

ARMSTRONG

Community Development District

OCTOBER 13, 2022

AGENDA

Armstrong
Community Development District
475 West Town Place
Suite 114
St. Augustine, Florida 32092
District Website: www.armstrongcdd.com

October 6, 2022

Board of Supervisors
Armstrong Community Development District

Dear Board Members:

The Meeting of the Board of Supervisors of the Armstrong Community Development District will be held Thursday, October 13, 2022 at 3:30 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida 32065.

- I. Roll Call
- II. Public Comment (*regarding agenda items listed below*)
- III. Approval of the Minutes of the August 11, 2022 Meeting
- IV. Consideration of Project Completion Resolution, 2023-01
- V. Staff Reports
 - A. District Counsel
 - B. District Engineer – Work Authorization No. 9 for Fiscal Year 2022/2023 General Consulting Services
 - C. District Manager
 - D. Facility Manager
 1. Report
 2. Monthly Quality Inspection Report
- VI. Other Business
- VII. Supervisor’s Requests and Audience Comments

VIII. Financial Reports

A. Financial Statements as of September 30, 2022

B. Check Register

IX. Next Scheduled Meeting & LO Meeting – November 20, 2022 @ 3:30 p.m. at
Plantation Oaks Amenity Center

X. Adjournment

THIRD ORDER OF BUSINESS

Minutes of Meeting
Armstrong Community Development District

The regular meeting of the Board of Supervisors of the Armstrong Community Development District was held Thursday, August 11, 2022 at 3:43 p.m. at the Plantation Oaks Amenity Center, 845 Oakleaf Plantation Parkway, Orange Park, Florida.

Present and constituting a quorum were:

Liam O'Reilly	Chairman
Blake Weatherly	Supervisor
Rose Bock	Supervisor
Kendrick Taylor	Supervisor

Also present were:

Marilee Giles	District Manager
Katie Buchanan	District Counsel by telephone
Zach Brecht	District Engineer by telephone
Alex Boyer	Armstrong CDD Facility Manager
Andrea Sisneros	ViewPoint
Aaron Sisneros	ViewPoint

FIRST ORDER OF BUSINESS

Roll Call

Ms. Giles called the meeting to order at 3:43 p.m. called the roll and stated I swore in Kendrick Taylor before the meeting started.

SECOND ORDER OF BUSINESS

Public Comment

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Oath of Office for Newly Appointed Supervisors

Ms. Giles administered the oath of office to Mr. Kendrick Taylor prior to the meeting.

B. Election of Officers, Resolution 2022-01

On MOTION by Mr. O'Reilly seconded by Mr. Weatherly with all in favor Resolution 2022-01 adding Kendrick Taylor as an assistant secretary, removed Ernesto Torres from the list of officers and adding Darrin Mossing as assistant treasurer and assistant secretary was approved.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the July 15, 2022 Meeting

On MOTION by Ms. Bock seconded by Mr. O'Reilly with all in favor the minutes of the July 15, 2022 meeting were approved as presented.

FIFTH ORDER OF BUSINESS

Consideration of Agreement with Viewpoint Security for Licensed Security Officer

On MOTION by Mr. O'Reilly seconded by Mr. Taylor with all in favor the increase in the hourly rate for Viewpoint Security was approved and the number of days in the current agreement (5-days per week) to be revisited in 60 days.

SIXTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Buchanan stated the property owner of Lot 67 has requested that the district convey a portion of Tract 2. When we talked to the developer, it was clear that the subject parcel is not necessary for the functionality of the lake. The developer doesn't have an objection or concern about conveying the property to the owner of Lot 67 assuming that the adjacent property owner also doesn't have an objection. We have done this in the past in other districts, so it is not really complicated, the only legal issues I want to point out is that the district probably doesn't want to spend a significant amount of district funds to make this conveyance happen. I can prepare a quit claim deed that doesn't have any title qualifications or assurances for the property owner at minimum cost. If he wants a special warranty deed then I suggest we require him to go out and pay for that.

Mr. O'Reilly stated this is more of a geometry line, when the surveyor and engineer drawing stuff on paper it made sense and in reality when things got platted it was kind of a corner

clip situation. If you look at this lot it feels like this parcel is a part of their lot, but legally it is not; it ended in the retention pond tract. It is more of a straightening of the line. The retention pond does have easements and stuff so the owner of the quit claim deed would have to take it subject to any of that so there are no title issues.

Ms. Buchanan stated I think it is the understanding that this only moves forward if there are no objections from Lot 69.

On MOTION by Mr. O'Reilly seconded by Ms. Bock with all in favor the chair or vice chair were authorized to execute the quit claim deed to be prepared by district counsel to be conveyed to the owner of Lot 67 subject to there being no objections from the owner of Lot 69.

B. District Engineer

There being none, the next item followed.

C. District Manager

There being none, the next item followed.

D. Facility Manager

1. Report

Mr. Boyer gave an overview of the facility manager's report, copy of which was included in the agenda package.

2. Monthly Quality Inspection Report

A copy of the monthly quality inspection report was included in the agenda package.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

Mr. Taylor stated there is a sidewalk on the corner of Redtail and Royal Pines that has three cones and is marked off with orange and it is kind of caved in. I assume that is going to be addressed, which is why it is marked off, but I wasn't sure.

Mr. O'Reilly stated that is a county sidewalk and staff will put in a public works request to fix the sidewalk.

Mr. Taylor stated there is an area across from the amenity center on the opposite side of the road by the crosswalk that floods all the time. It also floods on Sunberry, which is the road behind it in the same area.

Mr. O'Reilly stated that is something the engineer can look at.

Mr. Lopez stated the landscape section by the beginning of Heatherbrook that goes across to Tynes, there is an easement that goes from Heatherbrook to Tynes that is just dirt. It is owned by the CDD. It is next to 4196 Heatherbrook.

Mr. O'Reilly stated that is a sewer tract.

Mr. Lopez stated they sodded against the property at the edge of the street, but they stopped there and left that open dirt.

Mr. O'Reilly stated Alex if you look at the landscape map that shows all the common areas that area is on that map.

Mr. Boyer stated I think you have paid for that, but is hasn't been completed yet.

Mr. Lopez stated the section by Hickory is full of weeds.

Mr. Boyer stated that was just approved to get irrigated and sodded as well as the mailbox section.

Mr. Lopez asked has the pool pump repair been done?

Mr. Boyer stated yes.

Mr. Lopez stated the key fob on the bathroom works great. Can we get paper towels and soap?

Mr. Boyer stated we can talk about a dispenser in October.

Mr. Lopez stated a no smoking sign as you enter the pool area would be helpful.

EIGHTH ORDER OF BUSINESS

Financial Reports

A. Financial Statements as of July 31, 2022

A copy of the financials was included in the agenda package.

B. Check Register

On MOTION by Mr. O'Reilly seconded by Ms. Bock with all in favor the check register was approved.

NINTH ORDER OF BUSINESS

**Next Scheduled Meeting – September 8, 2022
at 3:30 p.m. at the Plantation Oaks Amenity
Center**

Ms. Giles stated the next meeting is scheduled for September 8, 2022 at 3:30 p.m. in the same location.

On MOTION by Ms. Bock seconded by Mr. O'Reilly with all in favor the meeting adjourned at 4:32 p.m.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

FIFTH ORDER OF BUSINESS

B.

**ARMSTRONG COMMUNITY DEVELOPMENT DISTRICT
WORK AUTHORIZATION NO. 9
2022/2023 GENERAL CONSULTING ENGINEERING SERVICES**

Scope of Work

England, Thims & Miller, Inc. shall provide general consulting engineering services for the Armstrong Community Development District as directed by the Board of Supervisors or their designee. General consulting services shall include, but not be limited to:

- | | |
|---|---|
| 1. Attending Meetings | 5. Development and Analysis of District Projects |
| 2. Preparation of Engineering Reports and Studies | 6. Operation and Maintenance Inspections |
| 3. Preparation of Cost Estimates and Budgets | 7. Prepare Presentation Documents for District Meetings |
| 4. Technical Support for Community Development District Staff | |

The outlined services shall be performed on a time and material basis at the currently approved rate and expense schedule. The estimated fee shall not be exceeded without further authorization. This estimated fee is not a guaranteed maximum cost.

ESTIMATED FEE\$6,000.00

**ENGLAND-THIMS & MILLER, INC.
HOURLY FEE SCHEDULE – 2022***

<u>POSITION</u>	<u>HOURLY RATE</u>
CEO/CSO	\$375.00
President	\$330.00
Executive Vice President.....	\$320.00
Vice President	\$257.00
Senior Engineer / Senior Project Manager	\$205.00
Project Manager	\$190.00
Director.....	\$175.00
Engineer	\$165.00
Assistant Project Manager	\$155.00
Senior Planner / Planning Manager	\$190.00
Planner	\$155.00
CEI Project Manager	\$175.00
CEI Senior Inspector	\$155.00
CEI Inspector	\$125.00
Senior Landscape Architect	\$175.00
Landscape Architect	\$160.00
Senior Technician	\$155.00
GIS Developer / Senior Analyst	\$170.00
GIS Analyst	\$140.00
Senior Engineering Designer / Senior Landscape Designer	\$160.00
Engineering Intern	\$140.00
Engineering / Landscape Designer	\$140.00
CADD / GIS Technician	\$125.00
Administrative Support	\$ 90.00

* ETM’s standard hourly billing rates are re-evaluated annually prior to the beginning of the calendar year and are subject to an increase not to exceed five percent (5%) per year.

Cost such as subconsultants, printing, telephone, delivery service, mileage and travel shall be invoiced at direct costs plus 15%.

Time of Performance

Services rendered will commence upon District approval and will be completed on or before September 30, 2023.

Approval

Submitted by: _____
England, Thims & Miller, Inc.

Date: _____

Approved by: _____
Armstrong Community Development District

Date: _____

D.

1.

Armstrong CDD



EVERGREEN

LIFESTYLES MANAGEMENT

Alex Boyer/Carl Marchand
September 2022
Facility Manager/Facility
Coordinator

Amenities

Overview

- *Amenity usage slowing with seasonal change and hurricane*
- *Hurricane prep and restoration of facilities successful.*

Facility Usage & Updates

- *Lower overall amenity usage. However, Fitness Center increasing*
- *A number of children's parties on the weekends / occasional weekday*
- *Trash and furniture placement challenges continue*
- *Cleaning crew / individual doing much better*

Amenity Pool/ Covered Patio

- *Pool closed after equipment failure and DOH inspection.*
- *Washout and Paver Area Repaired by G.C.*
- *Stenner Pump lines replaced and awaiting probe replacement through warranty provider*

Fitness Center

- *Wi-fi and Televisions functioning after addition of new router*
- *Floors / baseboards cleaned and detailed*

Outdoor Amenities

- *New landscape shrubs along Royal Pines Dr.*
- *Playground mulch leveled*
- *New basketball net*

New Projects and Proposals

- *Reached out to Armstrong fence for repairs again and still no response on work commencement*

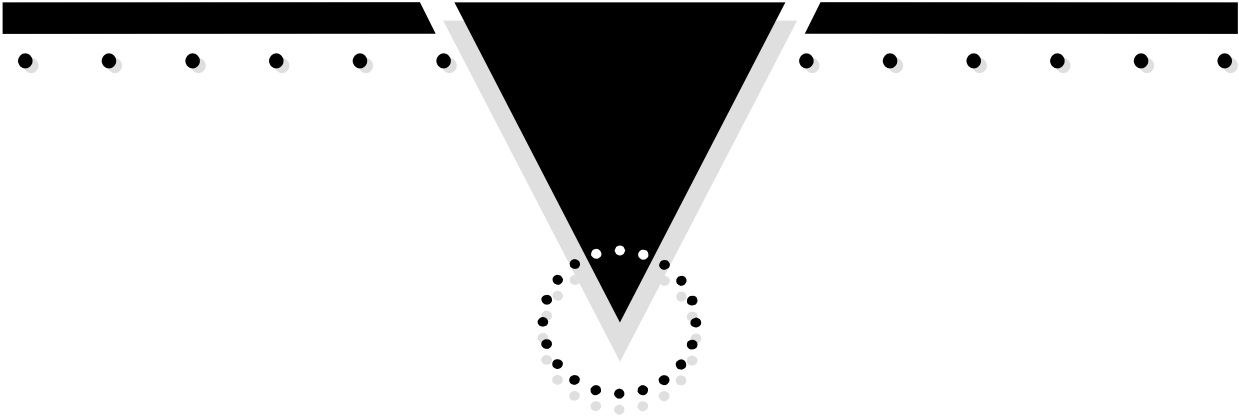
Lifestyles

Events Updates

Other: Attachments

EIGHTH ORDER OF BUSINESS

A.



