

**GRAND OAKS  
COMMUNITY DEVELOPMENT  
DISTRICT**

**MAY 23, 2024**

**AGENDA PACKAGE**

**CALL IN INFORMATION:**

**+1 646-838-1601**

**ID: 896 474 251#**



210 N. UNIVERSITY DRIVE, SUITE 702  
CORAL SPRINGS, FLORIDA 33071

# Grand Oaks Community Development District

## Board of Supervisors

Keith Hyatt, Chairperson  
Dennis Smith, Vice Chairperson  
Marc Harris, Assistant Secretary  
Linda Cruz, Assistant Secretary

## District Staff

Bob Koncar, District Manager  
Jonathan Johnson, District Counsel  
William E. Schaefer II, P.E., District Engineer

## Meeting Agenda

Thursday, May 23, 2024 at 2:00 p.m.

Audience Participation  
Call in Number +1 646 838-1601  
ID: 896 474 251#

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*All cellular phones and pagers must be turned off during the meeting. Please let us know at least 24 hours in advance if you are planning to call into the meeting.*

- 1. Call to Order/Roll Call**
- 2. Public Comments** *(Each individual has the opportunity to comment on any items other than the budget during this portion of public comments and is limited to three (3) minutes for such comment. Once the public comments period of the meeting has ended, no further public comments will be accepted.)*
- 3. New Business**
- 4. Action Items**
  - A. Consideration of the Preliminary Fiscal Year 2025 Budget
  - B. Resolution 2024-03, Approving the Proposed Budget for FY 2025 and Setting the Public Hearing
- 5. Consent Agenda**
  - A. Approval of Minutes of the April 26, 2024 Budget Workshop & Regular Meeting
  - B. Consideration of Operations and Maintenance Expenditures April 2024
  - C. Acceptance of the Financials and Approval of the Check Register for April 2024
- 6. Manager's Report**
  - A. Follow Up Report
- 7. Attorney's Report**
- 8. Engineer's Report**

Grand Oaks CDD  
May 23, 2024 Agenda  
Page Two

**9. Additional Items**

**10. Supervisors' Requests or Comments**

**11. Adjournment**

*\*Next regular meeting scheduled for June 27, 2024 at 2:00 p.m.*

District Office:  
12574 Flagler Center Boulevard, Suite 101  
Jacksonville, FL 32258

Meeting Location:  
Grand Oaks Amenity Center  
1055 Turnbull Creek Road  
St. Augustine, FL. 32092

# **Fourth Order of Business**



**4A**

# **Grand Oaks**

Community Development District

## ***Annual Operating and Debt Service Budget***

**Fiscal Year 2025**

Preliminary Budget

Prepared by:



**Table of Contents**

	<u>Page #</u>
 <b><u>OPERATING BUDGET</u></b>	
General Fund	
Summary of Revenues, Expenditures and Changes in Fund Balances .....	1 -2
Exhibit A - Allocation of Fund Balances .....	3
Budget Narrative .....	4 - 7
 <b><u>DEBT SERVICE BUDGETS</u></b>	
Series 2019	
Summary of Revenues, Expenditures and Changes in Fund Balances .....	8
Amortization Schedule .....	9 -10
Budget Narrative .....	11
 Series 2020	
Summary of Revenues, Expenditures and Changes in Fund Balances .....	12
Amortization Schedule .....	13 - 14
Budget Narrative .....	15
 Series 2021	
Summary of Revenues, Expenditures and Changes in Fund Balances .....	16 - 17
Amortization Schedule .....	18 - 19
Budget Narrative .....	20
 <b><u>SUPPORTING BUDGET SCHEDULES</u></b>	
Non-Ad Valorem Assessment Summary .....	21

**Grand Oaks**

Community Development District

**Operating Budget**

Fiscal Year 2025

**Summary of Revenues, Expenditures and Changes in Fund Balances**

General Fund  
Fiscal Year 2025 Budget

<i>ACCOUNT DESCRIPTION</i>	<b>ADOPTED</b>	<b>ACTUAL</b>	<b>PROJECTED</b>	<b>TOTAL</b>	<b>% +/-)</b>	<b>ANNUAL</b>
	<b>BUDGET</b>	<b>THRU</b>	<b>March-</b>	<b>PROJECTED</b>		<b>BUDGET</b>
	<b>FY 2024</b>	<b>2/29/24</b>	<b>10/1/2024</b>	<b>FY 2024</b>	<b>Budget</b>	<b>FY 2025</b>
<b>REVENUES</b>						
Interest - Investments	\$ -	\$ 20	\$ -	\$ 20	0%	\$ -
Operations & Maintenance Assmts - On Roll	536,577	478,721	57,856	536,577.0	0%	625,789
Developer Contributions	524,443	207,888	316,555	524,443.0	0%	649,186
Developer Contributions	-	-	-	-	0%	-
Discounts	-	-	-	-	0%	(25,032)
Other Miscellaneous Revenues	-	1,395	-	1,395.0	0%	-
<b>TOTAL REVENUES</b>	<b>\$ 1,061,020</b>	<b>\$ 688,024</b>	<b>\$ 374,411</b>	<b>\$ 1,062,435</b>		<b>\$ 1,249,944</b>
<b>EXPENDITURES</b>						
<b>Financial and Administrative</b>						
Supervisor Fees	\$ 12,000	\$ 400	\$ 6,000	\$ 6,400	-47%	\$ 12,000
Onsite Staff	195,000	58,007	136,993	195,000	0%	195,000
District Management	54,075	22,138	31,937	54,075	0%	55,697
Accounting Services	9,270	3,795	5,475	9,270	0%	9,548
Dissemination Agent/Reporting	9,000	3,500	5,500	9,000	0%	9,270
Website Admin Services	1,500	588	912	1,500	0%	1,545
District Engineer	5,000	11,498	16,295	27,793	456%	13,200
District Counsel	12,000	16,525	23,420	39,945	233%	20,000
Trustees Fees	11,000	8,081	2,919	11,000	0%	9,500
Auditing Services	5,000	-	5,000	5,000	0%	6,600
Postage, Phone, Faxes, Copies	300	1,147	-	1,147	282%	1,200
Legal Advertising	2,000	1,873	127	2,000	0%	2,200
Bank Fees	150	-	150	150	0%	150
Dues, Licenses & Fees	175	175	-	175	0%	175
Misc-Assessmnt Collection Cost						12,516
Onsite Office Supplies	250	338	-	338	35%	600
Website ADA Compliance	4,000	1,553	2,447	4,000	0%	4,200
<b>Total Financial and Administrative</b>	<b>\$ 320,720</b>	<b>\$ 129,618</b>	<b>\$ 237,175</b>	<b>\$ 366,793</b>		<b>\$ 353,401</b>
<b>Insurance</b>						
Public Officials Insurance	2,800	2,788	-	2,788	0%	3,500
Property & Casualty Insurance	22,000	56,931	-	56,931	159%	58,000
Deductible	-	-	-	-	0%	25,000
<b>Total Insurance</b>	<b>\$ 24,800</b>	<b>\$ 59,719</b>	<b>\$ -</b>	<b>\$ 59,719</b>		<b>\$ 86,500</b>
<b>Utility Services</b>						
Electric Utility Services	\$ 160,000	\$ 34,490	\$ 65,510	\$ 100,000	-38%	\$ 110,000
Water/Waste	9,000	2,468	3,498	5,966	-34%	12,000
Gas	-	-	-	-	0%	2,000
<b>Total Utility Services</b>	<b>\$ 169,000</b>	<b>\$ 36,958</b>	<b>\$ 69,008</b>	<b>\$ 105,966</b>		<b>\$ 124,000</b>

**Grand Oaks**  
Community Development District

*General Fund*

**Summary of Revenues, Expenditures and Changes in Fund Balances**

General Fund  
Fiscal Year 2025 Budget

<b>ACCOUNT DESCRIPTION</b>	<b>ADOPTED</b>	<b>ACTUAL</b>	<b>PROJECTED</b>	<b>TOTAL</b>	<b>% +/-)</b>	<b>ANNUAL</b>
	<b>BUDGET</b>	<b>THRU</b>	<b>March-</b>	<b>PROJECTED</b>		<b>BUDGET</b>
	<b>FY 2024</b>	<b>2/29/24</b>	<b>10/1/2024</b>	<b>FY 2024</b>	<b>Budget</b>	<b>FY 2025</b>
<b>Amenity</b>						
Janitorial - Contract	-	-	-	-	0%	11,820
Janitorial - Supplies/Other	-	-	-	-	0%	1,500
Garbage Dumpster - Rental/Collection	-	-	-	-	0%	1,800
Dog Waste Station Service and Supplies	-	-	-	-	0%	650
Sidewalk, Pavement, Signage R&M	5,000	-	5,000	5,000	0%	5,000
Pool Treatments & Other R&M	24,500	11,080	13,420	24,500	0%	27,000
Security Monitoring Services	-	-	-	-	0%	50,000
Miscellaneous Maintenance	5,000	-	5,000	5,000	0%	5,000
Special Events	-	-	-	-	0%	7,000
Holiday Decorations	-	-	-	-	0%	2,000
Recreation / Park Facility Maintenance	35,000	12,399	17,572	29,971	-14%	15,000
Recreation Equipment Maintenance	5,000	14,615	3,385	18,000	260%	22,000
<b>Total Amenity</b>	<b>\$ 74,500</b>	<b>\$ 38,094</b>	<b>\$ 44,377</b>	<b>\$ 82,471</b>		<b>\$ 148,770</b>
<b>Landscape and Pond Maintenance</b>						
Landscape Maintenance - Contract	\$ 340,000	\$ 96,242	\$ 243,758	\$ 340,000	0%	\$ 229,008
Landscaping - Mulch	-	-	-	-	0%	40,000
Landscaping - Annuals	-	-	-	-	0%	14,265
Landscaping - Plant Replacement Program	10,000	12,348	2,652	15,000	50%	18,000
Irrigation Maintenance	8,500	5,649	2,851	8,500	0%	10,000
Pond Maintenance	38,000	5,400	9,600	15,000	-61%	16,000
R&M - General	2,500	1,141	1,359	2,500	0%	5,000
R&M - Hardscape Cleaning	14,000	-	14,000	14,000	0%	14,000
Miscellaneous Maintenance	14,000	38,368	-	38,368	174%	70,000
Community Events	-	-	-	-	0%	21,000
<b>Total Landscape and Pond Maintenance</b>	<b>\$ 427,000</b>	<b>\$ 159,148</b>	<b>\$ 274,220</b>	<b>\$ 433,368</b>		<b>\$ 437,273</b>
<b>Reserves</b>						
Reserves	45,000	-	45,000	45,000	0%	100,000
<b>Total Reserve</b>	<b>\$ 45,000</b>	<b>\$ -</b>	<b>\$ 45,000</b>	<b>\$ 45,000</b>		<b>\$ 100,000</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 1,061,020</b>	<b>\$ 423,537</b>	<b>\$ 669,780</b>	<b>\$ 1,093,317</b>		<b>\$ 1,249,944</b>
Excess (deficiency) of revenues	\$ -	\$ 264,487	\$ (295,369)	\$ (30,882)		\$ -
Net change in fund balance	\$ -	\$ 264,487	\$ (295,369)	\$ (30,882)		\$ -
<b>FUND BALANCE, BEGINNING</b>	<b>\$ (47,768)</b>	<b>\$ (47,768)</b>	<b>\$ 216,719</b>	<b>\$ (47,768)</b>		<b>\$ (78,650)</b>
<b>FUND BALANCE, ENDING</b>	<b>\$ (47,768)</b>	<b>\$ 216,719</b>	<b>\$ (78,650)</b>	<b>\$ (78,650)</b>		<b>\$ (78,650)</b>

**Budget Narrative**  
Fiscal Year 2025

**REVENUES**

**Interest-Investments**

The District earns interest on its operating accounts.

**Operations & Maintenance Assessments – On Roll**

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year. The collection will be provided by the Tax Collector pursuant to Section 197.3632, Florida Statutes, which is the Uniform Collection Methodology.

**Developer Contributions**

The district will direct bill and collect non-ad valorem assessments on assessable property in order to pay for the debt service expenditures during the fiscal year.

**Other Miscellaneous Revenues**

Additional revenue sources not otherwise specified by other categories.

**Special Assessments-Discounts**

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments only when collected by the Tax Collector. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

**EXPENDITURES**

**Financial and Administrative**

**Supervisor Fees**

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon four supervisors attending 14 meetings.

**Onsite Staff**

The district may incur expenses for employees or other staff members needed for recreational facilities such as clubhouse staff.

**District Management**

The District retains the services of a consulting manager, who is responsible for the daily administration of the District's business, including any and all financial work related to the Bond Funds and Operating Funds of the District, and preparation of the minutes of the Board of Supervisors. In addition, the District Manager prepares the Annual Budget(s), implements all policies of the Board of Supervisors and attends all meetings of the Board of Supervisors.

**Field Management**

The District has a contract with Inframark Infrastructure Management Services. for services in the administration and operation of the Property and its contractors.

**Administration**

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services.

**Budget Narrative**  
Fiscal Year 2025

**EXPENDITURES**

**Financial and Administrative** (continued)

**Recording Secretary**

Inframark provides recording services with near verbatim minutes.

**Construction Accounting**

Accounting services as described within the Accounting Services but specifically regarding construction.

**Financial/Revenue Collections**

Service includes all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. These services include, but are not limited to, assessment roll preparation and certification, direct billings and funding request processing as well as responding to property owner questions regarding District assessments. This line item also includes the fees incurred for a collection agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties.

**Rentals and Leases**

The anticipated cost of rental expenses including but not limited to renting meeting room space for district board meetings.

**Data Storage**

Cost of server maintenance and technical support for CDD related IT needs.

**Accounting Services**

Services including the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

**Dissemination Agent/Reporting**

The District is required by the Securities and Exchange Commission to comply with rule 15c2-12(b)-(5), which relates to additional reporting requirements for unrelated bond issues. The budgeted amount for the fiscal year is based on standard fees charged for this service.

**Website Administration Services**

The cost of web hosting and regular maintenance of the District's website by Inframark Management Services.

**District Engineer**

The District's engineer provides general engineering services to the District, i.e., attendance and preparation for board meetings when requested, review of invoices, and other specifically requested assignments.

**District Counsel**

The District's attorney provides general legal services to the District, i.e., attendance and preparation for Board meetings, review of contracts, agreements, resolutions, and other research as directed or requested by the BOS District Manager.

**Trustee Fees**

The District pays US Bank an annual fee for trustee services on the Series 2014 and Series 2015 Bonds. The budgeted amount for the fiscal year is based on previous year plus any out-of-pocket expenses.

**EXPENDITURES**



**Budget Narrative**  
Fiscal Year 2025

**Financial and Administrative** (continued)

**Auditing Services**

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is an estimate based on prior year costs.

**Postage, Phone, Faxes, Copies**

This item refers to the cost of materials and service to produce agendas and conduct day-to-day business of the District.

**Mailings**

Copies used in the preparation of agenda packages, required mailings, and other special projects.

**Professional Services – Arbitrage Rebate**

The District is required to annually calculate the arbitrage rebate liability on its Series 2013A and 2020 bonds.

**Legal Advertising**

The District is required to advertise various notices for monthly Board meetings and other public hearings in the newspaper of general circulation.

**Bank Fees**

This represents the cost of bank charges and other related expenses that are incurred during the year.

**Dues, Licenses and Fees**

This represents the cost of the District's operating license as well as the cost of memberships in necessary organizations.

**Onsite Office Supplies**

This represents the cost of supplies used to prepare agenda packages, create required mailings, and perform other special projects. The budget for this line item also includes the cost for supplies in the District office.

**Website ADA Compliance**

Cost of maintaining district website's compliance with the Americans with Disabilities Act of 1990.

**Disclosure Report**

On a quarterly and annual basis, disclosure of relevant district information is provided to the Muni Council, as required within the bond indentures.

**Annual Stormwater Report**

Cost to produce annual report on CDD stormwater infrastructure.

**Miscellaneous Administrative**

All other administrative costs not otherwise specified above.

**Budget Narrative**  
Fiscal Year 2025

**EXPENDITURES**

**Insurance**

**Insurance-General Liability**

The District's General Liability & Public Officials Liability Insurance policy is with Egis Insurance Advisors, LLC. The budgeted amount allows for a projected increase in the premium.

**Public Officials Insurance**

The District will incur expenditures for public officials' liability insurance for the Board and Staff and may incur a 10% premium increase.

**Property & Casualty Insurance**

The District will incur fees to insure items owned by the district for its property needs.

**Deductible**

District's share of expenses for insured property when a claim is filed.

**EXPENDITURES**

**Utility Services**

**Electric Utility Services**

Electricity for accounts with the local Utilities Commissions for the swim club, parks, and irrigation. Fees are based on historical costs for metered use.

**Streetlights**

Local Utility Company charges electricity usage (maintenance fee). The budget is based on historical costs.

**Lighting Replacement**

Cost of replacing defective lights and bulbs in CDD facilities.

**Decorative Light Maintenance**

Cost of replacement and repair of decorative lighting fixtures.

**Amenity Internet**

Internet service for clubhouse and other amenity locations.

**Water/Waste**

The District charges each new water/sewer system customer an Accrued Guaranteed Revenue Fee (AGRF) for wastewater service in accordance with the adopted rate schedule.

**Gas**

Cost of natural gas for CDD facilities. Regular fuel costs (automobile etc.)

**Facility A/C & Heating R&M**

Cost of repairs and regular maintenance of Air Conditioning and central heating of CDD facilities.

**Utilities – Other**

Utility expenses not otherwise specified in above categories.

**Budget Narrative**  
Fiscal Year 2025

**EXPENDITURES**

**Amenity**

**Pool Monitor**

Cost of staff members to facilitate pool safety services.

**Janitorial – Contract**

Cost of janitorial labor for CDD Facilities.

**Janitorial Supplies/Other**

Cost of janitorial supplies for CDD Facilities.

**Garbage Dumpster – Rental and Collection**

Cost of dumpster rental and trash collection at CDD facilities.

**Amenity Pest Control**

Cost of exterminator and pesticides at CDD amenities and facilities.

**Amenity R&M**

Cost of repairs and regular maintenance of CDD amenities.

**Amenity Furniture R&M**

Cost of repairs and maintenance to amenity furniture.

**Access Control R&M**

Cost of repairs and maintenance to electronic locks, gates, and other security fixtures.

**Key Card Distribution**

Cost of providing keycards to residents to access CDD Facilities.

**Recreation/Park Facility Maintenance**

Cost of upkeep and repairs to all parks and recreation facilities in the CDD

**Athletic Courts and Field Maintenance**

Cost of upkeep and repairs for athletic fields and courts (ex. Basketball Courts) on CDD property.

**Park Restroom Maintenance**

Upkeep and cleaning of park restrooms on CDD property.

**Playground Equipment and Maintenance**

Cost of acquisition and upkeep of playground equipment for CDD parks.

**Clubhouse Office Supplies**

Cost of supplies for clubhouse clerical duties (pens, paper, ink, etc.)

**Clubhouse IT Support**

Cost of IT services and for clubhouse operational needs.

**Dog Waste Station Service & Supplies**

Cost of cleaning and resupplying dog waste stations.

**EXPENDITURES**

**Budget Narrative**  
Fiscal Year 2025

**Amenity (Continued)**

**Entrance Monuments, Gates, Walls R&M**

Cost of repairs and regular maintenance for entryways, walls, and gates.

**Sidewalk, Pavement, Signage R&M**

Cost of repairs and regular maintenance to sidewalks, pavements, and signs.

**Trail/Bike Path Maintenance**

Cost of upkeep to bike paths and trails on CDD property.

**Boardwalk and Bridge Maintenance**

Cost of upkeep for boardwalks and bridges on CDD property.

**Pool and Spa Permits**

Cost of permits required for CDD pool and spa operation as required by law.

**Pool Maintenance – Contract**

Cost of Maintenance for CDD pool facilities.

**Pool Treatments & Other R&M**

Cost of chemical pool treatments and similar such maintenance.

**Security Monitoring Services**

Cost of CDD security personnel and equipment.

**Special Events**

Cost of holiday celebrations and events hosted on CDD property.

**Community Activities**

Cost of recreational events hosted on CDD property.

**Holiday Decorations**

Cost of decorations for major holidays (i.e., Christmas)

**Miscellaneous Amenity**

Amenity Expenses not otherwise specified.

**EXPENDITURES**

**Landscape and Pond Maintenance**

**R&M – Stormwater System**

Cost of repairs and regular maintenance to the CDD's stormwater and drainage infrastructure.

**Landscape Maintenance - Contract**

Landscaping company to provide maintenance consisting of mowing, edging, trimming, blowing, fertilizing, and applying pest and disease control chemicals to turf throughout the District.

**Landscaping - R&M**

Cost of repairs and regular maintenance to landscaping equipment.

**EXPENDITURES**

**Landscape and Pond Maintenance (Continued)**

**Budget Narrative**  
Fiscal Year 2025

**Landscaping – Plant Replacement Program**

Cost of replacing dead or damaged plants throughout the district.

**Irrigation Maintenance**

Purchase of irrigation supplies. Unscheduled maintenance consists of major repairs and replacement of system components including weather station and irrigation lines.

**Aquatics – Contract**

Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

**Wetlands Maintenance and Monitoring**

Cost of upkeep and protection of wetlands on CDD property.

**Aquatics – Plant Replacement**

The expenses related to replacing beneficial aquatic plants, which may or may not have been required by other governmental entities.

**Waterway Management Program**

Cost of maintaining waterways and rivers on district property.

**Debris Cleanup**

Cost of cleaning up debris on district property.

**Wildlife Control**

Management of wildlife on district property.

<b>EXPENDITURES</b>
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**Contingency/Reserves**

**Contingency**

Funds set aside for projects, as determined by the district's board.

**Capital Improvements**

Funding of major projects and building improvements to CDD property.

**R&M Other Reserves**

The board may set aside monetary reserves for necessary for maintenance projects as needed.

## **Grand Oaks**

Community Development District

### **Debt Service Budgets**

Fiscal Year 2025

**Summary of Revenues, Expenditures and Changes in Fund Balances**  
Series 2019 Bonds  
Fiscal Year 2025

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2024	THRU 2/29/2024	March- 10/1/2024	PROJECTED FY 2024	BUDGET FY 2025
<b>REVENUES</b>					
Interest - Investments	\$ -	\$ 12,051	\$ -	\$ 12,051	\$ -
Special Assmnts- Tax Collector	571,534	509,908	-	509,908	537,242
Special Assmnts- CDD Collected	101,504	368,762	-	368,762	142,678
<b>TOTAL REVENUES</b>	<b>\$ 673,038</b>	<b>\$ 890,721</b>	<b>\$ -</b>	<b>\$ 890,721</b>	<b>\$ 679,920</b>
<b>EXPENDITURES</b>					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	190,000	190,000	-	190,000	195,000
Interest Expense	483,038	243,175	239,863	483,038	475,819
<b>TOTAL EXPENDITURES</b>	<b>\$ 673,038</b>	<b>\$ 433,175</b>	<b>\$ 239,863</b>	<b>\$ 673,038</b>	<b>\$ 670,819</b>
Excess (deficiency) of revenues Over (under) expenditures	-	457,546	(239,863)	217,683	9,102
<b>Net change in fund balance</b>	<b>\$ -</b>	<b>\$ 457,546</b>	<b>\$ (239,863)</b>	<b>\$ 217,683</b>	<b>\$ 9,102</b>
FUND BALANCE, BEGINNING	\$ 1,001,471	\$ 1,001,471	\$ 1,459,017	\$ 1,001,471	\$ 1,219,154
<b>FUND BALANCE, ENDING</b>	<b>\$ 1,001,471</b>	<b>\$ 1,459,017</b>	<b>\$ 1,219,154</b>	<b>\$ 1,219,154</b>	<b>\$ 1,228,256</b>
<b>PAR VALUE OF BONDS AFTER ANNUAL PRINCIPAL PAYMENT</b>					
	11/1/2024			11/1/2025	
Series 2019 Bonds:	\$ 9,600,000			\$ 9,400,000	

**Grand Oaks**

Community Development District

Series 2019 Debt Service Fund

**Grand Oaks Community Development District  
Special Assessment Revenue Bonds, Series 2019A**

Date	Outstanding Balance	Principal	Rate	Interest	Total
11/1/2024	\$ 9,795,000	\$ 195,000	3.750%	\$ 239,737.50	\$ 434,737.50
5/1/2025	\$ 9,600,000			\$ 236,081.25	\$ 236,081.25
11/1/2025	\$ 9,600,000	\$ 200,000	4.125%	\$ 236,081.25	\$ 436,081.25
5/1/2026	\$ 9,400,000			\$ 231,956.25	\$ 231,956.25
11/1/2026	\$ 9,400,000	\$ 210,000	4.125%	\$ 231,956.25	\$ 441,956.25
5/1/2027	\$ 9,190,000			\$ 227,625.00	\$ 227,625.00
11/1/2027	\$ 9,190,000	\$ 220,000	4.125%	\$ 227,625.00	\$ 447,625.00
5/1/2028	\$ 8,970,000			\$ 223,087.50	\$ 223,087.50
11/1/2028	\$ 8,970,000	\$ 230,000	4.125%	\$ 223,087.50	\$ 453,087.50
5/1/2029	\$ 8,740,000			\$ 218,343.75	\$ 218,343.75
11/1/2029	\$ 8,740,000	\$ 240,000	4.125%	\$ 218,343.75	\$ 458,343.75
5/1/2030	\$ 8,500,000			\$ 213,393.75	\$ 213,393.75
11/1/2030	\$ 8,500,000	\$ 250,000	4.750%	\$ 213,393.75	\$ 463,393.75
5/1/2031	\$ 8,250,000			\$ 207,456.25	\$ 207,456.25
11/1/2031	\$ 8,250,000	\$ 260,000	4.750%	\$ 207,456.25	\$ 467,456.25
5/1/2032	\$ 7,990,000			\$ 201,281.25	\$ 201,281.25
11/1/2032	\$ 7,990,000	\$ 270,000	4.750%	\$ 201,281.25	\$ 471,281.25
5/1/2033	\$ 7,720,000			\$ 194,868.75	\$ 194,868.75
11/1/2033	\$ 7,720,000	\$ 285,000	4.750%	\$ 194,868.75	\$ 479,868.75
5/1/2034	\$ 7,435,000			\$ 188,100.00	\$ 188,100.00
11/1/2034	\$ 7,435,000	\$ 300,000	4.750%	\$ 188,100.00	\$ 488,100.00
5/1/2035	\$ 7,135,000			\$ 180,975.00	\$ 180,975.00
11/1/2035	\$ 7,135,000	\$ 315,000	4.750%	\$ 180,975.00	\$ 495,975.00
5/1/2036	\$ 6,820,000			\$ 173,493.75	\$ 173,493.75
11/1/2036	\$ 6,820,000	\$ 325,000	4.750%	\$ 173,493.75	\$ 498,493.75
5/1/2037	\$ 6,495,000			\$ 165,775.00	\$ 165,775.00
11/1/2037	\$ 6,495,000	\$ 345,000	4.750%	\$ 165,775.00	\$ 510,775.00
5/1/2038	\$ 6,150,000			\$ 157,581.25	\$ 157,581.25
11/1/2038	\$ 6,150,000	\$ 360,000	4.750%	\$ 157,581.25	\$ 517,581.25
5/1/2039	\$ 5,790,000			\$ 149,031.25	\$ 149,031.25
11/1/2039	\$ 5,790,000	\$ 375,000	4.750%	\$ 149,031.25	\$ 524,031.25
5/1/2040	\$ 5,415,000			\$ 140,125.00	\$ 140,125.00
11/1/2040	\$ 5,415,000	\$ 395,000	5.000%	\$ 140,125.00	\$ 535,125.00
5/1/2041	\$ 5,020,000			\$ 130,250.00	\$ 130,250.00
11/1/2041	\$ 5,020,000	\$ 415,000	5.000%	\$ 130,250.00	\$ 545,250.00
5/1/2042	\$ 4,605,000			\$ 119,875.00	\$ 119,875.00
11/1/2042	\$ 4,605,000	\$ 435,000	5.000%	\$ 119,875.00	\$ 554,875.00
5/1/2043	\$ 4,170,000			\$ 109,000.00	\$ 109,000.00
11/1/2043	\$ 4,170,000	\$ 455,000	5.000%	\$ 109,000.00	\$ 564,000.00
5/1/2044	\$ 3,715,000			\$ 97,625.00	\$ 97,625.00
11/1/2044	\$ 3,715,000	\$ 480,000	5.000%	\$ 97,625.00	\$ 577,625.00
5/1/2045	\$ 3,235,000			\$ 85,625.00	\$ 85,625.00
11/1/2045	\$ 3,235,000	\$ 505,000	5.000%	\$ 85,625.00	\$ 590,625.00
5/1/2046	\$ 2,730,000			\$ 73,000.00	\$ 73,000.00
11/1/2046	\$ 2,730,000	\$ 530,000	5.000%	\$ 73,000.00	\$ 603,000.00
5/1/2047	\$ 2,200,000			\$ 59,750.00	\$ 59,750.00
11/1/2047	\$ 2,200,000	\$ 555,000	5.000%	\$ 59,750.00	\$ 614,750.00
5/1/2048	\$ 1,645,000			\$ 45,875.00	\$ 45,875.00
11/1/2048	\$ 1,645,000	\$ 585,000	5.000%	\$ 45,875.00	\$ 630,875.00
5/1/2049	\$ 1,060,000			\$ 31,250.00	\$ 31,250.00
11/1/2049	\$ 1,060,000	\$ 610,000	5.000%	\$ 31,250.00	\$ 641,250.00
5/1/2050	\$ 450,000			\$ 16,000.00	\$ 16,000.00
11/1/2050	\$ 450,000	\$ 640,000	5.000%	\$ 16,000.00	\$ 656,000.00
		<b>\$ 9,985,000</b>		<b>\$ 7,994,588</b>	<b>\$ 17,979,588</b>



