.03			$38.75		$804.78	due
		SUBTOTALS:	$1,532.06			$77.50	$229.80	$1,839.36	

$919 68

CHECK REQUEST FORM
Parkway Center

Date:	12/14/2022
Invoice#:	11282022-18
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2008 - FY 23 Tax Dist. ID 600
Code to:	200.131000.1000
Amount:	$10,274.18
Requested By:	Toni Campbell 12/14/2022

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	11/28/2022
Check Amount	**$10,274.18**
Payable To	Parkway Center CDD
Check Description	Series 2008 - FY 22 Tax Dist. ID 600
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	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	
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
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TOTAL	**253,184.40**	134,712.84	134,712.84	53,598.12	53,598.12	24,258.61	24,258.61	40,614.83	40,614.83	-		
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)	(1,551,077.06)		(825,287.13)		(328,357.58)		(148,615.31)	(248,817.04)	(248,817.04)			

CHECK REQUEST FORM
Parkway Center

Date:	12/14/2022
Invoice#:	11282022-19
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-1 - FY 23 Tax Dist. ID 600
Code to:	201.131000.1000
Amount:	$22,700.26
Requested By:	Toni Campbell 12/14/2022

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	11/28/2022
Check Amount	**$22,700.26**
Payable To	Parkway Center CDD
Check Description	Series 2018-1 - FY 22 Tax Dist. ID 600
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	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	
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
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TOTAL	**253,184.40**	134,712.84	134,712.84	53,598.12	53,598.12	24,258.61	24,258.61	40,614.83	40,614.83	-		
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)	(1,551,077.06)		(825,287.13)		(328,357.58)		(148,615.31)	(248,817.04)	(248,817.04)			

CHECK REQUEST FORM
Parkway Center

Date:	12/14/2022
Invoice#:	11282022-20
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-2 Amenity - FY 23 Tax Dist. ID 600
Code to:	202.131000.1000
Amount:	$17,201.48
Requested By:	Toni Campbell 12/14/2022

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	11/28/2022
Check Amount	**$17,201.48**
Payable To	Parkway Center CDD
Check Description	Series 2018-2 Amenity - FY 22 Tax Dist. ID 600
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	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	
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
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TOTAL	**253,184.40**	134,712.84	134,712.84	53,598.12	53,598.12	24,258.61	24,258.61	40,614.83	40,614.83	-		
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)	(1,551,077.06)		(825,287.13)		(328,357.58)		(148,615.31)	(248,817.04)	(248,817.04)			

CHECK REQUEST FORM
Parkway Center

Date:	12/8/2022
Invoice#:	12062022-17
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2008 - FY 23 Tax Dist. ID 602
Code to:	200.131000.1000
Amount:	$133,045.33
Requested By:	Toni Campbell 12/8/2022

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	12/6/2022
Check Amount	**$133,045.33**
Payable To	Parkway Center CDD
Check Description	Series 2008 - FY 22 Tax Dist. ID 602
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
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TOTAL	**1,641,763.59**	87[illegible].539.72	873,539.72	347,554.78	347,554.78	157,303.94	157,303.94	263,365.15	263,365.15	-		
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)	(162,497.87)		(86,460.25)		(34,400.92)		(15,569.98)	(26,066.72)	(26,066.72)			

CHECK REQUEST FORM
Parkway Center

Date:	12/8/2022
Invoice#:	12062022-18
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-1 - FY 23 Tax Dist. ID 602
Code to:	201.131000.1000
Amount:	$293,956.66
Requested By:	Toni Campbell 12/8/2022

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	12/6/2022
Check Amount	**$293,956.66**
Payable To	Parkway Center CDD
Check Description	Series 2018-1 - FY 22 Tax Dist. ID 602
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
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TOTAL	**1,641,763.59**	873,539.72	873,539.72	347,554.78	347,554.78	157,303.94	157,303.94	263,365.15	263,365.15	-		
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)	(162,497.87)		(86,460.25)		(34,400.92)		(15,569.98)	(26,066.72)	(26,066.72)			

CHECK REQUEST FORM
Parkway Center

Date:	12/8/2022
Invoice#:	12062022-19
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-2 Amenity - FY 23 Tax Dist. ID 602
Code to:	202.131000.1000
Amount:	$222,750.32
	12/8/2022
Requested By:	Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	12/6/2022
Check Amount	**$222,750.32**
Payable To	Parkway Center CDD
Check Description	Series 2018-2 Amenity - FY 22 Tax Dist. ID 602
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
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TOTAL	**1,641,763.59**	873,539.72	873,539.72	347,554.78	347,554.78	157,303.94	157,303.94	263,365.15	263,365.15	-		
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)	(162,497.87)		(86,460.25)		(34,400.92)		(15,569.98)	(26,066.72)	(26,066.72)			

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.phoenixnationalsecurity.com

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

813.873.7300
districtinvoices@inframark.com

Invoice Number: 3033
Invoice Date: November 28, 2022
Payment Due: December 13, 2022
Amount Due (USD): **$2,016.00**

Pay Securely Online

Services	Hours	Rate	Amount
11/4/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/5/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/6/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/11/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/12/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/13/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/18/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/19/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/20/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/25/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
11/26/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00

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.phoenixnationalsecurity.com

Services	Hours	Rate	Amount
11/27/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00

Total:	$2,016.00
Amount Due (USD):	**$2,016.00**

Pay Securely Online

link.waveapps.com/k2dyqw-mx657y

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.phoenixnationalsecurity.com

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

813.873.7300
districtinvoices@inframark.com

Invoice Number:	3034
Invoice Date:	December 12, 2022
Payment Due:	December 27, 2022
Amount Due (USD):	**$1,008.00**

Pay Securely Online

Services	Hours	Rate	Amount
12/2/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
12/3/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
12/4/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
12/9/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
12/10/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00
12/11/22 1 Guard From 12 Pm to 8 Pm	8	$21.00	$168.00

Total:	$1,008.00
Amount Due (USD):	**$1,008.00**

Pay Securely Online

link.waveapps.com/qmfwuu-q3wkuu

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 120
Tampa , FL 33607

INVOICE	5528
DATE	11/25/2022
TERMS	Net 15
DUE DATE	12/10/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor Pressure Wash enire wall along Riverview Dr. , Street side only and all entryway monuments thru out CDD. Cost includes labor, machine time and cleaning solution. PLEASE NOTE: COST WAS REDUCED BY $300.00 DUE TO NOT BEING ABLE TO FEACH TWO SECTIOMS DUE TO CONMSTRUCTION.	1	2,950.00	2,950.00

Thank You! We Appreciate Your Business.

BALANCE DUE **$2,950.00**

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	5545
DATE	12/08/2022
TERMS	Net 15
DUE DATE	12/23/2022

ACTIVITY	QTY	RATE	AMOUNT
Labor Prep and Paint interior of Clubhouse (Walls &Trim) ,1 Coat and Color to remain the same. Please note this DOES NOT include Gym or Office. Cost includes Labor and Material.	1	1,250.00	1,250.00

Thank You! We Appreciate Your Business.

BALANCE DUE **$1,250.00**

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	5559
DATE	12/20/2022
TERMS	Net 15
DUE DATE	01/04/2023

ACTIVITY	QTY	RATE	AMOUNT
Labor Pickup Trash/Debris throughput neighborhood on Main Streets. Cost includes Labor and disposal.	1	150.00	150.00

Thank You! We Appreciate Your Business.

BALANCE DUE **$150.00**

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	5571
DATE	12/23/2022
TERMS	Net 15
DUE DATE	01/07/2023

ACTIVITY	QTY	RATE	AMOUNT
Labor 12/2/2022-12/23/2022 , 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	75.00	75.00

BALANCE DUE **$1,200.00**

Proposal #267661
Date: 12/09/2022
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

Club House Palm Treatment

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT

Client Notes

This proposal is to give OTC treatment to palm in front of club house.

SUBTOTAL	$100.00
SALES TAX	$0.00
TOTAL	$100.00

Signature

x

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

YELLOWSTONE LANDSCAPE

INVOICE

INVOICE #	INVOICE DATE
TMC 471942	12/21/2022
TERMS	**PO NUMBER**
Net 30	

Bill To:

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

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Parkway Center CDD

Opp # 267661

Club House Palm Treatment

Invoice Due Date: January 20, 2023

Invoice Amount: $100.00

Description	Current Amount
OTC Treatment	$100.00

Invoice Total **$100.00**

Excellence
IN COMMERCIAL LANDSCAPING

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

Schweitzer, Greg

From: Gene Roberts <Gene.Roberts@inframark.com>
Sent: Friday, December 9, 2022 11:35 AM
To: Schweitzer, Greg
Subject: RE: OTC Treatment For Palm

This Message Is From an External Sender

This message came from outside your organization.

Approved

From: Schweitzer, Greg <gschweitzer@yellowstonelandscape.com>
Sent: Friday, December 9, 2022 8:39 AM
To: Gene Roberts <Gene.Roberts@inframark.com>
Subject: OTC Treatment For Palm

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

FYI

Greg Schweitzer | *Account Manager – Tampa Central*
Yellowstone Landscape
9506 N. Trask Street Tampa, FL 33624
Ph: 813.886.7755 | Cell: 813.599.1335

YELLOWSTONE
LANDSCAPE

INVOICE

INVOICE #	INVOICE DATE
TMC 470184	12/8/2022
TERMS	**PO NUMBER**
Net 30	

Bill To:

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

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Parkway Center CDD

Opp # 264472

Irrigation Well Repair November 2022
(Controller/Pump Station J)

Invoice Due Date: January 7, 2023

Invoice Amount: $1,144.73

Description	Current Amount
Irrigation Repairs	$1,144.73

Invoice Total **$1,144.73**

Excellence
IN COMMERCIAL LANDSCAPING

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

Send Ticket # 2267067

YELLOWSTONE LANDSCAPE

Proposal #264472
Date: 11/21/2022
From: Wayne Ebanks

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

Irrigation Well Repair November 2022 (Controller/Pump Station J)

Terms: Net 30

DESCRIPTION	QUANTITY	AMOUNT
Miscellaneous Fittings	1.00	$34.38
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 components inside the motor control box failed and need to be replaced, the motor was checked and seems to be with in specifications. Once the motor control panel has been replaced, test pump/motor and all controls, and make minor adjustments.