**Armstrong
Community Development District**

**Unaudited Financial Reporting
September 30, 2022**



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ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
September 30, 2022

	<u>Governmental Fund Types</u>			<u>Totals (Memorandum Only) 2022</u>
	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	
<u>ASSETS:</u>				
Cash	\$60,654	---	---	\$60,654
Investments:				
Custody Account	\$106,341	---	---	\$106,341
<u>Series 2017A</u>				
Reserve	---	\$265,819	---	\$265,819
Revenue	---	\$180,172	---	\$180,172
Acquisition/Construction	---	---	\$9,949	\$9,949
<u>Series 2017B</u>				
Reserve	---	\$15,889	---	\$15,889
Revenue	---	\$3	---	\$3
Prepayment	---	\$96	---	\$96
Acquisition/Construction	---	---	\$27	\$27
<u>Series 2019</u>				
Reserve	---	\$411,350	---	\$411,350
Capitalized Interest	---	\$299	---	\$299
Revenue	---	\$280,915	---	\$280,915
Acquisition/Construction	---	---	\$44,599	\$44,599
Prepaid Expenses	\$32,298	---	---	\$32,298
Due from Other	\$3,852	---	---	\$3,852
TOTAL ASSETS	\$203,145	\$1,154,542	\$54,575	\$1,412,262
<u>LIABILITIES:</u>				
Accounts Payable	\$23,105	---	---	\$23,105
Due to Construction	\$24,247	---	---	\$24,247
<u>FUND BALANCES:</u>				
Restricted for Debt Service	---	\$1,154,542	---	\$1,154,542
Restricted for Capital Projects	---	---	\$54,575	\$54,575
Unassigned	\$155,793	---	---	\$155,793
TOTAL LIABILITIES & FUND BALANCES	\$203,145	\$1,154,542	\$54,575	\$1,412,262

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 09/30/22	ACTUAL THRU 09/30/22	VARIANCE
REVENUES:				
Assessments - Net	\$504,612	\$504,612	\$506,110	\$1,498
Cost Share - Tynes Blvd.	\$36,000	\$36,000	\$32,235	(\$3,765)
Interest	\$0	\$0	\$130	\$130
Rental Income	\$0	\$0	\$250	\$250
TOTAL REVENUES	\$540,612	\$540,612	\$538,726	(\$1,886)

EXPENDITURES:

Administrative

Supervisors Fees	\$9,600	\$9,600	\$3,600	\$6,000
FICA Expense	\$734	\$734	\$275	\$459
Engineering Fees	\$6,000	\$6,000	\$3,642	\$2,359
Arbitrage	\$1,100	\$1,100	\$1,100	\$0
Assessment Roll	\$5,000	\$5,000	\$5,000	\$0
Dissemination Agent	\$7,000	\$7,000	\$7,700	(\$700)
Attorney Fees	\$12,000	\$12,000	\$6,185	\$5,815
Annual Audit	\$3,910	\$3,910	\$3,910	\$0
Trustee Fees	\$7,800	\$7,800	\$7,758	\$42
Management Fees	\$45,000	\$45,000	\$45,000	\$0
Information Technology	\$1,800	\$1,800	\$1,800	\$0
Telephone	\$200	\$200	\$253	(\$53)
Postage	\$600	\$600	\$144	\$456
Insurance	\$6,550	\$6,550	\$6,127	\$423
Printing & Binding	\$1,500	\$1,500	\$651	\$849
Legal Advertising	\$2,500	\$2,500	\$499	\$2,001
Other Current Charges	\$500	\$500	\$485	\$15
Website Administration	\$1,250	\$1,250	\$1,250	\$0
Property Taxes	\$0	\$0	\$0	\$0
Office Supplies	\$250	\$250	\$93	\$157
Travel Per Diem	\$0	\$0	\$67	(\$67)
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Total Administrative	\$113,469	\$113,469	\$95,714	\$17,756

Field

Security	\$45,000	\$45,000	\$42,212	\$2,789
Electric	\$6,000	\$6,000	\$857	\$5,143
Water & Sewer/Irrigation	\$30,000	\$30,000	\$33,196	(\$3,196)
Repairs & Maintenance	\$5,000	\$5,000	\$3,634	\$1,366
Landscape Contract	\$88,778	\$88,778	\$88,778	\$0
Landscape Contingency	\$5,000	\$5,000	\$9,045	(\$4,045)
Landscape Pond Banks	\$13,922	\$13,922	\$14,522	(\$600)
Lake Maintenance	\$10,000	\$10,000	\$12,425	(\$2,425)
Irrigation Repairs	\$10,000	\$10,000	\$7,846	\$2,154
Total Field	\$213,700	\$213,700	\$212,515	\$1,185

**ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT**

**GENERAL FUND
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2022**

	ADOPTED BUDGET	PRORATED BUDGET THRU 09/30/22	ACTUAL THRU 09/30/22	VARIANCE
<u>Amenity Center</u>				
Insurance	\$25,410	\$25,410	\$23,909	\$1,501
Phone/Internet/Cable	\$3,000	\$3,000	\$2,044	\$956
Electric	\$16,000	\$16,000	\$12,391	\$3,609
Water/Irrigation	\$6,000	\$6,000	\$6,331	(\$331)
Gas	\$1,500	\$1,500	\$1,027	\$473
Refuse Service	\$2,500	\$2,500	\$2,940	(\$440)
Access Cards	\$2,500	\$2,500	\$4,753	(\$2,253)
Landscape Contract	\$30,631	\$30,631	\$31,414	(\$783)
Fitness Equipment Lease	\$17,500	\$17,500	\$16,983	\$517
Janitorial Services	\$20,000	\$20,000	\$15,053	\$4,947
Janitorial Supplies	\$4,000	\$4,000	\$1,771	\$2,229
Pool Maintenance	\$15,100	\$15,100	\$17,589	(\$2,489)
Repairs & Maintenance	\$9,000	\$9,000	\$33,938	(\$24,938)
Fitness Center Repairs/Supplies	\$2,500	\$2,500	\$3,574	(\$1,074)
Office Supplies	\$1,000	\$1,000	\$1,638	(\$638)
ASCAP/BMI License Fees	\$500	\$500	\$0	\$500
Pest Control	\$800	\$800	\$225	\$575
Contingency	\$0	\$0	\$2,149	(\$2,149)
Operating Reserve	\$55,502	\$55,502	\$0	\$55,502
Total Amenity Center	\$213,443	\$213,443	\$177,728	\$35,715
TOTAL EXPENDITURES	\$540,612	\$540,612	\$485,957	\$54,656
Excess (deficiency) of revenues over (under) expenditures	(\$0)	(\$0)	\$52,769	\$52,770
Net change in Fund Balance	(\$0)	(\$0)	\$52,769	\$52,770
FUND BALANCE - BEGINNING	\$0		\$103,024	
FUND BALANCE - ENDING	(\$0)		\$155,793	

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND
SERIES 2017 A/B SPECIAL ASSESSMENT REVENUE BONDS
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 09/30/22	ACTUAL THRU 09/30/22	VARIANCE
<u>REVENUES:</u>				
Assessments - Series 2017A	\$265,819	\$265,819	\$266,608	\$789
Interest Income	\$0	\$0	\$326	\$326
TOTAL REVENUES	\$265,819	\$265,819	\$266,935	\$1,116
<u>EXPENDITURES:</u>				
<u>Series 2017A</u>				
Interest Expense - 11/1	\$96,528	\$96,528	\$96,528	\$0
Principal Expense - 11/1	\$70,000	\$70,000	\$70,000	\$0
Interest Expense - 5/1	\$95,259	\$95,259	\$95,259	\$0
TOTAL EXPENDITURES	\$261,788	\$261,788	\$261,788	\$0
Excess (deficiency) of revenues over (under) expenditures	\$4,031	\$4,031	\$5,147	\$1,116
<u>OTHER SOURCES/(USES)</u>				
Interfund Transfer In/(Out)	\$0	\$0	(\$199)	(\$199)
TOTAL SOURCES/(USES)	\$0	\$0	(\$199)	(\$199)
Net change in Fund Balance	\$4,031	\$4,031	\$4,948	\$917
FUND BALANCE - BEGINNING	\$175,321		\$457,030	
FUND BALANCE - ENDING	\$179,352		\$461,978	

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND
SERIES 2019 SPECIAL ASSESSMENT REVENUE BONDS
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 09/30/22	ACTUAL THRU 09/30/22	VARIANCE
REVENUES:				
Assessments - 2019	\$420,200	\$420,200	\$412,088	(\$8,112)
Interest Income	\$0	\$0	\$490	\$490
TOTAL REVENUES	\$420,200	\$420,200	\$412,578	(\$7,622)
EXPENDITURES:				
Series 2019				
Special Call - 11/1	\$125,000	\$125,000	\$130,000	(\$5,000)
Interest Expense - 11/1	\$140,147	\$140,147	\$140,147	\$0
Principal Expense - 11/1	\$140,000	\$140,000	\$140,000	\$0
Interest Expense - 2/1	\$0	\$0	\$83	(\$83)
Special Call - 2/1	\$0	\$0	\$10,000	(\$10,000)
Interest Expense - 5/1	\$137,959	\$137,959	\$135,231	\$2,728
Special Call - 5/1	\$0	\$0	\$5,000	(\$5,000)
TOTAL EXPENDITURES	\$543,106	\$543,106	\$560,461	(\$17,355)
Excess (deficiency) of revenues over (under) expenditures	(\$122,906)	(\$122,906)	(\$147,883)	(\$24,977)
Net change in Fund Balance	(\$122,906)	(\$122,906)	(\$147,883)	(\$24,977)
FUND BALANCE - BEGINNING	\$414,699		\$840,447	
FUND BALANCE - ENDING	\$291,793		\$692,564	

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL PROJECTS
SERIES 2017 A/B SPECIAL ASSESSMENT REVENUE BONDS
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2022

	ADOPTED BUDGET	PRORATED THRU 09/30/22	ACTUAL THRU 09/30/22	VARIANCE
<u>REVENUES:</u>				
Interest Income	\$0	\$0	\$7	\$7
TOTAL REVENUES	\$0	\$0	\$7	\$7
<u>EXPENDITURES:</u>				
Improvements - A	\$0	\$0	\$0	\$0
Improvements - B	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
Excess (deficiency) of revenues over (under) expenditures	\$0	\$0	7	7
<u>OTHER SOURCES/(USES)</u>				
Interfund Transfer In/(Out)	\$0	\$0	\$199	\$199
TOTAL SOURCES/(USES)	\$0	\$0	\$199	\$199
Net change in Fund Balance	\$0	\$0	\$206	\$206
FUND BALANCE - BEGINNING	\$0		\$9,771	
FUND BALANCE - ENDING	\$0		\$9,976	