**Grand Oaks**

Community Development District

Series 2020 Debt Service Fund

**Summary of Revenues, Expenditures and Changes in Fund Balances**  
 Series 2020 Bonds  
 Fiscal Year 2025

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2024	THRU 2/29/2024	March- 10/1/2024	PROJECTED FY 2024	BUDGET FY 2025
<b>REVENUES</b>					
Interest - Investments	\$ -	\$ 25,634	\$ -	\$ 25,634	\$ -
Special Assmnts- Tax Collector	349,501	311,816	-	311,816	328,531
Special Assmnts- CDD Collected	584,287	733,653	-	733,653	604,659
<b>TOTAL REVENUES</b>	<b>\$ 933,788</b>	<b>\$ 1,071,103</b>	<b>\$ -</b>	<b>\$ 1,071,103</b>	<b>\$ 933,190</b>
<b>EXPENDITURES</b>					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	275,000	-	275,000	275,000	285,000
Interest Expense	658,788	329,394	329,394	658,788	649,850
<b>TOTAL EXPENDITURES</b>	<b>\$ 933,788</b>	<b>\$ 329,394</b>	<b>\$ 604,394</b>	<b>\$ 933,788</b>	<b>\$ 934,850</b>
Excess (deficiency) of revenues Over (under) expenditures	-	741,709	(604,394)	137,315	(1,660)
<b>TOTAL OTHER SOURCES (USES)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Net change in fund balance</b>	<b>\$ -</b>	<b>\$ 741,709</b>	<b>\$ (604,394)</b>	<b>\$ 137,315</b>	<b>\$ (1,660)</b>
FUND BALANCE, BEGINNING	\$ 951,308	\$ 951,308	\$ 1,693,017	\$ 951,308	\$ 1,088,623
<b>FUND BALANCE, ENDING</b>	<b>\$ 951,308</b>	<b>\$ 1,693,017</b>	<b>\$ 1,088,623</b>	<b>\$ 1,088,623</b>	<b>\$ 1,086,963</b>
<b>PAR VALUE OF BONDS AFTER ANNUAL PRINCIPAL PAYMENT</b>					
	11/1/2024		11/1/2025		
Series 2020 Bonds:	\$ 14,400,000			\$ 14,115,000	

**Grand Oaks**

Community Development District

Series 2020 Debt Service Fund

**Grand Oaks Community Development District  
Special Assessment Revenue Bonds, Series 2020 (Assessment Area 2)**

Period Ending	Outstanding Balance	Principal	Coupon	Interest	Debt Service
11/1/2024	\$ 14,400,000			\$ 324,925.00	\$ 324,925.00
5/1/2025	\$ 14,400,000	\$ 285,000	3.25%	\$ 324,925.00	\$ 609,925.00
11/1/2025	\$ 14,115,000			\$ 320,293.75	\$ 320,293.75
5/1/2026	\$ 14,115,000	\$ 295,000	4.00%	\$ 320,293.75	\$ 615,293.75
11/1/2026	\$ 13,820,000			\$ 314,393.75	\$ 314,393.75
5/1/2027	\$ 13,820,000	\$ 310,000	4.00%	\$ 314,393.75	\$ 624,393.75
11/1/2027	\$ 13,510,000			\$ 308,193.75	\$ 308,193.75
5/1/2028	\$ 13,510,000	\$ 320,000	4.00%	\$ 308,193.75	\$ 628,193.75
11/1/2028	\$ 13,190,000			\$ 301,793.75	\$ 301,793.75
5/1/2029	\$ 13,190,000	\$ 335,000	4.00%	\$ 301,793.75	\$ 636,793.75
11/1/2029	\$ 12,855,000			\$ 295,093.75	\$ 295,093.75
5/1/2030	\$ 12,855,000	\$ 350,000	4.00%	\$ 295,093.75	\$ 645,093.75
11/1/2030	\$ 12,505,000			\$ 288,093.75	\$ 288,093.75
5/1/2031	\$ 12,505,000	\$ 360,000	4.25%	\$ 288,093.75	\$ 648,093.75
11/1/2031	\$ 12,145,000			\$ 280,443.75	\$ 280,443.75
5/1/2032	\$ 12,145,000	\$ 380,000	4.25%	\$ 280,443.75	\$ 660,443.75
11/1/2032	\$ 11,765,000			\$ 272,368.75	\$ 272,368.75
5/1/2033	\$ 11,765,000	\$ 395,000	4.25%	\$ 272,368.75	\$ 667,368.75
11/1/2033	\$ 11,370,000			\$ 263,975.00	\$ 263,975.00
5/1/2034	\$ 11,370,000	\$ 410,000	4.25%	\$ 263,975.00	\$ 673,975.00
11/1/2034	\$ 10,960,000			\$ 255,262.50	\$ 255,262.50
5/1/2035	\$ 10,960,000	\$ 430,000	4.25%	\$ 255,262.50	\$ 685,262.50
11/1/2035	\$ 10,530,000			\$ 246,125.00	\$ 246,125.00
5/1/2036	\$ 10,530,000	\$ 450,000	4.25%	\$ 246,125.00	\$ 696,125.00
11/1/2036	\$ 10,080,000			\$ 236,562.50	\$ 236,562.50
5/1/2037	\$ 10,080,000	\$ 470,000	4.25%	\$ 236,562.50	\$ 706,562.50
11/1/2037	\$ 9,610,000			\$ 226,575.00	\$ 226,575.00
5/1/2038	\$ 9,610,000	\$ 490,000	4.25%	\$ 226,575.00	\$ 716,575.00
11/1/2038	\$ 9,120,000			\$ 216,162.50	\$ 216,162.50
5/1/2039	\$ 9,120,000	\$ 510,000	4.25%	\$ 216,162.50	\$ 726,162.50
11/1/2039	\$ 8,610,000			\$ 205,325.00	\$ 205,325.00
5/1/2040	\$ 8,610,000	\$ 530,000	4.25%	\$ 205,325.00	\$ 735,325.00
11/1/2040	\$ 8,080,000			\$ 194,062.50	\$ 194,062.50
5/1/2041	\$ 8,080,000	\$ 555,000	4.50%	\$ 194,062.50	\$ 749,062.50
11/1/2041	\$ 7,525,000			\$ 181,575.00	\$ 181,575.00
5/1/2042	\$ 7,525,000	\$ 580,000	4.50%	\$ 181,575.00	\$ 761,575.00
11/1/2042	\$ 6,945,000			\$ 168,525.00	\$ 168,525.00
5/1/2043	\$ 6,945,000	\$ 605,000	4.50%	\$ 168,525.00	\$ 773,525.00
11/1/2043	\$ 6,340,000			\$ 154,912.50	\$ 154,912.50
5/1/2044	\$ 6,340,000	\$ 635,000	4.50%	\$ 154,912.50	\$ 789,912.50
11/1/2044	\$ 5,705,000			\$ 140,625.00	\$ 140,625.00
5/1/2045	\$ 5,705,000	\$ 665,000	4.50%	\$ 140,625.00	\$ 805,625.00
11/1/2045	\$ 5,040,000			\$ 125,662.50	\$ 125,662.50
5/1/2046	\$ 5,040,000	\$ 695,000	4.50%	\$ 125,662.50	\$ 820,662.50
11/1/2046	\$ 4,345,000			\$ 110,025.00	\$ 110,025.00
5/1/2047	\$ 4,345,000	\$ 725,000	4.50%	\$ 110,025.00	\$ 835,025.00
11/1/2047	\$ 3,620,000			\$ 93,712.50	\$ 93,712.50
5/1/2048	\$ 3,620,000	\$ 760,000	4.50%	\$ 93,712.50	\$ 853,712.50
11/1/2048	\$ 2,860,000			\$ 76,612.50	\$ 76,612.50
5/1/2049	\$ 2,860,000	\$ 795,000	4.50%	\$ 76,612.50	\$ 871,612.50
11/1/2049	\$ 2,065,000			\$ 58,725.00	\$ 58,725.00
5/1/2050	\$ 2,065,000	\$ 830,000	4.50%	\$ 58,725.00	\$ 888,725.00
11/1/2050	\$ 1,235,000			\$ 40,050.00	\$ 40,050.00
5/1/2051	\$ 1,235,000	\$ 870,000	4.50%	\$ 40,050.00	\$ 910,050.00

**Grand Oaks**

Community Development District

*Series 2020 Debt Service Fund*

<b>Period Ending</b>	<b>Outstanding Balance</b>	<b>Principal</b>	<b>Coupon</b>	<b>Interest</b>	<b>Debt Service</b>
11/1/2051	\$ 365,000			\$ 20,475.00	\$ 20,475.00
5/1/2052	\$ 365,000	\$ 910,000	4.50%	\$ 20,475.00	\$ 930,475.00
11/1/2052	\$ (545,000)				
		<b>\$ 14,945,000</b>		<b>\$ 11,441,100</b>	<b>\$ 26,386,100</b>

**Grand Oaks**

Community Development District

*Series 2021 Debt Service*

**Summary of Revenues, Expenditures and Changes in Fund Balances**  
 Series 2021 Bonds  
 Fiscal Year 2025

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2024	THRU 2/29/2024	March- 10/1/2024	PROJECTED FY 2024	BUDGET FY 2025
<b>REVENUES</b>					
Interest - Investments	\$ -	\$ 7,823	\$ 23,469	\$ 31,292	\$ -
Special Assmnts- Tax Collector	-	-	-	-	-
Special Assmnts- CDD Collected	297,200	290,067	-	290,067	300,025
<b>TOTAL REVENUES</b>	<b>\$ 297,200</b>	<b>\$ 297,890</b>	<b>\$ 23,469</b>	<b>\$ 321,359</b>	<b>\$ 300,025</b>
<b>EXPENDITURES</b>					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	110,000	110,000	-	110,000	115,000
Interest Expense	187,900	93,950	93,950	187,900	183,503
<b>TOTAL EXPENDITURES</b>	<b>\$ 297,900</b>	<b>\$ 203,950</b>	<b>\$ 93,950</b>	<b>\$ 297,900</b>	<b>\$ 298,503</b>
Excess (deficiency) of revenues Over (under) expenditures	(700)	93,940	(70,481)	23,459	1,522
<b>Net change in fund balance</b>	<b>\$ -</b>	<b>\$ 93,940</b>	<b>\$ (70,481)</b>	<b>\$ 23,459</b>	<b>\$ 1,522</b>
FUND BALANCE, BEGINNING	\$ 304,831	\$ 304,831	\$ 398,771	\$ 304,831	\$ 328,290
<b>FUND BALANCE, ENDING</b>	<b>\$ 304,831</b>	<b>\$ 398,771</b>	<b>\$ 328,290</b>	<b>\$ 328,290</b>	<b>\$ 329,812</b>
<b>PAR VALUE OF BONDS AFTER ANNUAL PRINCIPAL PAYMENT</b>					
	11/1/2024		11/1/2025		
Series 2021 Bonds:	\$ 4,760,000			\$ 4,645,000	

**Grand Oaks**

Community Development District

Series 2021 Debt Service

**Grand Oaks Community Development District  
Special Assessment Revenue Bonds, Series 2021 (Assessment Area 3)**

Period Ending	Outstanding Balance	Principal	Coupon	Interest	Debt Service
5/1/2022	\$ 5,085,000			\$ 86,794.72	\$ 86,794.72
11/1/2022	\$ 5,085,000	\$ 100,000	2.63%	\$ 95,262.50	\$ 195,262.50
5/1/2023	\$ 4,985,000			\$ 93,950.00	\$ 93,950.00
11/1/2023	\$ 4,985,000	\$ 110,000	2.63%	\$ 93,950.00	\$ 203,950.00
5/1/2024	\$ 4,875,000			\$ 92,506.25	\$ 92,506.25
11/1/2024	\$ 4,875,000	\$ 115,000	2.63%	\$ 92,506.25	\$ 207,506.25
5/1/2025	\$ 4,760,000			\$ 90,996.88	\$ 90,996.88
11/1/2025	\$ 4,760,000	\$ 115,000	2.63%	\$ 90,996.88	\$ 205,996.88
5/1/2026	\$ 4,645,000			\$ 89,487.50	\$ 89,487.50
11/1/2026	\$ 4,645,000	\$ 120,000	2.63%	\$ 89,487.50	\$ 209,487.50
5/1/2027	\$ 4,525,000			\$ 87,912.50	\$ 87,912.50
11/1/2027	\$ 4,525,000	\$ 120,000	3.20%	\$ 87,912.50	\$ 207,912.50
5/1/2028	\$ 4,405,000			\$ 85,992.50	\$ 85,992.50
11/1/2028	\$ 4,405,000	\$ 125,000	3.20%	\$ 85,992.50	\$ 210,992.50
5/1/2029	\$ 4,280,000			\$ 83,992.50	\$ 83,992.50
11/1/2029	\$ 4,280,000	\$ 130,000	3.20%	\$ 83,992.50	\$ 213,992.50
5/1/2030	\$ 4,150,000			\$ 81,912.50	\$ 81,912.50
11/1/2030	\$ 4,150,000	\$ 135,000	3.20%	\$ 81,912.50	\$ 216,912.50
5/1/2031	\$ 4,015,000			\$ 79,752.50	\$ 79,752.50
11/1/2031	\$ 4,015,000	\$ 140,000	3.20%	\$ 79,752.50	\$ 219,752.50
5/1/2032	\$ 3,875,000			\$ 77,512.50	\$ 77,512.50
11/1/2032	\$ 3,875,000	\$ 145,000	3.50%	\$ 77,512.50	\$ 222,512.50
5/1/2033	\$ 3,730,000			\$ 74,975.00	\$ 74,975.00
11/1/2033	\$ 3,730,000	\$ 145,000	3.50%	\$ 74,975.00	\$ 219,975.00
5/1/2034	\$ 3,585,000			\$ 72,437.50	\$ 72,437.50
11/1/2034	\$ 3,585,000	\$ 155,000	3.50%	\$ 72,437.50	\$ 227,437.50
5/1/2035	\$ 3,430,000			\$ 69,725.00	\$ 69,725.00
11/1/2035	\$ 3,430,000	\$ 160,000	3.50%	\$ 69,725.00	\$ 229,725.00
5/1/2036	\$ 3,270,000			\$ 66,925.00	\$ 66,925.00
11/1/2036	\$ 3,270,000	\$ 165,000	3.50%	\$ 66,925.00	\$ 231,925.00
5/1/2037	\$ 3,105,000			\$ 64,037.50	\$ 64,037.50
11/1/2037	\$ 3,105,000	\$ 170,000	3.50%	\$ 64,037.50	\$ 234,037.50
5/1/2038	\$ 2,935,000			\$ 61,062.50	\$ 61,062.50
11/1/2038	\$ 2,935,000	\$ 175,000	3.50%	\$ 61,062.50	\$ 236,062.50
5/1/2039	\$ 2,760,000			\$ 58,000.00	\$ 58,000.00
11/1/2039	\$ 2,760,000	\$ 180,000	3.50%	\$ 58,000.00	\$ 238,000.00
5/1/2040	\$ 2,580,000			\$ 54,850.00	\$ 54,850.00
11/1/2040	\$ 2,580,000	\$ 185,000	3.50%	\$ 54,850.00	\$ 239,850.00
5/1/2041	\$ 2,395,000			\$ 51,612.50	\$ 51,612.50
11/1/2041	\$ 2,395,000	\$ 195,000	3.50%	\$ 51,612.50	\$ 246,612.50
5/1/2042	\$ 2,200,000			\$ 48,200.00	\$ 48,200.00
11/1/2042	\$ 2,200,000	\$ 200,000	4.00%	\$ 48,200.00	\$ 248,200.00
5/1/2043	\$ 2,000,000			\$ 44,200.00	\$ 44,200.00
11/1/2043	\$ 2,000,000	\$ 210,000	4.00%	\$ 44,200.00	\$ 254,200.00
5/1/2044	\$ 1,790,000			\$ 40,000.00	\$ 40,000.00
11/1/2044	\$ 1,790,000	\$ 215,000	4.00%	\$ 40,000.00	\$ 255,000.00
5/1/2045	\$ 1,575,000			\$ 35,700.00	\$ 35,700.00
11/1/2045	\$ 1,575,000	\$ 225,000	4.00%	\$ 35,700.00	\$ 260,700.00
5/1/2046	\$ 1,350,000			\$ 31,200.00	\$ 31,200.00
11/1/2046	\$ 1,350,000	\$ 235,000	4.00%	\$ 31,200.00	\$ 266,200.00
5/1/2047	\$ 1,115,000			\$ 26,500.00	\$ 26,500.00
11/1/2047	\$ 1,115,000	\$ 245,000	4.00%	\$ 26,500.00	\$ 271,500.00
5/1/2048	\$ 870,000			\$ 21,600.00	\$ 21,600.00
11/1/2048	\$ 870,000	\$ 255,000	4.00%	\$ 21,600.00	\$ 276,600.00
5/1/2049	\$ 615,000			\$ 16,500.00	\$ 16,500.00

**Grand Oaks**

Community Development District

*Series 2021 Debt Service*

<b>Period Ending</b>	<b>Outstanding Balance</b>	<b>Principal</b>	<b>Coupon</b>	<b>Interest</b>	<b>Debt Service</b>
11/1/2049	\$ 615,000	\$ 265,000	4.00%	\$ 16,500.00	\$ 281,500.00
5/1/2050	\$ 350,000			\$ 11,200.00	\$ 11,200.00
11/1/2050	\$ 350,000	\$ 275,000	4.00%	\$ 11,200.00	\$ 286,200.00
5/1/2051	\$ 75,000			\$ 5,700.00	\$ 5,700.00
11/1/2051	\$ 75,000	\$ 285,000	4.00%	\$ 5,700.00	\$ 290,700.00
		<b>\$ 5,085,000</b>		<b>\$ 3,156,475</b>	<b>\$ 8,241,475</b>

**Budget Narrative**  
Fiscal Year 2025**REVENUES**

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**Interest-Investments**

The District earns interest on its operating accounts.

**Operations & Maintenance Assessments – On Roll**

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year. The collection will be provided by the Tax Collector pursuant to Section 197.3632, Florida Statutes, which is the Uniform Collection Methodology.

**Developer Contributions**

The district will direct bill and collect non-ad valorem assessments on assessable property in order to pay for the debt service expenditures during the fiscal year.

**Other Miscellaneous Revenues**

Additional revenue sources not otherwise specified by other categories.

**Special Assessments-Discounts**

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments only when collected by the Tax Collector. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

**EXPENDITURES**

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**Debt Service****Principal Debt Retirement**

The district pays regular principal payments to annually to pay down/retire the debt.

**Interest Expense**

The District Pays interest Expenses on the debt twice a year.

**Grand Oaks**

Community Development District

**Supporting Budget Schedules**

Fiscal Year 2025



**Assessment Summary**  
Fiscal Year 2025 vs. Fiscal Year 2024

**ASSESSMENT ALLOCATION**

Assessment Area One- Series 2019													
Product	Units	O&M Assessment				Debt Service Series 2019				Total Assessments per Unit			
		FY 2025	FY 2024	Dollar Change	Percent Change	FY 2025	FY 2024	Percent Change	FY 2025	FY 2024	Dollar Change	Percent Change	
SF 50'	40	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,232.14	\$ 2,232.14	\$ -	0%	\$ 3,641.58	\$ 3,440.65	\$ 200.93	6%
SF 50' Prepaid	131	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 1,806.97	\$ 1,806.97	\$ -	0%	\$ 3,216.41	\$ 3,015.48	\$ 200.93	7%
SF 60'	178	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,232.14	\$ 2,232.14	\$ -	0%	\$ 3,641.58	\$ 3,440.65	\$ 200.93	6%
	<b>349</b>												

Assessment Area Two- Series 2020													
Product	Units	O&M Assessment				Debt Service Series 2020				Total Assessments per Unit			
		FY 2025	FY 2024	Dollar Change	Percent Change	FY 2025	FY 2024	Percent Change	FY 2025	FY 2024	Dollar Change	Percent Change	
SF 40'	235	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,144.18	\$ 2,144.18	\$ -	0%	\$ 3,553.62	\$ 3,352.69	\$ 200.93	6%
SF 50'	158	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,144.18	\$ 2,144.18	\$ -	0%	\$ 3,553.62	\$ 3,352.69	\$ 200.93	6%
SF 60'	70	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,144.18	\$ 2,144.18	\$ -	0%	\$ 3,553.62	\$ 3,352.69	\$ 200.93	6%
	<b>463</b>												

Assessment Area Two- Series 2021													
Product	Units	O&M Assessment				Debt Service Series 2021				Total Assessments per Unit			
		FY 2025	FY 2024	Dollar Change	Percent Change	FY 2025	FY 2024	Percent Change	FY 2025	FY 2024	Dollar Change	Percent Change	
SF 50' Prepaid	50	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,682.40	\$ 2,682.40	\$ -	0%	\$ 4,091.84	\$ 3,890.91	\$ 200.93	5%
SF 60' Prepaid	34	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,350.87	\$ 2,350.87	\$ -	0%	\$ 3,760.31	\$ 3,559.38	\$ 200.93	6%
SF 70' Prepaid	38	\$ 1,409.44	\$ 1,208.51	\$ 200.93	17%	\$ 2,766.48	\$ 2,766.48	\$ -	0%	\$ 4,175.92	\$ 3,974.99	\$ 200.93	5%
	<b>122</b>												

**4B**

**RESOLUTION 2024-03**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2024/2025 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Grand Oaks Community Development District (“**District**”) prior to June 15, 2024, a proposed budget (“**Proposed Budget**”) for the fiscal year beginning October 1, 2024 and ending September 30, 2025 (“**Fiscal Year 2024/2025**”); and

**WHEREAS**, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT:**

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2024/2025 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE:	August 22, 2024
HOUR:	2:00 p.m.
LOCATION:	Grand Oaks Amenity Center 1055 Turnbull Creek Road St. Augustine, FL. 32092

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to St Johns County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District’s Secretary is further directed to post the approved Proposed Budget on the District’s website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

**PASSED AND ADOPTED THIS 23rd DAY OF MAY, 2024.**

ATTEST:

**GRAND OAKS COMMUNITY DEVELOPMENT  
DISTRICT**

---

Secretary / Assistant Secretary

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Chair/Vice Chair, Board of Supervisors

**Exhibit A:** Proposed Budget

# **Fifth Order of Business**

**5A**

**MINUTES OF MEETING  
GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT**

A budget workshop and regular meeting of the Board of Supervisors of the Grand Oaks Community Development District was held on Friday, April 26, 2024 at 1:30 p.m. at the Grand Oaks Amenity Center, 1055 Turnbull Creek Road, St. Augustine, Florida.

Present and constituting a quorum were:

Keith Hyatt	Chairperson
Marc Harris	Assistant Secretary
Linda Cruz	Assistant Secretary

Also present were:

Bob Koncar	District Manager
Rebekah Scroggins	Property Manager
Tabia Blackwelder	
Residents	

*The following is a summary of the discussions and actions taken.*

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. Koncar called the meeting to order, and a quorum was established.

**Budget Workshop**

- **Discussion of the Preliminary FY2025 Budget**

The fiscal year 2025 preliminary budget to be revised and include \$21,000 for community acquisitions.

Review the preliminary budget, make changes, and prepare the Preliminary Budget for approval at the May 23, 2024 meeting.

**Regular Meeting**

**SECOND ORDER OF BUSINESS**

**District Follow-ups**

- Request that the Greenery investigate and use the fly mowers to mow pods 15 and 16 in Summer Bay.
- Supervisor Harris has followed up with Josh on erosion issues at Summer Bay. It appears that the sodding on the pond slopes behind lots 84 and 85 was not established enough to protect the pond back where normal drainage has eroded the pond bank. Where the swale dumps onto the pond bank the erosion is getting pretty bad.
- Reviewed the wetlands areas.