SUBTOTAL	$1,144.73
SALES TAX	$0.00
TOTAL	$1,144.73

Signature

x

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.

Schweitzer, Greg

From: Gene Roberts <Gene.Roberts@Inframark.com>
Sent: Monday, November 28, 2022 11:48 AM
To: Schweitzer, Greg
Subject: RE: SCR Proposal And Irrigation Reports

Follow Up Flag: Flag for follow up
Flag Status: Flagged

[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 irrigation repair proposal for $1144.73 is approved.

From: Schweitzer, Greg <gschweitzer@yellowstonelandscape.com>
Sent: Wednesday, November 23, 2022 7:20 AM
To: Gene Roberts <Gene.Roberts@inframark.com>
Subject: SCR Proposal And Irrigation Reports

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

FYI

Greg Schweitzer | *Account Manager – Tampa Central*
Yellowstone Landscape
9506 N. Trask Street Tampa, FL 33624
Ph: 813.886.7755 | Cell: 813.599.1335

DISTRICT CHECK REQUEST FORM

Today's Date 12/1/22

District Name Parkway CDD

Check Amount **$16.04**

Payable: Tanya O'Connor

Mailing Address

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 12/1/22

How doers
get more done.

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

6380 00051 38557 11/30/22 07:26 PM
SALE SELF CHECKOUT

051141372884 OUTDOOR HOOK <A>
COMMAND LG CLEAR HOOK W/CLEAR AW
2@5.47 10.94
764666000131 PANEL NAIL <A> 3.98
1" PANEL BOARD WHITE P-7 6 OZ

SUBTOTAL 14.92
SALES TAX 1.12
TOTAL $16.04
XXXXXXXXXXXX7944 VISA
USD$ 16.04
AUTH CODE 92741F/3515334 TA
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AID A0000000980840 DEBIT

6380 11/30/22 07:26 PM

6380 51 38557 11/30/2022 8135

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	1	90	02/28/2023

****

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

User ID: H89 83783 77454
PASSWORD: 22580 77403

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.

DISTRICT CHECK REQUEST FORM

Today's Date 12/13/22

District Name Parkway CDD

Check Amount **$72.94**

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 12/13/22

How doers
get more done.

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

6380 00051 38557 11/30/22 07:26 PM
SALE SELF CHECKOUT

051141372884 OUTDOOR HOOK <A>
COMMAND LG CLEAR HOOK W/CLEAR AW
2@5.47 10.94
764666000131 PANEL NAIL <A> 3.98
1" PANEL BOARD WHITE P-7 6 OZ

SUBTOTAL 14.92
SALES TAX 1.12
TOTAL $16.04
XXXXXXXXXXXX7944 VISA
USD$ 16.04
AUTH CODE 92741F/3515334 TA
Chip Read
AID A0000000980840 DEBIT

6380 11/30/22 07:26 PM

6380 51 38557 11/30/2022 8135

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	1	90	02/28/2023

****
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

User ID: H89 83783 77454
PASSWORD: 22580 77403

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.

How doers
get more done.

9941 EAST ADAMO DRIVE
TAMPA, FL. 33619 (813)664-0042

0243 00011 75272 12/02/22 04:32 PM
SALE CASHIER ZSAZSA

051131851245 MTNG STRIP <A> 4.27
COMMAND MED MOUNTING STRIP
051141347066 CLEAR HOOK <A>
COMMAND MED CLEAR DESIGNER HOOK VP
2@12.93 25.86
051141397085 OUTDOOR HOOK <A> 11.86
COMMAND OUTDOOR MED CLEAR HOOK VP
074523260234 GLIDE <A>
SLIDER 1-11/16" ADHESIVE 4PK
2@5.47 10.94

SUBTOTAL 52.93
SALES TAX 3.97
TOTAL $56.90
XXXXXXXXXXXX7944 VISA
USD$ 56.90
AUTH CODE 63341F/1114317 TA
Chip Read
AID A0000000980840 DEBIT

0243 12/02/22 04:32 PM

0243 11 75272 12/02/2022 9073

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	1	90	03/02/2023

****
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

User ID: H89 151076 150844
PASSWORD: 22602 150833

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

YELLOWSTONE
LANDSCAPE

INVOICE

INVOICE #	INVOICE DATE
TMC 447318	10/27/2022
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

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: November 26, 2022
Invoice Amount: $1,369.90

Description	Current Amount
#227388 - Parkway Center cdd tree removals	
Remove Declining Washingtonia Palm behind Hamlet sign. Also remove 2 Dead Pines on same island and 1 Dead Pine on south side of entrance. Remove 2 dead Pines on Berm along Still Creek dr. All debris and trash generated by job will be removed and clean up areas.	
Removals	$1,369.90
Invoice Total	**$1,369.90**

Excellence
IN COMMERCIAL LANDSCAPING

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

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

Proposal #227388
Date: 07/07/2022
From: Robin Rhodes

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

Parkway Center cdd tree removals

Terms: Net 30

DESCRIPTION	AMOUNT
5 pine trees, 1 Palm tree	$1,369.90

Client Notes

Remove Declining Washingtonia Palm behind Hamlet sign. Also remove 2 Dead Pines on same island and 1 Dead Pine on south side of entrance. Remove 2 dead Pines on Berm along Still Creek dr. All debris and trash generated by job will be removed and clean up areas.

SUBTOTAL	$1,369.90
SALES TAX	$0.00
TOTAL	$1,369.90

Signature

x

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

Robin Rhodes
Office:
rrhodes@yellowstonelandscape.com

Rhodes, Robin

From: Gene Roberts <Gene.Roberts@Inframark.com>
Sent: Tuesday, September 6, 2022 2:13 PM
To: Rhodes, Robin
Subject: RE: Emailing: Parkway Center CDD Tree removals 9-6-22.pdf

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

Robin- this is approved.

-----Original Message-----
From: Rhodes, Robin <rrhodes@yellowstonelandscape.com>
Sent: Tuesday, September 6, 2022 7:29 AM
To: Gene Roberts <Gene.Roberts@Inframark.com>
Subject: Emailing: Parkway Center CDD Tree removals 9-6-22.pdf

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

==========
Here's estimate to remove more dead trees.
Your message is ready to be sent with the following file or link attachments:

Parkway Center CDD Tree removals 9-6-22.pdf

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

PARKWAY CENTER CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
AQUAPRO POOL SOLUTIONS	23-010606	$2,100.00		POOL CLEANING DECEMBER 2022
CHARTER COMMUNICATIONS	095561001011523	$290.55		INTERNET SERVICES 01/14/23-02/13/23
FIRST CHOICE AQUATIC WEED	79506	$1,846.00		WATERWAY SERVICES JANUARY 2023
INFRAMARK LLC	1487	-$5,000.00		CREDIT MEMO INV 75283
INFRAMARK LLC	1488	-$5,000.00	-$10,000.00	CREDIT MEMO INV 76812
REPUBLIC SERVICES #696	0696 001083329	$533.88		WASTE SERVICES FEBRUARY 2023
YELLOWSTONE LANDSCAPE	TMC 475417	$18,450.25		LANDSCAPE MAINT. JANUARY 2023
Monthly Contract Subtotal		**$13,220.68**		
Variable Contract				
CHARLOTTE HAZLEWOOD	CH 012523	$200.00		SUPERVISOR FEE 01/25/23
JO ANN WARD	JW 012523	$200.00		SUPERVISOR FEE 01/25/23
LINDA W. BELL	LB 012523	$200.00		SUPERVISOR FEE 01/25/23
TANYA OCONNOR	TO 012523	$200.00		SUPERVISOR FEE 01/25/23
Variable Contract Subtotal		**$800.00**		
Utilities				
B.O.C.C.	5589652368 111722	$1,377.09		WATER SERVICE 10/14/22-11/14/22
B.O.C.C.	5589652368 121622 A	$1,343.88	$2,720.97	WATER SERVICE 11/14/22 - 12/13/22
TECO	211001800146 010923	$782.23		ELECTRICITY SERVICES 12/02/22-01/03/23
TECO	211001800369 010923	$619.13		ELECTRICITY SERVICES 12/02/22-01/03/23
TECO	211001800609 010923	$608.21		ELECTRICITY SERVICES 12/02/22-01/03/23
TECO	221007991963 010923	$307.37		ELECTRICITY SERVICES 12/02/22-01/03/23
TECO	221008055560 010923	$979.72	$3,296.66	ELECTRICITY SERVICES 12/02/22-01/03/23
Utilities Subtotal		**$6,017.63**		
Regular Services				
BURR & FORMAN LLP	1364349	$162.50		PROFESSIONAL SERVICES THRU - 12/31/22
DOORKING INC.	1948961	$32.95		SERVICE 12/14/22-01/13/23
ECO PEST SOLUTIONS	11055	$161.25		PEST CONTROL SERVICES - JANUARY 2023
NAVITAS CREDIT CORP	40819292 010423	$689.88		CONTRACT PAYMENT
NAVITAS CREDIT CORP	40819292 012522	$689.88	$1,379.76	CONTRACT PAYMENT
PARKWAY CENTER CDD	01052023-1	$8,650.83		SERIES 2008 FY23 TAX DIST ID 606

PARKWAY CENTER CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
PARKWAY CENTER CDD	01052023-2	$19,113.55		SERIES 2018-1 FY23 TAX DIST ID 606
PARKWAY CENTER CDD	01052023-3	$14,483.60		SERIES 2018-2 AMENITY FY23 TAX DIST ID 606
PARKWAY CENTER CDD	12132022-18	$2,373.87		SERIES 2008 FY23 TAX DIST ID 604
PARKWAY CENTER CDD	12132022-19	$5,244.95		SERIES 2018-1 FY23 TAX DIST ID 604
PARKWAY CENTER CDD	12132022-20	$3,974.44	$53,841.24	SERIES 2018-2 AMENITY FY23 TAX DIST ID 604
SPEAREM ENTERPRISES	5602	$1,200.00		LABOR - 12/30/22-01/20/23 - PAPER GOODS
STANTEC CONSULTING	1989202	$900.00		PROJECT MANAGER SERVICES THRU - 09/30/22
STANTEC CONSULTING	2014501	$225.00		PROJECT MANAGER SERVICES THRU - 11/30/22
STANTEC CONSULTING	2028867	$225.00		PROJECT MANAGER SERVICES THRU - 12/30/22 - ROAD EXTENSION
STANTEC CONSULTING	2030116	$208.00	$1,558.00	PROJECT MANAGER SERVICES THRU - 12/30/22
Regular Services Subtotal		**$58,335.70**		
Additional Services		**$0.00**		
Additional Services Subtotal		**$0.00**		
TOTAL		**$78,374.01**		

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 # 23-010606
DATE: JANUARY 6, 2023

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

JOB: MONTHLY POOL MAINTENANCE
DECEMBER 2022

QUANITY	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: MY ADMIN HAS LET ME KNOW THAT OCTOBER'S PAYMENT WAS NOT PROCESSED. CHECK DID NOT CLEARED AND WAS RETURNED FROM MY BANK.