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL PROJECTS
SERIES 2019 SPECIAL ASSESSMENT REVENUE BONDS
Statement of Revenues, Expenditures and Changes in Fund Balance
For the Period Ended September 30, 2022

	ADOPTED BUDGET	PRORATED THRU 09/30/22	ACTUAL THRU 09/30/22	VARIANCE
<u>REVENUES:</u>				
Interest Income	\$0	\$0	\$32	\$32
TOTAL REVENUES	\$0	\$0	\$32	\$32
<u>EXPENDITURES:</u>				
Improvements	\$0	\$0	\$28,879	(\$28,879)
TOTAL EXPENDITURES	\$0	\$0	\$28,879	(\$28,879)
Excess (deficiency) of revenues over (under) expenditures	\$0	\$0	(\$28,848)	(\$28,848)
<u>OTHER SOURCES/(USES)</u>				
Interfund Transfer Out	\$0	\$0	\$0	\$0
TOTAL SOURCES/(USES)	\$0	\$0	\$0	\$0
Net change in Fund Balance	\$0	\$0	(\$28,848)	(\$28,848)
FUND BALANCE - BEGINNING	\$0		\$73,447	
FUND BALANCE - ENDING	\$0		\$44,599	

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
General Fund

	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sept.	Total
Revenues:													
Special Assessments - Net	\$0	\$12,383	\$458,672	\$1,001	\$2,233	\$29,613	\$1,046	\$0	\$1,163	\$0	\$0	\$0	\$506,110
Cost Share - Tynes Blvd.	\$18,377	\$1,324	\$1,100	\$1,244	\$1,245	\$1,185	\$1,224	\$1,255	\$1,429	\$1,165	\$1,193	\$1,493	\$32,235
Interest	\$0	\$0	\$0	\$1	\$2	\$1	\$2	\$1	\$1	\$1	\$1	\$120	\$130
Rental Income	\$0	\$0	\$0	\$0	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$250
Total Revenues	\$18,377	\$13,707	\$459,772	\$2,246	\$3,730	\$30,800	\$2,271	\$1,257	\$2,593	\$1,167	\$1,195	\$1,613	\$538,726

Expenditures:

Administrative

Supervisor Fees	\$600	\$0	\$0	\$200	\$0	\$0	\$600	\$800	\$0	\$600	\$800	\$0	\$3,600
FICA Expense	\$46	\$0	\$0	\$15	\$0	\$0	\$46	\$61	\$0	\$46	\$61	\$0	\$275
Engineering Fees	\$0	\$199	\$0	\$90	\$90	\$0	\$1,650	\$0	\$1,188	\$245	\$180	\$0	\$3,642
Arbitrage	\$0	\$1,100	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,100
Assessment Roll	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
Dissemination Agent	\$1,083	\$583	\$683	\$583	\$583	\$583	\$683	\$583	\$583	\$583	\$583	\$583	\$7,700
Attorney Fees	\$773	\$0	\$192	\$1,008	\$212	\$700	\$864	\$798	\$0	\$1,126	\$512	\$0	\$6,185
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,910	\$0	\$0	\$3,910
Trustee Fees	\$3,717	\$4,041	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,758
Management Fees	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$3,750	\$45,000
Information Technology	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$1,800
Telephone	\$0	\$97	\$29	\$0	\$46	\$0	\$0	\$0	\$36	\$27	\$0	\$18	\$253
Postage	\$39	\$33	\$8	\$9	\$5	\$10	\$7	\$0	\$7	\$17	\$0	\$9	\$144
Insurance	\$6,127	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,127
Printing & Binding	\$194	\$54	\$17	\$3	\$8	\$9	\$0	\$71	\$68	\$43	\$141	\$42	\$651
Legal Advertising	\$96	\$48	\$0	\$0	\$47	\$32	\$0	\$66	\$134	\$0	\$76	\$0	\$499
Other Current Charges	\$25	\$27	\$32	\$43	\$50	\$40	\$53	\$53	\$55	\$53	\$39	\$16	\$485
Website Administration	\$104	\$104	\$104	\$104	\$104	\$104	\$104	\$104	\$104	\$104	\$104	\$104	\$1,250
Property Taxes	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Office Supplies	\$13	\$0	\$1	\$1	\$69	\$1	\$1	\$0	\$7	\$1	\$0	\$0	\$93
Travel Per Diem	\$28	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$39	\$0	\$0	\$67
Dues, Licenses, Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Total Administrative	\$21,922	\$10,186	\$4,967	\$5,957	\$5,116	\$5,380	\$7,908	\$6,436	\$6,081	\$10,693	\$6,396	\$4,673	\$95,714

ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT
General Fund

	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sept.	Total
Field													
Security	\$3,371	\$3,531	\$3,210	\$4,815	\$2,408	\$4,013	\$3,210	\$3,210	\$3,210	\$3,210	\$4,815	\$3,210	\$42,212
Electric	\$24	\$27	\$32	\$61	\$92	\$84	\$90	\$90	\$90	\$98	\$77	\$92	\$857
Water & Sewer/Irrigation	\$2,477	\$3,913	\$3,810	\$2,890	\$2,171	\$2,088	\$2,310	\$2,571	\$3,475	\$2,444	\$1,814	\$3,232	\$33,196
Repairs & Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,107	\$2,527	\$0	\$0	\$3,634
Landscape Contract	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$7,398	\$88,778
Landscape Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,385	\$1,660	\$9,045
Landscape Pond Banks	\$1,310	\$1,160	\$1,160	\$1,310	\$1,160	\$1,160	\$1,310	\$1,160	\$1,160	\$1,310	\$1,160	\$1,160	\$14,522
Lake Maintenance	\$995	\$995	\$1,480	\$995	\$995	\$995	\$995	\$995	\$995	\$995	\$995	\$995	\$12,425
Irrigation Repairs	\$1,287	\$0	\$0	\$1,376	\$0	\$0	\$0	\$0	\$1,008	\$1,150	\$0	\$3,025	\$7,846
Total Field	\$16,861	\$17,025	\$17,090	\$18,845	\$14,224	\$15,739	\$15,313	\$15,425	\$18,443	\$19,133	\$23,645	\$20,772	\$212,515
Amenity Center													
Property Insurance	\$23,909	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$23,909
Phone/Internet/Cable	\$186	\$186	\$186	\$185	\$185	\$185	\$185	\$185	\$0	\$185	\$374	\$0	\$2,044
Electric	\$0	\$0	\$0	\$1,253	\$1,261	\$1,168	\$1,253	\$1,159	\$1,159	\$1,720	\$1,549	\$1,869	\$12,391
Water/Irrigation	\$332	\$571	\$854	\$639	\$588	\$458	\$462	\$504	\$643	\$373	\$349	\$558	\$6,331
Gas	\$68	\$67	\$64	\$70	\$89	\$85	\$87	\$157	\$97	\$150	\$91	\$0	\$1,027
Refuse Service	\$198	\$198	\$198	\$253	\$262	\$262	\$262	\$262	\$262	\$262	\$262	\$262	\$2,940
Access Cards	\$0	\$0	\$0	\$937	\$0	\$0	\$2,825	\$0	\$991	\$0	\$0	\$0	\$4,753
Landscape Contract	\$2,553	\$2,553	\$2,553	\$2,640	\$2,640	\$2,640	\$2,640	\$2,640	\$2,640	\$2,640	\$2,640	\$2,640	\$31,414
Fitness Equipment Lease	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$1,415	\$16,983
Janitorial Services	\$1,559	\$1,559	\$1,559	\$1,606	\$742	\$1,033	\$1,033	\$1,383	\$1,033	\$1,033	\$1,033	\$1,481	\$15,053
Janitorial Supplies	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,331	\$70	\$131	\$165	\$73	\$1,771
Pool Maintenance	\$1,158	\$1,696	\$1,150	\$3,297	\$1,150	\$1,500	\$1,150	\$1,517	\$2,296	\$1,175	\$1,150	\$350	\$17,589
Repairs & Maintenance	\$3,931	\$310	\$785	\$2,191	\$5,545	\$738	\$518	\$4,492	\$12,321	\$2,465	\$488	\$155	\$33,938
Fitness Center Repairs/Supplies	\$0	\$0	\$1,651	\$0	\$0	\$375	\$393	\$0	\$0	\$395	\$761	\$0	\$3,574
Office Supplies	\$0	\$0	\$0	\$0	\$0	\$1,638	\$0	\$0	\$0	\$0	\$0	\$0	\$1,638
ASCAP/BMI Licenses	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pest Control	\$0	\$0	\$45	\$0	\$45	\$45	\$0	\$0	\$45	\$0	\$0	\$45	\$225
Contingency	\$0	\$0	\$0	\$89	\$0	\$176	\$112	\$269	\$1,164	\$260	\$78	\$0	\$2,149
Total Amenity Center	\$35,309	\$8,556	\$10,459	\$14,575	\$13,922	\$11,718	\$12,334	\$15,314	\$24,137	\$12,203	\$10,354	\$8,847	\$177,728
Total Expenditures	\$74,092	\$35,766	\$32,515	\$39,377	\$33,262	\$32,836	\$35,555	\$37,175	\$48,662	\$42,028	\$40,396	\$34,292	\$485,957
Excess Revenues (Expenditures)	(\$55,715)	(\$22,058)	\$427,257	(\$37,131)	(\$29,532)	(\$2,037)	(\$33,284)	(\$35,918)	(\$46,069)	(\$40,862)	(\$39,201)	(\$32,680)	\$52,769

**ARMSTRONG
COMMUNITY DEVELOPMENT DISTRICT**

Long Term Debt

I. Bond Issue: Series 2017A Special Assessment Bonds
Original Issue Amount: \$4,035,000

Assessment Area 1-A		Maturity Date	Interest Rate
Term 1	\$355,000.00	11/1/23	3.625%
Term 2	\$430,000.00	11/1/28	4.500%
Term 3	\$665,000.00	11/1/34	5.000%
Term 4	<u>\$2,585,000.00</u>	11/1/48	5.125%
	\$4,035,000.00		

Bonds outstanding - 9/30/17		\$4,035,000
Less:	11/1/19	(\$65,000)
	11/1/20	(\$70,000)
	11/1/21	<u>(\$70,000)</u>
Current Bonds Outstanding:		<u><u>\$3,830,000</u></u>

Reserve Requirement: \$265,819
Reserve Fund Balance: \$265,819

II. Bond Issue: Series 2017B Special Assessment Bonds
Original Issue Amount: \$2,890,000

Assessment Area 1-B	\$2,890,000.00	11/1/29	5.250%
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Bonds outstanding - 9/30/17		\$2,890,000
Less:	11/1/18	(\$365,000)
	2/1/19	(\$185,000)
	5/1/19	(\$1,375,000)
	8/1/19	(\$180,000)
	11/1/19	<u>(\$785,000)</u>
Current Bonds Outstanding:		<u><u>\$0</u></u>

Reserve Requirement: \$0
Reserve Fund Balance: \$15,889

Reserve Fund Requirement: Lesser of:
(i) Max Annual Debt Service for Bonds Outstanding
(ii) 125% of Average Debt Service for Bonds Outstanding
(iii) 10% of Original proceeds

III. Bond Issue: Series 2019A Special Assessment Bonds (Area 2)
Original Issue Amount: \$7,500,000

Assessment Area 2		Maturity Date	Interest Rate
Term 1	\$590,000.00	11/1/24	3.125%
Term 2	\$1,045,000.00	11/1/30	3.550%
Term 3	\$2,365,000.00	11/1/40	4.000%
Term 4	<u>\$3,500,000.00</u>	11/1/50	4.100%
	\$7,500,000.00		