**THIRD ORDER OF BUSINESS**

**Public Comments**

The following was noted:

- Summer Bay lakes not being maintained and mowed.
- Fence, why is there a fence at Summer Bay?
- Swamp, where tree is there is a bowl.
- Branch Oak, fence in Summer Bay not maintained.
- 192 Hickory Pine Drive, slope on the erosion of pond bank, mowing is a problem for homeowners trying to mow lawns.
- Seawall into the lake does not stop erosion.
- Slope of property line, fence is falling at Summer Bay lakes.
- Vandalism is an issue.
- Pilings in the water at Summer Bay ponds are creating erosion issues.
- Toll Brothers access between two houses in very tight.
- Very dark when you come into the community, need lights when entering.
- Access to amenities; times for potluck dinner?
- Fire pit access?
- Preserve next to amenity center in Summer Bay, water levels in the pond killing the trees.
- Mulch volcanoes around trees at entrance to the Groves, water pipe broken near entrance to the Groves.

**FOURTH ORDER OF BUSINESS**

**New Business**

There being none, the next order of business followed.

**FIFTH ORDER OF BUSINESS**

**Action Items**

Josh has reviewed the wetlands.

**SIXTH ORDER OF BUSINESS**

**Consent Agenda**

- A. Approval of Minutes of the March 22, 2024 Meeting**
- B. Consideration of Operations and Maintenance Expenditures March 2024**
- C. Acceptance of the Financials and Approval of the Check Register for March 2024**
- D. Adoption of Resolution 2024-2 Amending the General Fund Budget for FY2024**

On MOTION by Mr. Harris seconded by Ms. Cruz, with all in favor, the Consent Agenda items A through D was approved. 3-0

**SEVENTH ORDER OF BUSINESS**

**Manager’s Report**

- A. Memo from District Manager – Recommendation for Vendor Services**



This item was not discussed.

**B. Security Proposals**

- i. Pryme Security
- ii. Proteus Protective Services
- iii. Fast Guard Security Service

Security proposals were included in today’s agend package.

**C. Information only: Quarterly Website Compliance Report**

The report was included in today’s agenda package.

**D. Informational: Number of Registered Voters in the District – 629**

The report provided by the St. Johns County SOE was included in today’s agenda package.

**EIGHTH ORDER OF BUSINESS**

**Attorney’s Report**

District Counsel to review requesting permission from the County to pursue adding private security patrols for the community, and report back at the next meeting.

**NINTH ORDER OF BUSINESS**

**Engineer’s Report**

There being no report, the next order of business followed.

**TENTH ORDER OF BUSINESS**

**Additional Items**

None

**ELEVENTH ORDER OF BUSINESS**

None.

**Supervisors’ Requests and Comments**

**TWELFTH ORDER OF BUSINESS**

There being no further business,

**Adjournment**

On MOTION by Mr. Harris seconded by Ms. Cruz, with all in favor, the meeting was adjourned. 3-0

\_\_\_\_\_  
Bob Koncar  
District Manager

\_\_\_\_\_  
Keith Hyatt  
Chairperson

**5B**

<b>GRAND OAKS CDD</b> <b>Summary of Operations and Maintenance Invoices</b>
--

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
DOODYCALLS OF JACKSONVILLE	JAC-0126607	\$52.00		PET STATIONS - MARCH 2024
INFRAMARK LLC	122107	\$17,090.81		DISTRICT INVOICE APRIL 2024
RICK ARSENAULT CERTIFIED POOL	GO1123	\$2,559.09		POOL SERVICE - DECEMBER 2023
RICK ARSENAULT CERTIFIED POOL	GOCCD424	\$2,968.01	\$5,527.10	POOL SERVICE - MAY 2024
THE GREENERY INC.	748987	\$19,084.00		LANDSCAPE MAINT. - APRIL 2024
THE LAKE DOCTORS, INC.	170858B	\$1,250.00		WATER MANAGEMENT - APRIL 2024
THE LAKE DOCTORS, INC.	173330B	\$1,225.00		WATER MANAGEMENT - APRIL 2024 - PHASE 2
THE LAKE DOCTORS, INC.	1913250	\$200.00	\$2,675.00	FOUNTAIN SERVICE - APRIL 2024
WM CORPORATE SERVICES, INC.	0041162-4032-8	\$150.73		WASTE - APRILE 2024
<b>Monthly Contract Subtotal</b>		<b>\$44,579.64</b>		
<b>Variable Contract</b>				
		<b>\$0.00</b>		
<b>Variable Contract Subtotal</b>		<b>\$0.00</b>		
<b>Utilities</b>				
FPL	02407 91475 040524	\$1,571.69		ELECTRIC - 03/06/24-04/05/24
FPL	05528 43534 040524	\$26.66		ELECTRIC - 03/06/24-04/05/24
FPL	41929 72349 040824	\$1,315.52		ELECTRIC - 03/07/24-04/08/24
FPL	55409 33537 040524	\$24.93		ELECTRIC - 03/06/24-04/05/24
FPL	83858 24258 041224	\$12,837.36	\$15,776.16	ELECTRIC - 12/12/2023-04/12/24
ST. JOHNS COUNTY UTILITIE DEPT	579429 144104 031924	\$650.63		METER 79900023
ST. JOHNS COUNTY UTILITIE DEPT	579429 139988 031924	\$41.82		METER - 90140530
ST. JOHNS COUNTY UTILITIE DEPT	579429 139988 041924	\$37.03		METER - 90140530
ST. JOHNS COUNTY UTILITIE DEPT	579429 144104 041924	\$526.28	\$605.13	METER - 79900023
TECO	221008719785 040824	\$96.91		TAMPA ELECTRIC - 03/01/24-04/01/24
<b>Utilities Subtotal</b>		<b>\$17,128.83</b>		
<b>Regular Services</b>				
CINTAS CORPORATION	4165967655	\$75.34		CLUBHOUSE OPERATIONS

<b>GRAND OAKS CDD</b> <b>Summary of Operations and Maintenance Invoices</b>
--

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
CINTAS CORPORATION	4168069598	\$75.34		CLUBHOUSE OPERATIONS
CINTAS CORPORATION	4170184950	\$75.34		CLUBHOUSE OPERATIONS
CINTAS CORPORATION	4177367700	\$75.34		CLUBHOUSE OPERATIONS
CINTAS CORPORATION	4178594793	\$110.14		CLUBHOUSE OPERATIONS
CINTAS CORPORATION	4180928537	\$110.14		CLUBHOUSE OPERATIONS
CINTAS CORPORATION	4188096216	\$75.34		CLUBHOUSE OPERATIONS
CINTAS CORPORATION	4189572262	\$110.14	\$707.12	CLUBHOUSE OPERATIONS
CINTAS FIRE 636525	0F61175807	\$726.51		CLUBHOUSE OPERATIONS
CINTAS FIRE 636525	0F61175808	\$1,680.00		CLUBHOUSE OPERATIONS
CINTAS FIRE 636525	0F61176210	\$657.64		CLUBHOUSE OPERATIONS
CINTAS FIRE 636525	0F61645272	\$886.51		CLUBHOUSE OPERATIONS
CINTAS FIRE 636525	0F61645602	\$996.51		CLUBHOUSE OPERATIONS
CINTAS FIRE 636525	0F61646335	\$1,724.02	\$6,671.19	CLUBHOUSE OPERATIONS
DOMINION ENGINEERING GROUP	2024-6472	\$1,980.00		DISTRICT ENGINEER SERVICES
GRAND OAKS CDD	03192024-01	\$7,171.58		SERIES 2019 - FY 24 TAX DIST ID #8
GRAND OAKS CDD	03192024-02	\$4,385.53		SERIES 2020 - FY 24 TAX DIST ID #8
GRAND OAKS CDD	04102024-01	\$755.07		SERIES 2019 FY24 TAX DIST ID 01/01-03/31
GRAND OAKS CDD	04102024-02	\$461.74	\$12,773.92	SERIES 2020 FY24 TAX DIST ID INT 01.01-03.31
KUTAK ROCK LLP	3368657	\$1,665.60		GENERAL COUNSEL - PROFESSIONAL LEGAL SERVICES
MACROLEASE	0824 031824 ACH	\$1,792.80		FITNESS EQUIPMENT
MACROLEASE	0824 041524 ACH	\$1,867.50		FITNESS EQUIPMENT
MACROLEASE	0824 041724 ACH	\$1,568.70	\$5,229.00	FITNESS EQUIPMENT
MHD COMMUNICATIONS	33953	\$37.50		CAMERA SERVICES
NORTHEAST QUALITY SERV LLC	34552	\$300.00		POST EVENT CLEANING
<b>Regular Services Subtotal</b>		<b>\$29,364.33</b>		
<b>Additional Services</b>		<b>\$0.00</b>		
<b>Additional Services Subtotal</b>		<b>\$0.00</b>		
<b>TOTAL</b>		<b>\$91,072.80</b>		

<b>GRAND OAKS CDD</b> <b>Summary of Operations and Maintenance Invoices</b>
--

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description

**Approved (with any necessary revisions noted):**

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

**Title (Check one):**

Chariman    Vice Chariman    Assistant Secretary



**Doodycalls of Jacksonville FL**  
 3948 3rd St S #442  
 Jacksonville Beach, FL, 32250

Please remit payment to:  
**DoodyCalls**  
**3948 3rd St S #442, Jacksonville Beach**  
**FL, 32250**

Invoice Balance	\$52.00
Total Due Includes All Unpaid Invoices	\$ 52.00

**Grand Oaks CDD,**  
 1055 Turnbull Creek Road  
 St Augustine, FL 32092

**Checks payable to DoodyCalls of Jacksonville FL: We appreciate your business.**

<b>None</b>	CUSTOMER CARE CENTER HOURS OF OPERATION: 800 366-3922 Monday - Friday: 8:30 AM to 9 PM Saturday: 9 AM to 5 PM Sunday: 12:30 PM to 3:30 PM				<b>Invoice #</b>	<b>Invoice Date</b>
					<b>JAC-0126607</b>	<b>March 29, 2024</b>
Description	Date	Qty	U/M	Rate	Discount	Amount
SO-01007 Service : Pet waste station service	March 7, 2024	1		\$ 13.00		\$ 13.00
SO-01007 Service : Pet waste station service	March 14, 2024	1		\$ 13.00		\$ 13.00
SO-01007 Service : Pet waste station service	March 21, 2024	1		\$ 13.00		\$ 13.00
SO-01007 Service : Pet waste station service	March 28, 2024	1		\$ 13.00		\$ 13.00
<b>Invoice Total</b>						\$52.00
<b>Payments/Credits Applied to Invoice</b>						\$0.00
<b>Invoice Balance</b>						\$52.00
<b>A minus sign (-) in the Total Due Field Box indicates a credit balance</b>						
<b>DoodyCalls is going Green - Let us know if you prefer your invoices by email or choose monthly auto pay with your card.</b>						



# INVOICE

2002 West Grand Parkway North  
Suite 100  
Katy, TX 77449

**INVOICE#**  
#122107

**DATE**  
4/3/2024

**CUSTOMER ID**  
C2300

**NET TERMS**  
Net 30

**PO#**

**DUE DATE**  
5/3/2024

**BILL TO**  
Grand Oaks CDD  
2005 Pan Am Cir Ste 300  
Tampa FL 33607-6008  
United States

Services provided for the Month of: April 2024

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	772.50		772.50
Dissemination Services	1	Ea	750.00		750.00
District Management	1	Ea	4,506.25		4,506.25
Personnel Services	1	Ea	10,937.06		10,937.06
Website Maintenance / Admin	1	Ea	125.00		125.00
<b>Subtotal</b>					<b>17,090.81</b>

<b>Subtotal</b>	\$17,090.81
<b>Tax</b>	\$0.00
<b>Total Due</b>	\$17,090.81

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

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

To pay via ACH or Wire, please refer to our banking information below:  
Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

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

# RICK ARSENAULT



COMMERCIAL • RESIDENTIAL • WATER FEATURES

<b>BILL TO</b>
Grand Oaks CDD c/o Inframark Management Services 12574 Flagler Center Blvd. Suite 101 Jacksonville, FL 32258

## Invoice

<b>TERMS</b>	<b>INVOICE #</b>	<b>DATE</b>
Due on receipt	GO1123	11/25/2023

QUANTITY	DESCRIPTION	RATE	AMOUNT
1	December GRAND OAKS COMMERCIAL POOL	1,895.00	1,895.00
120	Sodium Hypochlorite, per gallon	4.25	510.00
10	Trichlor Stix, per #	7.50	75.00
8	Sulfuric Acid, per gallon	5.98	47.84
25	Filter Aid for Diatomaceous Earth Filters, per #	1.25	31.25

--

**Total**

**\$2,559.09**

STATE CERTIFIED CPC 043148





**Rick Arseault Certified Pool**  
 3653 Regent Blvd Ste 503  
 Jacksonville, FL 32224  
 (904) 997-6679  
 andy@certifiedpoolconsultant.com

**BILL TO:**

Grand Oaks CDD  
 c/o Inframark Management Services  
 Jacksonville, FL 32258

Invoice No: GOCDD424  
 Status: Open  
 Invoice Date: 04/25/2024  
 Due Date: 04/25/2024  
 Total: \$2,968.01

Description	Quantity	Unit Price	Total
May GRAND OAKS COMMERCIAL POOL	1.0	\$1,895.00	\$1,895.00
Sodium Hypochlorite, per gallon	120.0	\$4.25	\$510.00
Sulfuric Acid, per gallon	12.0	\$5.98	\$71.76
Trichlor Stix, per #	8.0	\$7.50	\$60.00
Filter Aid for Diatomaceous Earth Filters, per #	25.0	\$1.25	\$31.25
Chemical Delivery	1.0	\$100.00	\$100.00
Storm Clean-up, per hour	4.0	\$75.00	\$300.00

**Notes**

<b>Subtotal:</b>	\$2,968.01
<b>Invoice Amount:</b>	\$2,968.01
<b>Previous Payment(s):</b>	\$0.00
<b>Amount Due (USD)</b>	<b>\$2,968.01</b>

Thank you for doing business with us!



PO Box 6569  
Hilton Head Island, SC 29938

<b>Invoice 748987</b>	
<b>Date</b>	<b>PO/Contract#</b>
04/01/24	
<b>Account Manager</b>	<b>Terms</b>
ZACHARY HIGGINBOTHAM	Due on Receipt
<b>Total Amount</b>	\$19,084.00
<b>Property Address</b>	
Grand Oaks CDD 4185 FL-16 St. Augustine, FL 32092	

<b>Bill To</b>
Grand Oaks CDD 2005 Pan Am Circle, Suite 300 Tampa, FL 33607

Please detach and return with payment. **\*PAYMENTS DUE UPON RECEIPT\*** Thank You!

Description	Amount
#50833 - Maintenance Contract Services - Grand Oaks CDD April 2024	\$19,084.00
<b>Total</b>	<b>\$19,084.00</b>

Visa, Discover, AMEX, and MasterCard are accepted. All credit card transactions will incur a 3% non-refundable convenience fee. Payments can also be made via ACH, or by mailing a check to:

P.O. Box 6569 Hilton Head Island, SC 29938.

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$19,084.00	\$0.00	\$0.00	\$0.00	\$0.00

Phone #	E-mail	Web Site
843-785-3848	accountsreceivable@thegreeneryinc.com	www.thegreeneryinc.com

MAKE CHECK PAYABLE TO:



The Lake Doctors, Inc.  
Post Office Box 20122  
Tampa, FL 33622-0122  
(904) 262-5500

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD



Agenda Page 47

CARD NUMBER

EXP. DATE

SIGNATURE

AMOUNT PAID

ADDRESSEE

Please check if address below is incorrect and indicate change on reverse side

GRAND OAKS CDD  
2005 Pan Am Cir  
Tampa, FL 33607

ACCOUNT NUMBER

DATE

BALANCE

729170

4/1/2024

\$1,250.00

The Lake Doctors  
Post Office Box 20122  
Tampa, FL 33622-0122

00000001721710010000001708580000012500077

Please Return this invoice with your payment and notify us of any changes to your contact information.

**GRAND OAKS CDD**

**Turnbull Creek Blvd, St Augustine, Florida 32092 Tampa, FL 33607**

**Invoice Due Date 4/11/2024**

**Invoice 170858B**

**PO #**

Invoice Date	Description	Quantity	Amount	Tax	Total
4/1/2024	Water Management - Monthly		\$1250.00	\$0.00	\$1250.00

Please remit payment for this month's invoice.

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.

**Credits** \$0.00

**Adjustment** \$0.00

**AMOUNT DUE**

**Total Account Balance including this invoice:**

\$1250.00

**This Invoice Total:**

\$1250.00

**Click the "Pay Now" link to submit payment by ACH**

**Customer #:** 729170

**Portal Registration #:** 5D65AC7B

**Customer E-mail(s):** [inframark@avidbill.com](mailto:inframark@avidbill.com), [rebekah.scroggins@inframark.com](mailto:rebekah.scroggins@inframark.com), [Patricia.Gudmun](mailto:Patricia.Gudmun)

**Customer Portal Link:** [www.lakedoctors.com/contact-us/](http://www.lakedoctors.com/contact-us/)

**Corporate Address**

4651 Salisbury Rd, Suite 155  
Jacksonville, FL 32256

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information

MAKE CHECK PAYABLE TO:



The Lake Doctors, Inc.  
Post Office Box 20122  
Tampa, FL 33622-0122  
(904) 262-5500

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD



Agenda Page 48

CARD NUMBER

EXP. DATE

SIGNATURE

AMOUNT PAID

ADDRESSEE

Please check if address below is incorrect and indicate change on reverse side

GRAND OAKS CDD  
2005 Pan Am Cir  
Tampa, FL 33607

ACCOUNT NUMBER

DATE

BALANCE

729170

4/8/2024

\$1,225.00

The Lake Doctors  
Post Office Box 20122  
Tampa, FL 33622-0122

00000000172171001000000017333000000012250000

Please Return this invoice with your payment and notify us of any changes to your contact information.

**GRAND OAKS CDD**

**Turnbull Creek Blvd, St Augustine, Florida 32092 Tampa, FL 33607**

**Invoice Due Date 4/15/2024**

**Invoice 173330B**

**PO #**

Invoice Date	Description	Quantity	Amount	Tax	Total
4/5/2024	Water Management - Monthly		\$1225.00	\$0.00	\$1225.00

Grand Oaks CDD Phase 2 (7) Lakes Add On - April 2024

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.

**Credits** \$0.00

**Adjustment** \$0.00

**AMOUNT DUE**

**Total Account Balance including this invoice:**

\$2475.00

**This Invoice Total:**

\$1225.00

**Click the "Pay Now" link to submit payment by ACH**

**Customer #:** 729170

**Portal Registration #:** 5D65AC7B

**Customer E-mail(s):** [inframark@avidbill.com](mailto:inframark@avidbill.com), [rebekah.scroggins@inframark.com](mailto:rebekah.scroggins@inframark.com), [Patricia.Gudmun](mailto:Patricia.Gudmun)

**Customer Portal Link:** [www.lakedoctors.com/contact-us/](http://www.lakedoctors.com/contact-us/)

**Corporate Address**

4651 Salisbury Rd, Suite 155  
Jacksonville, FL 32256

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information

MAKE CHECK PAYABLE TO:



The Lake Doctors, Inc.  
Post Office Box 20122  
Tampa, FL 33622-0122  
(904) 262-5500

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD



Agenda Page 49

CARD NUMBER

EXP. DATE

SIGNATURE

AMOUNT PAID

ADDRESSEE

Please check if address below is incorrect and indicate change on reverse side

GRAND OAKS CDD  
2005 Pan Am Cir  
Tampa, FL 33607

ACCOUNT NUMBER

DATE

BALANCE

729170

4/22/2024

\$200.00

The Lake Doctors  
Post Office Box 20122  
Tampa, FL 33622-0122

00000001721710010000001763550000002000086

Please Return this invoice with your payment and notify us of any changes to your contact information.

**GRAND OAKS CDD**

**Turnbull Creek Blvd, St Augustine, Florida 32092 Tampa, FL 33607**

**Invoice Due Date 5/2/2024**

**Invoice 1913250**

**PO #**

Invoice Date	Description	Quantity	Amount	Tax	Total
4/22/2024	Fountain Service Call-Minimum \$200		\$200.00	\$0.00	\$200.00

Minimum \$200 Service Call to troubleshoot an issue with a fountain or aeration system. We were asked to come out and clean the irrigation screen in the large pond by the playground and mailbox area. They believed the screen was clogged and prevented the irrigation from functioning properly. We came out and did not find the screen to really be clogged but it did have some minimal algae and growth that we cleaned off. This is for our labor to come out and pull the irrigation intake screen off the bottom and clean it. Thanks.

Please provide remittance information when submitting payments, otherwise payments will be applied to the oldest outstanding invoices.	<b>Credits</b>	\$0.00
	<b>Adjustment</b>	\$0.00
	<b>AMOUNT DUE</b>	

**Total Account Balance including this invoice:**

\$2675.00

**This Invoice Total:**

\$200.00

**Click the "Pay Now" link to submit payment by ACH**

**Customer #:** 729170

**Portal Registration #:** 5D65AC7B

**Customer E-mail(s):** [inframark@avidbill.com](mailto:inframark@avidbill.com), [rebekah.scroggins@inframark.com](mailto:rebekah.scroggins@inframark.com), [jessica.rivera@inframark.com](mailto:jessica.rivera@inframark.com)

**Customer Portal Link:** [www.lakedoctors.com/contact-us/](http://www.lakedoctors.com/contact-us/)

**Corporate Address**

4651 Salisbury Rd, Suite 155  
Jacksonville, FL 32256

Set Up Customer Portal to pay invoices online, set up recurring payments, view payment history, and edit contact information



# INVOICE

**Customer ID:****28-35356-73002**

Customer Name:

GRAND OAKS CDD

Service Period:

04/01/24-04/30/24

Invoice Date:

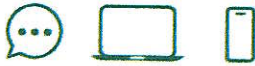
03/25/2024

Invoice Number:

0041162-4032-8

**How to Contact Us****Visit [wm.com/MyWM](http://wm.com/MyWM)**

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.

**Customer Service: (904) 827-1005****Your Payment is Due****Apr 24, 2024**

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

**Your Total Due****\$150.73**

If payment is received after 04/24/2024: **\$ 155.73**

<b>Previous Balance</b>	+	<b>Payments</b>	+	<b>Adjustments</b>	+	<b>Current Invoice Charges</b>	=	<b>Total Account Balance Due</b>
306.31		(306.31)		0.00		150.73		<b>150.73</b>

**DETAILS OF SERVICE****Details for Service Location:**

Grand Oaks Cdd, 1055 Turnbull Creek Rd, Saint Augustine FL 32092

**Customer ID: 28-35356-73002**

Description	Date	Ticket	Quantity	Amount
4 Yard Dumpster 1X Week	04/01/24		1.00	116.08
Energy Surcharge				18.97
Administrative Charge				8.50
ST JOHN CM 5% FRANCHISE				7.18
<b>Total Current Charges</b>				<b>150.73</b>

✂ ----- Please detach and send the lower portion with payment --- (no cash or staples) -----



WASTE MANAGEMENT INC. OF FLORIDA  
WM OF ST JOHNS COUNTY  
PO BOX 3020  
MONROE, WI 53566-8320  
(904) 827-1005

**Received**  
**APR 03**

Invoice Date	Invoice Number	Customer ID (Include with your payment)
03/25/2024	0041162-4032-8	<b>28-35356-73002</b>
Payment Terms	Total Due	Amount
Total Due by 04/24/2024	\$150.73	
If Received after 04/24/2024	\$155.73	



4032000283535673002000411620000001507300000015073 8

0079030 01 AB 0.547 \*\*AUTO T4 0 7085 33607-600875 -C04-P79109-11

10290C93



**GRAND OAKS CDD**  
**2005 PAN AM CIR STE 300**  
**TAMPA FL 33607-6008**



Remit To:



**WM CORPORATE SERVICES, INC.**  
**AS PAYMENT AGENT**  
**PO BOX 4648**  
**CAROL STREAM, IL 60197-4648**







**Electric Bill Statement**

**For:** Mar 6, 2024 to Apr 5, 2024 (30 days)

**Statement Date:** Apr 5, 2024

**Account Number:** 02407-91475

**Service Address:**

594 TURNBULL CREEK RD # MAIL KIOSK  
SAINT AUGUSTINE, FL 32092

**GRAND OAKS CDD,**  
Here's what you owe for this billing period.

**CURRENT BILL**

**\$1,571.69**

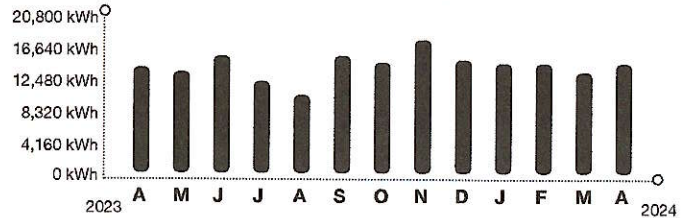
TOTAL AMOUNT YOU OWE

**Apr 26, 2024**

NEW CHARGES DUE BY

Switch to eBill today and  
get your bill wherever  
you are.  
**FPL.com/eBill**

**ENERGY USAGE HISTORY**



**BILL SUMMARY**

Amount of your last bill	1,524.70
Payments received	-1,524.70
Balance before new charges	0.00
Total new charges	1,571.69
<b>Total amount you owe</b>	<b>\$1,571.69</b>

(See page 2 for bill details.)

**KEEP IN MIND**

- Payment received after June 27, 2024 is considered LATE; a late payment charge of 1% will apply.

An approved rate decrease is in effect. Rates will decrease again in May.  
Learn more at [FPL.com/Rates](http://FPL.com/Rates).

Customer Service: (386) 252-1541  
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)



APR 08 27

1304024079147539617510000

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The amount enclosed includes  
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2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008



FPL  
GENERAL MAIL FACILITY  
MIAMI FL 33188-0001



Visit [FPL.com/PayBill](http://FPL.com/PayBill)  
for ways to pay.

02407-91475

ACCOUNT NUMBER

\$1,571.69

TOTAL AMOUNT YOU OWE

Apr 26, 2024

NEW CHARGES DUE BY

\$

AMOUNT ENCLOSED





**Customer Name:**  
GRAND OAKS CDD

**Account Number:**  
02407-91475

FPL.com Page 2

0002 0002 058881

E001

**BILL DETAILS**

Amount of your last bill	1,524.70
Payment received - Thank you	-1,524.70
Balance before new charges	\$0.00
<b>New Charges</b>	
Rate: GSD-1 GENERAL SERVICE DEMAND	
Base charge:	\$30.21
Non-fuel: (\$0.028120 per kWh)	\$438.19
Fuel: (\$0.037280 per kWh)	\$580.93
Demand: (\$13.02 per KW)	\$481.74
Electric service amount	1,531.07
Gross receipts tax (State tax)	39.29
Taxes and charges	39.29
Regulatory fee (State fee)	1.33
Total new charges	\$1,571.69
<b>Total amount you owe</b>	<b>\$1,571.69</b>

**METER SUMMARY**

Meter reading - Meter KL23642. Next meter reading May 7, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	66988		51405		15583
Demand KW	36.74				37

**ENERGY USAGE COMPARISON**

	This Month	Last Month	Last Year
Service to	Apr 5, 2024	Mar 6, 2024	Apr 6, 2023
kWh Used	15583	14283	14950
Service days	30	29	30
kWh/day	519	492	498
Amount	\$1,571.69	\$1,524.70	\$1,652.05

**KEEP IN MIND**

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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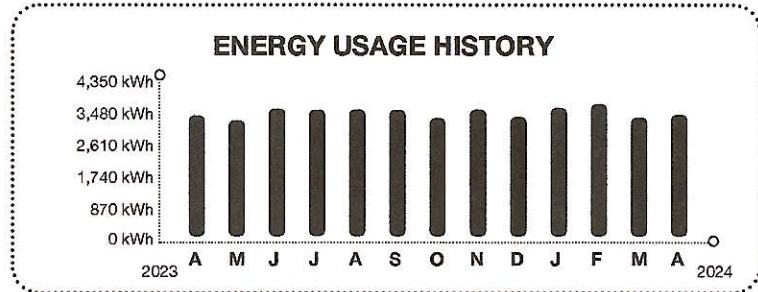




Electric Bill Statement
For: Mar 6, 2024 to Apr 5, 2024 (30 days)
Statement Date: Apr 5, 2024
Account Number: 97899-67024
Service Address: 28 TURNBULL CREEK RD #ENTRY SAINT AUGUSTINE, FL 32092

GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT, Here's what you owe for this billing period.