SUBTOTAL	$2,100.00
SALES TAX	EXEMPT
TOTAL	$2,100.00

Make all checks payable to *AQUAPRO POOL SOLUTIONS*

THANK YOU FOR YOUR BUSINESS!

Spectrum BUSINESS

January 15, 2023
Invoice Number: 095561001011523
Account Number: **0050955610-01**
Security Code: **5433**
Service At: 7461 S FALKENBURG RD
RIVERVIEW, FL 33578-8652

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

Summary
Services from 01/14/23 through 02/13/23
details on following pages

Previous Balance	286.26
Payments Received	0.00
Past Due Balance - Due Now	**$286.26**
Spectrum Business™ TV	96.96
Spectrum Business™ Internet	132.97
Spectrum Business™ Voice	19.99
Other Charges	22.20
One-Time Charges	4.29
Taxes, Fees and Charges	14.14
Current Charges Due by 01/31/23	$290.55
Total Due	**$576.81**

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: In order to continue to provide you with the best customer service, we are upgrading our billing system on or after February 8, 2023. You will receive a new account number and your payments will need to be sent to a new remittance address after February 8, 2023. **Your new account number and new remittance address will be provided to you on your next statement. No changes are required until you receive the statement with the new account number and new remittance address.**

Choose the mobile package that fits your business needs with Spectrum Business. Call 1-855-251-3927 today!

ACTION REQUIRED: ACCOUNT STATUS DELINQUENT
Your account is now in a delinquent status. The total delinquent amount is due immediately and must be paid to avoid collections activity including, potential service suspension. If you resume service after disconnection due to nonpayment, your past due balance, along with first month of service and a reconnection fee will be required.

Spectrum BUSINESS

4145 S. Falkenburg Rd Riverview, FL 33578-8652
7635 1610 NO RP 15 01152023 NNNNNY 01 000188 0001

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

January 15, 2023
PARKWAY CENTER CBD
Invoice Number: 095561001011523
Account Number: 0050955610-01
Service At: 7461 S FALKENBURG RD
RIVERVIEW, FL 33578-8652

Total Due	**$576.81**
Amount you are enclosing	$

Please Remit Payment To:
CHARTER COMMUNICATIONS
PO BOX 7195
PASADENA, CA 91109-7195

0001000100509556100109057681

January 15, 2023

PARKWAY CENTER CBD
Invoice Number: 095561001011523
Account Number: 0050955610-01
Security Code: **5433**

Spectrum BUSINESS

Contact Us
Visit us at **SpectrumBusiness.net**
Or, call us at 1-877-824-6249
7635 1610 NO RP 15 01152023 NNNNNY 01 000188 0001

Charge Details

Previous Balance	286.26
Past Due Balance - Due Now	**$286.26**

Payments received after 01/15/23 will appear on your next bill.

Services from 01/14/23 through 02/13/23

Spectrum Business™ TV

Spectrum Business TV Premier	79.99
DVR Service	19.99
2 DVR Service at $10.00 each	
Bundle Discount	-10.00
Promotional Discount	-15.00
Spectrum Receiver	21.98
2 Spectrum Receiver at $10.99 each	
	$96.96
Spectrum Business™ TV Total	$96.96

Spectrum Business™ Internet

Spectrum Business Internet Ultra	199.99
Static IP 5	29.99
Business WiFi	7.99
Promotional Discount	-105.00
	$132.97
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
	$19.99

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

Spectrum Business™ Voice Total	$19.99

Other Charges

Broadcast TV Surcharge	22.20
Other Charges Total	$22.20

One-Time Charges

Late Payment Charge	01/14	4.29
Promotional Discount	01/14	0.00
One-Time Charges Total		$4.29

Taxes, Fees and Charges

State Communications Tax	7.37
State And Local Sales Tax	1.30
Local Communications Services Tax	5.47
Taxes, Fees and Charges Total	$14.14

Current Charges Due by 01/31/23	**$290.55**
Total Due	**$576.81**

Billing Information

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

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

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

Get your statement as soon as it's available. Instead of receiving a paper bill through the mail, sign up for paperless billing.
It's easy – enroll in paperless billing visit SpectrumBusiness.net.
It's convenient – you can access your statement through SpectrumBusiness.net.
It's secure – we deliver securely to your SpectrumBusiness.net account and only you can access through a secure sign-in process.

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

Spectrum BUSINESS

Payment Options

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

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

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

Invoice

First Choice Aquatic Weed Management, LLC

P.O. Box 593258
Orlando, FL 32859

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

Date	Invoice #
1/11/2023	79506

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	2/10/2023

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
	0.00

Thank you for your business.

Total	$1,846.00
Payments/Credits	$0.00
Balance Due	$1,846.00

Inframark, LLC
2002 West Grand Parkway North
Suite 100
Katy TX 77449
United States

Credit Memo

#1487

8/19/2022

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

PO #	Client Project	Shipping Method
	PKCCDD	

Quantity	Item	Options	Rate	Amount
	Description Credit memo for invoice no. 75283, 03/23/22. Personnel services has been billed in error since March. The onsite staff is on the clients payroll and not through Meritus anymore. We owe the client a $5k credit on this paid invoice.			
1	**CIS0099 Mgmt Svcs - Personnel Services - On-Site Staff** Personnel Services - On-Site Staff - Personnel Services		$5,000.00	$5,000.00

Total	$5,000.00

Inframark, LLC
2002 West Grand Parkway North
Suite 100
Katy TX 77449
United States

Credit Memo

#1488

8/19/2022

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

PO #	Client Project	Shipping Method
	PKCCDD	

Quantity	Item	Options	Rate	Amount
	Description Credit memo for invoice no. 76812, 04/29/22. Personnel services has been billed in error since March. The onsite staff is on the clients payroll and not through Meritus anymore. We owe the client a $5k credit on this paid invoice.			
1	**CIS0099 Mgmt Svcs - Personnel Services - On-Site Staff** Personnel Services - On-Site Staff - Personnel Services		$5,000.00	$5,000.00

Total	$5,000.00

REPUBLIC SERVICES

5210 W Linebaugh Ave
Tampa FL 33624-503434

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

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

Account Number	**3-0696-0046402**
Invoice Number	0696-001083329
Invoice Date	January 17, 2023
Past Due on 01/17/23	**$433.84**
Payments/Adjustments	$35.00
Current Invoice Charges	**$463.88**

Total Amount Due	Payment Due Date
$932.72	**Past Due**

PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
12/30/22 Unreferenced Memo Re: Service Interrupt		$35.00

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				
Waste/Recycling Overage 12/29		1.0000	$88.00	$88.00
Waste/Recycling Overage 12/29		1.0000	$88.00	$88.00
Pickup Service 02/01-02/28			$127.07	$127.07
Container Refresh 02/01-02/28		1.0000	$9.00	$9.00
Total Fuel/Environmental Recovery Fee				$145.30
Late Fee 01/17				$6.51
CURRENT INVOICE CHARGES, Due by February 06, 2023				**$463.88**

2 months late fees → + 70.00
$533.88

Simple account access at your fingertips.

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

Past Due	30 Days	60 Days	90+ Days
	$246.11	$35.00	$187.73

REPUBLIC SERVICES

5210 W Linebaugh Ave
Tampa FL 33624-503434

Address Service Requested

Please Return This Portion With Payment

Total Enclosed
533.88

Total Amount Due	**$932.72**
Payment Due Date	**Past Due**
Account Number	**3-0696-0046402**
Invoice Number	**0696-001083329**

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

Make Checks Payable To:

PARKWAY CENTER CDD
RICK REIDIT
2005 PAN AM CIR
SUITE 300
TAMPA FL 33607-2359

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

3069600464020000001083329000046388000093272 0

INVOICE

INVOICE #	INVOICE DATE
TMC 475417	1/3/2023
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

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: February 2, 2023

Invoice Amount: $18,450.25

Description	Current Amount
Monthly Landscape Maintenance January 2023	$18,450.25

Invoice Total **$18,450.25**

Excellence
IN COMMERCIAL LANDSCAPING

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

Parkway Center CDD

MEETING DATE: **January 25, 2023**

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

CH012523

Parkway Center CDD

MEETING DATE: **January 25, 2023**

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*

JW 012523

Parkway Center CDD

MEETING DATE: January 25, 2023

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

LB 012523

Parkway Center CDD

MEETING DATE: January 25, 2023

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 012523

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	11/17/2022	12/08/2022

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

5589652368 1117 ACH

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	10/14/2022	15309	11/14/2022	16348	103900 GAL	ACTUAL	WATER

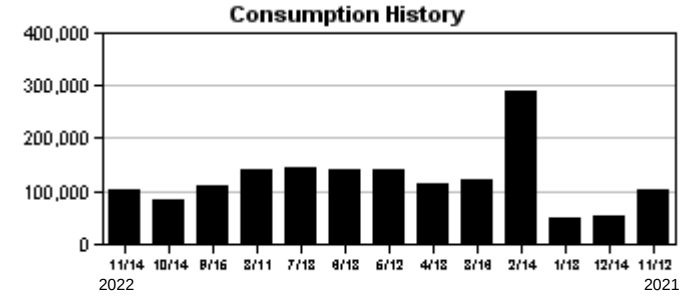
Service Address Charges

Customer Service Charge	$5.28
Customer Service Charge	$5.28
Purchase Water Pass-Thru	$313.78
Water Base Charge	$39.97
Water Usage Charge	$313.95
Fire Protection Base Charge	$8.70
Sewer Base Charge	$96.86
Sewer Usage Charge	$593.27

Summary of Account Charges

Previous Balance	$2,778.87
Net Payments - Thank You	$-2,778.87
Total Account Charges	**$1,377.09**
AMOUNT DUE	**$1,377.09**

paid $1377.09 ACH on 01.12.2023



Make checks payable to: **BOCC**

ACCOUNT NUMBER: **5589652368**

ELECTRONIC PAYMENTS BY CHECK OR

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

THANK YOU!

