

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
REGULAR MEETING
OCTOBER 25, 2017**

**PARKWAY CENTER
COMMUNITY DEVELOPMENT DISTRICT
AGENDA
OCTOBER 25, 2017 at 6:30 p.m.**

Rivercrest CDD Clubhouse
Located at 11560 Ramble Creek Drive, Riverview, FL 33569.

District Board of Supervisors	Chairman Vice Chairman Supervisor Supervisor Supervisor	JoAnn Ward Earl Kunke Tanya O'Connor Daniel Fleary, Jr. Suzanne DeCopain
District Manager	Meritus	Brian Howell
District Attorney	Burr Forman	Scott Steady
District Engineer	Stantec, Inc.	Tonja Stewart

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

The District Agenda is comprised of four different sections:

The 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. Fourth 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 fifth 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. The sixth section called **Management Reports** allows the District Administrator to update the Board of Supervisors on any pending issues that are being researched for Board action and vendors presentation of information from any potential or current contractor of the District. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. Agendas can be reviewed by contacting the Manager's office at (813) 397-5120 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The seventh section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the District's needs. The final section is called **Audience Questions, Comments and Discussion Forum**. This portion of the agenda is where individuals may comment on matters that concern the District. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT ADMINSTRATOR OUTSIDE THE CONTEXT OF THIS MEETING.

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 397-5120, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, 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.

Board of Supervisors
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, October 25, 2017 at 6:30 p.m.** at Rivercrest CDD Clubhouse at 11560 Ramble Creek Drive, Riverview, FL 33569. Included below is the agenda:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE QUESTIONS AND COMMENT ON AGENDA ITEMS**
- 3. VENDOR/STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
- 4. BUSINESS ITEMS**
 - A. Discussion on Updates to Amenity Parcel
 - B. Capital Improvement Plan Update
- 5. CONSENT AGENDA**
 - A. Consideration of Minutes of Board of Supervisors Meeting September 27, 2017 Tab 01
 - B. Consideration of Operations and Maintenance Expenditures September 2017 Tab 02
 - C. Review of Financial Statements through September 30, 2017 Tab 03
- 6. MANAGEMENT REPORTS**
 - A. District Manager’s Report
 - B. Field Manager
 - i. District Inspection Reports..... Tab 04
 - ii. Staff Action List..... Tab 05
 - iii. Aquatic Systems Reports 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 to call us at (813) 397-5120.

Sincerely,

Brian Howell
District Manager

PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

September 27, 2017 Minutes of the Regular Meeting and Audit Committee Meeting

Minutes of the Regular Meeting and Audit Committee Meeting

The Regular Meeting and Audit Committee Meeting of the Board of Supervisors for Parkway Center Community Development District was held on **Wednesday, September 27, 2017 at 6:30 p.m.** at the Rivercrest CDD Clubhouse at 11560 Ramble Creek Drive, Riverview, FL 33569.

1. CALL TO ORDER/ROLL CALL

Brian Howell called the Regular Meeting and Audit Committee Meeting of the Board of Supervisors of the Parkway Center Community Development District to order on **Wednesday, September 27, 2017 at 6:32 p.m.**

Board Members Present and Constituting a Quorum:

JoAnn Ward	Chairman
Earl Kunke	Vice Chairman
Daniel Fleary, Jr.	Supervisor
Suzanne DeCopain	Supervisor
Tanya O'Connor	Supervisor

Staff Members Present:

Brian Howell	Meritus
Scott Steady	District Counsel
Tonja Stewart	District Engineer
Celia Nichols	Landscape Architect

There were four residents present.

2. AUDIENCE QUESTIONS AND COMMENT ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. VENDOR/STAFF REPORTS

A. District Counsel

i. Discussion on Amenity Parcel

Mr. Steady, Mr. Howell, and Ms. Stewart addressed the Board. Mr. Steady went over the appraisal for the potential amenity parcel. It turned out to be larger than 2.82 acres, and at \$3.10 a square foot, the asking price is \$381,071.00. Mr. Steady stated that the price was in line, and he did not think it would be possible to find pricing cheaper in that area. Mr. Steady also went over the process to bring the parcel into District, including the bond process, a contract with the owner, and some of the reports and research that would be needed.

Ms. Stewart discussed preliminary due diligence that would be needed; it would also be necessary to put together a budget for the initial work. Mr. Howell stated he thought that before the Board went any further, Meritus needs to do a true-up to make sure that all of the lots owned by Taylor Morrison were captured, determine if the current bonds could be refinanced, and put together a report showing what the impact would be to owners for purchasing and building amenities in terms of assessments. The Board agreed and directed staff to do those studies for the Board to review at the October meeting.

Mr. Steady went over the parameters regarding what the District would service with the new parcels being built outside of District boundaries.

B. District Engineer

4. BUSINESS ITEMS

A. Discussion on Landscape Bids

Ms. Nichols then reviewed the landscape bids submitted by LMP. Ms. Nichols thought they were high; Mr. Howell and the Board agreed. The Board directed Ms. Nichols to bid out the project to a few vendors so pricing can be compared.

Ms. Nichols then reviewed the concept for revising the Baywood sign panel to reflect directional signage for the townhomes and single-family home section. The Board and the audience members liked the concept, and the only adjustment was to make sure the arrows were in the right direction. It was noted that some landscape plants would need to be replaced for the work to be completed.

MOTION TO:	Approve the work with a not-to-exceed cap of \$3,000.
MADE BY:	Supervisor Fleary
SECONDED BY:	Supervisor O'Connor
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	5/0 - Motion passed unanimously

B. Capital Improvement Plan Update

5. CONSENT AGENDA

A. Consideration of Minutes of Board of Supervisors Meeting August 23, 2017

The Board reviewed the minutes and noted that "question" on line 144 should be changed to "questions" plural.

MOTION TO: Approve the August 23, 2017 minutes with the
change noted.
MADE BY: Supervisor Ward
SECONDED BY: Supervisor O'Connor
DISCUSSION: None further
RESULT: Called to Vote: Motion PASSED
5/0 - Motion passed unanimously

B. Consideration of Operations and Maintenance Expenditures August 2017

The Board went over the O&Ms. Supervisor Ward had a question on the Cardino invoice and asked Mr. Howell to make sure the District was not double-billed. The TECO bills were also reviewed.

MOTION TO: Approve the August 2017 O&Ms.
MADE BY: Supervisor O'Connor
SECONDED BY: Supervisor Ward
DISCUSSION: None further
RESULT: Called to Vote: Motion PASSED
5/0 - Motion passed unanimously

C. Review of Financial Statements through July 31, 2017

The Board reviewed and accepted the financials.

6. MANAGEMENT REPORTS

A. District Manager's Report

B. Field Manager

- i. District Inspection Report**
- ii. Staff Action List**
- iii. Aquatic Systems Reports**

Mr. Howell reviewed his reports with the Board. He outlined an issue with an owner blocking an easement with landscaping, which impacted the aquatics provider from accessing the ponds. Counsel sent out a letter to this homeowner, who then responded to the letter and had the trees removed.

Mr. Howell also went over the security company that was selected and that they could not provide adequate insurance as Counsel had requested, so it is back to square one with finding a security company. Bales had not been terminated yet, so there is still security coverage. Mr. Howell suggested that the Board look at using FHP patrols instead. The Board discussed this

idea and asked Mr. Howell to come back to the October meeting with budgeting needs for doing the FHP program.

Next, Mr. Howell reviewed the TECO meter map. The Board was pleased, but Meter One needs to be labeled. Staff will work with TECO on streetlight poles once they have time to assist; currently, TECO is finishing hurricane Irma repairs.

7. SUPERVISOR REQUESTS

Supervisor Ward said that Pond 15 is responding to treatments and looks much better; LMP was in process of cleaning up pond banks from storm. She asked if staff requested crosswalks and repairs to pot holes from the County. Mr. Howell stated that he was sure Tonja had requested those items but he would confirm again.

Supervisor Fleary asked if the Belmont tree had been addressed from the storm, and Mr. Howell stated yes, it had. Supervisor Fleary then went over how many residents had responded to the postcard for signing up for the email blast list and the success of the HOA Facebook page

8. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

There was an audience concern regarding the condition of the wetland pond by the sign on Castle Creek. Mr. Howell stated that staff was looking into that with the builder to assess what could be done.

9. ADJOURNMENT

MOTION TO:	Adjourn at 7:55 p.m.
MADE BY:	Supervisor O'Connor
SECONDED BY:	Supervisor Fleary
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	5/0 - Motion passed unanimously

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

**These minutes were done in summary format.*

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

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

Signature

Printed Name

Title:

☐ **Chairman**

☐ **Vice Chairman**

Signature

Printed Name

Title:

☐ **Secretary**

☐ **Assistant Secretary**

Recorded by Records Administrator

Signature

Date

Official District Seal

Parkway Center Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Monthly Budget	Comments/Description
Monthly Contract					
Aquatic Systems, Inc.	384823	\$ 1,170.00		\$ 1,132.00	Lake & Wetland Services - September
LMP	124445	16,395.00			Ground Maintenance - September
Meritus Districts	8031	7,742.82		\$ 7,947.25	Management Services - September
Monthly Contract Sub-Total		\$ 25,307.82			

Variable Contract					
Burr Forman	987473	\$ 1,542.65			Professional Services - thru 08/31/17
Cardno	241734	225.00			Professional Services - thru 09/29/17
Stantec	1216490	1,059.00			Professional Services - thru 06/16/17 - General
Stantec	1242190	512.25			Professional Services - thru 08/18/17
Stantec	1255362	327.00	\$ 1,898.25		Professional Services - thru 09/15/17 - General
Variable Contract Sub-Total		\$ 3,665.90			

Utilities					
Tampa Electric	211001800146 090717	\$ 664.31			Electric Service - thru 08/31/17
Tampa Electric	211001800369 090717	489.77			Electric Service - thru 08/31/17
Tampa Electric	211001800609 090717	444.46			Electric Service - thru 08/31/17
Tampa Electric	311000070319 090117	9,367.90	\$ 10,966.44	\$ 3,583.33	Electric Service - thru 08/21/17
Verizon	9792243461	80.40			Wireless Service for iPad - thru 09/06/17
Utilities Sub-Total		\$ 11,046.84			

Regular Services					
Bales Security	33889	\$ 884.00			Security Service - thru 09/30/17
Bales Security	33943	884.00	\$ 1,768.00		Security Service - thru 10/14/17
Supervisor: Daniel Fleary, Jr.	DF092717	200.00			Supervisor Fees - 09/27/17

Parkway Center Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Monthly Budget	Comments/Description
Supervisor: Earl Kunke	EK092717	200.00			Supervisor Fees - 09/27/17
Supervisor: Jo Ann Ward	JAW092717	200.00			Supervisor Fees - 09/27/17
Supervisor: Suzanne DeCopain	SD092717	200.00			Supervisor Fees - 09/27/17
Supervisor: Tanya O'Connor	TC092717	200.00	\$ 1,000.00		Supervisor Fees - 09/27/17
Tampa Bay Times	525819 091517	267.50			FY18 Meetings - 09/15/17
US Bank	4739213	3,986.75			Series 2004 Trustee Fees - thru 07/31/18
Regular Services Sub-Total		\$ 7,022.25			
Additional Services					
Aquatic Systems, Inc.	386852	\$ 5,173.00			Alum Treatment - 08/31/17
Meritus Districts	8061	3,500.00			Construction Accounting - 09/08/17
Additional Services Sub-Total		\$ 8,673.00			
TOTAL:		\$ 55,715.81			

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary



Aquatic Systems, Inc.