CURRENT BILL
\$958.12
TOTAL AMOUNT YOU OWE
Apr 26, 2024
NEW CHARGES DUE BY
Switch to eBill today and get your bill wherever you are. FPL.com/eBill



BILL SUMMARY table with columns for item and amount. Total amount you owe: \$958.12

- KEEP IN MIND
Did you forget? \$502.49 of this bill is past due.
Payment received after June 27, 2024 is considered LATE; a late payment charge of 1% will apply.

An approved rate decrease is in effect. Rates will decrease again in May. Learn more at FPL.com/Rates.

Customer Service: (386) 252-1541
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



Received / 27
APR 08

50249 1304978996702462185900000

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2005 PAN AM CIR STE 300
TAMPA FL 33607-6008



FPL GENERAL MAIL FACILITY MIAMI FL 33188-0001



Visit FPL.com/PayBill for ways to pay.

97899-67024 ACCOUNT NUMBER

\$958.12 TOTAL AMOUNT YOU OWE

Apr 26, 2024 NEW CHARGES DUE BY

\$ AMOUNT ENCLOSED



**Customer Name:** GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
**Account Number:** 97899-67024

FPL.com Page 2 0002 0002 058880 E001

**BILL DETAILS**

Amount of your last bill	968.60
Payment received - Thank you	-466.11
<b>Balance before new charges</b>	<b>\$502.49</b>
<b>New Charges</b>	
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.78
Non-fuel: (\$0.082130 per kWh)	\$296.49
Fuel: (\$0.037280 per kWh)	\$134.58
<b>Electric service amount</b>	<b>443.85</b>
<b>Gross receipts tax (State tax)</b>	<b>11.39</b>
<b>Taxes and charges</b>	<b>11.39</b>
<b>Regulatory fee (State fee)</b>	<b>0.39</b>
<b>Total new charges</b>	<b>\$455.63</b>
<b>Total amount you owe</b>	<b>\$958.12</b>

**METER SUMMARY**

Meter reading - Meter KCD9310. Next meter reading May 7, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	12514		08904		3610

**ENERGY USAGE COMPARISON**

	This Month	Last Month	Last Year
Service to	Apr 5, 2024	Mar 6, 2024	Apr 6, 2023
kWh Used	3610	3522	3582
Service days	30	29	30
kWh/day	120	121	119
Amount	\$455.63	\$466.11	\$507.52

**KEEP IN MIND**

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Electric Bill Statement

For: Mar 6, 2024 to Apr 5, 2024 (30 days)

Statement Date: Apr 5, 2024

Account Number: 05528-43534

Service Address:

22 WILLOW CREEK CT # ENTRY
SAINT AUGUSTINE, FL 32092

GRAND OAKS COMMUNITY DEVEL OPMENT DISTRICT,
Here's what you owe for this billing period.

CURRENT BILL

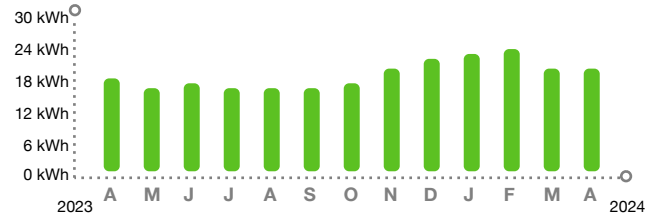
\$53.44

TOTAL AMOUNT YOU OWE

Apr 26, 2024

NEW CHARGES DUE BY

ENERGY USAGE HISTORY



KEEP IN MIND

- Payment received after June 27, 2024 is considered LATE; a late payment charge of 1% will apply.

BILL SUMMARY

Table with 2 columns: Description and Amount. Rows include: Amount of your last bill (26.78), Balance before new charges (26.78), Total new charges (26.66), Total amount you owe (\$53.44).

(See page 2 for bill details.)

An approved rate decrease is in effect. Rates will decrease again in May.
Learn more at FPL.com/Rates.

Customer Service: (386) 252-1541
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



/ 27 2678 1304055284353444435000000

The amount enclosed includes the following donation:
FPL Care To Share: \_\_\_\_\_

Make check payable to FPL in U.S. funds and mail along with this coupon to:

GRAND OAKS COMMUNITY DEVEL
OPMENT DISTRICT
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill for ways to pay.

Form with fields for ACCOUNT NUMBER (05528-43534), TOTAL AMOUNT YOU OWE (\$53.44), NEW CHARGES DUE BY (Apr 26, 2024), and AMOUNT ENCLOSED (\$).



**Customer Name:** GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT

**Account Number:** 05528-43534

### BILL DETAILS

Amount of your last bill	26.78
Balance before new charges	\$26.78
<b>New Charges</b>	
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.78
Minimum base bill charge:	\$10.70
Non-fuel: <small>( \$0.082130 per kWh)</small>	\$1.71
Fuel: <small>( \$0.037280 per kWh)</small>	\$0.78
Electric service amount	25.97
Gross receipts tax (State tax)	0.67
Taxes and charges	0.67
Regulatory fee (State fee)	0.02
Total new charges	\$26.66
<b>Total amount you owe</b>	<b>\$53.44</b>

### METER SUMMARY

Meter reading - Meter ACD8936. Next meter reading May 7, 2024.

<b>Usage Type</b>	<b>Current</b>	-	<b>Previous</b>	=	<b>Usage</b>
kWh used	00719		00698		21

### ENERGY USAGE COMPARISON

	<b>This Month</b>	<b>Last Month</b>	<b>Last Year</b>
Service to	Apr 5, 2024	Mar 6, 2024	Apr 6, 2023
kWh Used	21	21	19
Service days	30	29	30
kWh/day	1	1	1
Amount	\$26.66	\$26.78	\$26.88

### KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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**Electric Bill Statement**

**For:** Mar 7, 2024 to Apr 8, 2024 (32 days)

**Statement Date:** Apr 8, 2024

**Account Number:** 41929-72349

**Service Address:**

1055 TURNBULL CREEK RD #AMENITY  
SAINT AUGUSTINE, FL 32092

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT,**  
Here's what you owe for this billing period.

**CURRENT BILL**

**\$1,315.52**

TOTAL AMOUNT YOU OWE

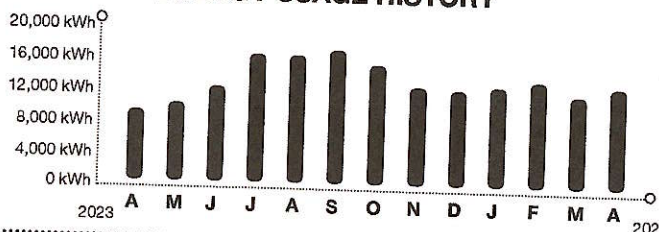
**Apr 29, 2024**

NEW CHARGES DUE BY

Switch to eBill today and  
get your bill wherever  
you are.

[FPL.com/eBill](http://FPL.com/eBill)

**ENERGY USAGE HISTORY**



**KEEP IN MIND**

- Payment received after June 28, 2024 is considered LATE; a late payment charge of 1% will apply.

**BILL SUMMARY**

Amount of your last bill	1,254.91
Payments received	-1,254.91
Balance before new charges	0.00
Total new charges	1,315.52
<b>Total amount you owe</b>	<b>\$1,315.52</b>

(See page 2 for bill details.)

An approved rate decrease is in effect. Rates will decrease again in May.  
Learn more at [FPL.com/Rates](http://FPL.com/Rates).

Customer Service: (386) 252-1541  
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)



Received / 27

1305419297234942551310000

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APR 11 7 10

The amount enclosed includes  
the following donation:  
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Make check payable to FPL  
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this coupon to:

GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008



FPL  
GENERAL MAIL FACILITY  
MIAMI FL 33188-0001



Visit [FPL.com/PayBill](http://FPL.com/PayBill)  
for ways to pay.

41929-72349  
ACCOUNT NUMBER

\$1,315.52  
TOTAL AMOUNT YOU OWE

Apr 29, 2024  
NEW CHARGES DUE BY

\$ \_\_\_\_\_  
AMOUNT ENCLOSED





**Customer Name:**  
GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT

**Account Number:**  
41929-72349

**BILL DETAILS**

Amount of your last bill	1,254.91
Payment received - Thank you	-1,254.91
Balance before new charges	\$0.00
<b>New Charges</b>	
Rate: GSD-1 GENERAL SERVICE DEMAND	
Base charge:	\$30.21
Non-fuel: (\$0.028120 per kWh)	\$386.87
Fuel: (\$0.037280 per kWh)	\$512.90
Demand: (\$13.02 per KW)	\$351.54
Electric service amount	1,281.52
Gross receipts tax (State tax)	32.88
Taxes and charges	32.88
Regulatory fee (State fee)	1.12
Total new charges	\$1,315.52
<b>Total amount you owe</b>	<b>\$1,315.52</b>

**METER SUMMARY**

Meter reading - Meter KLL2329. Next meter reading May 8, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	49173		35415		13758
Demand KW	27.33				27

**ENERGY USAGE COMPARISON**

	This Month	Last Month	Last Year
Service to	Apr 8, 2024	Mar 7, 2024	Apr 7, 2023
kWh Used	13758	12528	9620
Service days	32	29	30
kWh/day	429	432	320
Amount	\$1,315.52	\$1,254.91	\$1,089.50

**KEEP IN MIND**

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**Electric Bill Statement**

**For:** Mar 7, 2024 to Apr 8, 2024 (32 days)

**Statement Date:** Apr 8, 2024

**Account Number:** 85601-33517

**Service Address:**

114 SMITH RANCH RD #IRR  
SAINT AUGUSTINE, FL 32092

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT,**  
Here's what you owe for this billing period.

**CURRENT BILL**

**\$70.32**

TOTAL AMOUNT YOU OWE

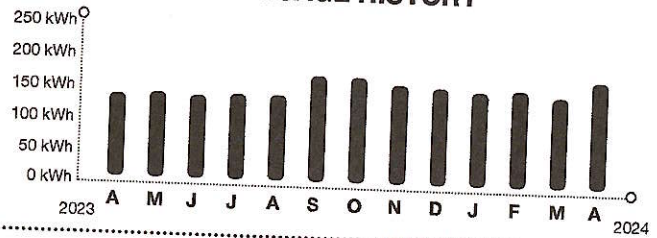
**Apr 29, 2024**

NEW CHARGES DUE BY

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get your bill wherever  
you are.

**FPL.com/eBill**

**ENERGY USAGE HISTORY**



**KEEP IN MIND**

- Did you forget? \$34.89 of this bill is past due. If payment has been made, we thank you and apologize for this reminder.
- Payment received after June 28, 2024 is considered LATE; a late payment charge of 1% will apply.

**BILL SUMMARY**

Amount of your last bill	68.93
Payments received	-34.04
Balance before new charges	34.89
Total new charges	35.43
<b>Total amount you owe</b>	<b>\$70.32</b>

(See page 2 for bill details.)

An approved rate decrease is in effect. Rates will decrease again in May.  
Learn more at [FPL.com/Rates](http://FPL.com/Rates).

Customer Service: (386) 252-1541  
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)



/ 27

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GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

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MIAMI FL 33188-0001

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for ways to pay.

85601-33517  
ACCOUNT NUMBER

\$70.32  
TOTAL AMOUNT YOU OWE

Apr 29, 2024  
NEW CHARGES DUE BY

\$ \_\_\_\_\_  
AMOUNT ENCLOSED





**Customer Name:**  
GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT

**Account Number:**  
85601-33517

**BILL DETAILS**

Amount of your last bill	68.93
Payment received - Thank you	-34.04
Balance before new charges	\$34.89
<b>New Charges</b>	
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.78
Non-fuel: (\$0.082130 per kWh)	\$14.95
Fuel: (\$0.037280 per kWh)	\$6.78
Electric service amount	34.51
Gross receipts tax (State tax)	0.89
Taxes and charges	0.89
Regulatory fee (State fee)	0.03
Total new charges	\$35.43
<b>Total amount you owe</b>	<b>\$70.32</b>

**METER SUMMARY**

Meter reading - Meter KN55121. Next meter reading May 8, 2024.

Usage Type	Current	-	Previous	=	Usage
kWh used	03043		02861		182

**ENERGY USAGE COMPARISON**

	This Month	Last Month	Last Year
Service to	Apr 8, 2024	Mar 7, 2024	Apr 7, 2023
kWh Used	182	154	141
Service days	32	29	30
kWh/day	5	5	5
Amount	\$35.43	\$34.04	\$34.74

**KEEP IN MIND**

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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**Electric Bill Statement**

**For:** Mar 6, 2024 to Apr 5, 2024 (30 days)

**Statement Date:** Apr 5, 2024

**Account Number:** 55409-33537

**Service Address:**

26 BLACKJACK OAK WAY # ENTRY  
SAINT AUGUSTINE, FL 32092

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT,**  
Here's what you owe for this billing period.

**CURRENT BILL**

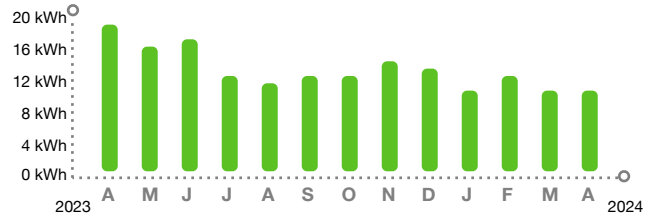
**\$24.93**

TOTAL AMOUNT YOU OWE

**Apr 26, 2024**

NEW CHARGES DUE BY

**ENERGY USAGE HISTORY**



**KEEP IN MIND**

- Payment received after June 27, 2024 is considered LATE; a late payment charge of 1% will apply.

**BILL SUMMARY**

Amount of your last bill	26.25
Payments received	-26.25
Additional Activity	-1.25
<hr/>	
Balance before new charges	-1.25
<hr/>	
Total new charges	26.18
<b>Total amount you owe</b>	<b>\$24.93</b>

(See page 2 for bill details.)

An approved rate decrease is in effect. Rates will decrease again in May.  
Learn more at [FPL.com/Rates](https://www.fpl.com/Rates).

Customer Service: (386) 252-1541  
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)



/ 27

125 1304554093353763942000000

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2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008

FPL  
GENERAL MAIL FACILITY  
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](https://www.fpl.com/PayBill) for ways to pay.

55409-33537

ACCOUNT NUMBER

\$24.93

TOTAL AMOUNT YOU OWE

Apr 26, 2024

NEW CHARGES DUE BY

\$

AMOUNT ENCLOSED



**Customer Name:**  
GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT

**Account Number:**  
55409-33537

### BILL DETAILS

Amount of your last bill	26.25
Payment received - Thank you	-26.25
Additional activity	
Deposit Interest	-1.25
<hr/>	
Balance before new charges	-\$1.25
<b>New Charges</b>	
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.78
Minimum base bill charge:	\$11.42
Non-fuel: <small>( \$0.082130 per kWh)</small>	\$0.90
Fuel: <small>( \$0.037280 per kWh)</small>	\$0.41
<hr/>	
Electric service amount	25.51
Gross receipts tax (State tax)	0.65
Taxes and charges	0.65
Regulatory fee (State fee)	0.02
Total new charges	\$26.18
<hr/>	
<b>Total amount you owe</b>	<b>\$24.93</b>

### METER SUMMARY

Meter reading - Meter ACD8935. Next meter reading May 7, 2024.

<b>Usage Type</b>	<b>Current</b>	-	<b>Previous</b>	=	<b>Usage</b>
kWh used	00596		00585		11

### ENERGY USAGE COMPARISON

	<b>This Month</b>	<b>Last Month</b>	<b>Last Year</b>
Service to	Apr 5, 2024	Mar 6, 2024	Apr 6, 2023
kWh Used	11	11	20
Service days	30	29	30
kWh/day	0	0	1
Amount	\$26.18	\$26.25	\$26.93

### KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Electric Bill Statement

For: Dec 12, 2023 to Apr 12, 2024

Statement Date: Apr 12, 2024

Account Number: 83858-24258

Service Address:

3625 STATE ROAD 16
SAINT AUGUSTINE, FL 32092

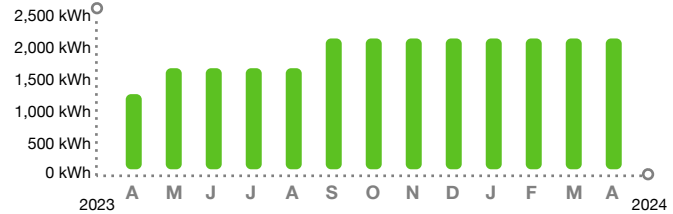
GRAND OAKS COMMUNITY DEVELO,
Here's what you owe for this billing period.

CURRENT BILL

\$12,837.36
TOTAL AMOUNT YOU OWE

May 3, 2024
NEW CHARGES DUE BY

ENERGY USAGE HISTORY



KEEP IN MIND

- Payment received after July 05, 2024 is considered LATE; a late payment charge of 1% will apply.
This bill is for multiple (4) billing periods.
Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

BILL SUMMARY

Table with 2 columns: Description and Amount. Rows include: Amount of your last bill (16,939.08), Payments received (-8,179.46), Additional Activity (-12,253.61), Balance before new charges (-3,493.99), Total new charges (16,331.35), Total amount you owe (\$12,837.36).

(See page 2 for bill details.)

An approved rate decrease is in effect. Rates will decrease again in May. Learn more at FPL.com/Rates.

Customer Service: (386) 252-1541
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)



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2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill for ways to pay.

Form with fields for ACCOUNT NUMBER (83858-24258), TOTAL AMOUNT YOU OWE (\$12,837.36), NEW CHARGES DUE BY (May 3, 2024), and AMOUNT ENCLOSED (\$).



**Customer Name:**  
GRAND OAKS  
COMMUNITY DEVELO

**Account Number:**  
83858-24258

### BILL DETAILS

Amount of your last bill	16,939.08
Payments received - Thank you	-8,179.46
Additional activity	
Credit	-12,253.61
<hr/>	
Balance before new charges	-\$3,493.99

**New Charges**

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount	16,301.76
Gross receipts tax (State tax)	17.32
Taxes and charges	17.32
Regulatory fee (State fee)	12.27
<hr/>	
Total new charges	\$16,331.35

**Total amount you owe** **\$12,837.36**

### METER SUMMARY

Multiple-month usage

Next bill date May 14, 2024

Total kWh 8,920

### KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 03-13-2024 to 04-12-2024 (30 days)  
kWh/Day: 74  
Service Address:  
3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
F861204	39	3292	F	26		338	
Energy					0.400000		10.40
Non-energy							
Fixtures					4.500000		117.00
Maintenance					1.460000		37.96
F861224	39	3500	F	89		1,157	
Energy					0.400000		35.60
Non-energy							
Fixtures					7.500000		667.50
Maintenance					1.460000		129.94
F863252	60	7580	F	35		735	
Energy					0.800000		28.00
Non-energy							
Fixtures					13.500000		472.50
Maintenance					1.460000		51.10
PMF0001				109			
Non-energy							
Fixtures					9.680000		1,055.12
PWSH18B				35			
Non-energy							
Fixtures					17.590000		615.65
UCNP				7,653			
Non-energy							
Maintenance					0.049020		375.15
Additional lighting facility charge							
Non-energy							388.85

\* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS  
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



GRAND OAKS COMMUNITY DEVELO  
2005 PAN AM CIR STE 300  
TAMPA FL 33607-6008



Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 03-13-2024 to 04-12-2024 (30 days)

kWh/Day: 74

Service Address:

3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		74.00
					Non-energy sub total		3,910.77
					Sub total	2,230	3,984.77
					Energy conservation cost recovery		0.85
					Capacity payment recovery charge		0.29
					Environmental cost recovery charge		1.03
					Transition rider credit		-6.94
					Storm protection recovery charge		8.79
					Fuel charge		81.40
					<b>Electric service amount</b>		<b>4,070.19</b>
					Gross receipts tax (State tax)		4.09
					Regulatory fee (State fee)		3.46
					<b>Total</b>	<b>2,230</b>	<b>4,077.74</b>

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Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 02-13-2024 to 03-13-2024 (29 days)  
kWh/Day: 77  
Service Address:  
3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
F861204	39	3292	F	26		338	
Energy					0.400000		10.40
Non-energy							
Fixtures					4.500000		117.00
Maintenance					1.460000		37.96
F861224	39	3500	F	89		1,157	
Energy					0.400000		35.60
Non-energy							
Fixtures					7.500000		667.50
Maintenance					1.460000		129.94
F863252	60	7580	F	35		735	
Energy					0.800000		28.00
Non-energy							
Fixtures					13.500000		472.50
Maintenance					1.460000		51.10
PMF0001				109			
Non-energy							
Fixtures					9.680000		1,055.12
PWSH18B				35			
Non-energy							
Fixtures					17.590000		615.65
UCNP				7,653			
Non-energy							
Maintenance					0.049020		375.15
Additional lighting facility charge							
Non-energy							388.85

\* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS  
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 02-13-2024 to 03-13-2024 (29 days)

kWh/Day: 77

Service Address:

3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		74.00
					Non-energy sub total		3,910.77
					Sub total	2,230	3,984.77
					Energy conservation cost recovery		0.85
					Capacity payment recovery charge		0.29
					Environmental cost recovery charge		1.03
					Storm restoration recovery charge		12.20
					Transition rider credit		-6.94
					Storm protection recovery charge		8.79
					Fuel charge		81.40
					<b>Electric service amount</b>		<b>4,082.39</b>
					Gross receipts tax (State tax)		4.40
					Regulatory fee (State fee)		2.94
					<b>Total</b>	<b>2,230</b>	<b>4,089.73</b>

\* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS  
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Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 01-11-2024 to 02-13-2024 (33 days)  
kWh/Day: 68  
Service Address:  
3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
F861204	39	3292	F	26		338	
Energy					0.400000		10.40
Non-energy							
Fixtures					4.500000		117.00
Maintenance					1.460000		37.96
F861224	39	3500	F	89		1,157	
Energy					0.400000		35.60
Non-energy							
Fixtures					7.500000		667.50
Maintenance					1.460000		129.94
F863252	60	7580	F	35		735	
Energy					0.800000		28.00
Non-energy							
Fixtures					13.500000		472.50
Maintenance					1.460000		51.10
PMF0001				109			
Non-energy							
Fixtures					9.680000		1,055.12
PWSH18B				35			
Non-energy							
Fixtures					17.590000		615.65
UCNP				7,653			
Non-energy							
Maintenance					0.049020		375.15
Additional lighting facility charge							
Non-energy							388.85

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H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 01-11-2024 to 02-13-2024 (33 days)  
kWh/Day: 68  
Service Address:  
3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		74.00
					Non-energy sub total		3,910.77
					Sub total	2,230	3,984.77
					Energy conservation cost recovery		0.85
					Capacity payment recovery charge		0.29
					Environmental cost recovery charge		1.03
					Storm restoration recovery charge		12.20
					Transition rider credit		-6.94
					Storm protection recovery charge		8.79
					Fuel charge		81.40
					<b>Electric service amount</b>		<b>4,082.39</b>
					Gross receipts tax (State tax)		4.40
					Regulatory fee (State fee)		2.94
					<b>Total</b>	<b>2,230</b>	<b>4,089.73</b>

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Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 12-12-2023 to 01-11-2024 (30 days)  
kWh/Day: 74  
Service Address:  
3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
F861204	39	3292	F	26		338	
Energy					0.400000		10.40
Non-energy							
Fixtures					4.500000		117.00
Maintenance					1.450000		37.70
F861224	39	3500	F	89		1,157	
Energy					0.400000		35.60
Non-energy							
Fixtures					7.500000		667.50
Maintenance					1.450000		129.05
F863252	60	7580	F	35		735	
Energy					0.800000		28.00
Non-energy							
Fixtures					13.500000		472.50
Maintenance					1.450000		50.75
PMF0001				109			
Non-energy							
Fixtures					9.610000		1,047.49
PWSH18B				35			
Non-energy							
Fixtures					17.460000		611.10
UCNP				7,653			
Non-energy							
Maintenance					0.048650		372.32
Additional lighting facility charge							
Non-energy							388.85

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H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Customer Name:  
GRAND OAKS  
COMMUNITY DEVELO

Account Number:  
83858-24258

For: 12-12-2023 to 01-11-2024 (30 days)  
kWh/Day: 74  
Service Address:  
3625 STATE ROAD 16  
SAINT AUGUSTINE, FL 32092

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		74.00
					Non-energy sub total		3,894.26
					Sub total	2,230	3,968.26
					Energy conservation cost recovery		0.85
					Capacity payment recovery charge		0.29
					Environmental cost recovery charge		1.03
					Storm restoration recovery charge		12.20
					Transition rider credit		-6.94
					Storm protection recovery charge		8.79
					Fuel charge		82.31
					<b>Electric service amount</b>		<b>4,066.79</b>
					Gross receipts tax (State tax)		4.43
					Regulatory fee (State fee)		2.93
					<b>Total</b>	<b>2,230</b>	<b>4,074.15</b>

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Customer Name:  
 GRAND OAKS  
 COMMUNITY DEVELO

Account Number:  
 83858-24258

For: 03-13-2024 to 04-12-2024  
**Service Address:**  
 3625 STATE ROAD 16  
 SAINT AUGUSTINE, FL 32092

**Account Activity Summary**

<b>Previous Statement Balance</b>			16,939.08
<b>Payments</b>			8,179.46CR
<b>Additional Activity</b>			
Months Credited			
Service To Date			
03-13-2024	4,089.73CR		
02-13-2024	4,089.73CR		
01-11-2024	4,074.15CR		
<b>Total Additional Activity</b>	<u>12,253.61CR</u>	.....	12,253.61CR
<b>New Charges</b>			
Months Rebilled			
Service To Date			
03-13-2024		4,089.73	
02-13-2024		4,089.73	
01-11-2024		4,074.15	
Current Month Bill			
Service To Date			
04-12-2024		4,077.74	
<b>Total New Charges</b>		<u>16,331.35</u>	.....16,331.35
<b>Total Now Due</b>			<b>12,837.36</b>



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 Phone (904) 209-2700  
 Fax (904) 209-2718  
 Toll Free (877) 837-2311

PO Drawer 3006  
 St. Augustine, FL 32085

<b>Statement Date</b> 03/19/2024	<b>Current Charges Due Date</b> 04/18/2024
-------------------------------------	---

**Current Month Activity**

Services Dates	Service Description	Units	Amount	Total
2/17/24	<b>Amount of Your Last Statement</b>			<b>825.58</b>
2/21/24	Payment - Thank You		-399.10	
3/12/24	Payment - Thank You		-428.58	
	<b>Past Due Balance</b>			<b>-2.10</b>
	<b>Water Rates</b>			
	Meter Maintenance Charge	9.00	1.00	9.00
	Base Rate	120.04	1.00	120.04
<b>Consumption Fees</b>	0 - 40,000 Gallons	3.81	36.62	139.52
	<b>Water Total</b>		<b>36.62</b>	<b>268.56</b>
	<b>Wastewater Rates</b>			
	Base Rate	141.01	1.00	141.01
<b>Consumption Fees</b>	0 + Sewer Gallons	6.64	36.62	243.16
	<b>Wastewater Total</b>		<b>36.62</b>	<b>384.17</b>
	<b>Past Due Balance</b>			<b>-2.10</b>
	<b>Current Charges</b>			<b>652.73</b>
	<b>Amount Now Due / Credits</b>			<b>650.63</b>

GRAND OAKS COMMUNITY DEVELOPMENT DISTRIC

**Account Number:**  
579429-144104

**Service Address:**  
1055 TURNBULL CREEK RD

**Service Type:**  
Commercial

**Days in Billing Cycle:** 29

**Deposit Amount:** \$ 0.00

**Deposit Date:**

**Geo Code:** WGV

Meter Number: 79900023  
 Present Read Date: 03/19/2024  
 Previous Read Date: 02/19/2024  
 Current Reading: 40500  
 Previous Reading: 36838  
 Gallons Used: 3,662.00

Past Due Balances are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and disconnection of service if not paid.