DUE DATE	12/08/2022
AMOUNT DUE	$1,377.09
AMOUNT PAID	$1377.09

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

4,556 8

190
0055896523689 00001377092

Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
PARKWAY CENTER CDD	5589652368	12/16/2022	01/06/2023

Service Address: 7461 S FALKENBURG RD

S-Page 1 of 1

5589652368 1216 ACH

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61173608	11/14/2022	16348	12/13/2022	17308	96000 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	$5.28
Customer Service Charge	$5.28
Purchase Water Pass-Thru	$289.92
Water Base Charge	$39.97
Water Usage Charge	$280.85
Fire Protection Base Charge	$8.70
Sewer Base Charge	$96.86
Sewer Usage Charge	$548.16

Miscellaneous Charges

Late Payment Charge	$68.86
Total Miscellaneous Charges	**$68.86**

Summary of Account Charges

Previous Balance	$1,377.09
Net Payments	$0.00
Past Due Amount	$1,377.09
Bill Adjustments	$68.86
Total Account Charges	**$1,275.02**
AMOUNT DUE	**$2,720.97**

paid $1343.88 by ACH on 01.12.2023

Hillsborough County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 5589652368

ELECTRONIC PAYMENTS BY CHECK OR

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

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

DUE DATE	01/06/2023
AMOUNT DUE	$2,720.97
AMOUNT PAID	$1343.88

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

4.905 8

0055896523689 00002720977

TECO. TAMPA ELECTRIC AN EMERA COMPANY

Received JAN 13 2023

ACCOUNT INVOICE

tampaelectric.com

Statement Date: 01/09/2023
Account: 211001800146

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

Current month's charges:	$818.23
Total amount due:	$782.23
Payment Due By:	01/30/2023

00000040-0000401-Page 3 of 18

Your Account Summary

Previous Amount Due	$750.68
Payment(s) Received Since Last Statement	-$750.68
Miscellaneous Credits	-$36.00
Credit balance after payments and credits	-$36.00
Current Month's Charges	**$818.23**
Total Amount Due	**$782.23**

Save Energy. Save Money.

It's never been easier with help from our many rebate programs for business.

tampaelectric.com/bizsave

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

SCAM ALERT!

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 purchase 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.

To learn more, or to report a scam, visit tampaelectric.com/scam

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

TECO. TAMPA ELECTRIC AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 211001800146

Current month's charges:	$818.23
Total amount due:	$782.23
Payment Due By:	01/30/2023
Amount Enclosed	$_____

605704952958

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

605704952958211001800146000000782234

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **211001800146**
Statement Date: 01/09/2023
Current month's charges due **01/30/2023**

00000040-0000402-Page 5 of 18

Details of Charges – Service from 12/02/2022 to 01/03/2023

Service for: OAK CREEK PH 1C-1 RD, RIVERVIEW, FL 33569-0000 **Rate Schedule: Lighting Service**

Lighting Service Items LS-1 (Bright Choices) for 33 days

Lighting Energy Charge	304 kWh @ $0.03511/kWh	$10.67	
Fixture & Maintenance Charge	19 Fixtures	$175.37	
Lighting Pole / Wire	19 Poles	$612.37	
Lighting Fuel Charge	304 kWh @ $0.04767/kWh	$14.49	
Storm Protection Charge	304 kWh @ $0.01466/kWh	$4.46	
Clean Energy Transition Mechanism	304 kWh @ $0.00036/kWh	$0.11	
Florida Gross Receipt Tax		$0.76	
Lighting Charges			**$818.23**

Total Current Month's Charges $818.23

Miscellaneous Credits

Interest for Cash Security Deposit - Electric	-$36.00

Total Current Month's Credits -$36.00

Important Messages

Annual Deposit Interest Credit

This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

TECO. TAMPA ELECTRIC AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Received JAN 13 2023

Statement Date: 01/09/2023
Account: 211001800369

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

Current month's charges:	$645.98
Total amount due:	$619.13
Payment Due By:	01/30/2023

00000040-0000403-Page 7 of 18

Your Account Summary

Previous Amount Due	$592.64
Payment(s) Received Since Last Statement	-$592.64
Miscellaneous Credits	-$26.85
Credit balance after payments and credits	-$26.85
Current Month's Charges	**$645.98**
Total Amount Due	**$619.13**

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SCAM ALERT!

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To learn more, or to report a scam, visit tampaelectric.com/scam

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

TECO. TAMPA ELECTRIC AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 211001800369

Current month's charges:	$645.98
Total amount due:	$619.13
Payment Due By:	01/30/2023
Amount Enclosed	$_____

605704952959

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

194

605704952959211001800369000000619135

TECO. TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **211001800369**
Statement Date: 01/09/2023
Current month's charges due **01/30/2023**

00000040-0000404-Page 8 of 18

Details of Charges – Service from 12/02/2022 to 01/03/2023

Service for: BLUE BEECH RD, RIVERVIEW, FL 33569-0000 **Rate Schedule: Lighting Service**

Lighting Service Items LS-1 (Bright Choices) for 33 days

Lighting Energy Charge	240 kWh @ $0.03511/kWh	$8.43	
Fixture & Maintenance Charge	15 Fixtures	$138.45	
Lighting Pole / Wire	15 Poles	$483.45	
Lighting Fuel Charge	240 kWh @ $0.04767/kWh	$11.44	
Storm Protection Charge	240 kWh @ $0.01466/kWh	$3.52	
Clean Energy Transition Mechanism	240 kWh @ $0.00036/kWh	$0.09	
Florida Gross Receipt Tax		$0.60	
Lighting Charges			**$645.98**

Total Current Month's Charges $645.98

Miscellaneous Credits

Interest for Cash Security Deposit - Electric	-$26.85

Total Current Month's Credits -$26.85

Important Messages

Annual Deposit Interest Credit

This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Statement Date: 01/09/2023
Account: 211001800609

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

Current month's charges:	$608.21
Total amount due:	$608.21
Payment Due By:	01/30/2023

00000040-0000405-Page 11 of 18

Your Account Summary

Previous Amount Due	$557.54
Payment(s) Received Since Last Statement	-$557.54
Current Month's Charges	**$608.21**
Total Amount Due	**$608.21**

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tampaelectric.com/bizsave

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

SCAM ALERT!

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To learn more, or to report a scam, visit **tampaelectric.com/scam**

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

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 211001800609

Current month's charges:	$608.21
Total amount due:	$608.21
Payment Due By:	01/30/2023
Amount Enclosed	$_____

605704952960

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

196

605704952960211001800609000000008608218

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **211001800609**
Statement Date: 01/09/2023
Current month's charges due **01/30/2023**

Details of Charges – Service from 12/02/2022 to 01/03/2023

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 33 days

Lighting Energy Charge	260 kWh	@ $0.03511/kWh	$9.13
Fixture & Maintenance Charge	13 Fixtures		$163.15
Lighting Pole / Wire	13 Poles		$418.99
Lighting Fuel Charge	260 kWh	@ $0.04767/kWh	$12.39
Storm Protection Charge	260 kWh	@ $0.01466/kWh	$3.81
Clean Energy Transition Mechanism	260 kWh	@ $0.00036/kWh	$0.09
Florida Gross Receipt Tax			$0.65
Lighting Charges			**$608.21**

Total Current Month's Charges $608.21

00000040-0000406-Page 13 of 18

TECO. TAMPA ELECTRIC AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Received JAN 13 2023

Statement Date: 01/09/2023
Account: 221007991963

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

Current month's charges:	$307.37
Total amount due:	$307.37
Payment Due By:	01/30/2023

00000040-0000407-Page 15 of 18

Your Account Summary

Previous Amount Due	$281.69
Payment(s) Received Since Last Statement	-$281.69
Current Month's Charges	**$307.37**
Total Amount Due	**$307.37**

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tampaelectric.com/bizsave

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

TECO. TAMPA ELECTRIC AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 221007991963

Current month's charges:	$307.37
Total amount due:	$307.37
Payment Due By:	01/30/2023
Amount Enclosed	$_____

648914722220

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

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

648914722220221007991963000000000307370

TECO. TAMPA ELECTRIC AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **221007991963**
Statement Date: 01/09/2023
Current month's charges due **01/30/2023**

00000040-0000408-Page 17 of 18

Details of Charges – Service from 12/02/2022 to 01/03/2023

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 33 days

Lighting Energy Charge	162 kWh @ $0.03511/kWh	$5.69	
Fixture & Maintenance Charge	6 Fixtures	$124.38	
Lighting Pole / Wire	6 Poles	$166.74	
Lighting Fuel Charge	162 kWh @ $0.04767/kWh	$7.72	
Storm Protection Charge	162 kWh @ $0.01466/kWh	$2.37	
Clean Energy Transition Mechanism	162 kWh @ $0.00036/kWh	$0.06	
Florida Gross Receipt Tax		$0.41	
Lighting Charges			**$307.37**

Total Current Month's Charges $307.37

TECO. TAMPA ELECTRIC AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Received JAN 13 2023

Statement Date: 01/09/2023
Account: 221008055560

PARKWAY CENTER CDD
7461 S FALKENBURG RD
RIVERVIEW, FL 33578

Current month's charges:	$983.75
Total amount due:	$979.72
Payment Due By:	01/30/2023