LAKE & WETLAND MANAGEMENT SERVICES

2100 NW 33rd Street Pompano Beach, FL 33069

1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE: 9/1/2017

INVOICE NUMBER: 0000384823

CUSTOMER NUMBER: 0045990

PO NUMBER:

PAYMENT TERMS: Net 30

Parkway Center CDD
C/O Meritus Corp
2005 Pan AM Circle #120
Tampa, FL 33607

SEP 05 2017

QTY ORD	ITEM DESCRIPTION	U/M	UNIT PRICE	EXT PRICE
1	Monthly Lake and Wetland Services - September		1,170.00	1,170.00

SALES TAX: (0.0%) \$0.00

LESS PAYMENT: \$0.00

TOTAL DUE: \$1,170.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

☐ Address Changes (Note on Back of this Slip)
Please include contact name and phone number

DATE: 9/1/2017

INVOICE NUMBER: 0000384823

CUSTOMER NUMBER: 0045990

TOTAL AMOUNT DUE: \$1,170.00

Aquatic Systems, Inc.
2100 NW 33rd Street
Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!



PO Box 267
Seffner, FL 33583

813-757-6500
813-757-6501

Invoice

Date	Invoice #
9/1/2017	124445

Bill To:
Parkway Center CDD c/o Meritus 2005 Pan Am Cir. Suite 120 Tampa, FL 33607

Property Information
Faulkenburg Rd & Progress Blvd Riverview, FL

Services for the month of September 2017

Description	Qty	Rate	Amount
MONTHLY GROUND MAINTENANCE	1	16,560.00	16,560.00
1.5% Discount as per Early Payment Terms Agreement (to be paid within 10 days from the date of invoice)	1	-165.00	-165.00
Total			\$16,395.00
Questions regarding this invoice? Please e-mail arpayments@lmppro.com or call 813-757-6500 and ask for Accounts Receivable.	Terms	Due Date	Payments/Credits
	Net 30	10/1/2017	Balance Due
			\$0.00
			\$16,395.00

REVIEWED dthomas 8/25/2017

Meritus Districts

2005 Pan Am Circle
Suite 120
Tampa, FL 33607

Voice: 813-397-5121
Fax: 813-873-7070



INVOICE

Invoice Number: 8031
Invoice Date: Sep 1, 2017
Page: 1

Bill To:

Parkway Center CDD
2005 Pan Am Circle
Ste 120
Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Parkway Center CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Best Way		9/1/17

Quantity	Item	Description	Unit Price	Amount
	DMS	District Management Services - September		2,403.33
	FMS	Field Management		2,308.93
	RS	Recording Secretary		461.92
	TS	Technology Services		200.00
	FS	Financial Services		2,223.08
	IR	Investment Reporting Services		183.33
	TS	Technology Services - credit for bill paid directly by district		-49.00
	Postage	Postage - July		10.58
1.00	Copies - B/W	Copies: B/W - July	0.15	0.15
1.00	Copies - Color	Copies: Color - July	0.50	0.50

Subtotal	7,742.82
Sales Tax	
Total Invoice Amount	7,742.82
Payment/Credit Applied	
TOTAL	7,742.82

Check/Credit Memo No:

REVIEWED dthomas 8/25/2017



Post Office Box 830719
Birmingham, Alabama 35283-0719
Office: (205) 251-3000
Fax: (205) 458-5100
BURR.COM

SEP 19 2017

PARKWAY CENTER CDD
c/o MERITUS CORP.
2005 PAN AM CIRCLE, STE 120
TAMPA, FL 33607-2529

18 Sep 2017
Invoice # 987473
Bill Atty: SIS
As of 08/31/17

EMPLOYER I.D. #63-0322727

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

BILL SUMMARY THROUGH AUGUST 31, 2017

Professional Services	\$1,536.00
Disbursements	6.65
TOTAL DUE THIS BILL	\$1,542.65
Previous Balance Due	\$780.00
TOTAL BALANCE DUE	\$2,322.65

REMITTANCE COPY

PLEASE INCLUDE THIS PAGE WITH YOUR PAYMENT

REVIEWEDdtThomas 9/20/2017

BURR & FORMAN LLP

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

18 Sep 2017
Invoice # 987473
Page 2

PARKWAY CENTER CDD
c/o MERITUS CORP.
2005 PAN AM CIRCLE, STE 120
TAMPA, FL 33607-2529

18 Sep 2017
Invoice # 987473
Bill Atty: SIS
As of 08/31/17

EMPLOYER I.D. #63-0322727

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

Date	Description	Atty	Hours	Rate	Value
08/02/17	Review the appraisal history of the property and email Brian outline of values; email appraiser for status.	SIS	0.50	300.00	\$150.00
08/08/17	Review appraisal and forward to Brian Howell; email Alexandra regarding status of true-up analysis for Taylor Morrison.	SIS	0.50	300.00	\$150.00
08/09/17	Review Chapter 190 for ability to place a mortgage on District Property; call with Brian Howell to go over approval, negotiations, etc.; email approval to property owner; outline issues to address in purchase agreement.	SIS	1.00	300.00	\$300.00
08/11/17	Forward appraisal to Brian; call to owner of lot and leave a message.	SIS	0.20	300.00	\$60.00
08/16/17	Email with Dan Molloy regarding purchase of property.	SIS	0.20	300.00	\$60.00
08/24/17	Email Alex at Meritus regarding true-up status	SIS	1.50	300.00	\$450.00

BURR & FORMAN LLP

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

18 Sep 2017
Invoice # 987473
Page 3

Date	Description	Atty	Hours	Rate	Value
	with Taylor Morrison; email from Brian Howell with three parcels and question on pond maintenance; set up meeting with owner of 78th Street parcel; download commercial purchase contract.				
08/30/17	Work up a budget to contract with property owners then expand the District to include property along 78th Street; outline conditions for contract.	SIS	0.50	300.00	\$150.00
08/30/17	Review plat and survey; draft and send easement encroachment letter to Lot 42 resident.	MEK	0.90	240.00	\$216.00
Total Services					\$1,536.00

Date	Disbursements	Value
	Postage	6.65
	Total Disbursements	\$6.65
	Total Services and Disbursements	\$1,542.65
	Previous Balance Due	\$780.00
	TOTAL NOW DUE	\$2,322.65

BURR & FORMAN LLP

1202882 PARKWAY CENTER CDD
0002817 Parkway General File

18 Sep 2017
Invoice # 987473
Page 4

SUMMARY OF SERVICES

<u>Name</u>	<u>Rate</u>	<u>Hours</u>	<u>Amount</u>
Scott Steady	\$300.00	4.40	\$1,320.00
Madison Kebler	\$240.00	0.90	\$216.00
TOTALS		5.30	\$1,536.00



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

INVOICE

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

Corporate Headquarters: 10004 Park Meadows Drive Suite 300, Lone Tree, CO 80124 Phone: 720 257 5800 Fax: 720 257 5801 www.cardno.com

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

Parkway Center CDD
Brian Howell
2005 Pan Am Circle
Suite 120
Tampa FL 33607

Invoice # : 241734
Invoice Date : 09/26/2017
Terms : 30 Days
Project : RT21600010
Project Manager : Boser, Patrick G.

Project Name : Falkenburg Rd Extension

September 2017 Services

EMAIL ONLY- brian.howell@merituscorp.com

For Professional Services Rendered through: 9/29/2017

Phase: 1000 - Maintenance

	<i>Amount</i>
Per-Event Fee	225.00
Subtotal	225.00
Total This Phase	\$225.00
Total Fee Type CPM:	225.00
Amount Due this Invoice	\$225.00

Outstanding Invoices

Number	Date	Balance
241734	09/26/2017	225.00
237764	08/11/2017	225.00
239271	08/28/2017	225.00
Total Now Due		675.00

Aging Balances

<u>Under 30</u>	<u>31 - 60</u>	<u>61 - 90</u>	<u>Over 90</u>
450.00	225.00	0.00	0.00

REVIEWEDdthomas 9/28/2017

Project #:	RT21600010	Lake Management	
Project Name:	Falkenburg Rd Ext	Mitigation Maintenance	✓
Phase:	1000	Technician:	MDE
		Other	

TREATMENT DATE	AREAS TREATED / METHOD OF TREATMENT / RESTRICTIONS
09/18/17	Reviewed and treated sites w/Herbicide
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0
01/00/00	0

SPECIES TREATED:					
algae	-	paragrass	-	Additional Services:	
alligator weed	-	pennywort	-	dead fish clean up	-
azola	-	primrose willow	X	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	X	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	X	watermeal	-		
hairy-pod cowpea	-	widgit grass	-		
hydrilla	-	wild taro	-		
hydrocotyle	-				
indigo	-				

Comments:

Invoice Number	1216490
Invoice Date	June 26, 2017
Purchase Order	215600346
Customer Number	83368
Project Number	215600346

Bill To

Parkway Center CDD
 Accounts Payable
 c/o Meritus Districts
 2005 Pan Am Circle Drive Suite 120
 Tampa FL 33607
 United States

Please Remit To

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

Project Parkway Center Community Dev District

Project Manager

Stewart, Tonja L

For Period Ending

June 16, 2017

Current Invoice Total (USD)

1,059.00

Prepare for and attend May meeting; prepare site plan for amenity site; research utilities, wetlands, trees; discuss options with district counsel; discuss littoral shelf plantings with Amanda Miller

Top Task **217** **2017 FY General Consulting**

Professional Services

Category/Employee		Current Hours	Rate	Current Amount
	Nurse, Vanessa M	3.00	63.00	189.00
	Stewart, Tonja L	6.00	145.00	870.00
	Subtotal Professional Services	<u>9.00</u>		<u>1,059.00</u>

Top Task Subtotal	2017 FY General Consulting	1,059.00
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Total Fees & Disbursements

1,059.00

INVOICE TOTAL (USD)
1,059.00

Due on Receipt

Please contact Brenna Kaiser if you have any questions concerning this invoice.

Phone: (813) 223-9500 E-mail: brenna.kaiser@Stantec.com

**** PLEASE INCLUDE INVOICE # WITH PAYMENT ****

Thank you.

REVIEWEDdthomas 10/3/2017



INVOICE

Page 1 of 1

Invoice Number 1242190
Invoice Date August 25, 2017
Purchase Order 215600346
Customer Number 83368
Project Number 215600346

Bill To

Parkway Center CDD
Accounts Payable
c/o Meritus Districts
2005 Pan Am Circle Drive Suite 120
Tampa FL 33607
United States

Please Remit To

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

Project Parkway Center Community Dev District

Project Manager

Stewart, Tonja L

For Period Ending

August 18, 2017

Current Invoice Total (USD)

512.25

Update ownership map

Top Task**217****2017 FY General Consulting****Professional Services**

Category/Employee	Current Hours	Rate	Current Amount
Nurse, Vanessa M	5.75	63.00	362.25
Rotberg, Alexia Lena	2.00	75.00	150.00
Subtotal Professional Services	<u>7.75</u>		<u>512.25</u>

Top Task Subtotal 2017 FY General Consulting

512.25

Total Fees & Disbursements

512.25

INVOICE TOTAL (USD)**512.25****Due on Receipt**

Please contact Brenna Kaiser if you have any questions concerning this invoice.