**MESSAGE CENTER**

In 2022, SJCUD detected 11 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to [www.sjcf.us/WaterReport/NorthWest.pdf](http://www.sjcf.us/WaterReport/NorthWest.pdf) to view you report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700.

See reverse for monthly draft options or credit card payments. [www.sjcutility.us](http://www.sjcutility.us)

Please detach and return with your payment.

FL29539F



ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006

Account Number		Date Due	
579429-144104		04/18/2024	
Past Due Amount	Current Charges/Credits	Amount Now Due	After Due Date Pay
-2.10	652.73	650.63	660.39
Please Enter Amount Paid \$			



Please write your account number on your check and remit to:

ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006



GRAND OAKS COMMUNITY DEVELOPMENT DISTRIC  
 C/O MERITUS  
 2005 PAN AM CIR STE 300  
 TAMPA FL 33607-6008

000000144104000000579429000000065063000000066039





Pay by Phone (844) 752-8845  
 Phone (904) 209-2700  
 Fax (904) 209-2718  
 Toll Free (877) 837-2311

PO Drawer 3006  
 St. Augustine, FL 32085

<b>Statement Date</b> 03/19/2024	<b>Current Charges Due Date</b> 04/18/2024
-------------------------------------	---

**Current Month Activity**

Services Dates	Service Description	Units	Amount	Total
2/17/24	<b>Amount of Your Last Statement</b>			<b>77.39</b>
2/21/24	Payment - Thank You		-35.25	
3/12/24	Payment - Thank You		-37.14	
	<b>Past Due Balance</b>			<b>5.00</b>
	<b>Water Rates</b>			
	Base Rate	15.01	1.00	15.01
<b>Consumption Fees</b>	0 - 5,000 Gallons	3.81	0.40	1.52
	<b>Water Total</b>	<b>0.40</b>		<b>16.53</b>
	<b>Wastewater Rates</b>			
	Base Rate	17.63	1.00	17.63
<b>Consumption Fees</b>	0 + Sewer Gallons	6.64	0.40	2.66
	<b>Wastewater Total</b>	<b>0.40</b>		<b>20.29</b>
	<b>Past Due Balance</b>			<b>5.00</b>
	<b>Current Charges</b>			<b>36.82</b>
	<b>Amount Now Due / Credits</b>			<b>41.82</b>

GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT

**Account Number:**  
579429-139988

**Service Address:**  
544 TURNBULL CREEK RD

**Service Type:**  
Commercial

**Days in Billing Cycle:** 29

**Deposit Amount:** \$ 0.00

**Deposit Date:**

**Geo Code:** WGV

Meter Number: 90140530  
 Present Read Date: 03/19/2024  
 Previous Read Date: 02/19/2024  
 Current Reading: 2239  
 Previous Reading: 2199  
 Gallons Used: 40.00

Past Due Balances are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and disconnection of service if not paid.

**MESSAGE CENTER**

In 2022, SJCUD detected 11 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to [www.sjcul.us/WaterReport/NorthWest.pdf](http://www.sjcul.us/WaterReport/NorthWest.pdf) to view you report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700.

[www.sjcutility.us](http://www.sjcutility.us)

See reverse for monthly draft options or credit card payments.

Please detach and return with your payment.

FL29539F



ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006

Received  
 MAR 25

Account Number		Date Due	
579429-139988		DUE UPON RECEIPT	
Past Due Amount	Current Charges/Credits	Amount Now Due	After Due Date Pay
5.00	36.82	41.82	46.82
Please Enter Amount Paid \$			



Please write your account number on your check and remit to:

ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006



\*\*\*\*\*AUTO\*\*MIXED AADC 270



GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT  
 C/O MERITUS 2622  
 2005 PAN AM CIR STE 300  
 TAMPA FL 33607-6008







Pay by Phone (844) 752-8845  
 Phone (904) 209-2700  
 Fax (904) 209-2718  
 Toll Free (877) 837-2311

PO Drawer 3006  
 St. Augustine, FL 32085

<b>Statement Date</b> 04/19/2024	<b>Current Charges Due Date</b> 05/19/2024
-------------------------------------	---

**Current Month Activity**

Services Dates	Service Description	Units	Amount	Total
3/19/24	<b>Amount of Your Last Statement</b>			<b>41.82</b>
	<b>Past Due Balance</b>			<b>41.82</b>
	<b>Water Rates</b>			
	Base Rate	15.01	1.00	15.01
<b>Consumption Fees</b>	0 - 5,000 Gallons	3.81	0.42	1.60
	<b>Water Total</b>		<b>0.42</b>	<b>16.61</b>
	<b>Wastewater Rates</b>			
	Base Rate	17.63	1.00	17.63
<b>Consumption Fees</b>	0 + Sewer Gallons	6.64	0.42	2.79
	<b>Wastewater Total</b>		<b>0.42</b>	<b>20.42</b>
	<b>Past Due Balance</b>			<b>41.82</b>
	<b>Current Charges</b>			<b>37.03</b>
	<b>Amount Now Due / Credits</b>			<b>78.85</b>

GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT

**Account Number:**  
579429-139988

**Service Address:**  
544 TURNBULL CREEK RD

**Service Type:**  
Commercial

**Days in Billing Cycle:** 29

**Deposit Amount:** \$ 0.00

**Deposit Date:**

**Geo Code:** WGV

Meter Number: 90140530

Present Read Date: 04/17/2024

Previous Read Date: 03/19/2024

Current Reading: 2281

Previous Reading: 2239

Gallons Used: 42.00

Past Due Balances are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and disconnection of service if not paid.

**MESSAGE CENTER**

In 2022, SJCUD detected 11 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to [www.sjcfi.us/WaterReport/NorthWest.pdf](http://www.sjcfi.us/WaterReport/NorthWest.pdf) to view you report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700.

See reverse for monthly draft options or credit card payments. [www.sjcutility.us](http://www.sjcutility.us)

Please detach and return with your payment.



ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006

Account Number		Date Due	
579429-139988		DUE UPON RECEIPT	
Past Due Amount	Current Charges/Credits	Amount Now Due	After Due Date Pay
41.82	37.03	78.85	83.85
Please Enter Amount Paid \$			

Received

APR 25



Please write your account number on your check and remit to:

ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006



\*\*\*\*\*AUTO\*\*MIXED AADC 300



GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT  
 C/O MERITUS 2630  
 2005 PAN AM CIR STE 300  
 TAMPA FL 33607-6008

Check for Address Change

00000013998800000057942900000007885000000008385





Pay by Phone (844) 752-8845  
 Phone (904) 209-2700  
 Fax (904) 209-2718  
 Toll Free (877) 837-2311

PO Drawer 3006  
 St. Augustine, FL 32085

<b>Statement Date</b> 04/19/2024	<b>Current Charges Due Date</b> 05/19/2024
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**Current Month Activity**

Services Dates	Service Description	Units	Amount	Total
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3/19/24	<b>Amount of Your Last Statement</b>			<b>650.63</b>
	<b>Past Due Balance</b>			<b>650.63</b>
	<b>Water Rates</b>			
	Meter Maintenance Charge	9.00	1.00	9.00
	Base Rate	120.04	1.00	120.04
<b>Consumption Fees</b>	0 - 40,000 Gallons	3.81	24.52	93.42
	<b>Water Total</b>		<b>24.52</b>	<b>222.46</b>
	<b>Wastewater Rates</b>			
	Base Rate	141.01	1.00	141.01
<b>Consumption Fees</b>	0 + Sewer Gallons	6.64	24.52	162.81
	<b>Wastewater Total</b>		<b>24.52</b>	<b>303.82</b>
	<b>Past Due Balance</b>			<b>650.63</b>
	<b>Current Charges</b>			<b>526.28</b>
	<b>Amount Now Due / Credits</b>			<b>1,176.91</b>

GRAND OAKS COMMUNITY DEVELOPMENT DISTRIC

**Account Number:**  
579429-144104

**Service Address:**  
1055 TURNBULL CREEK RD

**Service Type:**  
Commercial

**Days in Billing Cycle:** 30

**Deposit Amount:** \$ 0.00

**Deposit Date:**

**Geo Code:** WGV

Meter Number: 79900023

Present Read Date: 04/18/2024

Previous Read Date: 03/19/2024

Current Reading: 42952

Previous Reading: 40500

Gallons Used: 2,452.00

Past Due Balances are subject to a Late Fee of 1.5% or \$5.00, whichever is greater and disconnection of service if not paid.

**MESSAGE CENTER**

In 2022, SJCUD detected 11 contaminants in the drinking water. All contaminants were at allowable levels & no health based violations were reported. Please go to [www.sjcfi.us/WaterReport/NorthWest.pdf](http://www.sjcfi.us/WaterReport/NorthWest.pdf) to view you report. This report contains important info about the source & quality of your water. To receive a hard copy of the report or if you have any questions please call 904-209-2700.

[www.sjcutility.us](http://www.sjcutility.us)

See reverse for monthly draft options or credit card payments.

Please detach and return with your payment.

FL29539F



ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006

Account Number		Date Due	
579429-144104		DUE UPON RECEIPT	
Past Due Amount	Current Charges/Credits	Amount Now Due	After Due Date Pay
650.63	526.28	1,176.91	1,194.56
Please Enter Amount Paid \$			



Please write your account number on your check and remit to:

ST JOHNS COUNTY UTILITY DEPARTMENT  
 POST OFFICE DRAWER 3006  
 ST AUGUSTINE FL 32085-3006



  
 GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT  
 C/O MERITUS 2630  
 2005 PAN AM CIR STE 300  
 TAMPA FL 33607-6008

00000014410400000057942900000117691000000119456

Check for Address Change





**GRAND OAKS CDD**  
1055 TURNBULL CREEK RD  
ST AUGUSTINE, FL 32092

**Amount Due:** \$96.91  
**Due Date:** April 29, 2024  
**Account #:** 221008719785

### Account Summary


<b>Current Service Period:</b> March 01, 2024 - April 01, 2024	
Previous Amount Due	\$96.95
Payment(s) Received Since Last Statement	-\$96.95
<b>Current Month's Charges</b>	<b>\$96.91</b>
<b>Amount Due by April 29, 2024</b>	<b>\$96.91</b>

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



Scan here to view your account online.

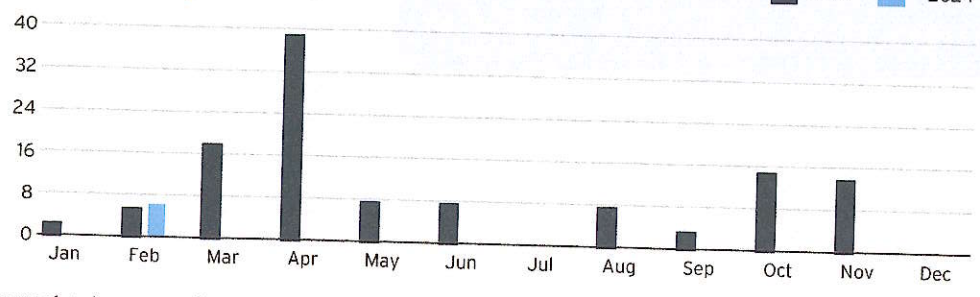
**A one-stop shop to manage your account.**  
Do it all from the palm of your hand.



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- Access your billing and payment history
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### Monthly Usage (Therms)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting [TECOaccount.com](http://TECOaccount.com)



To ensure prompt credit, please return stub portion of this bill with your payment.

Received

**Account #:** 221008719785  
**Due Date:** April 29, 2024

**Pay your bill online at [PeoplesGas.com](http://PeoplesGas.com)**  
See reverse side of your paystub for more ways to pay.  
Go Paperless, Go Green! Visit [PeoplesGas.com/Paperless](http://PeoplesGas.com/Paperless) to enroll now.

APR 11

**Amount Due:** \$96.91  
**Payment Amount:** \$ \_\_\_\_\_

604470681250

00003720 FTECO104082423510910 00000 03 01000000 18262 002  
GRAND OAKS CDD  
2005 PAN AM CIR, STE 300  
TAMPA, FL 33607-6008

Mail payment to:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318

Make check payable to: TECO  
Please write your account number on the memo line of your check.

6044706812502210087197850000000096913

00003720-0008146-Page 1 of 4







**Service For:**  
1055 TURNBULL CREEK RD  
ST AUGUSTINE, FL 32092

Account #: 221008719785  
Statement Date: April 08, 2024  
Charges Due: April 29, 2024

### Meter Read

Service Period: Mar 01, 2024 - Apr 01, 2024

Rate Schedule: General Service 1 - Transportation

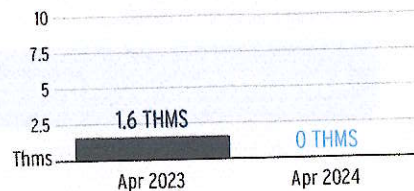
Meter Number	Read Date	Current Reading	- Previous Reading	= Measured Volume	x BTU	x Conversion	= Total Used	Billing Period
AIX43880	04/01/2024	119	119	0 CCF	1,045	1.0000	0.0 Therms	32 Days

### Charge Details

	<b>Natural Gas Charges</b>	
	Customer Charge	\$65.91
	<b>Natural Gas Service Cost</b>	<b>\$65.91</b>

	<b>Other Fees and Charges</b>	
	Gas Late Payment Fee	\$1.00
	<b>Total Other Fees and Charges</b>	<b>\$1.00</b>
	<b>Miscellaneous Charges</b>	
	Gas Management 1 X \$30.0000	\$30.00
	<b>Total Miscellaneous Charges</b>	<b>\$30.00</b>

### Avg THMS Used Per Day



### Important Messages

**Total Current Month's Charges \$96.91**

For more information about your bill and understanding your charges, please visit [PeoplesGas.com](http://PeoplesGas.com)

### Ways To Pay Your Bill

- Bank Draft**  
Visit [PeoplesGas.com](http://PeoplesGas.com) for free recurring or one time payments via checking or savings account.
- In-Person**  
Find list of Payment Agents at [PeoplesGas.com](http://PeoplesGas.com)
- Mail A Check Payments:**  
TECO  
P.O. Box 31318  
Tampa, FL 33631-3318  
Mail your payment in the enclosed envelope.
- Credit or Debit Card**  
Pay by credit Card using KUBRA EZ-Pay at [PeoplesGas.com](http://PeoplesGas.com). Convenience fee will be charged.
- Phone**  
Toll Free: **866-689-6469**
- All Other Correspondences:**  
Peoples Gas  
P.O. Box 111  
Tampa, FL 33601-0111

### Contact Us

- Residential Customer Care:**  
813-223-0800 (Tampa)  
863-299-0800 (Lakeland)  
352-622-0111 (Ocala)  
954-453-0777 (Broward)  
305-940-0139 (Miami)  
727-826-3333 (St. Petersburg)  
407-425-4662 (Orlando)  
904-739-1211 (Jacksonville)  
877-832-6747 (All Other Counties)
- Online:**  
[PeoplesGas.com](http://PeoplesGas.com)
- Phone:**  
**Commercial Customer Care:**  
866-832-6249
- Hearing Impaired/TTY:**  
7-1-1
- Natural Gas Outage:**  
877-832-6747
- Natural Gas Energy Conservation Rebates:**  
877-832-6747

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

00003720-0008146-Page 2 of 4



REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

Agenda Page 80

# INVOICE

**SHIP TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**INVOICE #** 4165967655  
**INVOICE DATE** 08/28/2023  
**SERVICE TICKET #** 4165967655

**BILL TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**SOLD TO #** 21633153  
**PAYER #** 21633153  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 02800002944  
**CINTAS ROUTE** 54 / DAY 1 / STOP 023

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.800	11.60	N
	X10189	3X5 XTRAC MAT ONYX	01	F	2	8.120	16.24	N
	X10192	4X6 XTRAC MAT ONYX	01	F	3	9.280	27.84	N
	X45690	B&V AIR CARE COUNTER DISP GRY-	01	F	2	4.640	9.28	N
	X9210	URINAL SCREEN SVC	01	F	3	1.160	3.48	N
SUBTOTAL							68.44	
SERVICE CHARGE								6.90 N
<b>SUBTOTAL</b>								75.34
<b>TAX</b>								0.00
<b>TOTAL USD</b>								75.34

Signature :

PATTY . Invoice Total Pymt on Acct.  
 75.34 0.00

Sold To: 0021633153 SO#: 4165967655 08/28/2023 11:35 AM





REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

Agenda Page 81

# INVOICE

**SHIP TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

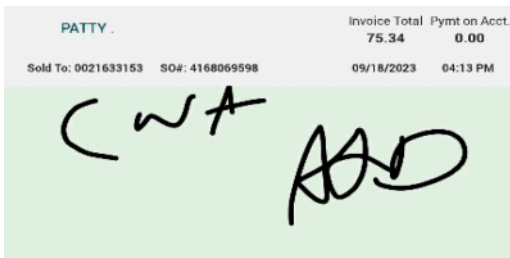
**INVOICE #** 4168069598  
**INVOICE DATE** 09/18/2023  
**SERVICE TICKET #** 4168069598

**BILL TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**SOLD TO #** 21633153  
**PAYER #** 21633153  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 02800002944  
**CINTAS ROUTE** 54 / DAY 1 / STOP 023

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.800	11.60	N
	X10189	3X5 XTRAC MAT ONYX	01	F	2	8.120	16.24	N
	X10192	4X6 XTRAC MAT ONYX	01	F	3	9.280	27.84	N
	X45690	B&V AIR CARE COUNTER DISP GRY-	01	F	2	4.640	9.28	N
	X9210	URINAL SCREEN SVC	01	F	3	1.160	3.48	N
		SUBTOTAL					68.44	
		SERVICE CHARGE						6.90 N
		<b>SUBTOTAL</b>					75.34	
		<b>TAX</b>					0.00	
		<b>TOTAL USD</b>					75.34	

Signature :





REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

Agenda Page 82

# INVOICE

**SHIP TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**INVOICE #** 4170184950  
**INVOICE DATE** 10/09/2023  
**SERVICE TICKET #** 4170184950

**BILL TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

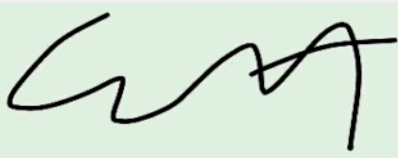
**SOLD TO #** 21633153  
**PAYER #** 21633153  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 02800002944  
**CINTAS ROUTE** 54 / DAY 1 / STOP 023

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX	
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.800	11.60	N	
	X10189	3X5 XTRAC MAT ONYX	01	F	2	8.120	16.24	N	
	X10192	4X6 XTRAC MAT ONYX	01	F	3	9.280	27.84	N	
	X45690	B&V AIR CARE COUNTER DISP GRY-	01	F	2	4.640	9.28	N	
	X9210	URINAL SCREEN SVC	01	F	3	1.160	3.48	N	
SUBTOTAL							68.44		
SERVICE CHARGE								6.90	N
<b>SUBTOTAL</b>								75.34	
<b>TAX</b>								0.00	
<b>TOTAL USD</b>								75.34	

Signature :

George Hunt Invoice Total Pymt on Acct.  
 75.34 0.00

Sold To: 0021633153 SO#: 4170184950 10/09/2023 12:16 PM





REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

Agenda Page 83

# INVOICE

**SHIP TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**INVOICE #** 4177367700  
**INVOICE DATE** 12/18/2023  
**SERVICE TICKET #** 4177367700

**BILL TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**SOLD TO #** 21633153  
**PAYER #** 21633153  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 02800002944  
**CINTAS ROUTE** 54 / DAY 1 / STOP 022

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.800	11.60	N
	X10189	3X5 XTRAC MAT ONYX	01	F	2	8.120	16.24	N
	X10192	4X6 XTRAC MAT ONYX	01	F	3	9.280	27.84	N
	X45690	B&V AIR CARE COUNTER DISP GRY-	01	F	2	4.640	9.28	N
	X9210	URINAL SCREEN SVC	01	F	3	1.160	3.48	N
		SUBTOTAL					68.44	
		SERVICE CHARGE					6.90	N
		<b>SUBTOTAL</b>					75.34	
		<b>TAX</b>					0.00	
		<b>TOTAL USD</b>					75.34	



REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

Agenda Page 84

# INVOICE

**SHIP TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**INVOICE #** 4178594793  
**INVOICE DATE** 12/29/2023  
**SERVICE TICKET #** 4178594793

**BILL TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**SOLD TO #** 21633153  
**PAYER #** 21633153  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 02800002944  
**CINTAS ROUTE** 22 / DAY 5 / STOP 001

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.800	11.60	N
	X10189	3X5 XTRAC MAT ONYX	01	F	2	8.120	16.24	N
	X10192	4X6 XTRAC MAT ONYX	01	F	3	9.280	27.84	N
	X45690	B&V AIR CARE COUNTER DISP GRY-	01	F	2	4.640	9.28	N
	X45698	B&V AIR CARE CITRUS RFL-	04	F	2	0.000	0.00	N
	X62295	WET WIPES PLUS/800 COUNT-	04	F	1	34.800	34.80	N
	X9210	URINAL SCREEN SVC	01	F	3	1.160	3.48	N
	X9215	URINAL SCREEN RFL-	04	F	3	0.000	0.00	N
		SUBTOTAL					103.24	
		SERVICE CHARGE					6.90	N
		<b>SUBTOTAL</b>					110.14	
		<b>TAX</b>					0.00	
		<b>TOTAL USD</b>					110.14	

Signature :







REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 630910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
 WWW.CINTAS.COM/MYACCOUNT

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

Agenda Page 85

# INVOICE

**SHIP TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**INVOICE #** 4180928537  
**INVOICE DATE** 01/22/2024  
**SERVICE TICKET #** 4180928537

**BILL TO:** GRAND OAKES  
 1055 TURNBULL CREEK RD  
 SAINT AUGUSTINE, FL 32092

**SOLD TO #** 21633153  
**PAYER #** 21633153  
**PAYMENT TERMS** NET 10 EOM  
**SORT #** 02800002944  
**CINTAS ROUTE** 22 / DAY 1 / STOP 032

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.800	11.60	N
	X10189	3X5 XTRAC MAT ONYX	01	F	2	8.120	16.24	N
	X10192	4X6 XTRAC MAT ONYX	01	F	3	9.280	27.84	N
	X45690	B&V AIR CARE COUNTER DISP GRY-	01	F	2	4.640	9.28	N
	X45698	B&V AIR CARE CITRUS RFL-	04	F	2	0.000	0.00	N
	X62295	WET WIPES PLUS/800 COUNT-	04	F	1	34.800	34.80	N
	X9210	URINAL SCREEN SVC	01	F	3	1.160	3.48	N
	X9215	URINAL SCREEN RFL-	04	F	3	0.000	0.00	N
SUBTOTAL							103.24	
SERVICE CHARGE							6.90	N
<b>SUBTOTAL</b>							110.14	
<b>TAX</b>							0.00	
<b>TOTAL USD</b>							110.14	

Signature :

PATTY . Invoice Total Pymt on Acct.  
 110.14 0.00

Sold To: 0021633153 SO#: 4180928537 01/22/2024 12:58 PM





REMIT PAYMENT TO:  
 CINTAS CORP  
 P.O. BOX 430910  
 CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
[WWW.CINTAS.COM/MYACCOUNT](http://WWW.CINTAS.COM/MYACCOUNT)

CUSTOMER SVC/BILLING 833-290-0514  
 CINTAS FAX # 904-741-6116  
 PAYMENT INQUIRY 904-741-4525

INVOICE

SHIP TO: GRAND BAKES  
 1055 THORBOLL CREEK RD  
 SAINT AUGUSTINE, FL 32092

INVOICE # 4188096716  
 INVOICE DATE 04/01/2024

SOLD TO # 21633153  
 PAYER # 21633153  
 PAYMENT TERMS NET 10 EOM  
 SRT # 02900002944  
 CINTAS ROUTE 22 / DAY 1 / STOP 032

BILL TO: GRAND BAKES  
 1055 THORBOLL CREEK RD  
 SAINT AUGUSTINE, FL 32092

EMP#/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	810106	4X6 ACTIVE SCRAPER	01	F	2	5.600	11.60	N
	810189	3M5 XTRAC MAT BNYX	01	F	2	8.120	16.24	N
	810192	4X6 XTRAC MAT BNYX	01	F	3	9.200	27.60	N
	845690	840 AIR CARE COUNTER DISP GRV-	01	F	2	4.640	9.28	N
	89210	UNITAL SCREEN 3MC	01	F	3	1.160	3.48	N
		SUBTOTAL					48.44	
		SERVICE CHARGE					6.90	N
		SUBTOTAL					75.34	
		TAX					(0.00)	
		TOTAL USD					75.34	

TOTAL ADJUST. \_\_\_\_\_

TAX ADJUST. \_\_\_\_\_

NET TOTAL \_\_\_\_\_



READY FOR THE WORKDAY™

REMIT PAYMENT TO:  
CINTAS CORP  
P.O. BOX 630910  
CINCINNATI, OH 45263-0910

VIEW & PAY YOUR BILLS ONLINE:  
WWW.CINTAS.COM/RYACCOUNT

CUSTOMER SVC/BILLING  
CINTAS FAX #  
PAYMENT INQUIRY

833-796-0514  
904-741-6116  
904-741-4525

Agenda Page 87

INVOICE

SHIP TO: GRAND LAKES  
1055 TURNBULL CREEK RD  
SAINT AUGUSTINE, FL 32092

INVOICE # 4189572262  
INVOICE DATE 04/15/2024  
SOLD TO # 21633153  
PAYER # 21633153  
PAYMENT TERMS NET 10 EOM  
SORT # Q2800002944  
CINTAS ROUTE 22 / DAY 1 / STOP 032

BILL TO: GRAND LAKES  
1055 TURNBULL CREEK RD  
SAINT AUGUSTINE, FL 32092

EMPR/LOCK#	MATERIAL	DESCRIPTION	FREQ	EXCH	QTY	UNIT PRICE	LINE TOTAL	TAX
	X10186	4X6 ACTIVE SCRAPER	01	F	2	5.000	11.60	N
	X10189	3X5 XTRAC MAT GRN	01	F	2	8.120	16.24	N
	X10192	4X6 XTRAC MAT GRN	01	F	3	9.280	27.84	N
	X45690	040 AIR CARE COUNTER DISP GRN-	01	F	2	4.640	9.28	N
	X45696	040 AIR CARE CITRUS RFL-	04	F	2	0.000	0.00	N
	X62295	WET WIPES PLUS/800 COUNT-	04	F	1	34.800	34.80	N
	X9210	UNIRAL SCREEN SVC	01	F	3	1.160	3.48	N
	X9215	UNIRAL SCREEN RFL-	04	F	3	0.000	0.00	N
		SUBTOTAL					103.24	
		SERVICE CHARGE					6.90	N
		SUBTOTAL					110.14	
		TAX					(0.00)	
		TOTAL USD					110.14	

TOTAL ADJUST. \_\_\_\_\_  
TAX ADJUST. \_\_\_\_\_  
NET TOTAL \_\_\_\_\_

CUSTOMER TOTAL CURRENT: 301.36 PAST DUE: 0.00 30 DAYS: 260.82 60 DAYS: 110.14 90+ DAYS: 446.30

FOR ALL NON-PAYMENT RELATED CORRESPONDENCE : CINTAS CORPORATION #0280 / 1595 TRANSPORT CT. , JACKSONVILLE, FL 32218





Location : CINTAS FIRE PROTECTION

\*\*\* INVOICE CUSTOMER COPY \*\*\*

Invoice # : 0F61175808 Inv Date : 2/22/2024  
 Customer : 35651 Loc : F61  
 Type . . : CHG-S Route . : 95  
 PO Number : Acct # : 35651  
 WO Number : Acct Zip : 32092  
 Service Visit : 9927378

Remit to:  
 CINTAS FIRE 636525  
 P.O. BOX 636525  
 CINCINNATI, OH 452636525  
 (904)562-7000

Bill to:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Serviced:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Item	Qty	Description	Unit Price	Net Amount	Tx
MON6A	2	ALARM MONITORING	840.00	1,680.00	Y
				SUB-TOTAL :	1,680.00
				TAX :	109.20
				TOTAL :	1,789.20

CINTAS FIRE PROTECTION  
 #98454000012007  
 #98452300012007  
 #502087000199  
 EF20000872

PLEASE PAY FROM THIS INVOICE  
 PLEASE INCLUDE INVOICE NUMBER WHEN MAILING PAYMENT  
 TO MAKE PAYMENT OR FOR ANY QUESTIONS  
 PLEASE CALL 570 891-0469  
 OR EMAIL EVANSM2@CINTAS.COM  
 WE ACCEPT VISA/MC/AMEX DISCOVER AND CHECK BY PHONE



## FIRE PROTECTION SERVICES GENERAL TERMS AND CONDITIONS

The terms and conditions below are excerpts taken from Cintas Fire Protection Services General Terms and Conditions, a complete copy of which is available upon request from your Cintas representative or online at [Cintas.com/firecontract].