Bonds outstanding - 10/31/19		\$7,500,000
Less:	2/1/21	(\$140,000)
	5/1/21	(\$10,000)
	8/1/21	(\$90,000)
	11/1/21	(\$130,000)
	11/1/21	(\$140,000)
	2/1/22	(\$10,000)
	5/1/22	<u>(\$5,000)</u>
Current Bonds Outstanding:		<u><u>\$6,975,000</u></u>

Reserve Requirement: \$411,950
Reserve Fund Balance: \$411,350

Reserve Fund Requirement: **(i) Max Annual Debt Service for Bonds Outstanding**
(ii) 50% of MADS upon satisfaction of Reserve Acct Release Conditions

Armstrong
Community Development District
Series 2017A/B Special Assessment Revenue Bonds

-

1. Recap of Capital Project Fund Activity Through September 30, 2022

Opening Balance in Construction Account - Series 2017	\$6,111,819.56
Source of Funds:	
Interest Earned on Series 2017	\$9,425.01
Developer Contributions	\$2,599,016.82
Transfer from Debt Service	\$1,422.03
Prepaid CEC Fees	\$81,232.20
Use of Funds:	
Disbursements:	
Cost of Issuance	(\$409,225.50)
Roadway Improvements	(\$1,745,453.37)
Utilities	(\$2,181,215.35)
Stormwater Management System	(\$1,370,377.54)
Amenity Area & Neighborhood Parks	(\$2,457,555.82)
Contingency	(\$68,494.30)
Professional Fees	(\$560,617.54)
Adjusted Balance in Construction Account at September 30, 2022	<u><u>\$9,976.20</u></u>

2. Funds Available For Construction at September 30, 2022

Book Balance of Construction Fund at September 30, 2022	\$9,976.20
Contracts in place at September 30, 2022	

3. Investments - US Bank

September 30, 2022	<u>Type</u>	<u>Yield</u>	<u>Due</u>	<u>Maturity</u>	<u>Principal</u>
Construction Fund:	Overnight				\$9,976.20
				Due from Developer	\$0.00
				ADJ: Outstanding Requisitions	\$0.00
					<u><u>\$9,976.20</u></u>

Armstrong Community Development District
Series 2017

REQ. #	DATE	CONTRACTOR	AMOUNT OF REQUISITION	COI	Fixed Assets	Internal Roads	Water, Sewer and Reuse Facilities	Stormwater Management Facilities	Amenity Center & Neighborhood Parks	Contingency	Hadden Eng	Basham & Lucas	Jr Davis	Eiland & Assoc	Gemini Eng	Scherer Constr	Misc. Professional Fees
COI		US Bank	\$5,275.00	\$5,275.00													
COI		GMS	\$27,500.00	\$27,500.00													
COI		Holland & Knight	\$5,250.50	\$5,250.50													
COI		Feldman Mahoney	\$15,000.00	\$15,000.00													
COI		Akerman LP	\$45,000.00	\$45,000.00													
COI		Gray Robinson	\$40,000.00	\$40,000.00													
COI		Hadden Eng	\$17,400.00	\$17,400.00													
COI		Hopping Green	\$55,000.00	\$55,000.00													
COI		Imagemaster	\$1,250.00	\$1,250.00													
		Underwriters Discount	\$138,500.00	\$138,500.00													
		Org Issue Discount	\$59,050.00	\$59,050.00													
1	1/8/18	JR Davis Construction	\$278,449.66		\$278,449.66	\$187,245.50	\$0.00	\$91,204.16	\$0.00	\$0.00							
2	1/8/18	Greyhawk Ventures	\$99,008.80		\$99,008.80												\$99,008.80
3	1/8/18	JR Davis Construction	\$97,731.74		\$97,731.74	\$55,188.22		\$42,543.52									
4	2/22/18	Hadden Eng	\$18,315.06		\$18,315.06						\$18,315.06						
5	3/13/18	JR Davis Construction	\$345,751.13		\$345,751.13	\$32,734.18	\$185,121.50	\$127,895.46									\$0.00
6	3/27/18	JR Davis Construction	\$695,421.48		\$695,421.48	\$15,184.94	\$398,471.37	\$269,108.78	\$1,876.67	\$10,779.72							
7	4/12/18	Basham & Lucas	\$48,900.00		\$48,900.00							\$48,900.00					
8	5/4/18	Hadden Eng	\$29,125.85		\$29,125.85						\$29,125.85						
9	5/4/18	JR Davis Construction	\$599,395.74		\$599,395.74	\$33,697.71	\$382,705.89	\$182,992.14									\$0.00
10	5/14/18	JR Davis Construction	\$707,585.42		\$707,585.42	\$51,383.46	\$353,489.30	\$264,743.41	\$5,630.00	\$32,339.25							\$0.00
11	5/14/18	Clay Electric	\$273,690.00		\$273,690.00	\$273,690.00											
12	6/12/18	JR Davis Construction	\$530,798.76		\$530,798.76	\$164,551.42	\$291,904.25	\$31,085.74					\$43,257.35				
13	5/25/18	Basham & Lucas	\$9,440.00		\$9,440.00							\$9,440.00					
14	6/13/18	Hadden Eng	\$600.00		\$600.00						\$600.00						
15	7/17/18	Basham & Lucas	\$3,630.00		\$3,630.00								\$3,630.00				
16	7/13/18	JR Davis Construction	\$354,226.41		\$354,226.41	\$147,736.14	\$192,396.38	\$13,661.88					\$432.00				
17	7/13/18	Hadden Eng	\$750.00		\$750.00						\$750.00						
18	7/13/18	Hadden Eng	\$5,763.81		\$5,763.81						\$5,763.81						
19	7/24/18	Basham & Lucas	\$106,556.74		\$106,556.74							\$106,556.74					
20	8/21/18	Vallencourt Construction	\$24,363.73		\$24,363.73		\$24,363.73										
21	8/21/18	Vallencourt Construction	\$45,853.39		\$45,853.39		\$45,853.39										
22	8/21/18	Hadden Eng	\$3,543.02		\$3,543.02						\$3,543.02						
23	8/21/18	JR Davis Construction	\$220,610.05		\$220,610.05	\$176,204.27	\$28,420.17	\$15,985.61									
24	8/21/18	Eiland & Assoc	\$2,240.00		\$2,240.00									\$2,240.00			
25	9/20/18	Gemini Engineering	\$3,000.00		\$3,000.00										\$3,000.00		
26	9/20/18	Eiland & Assoc	\$980.00		\$980.00									\$980.00			
27	9/20/18	Basham & Lucas	\$2,699.84		\$2,699.84							\$2,699.84					
28	9/20/18	JR Davis Construction	\$181,074.53		\$181,074.53	\$91,401.65	\$49,589.08	\$9,651.67	\$30,432.13								
29	9/20/18	Eiland & Assoc	\$280.00		\$280.00									\$280.00			
30	9/21/18	Hadden Eng	\$600.00		\$600.00						\$600.00						
31	9/26/18	Vallencourt Construction	\$8,107.68		\$8,107.68				\$8,107.68								
32	9/26/18	Hadden Eng	\$7,569.01		\$7,569.01						\$7,569.01						

Armstrong Community Development District
Series 2017

33	10/25/18	Basham & Lucas	\$2,200.00		\$2,200.00						\$2,200.00						
34	11/20/18	JR Davis Construction	\$139,836.51		\$139,836.51	\$138,702.97	\$1,133.54										
35	11/20/18	Basham & Lucas	\$4,400.00		\$4,400.00						\$4,400.00						
36	12/3/18	Scherer Construction	\$45,234.00		\$45,234.00			\$16,200.00							\$29,034.00		
37	12/11/18	Gemini Engineering	\$9,000.00		\$9,000.00								\$9,000.00				
38	1/16/19	Eiland & Assoc	\$1,285.00		\$1,285.00						\$1,285.00						
39	1/16/19	Basham & Lucas	\$3,932.70		\$3,932.70						\$3,932.70						
40	1/16/19	JR Davis Construction	\$187,117.98		\$187,117.98	\$187,117.98											
41	1/16/19	JR Davis Construction	\$482,000.11		\$482,000.11	\$141,541.07	\$228,900.29	\$107,013.13	\$4,545.62								
42	1/16/19	JR Davis Construction	\$30,272.81		\$30,272.78	\$30,272.81											
43	1/16/19	Scherer Construction	\$102,156.56		\$102,156.56				\$102,156.56								
44	5/13/19	Hadden Engineering	\$8,289.00		\$8,289.00					\$8,289.00							
45	2/28/19	Jr Davis Construction	\$18,254.18		\$18,254.18				\$18,254.18								
46	2/28/19	Scherer Construction	\$316,090.57		\$316,090.57				\$316,090.57								
47	2/28/19	Gemini Engineering	\$500.00		\$500.00								\$500.00				
48	2/28/19	Vallencourt Construction	\$5,843.00		\$5,843.00	\$5,843.00											
49	3/21/19	Basham & Lucas	\$4,798.10		\$4,798.10						\$4,798.10						
50	3/21/19	JR Davis Construction	\$90,449.36		\$90,449.36	\$3,727.55	\$84,201.81					\$2,520.00					
51	3/21/19	Hadden Engineering	\$1,450.00		\$1,450.00					\$1,450.00							
52	3/21/19	Scherer Construction	\$225,485.41		\$225,485.41				\$225,485.41								
53	3/21/19	BuiltRite Inspections	\$445.00		\$445.00										\$445.00		
54	3/21/19	Gaynelle James	\$1,011.75		\$1,011.75				\$1,011.75								
55	3/21/19	Basham & Lucas	\$1,432.70		\$1,432.70						\$1,432.70						
56	4/23/19	Basham & Lucas	\$4,965.40		\$4,965.40						\$4,965.40						
57	4/23/19	JR Davis Construction	\$66,879.94		\$66,879.94			\$66,879.94									
58	4/23/19	Scherer Construction	\$318,369.47		\$318,369.47				\$318,369.47								
59	4/23/19	Hadden Engineering	\$900.00		\$900.00					\$900.00							
60	5/13/19	Micamy Design	\$69,572.42		\$69,572.42				\$69,572.42								
61	5/13/19	Basham & Lucas	\$4,369.60		\$4,369.60						\$4,369.60						
62	5/13/19	Jr Davis	\$9,230.52		\$9,230.52	\$9,230.52											
63	5/13/19	Sofitco	\$24,363.58		\$24,363.58				\$24,363.58								
64	5/13/19	Scherer Construction	\$534,873.84		\$534,873.84				\$491,724.78						\$43,149.06		
65	5/13/19	Eiland & Assoc	\$325.00		\$325.00							\$325.00					
66	6/20/19	Basham & Lucas	\$3,939.20		\$3,939.20						\$3,939.20						
67	6/20/19	JR Davis	\$62,276.73		\$62,276.73			\$62,276.73									
68	6/20/19	Scherer Construction	\$307,816.51		\$307,816.51				\$269,743.81						\$38,072.70		
69	8/21/19	Basham & Lucas	\$3,239.20		\$3,239.20						\$3,239.20						
70	7/24/19	Hadden Engineering	\$1,000.00		\$1,000.00					\$1,000.00							
71	7/24/19	Hadden Engineering	\$450.00		\$450.00					\$450.00							
72	7/24/19	Jr Davis	\$49,761.92		\$49,761.92				\$49,761.92								
73	7/24/19	Scherer Construction	\$327,079.18		\$327,079.18				\$327,079.18								
74	7/24/19	Jr Davis	\$5,297.72		\$5,297.72				\$5,297.72								
75	8/21/19	Hadden Engineering	\$825.00		\$825.00					\$825.00							
76	8/21/19	Basham & Lucas	\$1,604.40		\$1,604.40						\$1,604.40						
77	8/21/19	Scherer Construction	\$148,692.52		\$148,692.52				\$148,692.52								
78	10/2/19	JR Davis Construction	\$25,344.44		\$25,344.44				\$25,344.44								
79	10/2/19	Micamy Design	\$23,190.73		\$23,190.73				\$23,190.73								
80	10/17/19	Eiland & Assoc	\$1,800.00		\$1,800.00										\$1,800.00		
Grand Total			\$8,792,939.41	\$409,225.50	\$8,383,713.88	\$1,745,453.37	\$2,181,215.35	\$1,370,377.54	\$2,457,555.82	\$68,494.30	\$79,180.75	\$202,477.88	\$49,839.35	\$5,110.00	\$12,500.00	\$110,255.76	\$101,253.80