Phone: (813) 223-9500 E-mail: brenna.kaiser@Stantec.com

**** PLEASE INCLUDE INVOICE # WITH PAYMENT ****

Thank you.

SEP 05 2017

21 3103

REVIEWED dthomas 9/20/2017



INVOICE

Page 1 of 1

Invoice Number 1255362
Invoice Date September 22, 2017
Purchase Order 215600346
Customer Number 83368
Project Number 215600346

Bill To

Parkway Center CDD
Accounts Payable
c/o Meritus Districts
2005 Pan Am Circle Drive Suite 120
Tampa FL 33607
United States

Please Remit To

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

SEP 28 2017

Project Parkway Center Community Dev District

Project Manager

Stewart, Tonja L

For Period Ending

September 15, 2017

Current Invoice Total (USD)

327.00

process requisitions; update ownership map

Top Task 217 2017 FY General Consulting**Professional Services**

Category/Employee	Current Hours	Rate	Current Amount
Nurse, Vanessa M	4.00	63.00	252.00
Rotberg, Alexia Lena	1.00	75.00	75.00
Subtotal Professional Services	5.00		327.00

Top Task Subtotal	2017 FY General Consulting	327.00
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Total Fees & Disbursements

327.00

INVOICE TOTAL (USD)**327.00****Due on Receipt**

Please contact Brenna Kaiser if you have any questions concerning this invoice.

Phone: (813) 223-9500 E-mail: brenna.kaiser@Stantec.com

**** PLEASE INCLUDE INVOICE # WITH PAYMENT ****

Thank you.

REVIEWEDdthomas 10/3/2017

ACCOUNT STATEMENT

tampaelectric.com



Statement Date: 09/07/2017

Account: 211001800146

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

Current month's charges:	\$664.31
Total amount due:	\$664.31
Current month's charges due:	09/28/2017

Your Account Summary

Previous Amount Due	\$664.31
Payment(s) Received Since Last Statement	-\$664.31
Current Month's Charges Due By 09/28/2017	\$664.31
Total Amount Due	\$664.31

Report a streetlight

*It's easy to request a streetlight
or area light repair at
tampaelectric.com/reportlight.*



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



Summer heat can make bills go up

Your bill might be higher this month due to the extreme heat and high humidity. When your air conditioning system works extra hard to keep you cool, it requires more electricity too. Visit tampaelectric.com/Save for tips on how to save.

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211001800146

Current month's charges:	\$664.31
Total amount due:	\$664.31
Current month's charges due:	09/28/2017
Amount Enclosed	\$

640271722045

00002065 02 AV 0.37 33607 FTECO109071723141310 00000 03 01000000 016 03 16469 006



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

SEP 15 2017

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

6402717220452110018001460000000664319

Account: 211001800146
Statement Date: 09/07/2017
Current month's charges due 09/28/2017

Details of Charges – Service from 08/02/2017 to 08/31/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	836 kWh @ \$0.03224/kWh	\$26.95
Fixture & Maintenance Charge	19 Fixtures	\$113.24
Lighting Pole / Wire	19 Poles	\$454.48
Lighting Fuel Charge	836 kWh @ \$0.02916/kWh	\$24.38
Florida Gross Receipt Tax		\$1.32
State Tax		\$43.94
Lighting Charges		\$664.31

Total Current Month's Charges **\$664.31**

00002065-0004423-Page 3 of 12



Statement Date: 09/07/2017

Account: 211001800369

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

Current month's charges: \$489.77
Total amount due: \$489.77
Current month's charges due: 09/28/2017

Your Account Summary

Previous Amount Due	\$489.77
Payment(s) Received Since Last Statement	-\$489.77
Current Month's Charges Due By 09/28/2017	\$489.77
Total Amount Due	\$489.77

Report a streetlight

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tampaelectric.com/reportlight.*



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WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211001800369

Current month's charges: \$489.77
Total amount due: \$489.77
Current month's charges due: 09/28/2017

Amount Enclosed \$

640271722046

SEP 15 2017

PARKWAY CTR CDD
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

6402717220462110018003690000000489770

ACCOUNT STATEMENT

tampaelectric.com



Account: 211001800369
Statement Date: 09/07/2017
Current month's charges due 09/28/2017

Details of Charges – Service from 08/02/2017 to 08/31/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	660 kWh @ \$0.03224/kWh	\$21.28
Fixture & Maintenance Charge	15 Fixtures	\$89.40
Lighting Pole / Wire	15 Poles	\$358.80
Lighting Fuel Charge	660 kWh @ \$0.02916/kWh	\$19.25
Florida Gross Receipt Tax		\$1.04
Lighting Charges		\$489.77

Total Current Month's Charges

\$489.77

00002065-0004427-Page 11 of 12



ACCOUNT STATEMENT

tampaelectric.com



Statement Date: 09/07/2017

Account: 211001800609

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

Current month's charges:	\$444.46
Total amount due:	\$444.46
Current month's charges due:	09/28/2017

Your Account Summary

Previous Amount Due	\$444.46
Payment(s) Received Since Last Statement	-\$444.46
Current Month's Charges Due By 09/28/2017	\$444.46
Total Amount Due	\$444.46

Report a streetlight

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tampaelectric.com/reportlight.*



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Summer heat can make bills go up

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211001800609

Current month's charges:	\$444.46
Total amount due:	\$444.46
Current month's charges due:	09/28/2017

Amount Enclosed \$

640271722047

SEP 15 2017

PARKWAY CTR CDD
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

640271722047211001800609000000044467

ACCOUNT STATEMENT

tampaelectric.com



Account: 211001800609
Statement Date: 09/07/2017
Current month's charges due 09/28/2017

Details of Charges – Service from 08/02/2017 to 08/31/2017

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	260 kWh @ \$0.03224/kWh	\$8.38
Fixture & Maintenance Charge	13 Fixtures	\$117.13
Lighting Pole / Wire	13 Poles	\$310.96
Lighting Fuel Charge	260 kWh @ \$0.02916/kWh	\$7.58
Florida Gross Receipt Tax		\$0.41
Lighting Charges		\$444.46

Total Current Month's Charges

\$444.46

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Statement Date: 09/01/17
Account: 311000070319

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



Current month's charges:	\$9,367.90
Total amount due:	\$9,367.90
Current month's charges due:	09/18/17

Your Account Summary

Previous Amount Due	\$5,765.80
Interest on Deposit	-\$10.90
Payment(s) Received Since Last Statement	-\$5,754.90
Current Month's Charges Due By 09/18/17	\$9367.90
Total Amount Due	\$9,367.90



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



More options for you.

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

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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 311000070319

Current month's charges:	\$9,367.90
Total amount due:	\$9,367.90
Current month's charges due:	09/18/17

Amount Enclosed \$
702625000084

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

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



Contact Information

Residential Customer Care

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

Commercial Customer Care

866-832-6249

Hearing Impaired/TTY

711

Natural Gas Outages

877-832-6747

Power Outages

877-588-1010

Electric Energy-Saving Programs

813-275-3909

Natural Gas Energy Conservation Rebates

877-832-6747

Mail Payments to

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

All Other Correspondence

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

00000038-0000-402- Page 4 of 26

Your payment options are:

- Schedule free one-time or recurring payments at **tampaelectric.com** using a checking or savings account.
- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at a local payment agent. For a listing of authorized payment agents, visit **peoplesgas.com** or **tampaelectric.com** or call Customer Care at the number listed above.
- Pay by credit or debit card using Quick Pay at **tampaelectric.com** or call **866-689-6469**.
(A convenience fee will be charged to your bank account or credit card.)

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

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

Por favor, visite **peoplesgas.com** o **tampaelectric.com** para ver esta información en español.

Billed Individual Accounts



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ACCOUNT NAME	ACCOUNT NUMBER	ADDRESS	AMOUNT
PARKWAY CENTER CDD	211001738486	8414 DEER CHASE DR, A RIVERVIEW, FL 33578-8605	\$36.45
PARKWAY CENTER CDD	211001738759	8380 STILL RIVER DR RIVERVIEW, FL 33569-0000	\$70.96
PARKWAY CENTER CDD	211001739070	8421 CASTLE CREEK DR LITES RIVERVIEW, FL 33578-0000	\$301.76
PARKWAY CENTER CDD	211001739302	8405 CASTLE CREEK DR SIGN RIVERVIEW, FL 33578-0000	\$37.71
PARKWAY CENTER CDD	211001739567	FALKENBURG/WOOLLEY RIVERVIEW, FL 33578-0000	\$3630.37
PARKWAY CENTER CDD	211001739864	OAK CRK PH2 RIVERVIEW, FL 33578-0000	\$914.23
PARKWAY CENTER CDD	211014450103	5707 STILL WATER DR, #B RIVERVIEW, FL 33569-0000	\$105.77
PARKWAY CENTER CDD	211014450376	5707 STILL WATER DR, #C RIVERVIEW, FL 33569-0000	\$80.18
PARKWAY CENTER CDD	211014450640	5707 STILL WATER DR, #D RIVERVIEW, FL 33569-0000	\$100.23
PARKWAY CENTER CDD	211014450897	5707 STILL RIVER DR, #A RIVERVIEW, FL 33569-0000	\$32.12
PARKWAY CENTER CDD	211014451127	7330 FALKENBURG RD ENT RIVERVIEW, FL 33578-0000	\$100.37
PARKWAY CENTER CDD	211001800955	OAK CREEK PARCEL 1B RIVERVIEW, FL 33569-0000	\$632.43
PARKWAY CENTER CDD	211015022604	OAK CREEK 1A TAMPA, FL 33602-0000	\$714.03
PARKWAY CENTER CDD	211014451317	OAK CREEK SF, PH 2B4 TAMPA, FL 33602-0000	\$183.61
PARKWAY CENTER CDD	211014451523	OAK CREEK SF PH2B 2/3 LUTZ, FL 33549-0000	\$387.62
PARKWAY CENTER	211014451713	OAK CREEK SF, PH HH RIVERVIEW, FL 33569-0000	\$305.98
PARKWAY CENTER CDD	211001800955	OAK CREEK PARCEL 1B RIVERVIEW, FL 33569-0000	\$632.43
PARKWAY CENTER CDD	211015022604	OAK CREEK 1A TAMPA, FL 33602-0000	\$714.03
PARKWAY CENTER CDD	211014451523	OAK CREEK SF PH2B 2/3 LUTZ, FL 33549-0000	\$387.62

Account: 211001739567
Statement Date: 08/30/17

Details of Charges – Service from 07/01/17 to 08/01/17

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	11325 kWh @ \$0.03224/kWh	\$365.12
Fixture & Maintenance Charge	71 Fixtures	\$975.02
Lighting Pole / Wire	71 Poles	\$1698.32
Lighting Fuel Charge	11325 kWh @ \$0.02916/kWh	\$330.24
Florida Gross Receipt Tax		\$17.83
State Tax		\$243.84
Lighting Charges		\$3,630.37
Current Month's Electric Charges		\$3,630.37