13. Equipment Exchange. Customer hereby understands and agrees that if Customer engages Cintas to service its fire extinguishers, Cintas intends to exchange Customer's fire extinguishers for other fire extinguishers of similar kind and quality. Customer further acknowledges and agrees that upon completion of such exchange that all rights, title, and interest in the Customer's extinguishers so exchanged will belong to Cintas and all rights, title, and interest in Cintas's fire extinguishers so exchanged will belong to the Customer.

16. CINTAS NOT AN INSURER; CUSTOMER'S OBLIGATION TO OBTAIN INSURANCE AS SOLE RECOVERY FOR ANY LOSS AND WARRANTY OF SAME. Customer acknowledges and agrees that neither Cintas nor its Subcontractors or assignees are insurers and that no insurance coverage is provided by this Agreement. CUSTOMER ACKNOWLEDGES AND AGREES THAT CINTAS ASSUMES NO RESPONSIBILITY FOR, NOR SHALL IT HAVE ANY LIABILITY FOR, CLAIMS MADE AGAINST IT CLAIMING THAT IT IS AN INSURER OF CUSTOMER'S SYSTEMS OR ANY OTHER PROPERTY FOR ANY PURPOSE, INCLUDING, BUT NOT LIMITED TO, THE FAILURE OF SUCH SYSTEMS TO OPERATE EFFECTIVELY OR AS DESIGNED. Customer acknowledges that during the term of the Agreement, it is the specific intent of the parties that the Customer will obtain and maintain insurance coverage with minimum coverage of two million dollars (U.S) per incident, at the Customer's expense, that will cover any and all losses, damages, and expense arising out of or from, in connection with, related to, as a consequence of, or resulting from this Agreement in any way, including, but not limited to, public liability, bodily injury, sickness or death, losses for property damage, fire, water damage, and loss of property, and Customer agrees to and warrants that it will obtain and maintain such insurance coverage at all times at no cost to Cintas. Customer shall name Cintas as an additional insured by endorsement on any such policy(ies). This endorsement shall be without limitation or restriction of any type, and Cintas shall be exempt from, and in no way liable for, any sums of money related to this policy(ies) and associated coverage of any type, including, but not limited to, premium payments, deductible, co-payments, or self-insured retention, all of which are the sole responsibility of Customer. Customer agrees that recovery for all such injuries, losses, and damages shall be limited to this insurance coverage only and that it will look exclusively to its insurer(s) to recover for any such injuries, losses, and damages. CUSTOMER AGREES TO SHIFT THE RISK OF LOSS TO ITS INSURERS, WHICH HAVE EXPRESSLY CONTRACTED TO ACCEPT THE RISK OF LOSS TO CUSTOMER'S PROPERTY. CUSTOMER RELEASES AND AGREES TO INDEMNIFY AND HOLD HARMLESS CINTAS FROM AND AGAINST ALL COSTS, EXPENSES (INCLUDING REASONABLE ATTORNEY'S FEES), AND LIABILITY ARISING FROM CLAIMS REQUIRED TO BE COVERED BY INSURANCE PURSUANT TO THIS SECTION, INCLUDING ANY CLAIMS FOR DAMAGES ATTRIBUTABLE TO PUBLIC LIABILITY, BODILY INJURY, SICKNESS, OR DEATH, OR THE DESTRUCTION OF ANY REAL OR PERSONAL PROPERTY, INCLUDING, BUT NOT LIMITED TO, THOSE THAT ARE ATTRIBUTABLE TO CINTAS'S PARTIAL OR SOLE NEGLIGENCE. CUSTOMER FURTHER RELEASES AND WAIVES ANY RIGHT OF SUBROGATION THAT IT, ANY INSURER, OR ANY OTHER THIRD PARTY MAY HAVE DUE TO OR FOR ANY SUCH CLAIM, LOSS, OR DAMAGE, INCLUDING, BUT NOT LIMITED TO, EQUITABLE, CONTRACTUAL, LEGAL, AND CONVENTIONAL SUBROGATION, AND WARRANTS THAT THIS RELEASE AND WAIVER SHALL BE BINDING ON ANY AND ALL SUBROGEEES OR ASSIGNEES OF CUSTOMER'S RIGHTS. CINTAS SHALL NOT BE RESPONSIBLE FOR ANY CLAIMS OF CUSTOMER, ANY LOSSES, OR ANY DAMAGES THAT IS REQUIRED TO BE INSURED UNDER THIS AGREEMENT, IS INSURED, OR IS INSURABLE. CUSTOMER AGREES TO INDEMNIFY CINTAS AGAINST ANY AND ALL SUCH CLAIMS, INCLUDING CLAIMS OF THIRD PARTIES, THAT MAY ARISE THAT ARE RELATED TO THE AGREEMENT OR THE PROVISION OF THE SERVICES IN ANY WAY THAT MAY ARISE DUE TO CUSTOMER'S BREACH OF THESE OBLIGATIONS. CUSTOMER AGREES TO AND WARRANTS THAT IT WILL NOTIFY ITS INSURER(S) OF THIS RELEASE AND WAIVER.

17. RELEASE AND INDEMNIFICATION OF CINTAS BY CUSTOMER. CUSTOMER RELEASES AND AGREES TO DEFEND, INDEMNIFY, AND HOLD HARMLESS CINTAS AND ANY/ALL OF ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES, OR OTHER REPRESENTATIVES OF ANY TYPE FROM LIABILITY FOR ANY AND ALL LOSS, DAMAGE, OR EXPENSE OF ANY KIND OR TYPE, UNDER ANY LEGAL, EQUITABLE OR OTHER THEORY THAT MAY OCCUR PRIOR TO, CONTEMPORANEOUSLY WITH, OR AFTER THE EXECUTION OF THIS AGREEMENT RELATED IN ANY WAY TO THE SUBJECT MATTER OF THIS AGREEMENT OR PERFORMANCE UNDER THE AGREEMENT, INCLUDING (BUT NOT LIMITED TO) THE IMPROPER OPERATION OR NON-OPERATION OF THE FIRE SUPPRESSION, ALARM, OR OTHER SYSTEM(S). THIS OBLIGATION INCLUDES (BUT IS NOT LIMITED TO) ANY CLAIM, DEMAND, SUIT, LIABILITY, DAMAGE, JUDGMENT, LOSS, EXPENSES, ATTORNEY'S FEES, AND COSTS, THAT MAY BE ASSERTED AGAINST OR INCURRED BY CINTAS OR ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES,

OR OTHER REPRESENTATIVES BY CUSTOMER OR ANY PERSON OR ENTITY NOT A PARTY TO THIS AGREEMENT (INCLUDING, BUT NOT LIMITED TO, CUSTOMER'S INSURANCE COMPANY, ADMINISTRATIVE BODY OR AUTHORITY, OR CUSTOMER'S EMPLOYEES) FOR ANY EXPENSE, LOSS, OR DAMAGE CAUSED BY OR CONTRIBUTED TO IN ANYWAY, OR ALLEGED TO BE CAUSED BY OR CONTRIBUTED TO IN ANY WAY, BY ANY ACT, OMISSION, OR FAULT OF CINTAS OR ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES, OR OTHER REPRESENTATIVES. THIS OBLIGATION EXTENDS TO, WITHOUT LIMITATION, STATUTORY CIVIL DAMAGES, ECONOMIC DAMAGES, PERSONAL INJURY, DEATH, OR PROPERTY DAMAGE (REAL AND PERSONAL) ARISING OUT OF OR RELATED TO THIS AGREEMENT, INCLUDING (BUT NOT LIMITED TO) ANY CLAIMS BASED UPON BREACH OF THE AGREEMENT, STRICT LIABILITY, REQUESTS FOR OR RIGHTS OF SUBROGATION OR CONTRIBUTION, INDEMNIFICATION, WRONGFUL DEATH, AND NEGLIGENCE (WHETHER ACTIVE OR PASSIVE, AND INCLUDING CLAIMS BASED UPON CINTAS'S SOLE, PARTIAL, OR JOINT AND SEVERAL NEGLIGENCE OF ANY TYPE OR DEGREE), AND ANY OTHER CLAIM, WHETHER BASED UPON OR ARISING UNDER CONTRACT, TORT, LAW, OR EQUITY. CUSTOMER FURTHER RELEASES AND WAIVES ANY RIGHT OF SUBROGATION THAT IT, ANY INSURER, OR ANY OTHER THIRD PARTY MAY HAVE DUE TO OR FOR ANY SUCH CLAIM, LOSS, OR DAMAGE. Cintas reserves the right to select counsel to represent it in any such action.

18. LIMITATION OF CINTAS'S LIABILITY. Customer acknowledges that Cintas's service fees/purchase prices are based on the value of services or goods provided and the limited liability provided under this Agreement and not on the value of the Customer's premises or its contents, or the likelihood or potential extent or severity of injury (including death) to Customer or others. Customer further acknowledges and agrees that Cintas cannot predict the potential amount, extent, or severity of any damages or injuries that Customer or others may incur due to the failure of the system or services to work as intended. IF CINTAS OR ITS REPRESENTATIVES ARE HELD LIABLE FOR ANY REASON FOR ANY LOSS, INJURY, OR DAMAGES OF ANY KIND THAT ARISES OUT OF RESULTS FROM, OR IS RELATED TO THIS AGREEMENT (INCLUDING, WITHOUT LIMITATION, LOSSES, INJURIES OR DAMAGES RESULTING FROM CINTAS'S SOLE OR PARTIAL NEGLIGENCE, WHETHER ACTIVE OR PASSIVE), CUSTOMER AGREES AND WARRANTS THAT CINTAS'S AND ITS REPRESENTATIVE'S COLLECTIVE LIABILITY TO CUSTOMER, ITS AGENTS, OFFICERS, DIRECTORS, EMPLOYEES, INVITEES, AND ANY THIRD PARTY SHALL BE LIMITED EXCLUSIVELY TO \$1,000. If Customer wishes to increase the limitation of liability, Cintas and Customer may negotiate a supplemental written agreement to increase the limit of Cintas's liability, but no such agreed upon increase to the limit of Cintas's liability shall be interpreted to find Cintas or its subcontractors or representatives to be insurers. CUSTOMER AGREES THAT THE LIMITS ON THE LIABILITY OF CINTAS AND THE WAIVERS AND INDEMNITIES SET FORTH IN THIS AGREEMENT ARE A FAIR ALLOCATION OF RISKS AND LIABILITIES BETWEEN CINTAS, CUSTOMER, AND ANY OTHER AFFECTED PARTIES. CUSTOMER ACKNOWLEDGES AND AGREES THAT WERE CINTAS TO HAVE LIABILITY GREATER THAN THAT STATED ABOVE, IT WOULD NOT PROVIDE THE SERVICES. Neither party shall be liable to the other or any other person for any incidental, punitive, speculative, or consequential damages of any type, including, but not limited to, loss of profits or business opportunity.

22. Governing Law. To the greatest extent permitted by law, this Agreement shall be governed by the laws of the State of Ohio, and it explicitly excludes any reference or resort to choice of law rules that suggest or require that the laws of another jurisdiction be applied.

23. Disputes. Any dispute or matter arising in connection with or relating to this Agreement other than an action for collection of fees due Cintas hereunder shall be resolved by binding and final arbitration administered by the American Arbitration Association under its Commercial Arbitration Rules. The number of arbitrators shall be three. The parties shall each choose an arbitrator, with those two arbitrators to agree upon a third arbitrator. The place of arbitration shall be Warren County, Ohio and Ohio law shall apply. Judgment on the award rendered by the arbitrators may be entered in any court having jurisdiction. CUSTOMER, ON BEHALF OF ITSELF AND ALL OF ITS INSURER(S), WAIVES TRIAL BY JURY IN ANY ACTION BETWEEN CUSTOMER AND/OR INSURER AND CINTAS, AND CUSTOMER IRREVOCABLY WAIVES ANY RIGHT TO CLASS REPRESENTATIVE CLAIMS (WHETHER AS A CLASS MEMBER OR CLASS REPRESENTATIVE) AND ANY RIGHT TO HAVE SUCH DISPUTE CONSOLIDATED OR CONSIDERED IN CONJUNCTION WITH ANY OTHER CLAIM OR CONTROVERSY OR AS A PART OF ANY OTHER PROCEEDING. Notice or service of process of any such dispute may be made by correspondence delivered via the United States Postal Service (certified mail or registered mail, return receipt requested) or by a national overnight courier service (such as Federal Express) directed to the opposing party's address identified in this Agreement. With respect to an action for fees due Cintas under this Agreement, the exclusive jurisdiction and forum for the resolution of any such dispute shall be a court of competent jurisdiction in the state where the Customer is located, and if Cintas prevails on any or all of its claim for fees, Cintas shall also be entitled to recover all attorneys' fees and costs it incurs in the prosecution of the claim or action.



Location : CINTAS FIRE PROTECTION

\*\*\* INVOICE CUSTOMER COPY \*\*\*

Invoice # : 0F61646335 Inv Date : 2/14/2024  
 Customer : 35651 Loc : F61  
 Type . . : CHG-S Route . : 14  
 PO Number : Acct # : 35651  
 WO Number : Acct Zip : 32092  
 Service Visit : 9918584

Remit to:  
 CINTAS FIRE 636525  
 P.O. BOX 636525  
 CINCINNATI, OH 452636525  
 (904)562-7000

Bill to:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Serviced:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Item	Qty	Description	Unit Price	Net Amount	Tx
EEWHOOK	3	EXTINGUISHER WALL BRKT	18.95	56.85	Y
EEOR	1	O RING ASSEMBLY	8.95	8.95	Y
DISPBAT	4	BATTERY RECYCLE & DISPOSAL	17.95	71.80	Y
B22435	1	EXTINGUISHER, 5# ABC, ALUMINUM VALVE	161.55	161.55	Y
IN	4	INSPECTION, EXTINGUISHER ANNUAL	8.00	32.00	Y
EESTRAP	1	EXTINGUISHER HOSE HOLDER	34.95	34.95	Y
SY	1	6 YEAR MAINTENANCE	33.95	33.95	Y
EEVSC	1	VERIFICATION SVC COLLAR	9.95	9.95	Y
ESEAL	4	FLAG SEAL/TAMPER INDICATOR	3.95	15.80	Y
INEL	32	INSPECTION EMERGENCY LIGHTING COMPREHENSIVE INSP	20.00	640.00	Y
EXB37N	4	BATTERY, 3.6V 700 MAH 3 CELL NICAD ASS	81.46	325.84	Y





Location : CINTAS FIRE PROTECTION

\*\*\* INVOICE CUSTOMER COPY \*\*\*

Invoice # : 0F61646335 Inv Date : 2/14/2024  
 Customer : 35651 Loc : F61  
 Type . . : CHG-S Route . : 14  
 PO Number : Acct # : 35651  
 WO Number : Acct Zip : 32092  
 Service Visit : 9918584

Remit to:  
 CINTAS FIRE 636525  
 P.O. BOX 636525  
 CINCINNATI, OH 452636525  
 (904)562-7000

Bill to:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Serviced:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Item	Qty	Description	Unit Price	Net Amount	Tx
EEVSTEM	1	VALVE STEM ASSEMBLY	26.95	26.95	Y
FX	4	EXTINGUISHER INSTALLATION	29.95	119.80	Y
DC5	1	DRY CHEMICAL 5#	44.95	44.95	Y
EEPIN	1	PULL PIN	14.17	14.17	Y
SC	1	Service Charge	126.51	126.51	Y
				SUB-TOTAL :	1,724.02
				TAX :	112.06
				TOTAL :	1,836.08

CINTAS FIRE PROTECTION  
 #98454000012007  
 #98452300012007  
 #502087000199  
 EF20000872

PLEASE PAY FROM THIS INVOICE  
 PLEASE INCLUDE INVOICE NUMBER WHEN MAILING PAYMENT  
 TO MAKE PAYMENT OR FOR ANY QUESTIONS





Location : CINTAS FIRE PROTECTION

\*\*\* INVOICE CUSTOMER COPY \*\*\*

Invoice # : 0F61646335    Inv Date : 2/14/2024  
 Customer : 35651            Loc : F61  
 Type . . : CHG-S            Route . : 14  
 PO Number :                    Acct # : 35651  
 WO Number :                    Acct Zip : 32092  
                                   Service Visit : 9918584

Remit to:  
 CINTAS FIRE 636525  
 P.O. BOX 636525  
 CINCINNATI, OH 452636525  
 (904) 562-7000

Bill to:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Serviced:  
 GRAND OAKS  
 1055 TURNBULL CREEK RD  
 ST AUGUSTINE, FL 32092

Item	Qty	Description	Unit Price	Net Amount Tx
PLEASE CALL 570 891-0469 OR EMAIL EVANSM2@CINTAS.COM WE ACCEPT VISA/MC/AMEX DISCOVER AND CHECK BY PHONE				



Customer: GRAND OAKS 85651 PO#: Invoice: 0616335  
Collected: \$ Signer: REBEKAH SCROGGINS Date: 06/16/15

REBEKAH SCROGGINS



## FIRE PROTECTION SERVICES GENERAL TERMS AND CONDITIONS

The terms and conditions below are excerpts taken from Cintas Fire Protection Services General Terms and Conditions, a complete copy of which is available upon request from your Cintas representative or online at [Cintas.com/firecontract].

13. Equipment Exchange. Customer hereby understands and agrees that if Customer engages Cintas to service its fire extinguishers, Cintas intends to exchange Customer's fire extinguishers for other fire extinguishers of similar kind and quality. Customer further acknowledges and agrees that upon completion of such exchange that all rights, title, and interest in the Customer's extinguishers so exchanged will belong to Cintas and all rights, title, and interest in Cintas's fire extinguishers so exchanged will belong to the Customer.

16. CINTAS NOT AN INSURER; CUSTOMER'S OBLIGATION TO OBTAIN INSURANCE AS SOLE RECOVERY FOR ANY LOSS AND WARRANTY OF SAME. Customer acknowledges and agrees that neither Cintas nor its Subcontractors or assignees are insurers and that no insurance coverage is provided by this Agreement. CUSTOMER ACKNOWLEDGES AND AGREES THAT CINTAS ASSUMES NO RESPONSIBILITY FOR, NOR SHALL IT HAVE ANY LIABILITY FOR, CLAIMS MADE AGAINST IT CLAIMING THAT IT IS AN INSURER OF CUSTOMER'S SYSTEMS OR ANY OTHER PROPERTY FOR ANY PURPOSE, INCLUDING, BUT NOT LIMITED TO, THE FAILURE OF SUCH SYSTEMS TO OPERATE EFFECTIVELY OR AS DESIGNED. Customer acknowledges that during the term of the Agreement, it is the specific intent of the parties that the Customer will obtain and maintain insurance coverage with minimum coverage of two million dollars (U.S) per incident, at the Customer's expense, that will cover any and all losses, damages, and expense arising out of or from, in connection with, related to, as a consequence of, or resulting from this Agreement in any way, including, but not limited to, public liability, bodily injury, sickness or death, losses for property damage, fire, water damage, and loss of property, and Customer agrees to and warrants that it will obtain and maintain such insurance coverage at all times at no cost to Cintas. Customer shall name Cintas as an additional insured by endorsement on any such policy(ies). This endorsement shall be without limitation or restriction of any type, and Cintas shall be exempt from, and in no way liable for, any sums of money related to this policy(ies) and associated coverage of any type, including, but not limited to, premium payments, deductible, co-payments, or self-insured retention, all of which are the sole responsibility of Customer. Customer agrees that recovery for all such injuries, losses, and damages shall be limited to this insurance coverage only and that it will look exclusively to its insurer(s) to recover for any such injuries, losses, and damages. CUSTOMER AGREES TO SHIFT THE RISK OF LOSS TO ITS INSURERS, WHICH HAVE EXPRESSLY CONTRACTED TO ACCEPT THE RISK OF LOSS TO CUSTOMER'S PROPERTY. CUSTOMER RELEASES AND AGREES TO INDEMNIFY AND HOLD HARMLESS CINTAS FROM AND AGAINST ALL COSTS, EXPENSES (INCLUDING REASONABLE ATTORNEY'S FEES), AND LIABILITY ARISING FROM CLAIMS REQUIRED TO BE COVERED BY INSURANCE PURSUANT TO THIS SECTION, INCLUDING ANY CLAIMS FOR DAMAGES ATTRIBUTABLE TO PUBLIC LIABILITY, BODILY INJURY, SICKNESS, OR DEATH, OR THE DESTRUCTION OF ANY REAL OR PERSONAL PROPERTY, INCLUDING, BUT NOT LIMITED TO, THOSE THAT ARE ATTRIBUTABLE TO CINTAS'S PARTIAL OR SOLE NEGLIGENCE. CUSTOMER FURTHER RELEASES AND WAIVES ANY RIGHT OF SUBROGATION THAT IT, ANY INSURER, OR ANY OTHER THIRD PARTY MAY HAVE DUE TO OR FOR ANY SUCH CLAIM, LOSS, OR DAMAGE, INCLUDING, BUT NOT LIMITED TO, EQUITABLE, CONTRACTUAL, LEGAL, AND CONVENTIONAL SUBROGATION, AND WARRANTS THAT THIS RELEASE AND WAIVER SHALL BE BINDING ON ANY AND ALL SUBROGEEES OR ASSIGNEES OF CUSTOMER'S RIGHTS. CINTAS SHALL NOT BE RESPONSIBLE FOR ANY CLAIMS OF CUSTOMER, ANY LOSSES, OR ANY DAMAGES THAT IS REQUIRED TO BE INSURED UNDER THIS AGREEMENT, IS INSURED, OR IS INSURABLE. CUSTOMER AGREES TO INDEMNIFY CINTAS AGAINST ANY AND ALL SUCH CLAIMS, INCLUDING CLAIMS OF THIRD PARTIES, THAT MAY ARISE THAT ARE RELATED TO THE AGREEMENT OR THE PROVISION OF THE SERVICES IN ANY WAY THAT MAY ARISE DUE TO CUSTOMER'S BREACH OF THESE OBLIGATIONS. CUSTOMER AGREES TO AND WARRANTS THAT IT WILL NOTIFY ITS INSURER(S) OF THIS RELEASE AND WAIVER.