00000441-0001075-Page 1 of 4

Your Account Summary

Previous Amount Due	$874.41
Payment(s) Received Since Last Statement	-$874.41
Miscellaneous Credits	-$4.03
Credit balance after payments and credits	-$4.03
Current Month's Charges	**$983.75**
Total Amount Due	**$979.72**

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

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

TECO. TAMPA ELECTRIC AN EMERA COMPANY

WAYS TO PAY YOUR BILL

mail phone online pay agent

See reverse side for more information

Account: 221008055560

Current month's charges:	$983.75
Total amount due:	$979.72
Payment Due By:	01/30/2023
Amount Enclosed	$_____

648914722221

00000441 01 AV 0.45 33607 FTECO101092322302910 00000 03 01000000 014 02 14484 002

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

200

648914722221221008055560000000979726

TECO. TAMPA ELECTRIC
AN EMERA COMPANY

ACCOUNT INVOICE

tampaelectric.com

Account: **221008055560**
Statement Date: 01/09/2023
Current month's charges due **01/30/2023**

00000441-0001076-Page 3 of 4

Details of Charges – Service from 12/02/2022 to 01/03/2023

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	01/03/2023	38,485		28,937		9,548 kWh	1	33 Days
1000813546	01/03/2023	22.81		0		22.81 kW	1	33 Days

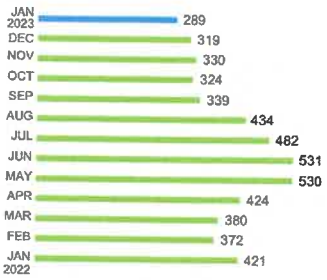
Daily Basic Service Charge	33 days	@ $1.08000	$35.64
Billing Demand Charge	23 kW	@ $14.13000/kW	$324.99
Energy Charge	9,548 kWh	@ $0.00736/kWh	$70.27
Fuel Charge	9,548 kWh	@ $0.04832/kWh	$461.36
Capacity Charge	23 kW	@ -$0.06000/kW	-$1.38
Storm Protection Charge	23 kW	@ $0.62000/kW	$14.26
Energy Conservation Charge	23 kW	@ $0.88000/kW	$20.24
Environmental Cost Recovery	9,548 kWh	@ $0.00084/kWh	$8.02
Clean Energy Transition Mechanism	23 kW	@ $1.12000/kW	$25.76
Florida Gross Receipt Tax			$24.59
Electric Service Cost			**$983.75**

Total Current Month's Charges

$983.75

Tampa Electric Usage History

Kilowatt-Hours Per Day (Average)



Billing Demand

(Kilowatts)

Load Factor

(Percentage)

Miscellaneous Credits

Interest for Cash Security Deposit - Electric	-$4.03

Total Current Month's Credits

-$4.03

Important Messages

Annual Deposit Interest Credit

This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

BURR FORMAN LLP

results matter

Received
JAN 25 2023

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

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

23 Jan 2023
Invoice # 1364349
Bill Atty: S. Steady
As of 12/31/22

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

BILL SUMMARY THROUGH DECEMBER 31, 2022

Professional Services	$162.50
TOTAL DUE THIS BILL	**$162.50**

WIRING/ACH INSTRUCTIONS:

Account Name:	Burr & Forman LLP 420 North 20th Street, Suite 3400 Birmingham, Alabama 35203
Bank Name:	Wells Fargo Bank 420 Montgomery Street San Francisco, CA 94104
Wire Routing Transit Number:	121000248
ACH Routing Transit Number:	062000080
Account Number:	2000686788359
SWIFT Code:	WFBIUS6S

PLEASE EMAIL REMITTANCE ADVICE TO:
AccountsReceivable@burr.com

REMITTANCE COPY

PLEASE INCLUDE THE INVOICE NUMBER or CLIENT ID WITH YOUR PAYMENT

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

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

BURR & FORMAN LLP

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

23 Jan 2023
Invoice # 1364349
Bill Atty: S. Steady
As of 12/31/22

EMPLOYER I.D. #63-0322727

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

Date	Description	Tkpr	Hours	Rate	Value
12/06/22	Revise resolution for Verizon; email to Gene for execution.	SIS	0.50	325.00	$162.50
	Total Services				$162.50

Total Services and Disbursements	$162.50
TOTAL NOW DUE	$162.50

SUMMARY OF SERVICES

Name	Rate	Hours	Amount
Scott I. Steady	$325.00	0.50	$162.50
TOTALS		0.50	$162.50

Received
JAN 23 2023

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

DKS Cellular Subscription

INVOICE

INVOICE#
1948961
INVOICE DATE
January 14, 2023

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

User ID: **ParkwayCenter**

Period Starts: December 14, 2022
Period Ends: January 13, 2023

Previous Balance: $32.95
Payment Received: ($32.95)

New Charges: $32.95

Total Amount Due: **$32.95 USD** Due by **February 13, 2023**

Note: All $ amounts are in US Dollars.

Payments

Date	Details	Amount
1/3/2023	Check received	($32.95)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
12/14/2022	1/13/2023		813 230 5734	9999	0	15	$32.95

Summary	Total Amount Due
This amount is due by February 13, 2023	$32.95 USD

Cut along the dotted line and include with the check.
Please also write the Invoice Number (" **1948961** ") on your check.

Invoice#	1948961
Dated	January 14, 2023
User ID	ParkwayCenter
Period Starts:	December 14, 2022
Period Ends:	January 13, 2023
Amount Due:	**$32.95 USD**

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

Eco Pest Solutions
PO BOX 1062
Mulberry, FL 33860 US
863-318-7378
ecopestsolutions1@gmail.com
eco-pestsolutions.com

Invoice

BILL TO
Parkway Center 7461 S Falkenburg Rd Riverview, FL 33578

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
11055	01/26/2023	$161.25	02/01/2023	Due on receipt	

DATE		DESCRIPTION	QTY	RATE	AMOUNT
01/23/2023	**COMMERCIAL PEST CONTROL**	January Service	1	150.00	150.00T

SUBTOTAL	150.00
TAX (7.5%)	11.25
TOTAL	161.25
BALANCE DUE	**$161.25**

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

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

Return Service Requested

Invoice Date: 01/04/2023

3119000395 PRESORT PBPS001 <B>

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

Remittance Section

Contract Number:	40819292
Due Date:	1/25/2023
Amount Due:	$689.88
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

0004081929220230104000006898 89

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

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

PH: 888-978-6353

DUE DATE	CONTRACT NO.	EQUIPMENT DESCRIPTION
1/25/2023	40819292	FITNESS EQUIPMENT PER SCHEDULE "A"
CUSTOMER NAME		
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT		

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 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	Contract Payment	01/25/2023	$651.13			$38.75		$689.88
		SUBTOTALS:	$651.13			$38.75		$689.88

Received
JAN 17 2023

206

Have you moved or changed your phone number or email address?

Please log onto my.navitascredit.com or email customerservice@navitascredit.com

Your Opinion Matters

Navitas values your opinion; the more we listen to our customers, the better we can satisfy their equipment financing needs. Please take a few minutes to let us know how we are doing. Click the link below to get started.

https://engage.navitascredit.com/Satisfaction-Survey

Thank you for your business!

IMPORTANT REMINDER: Enclose remittance slip with your check and remit to the address shown below for payments to ensure accurate and timely processing of your payment. For prompt review and handling, please send other correspondence and notices separately to the attention of: **NAVITAS CREDIT CORP. 201 EXECUTIVE CENTER DR. SUITE 100 COLUMBIA, SC 29210**

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

PH: 888-978-6353

DUE DATE	CONTRACT NO.	EQUIPMENT DESCRIPTION
1/25/2023	40819292	FITNESS EQUIPMENT PER SCHEDULE "A"
CUSTOMER NAME		
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT		

For Payments

Online: http://my.navitascredit.com

By Check:

NAVITAS CREDIT CORP.
PO BOX 935204
ATLANTA, GA 311935204

To Reach Us:

- By phone: 888-978-6353
- Customer service hours of operation: 8:30 AM to 5:00 PM, Mon-Fri Eastern Time
- By e-mail: customerservice@navitascredit.com
- For correspondence other than payments:

NAVITAS CREDIT CORP.
201 EXECUTIVE CENTER DR.
SUITE 100
COLUMBIA, SC 29210

For 24/7 online support, visit us @ http://my.navitascredit.com

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

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

Return Service Requested

Invoice Date: 01/04/2023

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

Remittance Section

Contract Number:	40819292
Due Date:	1/25/2023
Amount Due:	**$689.88**

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

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

NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

PH: 888-978-6353

DUE DATE	CONTRACT NO.	EQUIPMENT DESCRIPTION
1/25/2023	40819292	FITNESS EQUIPMENT PER SCHEDULE "A"
CUSTOMER NAME		
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT		

Important Messages

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

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Register Today at: http://my.navitascredit.com
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CONTRACT NUMBER	DESCRIPTION	DUE DATE	PAYMENT AMOUNT	SALES/ USE TAX	LATE CHARGE	INSURANCE CHARGES	OTHER CHARGES	TOTAL AMOUNT
40819292-1	Contract Payment	01/25/2023	$651.13			$38.75		$689.88
		SUBTOTALS:	**$651.13**			**$38.75**		**$689.88**

Have you moved or changed your phone number or email address?