00000039-0000405-Page 10 of 26

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Account: 211001739864
Statement Date: 08/30/17

Details of Charges – Service from 07/01/17 to 08/01/17

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	1232 kWh @ \$0.03224/kWh	\$39.72
Fixture & Maintenance Charge	28 Fixtures	\$166.88
Lighting Pole / Wire	28 Poles	\$669.76
Lighting Fuel Charge	1232 kWh @ \$0.02916/kWh	\$35.93
Florida Gross Receipt Tax		\$1.94
Lighting Charges		\$914.23
Current Month's Electric Charges		\$914.23

00000038-0000406-Page 11 of 25

Account: 211014450103
Statement Date: 08/30/17

Details of Charges – Service from 07/03/17 to 08/02/17

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

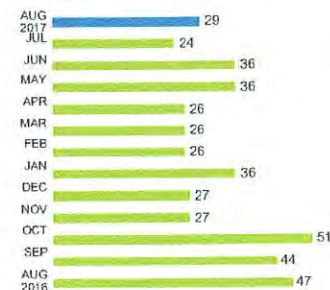
Rate Schedule: General Service - Non Demand

Meter Location: # B

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
79576	08/02/17	43,180		42,273		907 kWh	1	31 Days
Basic Service Charge						\$19.94		
Energy Charge						907 kWh @ \$0.06216/kWh	\$56.38	
Fuel Charge						907 kWh @ \$0.02956/kWh	\$26.81	
Florida Gross Receipt Tax							\$2.64	
Electric Service Cost							\$105.77	
Current Month's Electric Charges							\$105.77	

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)





Account: 211014450376
Statement Date: 08/30/17

Details of Charges – Service from 07/03/17 to 08/02/17

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

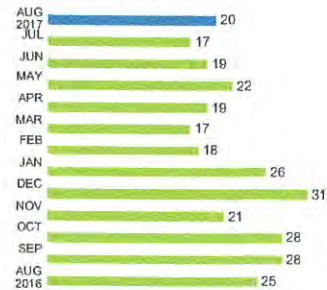
Rate Schedule: General Service - Non Demand

Meter Location: # C

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
78280	08/02/17	40,748		40,113		635 kWh	1	31 Days
Basic Service Charge						\$19.94		
Energy Charge						635 kWh @ \$0.06216/kWh		
Fuel Charge						635 kWh @ \$0.02956/kWh		
Florida Gross Receipt Tax						\$2.00		
Electric Service Cost						\$80.18		
Current Month's Electric Charges						\$80.18		

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)



00000038-0000407-Page 13 of 26

Account: 211014450640
Statement Date: 08/30/17

Details of Charges – Service from 07/03/17 to 08/02/17

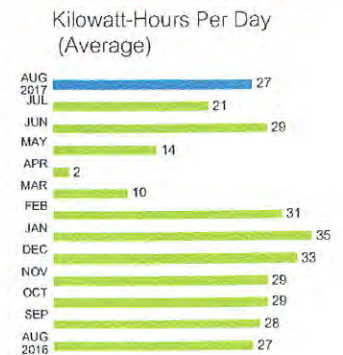
Service for: 5707 STILL WATER DR, #D, RIVERVIEW, FL 33569-0000

Rate Schedule: General Service - Non Demand

Meter Location: # D

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
78229	08/02/17	46,467		45,619		848 kWh	1	31 Days
Basic Service Charge						\$19.94		
Energy Charge						848 kWh @ \$0.06216/kWh		
Fuel Charge						848 kWh @ \$0.02956/kWh		
Florida Gross Receipt Tax						\$2.51		
Electric Service Cost						\$100.23		
Current Month's Electric Charges						\$100.23		

Tampa Electric Usage History





Account: 211014450897
Statement Date: 08/30/17

Details of Charges – Service from 07/03/17 to 08/01/17

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

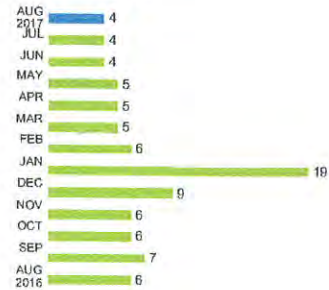
Rate Schedule: General Service - Non Demand

Meter Location: # A

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
79577	08/01/17	24,821		24,697		124 kWh	1	30 Days
Basic Service Charge						\$19.94		
Energy Charge						124 kWh @ \$0.06216/kWh		
Fuel Charge						124 kWh @ \$0.02956/kWh		
Florida Gross Receipt Tax						\$0.80		
Electric Service Cost						\$32.12		
Current Month's Electric Charges						\$32.12		

Tampa Electric Usage History

Kilowatt-Hours Per Day
(Average)



00000038-0000408-Page 15 of 25

Account: 211014451127
Statement Date: 08/30/17

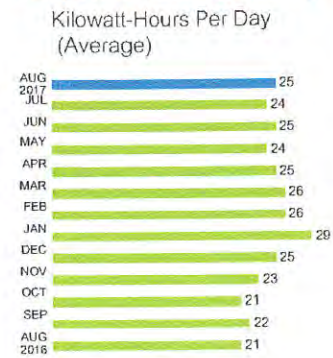
Details of Charges – Service from 07/03/17 to 08/02/17

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

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
A14099	08/02/17	88,487		87,716		771 kWh	1	31 Days
Basic Service Charge						\$19.94		
Energy Charge						771 kWh @ \$0.06216/kWh		
Fuel Charge						771 kWh @ \$0.02956/kWh		
Florida Gross Receipt Tax						\$2.32		
Electric Service Cost						\$92.98		
State Tax						\$7.39		
Total Electric Cost, Local Fees and Taxes						\$100.37		
Current Month's Electric Charges						\$100.37		

Tampa Electric Usage History





Account: 211001800955

Statement Date: 08/30/17

Details of Charges – Service from 07/22/17 to 08/21/17

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	1364 kWh @ \$0.03224/kWh	\$43.98
Fixture & Maintenance Charge	31 Fixtures	\$184.76
Lighting Pole / Wire	31 Poles	\$361.77
Lighting Fuel Charge	1364 kWh @ \$0.02916/kWh	\$39.77
Florida Gross Receipt Tax		\$2.15
Lighting Charges		\$632.43

Current Month's Electric Charges **\$632.43**

00000038-0000409-Page 17 of 26

Account: 211014451523
Statement Date: 08/30/17

Details of Charges – Service from 07/22/17 to 08/21/17

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	836 kWh @ \$0.03224/kWh	\$26.95
Fixture & Maintenance Charge	19 Fixtures	\$113.24
Lighting Pole / Wire	19 Poles	\$221.73
Lighting Fuel Charge	836 kWh @ \$0.02916/kWh	\$24.38
Florida Gross Receipt Tax		\$1.32
Lighting Charges		\$387.62

Current Month's Electric Charges **\$387.62**

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Account: 211014451713
Statement Date: 08/30/17

Details of Charges – Service from 07/22/17 to 08/21/17

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

Rate Schedule: Lighting Service

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

Lighting Energy Charge	616 kWh @ \$0.03224/kWh	\$19.86
Fixture & Maintenance Charge	14 Fixtures	\$83.44
Lighting Pole / Wire	14 Poles	\$163.38
Lighting Fuel Charge	616 kWh @ \$0.02916/kWh	\$17.96
Florida Gross Receipt Tax		\$0.97
State Tax		\$20.37
Lighting Charges		\$305.98
Current Month's Electric Charges		\$305.98

00000036-0000411-Page 21 of 26

Account: 211001800955
Statement Date: 08/02/17

Details of Charges – Service from 06/22/17 to 07/21/17

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	1364 kWh @ \$0.03224/kWh	\$43.98
Fixture & Maintenance Charge	31 Fixtures	\$184.76
Lighting Pole / Wire	31 Poles	\$361.77
Lighting Fuel Charge	1364 kWh @ \$0.02916/kWh	\$39.77
Florida Gross Receipt Tax		\$2.15
Lighting Charges		\$632.43
Current Month's Electric Charges		\$632.43

00000038-0000411-Page 22 of 26



Account: 211015022604
Statement Date: 08/02/17

Details of Charges – Service from 06/22/17 to 07/21/17

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	1540 kWh @ \$0.03224/kWh	\$49.65
Fixture & Maintenance Charge	35 Fixtures	\$208.60
Lighting Pole / Wire	35 Poles	\$408.45
Lighting Fuel Charge	1540 kWh @ \$0.02916/kWh	\$44.91
Florida Gross Receipt Tax		\$2.42
Lighting Charges		\$714.03
Current Month's Electric Charges		\$714.03

00000038-0000412-Page 23 of 26

Account: 211014451523
Statement Date: 08/02/17

Details of Charges – Service from 06/22/17 to 07/21/17

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

Rate Schedule: Lighting Service

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	836 kWh @ \$0.03224/kWh	\$26.95
Fixture & Maintenance Charge	19 Fixtures	\$113.24
Lighting Pole / Wire	19 Poles	\$221.73
Lighting Fuel Charge	836 kWh @ \$0.02916/kWh	\$24.38
Florida Gross Receipt Tax		\$1.32
Lighting Charges		\$387.62

Current Month's Electric Charges **\$387.62**

Total Current Month's Charges **\$9,367.90**

Important Messages

Energy Planner Summer Rates

Energy Planner summer pricing rates are effective May 1 through Oct. 31. During summer months, the "High Level" will become active from 1 to 6 p.m. on weekdays. To maximize savings during the summer months, we recommend that you program your Web portal to control your appliances based on the summer rates. Visit tampaelectric.com/energyplanner to view the current rates and the summer schedule.

Energy Planner Winter Rates

Energy Planner winter pricing rates will become effective Nov. 1 and continue through April 30. During winter months, the "High Level" will become active from 6 to 10 a.m. on weekdays. To maximize savings during the winter months, we recommend that you program your Web portal to control your appliances based on the winter rates. Visit tampaelectric.com/energyplanner to view the current rates and the winter schedule.

Time-of-Day Winter Hours

The peak period for Time-of-Day meters will change to winter hours effective Nov. 1 through March 31. Peak hours will occur from 6 to 10 a.m. and from 6 to 10 p.m. (Monday-Friday). Off-peak will occur during all other weekday hours, and all hours on Saturday, Sunday, New Year's Day, Thanksgiving Day and Christmas Day. Your meter will automatically change from Daylight Savings Time to Eastern Standard Time.

Time-of-Day Summer Hours

The peak period for Time-of-Day meters will change to summer hours effective April 1 through Oct. 31. Peak hours will occur from 12 to 9 p.m. (Monday-Friday). Off-peak will occur during all other weekday hours, and all hours on Saturday, Sunday, Memorial Day, Independence Day and Labor Day. Your meter will automatically change to Daylight Savings Time from Eastern Standard Time.



PO BOX 4001
ACWORTH, GA 30101

SEP 15 2017

Manage Your Account	Account Number	Date Due
www.vzw.com	623590921-00001	10/01/17
Change your address at vzw.com/changeaddress	Invoice Number	9792243461

0007269 02 AB 0.400 **AUTO T7 2 3276 33607-252945 -C08-P07276-I



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



Quick Bill Summary

Aug 07 – Sep 06

Previous Balance (see back for details)	\$0.00
No Payment Received	\$0.00
Balance Forward	\$0.00
Monthly Charges	\$80.00
Surcharges and Other Charges & Credits	\$0.40
Taxes, Governmental Surcharges & Fees	\$0.00
Total Current Charges	\$80.40

Total Charges Due by October 01, 2017

\$80.40

Verizon Wireless News

Save Time Go Online

If you have questions about your bill, or need help with your devices, you can find answers using go.vzw.com/Support. You can also easily access Support through the My Verizon app. Try it today.