Armstrong Community Development District
Series 2017

SUMMARY:	
BOND PROCEEDS	\$6,111,819.56
DEVELOPER CONTRIBUTIONS	\$2,599,016.82
INT REC'D TO DATE	\$9,425.00
TRANS FROM DEBT SERVICE	\$1,422.03
PREPAID CEC FEES	\$81,232.20
LESS: REQ. PAID	(\$8,792,939.41)
BALANCE	\$9,976.20

RECONCILIATION	
TRUST STATEMENT	\$9,976.20
O/S REQ.	\$0.00
ADJ BALANCE	\$9,976.20
DEVELOPER CONTRIBUTIONS REC'V	\$0.00
VARIANCE	(\$0.00)

Developer Contributions:			
2/28/19	\$186,863.26	\$73,848.09	
3/20/19	\$258,769.58	\$135,875.16	
4/23/19	\$224,376.94	\$166,737.87	
5/13/19	\$337,241.90	\$244,209.64	
6/19/19	\$216,938.82	\$157,093.62	
7/24/19	\$386,918.02		
8/15/19	\$210,143.92		
9/17/19	\$7,561.10		
6/24/21	(\$7,561.10)		
\$2,599,016.82	\$1,821,252.44	\$777,764.38	

Prepaid CEC Fees:
\$16,826.67
\$23,789.43
<u>\$40,616.10</u>
\$81,232.20

INT REC'D	A	B	COI	
Oct-17	\$54.56	\$39.18	\$2.28	
Nov-17	\$563.76	\$404.90	\$9.57	
Dec-17	\$545.58	\$391.84	\$0.01	
Jan-18	\$563.94	\$405.03	\$0.01	
Feb-18	\$528.11	\$379.09	\$0.01	
Mar-18	\$466.85	\$335.05	\$0.01	
Apr-18	\$468.11	\$335.63	\$0.01	
May-18	\$492.70	\$352.76	\$0.00	
Jun-18	\$370.12	\$263.83		
Jul-18	\$260.98	\$184.94		
Aug-18	\$256.31	\$180.61		
Sep-18	\$209.82	\$146.91		
	\$4,780.84	\$3,419.77	\$11.90	Transfer In
Oct-18	\$175.10	\$121.93		
Nov-18	\$153.12	\$105.85		
Dec-18	\$138.72	\$95.58		\$106.38
Jan-19	\$123.60	\$84.47		\$109.93
Feb-19	\$60.39	\$50.15		\$109.93
Mar-19	\$2.38	\$15.36		\$99.29
Apr-19	\$6.39	\$0.01		\$109.93
May-19	\$14.20	\$0.32		\$106.38
Jun-19	\$14.41	\$0.02		\$99.03
Jul-19	\$1.87	\$1.32		\$95.83
Aug-19	\$0.27	\$0.03		\$82.52
Sep-19	\$8.96	\$0.03		\$53.76
	\$699.41	\$475.07		\$972.98
Oct-19	\$9.28	\$0.03		\$46.83
Nov-19	\$2.48	\$0.01		\$40.31
Dec-19	\$2.11	\$1.96		\$32.77
Jan-20	\$2.19	\$2.02		\$33.86
Feb-20	\$2.19	\$2.02		\$33.77
Mar-20	\$1.81	\$1.67		\$27.96
Apr-20	\$0.82	\$0.75		\$12.60
May-20	\$0.14	\$0.13		\$2.18
Jun-20	\$0.15	\$0.13		\$2.25
Jul-20	\$0.09	\$0.08		\$1.31
Aug-20	\$0.08	\$0.07		\$1.23
Sep-20	\$0.07	\$0.07		\$1.13
	\$21.41	\$8.94		\$236.20

INT REC'D	A	B	COI	Transfer In
Oct-20	\$0.07	\$0.00		\$1.16
Nov-20	\$0.07	\$0.00		\$1.20
Dec-20	\$0.07	\$0.00		\$1.16
Jan-21	\$0.07	\$0.00		\$1.20
Feb-21	\$0.07	\$0.00		\$1.20
Mar-21	\$0.07	\$0.00		\$1.08
Apr-21	\$0.07	\$0.00		\$1.20
May-21	\$0.07	\$0.00		\$1.16
Jun-21	\$0.07	\$0.00		\$1.20
Jul-21	\$0.06	\$0.00		\$1.16
Aug-21	\$0.04	\$0.00		\$1.20
Sep-21	\$0.04	\$0.00		\$1.20
	\$0.77	\$0.00		\$14.12
Oct-21	\$0.04	\$0.00		\$1.16
Nov-21	\$0.04	\$0.00		\$1.20
Dec-21	\$0.04	\$0.00		\$1.16
Jan-22	\$0.04	\$0.00		\$1.20
Feb-22	\$0.04	\$0.00		\$1.20
Mar-22	\$0.04	\$0.00		\$1.08
Apr-22	\$0.04	\$0.00		\$1.20
May-22	\$0.04	\$0.00		\$1.16
Jun-22	\$0.04	\$0.00		\$1.20
Jul-22	\$0.04	\$0.00		\$1.16
Aug-22	\$0.04	\$0.00		\$1.20
Sep-22	\$6.44	\$0.01		\$185.81
	\$6.88	\$0.01		\$198.73

Armstrong
Community Development District
Series 2019 Special Assessment Revenue Bonds

1. Recap of Capital Project Fund Activity Through September 30, 2022

Opening Balance in Construction Account - Series 2019		\$6,768,742.71
Source of Funds:		
Interest Earned on Series 2019		\$1,438.03
Developer Contributions/Add'l Revenue		\$3,605,067.16
Transfer from Debt Service		\$0.00
Use of Funds:		
Disbursements:		
Cost of Issuance		(\$397,308.14)
Roadway Improvements		(\$2,357,468.68)
Water, Sewer, Reuse & Electric		(\$1,822,373.13)
Stormwater Management System		(\$2,030,236.05)
Amenity Area		(\$2,671,439.84)
Neighborhood Parks		(\$570,242.62)
Contingency		\$0.00
Professional Fees		(\$481,580.59)
Adjusted Balance in Construction Account at September 30, 2022		\$44,598.85

2. Funds Available For Construction at September 30, 2022

Book Balance of Construction Fund at September 30, 2022	\$44,598.85
Contracts in place at September 30, 2022	

3. Investments - US Bank

	<u>Type</u>	<u>Yield</u>	<u>Maturity</u>	<u>Principal</u>
September 30, 2022				
Construction Fund:	Overnight			\$44,598.85
			Due fom Developer	\$0.00
			ADJ: Outstanding Requisitions	\$0.00
				\$44,598.85

Armstrong Community Development District
Series 2019

REQ. #	DATE	CONTRACTOR	AMOUNT OF REQUISITION	COI	Fixed Assets	Roadway System	Water, Sewer, Reuse and Electric	Stormwater Management Systems	Amenity Center	Neighborhood Parks	Contingency	Misc. Professional Fees
COI		US Bank	\$5,675.00	\$5,675.00								
COI		GMS	\$31,000.00	\$31,000.00								
COI		Holland & Knight	\$5,250.00	\$5,250.00								
COI		Feldman Mahoney	\$10,000.00	\$10,000.00								
COI		Akerman LP	\$40,000.00	\$40,000.00								
COI		Gray Robinson	\$40,000.00	\$40,000.00								
COI		Hopping Green	\$42,500.00	\$42,500.00								
COI		ImageMaster	\$1,500.00	\$1,500.00								
COI		England Thims & Miller	\$5,458.84	\$5,458.84								
		Underwriters Discount	\$150,000.00	\$150,000.00								
		Org Issue Discount	\$65,924.30	\$65,924.30								
1	10/23/19	Greyhawk Ventures	\$2,518,111.64		\$2,518,111.64	\$0.00	\$0.00	\$0.00	\$2,518,111.64	\$0.00	\$0.00	\$0.00
2	11/7/19	Besch and Smith	\$147,890.70		\$147,890.70	\$89,390.70						\$58,500.00
3	11/7/19	Besch and Smith	\$387,219.60		\$387,219.60	\$252,219.60		\$135,000.00				
4	11/15/19	CCUA	\$65,630.75		\$65,630.75	\$65,630.75						
5	11/15/19	Eisman & Russo	\$2,934.80		\$2,934.80							\$2,934.80
6	11/20/19	Besch and Smith	\$363,774.60		\$363,774.60	\$309,774.60		\$54,000.00				
7	12/4/19	Greyhawk Ventures	\$192,478.43		\$192,478.43							\$192,478.43
8	1/14/20	England Thims & Miller	\$3,000.00		\$3,000.00							\$3,000.00
9	1/14/20	England Thims & Miller	\$7,521.25		\$7,521.25							\$7,521.25
10	1/14/20	Hopping Green	\$111.65		\$111.65							\$111.65
11	12/16/19	Hadden Engineering	\$3,150.00		\$3,150.00							\$3,150.00
12	1/14/20	Besch and Smith	\$600,869.78		\$600,869.78		\$67,500.00	\$533,369.78				
13	1/14/20	Eisman & Russo	\$5,285.64		\$5,285.64							\$5,285.64
14	1/23/20	Besch and Smith	\$544,336.20		\$544,336.20		\$310,500.00	\$86,400.00	\$147,436.20			
15	2/20/20	England Thims & Miller	\$7,710.68		\$7,710.68							\$7,710.68
16	2/20/20	Eisman & Russo	\$1,430.72		\$1,430.72							\$1,430.72
17	2/20/20	Eisman & Russo	\$7,153.58		\$7,153.58							\$7,153.58
18	2/20/20	England Thims & Miller	\$9,965.73		\$9,965.73							\$9,965.73
19	2/20/20	Hopping Green	\$1,420.00		\$1,420.00							\$1,420.00
20	2/20/20	Besch and Smith	\$668,766.60		\$668,766.60	\$82,866.60	\$234,000.00	\$351,900.00				
21	3/20/20	Eisman & Russo	\$4,255.46		\$4,255.46							\$4,255.46
22	4/17/20	Besch and Smith	\$498,794.03		\$498,794.03	\$115,320.39	\$265,500.00	\$117,973.64				
23	3/20/20	England Thims & Miller	\$8,151.95		\$8,151.95							\$8,151.95
24	3/20/20	England Thims & Miller	\$450.00		\$450.00							\$450.00
25	3/20/20	Eisman & Russo	\$5,576.12		\$5,576.12							\$5,576.12
26	6/24/20	Clay Electric	\$143,385.44		\$143,385.44		\$143,385.44					
27	5/20/20	England Thims & Miller	\$13,460.28		\$13,460.28							\$13,460.28
28	5/20/20	England Thims & Miller	\$1,582.04		\$1,582.04							\$1,582.04
29	5/20/20	England Thims & Miller	\$3,750.00		\$3,750.00							\$3,750.00
30	5/20/20	England Thims & Miller	\$2,650.00		\$2,650.00							\$2,650.00
31	5/20/20	Besch and Smith	\$184,270.26		\$184,270.26		\$184,270.26					
32	5/20/20	Eisman & Russo	\$8,584.29		\$8,584.29							\$8,584.29
33	5/20/20	CCUA	\$4,237.64		\$4,237.64		\$4,237.64					
34	5/20/20	CCUA	\$6,896.92		\$6,896.92		\$6,896.92					
35	6/24/20	Besch and Smith	\$265,109.40		\$265,109.40			\$265,109.40				
36	6/16/20	Eisman & Russo	\$7,483.74		\$7,483.74							\$7,483.74
37	6/16/20	England Thims & Miller	\$225.00		\$225.00							\$225.00
38	6/16/20	England Thims & Miller	\$3,250.00		\$3,250.00							\$3,250.00
39	7/28/20	Eisman & Russo	\$5,576.12		\$5,576.12							\$5,576.12
40	7/28/20	Besch and Smith	\$199,339.24		\$199,339.24	\$199,339.24						
41	7/28/20	Scherer Construction	\$109,415.79		\$109,415.79					\$109,415.79		
42	7/28/20	Eisman & Russo	\$5,869.60		\$5,869.60							\$5,869.60
43	7/28/20	England Thims & Miller	\$7,272.39		\$7,272.39							\$7,272.39
44	7/28/20	England Thims & Miller	\$3,150.00		\$3,150.00							\$3,150.00
45	8/25/20	Besch and Smith	\$354,774.60		\$354,774.60	\$354,774.60						
46	8/25/20	England Thims & Miller	\$5,750.00		\$5,750.00							\$5,750.00
47	8/25/20	England Thims & Miller	\$1,965.00		\$1,965.00							\$1,965.00
48	9/23/20	England Thims & Miller	\$6,889.75		\$6,889.75							\$6,889.75
49	9/23/20	Besch and Smith	\$178,900.83		\$178,900.83	\$9,000.00	\$19,000.00			\$150,900.83		
50	10/15/20	Eisman & Russo	\$5,576.12		\$5,576.12							\$5,576.12
51	10/15/20	England Thims & Miller	\$524.00		\$524.00							\$524.00
52	10/15/20	England Thims & Miller	\$532.00		\$532.00							\$532.00
53	10/15/20	Besch and Smith	\$98,610.30		\$98,610.30		\$27,000.00	\$68,910.30				\$2,700.00
54	10/15/20	Eisman & Russo	\$4,989.16		\$4,989.16							\$4,989.16
55	12/3/20	Clay Electric	\$72,940.00		\$72,940.00		\$72,940.00					
56	12/3/20	Besch and Smith	\$39,470.50		\$39,470.50	\$19,660.31		\$19,155.30				\$654.89
57	12/3/20	Eisman & Russo	\$7,043.52		\$7,043.52							\$7,043.52
58	12/3/20	ECS Florida, LLC	\$850.00		\$850.00							\$850.00
59	12/3/20	Eisman & Russo	\$5,649.49		\$5,649.49							\$5,649.49
60	12/3/20	England Thims & Miller	\$3,626.20		\$3,626.20							\$3,626.20
61	12/3/20	England Thims & Miller	\$2,196.34		\$2,196.34							\$2,196.34