17. RELEASE AND INDEMNIFICATION OF CINTAS BY CUSTOMER. CUSTOMER RELEASES AND AGREES TO DEFEND, INDEMNIFY, AND HOLD HARMLESS CINTAS AND ANY/ALL OF ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES, OR OTHER REPRESENTATIVES OF ANY TYPE FROM LIABILITY FOR ANY AND ALL LOSS, DAMAGE, OR EXPENSE OF ANY KIND OR TYPE, UNDER ANY LEGAL, EQUITABLE OR OTHER THEORY THAT MAY OCCUR PRIOR TO, CONTEMPORANEOUSLY WITH, OR AFTER THE EXECUTION OF THIS AGREEMENT RELATED IN ANY WAY TO THE SUBJECT MATTER OF THIS AGREEMENT OR PERFORMANCE UNDER THE AGREEMENT, INCLUDING (BUT NOT LIMITED TO) THE IMPROPER OPERATION OR NON-OPERATION OF THE FIRE SUPPRESSION, ALARM, OR OTHER SYSTEM(S). THIS OBLIGATION INCLUDES (BUT IS NOT LIMITED TO) ANY CLAIM, DEMAND, SUIT, LIABILITY, DAMAGE, JUDGMENT, LOSS, EXPENSES, ATTORNEY'S FEES, AND COSTS, THAT MAY BE ASSERTED AGAINST OR INCURRED BY CINTAS OR ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES,

OR OTHER REPRESENTATIVES BY CUSTOMER OR ANY PERSON OR ENTITY NOT A PARTY TO THIS AGREEMENT (INCLUDING, BUT NOT LIMITED TO, CUSTOMER'S INSURANCE COMPANY, ADMINISTRATIVE BODY OR AUTHORITY, OR CUSTOMER'S EMPLOYEES) FOR ANY EXPENSE, LOSS, OR DAMAGE CAUSED BY OR CONTRIBUTED TO IN ANYWAY, OR ALLEGED TO BE CAUSED BY OR CONTRIBUTED TO IN ANY WAY, BY ANY ACT, OMISSION, OR FAULT OF CINTAS OR ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES, OR OTHER REPRESENTATIVES. THIS OBLIGATION EXTENDS TO, WITHOUT LIMITATION, STATUTORY CIVIL DAMAGES, ECONOMIC DAMAGES, PERSONAL INJURY, DEATH, OR PROPERTY DAMAGE (REAL AND PERSONAL) ARISING OUT OF OR RELATED TO THIS AGREEMENT, INCLUDING (BUT NOT LIMITED TO) ANY CLAIMS BASED UPON BREACH OF THE AGREEMENT, STRICT LIABILITY, REQUESTS FOR OR RIGHTS OF SUBROGATION OR CONTRIBUTION, INDEMNIFICATION, WRONGFUL DEATH, AND NEGLIGENCE (WHETHER ACTIVE OR PASSIVE, AND INCLUDING CLAIMS BASED UPON CINTAS'S SOLE, PARTIAL, OR JOINT AND SEVERAL NEGLIGENCE OF ANY TYPE OR DEGREE), AND ANY OTHER CLAIM, WHETHER BASED UPON OR ARISING UNDER CONTRACT, TORT, LAW, OR EQUITY. CUSTOMER FURTHER RELEASES AND WAIVES ANY RIGHT OF SUBROGATION THAT IT, ANY INSURER, OR ANY OTHER THIRD PARTY MAY HAVE DUE TO OR FOR ANY SUCH CLAIM, LOSS, OR DAMAGE. Cintas reserves the right to select counsel to represent it in any such action.

18. LIMITATION OF CINTAS'S LIABILITY. Customer acknowledges that Cintas's service fees/purchase prices are based on the value of services or goods provided and the limited liability provided under this Agreement and not on the value of the Customer's premises or its contents, or the likelihood or potential extent or severity of injury (including death) to Customer or others. Customer further acknowledges and agrees that Cintas cannot predict the potential amount, extent, or severity of any damages or injuries that Customer or others may incur due to the failure of the system or services to work as intended. IF CINTAS OR ITS REPRESENTATIVES ARE HELD LIABLE FOR ANY REASON FOR ANY LOSS, INJURY, OR DAMAGES OF ANY KIND THAT ARISES OUT OF RESULTS FROM, OR IS RELATED TO THIS AGREEMENT (INCLUDING, WITHOUT LIMITATION, LOSSES, INJURIES OR DAMAGES RESULTING FROM CINTAS'S SOLE OR PARTIAL NEGLIGENCE, WHETHER ACTIVE OR PASSIVE), CUSTOMER AGREES AND WARRANTS THAT CINTAS'S AND ITS REPRESENTATIVE'S COLLECTIVE LIABILITY TO CUSTOMER, ITS AGENTS, OFFICERS, DIRECTORS, EMPLOYEES, INVITEES, AND ANY THIRD PARTY SHALL BE LIMITED EXCLUSIVELY TO \$1,000. If Customer wishes to increase the limitation of liability, Cintas and Customer may negotiate a supplemental written agreement to increase the limit of Cintas's liability, but no such agreed upon increase to the limit of Cintas's liability shall be interpreted to find Cintas or its subcontractors or representatives to be insurers. CUSTOMER AGREES THAT THE LIMITS ON THE LIABILITY OF CINTAS AND THE WAIVERS AND INDEMNITIES SET FORTH IN THIS AGREEMENT ARE A FAIR ALLOCATION OF RISKS AND LIABILITIES BETWEEN CINTAS, CUSTOMER, AND ANY OTHER AFFECTED PARTIES. CUSTOMER ACKNOWLEDGES AND AGREES THAT WERE CINTAS TO HAVE LIABILITY GREATER THAN THAT STATED ABOVE, IT WOULD NOT PROVIDE THE SERVICES. Neither party shall be liable to the other or any other person for any incidental, punitive, speculative, or consequential damages of any type, including, but not limited to, loss of profits or business opportunity.

22. Governing Law. To the greatest extent permitted by law, this Agreement shall be governed by the laws of the State of Ohio, and it explicitly excludes any reference or resort to choice of law rules that suggest or require that the laws of another jurisdiction be applied.

23. Disputes. Any dispute or matter arising in connection with or relating to this Agreement other than an action for collection of fees due Cintas hereunder shall be resolved by binding and final arbitration administered by the American Arbitration Association under its Commercial Arbitration Rules. The number of arbitrators shall be three. The parties shall each choose an arbitrator, with those two arbitrators to agree upon a third arbitrator. The place of arbitration shall be Warren County, Ohio and Ohio law shall apply. Judgment on the award rendered by the arbitrators may be entered in any court having jurisdiction. CUSTOMER, ON BEHALF OF ITSELF AND ALL OF ITS INSURER(S), WAIVES TRIAL BY JURY IN ANY ACTION BETWEEN CUSTOMER AND/OR INSURER AND CINTAS, AND CUSTOMER IRREVOCABLY WAIVES ANY RIGHT TO CLASS REPRESENTATIVE CLAIMS (WHETHER AS A CLASS MEMBER OR CLASS REPRESENTATIVE) AND ANY RIGHT TO HAVE SUCH DISPUTE CONSOLIDATED OR CONSIDERED IN CONJUNCTION WITH ANY OTHER CLAIM OR CONTROVERSY OR AS A PART OF ANY OTHER PROCEEDING. Notice or service of process of any such dispute may be made by correspondence delivered via the United States Postal Service (certified mail or registered mail, return receipt requested) or by a national overnight courier service (such as Federal Express) directed to the opposing party's address identified in this Agreement. With respect to an action for fees due Cintas under this Agreement, the exclusive jurisdiction and forum for the resolution of any such dispute shall be a court of competent jurisdiction in the state where the Customer is located, and if Cintas prevails on any or all of its claim for fees, Cintas shall also be entitled to recover all attorneys' fees and costs it incurs in the prosecution of the claim or action.

\*\*\*\*\* INVOICE \*\*\*\*\*



**Dominion Engineering Group, Inc.**  
**4348 Southpoint Blvd., Suite 201**  
**Jacksonville, Florida 32216**  
**(904) 854-4500**

Date: April 1, 2024

Invoice Number 2024-6472

Net 15 days

Mr. Keith Hyatt, Chairman  
**Grand Oaks CDD**  
 2005 Pan Am Circle, Ste. 300  
 Tampa, Florida 33607  
[inframark@avidbill.com](mailto:inframark@avidbill.com)

**Reference: Grand Oaks CDD, St. Johns County, Florida**  
**DEG Project Number 2157.004**  
**Assessment Area 2 & 3**

**Task 1 CDD District Engineer**

**(hourly)**

Employee Level	Billing Amount (hourly)	Total Hours this period	Total Due
CADD Operator	\$90	0	\$0.00
CADD Designer	\$130	0	\$130.00
Engineer	\$135	0	\$0.00
Professional Engineer	\$155	6	\$930.00
Principal	\$210	5	\$1,050.00
<b>TOTAL</b>		<b>11</b>	<b>\$1,980.00</b>

1. Reviewed bills and approved requisitions
2. Attended CDD meeting
3. Reviewed Bids and prepared Bid tabulation from Bids

**Amount Due \$1,980.00**

PM REVIEW: initials (wes) Select Contract Term Regarding Invoicing: Per our Contract, terms are net fifteen (15) days.

Past due balances shall be subject to interest at the rate of 1.5 percent per month. All DEG invoices for services under this contract will be considered correct as rendered to the Client unless questioned by the Client, in writing, within 15 days of the date of the invoice.

**CHECK REQUEST FORM**  
**Grand Oaks**

**Date:** 3/20/2024

**Invoice#:** 03192024-01

**Vendor#:** V00026

---

**Vendor Name:** Grand Oaks

**Pay From:** Truist Acct# 9049

**Description:** Series 2019 - FY 24 Tax Dist ID #8

**Code to:** 201.103200.1000

**Amount:** \$7,171.58

**Requested By:** Teresa Farlow 3/20/2024

---

# GRAND OAKS CDD

## DISTRICT CHECK REQUEST

**Date** 3/19/2024

**Payable To** Grand Oaks CDD

**Check Amount** \$7,171.58

**Check Description** Series 2019 - FY 24 Tax Dist. ID #8

**Check Amount** ~~\$4,385.53~~

**Check Description** ~~Series 2020 - FY 24 Tax Dist. ID #8~~

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

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

*Eric*

\_\_\_\_\_  
Authorization

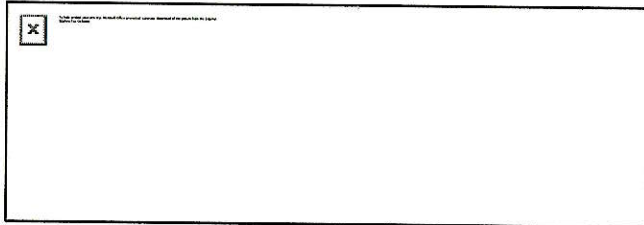
DM	
Fund	<u>001</u>
G/L	<u>20702</u>
Object Code	
Chk #	_____ Date _____



**Eric Davidson**

**From:** Dennis W. Hollingsworth, CFC <taxcollector@stjohnstax.us>  
**Sent:** Tuesday, March 19, 2024 3:04 PM  
**To:** Eric Davidson  
**Subject:** St Johns Tax Collector - Distribution Notice

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



P.O. Box 9001  
 ST. AUGUSTINE, FLORIDA 32085  
 P: 904 209 2250  
 F: 904 209 2283  
[WWW.SJCTAX.US](http://WWW.SJCTAX.US)

**RECEIPT OF DEPOSIT OF COUNTY FUNDS**  
 (AS PROVIDED BY SEC. 136.03, F.S.)

**DATE:** 03/19/2024  
**TO:** GRAND OAKS CDD  
**FROM:** Dennis W. Hollingsworth, St. Johns County Tax Collector  
**TOTAL:** \$18,290.07  
 Current Distribution #8 (1/1/2024 - 2/29/2024)

**GRAND OAKS CDD**

Fund / Fee	Tax	Discount	Interest/Fee	Total	Commission	Veterans Refunds	Net
GRAND OAKS CDD	\$18,943.22	(\$279.88)	\$0.00	\$18,663.34	(\$373.27)	\$0.00	\$18,290.07
<b>Total Remitted:</b>	\$18,943.22	(\$279.88)	\$0.00	\$18,663.34	(\$373.27)	\$0.00	\$18,290.07

Sincerely,

**Christopher L. Swanson**  
 Finance Director  
 St. Johns County Tax Collector  
 904-209-2251  
[cswanson@sjctax.us](mailto:cswanson@sjctax.us)





**CHECK REQUEST FORM**  
**Grand Oaks**

**Date:** 3/20/2024

**Invoice#:** 03192024-02

**Vendor#:** V00026

**Vendor Name:** Grand Oaks

**Pay From:** Truist Acct# 9049

**Description:** Series 2020 - FY 24 Tax Dist ID #8

**Code to:** 202.103200.1000

**Amount:** \$4,385.53

**Requested By:** Teresa Farlow 3/20/2024

---

# GRAND OAKS CDD

## DISTRICT CHECK REQUEST

**Date** 3/19/2024

**Payable To** Grand Oaks CDD

**Check Amount** ~~\$7,171.58~~

**Check Description** Series 2019 - FY 24 Tax Dist. ID #8

**Check Amount** \$4,385.53

**Check Description** Series 2020 - FY 24 Tax Dist. ID #8

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

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

*Eric*

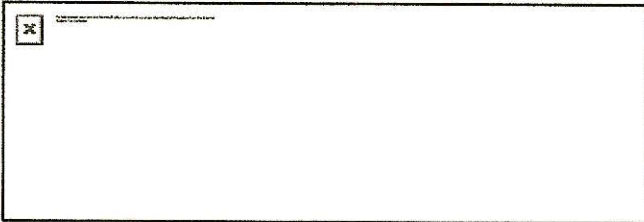
\_\_\_\_\_  
Authorization

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

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**Sent:** Tuesday, March 19, 2024 3:04 PM  
**To:** Eric Davidson  
**Subject:** St Johns Tax Collector - Distribution Notice

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



P.O. Box 9001  
 ST. AUGUSTINE, FLORIDA 32085  
 P: 904 209 2250  
 F: 904 209 2283  
[WWW.SICTAX.US](http://WWW.SICTAX.US)

**RECEIPT OF DEPOSIT OF COUNTY FUNDS**  
 (AS PROVIDED BY SEC. 136.03, F.S.)

**DATE:** 03/19/2024  
**TO:** GRAND OAKS CDD  
**FROM:** Dennis W. Hollingsworth, St. Johns County Tax Collector  
**TOTAL:** \$18,290.07  
 Current Distribution #8 (1/1/2024 - 2/29/2024)

**GRAND OAKS CDD**

Fund / Fee	Tax	Discount	Interest/Fee	Total	Commission	Veterans Refunds	Net
GRAND OAKS CDD	\$18,943.22	(\$279.88)	\$0.00	\$18,663.34	(\$373.27)	\$0.00	\$18,290.07
<b>Total Remitted:</b>	\$18,943.22	(\$279.88)	\$0.00	\$18,663.34	(\$373.27)	\$0.00	\$18,290.07

Sincerely,

**Christopher L. Swanson**  
 Finance Director  
 St. Johns County Tax Collector  
 904-209-2251  
[cswanson@sjctax.us](mailto:cswanson@sjctax.us)

# GRAND OAKS CDD

## TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE FISCAL YEAR 2024, TAX YEAR 2023

	Fiscal Year 2024 Percentages
Net O&M	36.812%
Net DS Series 2019	0.368100
Net DS Series 2020	0.392100
Net DS Series 2021	0.23978%
Net Total	100.00000%

90%

Date Received	Amount Received	36.81%		39.21%		39.21%		23.98%		23.98%		Proof	Distribution Number & Date Transferred
		Raw Numbers Operations Revenue, Occupied Units	Rounded Operations Revenue, Occupied Units	Raw Numbers 2019 Debt Service Revenue	Rounded 2019 Debt Service Revenue	Raw Numbers 2020 Debt Service Revenue	Rounded 2020 Debt Service Revenue	Raw Numbers 200 Debt Service Revenue	Rounded 200 Debt Service Revenue				
11/17/2023	24,212.96	8,913.30	8,913.30	9,493.96	9,493.96	5,805.70	5,805.70	-	-	-	-	-	#2 10/19-11/6
11/22/2023	59,088.54	21,751.74	21,751.74	23,168.77	23,168.77	14,168.03	14,168.03	-	-	-	-	-	#3 11/7-11/14
12/14/2023	103,026.80	37,926.34	37,926.34	40,397.07	40,397.07	24,703.39	24,703.39	-	-	-	-	-	#4 11/15-11/22
12/22/2023	34,723.84	12,782.58	12,782.57	13,615.31	13,615.31	8,325.96	8,325.96	-	-	-	-	-	#5 11/15-11/30
1/9/2024	616,368.13	226,898.13	226,898.12	241,679.50	241,679.50	147,790.51	147,790.51	-	-	-	-	-	#6
1/12/2024	3,513.98	1,293.57	1,293.57	1,377.84	1,377.84	842.57	842.57	-	-	-	-	-	
2/12/2024	459,511.01	169,155.71	169,155.70	180,175.43	180,175.43	110,179.88	110,179.88	-	-	-	-	-	#7
3/19/2024	18,290.07	6,732.96	6,732.96	7,171.58	7,171.58	4,385.53	4,385.53	-	-	-	-	-	#8
		-	-	-	-	-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	-	-	-	-	
<b>TOTAL</b>	1,318,735.33	485,454.32	485,454.30	517,079.45	517,079.46	316,201.55	316,201.57	-	-	-	-	-	
<b>Net Total on Roll</b>	1,457,613.85	536,578.44			571,534.07		349,501.34						
<b>Collection Surplus / (Deficit)</b>	(138,878.52)	(51,124.14)			(54,454.61)		(33,299.77)						



**CHECK REQUEST FORM**  
**Grand Oaks**

**Date:** 4/17/2024

**Invoice#:** 04102024-01

**Vendor#:** V00026

**Vendor Name:** Grand Oaks

**Pay From:** Truist Acct# 9049

**Description:** Series 2019 - FY 24 Tax Dist ID Int 01/01-03/31

**Code to:** 201.103200.1000

**Amount:** **\$755.07**

**Requested By:** Teresa Farlow 4/17/2024

---

# GRAND OAKS CDD

## DISTRICT CHECK REQUEST

**Date** 4/10/2024

**Payable To** Grand Oaks CDD

**Check Amount** \$755.07

**Check Description** Series 2019 - FY 24 Tax Dist. ID Dist2 Int 1/1 - 3/31

**Check Amount** \$461.74

**Check Description** Series 2020 - FY 24 Tax Dist. ID Dist2 Int 1/1 - 3/31

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

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

*Eric*

\_\_\_\_\_  
Authorization

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

Net O&M  
 Net DS Series 2019  
 Net DS Series 2020  
 Net Total

Dollar Amounts	Fiscal Year 2024 Percentages
536,578.44	36.812%
571,534.07	39.210%
349,501.34	23.978%
1,457,613.85	100.00000%

91%

# GRAND OAKS CDD

## TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE

### FISCAL YEAR 2024, TAX YEAR 2023

Date Received	Amount Received	36.81%		39.21%		23.98%		Proof	Distribution Number & Date Transferred
		Raw Numbers Operations Revenue, Occupied Units	Rounded Operations Revenue, Occupied Units	Raw Numbers 2019 Debt Service Revenue	Rounded 2019 Debt Service Revenue	Raw Numbers 2020 Debt Service Revenue	Rounded 200 Debt Service Revenue		
11/17/2023	24,212.96	8,913.30	8,913.30	9,493.96	9,493.96	5,805.70	5,805.70	-	#2 10/19-11/6
11/22/2023	59,088.54	21,751.74	21,751.74	23,168.77	23,168.77	14,168.03	14,168.03	-	#3 11/7-11/14
12/14/2023	103,026.80	37,926.34	37,926.34	40,397.07	40,397.07	24,703.39	24,703.39	-	#4 11/15-11/22
12/22/2023	34,723.84	12,782.58	12,782.57	13,615.31	13,615.31	8,325.96	8,325.96	-	#5 11/15-1/30
1/9/2024	616,368.13	226,898.13	226,898.12	241,679.50	241,679.50	147,790.51	147,790.51	-	#6
1/12/2024	3,513.98	1,293.57	1,293.57	1,377.84	1,377.84	842.57	842.57	-	
2/12/2024	459,511.01	169,155.71	169,155.70	180,175.43	180,175.43	110,179.88	110,179.88	-	#7
3/19/2024	18,290.07	6,732.96	6,732.96	7,171.58	7,171.58	4,385.53	4,385.53	-	#8
4/10/2024	1,925.70	708.89	708.89	755.07	755.07	461.74	461.74	-	Dist Int 1/1 - 3/31
		-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	
		-	-	-	-	-	-	-	
<b>TOTAL</b>	1,320,661.03	486,163.21	486,163.19	517,834.52	517,834.53	316,663.29	316,663.31	-	
Net Total on Roll	1,457,613.85		536,578.44		571,534.07		349,501.34		
Collection Surplus / (Deficit)	(136,952.82)		(50,415.25)		(53,699.54)		(32,838.03)		

# RECEIPT OF DEPOSIT OF COUNTY FUNDS

(AS PROVIDED BY SEC. 136.03, F.S.)

**DATE:** April 10, 2024

**TO:** Grand Oaks CDD - ACH

**FROM:** Dennis W. Hollingsworth, St. Johns County Tax Collector

**TOTAL:** \$ 1,925.70 on account for Dist #2 Interest Earned 1/1/2024 - 3/31/2024, as follows:

-----  
-----

**TAXING AUTHORITY:** Grand Oaks CDD

<b>TOTAL</b>	\$	1,925.70
--------------	----	----------

TOTAL ACKNOWLEDGED BY THIS RECEIPT-----

CHECK NO. \_\_\_\_\_ SIGNED \_\_\_\_\_



**CHECK REQUEST FORM**  
**Grand Oaks**

**Date:** 4/17/2024

**Invoice#:** 04102024-02

**Vendor#:** V00026

**Vendor Name:** Grand Oaks

**Pay From:** Truist Acct# 9049

**Description:** Series 2020 - FY 24 Tax Dist ID Int 01/01-03/31

**Code to:** 202.103200.1000

**Amount:** \$461.74

**Requested By:** Teresa Farlow 4/17/2024

# GRAND OAKS CDD

## DISTRICT CHECK REQUEST

**Date** 4/10/2024

**Payable To** Grand Oaks CDD

**Check Amount** \$755.07

**Check Description** Series 2019 - FY 24 Tax Dist. ID Dist2 Int 1/1 - 3/31

**Check Amount** \$461.74

**Check Description** Series 2020 - FY 24 Tax Dist. ID Dist2 Int 1/1 - 3/31

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

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

*Eric*

\_\_\_\_\_  
Authorization

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



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-----

**TAXING AUTHORITY:** Grand Oaks CDD

<b>TOTAL</b>		\$	1,925.70
--------------	--	----	----------

TOTAL ACKNOWLEDGED BY THIS RECEIPT-----

CHECK NO. \_\_\_\_\_ SIGNED \_\_\_\_\_

**KUTAK ROCK LLP**

**TALLAHASSEE, FLORIDA**

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

March 29, 2024

**Check Remit To:**

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

**ACH/Wire Transfer Remit To:**

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3368657

Client Matter No. 8523-1

Notification Email: eftgroup@kutakrock.com

Mr. Brian Lamb  
 Grand Oaks CDD  
 MERITUS DISTRICTS  
 Suite 120  
 2005 Pan Am Circle  
 Tampa, FL 33607

Invoice No. 3368657  
 8523-1

Re: General Counsel

For Professional Legal Services Rendered

02/01/24	J. Johnson	0.40	170.00	Review draft Terracon contract
02/01/24	A. Warner	0.70	129.50	Further updated agreement with Terracon for Environmental Services
02/04/24	L. Whelan	0.30	115.50	Monitor legislative process relating to matters impacting special districts
02/05/24	K. Jusevitch	0.20	37.00	Research election status; confer with Johnson
02/10/24	J. Johnson	0.40	170.00	Review correspondence regarding drainage bids and reply
02/17/24	J. Johnson	0.30	127.50	Review agenda package
02/19/24	J. Johnson	0.50	212.50	Conference with Koncar regarding pending matters
02/22/24	J. Johnson	1.20	510.00	Prepare for meeting; attend board meeting; post meeting follow up
02/25/24	J. Johnson	0.40	170.00	Review contract revisions from Koncar and reply
TOTAL HOURS		4.40		

**KUTAK ROCK LLP**

Grand Oaks CDD

March 29, 2024

Client Matter No. 8523-1

Invoice No. 3368657

Page 2

TOTAL FOR SERVICES RENDERED \$1,642.00

DISBURSEMENTS

Freight and Postage 23.60

TOTAL DISBURSEMENTS 23.60

TOTAL CURRENT AMOUNT DUE \$1,665.60



 **MACROLEASE**  
 A division of Eastern Funding  
 185 Express Street Suite 100  
 Plainview, NY 11803  
 (516) 576-9000 Ext 22107

Received

MAR 25

Account Number 5030873  
 Invoice Number 503087340824  
 Statement Date 3/18/24  
 Payment Due Date 4/08/24  
 Current Amount Due 1,792.80  
 Past Due Amount 1,568.70  
 Amount Enclosed \$ \_\_\_\_\_  
 If payment is made on or after 4/18/24  
 please include late fee of 74.70

\*\*\*\*\*AUTO\*\*MIXED AADC 07099  
 940 0.5070 MB 0.571 3 49 1  
 Grand Oaks Community Development Di  
 Grand Oaks CDD  
 2005 Pan Am Cir  
 Suite 300  
 Tampa FL 33607-6008

**Subject Location:**

1055 TURNBULL ROAD  
 ST. AUGUSTINE FL 320920000

**Payments by Mail**

Payable to: Eastern Funding LLC  
 Mail to: Eastern Funding  
 P.O. Box 5441  
 White Plains, NY 10602-5441

Please be sure to include the loan number on the check.

If you have opted for automatic payments (ACH), your payments will be deducted on the above **Payment Due Date** and no further action is required. You may retain this statement for your records.

Account Number 5030873  
 Statement Date 3/18/24  
 Payment Due Date 4/08/24  
 Current Amount Due 1,792.80  
 Past Due Amount 1,568.70  
 Maturity Date 9/08/27

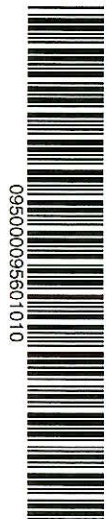
**\*Principal Balance listed does not reflect a payoff amount. Payoff balances are subject to the terms of your agreement. See reverse for further instructions.**

To make your payment by phone, changes to your account or for general account inquiries, please contact Customer Service at (212) 819-2000.

**Pay Online**

Scan the QR to access  
 our Payment Portal

<https://smartpay.profitstars.com/express/macrolease>







213 West 35th Street, 2nd Floor  
New York, NY 10001

**Grand Oaks Development District**  
**2005 Pan Am Circle; Suite 300**  
**Tampa, FL 336607**

<b>Loan Number</b>	5030873
<b>Invoice Number</b>	5030873 50824
<b>Invoice Date</b>	4/15/2024
<b>Current Due Date</b>	5/8/2024
<b>Current Amount Due</b>	\$ 1,494.00
<b>May Installment Due</b>	\$ 1,494.00
<b>Sales Tax Amount Due</b>	\$ -

**Amount Enclosed** \_\_\_\_\_

If payment is made on or after 5/18/2024  
please include late fee of \$149.40

**Payable to:** Eastern Funding LLC dba Macrolease

**Current Due Date** 5/8/2024

Mail to: Eastern Funding LLC dba Macrolease  
P.O. Box 5441  
White Plain, NY 10602

Current Amount Due	\$	1,494.00
Past Due Amount	\$	-
Late Fees Due	\$	373.50
Total Amount Due	\$	1,867.50

**Please be sure to include the loan number**  
on the check.  
If you have opted for automatic payments  
(ACH), your payments will be deducted on  
the above payment due date and no further  
action is required. You may retain this  
statement for your records.