Pay from phone

Pay on the Web

Questions:

#PMT (#768)

My Verizon at www.vzw.com

1.800.922.0204 or *611 from your phone



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

Bill Date
Account Number
Invoice Number

September 06, 2017
623590921-00001
9792243461

Total Amount Due

Deducted from bank account on 10/01/17
DO NOT MAIL PAYMENT

\$80.40

PO BOX 660108
DALLAS, TX 75266-0108



97922434610106235909210000100000008040000000080400

Overview of Lines

Your Account's Plan

Data Plan 4GB

\$30.00 monthly charge
4 monthly GB allowance
\$15.00 per GB after allowance

Have more questions about your charges?
Get details at www.vzw.com. Sign into My Verizon.

Breakdown of Charges

Account Charges & Credits	pg 2	\$30.00
813-480-1687	pg 4	\$10.08
Brian Howell		
813-480-7047	pg 5	\$10.08
Brian Howell		
813-480-7348	pg 6	\$10.08
Brian Howell		
813-480-7863	pg 7	\$10.08
Brian Howell		
813-924-1468	pg 8	\$10.08
Brian Howell		
Total Current Charges		\$80.40

Breakdown of Shared Usage

	Data GB Used
813-480-1687	pg 4 0
813-480-7047	pg 5 0
813-480-7348	pg 6 0
813-480-7863	pg 7 0
813-924-1468	pg 8 .001
Total Used	.001
Shared Allowance	4.000
Usage Over Allowance	0
Total Shared Usage Charges	\$0.00



Invoice Number Account Number Date Due Page

9792243461 623590921-00001 10/01/17 4 of 9

Summary for Brian Howell: 813-480-1687

Your Plan

Data Plan 4GB
(see pg 3)

Monthly Charges

Tablet Line Access	09/07 – 10/06	10.00
		\$10.00

Surcharges+

Regulatory Charge	.02
Administrative Charge	.06
	\$.08

Total Current Charges for 813-480-1687	\$10.08
---	----------------

+Percentage-based taxes, fees, and surcharges apply to charges for this line, including overage charges, plus this line's share of account charges.



Invoice Number	Account Number	Date Due	Page
9792243461	623590921-00001	10/01/17	5 of 9

Summary for Brian Howell: 813-480-7047

Your Plan

Data Plan 4GB
(see pg 3)

Monthly Charges

Tablet Line Access	09/07 – 10/06	10.00
		\$10.00

Surcharges⁺

Regulatory Charge	.02
Administrative Charge	.06
\$0.08	

Total Current Charges for 813-480-7047	\$10.08
---	----------------

⁺Percentage-based taxes, fees, and surcharges apply to charges for this line, including overage charges, plus this line's share of account charges.



Invoice Number Account Number Date Due Page

9792243461 623590921-00001 10/01/17 6 of 9

Summary for Brian Howell: 813-480-7348

Your Plan

Data Plan 4GB
(see pg 3)

Monthly Charges

Tablet Line Access	09/07 – 10/06	10.00
		\$10.00

Surcharges+

Regulatory Charge	.02
Administrative Charge	.06
	\$.08

Total Current Charges for 813-480-7348	\$10.08
---	----------------

+Percentage-based taxes, fees, and surcharges apply to charges for this line, including overage charges, plus this line's share of account charges.



Invoice Number	Account Number	Date Due	Page
9792243461	623590921-00001	10/01/17	7 of 9

Summary for Brian Howell: 813-480-7863

Your Plan

Data Plan 4GB
(see pg 3)

Monthly Charges

Tablet Line Access	09/07 – 10/06	10.00
		\$10.00
Surcharges+		
Regulatory Charge		.02
Administrative Charge		.06
		\$.08
Total Current Charges for 813-480-7863		\$10.08
+Percentage-based taxes, fees, and surcharges apply to charges for this line, including overage charges, plus this line's share of account charges.		



Invoice Number	Account Number	Date Due	Page
9792243461	623590921-00001	10/01/17	8 of 9

Summary for Brian Howell: 813-924-1468

Your Plan

Data Plan 4GB
(see pg 3)

Monthly Charges

Tablet Line Access	09/07 – 10/06	10.00
		\$10.00

Usage and Purchase Charges

Data		Allowance	Used	Billable	Cost
Gigabyte Usage	<i>gigabytes</i>	4.000 (shared)	.001	--	--
Total Data					\$.00

Total Usage and Purchase Charges	\$.00
---	---------------

Surcharges⁺

Regulatory Charge	.02
Administrative Charge	.06
	\$.08

Total Current Charges for 813-924-1468	\$10.08
---	----------------

⁺Percentage-based taxes, fees, and surcharges apply to charges for this line, including overage charges, plus this line's share of account charges.

Need-to-Know Information

Customer Proprietary Network Information (CPNI)

CPNI is information made available to us solely by virtue of our relationship with you that relates to the type, quantity, destination, technical configuration, location, and amount of use of the telecommunications and interconnected VoIP services you purchase from us, as well as related billing information. The protection of your information is important to us, and you have a right, and we have a duty, under federal law, to protect the confidentiality of your CPNI.

We may use and share your CPNI among our affiliates and agents to offer you services that are different from the services you currently purchase from us. Verizon offers a full range of services, such as television, telematics, high-speed Internet, video, and local and long distance services. Visit Verizon.com for more information on our services and companies.

If you don't want your CPNI used for the marketing purposes described above, please notify us by phone any time at 800.333.9956, online at vzw.com/myprivacy or through Customer Service at 800.922.0204 from Monday - Friday 7 AM to 11 PM and Saturday - Sunday 8 AM to 9 PM.

Unless you notify us in one of these ways, we may use your CPNI as described above beginning 30 days after the first time we notify you of this CPNI policy. Your choice will remain valid until you notify us that you wish to change your selection. Your decision about use of your CPNI will not affect the provision of any services you currently have with us.

Note: This CPNI notice does not apply to residents of the state of Arizona.

Explanation of Surcharges

Surcharges include (i) a Regulatory Charge (which helps defray various government charges we pay including government number administration and license fees); (ii) a Federal Universal Service Charge (and, if applicable, a State Universal Service Charge) to recover charges imposed on us by the government to support universal service; and (iii) an Administrative Charge, which helps defray certain expenses we incur, including: charges we, or our agents, pay local telephone companies for delivering calls from our customers to their customers; fees and assessments on our network facilities and services; property taxes; and the costs we incur responding to regulatory obligations. **Please note that these are Verizon Wireless charges, not taxes. These charges, and what's included, are subject to change from time to time.**

Bankruptcy Information

If you are or were in bankruptcy, this bill may include amounts for pre-bankruptcy service. You should not pay pre-bankruptcy amounts; they are for your information only. Mail bankruptcy-related correspondence to 500 Technology Drive, Suite 550, Weldon Spring, MO 63304.

Late Fee Information

A late payment applies for unpaid balances. The charge is the greater of \$5 or 1.5% per month, or as permitted by law.

Important Information Regarding Your Customer Agreement

Verizon Wireless is updating some of the provisions of your Customer Agreement, including that the Agreement applies to anyone who uses your Service. Further, your primary place of use must be within an area served by the network Verizon owns and operates, and data services may be limited while roaming on another carrier's network. Finally, the dispute resolution provision will continue to apply after your Service has ended. For the complete Customer Agreement, visit vzw.com.



INVESTIGATIONS
SECURITY OFFICERS
-ARMED & UNARMED
PATROL SERVICES
- BUSINESS & HOME
PERSONAL PROTECTION
SECURITY CONSULTING
PROCESS SERVICES
EMPLOYEE SCREENINGS
POLYGRAPH EXAMINATIONS
LIC. NOS. A2200389/B2300095
WWW.BALESSECURITY.COM

A BALES SECURITY AGENCY, INC.
OPERATIONS CENTER
625 E. TWIGGS STREET
SUITE 101
TAMPA, FL 33602
TELEPHONE (813) 314-9101
SATELITE OFFICE
5701 E. HILLSBOROUGH AVE
SUITE 1150
TAMPA, FL 33610
TELEPHONE (813) 314-9101
FACSIMILE (813) 314-9102
TOLL FREE (800) ALL-SECURE

Invoice

Bill To

Parkway Center CDD
c/o Accounts Payable
2005 Pan Am Circle
Suite 120
Tampa, FL 33607

	Date	Invoice #
	9/14/2017	33889
P.O. No.	Terms	Due Date
		9/29/2017

Date Started	Description of The Security Service	Hours/Miles	Amount
9/17/2017	Security Service Patrol with Vehicle and Security Officer Week of 09-17-2017 to 09-23-2017 4 days, 5 hour Shifts = 20 Hours at \$15.00 Per Hour	20	300.00
9/24/2017	Security Service Patrol with Vehicle and Security Officer Week of 09-24-2017 to 09-30-2017 4 days, 5 hour Shifts = 20 Hours at \$15.00 Per Hour	20	300.00
9/17/2017	Vehicle Bi-Weekly Cost - \$269.00	1	269.00
9/17/2017	Cell Phone Bi-Weekly Cost - \$15.00	1	15.00

	Sales Tax (7.0%)	\$0.00
Per Agreement, all invoices subject to late charge of 1.5% interest per month.	Total	\$884.00
We ask that payments be paid timely as we have weekly payroll for our officers. Thank You.	Payments/Credits	\$0.00
	Balance Due	\$884.00

Phone #	Fax #	E-mail	Web Site
8133149101	(813) 314-9102	khart@balessecurity.com	www.balessecurity.com

REVIEWED dt Thomas 9/20/2017



INVESTIGATIONS
SECURITY OFFICERS
-ARMED & UNARMED
PATROL SERVICES
- BUSINESS & HOME
PERSONAL PROTECTION
SECURITY CONSULTING
PROCESS SERVICES
EMPLOYEE SCREENINGS
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LIC. NOS. A2200389/B2300095
WWW.BALESSECURITY.COM

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OPERATIONS CENTER
625 E. TWIGGS STREET
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TAMPA, FL 33602
TELEPHONE (813) 314-9101
SATELITE OFFICE
5701 E. HILLSBOROUGH AVE
SUITE 1150
TAMPA, FL 33610
TELEPHONE (813) 314-9101
FACSIMILE (813) 314-9102
TOLL FREE (800) ALL-SECURE

Invoice

Bill To

Parkway Center CDD
c/o Accounts Payable
2005 Pan Am Circle
Suite 120
Tampa, FL 33607