Armstrong Community Development District Series 2019

62	1/27/21	Besch and Smith	\$192,841.01	\$192,841.01	\$81,227.70	\$84,613.31	\$27,000.00				
63	1/27/21	The Tree Amigos Outdoor Services	\$62,283.00	\$62,283.00					\$62,283.00		
64	1/27/21	ECS Florida, LLC	\$950.00	\$950.00							\$950.00
65	1/27/21	Eisman & Russo	\$7,630.48	\$7,630.48							\$7,630.48
66	1/27/21	Eisman & Russo	\$6,750.04	\$6,750.04							\$6,750.04
67	1/27/21	The Tree Amigos Outdoor Services	\$97,267.00	\$97,267.00					\$97,267.00		
68	1/27/21	England Thims & Miller	\$2,119.72	\$2,119.72							\$2,119.72
69	1/27/21	Besch and Smith	\$279,255.93	\$279,255.93	\$114,300.00	\$65,549.89	\$99,406.04				
70	1/27/21	ECS Florida, LLC	\$1,000.00	\$1,000.00							\$1,000.00
71	3/1/21	Besch and Smith	\$558,487.01	\$558,487.01	\$306,272.19	\$144,018.28	\$108,196.54				
72	3/2/21	Armstrong CDD	\$202.40	\$202.40							\$202.40
73	3/2/21	England Thims & Miller	\$202.40	\$202.40							\$202.40
74	4/1/21	England Thims & Miller	\$4,906.50	\$4,906.50							\$4,906.50
75	4/1/21	England Thims & Miller	\$800.00	\$800.00							\$800.00
76	4/1/21	Eisman & Russo	\$5,796.23	\$5,796.23							\$5,796.23
77	4/1/21	Besch and Smith	\$260,102.21	\$260,102.21	\$185,440.93	\$36,861.28	\$37,800.00				
78	4/1/21	England Thims & Miller	\$1,933.61	\$1,933.61							\$1,933.61
79	4/27/21	Eisman & Russo	\$3,375.02	\$3,375.02							\$3,375.02
80	4/27/21	Besch and Smith	\$109,490.42	\$109,490.42	\$39,806.71	\$54,766.90	\$14,916.81				
80A	5/28/21	England Thims & Miller	\$4,726.50	\$4,726.50							\$4,726.50
81	5/28/21	Armstrong CDD	\$6,000.08	\$6,000.08			\$6,000.08				
82	5/28/21	England Thims & Miller	\$414.93	\$414.93							\$414.93
83	5/28/21	England Thims & Miller	\$75.27	\$75.27							\$75.27
84	5/28/21	England Thims & Miller	\$1,284.75	\$1,284.75							\$1,284.75
85	5/28/21	Eisman & Russo	\$953.81	\$953.81							\$953.81
	6/15/21	Reimbursement - Req.81	(\$1,126.24)	(\$1,126.24)			(\$1,126.24)				
87	6/18/21	Besch and Smith	\$6,272.81	\$6,272.81				\$6,272.81			
88	6/18/21	Armstrong CDD	\$2,500.00	\$2,500.00		\$2,500.00					
89	6/18/21	Armstrong CDD	\$5,892.00	\$5,892.00				\$5,892.00			
90	6/18/21	England Thims & Miller	\$5,791.00	\$5,791.00							\$5,791.00
91	7/30/21	Besch and Smith	\$319,589.71	\$319,589.71	\$120,804.91	\$93,959.37	\$104,825.43				
92	7/31/21	England Thims & Miller	\$155.25	\$155.25							\$155.25
93	7/30/21	Eisman & Russo	\$143.74	\$143.74							\$143.74
94	7/30/21	The Tree Amigos Outdoor Services	\$125,336.00	\$125,336.00					\$125,336.00		
95	7/30/21	The Tree Amigos Outdoor Services	\$7,800.00	\$7,800.00					\$7,800.00		
96	9/10/21	VOID	\$0.00	\$0.00						\$0.00	
97	9/10/21	Security Engineering and Design	\$1,473.00	\$1,473.00							\$1,473.00
98	1/13/22	Thre Tree Amigos	\$17,240.00	\$17,240.00					\$17,240.00		
99	3/25/22	Onsight Industries	\$10,569.45	\$10,569.45	\$10,569.45						
100	3/25/22	Onsight Industries	\$1,070.00	\$1,070.00	\$1,070.00						
Grand Total			\$10,330,649.05	\$9,933,341.91	\$2,357,468.68	\$1,822,373.13	\$2,030,236.05	\$2,671,439.84	\$570,242.62	\$0.00	\$481,580.59

SUMMARY:	
BOND PROCEEDS	\$6,768,742.71
DEVELOPER CONTRIBUTIONS	\$3,605,067.16
INT REC'D TO DATE	\$1,438.03
TRANSFER FROM DEBT SERVICE	\$0.00
LESS: REQ. PAID	(\$10,330,649.05)
BALANCE	\$44,598.85

RECONCILIATION	
TRUST STATEMENT	\$44,598.85
O/S REQ.	\$0.00
ADJ BALANCE	\$44,598.85
VARIANCE	(\$0.00)

INT REC'D	A	COI	Add'l Revenue/Developer Contributions:			
Oct-19	\$0.00	\$0.00				
Nov-19	\$194.83	\$1.42	6/23/20	\$328,037.36		
Dec-19	\$401.21	\$0.44	7/27/20	\$330,623.14		
Jan-20	\$345.21	\$0.16	7/29/20	\$34,813.80	Prepaid CEC Fees from FY19	
Feb-20	\$276.32	\$0.00	7/29/20	\$65,154.00	Agmt# 19 - Media	
Mar-20	\$137.19	\$0.00	7/29/20	\$6,863.03	Trans from Acq 2019 A1	
Apr-20	\$39.48	\$0.00	8/20/20	\$255,658.30		
May-20	\$4.78	\$0.00	9/21/20	\$185,790.58		
Jun-20	\$1.95	\$0.00	9/28/20	\$157,645.00	Clay Electric	
Jul-20	\$0.38	\$0.00	10/22/20	\$12,833.40		
Aug-20	\$0.09	\$0.00	12/3/20	\$71,528.16	Greyhawk Venture	
Sep-20	\$0.52	\$0.00	12/14/20	\$53,900.28		
	\$1,401.96	\$2.02	12/16/20	\$41,066.88		
Oct-20	\$0.12	\$0.00	1/27/21	\$555,129.53		
Nov-20	\$0.43	\$0.00	3/11/21	\$558,891.81		
Dec-20	\$0.25	\$0.00	4/1/21	\$273,538.55		
Jan-21	\$0.24	\$0.00	4/5/21	\$16,041.75	Feldman & Mahoney Chk#1	
Feb-21	\$0.34	\$0.00	4/26/21	\$112,865.44		
Mar-21	\$0.00	\$0.00	5/27/21	\$13,455.34	Greyhawk Venture	
Apr-21	\$0.00	\$0.00	6/18/21	\$20,455.81		
May-21	\$0.07	\$0.00	6/28/21	\$57,750.30		
Jun-21	\$0.07	\$0.00	7/30/21	\$453,024.70		
Jul-21	\$0.09	\$0.00		\$3,605,067.16		
Aug-21	\$0.32	\$0.00				
Sep-21	\$0.32	\$0.00				
	\$2.25	\$0.00				
Oct-21	\$0.24	\$0.00				
Nov-21	\$0.22	\$0.00				
Dec-21	\$0.21	\$0.00				
Jan-22	\$0.27	\$0.00				
Feb-22	\$0.27	\$0.00				
Mar-22	\$0.22	\$0.00				
Apr-22	\$0.23	\$0.00				
May-22	\$0.18	\$0.00				
Jun-22	\$0.19	\$0.00				
Jul-22	\$0.18	\$0.00				
Aug-22	\$0.19	\$0.00				
Sep-22	\$29.40	\$0.00				
	\$31.80	\$0.00				

B.