Please log onto my.navitascredit.com or email customerservice@navitascredit.com

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https://engage.navitascredit.com/Satisfaction-Survey

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NAVITAS CREDIT CORP.
A UNITED COMMUNITY BANK COMPANY

PH: 888-978-6353

DUE DATE	CONTRACT NO.	EQUIPMENT DESCRIPTION
1/25/2023	40819292	FITNESS EQUIPMENT PER SCHEDULE "A"
CUSTOMER NAME		
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT		

For Payments

Online: http://my.navitascredit.com

By Check:

NAVITAS CREDIT CORP.
PO BOX 935204
ATLANTA, GA 311935204

To Reach Us:

- By phone: 888-978-6353
- Customer service hours of operation: 8:30 AM to 5:00 PM, Mon-Fri Eastern Time
- By e-mail: customerservice@navitascredit.com
- For correspondence other than payments:

NAVITAS CREDIT CORP.
201 EXECUTIVE CENTER DR.
SUITE 100
COLUMBIA, SC 29210

For 24/7 online support, visit us @ http://my.navitascredit.com

CHECK REQUEST FORM
Parkway Center

Date:	1/26/2023
Invoice#:	01052023-1
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2008 - FY 23 Tax Dist. ID 606
Code to:	200.131000.1000
Amount:	**$8,650.83**

1/26/2023

Requested By: Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	1/5/2023
Check Amount	**$8,650.83**
Payable To	Parkway Center CDD
Check Description	Series 2008 - FY 22 Tax Dist. ID 606
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	5945
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
12/13/2022	24,775.85	13,182.59	13,182.59	5,244.95	5,244.95	2,373.87	2,373.87	3,974.44	3,974.44	-	604	5961
1/5/2023	90,287.74	48,039.76	48,039.76	19,113.55	19,113.55	8,650.83	8,650.83	14,483.60	14,483.60	-	606	
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TOTAL	**1,756,827.18**	934,762.06	934,762.06	371,913.29	371,913.29	168,328.64	168,328.64	281,823.19	281,823.19	-		
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)	(47,434.28)		(25,237.91)		(10,042.41)		(4,545.28)	(7,608.68)	(7,608.68)			

CHECK REQUEST FORM
Parkway Center

Date:	1/26/2023
Invoice#:	01052023-2
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-1 - FY 23 Tax Dist. ID 606
Code to:	201.131000.1000
Amount:	**$19,113.55**

1/26/2023

Requested By: Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	1/5/2023
Check Amount	**$19,113.55**
Payable To	Parkway Center CDD
Check Description	Series 2018-1 - FY 22 Tax Dist. ID 606
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	5945
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
12/13/2022	24,775.85	13,182.59	13,182.59	5,244.95	5,244.95	2,373.87	2,373.87	3,974.44	3,974.44	-	604	5961
1/5/2023	90,287.74	48,039.76	48,039.76	19,113.55	19,113.55	8,650.83	8,650.83	14,483.60	14,483.60	-	606	
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TOTAL	**1,756,827.18**	934,762.06	934,762.06	371,913.29	371,913.29	168,328.64	168,328.64	281,823.19	281,823.19	-		
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)	(47,434.28)		(25,237.91)		(10,042.41)		(4,545.28)	(7,608.68)	(7,608.68)			

CHECK REQUEST FORM
Parkway Center

Date:	1/26/2023
Invoice#:	01052023-3
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-2 Amenity - FY 23 Tax Dist. ID 606
Code to:	202.131000.1000
Amount:	**$14,483.60**

1/26/2023

Requested By: Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	1/5/2023
Check Amount	**$14,483.60**
Payable To	Parkway Center CDD
Check Description	Series 2018-2 Amenity - FY 22 Tax Dist. ID 606
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	5945
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
12/13/2022	24,775.85	13,182.59	13,182.59	5,244.95	5,244.95	2,373.87	2,373.87	3,974.44	3,974.44	-	604	5961
1/5/2023	90,287.74	48,039.76	48,039.76	19,113.55	19,113.55	8,650.83	8,650.83	14,483.60	14,483.60	-	606	
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TOTAL	**1,756,827.18**	934,762.06	934,762.06	371,913.29	371,913.29	168,328.64	168,328.64	281,823.19	281,823.19	-		
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)	(47,434.28)		(25,237.91)		(10,042.41)		(4,545.28)	(7,608.68)	(7,608.68)			

CHECK REQUEST FORM
Parkway Center

Date:	12/28/2022
Invoice#:	12132022-18
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2008 - FY 23 Tax Dist. ID 604
Code to:	200.131000.1000
Amount:	**$2,373.87**

12/28/2022

Requested By: Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	12/13/2022
Check Amount	**$2,373.87**
Payable To	Parkway Center CDD
Check Description	Series 2008 - FY 22 Tax Dist. ID 604
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
12/13/2022	24,775.85	13,182.59	13,182.59	5,244.95	5,244.95	2,373.87	2,373.87	3,974.44	3,974.44	-	604	
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TOTAL	**1,666,539.44**	886,722.31	886,722.31	352,799.73	352,799.73	159,677.81	159,677.81	267,339.59	267,339.59	-		
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)	(137,722.02)		(73,277.66)		(29,155.97)		(13,196.11)	(22,092.27)	(22,092.27)			

CHECK REQUEST FORM
Parkway Center

Date:	12/28/2022
Invoice#:	12132022-19
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-1 - FY 23 Tax Dist. ID 604
Code to:	201.131000.1000
Amount:	**$5,244.95**

12/28/2022

Requested By: Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	12/13/2022
Check Amount	**$5,244.95**
Payable To	Parkway Center CDD
Check Description	Series 2018-1 - FY 22 Tax Dist. ID 604
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
12/13/2022	24,775.85	13,182.59	13,182.59	5,244.95	5,244.95	2,373.87	2,373.87	3,974.44	3,974.44	-	604	
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TOTAL	**1,666,539.44**	886,722.31	886,722.31	352,799.73	352,799.73	159,677.81	159,677.81	267,339.59	267,339.59	-		
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)	(137,722.02)		(73,277.66)		(29,155.97)		(13,196.11)	(22,092.27)	(22,092.27)			

CHECK REQUEST FORM
Parkway Center

Date:	12/28/2022
Invoice#:	12132022-20
Vendor#:	V00115
Vendor Name:	Parkway Center
Pay From:	Wells Fargo Acct# 1958
Description:	Series 2018-2 Amenity - FY 23 Tax Dist. ID 604
Code to:	202.131000.1000
Amount:	**$3,974.44**

12/28/2022

Requested By: Toni Campbell

PARKWAY CENTER CDD
DISTRICT CHECK REQUEST

Today's Date	12/13/2022
Check Amount	**$3,974.44**
Payable To	Parkway Center CDD
Check Description	Series 2018-2 Amenity - FY 22 Tax Dist. ID 604
Special Instructions	Do not mail. Please give to Eric Davidson

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

Eric
Authorization

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

PARKWAY CENTER CDD

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

	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**

Date Received	Amount Received	53.21% Raw Numbers Operations Revenue	53.21% Rounded Operations Revenue	21.17% Raw Numbers 2018-1 Debt Service Revenue	21.17% Rounded 2018-1 Debt Service Revenue	9.58% 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	1,511.55	1,511.55	2,530.70	2,530.70	-	595	5907
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	5907
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	5907
11/28/2022	107,230.45	57,054.53	57,054.53	22,700.26	22,700.26	10,274.18	10,274.18	17,201.48	17,201.48	-	600	
12/6/2022	1,388,579.19	738,826.88	738,826.88	293,956.66	293,956.66	133,045.33	133,045.33	222,750.32	222,750.32	-	602	
12/13/2022	24,775.85	13,182.59	13,182.59	5,244.95	5,244.95	2,373.87	2,373.87	3,974.44	3,974.44	-	604	
		-	-	-	-	-	-	-	-	-		
		-	-		-		-		-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
TOTAL	**1,666,539.44**	886,722.31	886,722.31	352,799.73	352,799.73	159,677.81	159,677.81	267,339.59	267,339.59	-		
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)	(137,722.02)		(73,277.66)		(29,155.97)		(13,196.11)	(22,092.27)	(22,092.27)			

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

INVOICE	5602
DATE	01/20/2023
TERMS	Net 15
DUE DATE	02/04/2023

ACTIVITY	QTY	RATE	AMOUNT
Labor 12/30/2022-1/20/2023: 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	75.00	75.00

BALANCE DUE **$1,200.00**

228

Stantec

INVOICE

Invoice Number	1989202
Invoice Date	October 11, 2022
Purchase Order	238101295
Customer Number	83368
Project Number	238101295

Bill To
Parkway Center CDD
Accounts Payable
2002 North Lois Avenue #507
Tampa FL 33607
United States

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

Project **R19X438000 - Parkway Center CDD: Falkenburg Road Extension**

Project Manager	White, Chris	Contract Upset	14,925.00
Current Invoice Total (USD)	900.00	Contract Billed to Date	13,800.00
		For Period Ending	**September 30, 2022**

EMAIL ONLY: districtinvoices@merituscorp.com and gene.roberts@merituscorp.com If you have any questions regarding your project please contact Chris White. Email: Chris.White@cardno.com Phone: 574-249-8504.

Top Task **5822** **Mitigation Maint**

Low Task **5822.000A** **Task Phase**

Disbursements

June, **July**, **August** and **September** Services	900.00
at **$225** per event	900.00
Subtotal Disbursements	

Low Task Subtotal	**Task Phase**	900.00
Top Task Subtotal	Mitigation Maint	900.00

Total Fees & Disbursements	900.00
INVOICE TOTAL (USD)	**900.00**

Due upon receipt or in accordance with terms of the contract

Stantec

INVOICE

Invoice Number	2014501
Invoice Date	December 9, 2022
Purchase Order	238101295
Customer Number	83368
Project Number	238101295

Bill To
Parkway Center CDD
Accounts Payable
2002 North Lois Avenue #507
Tampa FL 33607
United States

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

Project **R19X438000 - Parkway Center CDD: Falkenburg Road Extension**

Project Manager	White, Chris	Contract Upset	14,925.00
Current Invoice Total (USD)	225.00	Contract Billed to Date	15,100.00
		For Period Ending	**November 30, 2022**

EMAIL ONLY: districtinvoices@merituscorp.com and gene.roberts@merituscorp.com If you have any questions regarding your project please contact Chris White. Email: Chris.White@cardno.com Phone: 574-249-8504.