	Date	Invoice #
	9/28/2017	33943
P.O. No.	Terms	Due Date
		10/13/2017

Date Started	Description of The Security Service	Hours/Miles	Amount
10/1/2017	Security Service Patrol with Vehicle and Security Officer Week of 10-01-2017 to 10-07-2017 4 days, 5 hour Shifts = 20 Hours at \$15.00 Per Hour	20	300.00
10/8/2017	Security Service Patrol with Vehicle and Security Officer Week of 10-08-2017 to 10-14-2017 4 days, 5 hour Shifts = 20 Hours at \$15.00 Per Hour	20	300.00
10/1/2017	Vehicle Bi-Weekly Cost - \$269.00	1	269.00
10/1/2017	Cell Phone Bi-Weekly Cost - \$15.00	1	15.00

	Sales Tax (7.0%)	\$0.00
Per Agreement, all invoices subject to late charge of 1.5% interest per month.	Total	\$884.00
We ask that payments be paid timely as we have weekly payroll for our officers. Thank You.	Payments/Credits	\$0.00
	Balance Due	\$884.00

Phone #	Fax #	E-mail	Web Site
8133149101	(813) 314-9102	khart@balessecurity.com	www.balessecurity.com

REVIEWEDdthomas 10/3/2017

PARKWAY CENTER CDD

MEETING DATE: September 27, 2017

DMS Staff Signature Ba Howell

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jo Ann Ward	✓	Accept	\$200
Earl Kunke	✓	Accept	\$200
Tanya O'Connor	✓	Accept	\$200
Daniel Fleary, Jr.	✓	Accept	\$200
Suzanne DeCopain	✓	Accept	\$200

DF092717

REVIEWEDthomas 10/3/2017

REVIEWED dthomas 9/28/2017

Tampa Bay Times

Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hillsborough County

Before the undersigned authority personally appeared **Deirdre Almeida** who on oath says that he/she is **Legal Clerk** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: 2017/2018 Meetings** was published in **Tampa Bay Times: 9/15/17**, in said newspaper in the issues of **Baylink Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as a second class mail matter at the post office in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper

Signature of Affiant

Sworn to and subscribed before me this 09/15/2017.

Signature of Notary Public

Personally known _____ or produced identification

Type of identification produced _____



NOTICE OF AUDIT COMMITTEE MEETING PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT

NOTICE IS HEREBY GIVEN that the Audit Committee of Parkway Center Community Development District will hold a meeting on Wednesday, September 27, 2017 at 6:30 p.m. to be held at The Rivercrest Clubhouse located at 11560 Ramble Creek Drive, Riverview, FL 33569.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. Copies of the agenda for any of the committee meetings may be obtained by contacting the District Manager's Office at (813) 397-5120. Affected parties and others interested may appear at these meetings and be heard.

There may be occasions when one or more committee members will participate by telephone. At the above location there will be present a speaker telephone so that interested persons can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 397-5120, at least 48 hours before the meetings. 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.

If any person decides to appeal any decision made by the committee with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Brian Lamb
District Manager

Run Date: 9/15/2017

525819

Tampa Bay Times
Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hillsborough County

Before the undersigned authority personally appeared **Deirdre Almeida** who on oath says that he/she is **Legal Clerk** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: 2017/2018 Meetings** was published in **Tampa Bay Times: 9/15/17**, in said newspaper in the issues of **Baylink Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as a second class mail matter at the post office in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper

Signature of Affiant

Sworn to and subscribed before me this 09/15/2017.

Signature of Notary Public

Personally known _____ or produced identification

Type of identification produced _____



**NOTICE OF AUDIT COMMITTEE MEETING
PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**

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Brian Lamb
District Manager

Run Date: 9/15/2017

525819



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number:
Account Number:
Invoice Date:
Direct Inquiries To:
Phone:

4739213
6701241
08/25/2017
STACEY JOHNSON
407-835-3805

MERITUS
ATTN BRIAN LAMB
2005 PAN AM CIRCLE STE 120
TAMPA FL 33607

SEP 05 2017

PARKWAY CDD 2004A/B

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE

\$3,986.75

All invoices are due upon receipt.

Unpaid Trustee Fees

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

PARKWAY CDD 2004A/B

Invoice Number:	4739213
Account Number:	6701241
Current Due:	\$3,986.75
Direct Inquiries To:	STACEY JOHNSON
Phone:	407-835-3805

Wire Instructions:

U.S. Bank
ABA # 091000022
Acct # 1-801-5013-5135
Trust Acct # 6701241
Invoice # 4739213
Attn: Fee Dept St. Paul

Please mail payments to:

U.S. Bank
CM-9690
PO BOX 70870
St. Paul, MN 55170-9690

REVIEWED dthomas 9/20/2017



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 4739213
Invoice Date: 08/25/2017
Account Number: 6701241
Direct Inquiries To: STACEY JOHNSON
Phone: 407-835-3805

PARKWAY CDD 2004A/B

Accounts Included	6701238	6701240	6701241	6701242	6701244	6701245
In This Relationship:	6701247	6701248	6701249	7915812		

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP

Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04360 Administration Fee - Principal Amount O/S	8,080,000.00	0.000345	100.00%	\$2,787.60
04360 Administration Fee - Min Adjustment				\$712.40
Subtotal Administration Fees - In Advance 08/01/2017 - 07/31/2018				\$3,500.00
07030 Calculation Agent	1.00	200.00	100.00%	\$200.00
Subtotal Administration Fees - In Arrears 08/01/2016 - 07/31/2017				\$200.00
Incidental Expenses	3,700.00	0.0775		\$286.75
Subtotal Incidental Expenses				\$286.75
TOTAL AMOUNT DUE				\$3,986.75



2100 NW 33rd Street Pompano Beach, FL 33069

1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE: 8/31/2017

INVOICE NUMBER: 0000386852

CUSTOMER NUMBER: 0048990

PO NUMBER:

PAYMENT TERMS: Net 30

Parkway Center CDD-MISC
C/O Meritus Corp
2005 Pan AM Circle #120
Tampa, FL 33607

QTY ORD	ITEM DESCRIPTION	U/M	UNIT PRICE	EXT PRICE
1	Alum Treatment - Site #15		10,346.00	10,346.00

SALES TAX: (0.0%) \$0.00

LESS PAYMENT: -\$5,173.00

TOTAL DUE: \$5,173.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

☐ Address Changes (Note on Back of this Slip)
Please include contact name and phone number

DATE: 8/31/2017

INVOICE NUMBER: 0000386852

CUSTOMER NUMBER: 0048990

TOTAL AMOUNT DUE: \$5,173.00

SEP 08 2017

Aquatic Systems, Inc.
2100 NW 33rd Street
Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

REVIEWEDdtomas 9/20/2017

Meritus Districts

2005 Pan Am Circle
Suite 120
Tampa, FL 33607

Voice: 813-397-5121
Fax: 813-873-7070



INVOICE

Invoice Number: 8061
Invoice Date: Sep 8, 2017
Page: 1

Bill To:

Parkway Center CDD
2005 Pan Am Circle
Ste 120
Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
Parkway Center CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Best Way		9/8/17

Quantity	Item	Description	Unit Price	Amount
		Construction Accounting FY 2017		3,500.00
		<i>VBA</i> <i>51300</i> <i>3201</i>		
Subtotal				3,500.00
Sales Tax				
Total Invoice Amount				3,500.00
Payment/Credit Applied				
TOTAL				3,500.00

Check/Credit Memo No:

REVIEWEDthomas 9/20/2017

Parkway Center Community Development District

Financial Statements
(Unaudited)

Period Ending
September 30, 2017



Meritus Districts
2005 Pan Am Circle ~ Suite 120 ~ Tampa, FL 33607-1775
Phone (813) 873-7300 ~ Fax (813) 873-7070

Meritus Corp
Parkway Center CDD

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE MONTH ENDED SEPTEMBER 2017**

At the current time, we did not have access to the bank statements to show the reconciliation.

1. O&M Expense Line 3201 Accounting Services: budget needed.
2. O&M Expense Line 4101 Postage, Phone, Faxes, Copies: underbudgeted. Budget Line requires review/adjustment with Board for the current year and future years.
3. O&M Expense Line 4801 Legal Advertising: budgeted for \$550 but there are invoices of \$926 and \$411 for ads. Budget Line requires review/adjustment with Board for the current year and future years.
4. O&M Expense Line 4903 Miscellaneous Fees: budgeted for \$500 but there is an invoice of \$2,500 for an appraisal report. Budget Line requires review/adjustment with Board for the current year and future years.
5. O&M Expense Line 4906 Investment Reporting Fees: budgeted for \$167 a month but monthly charge is \$183 a month. Budget Line requires review/adjustment with Board for the current year and future years.
6. O&M Expense Line 3107 District Counsel: underbudgeted. Budget Line requires review/adjustment with Board for the current year and future years.
7. O&M Expense Line 4604 Landscape-Contract: budgeted for \$12,653 but monthly invoices were increased to 16,395. Budget Line requires review/adjustment with Board for the current year and future years.
8. O&M Expense Line 4605 Landscape-Other: budgeted for \$12,000 but there was an invoice for the removal of palm trees for \$15,080. Budget Line requires review/adjustment with Board for the current year and future years.
9. O&M Expense Line 4612 Irrigation Maintenance: underbudgeted. Budget Line requires review/adjustment with Board for the current year and future years.
10. O&M Expense Line 4613 Plant Replacement Program: budgeted for \$12,500 but there are two invoices for plant replacements for \$6,401 & \$6,308. Budget Line requires review/adjustment with Board for the current year and future years.
11. O&M Expense Line 4615 Waterway Management Program - Contract: budgeted for \$14,040 but included two invoices for Semi-Annual Aerator Maintenance for \$456 & 443. Budget Line requires review/adjustment with Board for the current year and future years.
12. O&M Expense Line 4616 Waterway Management Program - Other: budgeted for \$5,000 but there is an invoice for \$4,450 to remove cattail from pond. Budget Line requires review/adjustment with Board for the current year and future years.
13. O&M Expense Line 4618 Miscellaneous Maintenance: budget needed.

14. O&M Expense Line 4908 Capital Improvements: budgeted for \$15,000 but there are two invoices for modifications throughout existing zones for \$35,744.73 & \$36,269.60. Budget Line requires review/adjustment with Board for the current year and future years.
15. O&M Expense Line 4909 Pavement & Signage Repairs: budgeted for \$4,500 but there is an invoice for \$3,900 and another for \$2,200. Budget Line requires review/adjustment with Board for the current year and future years.
16. O&M Expense Line 4910 Holiday Lighting: budgeted for \$5,000 but includes two invoices for \$3,100 & \$5,000. Budget Line requires review/adjustment with Board for the current year and future years.
17. O&M Expense Line 4904 Security Patrol: underbudgeted. Budget Line requires review/adjustment with Board for the current year and future years.
18. DS 04 Revenue Line 1001 DS Tax Roll: anticipated receipt of the remainder due by 09/30/17.
19. DS 04 Revenue Line 1003 DS Prepayments: budget needed.
20. DS 04 Revenue Line 1006 DS Revenue: budget needed.
21. DS 04 Revenue Line 0001 Interest: budget needed.
22. DS 04 Revenue Line 0002 Developer Contribution: budget needed.
23. DS 04 Expense Line 7002 Principal Payment: budgeted for \$165,000 but there are prepayments for \$1,890,000. Budget Line requires review/adjustment with Board for the current year and future years.
24. DS 08 Revenue Line 0001 Interest: budget needed.
25. CP 04 Revenue Line 0001 Interest: budget needed.
26. CP 08 Revenue Line 0001 Interest: budget needed.