**Maturity Date** 9/8/2027

To make your payment by phone, changes to your account or for general  
account inquiries, please contact Customer Service at (212) 819-2000.

Received

APR 23 124

Account Number 5030873  
 Invoice Number 503087350824  
 Statement Date 4/17/24  
 Payment Due Date 5/08/24  
 Current Amount Due 1,568.70  
 Past Due Amount 1,792.80  
 Amount Enclosed \$ \_\_\_\_\_  
 If payment is made on or after 5/20/24  
 please include late fee of 74.70

\*\*\*\*\*AUTO\*\*MIXED AADC 07099  
 645 0.5070 MB 0.571 3 48 1  
 Grand Oaks Community Development Di  
 Grand Oaks CDD  
 2005 Pan Am Cir  
 Suite 300  
 Tampa FL 33607-6008

**Subject Location:**  
 1055 TURNBULL ROAD  
 ST. AUGUSTINE FL 320920000

**Payments by Mail**  
 Payable to: Eastern Funding LLC  
 Mail to: Eastern Funding  
 P.O. Box 5441  
 White Plains, NY 10602-5441  
 Please be sure to include the loan number on the check.  
 If you have opted for automatic payments (ACH), your payments will be deducted on the above **Payment Due Date** and no further action is required. You may retain this statement for your records.

Account Number 5030873  
 Statement Date 4/17/24  
 Payment Due Date 5/08/24  
 Current Amount Due 1,568.70  
 Past Due Amount 1,792.80  
 Maturity Date 9/08/27

**\*Principal Balance listed does not reflect a payoff amount. Payoff balances are subject to the terms of your agreement. See reverse for further instructions.**

To make your payment by phone, changes to your account or for general account inquiries, please contact Customer Service at (212) 819-2000.

**Pay Online**

Scan the QR to access our Payment Portal

<https://smartpay.profitstars.com/express/macrolease>





**MHD Communications**  
**5808 Breckenridge Pkwy Ste G**  
**Tampa, FL 33610**  
**(813) 948-0202**

Date	Invoice
04/10/2024	33953
Account	
Grand Oaks	

Bill To:
Grand Oaks CDD Attn: Accounts Payable 1055 Turnbull Creek Road St Augustine , FL 32092 United States

Ship To
Grand Oaks CDD 1055 Turnbull Creek Road St Augustine , FL 32092 United States

Terms	Due Date	PO Number	Reference
NET15	04/25/2024		

Service Request Number	436099
Summary	Grand Oaks CDD - cameras offline
Billing Method	Actual Rates
Detail	<p>Tue 2/20/2024/11:17 AM UTC-05/ Austin Mann (time)-                      Connected to unmanaged grand oaks pc for cameras                      2 cameras are offline                      The user is requesting onsite for camera trouble shooting                      Could not find information on NVR                      Scheduling PS</p> <p>Mon 2/19/2024/9:19 AM UTC-05/ Josh Nielsen (time)-                      Hey Rebekah,</p> <p>Sorry for not getting back to you on Friday, unfortunately I was out of the office that day. Please give me a call back at 813-948-0202 so we can take a look at this issue with these cameras.</p> <p>Respectfully,                      Joshua Nielsen                      MHD Communications                      813-948-0202</p> <p>Mon 2/19/2024/9:05 AM UTC-05/ Josh Nielsen (time)-                      - Contacting Rebekah                      - Left a voicemail asking the user to reach out                      - Will send the user an email</p> <p>Fri 2/16/2024/11:44 AM UTC-05/ Rebekah Scroggins                      rebekah.scroggins@inframark.com                      This email comes from outside the organization.                      Do not click links or open attachments unless it is an email you expected to receive.</p> <p>I tried to call you but it went to a mailbox. Im on site right now able to do this.</p> <p>Rebekah Scroggins   LCAM                      Community Manager, CDD Project Manager                      FL Notary Public                      [image]                      1055 Turnbull Creek Road   St. Augustine, FL 32092                      630 Kingsley Ave., Suite B   Orange Park, FL 32073</p> <p>Office Hours:                      Monday to Friday                      9:00 a.m. – 5:00 pm.</p>

Direct: 407.566.2018  
www.inframarkims.com

Please include your address and community name on all emails.  
Townsquare: <https://townsquare.nabrnetwork.com> for ARC Forms, Governing Docs, Community News, Pay fees  
For ESTOPPEL requests please reach out to <https://inframark.condocerts.com>  
For accounting, please email [Customercare@inframark.com](mailto:Customercare@inframark.com)

Wed 2/14/2024/11:25 AM UTC-05/ Josh Nielsen (time)-  
Hey Rebekah,

I tried to reach out to but unfortunately I missed you. Can you give me a call back when you have a chance so we can figure out why your cameras are not showing properly? I can be reached at 813-948-0202.

Respectfully,  
Joshua Nielsen  
MHD Communications  
813-948-0202

Wed 2/14/2024/11:20 AM UTC-05/ Josh Nielsen (time)-  
- Contacting Rebekah  
- Left a voicemail with the user  
- Will email the user and ask them to reach out

Wed 2/14/2024/10:53 AM UTC-05/ Rebekah Scroggins  
This email comes from outside the organization.  
Do not click links or open attachments unless it is an email you expected to receive.

Most of my cameras are offline. Can you assist?

Rebekah Scroggins | LCAM  
Community Manager, CDD Project Manager  
FL Notary Public  
[image]  
1055 Turnbull Creek Road | St. Augustine, FL 32092  
630 Kingsley Ave., Suite B | Orange Park, FL 32073

Office Hours:  
Monday to Friday  
9:00 a.m. – 5:00 pm.  
Direct: 407.566.2018  
www.inframarkims.com

Please include your address and community name on all emails.  
Townsquare: <https://townsquare.nabrnetwork.com> for ARC Forms, Governing Docs, Community News, Pay fees  
For ESTOPPEL requests please reach out to <https://inframark.condocerts.com>  
For accounting, please email [Customercare@inframark.com](mailto:Customercare@inframark.com)

Resolution

Wed 2/14/2024/11:20 AM UTC-05/ Josh Nielsen (time)-  
- Contacting Rebekah  
- Left a voicemail with the user  
- Will email the user and ask them to reach out

Company Name

Grand Oaks CDD

Contact Name

Rebekah Scroggins

Services	Work Type	Hours	Rate	Amount
<u>Billable Services</u>				
Help Desk Technician	Remote - Business Hours	0.25	150.00	\$37.50
<b>Total Services:</b>				<b>\$37.50</b>
We appreciate your business!			<b>Invoice Subtotal:</b>	\$37.50

<p>MHD Communications accepts checks and all major credit cards.</p> <p>A late payment charge of 5% per month will be applied to all unpaid balances.</p>	<b>Sales Tax:</b>	\$0.00
	<b>Invoice Total:</b>	<b>\$37.50</b>
	<b>Payments:</b>	\$0.00
	<b>Credits:</b>	\$0.00
	<b>Balance Due:</b>	<b>\$37.50</b>

**Invoice Time Detail**

**Invoice Number:** 33953  
**Company:** Grand Oaks CDD

**Charge To: Grand Oaks CDD / Grand Oaks CDD - cameras offline Location: Main**

<b>Date</b>	<b>Staff</b>	<b>Notes</b>	<b>Bill</b>	<b>Hours</b>	<b>Rate</b>	<b>Ext Amt</b>
02/20/2024	Mann, Austin	<b>Service Ticket:</b> 436099 <b>Summary:</b> Grand Oaks CDD - cameras offline Connected to unmanaged grand oaks pc for cameras 2 cameras are offline The user is requesting onsite for camera trouble shooting Could not find information on NVR Scheduling PS	Y	0.25	150.00	\$37.50

**Subtotal: \$37.50**

**Invoice Time Total:** **Billable Hours:** 0.25



**Northeast Quality Services LLC**  
**dba Vanguard Cleaning Systems of Northeast Florida**  
**7235 Bentley Road**  
**Suite 237**  
**Jacksonville, FL 32256**  
 Phone (904) 332-9090 Fax (904) 332-9070  
 Invoice Inquiries (973) 334-3355 x107

# Invoice

Date	Invoice #
4/25/2024	34552

**PLEASE REMIT CHECK PAYMENTS TO:**  
**Northeast Quality Services LLC**  
**dba Vanguard Cleaning Systems of Northeast Florida**  
**115 Route 46 West, Suite A-8**  
**Mountain Lakes, NJ 07046**

**Bill To:**

Grand Oaks CDD  
 1055 Turnbull Creek Road  
 Saint Augustine, FL 32092

**Please reference your invoice number(s) upon submitting payment.**

P.O. No.	Terms	Due Date	Project
	Net 15	5/10/2024	

Description	Qty	Rate	Amount
Post-event cleaning of the Clubroom @ 1055 Turnbull Creek Rd. Completed 4/23/24.	1	300.00	300.00T

	<b>Subtotal</b>	\$300.00
<b>ADDITIONAL PAYMENT OPTIONS:</b>	<b>Sales Tax (0.0%)</b>	\$0.00
<b>Pay online via e-check at <a href="https://bit.ly/2KfeFpW">https://bit.ly/2KfeFpW</a></b>	<b>Total</b>	\$300.00
<b>Auto ACH is available. Please email <a href="mailto:accountingnj@vanguardcleaning.com">accountingnj@vanguardcleaning.com</a> to enroll.</b>	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$300.00

**5C**

# **Grand Oaks Community Development District**

Financial Statements  
(Unaudited)

Period Ending  
April 30, 2024

Prepared by:



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

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet**  
As of April 30, 2024  
(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019A	SERIES 2020	SERIES 2021	SERIES 2019A	SERIES 2020	SERIES 2021	GENERAL	GENERAL	TOTAL
		DEBT SERVICE FUND	DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	
<b>ASSETS</b>										
Cash - Operating Account	\$ 159,899	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 159,899
Cash in Transit	-	755	462	-	-	-	-	-	-	1,217
Due From Developer	118,934	-	-	-	-	-	-	-	-	118,934
Due From Other Funds	-	66,954	46,335	14,041	-	-	-	-	-	127,330
Investments:										
Acquisition & Construction Account	-	-	12	-	34,164	46,524	15,152	-	-	95,852
Interest Account	-	-	1,352	-	-	-	-	-	-	1,352
Prepayment Account	-	277	32,873	-	-	-	-	-	-	33,150
Reserve Fund	-	676,697	933,184	300,024	-	-	-	-	-	1,909,905
Revenue Fund	-	668,891	730,218	92,896	-	-	-	-	-	1,492,005
State Road 16 Subaccount	-	-	-	-	-	-	2,522	-	-	2,522
Deposits	1,560	-	-	-	-	-	-	-	-	1,560
Fixed Assets										
Construction Work In Process	-	-	-	-	-	-	-	25,866,101	-	25,866,101
Amount Avail In Debt Services	-	-	-	-	-	-	-	-	1,557,457	1,557,457
Amount To Be Provided	-	-	-	-	-	-	-	-	28,968,823	28,968,823
<b>TOTAL ASSETS</b>	<b>\$ 280,393</b>	<b>\$ 1,413,574</b>	<b>\$ 1,744,436</b>	<b>\$ 406,961</b>	<b>\$ 34,164</b>	<b>\$ 46,524</b>	<b>\$ 17,674</b>	<b>\$ 25,866,101</b>	<b>\$ 30,526,280</b>	<b>\$ 60,336,107</b>
<b>LIABILITIES</b>										
Accounts Payable	\$ 18,829	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 18,829
Insurance Financing Payable	1,558	-	-	-	-	-	-	-	-	1,558
Accounts Payable - Other	-	-	-	-	-	504,540	-	-	-	504,540
Deferred Revenue	32,382	-	-	-	-	-	-	-	-	32,382
Bonds Payable	-	-	-	-	-	-	-	-	30,526,280	30,526,280
Due To Other Funds	34,208	-	-	-	33,004	45,488	14,630	-	-	127,330
<b>TOTAL LIABILITIES</b>	<b>86,977</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>33,004</b>	<b>550,028</b>	<b>14,630</b>	<b>-</b>	<b>30,526,280</b>	<b>31,210,919</b>

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**

**Balance Sheet**  
As of April 30, 2024  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2019A	SERIES 2020	SERIES 2021	SERIES 2019A	SERIES 2020	SERIES 2021	GENERAL	GENERAL	TOTAL
		DEBT SERVICE FUND	DEBT SERVICE FUND	DEBT SERVICE FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	CAPITAL PROJECTS FUND	FIXED ASSETS FUND	LONG-TERM DEBT FUND	
<b>FUND BALANCES</b>										
Restricted for:										
Debt Service	-	1,413,574	1,744,436	406,961	-	-	-	-	-	3,564,971
Capital Projects	-	-	-	-	1,160	-	3,044	-	-	4,204
Unassigned:	193,416	-	-	-	-	(503,504)	-	25,866,101	-	25,556,013
<b>TOTAL FUND BALANCES</b>	<b>193,416</b>	<b>1,413,574</b>	<b>1,744,436</b>	<b>406,961</b>	<b>1,160</b>	<b>(503,504)</b>	<b>3,044</b>	<b>25,866,101</b>	<b>-</b>	<b>29,125,188</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 280,393</b>	<b>\$ 1,413,574</b>	<b>\$ 1,744,436</b>	<b>\$ 406,961</b>	<b>\$ 34,164</b>	<b>\$ 46,524</b>	<b>\$ 17,674</b>	<b>\$ 25,866,101</b>	<b>\$ 30,526,280</b>	<b>\$ 60,336,107</b>

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 General Fund (001)  
 (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 19	\$ 19	0.00%
Rental Income	-	1,900	1,900	0.00%
Special Assmnts- Tax Collector	504,382	486,163	(18,219)	96.39%
Special Assmnts- CDD Collected	556,638	285,136	(271,502)	51.22%
HOA Contributions	-	32,480	32,480	0.00%
Other Miscellaneous Revenues	-	620	620	0.00%
<b>TOTAL REVENUES</b>	<b>1,061,020</b>	<b>806,318</b>	<b>(254,702)</b>	<b>75.99%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Supervisor Fees	12,000	400	11,600	3.33%
ProfServ-Dissemination Agent	9,000	5,000	4,000	55.56%
ProfServ-Trustee Fees	11,000	11,112	(112)	101.02%
District Counsel	12,000	15,162	(3,162)	126.35%
District Engineer	5,000	13,478	(8,478)	269.56%
District Manager	54,075	31,150	22,925	57.61%
Accounting Services	9,270	5,340	3,930	57.61%
Auditing Services	5,000	-	5,000	0.00%
Website Compliance	4,000	1,553	2,447	38.83%
Postage, Phone, Faxes, Copies	300	1,513	(1,213)	504.33%
Public Officials Insurance	2,800	2,788	12	99.57%
Legal Advertising	2,000	1,873	127	93.65%
Bank Fees	150	-	150	0.00%
Website Administration	1,500	850	650	56.67%
Office Supplies	250	338	(88)	135.20%
Dues, Licenses, Subscriptions	175	485	(310)	277.14%
<b>Total Administration</b>	<b>128,520</b>	<b>91,042</b>	<b>37,478</b>	<b>70.84%</b>
<b><u>Electric Utility Services</u></b>				
Utility - Electric	160,000	61,945	98,055	38.72%
<b>Total Electric Utility Services</b>	<b>160,000</b>	<b>61,945</b>	<b>98,055</b>	<b>38.72%</b>
<b><u>Water-Sewer Comb Services</u></b>				
Utility - Water	9,000	4,374	4,626	48.60%
<b>Total Water-Sewer Comb Services</b>	<b>9,000</b>	<b>4,374</b>	<b>4,626</b>	<b>48.60%</b>

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 General Fund (001)  
 (In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>Other Physical Environment</u></b>				
Waterway Management	38,000	9,325	28,675	24.54%
Insurance -Property & Casualty	22,000	55,915	(33,915)	254.16%
R&M-General	2,500	1,141	1,359	45.64%
Landscape Maintenance	340,000	160,922	179,078	47.33%
R&M-Hardscape Cleaning	14,000	-	14,000	0.00%
Plant Replacement Program	10,000	12,348	(2,348)	123.48%
Miscellaneous Maintenance	14,000	16,034	(2,034)	114.53%
Irrigation Maintenance	8,500	6,397	2,103	75.26%
<b>Total Other Physical Environment</b>	<b>449,000</b>	<b>262,082</b>	<b>186,918</b>	<b>58.37%</b>
<b><u>Road and Street Facilities</u></b>				
Sidewalk & Pavement Repair	5,000	-	5,000	0.00%
<b>Total Road and Street Facilities</b>	<b>5,000</b>	<b>-</b>	<b>5,000</b>	<b>0.00%</b>
<b><u>Parks and Recreations</u></b>				
Personnel Services	195,000	79,881	115,119	40.96%
R&M-Pools	24,500	20,699	3,801	84.49%
Recreation / Park Facility Maintenance	35,000	25,466	9,534	72.76%
Recreation Equip. Maint.	5,000	22,596	(17,596)	451.92%
Miscellaneous Maintenance	5,000	-	5,000	0.00%
<b>Total Parks and Recreations</b>	<b>264,500</b>	<b>148,642</b>	<b>115,858</b>	<b>56.20%</b>
<b><u>Reserves</u></b>				
Capital Reserve	45,000	-	45,000	0.00%
<b>Total Reserves</b>	<b>45,000</b>	<b>-</b>	<b>45,000</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES &amp; RESERVES</b>	<b>1,061,020</b>	<b>568,085</b>	<b>492,935</b>	<b>53.54%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	238,233	238,233	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>(44,817)</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 193,416</b>		



**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 Series 2019A Debt Service Fund (201)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 30,373	\$ 30,373	0.00%
Special Assmnts- Tax Collector	571,534	517,835	(53,699)	90.60%
Special Assmnts- CDD Collected	101,504	291,514	190,010	287.19%
<b>TOTAL REVENUES</b>	<b>673,038</b>	<b>839,722</b>	<b>166,684</b>	<b>124.77%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	190,000	190,000	-	100.00%
Interest Expense	483,038	243,175	239,863	50.34%
<b>Total Debt Service</b>	<b>673,038</b>	<b>433,175</b>	<b>239,863</b>	<b>64.36%</b>
<b>TOTAL EXPENDITURES</b>	<b>673,038</b>	<b>433,175</b>	<b>239,863</b>	<b>64.36%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	406,547	406,547	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>1,007,027</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 1,413,574</b>		

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 Series 2020 Debt Service Fund (202)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b>REVENUES</b>				
Interest - Investments	\$ -	\$ 39,334	\$ 39,334	0.00%
Special Assmnts- Tax Collector	349,501	316,663	(32,838)	90.60%
Special Assmnts- CDD Collected	584,287	766,525	182,238	131.19%
<b>TOTAL REVENUES</b>	<b>933,788</b>	<b>1,122,522</b>	<b>188,734</b>	<b>120.21%</b>
<b>EXPENDITURES</b>				
<b>Debt Service</b>				
Principal Debt Retirement	275,000	-	275,000	0.00%
Interest Expense	658,788	329,394	329,394	50.00%
<b>Total Debt Service</b>	<b>933,788</b>	<b>329,394</b>	<b>604,394</b>	<b>35.28%</b>
<b>TOTAL EXPENDITURES</b>	<b>933,788</b>	<b>329,394</b>	<b>604,394</b>	<b>35.28%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	793,128	793,128	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>951,308</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 1,744,436</b>		

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 Series 2021 Debt Service Fund (203)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 11,159	\$ 11,159	0.00%
Special Assmnts- CDD Collected	297,900	294,921	(2,979)	99.00%
<b>TOTAL REVENUES</b>	<b>297,900</b>	<b>306,080</b>	<b>8,180</b>	<b>102.75%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Debt Service</u></b>				
Principal Debt Retirement	110,000	110,000	-	100.00%
Interest Expense	187,900	93,950	93,950	50.00%
<b>Total Debt Service</b>	<b>297,900</b>	<b>203,950</b>	<b>93,950</b>	<b>68.46%</b>
<b>TOTAL EXPENDITURES</b>	<b>297,900</b>	<b>203,950</b>	<b>93,950</b>	<b>68.46%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	102,130	102,130	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>304,831</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 406,961</b>		

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 Series 2019A Capital Projects Fund (301)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 665	\$ 665	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>665</b>	<b>665</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	665	665	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>495</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ 1,160</u></b>		

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 Series 2020 Capital Projects Fund (302)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 901	\$ 901	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>901</b>	<b>901</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	901	901	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>(504,405)</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ (503,504)</u></b>		

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 Series 2021 Capital Projects Fund (303)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 8,137	\$ 8,137	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>8,137</b>	<b>8,137</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Construction In Progress</u></b>				
Construction in Progress	-	499,008	(499,008)	0.00%
<b>Total Construction In Progress</b>	<b>-</b>	<b>499,008</b>	<b>(499,008)</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>499,008</b>	<b>(499,008)</b>	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	(490,871)	(490,871)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>493,915</b>		
<b>FUND BALANCE, ENDING</b>		<b>\$ 3,044</b>		

**GRAND OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balances**  
 For the Period Ending April 30, 2024  
 General Fixed Assets Fund (900)  
*(In Whole Numbers)*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
<b>TOTAL REVENUES</b>	-	-	-	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	-	-	-	<b>0.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2023)</b>		<b>25,866,101</b>		
<b>FUND BALANCE, ENDING</b>		<b><u>\$ 25,866,101</u></b>		



# Bank Account Statement

Grand Oaks CDD

Bank Account Statement: Bank Account No.: 9049, Statement No.: 03-25

Currency Code

<b>Statement Date</b>	04/30/24	<b>Statement Balance</b>	215,808.57
<b>Balance Last Statement</b>	269,167.36	<b>Outstanding Bank Transactions</b>	-1,841.03
<b>Statement Ending Balance</b>	215,808.57	<b>Subtotal</b>	213,967.54
		<b>Outstanding Checks</b>	-54,068.66
<b>G/L Balance at 04/30/24</b>	159,898.88	<b>Bank Account Balance</b>	159,898.88

Transaction Date	Type	Document No.	Description	Value Date	Applied Entries	Applied Amount	Statement Amount
<b>Statement No. 03-25</b>							
03/26/24	Bank Account Ledger Entry	1592	Check for Vendor V00047		1	-2,166.25	-2,166.25
03/26/24	Bank Account Ledger Entry	1595	Check for Vendor V00034		1	-96.95	-96.95
04/01/24	Bank Account Ledger Entry	JE000731	rev for DD ACH - EQUIPMENT		1	1,494.00	1,494.00
04/03/24	Bank Account Ledger Entry	DEP00001	Deposit No. DEP00001		1	4,043.94	4,043.94
04/09/24	Bank Account Ledger Entry	DEP00002	Deposit No. DEP00002		1	250.00	250.00
04/09/24	Bank Account Ledger Entry	DEP00003	Deposit No. DEP00003		1	25.00	25.00
04/15/24	Bank Account Ledger Entry	DEP00004	Deposit No. DEP00004		1	900.00	900.00
04/16/24	Bank Account Ledger Entry	1596	Check for Vendor V00026		1	-11,557.11	-11,557.11
04/16/24	Bank Account Ledger Entry	1597	Check for Vendor V00027		1	-1,665.60	-1,665.60
04/16/24	Bank Account Ledger Entry	1598	Check for Vendor V00029		1	-19,389.34	-19,389.34
04/16/24	Bank Account Ledger Entry	1599	Check for Vendor V00033		1	-51.59	-51.59
04/16/24	Bank Account Ledger Entry	1600	Check for Vendor V00052		1	-37.50	-37.50
04/16/24	Bank Account Ledger Entry	1601	Check for Vendor V00057		1	-19,084.00	-19,084.00
04/16/24	Bank Account Ledger Entry	1602	Check for Vendor V00058		1	-75.34	-75.34
04/16/24	Bank Account Ledger Entry	1603	Check for Vendor V00063		1	-1,350.00	-1,350.00
04/16/24	Bank Account Ledger Entry	1604	Check for Vendor V00071		1	-1,507.50	-1,507.50
04/16/24	Bank Account Ledger Entry	1605	Check for Vendor V00079		1	-52.00	-52.00
04/16/24	Bank Account Ledger Entry	1606	Check for Vendor V00082		1	-1,926.25	-1,926.25
04/10/24	Bank Account Ledger Entry	JE000771	Tax revenue / Debt service		1	1,925.70	1,925.70
04/09/24	Bank Account Ledger Entry	DD013	Payment of Invoice 001087		1	-1,494.00	-1,494.00
04/22/24	Bank Account Ledger Entry	JE000772	Return deposit item CK#923 Luke		1	-50.00	-50.00
03/11/24	Bank Account Ledger Entry	DD012	Payment of Invoice 001146		1	-1,494.00	-1,494.00

# Bank Account Statement

Grand Oaks CDD

Currency Code

<b>Statement Date</b>	04/30/24	<b>Statement Balance</b>	215,808.57
<b>Balance Last Statement</b>	269,167.36	<b>Outstanding Bank Transactions</b>	-1,841.03
<b>Statement Ending Balance</b>	215,808.57	<b>Subtotal</b>	213,967.54
		<b>Outstanding Checks</b>	-54,068.66
<b>G/L Balance at 04/30/24</b>	159,898.88	<b>Bank Account Balance</b>	159,898.88

Transaction Date	Type	Document No.	Description	Value Date	Applied Entries	Applied Amount	Statement Amount	
							<b>Total</b>	<b>-53,358.79</b>
							<b>-53,358.79</b>	

**Outstanding Payments**

Posting Date	Document Type	Document No.	Description	Statement Amount
07/01/23		JE000429	Reverse VOID CK#1223##### Grand Oaks CDD	-1,841.03
<b>Quantity</b>				<b>1</b>
<b>Total</b>				<b>-1,841.03</b>

**Outstanding Checks**

Posting Date	Document Type	Check No.	Description	Statement Amount
04/26/24	Payment	1607	Check for Vendor V00004	-41.82
04/26/24	Payment	1608	Check for Vendor V00006	-1,980.00
04/26/24	Payment	1609	Check for Vendor V00008	-748.00
04/26/24	Payment	1610	Check for Vendor V00018	-2,675.00
04/26/24	Payment	1611	Check for Vendor V00033	-15,724.57
04/26/24	Payment	1612	Check for Vendor V00034	-96.91
04/26/24	Payment	1613	Check for Vendor V00056	-6,671.19
04/26/24	Payment	1614	Check for Vendor V00058	-631.78
04/26/24	Payment	1615	Check for Vendor V00070	-150.73
04/26/24	Payment	1616	Check for Vendor V00075	-650.63
04/26/24	Payment	1617	Check for Vendor V00026	-1,216.81
04/26/24	Payment	1618	Check for Vendor V00082	-2,559.09
04/30/24	Payment	1619	Check for Vendor V00004	-563.31
04/30/24	Payment	1620	Check for Vendor V00029	-17,090.81
04/30/24	Payment	1621	Check for Vendor V00063	-300.00
04/30/24	Payment	1622	Check for Vendor V00082	-2,968.01
<b>Quantity</b>				<b>16</b>
<b>Total</b>				<b>-54,068.66</b>