Armstrong Community Development District

Summary of Check Register

September 1, 2022 to September 30, 2022

Fund	Date	Check No.'s		Amount
General Fund	9/6/22	767-774	\$	24,234.27
	9/7/22	775-777	\$	33,444.00
	9/14/22	778-782	\$	5,219.23
	9/20/22	783-786	\$	7,778.71
			\$	70,676.21

			\$	70,676.21
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CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
9/06/22	00034	8/22/22	463	202208	330	57200	34500			*	1,605.00		
				SECURITY		8/09/22-8/21/22							
		9/05/22	464	202208	330	57200	34500			*	1,605.00		
				SECURITY		8/22/22-9/04/22							
									BUSINESS INVESTMENT HOLDINGS DBA			3,210.00	000767
9/06/22	00025	8/31/22	AUG22-10	202208	330	57200	46700			*	1,150.00		
				AUG 22 - POOL MAINTENANCE									
									CROWN POOLS, INC.			1,150.00	000768
9/06/22	00062	9/01/22	32013009	202209	330	57200	46300			*	1,131.14		
				JANITORIAL SERVICES SEP22									
									NORTH FLORIDA BUILDING MAINT. LLC			1,131.14	000769
9/06/22	00061	8/31/22	3097031	202207	310	51300	31500			*	1,126.00		
				REV.AUDIT/MTG/AGDA/BDGT									
									KUTAK ROCK LLP			1,126.00	000770
9/06/22	00019	9/01/22	6568B	202209	320	53800	46800			*	995.00		
				LAKE MAINTENANCE SEP22									
									SITEX AQUATICS			995.00	000771
9/06/22	00021	8/28/22	18333	202208	320	53800	46200			*	4,363.75		
				LANDSCAPE MAINT AUG22									
		8/28/22	18333	202208	330	57200	46200			*	2,552.58		
				AMENITY LANDSCAPE AUG22									
		8/28/22	18333	202208	320	53800	46200			*	800.97		
				TYNES BLVD EXT. AUG22									
		8/28/22	18333	202208	320	53800	46200			*	2,233.41		
				GREYHAWK PHASE II AUG22									
		8/28/22	18333	202208	320	53800	46400			*	1,160.20		
				GREYHAWK LAKES AUG22									
		8/28/22	18333	202208	330	57200	46200			*	87.00		
				VIBURNAM HDGE AMNTY AUG22									
									TREE AMIGOS OUTDOOR SERVICES INC.			11,197.91	000772
9/06/22	00057	9/01/22	600092	202206	330	57200	46700			*	767.17		
				RPLC ROOFJCK/FLTR/PRS/VAC									
									VAK PAK, INC.			767.17	000773
9/06/22	00001	9/01/22	84	202209	310	51300	34000			*	3,750.00		
				MANAGEMENT FEES SEP22									
		9/01/22	84	202209	310	51300	49500			*	104.17		
				WEBSITE ADMIN SEP22									
		9/01/22	84	202209	310	51300	35100			*	150.00		
				INFORMATION TECH SEP22									

ARMS ARMSTRONG TVISCARRA

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
9/01/22	84	202209 310-51300-31300	DISSEMINATION FEE SEP22		*	583.33		
9/01/22	84	202209 310-51300-51000	OFFICE SUPPLIES		*	.15		
9/01/22	84	202209 310-51300-42000	POSTAGE		*	9.25		
9/01/22	84	202209 310-51300-42500	COPIES		*	42.30		
9/01/22	84	202209 310-51300-41000	TELEPHONE		*	17.85		
GOVERNMENTAL MANAGEMENT SERVICES							4,657.05	000774
9/07/22	00035	6/21/22 AAA05972	202206 330-57200-34600	200BLANK KEY FOB/PRGM LSR	*	991.00		
COMMUNITY CONTROLS							991.00	000775
9/07/22	00054	9/01/22 2209	202209 330-57200-46000	PET STATION MAINT SEP22	*	155.00		
DOODY DADDY							155.00	000776
9/07/22	00009	9/01/22 16593	202209 300-15500-10000	FY23 GEN.LIAB/PUBLIC OFFC	*	6,587.00		
		9/01/22 16593	202209 300-15500-10000	FY23 PROPERTY INSURANCE	*	25,711.00		
EGIS INSURANCE ADVISORS, LLC							32,298.00	000777
9/14/22	00038	9/02/22 204587	202208 310-51300-31100	CDD PHONE MEETING 8/13/22	*	180.00		
ENGLAND-THIMS AND MILLER, INC.							180.00	000778
9/14/22	00020	8/30/22 ARMCD082	202208 330-57200-46400	AMAZON-MULTIFLD PAPER TWL	*	29.28		
		8/30/22 ARMCD082	202208 330-57200-46400	AMAZON-4X800CT WET WIPES	*	87.85		
		8/30/22 ARMCD082	202208 330-57200-46400	AMAZON-GRABBER/CAUT.TAPE	*	47.90		
		8/30/22 ARMCD082	202208 330-57200-46000	HOME DEPOT-CABLE/TRSH/LCK	*	123.17		
		8/30/22 ARMCD082	202208 330-57200-46000	PINCH PENNY-4NACLO/ALGECI	*	209.44		
		8/30/22 ARMCD082	202208 320-53800-49100	AMEX PROCESSING FEE-AUG22	*	77.98		
		8/30/22 ARMCD082	202207 330-57200-46000	AMAZON-SQUAT BLCK/ROUTER	*	250.23		
		8/30/22 ARMCD082	202207 330-57200-46000	AMAZON-4YR PROTECTION PLN	*	31.94		
EVERGREEN LIFESTYLES MANAGEMENT LLC							857.79	000779
ARMS ARMSTRONG				TVISCARRA				

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
9/14/22	00018	9/01/22 618575	202209 330-57200-44000 SEP 22 - FITNESS EQUIP	MUNICIPAL ASSET MANAGEMENT, INC.	*	1,415.21	1,415.21 000780
9/14/22	00027	9/06/22 22100762	202208 330-57200-43200 3645 ROYAL PINES DR-AUG22	TECO	*	91.23	91.23 000781
9/14/22	00021	9/08/22 18463	202209 320-53800-46500 RPR 34ZONE LN/42POPOP/ROT	TREE AMIGOS OUTDOOR SERVICES INC.	*	2,675.00	2,675.00 000782
9/20/22	00034	9/19/22 466	202209 330-57200-34500 SECURITY 9/05/22-9/18/22	BUSINESS INVESTMENT HOLDINGS DBA	*	1,605.00	1,605.00 000783
9/20/22	00016	9/09/22 567729SE	202209 320-53800-43100 3518 ROYAL PINES DR-SEP22		*	785.74	
		9/09/22 568411SE	202209 320-53800-43100 3682 ROYAL PINES DR-SEP22		*	940.72	
		9/09/22 574046SE	202209 330-57200-43100 3645 ROYAL PINES DR POOL		*	250.55	
		9/09/22 574047SE	202209 330-57200-43100 3645 ROYAL PINES DR CLBHS		*	306.96	
		9/09/22 574048SE	202209 320-53800-43100 3645 ROYAL PINES DR IRRG		*	485.68	
		9/09/22 577060SE	202209 320-53800-43100 875 TYNES BLVD IRRG-SEP22		*	269.14	
		9/09/22 577061SE	202209 320-53800-43100 705 TYNES BLVD IRRG-SEP22		*	42.13	
		9/09/22 586607SE	202209 320-53800-43100 3976 HEATHERBROOK PL IRRG		*	79.29	
		9/09/22 586608SE	202209 320-53800-43100 4121 HEATHERBROOK PL IRRG		*	89.07	
		9/09/22 588041SE	202209 320-53800-43100 3846 SUNBERRY LANE IRRG		*	124.00	
		9/09/22 594522SE	202209 320-53800-43100 4173 HEATHERBROOK PLACE		*	90.70	
		9/09/22 596272SE	202209 320-53800-43100 1980 AMBERLY DR - SEP22		*	249.46	
		9/09/22 596274SE	202209 320-53800-43100 544 TYNES BLVD - SEP22	CLAY COUNTY UTILITY AUTHORITY	*	76.16	3,789.60 000784
9/20/22	00100	9/14/22 9054872S	202209 320-53800-43000 3599 ROYAL PINES DR IRRG		*	42.00	

ARMS ARMSTRONG TVISCARRA

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
9/14/22		9082120S	202209 330-57200-43000	3645 ROYAL PINES DR AMNTY	*	1,869.00	
9/14/22		9082351S	202209 320-53800-43000	705 TYNES BLVD IRRG-SEP22	*	30.00	
9/14/22		9143346S	202209 320-53800-43000	3814 ROYAL PINES DR-SEP22	*	19.82	
CLAY ELECTRIC COOPERATIVE, INC.							1,960.82 000785
9/20/22	00062	8/10/22 52013003	202209 330-57200-46400	PAPER TOWELS/BATHROOM PT	*	73.29	
		9/19/22 42013007	202209 330-57200-46300	JANITORIAL SRVC 09/04/22	*	350.00	
NORTH FLORIDA BUILDING MAINT. LLC							423.29 000786
TOTAL FOR BANK A						70,676.21	
TOTAL FOR REGISTER						70,676.21	

ARMS ARMSTRONG TVISCARRA



INVOICE

APPROVED

By Alex Boyer at 10:20 am, Sep 06, 2022

Amenity-Security

Viewpoint Security - BIHC
1348 Beach Blvd
P.O. Box 50014
Jacksonville Beach, Florida 32240
United States

904-254-1474

BILL TO

Armstrong CDD
Teresa Viscarra
1408 Hamlin Avenue, Unit E
St.Cloud, Florida 34771
United States

9042996115
tviscarra@gmscfl.com



Invoice Number: 463

Invoice Date: August 22, 2022

Payment Due: August 29, 2022

Amount Due (USD): \$1,605.00

Pay Securely Online

Items	Quantity	Price	Amount
Gurd services 2 week invoice 30 hours a week (x2)	60	\$26.75	\$1,605.00

34
230-572 JMS

Total: \$1,605.00

Amount Due (USD): \$1,605.00

Pay Securely Online



link.waveapps.com/6r3khd-uc5ect

Notes / Terms

Invoice for previous 2 weeks of service (14 days)
August 9th, 2022 - August 14th, 2022 / August 15th, 2022 - August 21st, 2022



APPROVED

By Alex Boyer at 9:10 am, Sep 06, 2022

Amenity-Security

INVOICE

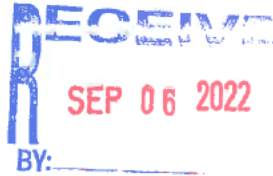
Viewpoint Security - BIHC
1348 Beach Blvd
P.O. Box 50014
Jacksonville Beach, Florida 32240
United States

904-254-1474

BILL TO

Armstrong CDD
Teresa Viscarra
1408 Hamlin Avenue, Unit E
St.Cloud, Florida 34771
United States

9042996115
tviscarra@gmscfl.com



Invoice Number: 464

Invoice Date: September 5, 2022

Payment Due: September 12, 2022

Amount Due (USD): \$1,605.00

Pay Securely Online

Items	Quantity	Price	Amount
Gurd services 2 week invoice 30 hours a week (x2)	60	\$26.75	\$1,605.00

#34
Security
330-542-745

Total: \$1,605.00

Amount Due (USD): \$1,605.00

Pay Securely Online



link.waveapps.com/2e4p56-e89umq

Notes / Terms

Invoice for previous 2 weeks of service (14 days)
August 22nd, 2022 - August 28th, 2022 / August 29th, 2022 - September 4th, 2022



Invoice

3002 PHILIPS HWY
JACKSONVILLE, FL 32207

Date	Invoice #
8/31/2022	AUG22-107

904-858-4300	ACCOUNTING@CROWNPOOLSINC.COM
--------------	------------------------------

Bill To

GREYHAWK AMENITY-Armstrong CDD
1408 HAMLIN AVE UNIT E
ST CLOUD, FL 34771

APPROVED
By Alex Boyer at 9:34 am, Sep 06, 2022

Amenity-Pool Maint

#28
Aug 22 - Pool Maintenance
370-572-467

RECEIVED
SEP 06 2022
BY: _____

Terms
Due upon receipt

Quantity	Description	Rate	Serviced	Amount
1	MONTHLY POOL SERVICE FOR AUGUST	1,150.00	8/31/2022	1,150.00