Parkway Center Community Development District

Combining Balance Sheet

As of 9/30/2017
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2004	Debt Service Fund - Series 2008	Capital Projects Fund - Series 2004	Capital Projects Fund - Series 2008	General Fixed Assets Account Group	General Long-Term Debt Account Group	Total
Assets								
Cash- Operating Acct	297,059	0	0	0	0	0	0	297,059
Bank-Investment Revenue 2004 (1238)	0	183,667	0	0	0	0	0	183,667
Bank-Investment Prepayment 2004A (1240)	0	150,736	0	0	0	0	0	150,736
Bank-Investment Interest 2004A (1241)	0	5	0	0	0	0	0	5
Bank-Investment Interest 2004B (1242)	0	2,108	0	0	0	0	0	2,108
Bank-Investment Reserve 2004A (1244)	0	501,925	0	0	0	0	0	501,925
Bank-Investment Reserve 2004B (1245)	0	102,008	0	0	0	0	0	102,008
Bank-Investment Developer 2004 (1247)	0	13,510	0	0	0	0	0	13,510
Bank-Investment Cost of Issuance 2004B (1249)	0	0	0	882	0	0	0	882
Bank-Investment Prepayment 2004B (5812)	0	1,131,984	0	0	0	0	0	1,131,984
Bank-Investment Revenue 2008 (9000)	0	0	108,212	0	0	0	0	108,212
Bank-Investment Construction 2008 (9001)	0	0	0	0	4,643	0	0	4,643
Bank-Investment Reserve 2008 (9005)	0	0	17,293	0	0	0	0	17,293
Assessments Receivable - Off Roll	0	253,709	0	0	0	0	0	253,709
Accounts Receivable	0	0	0	0	0	0	0	0
Due From General Fund	0	0	0	0	0	0	0	0
Prepaid Expense	26,746	0	0	0	0	0	0	26,746
Prepaid Trustee Fees	6,874	0	0	0	0	0	0	6,874
Prepaid General Liability Insurance	6,882	0	0	0	0	0	0	6,882
Prepaid Professional Liability	708	0	0	0	0	0	0	708
Deposits	9,035	0	0	0	0	0	0	9,035
Improvements Other Than Buildings	0	0	0	0	0	2,653,526	0	2,653,526
Ancillary Costs	0	0	0	0	0	937,602	0	937,602
Construction Work In Progress	0	0	0	0	0	75,316	0	75,316
Amount Available-Debt Service	0	0	0	0	0	0	1,604,805	1,604,805
Amount To Be Provided-Debt Service	0	0	0	0	0	0	8,870,195	8,870,195
Other	0	0	0	0	0	0	0	0
Total Assets	347,305	2,339,653	125,505	882	4,643	3,666,444	10,475,000	16,959,431
Liabilities								
Accounts Payable	1,386	0	0	0	0	0	0	1,386
Due To Debt Service Fund	0	0	0	0	0	0	0	0
Revenue Bonds 2004 A	0	0	0	0	0	0	5,070,000	5,070,000
Revenue Bonds 2004 B	0	0	0	0	0	0	3,700,000	3,700,000
Refunding Bonds - 2008	0	0	0	0	0	0	1,705,000	1,705,000
Other	0	0	0	0	0	0	0	0
Total Liabilities	1,386	0	0	0	0	0	10,475,000	10,476,386
Fund Equity & Other Credits								
Fund Balance-All Other Reserves	0	1,340,913	119,002	880	29,429	0	0	1,490,224

Parkway Center Community Development District
Combining Balance Sheet

As of 9/30/2017
(In Whole Numbers)

	General Fund	Debt Service Fund - Series 2004	Debt Service Fund - Series 2008	Capital Projects Fund - Series 2004	Capital Projects Fund - Series 2008	General Fixed Assets Account Group	General Long-Term Debt Account Group	Total
Fund Balance-Unreserved	472,177	0	0	0	0	0	0	472,177
Investment In General Fixed Assets	0	0	0	0	0	3,666,444	0	3,666,444
Other	(126,258)	998,740	6,503	2	(24,786)	0	0	854,200
Total Fund Equity & Other Credits	345,919	2,339,653	125,505	882	4,643	3,666,444	0	6,483,045
Total Liabilities & Fund Equity	347,305	2,339,653	125,505	882	4,643	3,666,444	10,475,000	16,959,431

Parkway Center Community Development District

Statement of Revenues and Expenditures

001 - General Fund
From 10/1/2016 Through 9/30/2017
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assmts-Tax Roll	540,847	556,147	15,300	3 %
Interest Earnings				
Interest Earnings	50	96	46	91 %
Other Miscellaneous Revenues				
Undesignated Reserves	15,000	0	(15,000)	(100)%
Total Revenues	555,897	556,243	346	0 %
Expenditures				
Legislative				
Supervisor Fees	10,000	9,200	800	8 %
Financial & Administrative				
District Manager	28,840	28,840	0	0 %
Recording Secretary	5,543	5,543	(0)	(0)%
District Engineer	6,000	4,665	1,335	22 %
Disclosure Report	1,000	1,000	0	0 %
Trustees Fees	7,000	4,341	2,659	38 %
Accounting Services	0	3,500	(3,500)	0 %
Auditing Services	7,600	2,569	5,031	66 %
Arbitrage Rebate Calculation	1,300	0	1,300	100 %
Financial Services	26,677	26,677	0	0 %
Postage, Phone, Faxes, Copies	600	1,134	(534)	(89)%
Digital Meeting Media	1,500	0	1,500	100 %
Public Officials Insurance	2,500	1,813	687	27 %
Legal Advertising	550	1,605	(1,055)	(192)%
Bank Fees	186	165	21	11 %
Dues, Licenses & Fees	200	175	25	13 %
Miscellaneous Fees	500	2,500	(2,000)	(400)%
Investment Reporting Fees	2,000	2,200	(200)	(11)%
Office Supplies	200	0	200	100 %
Technology Services	4,000	2,819	1,182	30 %
Website Administration	2,500	0	2,500	100 %
Legal Counsel				
District Counsel	10,000	12,416	(2,416)	(24)%
Electric Utility Services				
Electric Utility Services - Other	11,000	8,794	2,206	20 %
Street Lighting	90,000	89,624	376	0 %
Other Physical Environment				
Property & Casualty Insurance	12,400	11,986	414	3 %
Entry & Walls Maintenance	5,500	700	4,800	87 %
Landscape Maintenance - Contract	151,834	192,903	(41,070)	(27)%
Landscape Maintenance - Other	12,000	32,559	(20,559)	(171)%
Field Manager	27,707	27,707	(0)	(0)%
Irrigation Maintenance	5,000	16,192	(11,192)	(224)%
Plant Replacement Program	12,500	18,971	(6,471)	(52)%
Waterway Management Program-Contract	14,040	14,939	(899)	(6)%
Waterway Management Program - Other	5,000	23,786	(18,786)	(376)%
Waterway Management Program - Erosion Control	5,000	0	5,000	100 %
Miscellaneous Maintenance	0	160	(160)	0 %
Irrigation Improvements	5,000	3,031	1,969	39 %

Parkway Center Community Development District

Statement of Revenues and Expenditures

001 - General Fund
From 10/1/2016 Through 9/30/2017
(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Waterway Mgt. Program-Aquatic Plantings	4,000	1,271	2,729	68 %
Capital Improvements	15,000	83,498	(68,498)	(457)%
Road & Street Facilities				
Street/Decorative Light Maintenance	5,000	676	4,325	86 %
Pavement & Signage Repairs	4,500	6,340	(1,840)	(41)%
Holiday Lighting	5,000	8,100	(3,100)	(62)%
Parks & Recreation				
Miscellaneous Maintenance	5,000	4,103	897	18 %
Security Patrol	21,000	25,999	(4,999)	(24)%
Special Events	2,000	0	2,000	100 %
Reserves				
Capital Asset Reserves	18,720	0	18,720	100 %
Total Expenditures	555,897	682,501	(126,604)	(23)%
Other Financing Sources				
Interfund Transfer	0	0	0	0 %
Excess of Revenues Over(Under) Expenditures	0	(126,258)	(126,258)	0 %
Fund Balance, Beginning of Period	0	472,177	472,177	0 %
Fund Balance, End of Period	0	345,919	345,919	0 %

Parkway Center Community Development District

Statement of Revenues and Expenditures

200 - Debt Service Fund - Series 2004

From 10/1/2016 Through 9/30/2017

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Tax Roll	828,911	512,118	(316,793)	(38)%
Debt Service Prepayments	0	2,743,557	2,743,557	0 %
Debt Service Assessment-Lot Closing	0	151,683	151,683	0 %
Interest Earnings				
Interest Earnings	0	4,556	4,556	0 %
Contributions & Donations From Private Sources				
Developer Contributions	0	287,669	287,669	0 %
Total Revenues	<u>828,911</u>	<u>3,699,583</u>	<u>2,870,672</u>	<u>346 %</u>
Expenditures				
Debt Service Payments				
Interest Payments	663,911	645,842	18,069	3 %
Principal Payments	<u>165,000</u>	<u>2,055,000</u>	<u>(1,890,000)</u>	<u>(1,145)%</u>
Total Expenditures	<u>828,911</u>	<u>2,700,842</u>	<u>(1,871,931)</u>	<u>(226)%</u>
Other Financing Sources				
Interfund Transfer	0	(2)	(2)	0 %
Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>998,740</u>	<u>998,740</u>	<u>0 %</u>
Fund Balance, Beginning of Period	0	1,340,913	1,340,913	0 %
Fund Balance, End of Period	<u><u>0</u></u>	<u><u>2,339,653</u></u>	<u><u>2,339,653</u></u>	<u><u>0 %</u></u>

Parkway Center Community Development District

Statement of Revenues and Expenditures

201 - Debt Service Fund - Series 2008

From 10/1/2016 Through 9/30/2017

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Tax Roll	169,725	177,615	7,890	5 %
Interest Earnings				
Interest Earnings	0	378	378	0 %
Total Revenues	169,725	177,994	8,269	5 %
Expenditures				
Debt Service Payments				
Interest Payments	84,724	86,493	(1,769)	(2)%
Principal Payments	85,000	85,000	0	0 %
Total Expenditures	169,724	171,493	(1,769)	(1)%
Other Financing Sources				
Interfund Transfer	0	2	2	0 %
Excess of Revenues Over(Under) Expenditures	1	6,503	6,502	650,158 %
Fund Balance, Beginning of Period	0	119,002	119,002	0 %
Fund Balance, End of Period	1	125,505	125,504	12,550,354 %

Parkway Center Community Development District

Statement of Revenues and Expenditures

300 - Capital Projects Fund - Series 2004

From 10/1/2016 Through 9/30/2017

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	2	2	0 %
Total Revenues	0	2	2	0 %
Excess of Revenues Over(Under) Expenditures	0	2	2	0 %
Fund Balance, Beginning of Period	0	880	880	0 %
Fund Balance, End of Period	0	882	882	0 %

Parkway Center Community Development District

Statement of Revenues and Expenditures

301 - Capital Projects Fund - Series 2008

From 10/1/2016 Through 9/30/2017

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	47	47	0 %
Total Revenues	0	47	47	0 %
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	24,834	(24,834)	0 %
Total Expenditures	0	24,834	(24,834)	0 %
Excess of Revenues Over(Under) Expenditures	0	(24,786)	(24,786)	0 %
Fund Balance, Beginning of Period	0	29,429	29,429	0 %
Fund Balance, End of Period	0	4,643	4,643	0 %