Top Task **5822** **Mitigation Maint**

Low Task **5822.000A** **Task Phase**

Disbursements

November services	225.00
Subtotal Disbursements	225.00

Low Task Subtotal	**Task Phase**	225.00
Top Task Subtotal	Mitigation Maint	225.00

Total Fees & Disbursements	225.00
INVOICE TOTAL (USD)	**225.00**

Due upon receipt or in accordance with terms of the contract

Stantec

INVOICE

Invoice Number	2028867
Invoice Date	January 13, 2023
Purchase Order	238101295
Customer Number	83368
Project Number	238101295

Bill To

Parkway Center CDD
Accounts Payable
2002 North Lois Avenue #507
Tampa FL 33607
United States

Please Remit To

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

Project **R19X438000 - Parkway Center CDD: Falkenburg Road Extension**

Project Manager	White, Chris	Contract Upset	14,925.00
Current Invoice Total (USD)	225.00	Contract Billed to Date	15,325.00
		For Period Ending	**December 30, 2022**

EMAIL ONLY: districtinvoices@merituscorp.com and gene.roberts@merituscorp.com If you have any questions regarding your project please contact Chris White. Email: Chris.White@cardno.com Phone: 574-249-8504.

Top Task **5822** **Mitigation Maint**

Disbursements

Usage - Other Direct Expenses	225.00
Subtotal Disbursements	225.00

Top Task Subtotal	Mitigation Maint	225.00

Total Fees & Disbursements	225.00
INVOICE TOTAL (USD)	**225.00**

Due upon receipt or in accordance with terms of the contract

3905 Crescent Park Drive
Riverview, FL 33578
813.664.4500 FAX 813.664.0440
www.cardno.com

Project #:	238101295			**Lake Management**	
Project Name:	Falkenburg Rd Extension			**Mitigation Maintenance**	✔
Phase:	58*19	**Technician:**	FTN	**Other**	

TREATMENT DATE	AREAS TREATED / METHOD OF TREATMENT / RESTRICTIONS
12/28/22	Mit Sites/ Herb Applic
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0

SPECIES TREATED:

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

Comments:

Stantec

INVOICE

Invoice Number	2030116
Invoice Date	January 12, 2023
Purchase Order	215600346
Customer Number	83368
Project Number	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

Project **Parkway Center Community Dev District**

Project Manager	Stewart, Tonja L	For Period Ending	**December 30, 2022**
Current Invoice Total (USD)	208.00		

Follow up regarding pond slope repair and control structure maintenance

Top Task **2023** **2023 FY General Consulting**

Professional Services

Category/Employee		**Current Hours**	**Rate**	**Current Amount**
	Stewart, Tonja L	1.00	208.00	208.00
	Subtotal Professional Services	1.00		208.00

Top Task Subtotal	2023 FY General Consulting	208.00
	Total Fees & Disbursements	208.00
	INVOICE TOTAL (USD)	**208.00**

Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillinger if you have any questions concerning this invoice.
Phone: (262) 241-8222 E-mail: Summer.Fillinger@Stantec.com
** PLEASE SEND AN INVOICE # WITH PAYMENT **
Thank you.

Parkway Center
Community Development District

Financial Statements
(Unaudited)

Period Ending
January 31, 2023

Prepared by:

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

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 January 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2008 DEBT SERVICE FUND	SERIES 2018-1 DEBT SERVICE FUND	SERIES 2018-2 DEBT SERVICE FUND	SERIES 2018-2 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
ASSETS								
Cash - Operating Account	$ 1,022,682	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,022,682
Cash in Transit	-	168,329	19,114	14,484	-	-	-	201,927
Due From Other Funds	-	14,111	31,175	23,604	19	-	-	68,909
Investments:								
Reserve Fund	-	17,293	190,859	144,716	-	-	-	352,868
Revenue Fund	-	134,813	503,038	297,775	-	-	-	935,626
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
TOTAL ASSETS	**$ 1,041,690**	**$ 334,546**	**$ 744,186**	**$ 480,579**	**$ 19**	**$ 7,810,423**	**$ 9,195,000**	**$ 19,606,443**
LIABILITIES								
Accounts Payable	$ 79,984	$ -	$ -	$ -	$ -	$ -	$ -	$ 79,984
Accounts Payable - Other	37	-	-	-	-	-	-	37
Deposits	50	-	-	-	-	-	-	50
Bonds Payable	-	-	-	-	-	-	9,195,000	9,195,000
Due To Other Funds	68,609	-	-	-	-	-	-	68,609
TOTAL LIABILITIES	**148,680**	**-**	**-**	**-**	**-**	**-**	**9,195,000**	**9,343,680**

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of January 31, 2023

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2008 DEBT SERVICE FUND	SERIES 2018-1 DEBT SERVICE FUND	SERIES 2018-2 DEBT SERVICE FUND	SERIES 2018-2 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
FUND BALANCES								
Nonspendable:								
Prepaid Trustee Fees	10,640	-	-	-	-	-	-	10,640
Restricted for:								
Debt Service	-	334,546	744,186	480,579	-	-	-	1,559,311
Capital Projects	-	-	-	-	19	-	-	19
Unassigned:	882,370	-	-	-	-	7,810,423	-	8,692,793
TOTAL FUND BALANCES	**893,010**	**334,546**	**744,186**	**480,579**	**19**	**7,810,423**	**-**	**10,262,763**
TOTAL LIABILITIES & FUND BALANCES	**$ 1,041,690**	**$ 334,546**	**$ 744,186**	**$ 480,579**	**$ 19**	**$ 7,810,423**	**$ 9,195,000**	**$ 19,606,443**

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

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
REVENUES				
Special Assmnts- Tax Collector	970,110	964,642	(5,468)	99.44%
Other Miscellaneous Revenues	10,000	3,402	(6,598)	34.02%
TOTAL REVENUES	**980,110**	**968,044**	**(12,066)**	**98.77%**
EXPENDITURES				
Administration				
Supervisor Fees	12,000	4,600	7,400	38.33%
ProfServ-Arbitrage Rebate	1,000	-	1,000	0.00%
ProfServ-Info Technology	3,200	667	2,533	20.84%
ProfServ-Recording Secretary	2,772	1,333	1,439	48.09%
ProfServ-Trustee Fees	12,500	6,734	5,766	53.87%
Disclosure Report	6,000	2,000	4,000	33.33%
District Counsel	7,500	253	7,247	3.37%
District Engineer	7,500	1,075	6,425	14.33%
District Manager	28,840	11,587	17,253	40.18%
Accounting Services	28,667	9,559	19,108	33.34%
Auditing Services	9,500	-	9,500	0.00%
Website Compliance	1,500	-	1,500	0.00%
Postage, Phone, Faxes, Copies	750	278	472	37.07%
Assessment Mailings	-	2,237	(2,237)	0.00%
Public Officials Insurance	3,677	507	3,170	13.79%
Legal Advertising	1,000	748	252	74.80%
Miscellaneous Services	500	224	276	44.80%
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%
Total Administration	127,656	48,803	78,853	38.23%
Electric Utility Services				
Electricity - Streetlights	120,000	49,816	70,184	41.51%
Total Electric Utility Services	120,000	49,816	70,184	41.51%
Garbage/Solid Waste Services				
Garbage - Recreational Facility	1,200	1,890	(690)	157.50%
Total Garbage/Solid Waste Services	1,200	1,890	(690)	157.50%
Water-Sewer Comb Services				
Utility - Water	-	3,894	(3,894)	0.00%
Total Water-Sewer Comb Services	-	3,894	(3,894)	0.00%

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

General Fund (001)

(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Other Physical Environment				
Waterway Management	99,000	20,987	78,013	21.20%
Field Services	27,707	9,236	18,471	33.33%
Clubhouse Security Systems	3,000	8,681	(5,681)	289.37%
Onsite Staff	50,000	10,334	39,666	20.67%
Insurance -Property & Casualty	24,000	3,527	20,473	14.70%
R&M-Gate	1,500	-	1,500	0.00%
R&M-Other Landscape	10,000	2,270	7,730	22.70%
R&M-Pools	28,000	4,400	23,600	15.71%
Landscape Maintenance	245,000	73,801	171,199	30.12%
Entry/Gate/Walls Maintenance	2,500	132	2,368	5.28%
Plant Replacement Program	20,000	2,100	17,900	10.50%
Irrigation Maintenance	12,000	5,851	6,149	48.76%
Mitigation Area Monitoring & Maintenance	9,500	-	9,500	0.00%
Total Other Physical Environment	532,207	141,319	390,888	26.55%
Road and Street Facilities				
StreetLight - Decorative Light Maint.	5,000	450	4,550	9.00%
Pavement and Signage Repairs	1,500	765	735	51.00%
Misc-Holiday Lighting	16,050	8,479	7,571	52.83%
Total Road and Street Facilities	22,550	9,694	12,856	42.99%
Parks and Recreation				
Security Patrol Services	14,156	5,712	8,444	40.35%
R&M-Pools	841	7,500	(6,659)	891.80%
Playground Equipment and Maintenance	10,000	7,971	2,029	79.71%
Special Events	7,500	89	7,411	1.19%
Misc-Contingency	144,000	17,997	126,003	12.50%
Total Parks and Recreation	176,497	39,269	137,228	22.25%
TOTAL EXPENDITURES	**980,110**	**294,685**	**685,425**	**30.07%**
Excess (deficiency) of revenues Over (under) expenditures	-	673,359	673,359	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		**219,651**		
FUND BALANCE, ENDING		**$ 893,010**		

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

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
REVENUES				
Special Assmnts- Tax Collector	$ 167,179	$ 173,789	$ 6,610	103.95%
TOTAL REVENUES	**167,179**	**173,789**	**6,610**	**103.95%**
EXPENDITURES				
Debt Service				
Principal Debt Retirement	110,000	-	110,000	0.00%
Interest Expense	57,179	-	57,179	0.00%
Total Debt Service	167,179	-	167,179	0.00%
TOTAL EXPENDITURES	**167,179**	**-**	**167,179**	**0.00%**
Excess (deficiency) of revenues Over (under) expenditures	-	173,789	173,789	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		**160,757**		
FUND BALANCE, ENDING		**$ 334,546**		