Parkway Center Community Development District

Statement of Revenues and Expenditures

900 - General Fixed Assets Account Group

From 10/1/2016 Through 9/30/2017

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Fund Balance, Beginning of Period				
Investment In General Fixed Assets	0	3,666,444	3,666,444	0 %
Total Fund Balance, Beginning of Period	0	3,666,444	3,666,444	0 %
Fund Balance, End of Period	0	3,666,444	3,641,610	0 %



Meritus

MONTHLY LANDSCAPE MAINTENANCE INSPECTION GRADESHEET

Site: Parkway Center

Date: 10/18/17

MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
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LANDSCAPE MAINTENANCE

TURF	5	5	0	Looks good
TURF FERTILITY	10	10	0	Good
TURF EDGING	5	5	0	Good
WEED CONTROL - TURF AREAS	5	4	-1	Some weeds
TURF INSECT/DISEASE CONTROL	10	8	-2	Minor chinch bug damage
PLANT FERTILITY	5	5	0	Good
WEED CONTROL - BED AREAS	5	4	0	Overall good
PLANT INSECT/DISEASE CONTROL	5	4	-1	Junipers need attention
PRUNING	10	9	-1	Minor trimming needed
CLEANLINESS	5	5	0	Overall Good
MULCHING	5	4	-1	Fair
WATER/IRRIGATION MGMT	8	7	-1	
CARRYOVERS	5	5	0	Pruning detail

SEASONAL COLOR/PERENNIAL MAINTENANCE

VIGOR/APPEARANCE	7	7		New annuals
INSECT/DISEASE CONTROL	7	7	0	
DEADHEADING/PRUNING	3	3	0	Good

SCORE

100	92	-7	92%
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Contractor Signature: _____

Manager's Signature: Gene Roberts 10/18/2017



Meritus

MONTHLY MAINTENANCE INSPECTION GRADESHEET

Site: Parkway Center

Date: 10/18/17

	MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
AQUATICS				
DEBRIS	25	24	-1	Minimal debris
INVASIVE MATERIAL (FLOATING)	20	19	-1	Looks good
INVASIVE MATERIAL (SUBMERSED)	20	18	-2	Minor
FOUNTAINS/AERATORS	20	20	0	
DESIRABLE PLANTS	15	15	0	Looks Good

AMENITIES				
CLUBHOUSE INTERIOR	4	4	0	N/A
CLUBHOUSE EXTERIOR	3	3	0	N/A
POOL WATER	10	10	0	N/A
POOL TILES	10	10	0	N/A
POOL LIGHTS	5	5	0	N/A
POOL FURNITURE/EQUIPMENT	8	8	0	N/A
FIRST AID/SAFETY ITEMS	10	10	0	N/A
SIGNAGE (rules, pool, playground)	5	5	0	N/A
PLAYGROUND EQUIPMENT	5	5	0	N/A
RECREATIONAL FACILITIES	7	7	0	N/A
RESTROOMS	6	6	0	N/A
HARDSCAPE	10	10	0	N/A
ACCESS & MONITORING SYSTEM	3	3	0	N/A
IT/PHONE SYSTEM	3	3	0	N/A
TRASH RECEPTACLES	3	3	0	N/A
FOUNTAINS	8	8	0	N/A

MONUMENTS AND SIGNS				
CLEAR VISIBILITY (Landscaping)	25	25	0	Good
PAINTING	25	25	0	good
CLEANLINESS	25	25	0	Good
GENERAL CONDITION	25	25	0	Look Good



Meritus

MONTHLY MAINTENANCE INSPECTION GRADESHEET

Site: Parkway Center

Date: 10/18/17

	MAXIMUM VALUE	CURRENT VALUE	CURRENT DEDUCTION	REASON FOR DEDUCTION
HIGH IMPACT LANDSCAPING				
ENTRANCE MONUMENT	40	40	0	
RECREATIONAL AREAS	30	30	0	N/A
SUBDIVISION MONUMENTS	30	30	0	Look Good
HARDSCAPE ELEMENTS				
WALLS/FENCING	15	15	0	
SIDEWALKS	30	25	-5	Some could use pressure washing
SPECIALTY MONUMENTS	15	15	0	
STREETS	25	23	-2	Majority of the potholes are repaired
PARKING LOTS	15	15	0	
LIGHTING ELEMENTS				
STREET LIGHTING	33	33	0	Ok
LANDSCAPE UP LIGHTING	22	22	0	Good
MONUMENT LIGHTING	30	30	0	Good
AMENITY CENTER LIGHTING	15	15	0	N/A
GATES				
ACCESS CONTROL PAD	25	25		N/A
OPERATING SYSTEM	25	25		N/A
GATE MOTORS	25	25		N/A
GATES	25	25		N/A
SCORE	700	689	-11	98%

Manager's Signature: Gene Roberts

Supervisor's Signature: _____

Parkway Center Ponds



Aquatic Systems has submitted a quote to clean and replant.





Pond #15 is still looking good.







The ponds are looking good.

Parkway Center



Muhly grass looks good





Some of the sidewalks need pressure washing



County repaired the potholes



Some of the juniper beds along Falkenburg need replacing



LMP will begin Palm trimming



Action Item Template

Date	October 1, 2017
District	Parkway Center

#	Action Item Description	Responsible	Open Date	Date Due	Closed Date	Status	Comments
1	Utility Bills	BH	7/1/17	Oct		open	Staff to work on pole location once TECO is available.
2	Security	BH	7/1/17	Oct		done	Email was sent to board with FHP number/budget.
4	Landscape Enhancements	BH	7/1/17	Oct		open	Celia will go over updates at meeting
5	New monument and Baywood Sign	BH	5/1/17	Oct		open	Celia will go over updates at meeting
6	Ponds	BH	8/1/17	Oct		done	Please see report by Aquatics Systems.
7	Amenity Parcel	TS	5/1/17	Oct		open	Staff will have information at the meeting on impact to owners and other updates. These are all in progress at this time.
8	Holiday Lights	SS	7/1/17	Oct		done	Vendor is all set.
9	Pine Ridge Monument	BH	5/1/17	Oct		open	Tonya will update prior to meeting.



Parkway Center CDD Waterway Inspection Report

Reason for Inspection: Routine Scheduled - Monthly

Inspection Date: 10/6/2017

Prepared for:

Ms. Debby Hukill, CAM, DM

Meritus Corporation

2005 Pan Am Circle Drive, Suite #120

Tampa, Florida 33607

Prepared by:

Peter Simoes, Account Representative/Biologist

Aquatic Systems, Inc. – Sun City Field Office

Corporate Headquarters

2100 N.W. 33rd Street, Pompano Beach, FL 33069

1-800-432-4302

Site: 4



Comments: Site looks good

Pond #4 was observed with excellent results following last months submersed weed treatment targeting the Vallisneria.

Site: 5



Comments: Normal growth observed

Minor Filamentous Algae and new growth of Alligatorweed was noted among the decaying weeds of Pond #5, both of which were treated during our scheduled maintenance visit performed on 8/06. Positive results may be anticipated within 14-21 days following herbicide applications.

Site: 16



Comments: Normal growth observed

No issues were observed during today's inspection of Pond #16.

Site: 3



Comments: Site looks good

Minor shoreline weeds were identified along the perimeter of Pond #3, which will be treated during our scheduled maintenance visits. The native pods of Pickerelweed were observed to be in good condition during today's inspection.

Site: 15



Comments: Site looks good

Significant improvements were noted within Pond #15 following the nutrient abatement treatment performed during the month of September. The minor Alligatorweed and Torpedograss present along the perimeter was treated during today's visit. Positive results may be anticipated within 14-21 days following treatment.

Site: 8



Comments: Normal growth observed

Pond #8 was identified with minor to moderate Filamentous Algae along the perimeter and within the littoral shelf, which will be treated during our upcoming routine visits. Additionally, many of the planted Pickerelweed were noted to be flowering during today's visit.

Site: 13



Comments: Normal growth observed

Minimal floating Water Lettuce and moderate Alligatorweed was present in front of the Cattail shelf of Pond #13, both of which will be treated during our scheduled maintenance visits.

Site: 12



Comments: Site looks good

Decaying submersed weeds were noted within Pond #12. The minor Torpedograss will be treated during our scheduled maintenance visits.

Site: 11



Comments: Site looks good

Minimal weeds were noted within Pond #11, which were treated during today's maintenance visits. The native vegetation where observed to be in good condition, and will continue to be promoted throughout the community for the many benefits they may offer storm water retention ponds.

Site: 10



Comments: Site looks good

Overall Site #10 looked good.

Management Summary

The ponds within the Parkway Center CDD continue to improve following our scheduled maintenance visits. During today's inspection, Pond #15 was observed to be in great condition, with minimal invasive vegetation present. Following last month's Alum applications, a significant reduction in floating weeds (Water Lettuce and Water Hyacinth) was observed. Furthermore, Pond #4 was noted with positive results following last month's submersed weed treatment targeting the *Vallisneria* species, which was previously surfaced several feet from the perimeter. The following 10 ponds were visually inspected during today's visit: Ponds #3, #4, #5, #8, #10, #11, #12, #13, #15 and #16 respectively.

Although current weather conditions accelerate Algal growth, today's inspection revealed only minimal to minor Algae within Pond #5 (which was previously identified with substantial growth during last month's inspection), and minor to moderate amounts within Pond #8. Pond #5 was treated during today's routine maintenance visit and Pond #8 will be treated during our upcoming scheduled visits. Algae is anticipated to clear within 10-14 days following Algaecide application.

Similarly to Algal species, shoreline vegetation may also experience increased development during warmer periods. During today's visit, minimal to minor growth of shoreline weeds, such as Torpedograss and Alligatorweed was noted within Ponds #3, #5, #11, #12 and #15. Ponds #5, #11 and #15 were treated during today's maintenance visit, and Ponds #3 and #12 will be targeted during our scheduled maintenance visits. Pond #13 was noted with above average growth of Alligatorweed extending from the Cattail shelf, which will be treated during our scheduled maintenance visits via boat. Positive results may be anticipated within 14-21 days following herbicide application.

The native vegetation throughout the community was noted to be healthy and thriving, most notably within Ponds #3 and #11. Native plants uptake excess nutrients from the water column that would otherwise benefit Algal and nuisance weed growth. Furthermore, planted vegetation may further improve soil stability through their rooting structures, limiting the effects of erosion from wave action and animal disturbances (such as Plecos). The indigenous flora will continue to be promoted throughout the Parkway Center CDD during our scheduled maintenance visits.

Recommendations/Action Items

- Routine Maintenance.
- Continue to monitor all ponds for Algal growth and target on contact.
- Treat the minor grasses within Ponds #3 and #12 and moderate Alligatorweed in front of shelf of Pond #13.
- Continue to promote native vegetation throughout the community.
- Target minimal new growth of floating Water Lettuce within Ponds #13 and #15.
- Monitor submersed *Vallisneria* treatment within Pond #4 and re-treat as necessary.

THANK YOU FOR CHOOSING ASI!