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

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
REVENUES				
Interest - Investments	$ -	$ 5	$ 5	0.00%
Special Assmnts- Tax Collector	378,581	383,975	5,394	101.42%
TOTAL REVENUES	**378,581**	**383,980**	**5,399**	**101.43%**
EXPENDITURES				
Debt Service				
Principal Debt Retirement	235,000	-	235,000	0.00%
Interest Expense	143,581	73,847	69,734	51.43%
Total Debt Service	378,581	73,847	304,734	19.51%
TOTAL EXPENDITURES	**378,581**	**73,847**	**304,734**	**19.51%**
Excess (deficiency) of revenues Over (under) expenditures	-	310,133	310,133	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		**434,053**		
FUND BALANCE, ENDING		**$ 744,186**		

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

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
REVENUES				
Interest - Investments	$ -	$ 3	$ 3	0.00%
Special Assmnts- Tax Collector	287,283	290,963	3,680	101.28%
TOTAL REVENUES	**287,283**	**290,966**	**3,683**	**101.28%**
EXPENDITURES				
Debt Service				
Principal Debt Retirement	90,000	-	90,000	0.00%
Interest Expense	197,283	99,429	97,854	50.40%
Total Debt Service	287,283	99,429	187,854	34.61%
TOTAL EXPENDITURES	**287,283**	**99,429**	**187,854**	**34.61%**
Excess (deficiency) of revenues Over (under) expenditures	-	191,537	191,537	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		**289,042**		
FUND BALANCE, ENDING		**$ 480,579**		

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

Series 2018-2 Capital Projects Fund (303)

(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	**-**	**-**	**-**	**0.00%**
EXPENDITURES				
TOTAL EXPENDITURES	**-**	**-**	**-**	**0.00%**
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		**19**		
FUND BALANCE, ENDING		**$ 19**		

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2023

General Fixed Assets Fund (900)

(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
TOTAL REVENUES	**-**	**-**	**-**	**0.00%**
EXPENDITURES				
TOTAL EXPENDITURES	**-**	**-**	**-**	**0.00%**
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2022)		**7,810,423**		
FUND BALANCE, ENDING		**$ 7,810,423**		

PARKWAY CENTER CDD

Bank Reconciliation

Bank Account No.	1958	Wells Fargo - GF Operating
Statement No.	01-23	
Statement Date	1/31/2023	

G/L Balance (LCY)	1,022,681.88	**Statement Balance**	901,826.06
G/L Balance	1,022,681.88	**Outstanding Deposits**	133,633.30
Positive Adjustments	0.00		
		Subtotal	1,035,459.36
Subtotal	1,022,681.88	**Outstanding Checks**	12,777.48
Negative Adjustments	0.00	**Differences**	0.00
Ending G/L Balance	1,022,681.88	**Ending Balance**	1,022,681.88
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Checks						
12/13/2022	Payment	5931	PARKWAY CENTER CDD	427,001.99	427,001.99	0.00
12/14/2022	Payment	5932	PARKWAY CENTER CDD	222,750.32	222,750.32	0.00
12/21/2022	Payment	5934	AVID INTERACTIONS	3,950.00	3,950.00	0.00
12/21/2022	Payment	5936	ECO PEST SOLUTIONS	150.00	150.00	0.00
12/21/2022	Payment	5937	ENVERA SYSTEMS	8,681.28	8,681.28	0.00
12/21/2022	Payment	5942	TANYA O'CONNOR	88.98	88.98	0.00
12/23/2022	Payment	5945	PARKWAY CENTER CDD	50,175.92	50,175.92	0.00
12/28/2022	Payment	5947	CHARLOTTE HAZLEWOOD	200.00	200.00	0.00
12/28/2022	Payment	5948	DOORKING INC.	32.95	32.95	0.00
12/28/2022	Payment	5949	EGIS INSURANCE	4,034.00	4,034.00	0.00
12/28/2022	Payment	5950	JO ANN WARD	200.00	200.00	0.00
12/28/2022	Payment	5951	KOKO L. MILLER	200.00	200.00	0.00
12/28/2022	Payment	5952	SPEAREM ENTERPRISES	1,350.00	1,350.00	0.00
12/28/2022	Payment	5953	TANYA O'CONNOR	200.00	200.00	0.00
12/28/2022	Payment	5954	YELLOWSTONE LANDSCAPE	100.00	100.00	0.00
1/6/2023	Payment	5955	BURR & FORMAN LLP	90.00	90.00	0.00
1/6/2023	Payment	5956	CHARTER COMMUNICATIONS	286.26	286.26	0.00
1/6/2023	Payment	5957	DESIREE SALDIVAR	150.00	150.00	0.00
1/6/2023	Payment	5958	DON HARRISON ENTERPRISES LLC	4,904.95	4,904.95	0.00
1/6/2023	Payment	5959	FIRST CHOICE AQUATIC WEED	1,846.00	1,846.00	0.00
1/6/2023	Payment	5960	INFRAMARK LLC	7,665.26	7,665.26	0.00
1/6/2023	Payment	5961	PARKWAY CENTER CDD	11,593.26	11,593.26	0.00
1/6/2023	Payment	5962	SPEAREM ENTERPRISES	2,950.00	2,950.00	0.00
1/6/2023	Payment	5963	YELLOWSTONE LANDSCAPE	19,820.15	19,820.15	0.00
1/12/2023	Payment	5964	REPUBLIC SERVICES #696	211.11	211.11	0.00
1/12/2023	Payment	5965	YELLOWSTONE LANDSCAPE	18,450.25	18,450.25	0.00
1/24/2023	Payment	5966	AQUAPRO POOL SOLUTIONS	2,100.00	2,100.00	0.00
1/24/2023	Payment	5967	FIRST CHOICE AQUATIC WEED	1,846.00	1,846.00	0.00
1/24/2023	Payment	5968	TECO	3,296.66	3,296.66	0.00
1/10/2023		JE000136	TECO 0319	6,653.84	6,653.84	0.00
1/13/2023		JE000138	Payroll 1-13-23	1,691.77	1,691.77	0.00
1/17/2023		JE000141	Water	2,720.97	2,720.97	0.00
1/20/2023		JE000140	Garbage Pickup	721.61	721.61	0.00
1/25/2023		JE000137	TECO 6402	7,153.26	7,153.26	0.00
1/27/2023		JE000139	Payroll 1-27-23	1,607.49	1,607.49	0.00

PARKWAY CENTER CDD

Bank Reconciliation

Posting Date	Document Type	Document No.	Description		Amount	Cleared Amount	Difference
Total Checks					814,874.28	814,874.28	0.00
Deposits							
1/26/2023		JE000110	CK#121## Clubhouse Rental	G/L	175.00	175.00	0.00
1/26/2023		JE000111	CK#120## Clubhouse Deposit	G/L	150.00	150.00	0.00
1/26/2023		JE000112	CK#1004### Clubhouse	G/L	75.00	75.00	0.00
1/26/2023		JE000113	CK########### Key Card	G/L	25.00	25.00	0.00
1/5/2022		JE000135	Debt Service / Tax Revenue	G/L	90,287.74	90,287.74	0.00
1/23/2023		JE000142	Debt Service / Tax Revenue (Interest)	G/L	801.60	801.60	0.00
Total Deposits					91,514.34	91,514.34	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
10/20/2022	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
11/30/2022	Payment	5915	LINDA W. BELL		200.00	0.00	200.00
1/12/2023	Payment	DD106	Payment of Invoice 000305		1,377.09	0.00	1,377.09
1/12/2023	Payment	DD107	Payment of Invoice 000319		1,343.88	0.00	1,343.88
1/19/2023	Payment	DD105	Payment of Invoice 000019		187.73	0.00	187.73
1/19/2023	Payment	DD108	Payment of Invoice 000318		533.88	0.00	533.88
1/27/2023	Payment	5969	CHARTER COMMUNICATIONS		290.55	0.00	290.55
1/27/2023	Payment	5970	NAVITAS CREDIT CORP		689.88	0.00	689.88
1/31/2023	Payment	DD109	Payment of Invoice 000341		689.88	0.00	689.88
Total Outstanding Checks.....					**12,777.48**		**12,777.48**
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
9/30/2022		JE000007	Deposit - Sept Rental Fee - 09/16/22	G/L	125.00	0.00	125.00
12/10/2022		JE000095	Check Deposit #416050#####	G/L	52.00	0.00	52.00
12/15/2022		JE000070	Debt Service/Tax Revenue	G/L	107,230.45	0.00	107,230.45
1/3/2023		JE000100	Debt Service/Tax Revenue	G/L	24,775.85	0.00	24,775.85
1/17/2023		JE000101	Check Dep # 002 Clubhouse Rental	G/L	100.00	0.00	100.00
1/17/2023		JE000102	Check Dep # 1005 Clubhouse Rental	G/L	75.00	0.00	75.00
1/17/2023		JE000103	Check Dep # 1010 Clubhouse Rental	G/L	100.00	0.00	100.00
1/17/2023		JE000104	Check Dep # 2227093773 Clubhouse Rental	G/L	100.00	0.00	100.00
1/17/2023		JE000105	Check Dep # 2225508364 Clubhouse Rental	G/L	50.00	0.00	50.00
1/17/2023		JE000106	Check Dep # 101 Clubhouse Rental	G/L	75.00	0.00	75.00
1/17/2023		JE000107	Check Dep # 1139 Clubhouse Rental	G/L	100.00	0.00	100.00
1/17/2023		JE000108	Check Dep # 523 Key Card	G/L	25.00	0.00	25.00
1/17/2023		JE000109	Check Dep # 1158 Key Card	G/L	25.00	0.00	25.00
1/30/2023		JE000114	CK#19#-328594844 Key Fob	G/L	25.00	0.00	25.00
1/30/2023		JE000115	CK#19#-3929534999 Clubhouse	G/L	125.00	0.00	125.00

PARKWAY CENTER CDD

Bank Reconciliation

Posting Date	Document Type	Document No.	Description		Amount	Cleared Amount	Difference
1/30/2023		JE000116	CK #137## Clubhouse	G/L	75.00	0.00	75.00
1/30/2023		JE000117	CK #139## Clubhouse	G/L	75.00	0.00	75.00
1/30/2023		JE000118	CK #330## Clubhouse	G/L	100.00	0.00	100.00
Total Outstanding Deposits.....					**133,633.30**		**133,633.30**