			Total	\$1,150.00
--	--	--	--------------	------------

Customer Total Balance

\$1,150.00

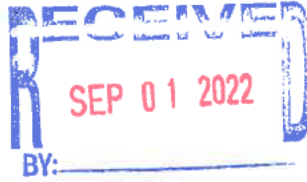


APPROVED

By Alex Boyer at 2:53 pm, Sep 01, 2022

Amenity-Janitorial

City Wide Facility Solutions
4963 Beach Blvd
Jacksonville, FL 32207-4802



Total Due: \$1,131.14

Invoice Number: 32013009123
Invoice Date: 9/1/2022
Due Date: 10/1/2022

Phone: (904) 737-4969
Email: jaxinvoices@gocitywide.com

Bill

To: Armstrong CDD
3645 Royal Pines Drive
Orange Park, FL 32065
USA

Ship

To: Armstrong CDD
3645 Royal Pines Drive
Orange Park, FL 32065
USA

PO #	Customer ID	FSM	Payment Terms	Service Dates	
	01013101295	Ray Flores	Net 30 days	09/01/22 to 09/30/22	
Item #	Description	Contract / Order #	Qty	Unit Price	Ext. Price
	Managed Janitorial Services	31013100635	1	1,131.14	1,131.14

#62
Sep 22
330.572.4163

Subtotal: 1131.14
Sales Tax: 0.00
Total Due: \$1,131.14

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

August 31, 2022

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # [REDACTED]

Reference: Invoice No. 3097031

Client Matter No. 1323-1

#61
216-512-015



Ms. Marilee Giles
Armstrong CDD
Governmental Management Services
Suite 114
475 West Town Place
St. Augustine, FL 32092

Invoice No. 3097031

1323-1

Re: General Counsel

For Professional Legal Services Rendered

06/14/22	K. Buchanan	0.40	128.00	Review rescheduling of budget hearing; confer with district manager regarding same
07/07/22	K. Buchanan	0.60	192.00	Review tentative agenda and confer with district manager; prepare resolution resetting public hearing
07/07/22	J. Gillis	0.30	43.50	Draft resolution resetting budget public hearing
07/11/22	K. Buchanan	0.90	288.00	Review annual audit
07/15/22	K. Buchanan	1.00	320.00	Prepare for and attend board meeting
07/15/22	M. Rigoni	0.10	26.50	Prepare memorandum regarding statutory changes to publication requirements
07/19/22	K. Buchanan	0.40	128.00	Review correspondence relating to lot boundary
TOTAL HOURS		3.70		

KUTAK ROCK LLP

Armstrong CDD

August 31, 2022

Client Matter No. 1323-1

Invoice No. 3097031

Page 2

TOTAL FOR SERVICES RENDERED

\$1,126.00

TOTAL CURRENT AMOUNT DUE

\$1,126.00



Invoice

7643 Gate Parkway
Suite# 104-167
Jacksonville, FL 32256

Date	Invoice #
9/1/2022	6568B

APPROVED
By Alex Boyer at 9:31 am, Sep 02, 2022

Field- Pond Maintenance

Bill To
Armstrong CDD
Governmental Management Services-CF, LLC
1408 Hamlin Avenue, Unit E
St. Cloud, FL 34771
Attn: Teresa Viscarra



#19
320-578-468

P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	Monthly Lake Maintenance- 9 Waterways-September	995.00	995.00
	Sales Tax	7.00%	0.00
		Balance Due	\$995.00

APPROVED

By Alex Boyer at 2:44 pm, Sep 01, 2022

Field-Landscape



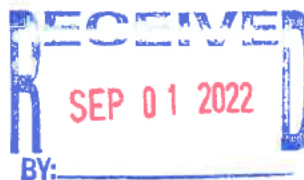
Tree Amigos

Outdoor Services

Invoice

Invoice#: 18333

Date: 08/28/2022



Billed To: Armstrong CDD
475 West Town Place suite 114
St. Augustine FL 32092

Project: 20104
Armstrong CDD Maintenance

#21 Aug 22

Description	Quantity	Price	Ext Price
August Monthly <u>Landscape Maintenance</u> Common Areas	320-538-462 1.00	4,363.75	4,363.75
August Monthly <u>Landscape Maintenance</u> <u>Amenity</u> Center	320-538-462 1.00	2,552.58	2,552.58
August Monthly <u>Landscape Maintenance</u> <u>Tynes Blvd Extension</u>	320-538-462 1.00	800.97	800.97
August Monthly <u>Landscape Maintenance</u> Tynes <u>Greyhawk Phase II</u>	320-538-462 1.00	2,233.41	2,233.41
August Monthly <u>Landscape Maintenance</u> Tynes <u>Greyhawk Lakes</u>	320-538-462 1.00	1,160.20	1,160.20
August Monthly <u>Landscape Maintenance</u> <u>Viburnum hedges</u> <u>Amenity</u> Cente	320-538-462 1.00	87.00	87.00

Notes:

Invoice Total: \$11,197.91



1824 Phoenix Avenue
Jacksonville, FL 32206

Please remit check payments to:
P.O. Box 3264
Jacksonville, FL 32206

Invoice

Date	Invoice #
9/1/2022	600092

Bill To

ARMSTRONG COMMUNITY DEVELOPMENT DISTRICT
1408 HAMLIN AVE
UNIT E
ST. CLOUD, FL 34771

RECEIVED
SEP 02 2022
BY: _____

Ship To

GREYHAWK

APPROVED
By Alex Boyer at 9:34 am, Sep 02, 2022

Amenity-Pool Maint

P.O. Number	Terms	Rep	Via	Project		
061722-3	Due on receipt	JW				
Quantity	Item Code	Description		U/M	Price Each	Amount
1	Labor	JW - REPLACED TANK ROOF JACKS, REMOVED AND REPAIRED LEAKING FITTING ON SAND FILTER. INCLUDES TRIP TO REPLACE PRESSURE AND VACUUM GAUGE TUBING LAST WEEK. DATE OF SERVICE: 6/20/22			633.93	633.93
1	Parts Service	#57 330.572.467			133.24	133.24
All work is complete!				Total	\$767.17	

PLEASE NOTE:
DEPOSITS ARE NON-REFUNDABLE ONCE CONSTRUCTION HAS STARTED.
CREDIT CARD PAYMENTS ARE SUBJECT TO A 2.5% PROCESSING FEE.

Governmental Management Services, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 84
Invoice Date: 9/1/22
Due Date: 9/1/22
Case:
P.O. Number:

Bill To:

Armstrong CDD
475 West Town Place
Suite 114
At. Augustine, FL 32092

Description	#	Hours/Qty	Rate	Amount
Management Fees - September 2022	210-517-74		3,750.00	3,750.00
Website Administration - September 2022	498		104.17	104.17
Information Technology - September 2022	381		150.00	150.00
Dissemination Agent Services - September 2022	513		583.33	583.33
Office Supplies	51		0.15	0.15
Postage	42		9.25	9.25
Copies	425		42.30	42.30
Telephone	41		17.85	17.85
Total				\$4,657.05
Payments/Credits				\$0.00
Balance Due				\$4,657.05



APPROVED

By Alex Boyer at 9:39 am, Sep 07, 2022

Invoice

Amenity-Access Cards

2480 South 3850 West, Suite A
 Salt Lake City, UT. 84120-7225
 Phone # 801-972-4331
 Fax # 801-972-1202

Date	Invoice #
6/21/2022	AAAO597275

Bill To

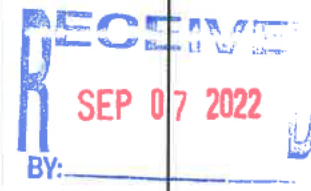
Evergreen Mgmt - Greyhawk
 Armstrong CDD
 3645 Royal Pine Dr
 Orange Park, FL 32065

Handwritten: #35
 320-872 346

Ship To

Evergreen Mgmt - Greyhawk
 Michelle Brown
 10301 Deerwood Park Blvd
 Suite 3200
 Jacksonville, FL 32256

P.O. Number	Terms	Due Date	Rep	Ordered On	Ship Via
Michelle Brown	Net 30	7/21/2022	JMK	6/21/2022	FedEx 2nd Day
Quantity	Item Code	Description	Price Each	Amount	
1	ORDENTJEFF	Order Entered Jeff	0.00	0.00T	
200	CARFOBMANB...	Community Controls Mango Blue Key Fob - HID or EM Format - Additional Print/Programming Line Required CARFOBMANBLU-BLANK	3.61	722.00T	
200	PROSURLAS	Programming and laser etching PROSURLAS	1.26	252.00T	
1	FREIGHT	Shipping	17.00	17.00T	
1	FREIGHT	Shipped On: 6/21/2022 5:00:00 PM Total Shipment Weight: 2.30 Pack: Tracking #: 274617395372	0.00	0.00	



Our Federal Employer Identification number is: 87-0503711

ANY QUESTIONS CALL 800-284-2837 Opt #3.

RETURN POLICY:

Products you receive that are incorrect will need to be returned within 30 days in the same packaging to our office. If packages of new product are received after 30 days, we will issue a 25% restocking fee to your account. Any special orders correctly ordered & returned will also be issued restocking fee of 25%. Used products cannot be returned for credit.

Community Controls collects sales tax in certain states. In most states, purchases are not tax exempt merely because they were made over the internet or because a seller does not collect sales tax in those states. You should review purchases made from us to determine if any sales or use tax is owed and pay any tax owed to the appropriate tax authority.

Subtotal	\$991.00
Sales Tax (0.0%)	\$0.00
Total	\$991.00

Payments/Credits	\$0.00
Balance Due	\$991.00

Please remit payment to:
Community Controls
2480 South 3850 West Suite A
Salt Lake City, Utah 84120-7225



APPROVED

By Alex Boyer at 9:37 am, Sep 07, 2022

Amenity-Facility Maintenance



September 1, 2022

Invoice No. 2209

INVOICE

Armstrong CDD
182 Holly Forest Dr. St. Aug, FL 32092

DESCRIPTION OF WORK	STATIONS	VISITS	TOTAL
Servicing for - September	3 stations	1 X Week	\$155
• <u>Pet Waste Station Maintenance</u>			

#54
Sep 22
330-572-116

TOTAL:	\$155
PAID:	



INVOICE

Customer	Armstrong Community Development District
Acct #	688
Date	09/01/2022
Customer Service	Kristina Rudez
Page	1 of 1

**Armstrong Community Development District
c/o Government Management Services, LLC
5385 N Nob Hill Road
Sunrise, FL 33351**

Payment Information	
Invoice Summary	\$ 32,298.00
Payment Amount	
Payment for:	Invoice#16593
100122292	

Thank You

Please detach and return with payment



Customer: Armstrong Community Development District

Invoice	Effective	Transaction	Description	Amount
16593	10/01/2022	Renew policy	Policy #100122292 10/01/2022-10/01/2023 Florida Insurance Alliance Package - Renew policy Due Date: 9/1/2022 EG General Liability/Public Officials \$6,587 200-155-1 Property Coverage \$25,711 200-155-1	32,298.00

RECEIVED
SEP 05 2022
BY: _____

				Total
				\$ 32,298.00

Thank You

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

Remit Payment To: Egis Insurance Advisors	(321)233-9939	Date
P.O. Box 748555		09/01/2022
Atlanta, GA 30374-8555	sclimer@egisadvisors.com	

Armstrong Community Development District
 475 West Town Place
 Suite 114
 St. Augustine, FL 32092



September 02, 2022
 Project No: 21382.00000
 Invoice No: 0204587

Project 21382.00000 Armstrong CDD-2021/2022 General Consulting Engineering Services (WA#7)

Professional Services rendered through August 27, 2022

Task 1.0 General Consulting Services

Professional Personnel

			Hours	Rate	Amount
Project Manager					
Brecht, John	8/13/2022		1.00	180.00	180.00
CDD meeting (via telephone)					
Totals			1.00		180.00
Total Labor					180.00

		Current	Prior	To-Date
Total Billings	#38	180.00	2,274.00	2,454.00
Contract Limit	310-513-211			6,000.00
Remaining				3,546.00
Total this Task				\$180.00

Task XP Expenses **Total this Task 0.00**

Invoice Total this Period \$180.00

Armstrong CDD						
Project Number	Primary Company	Project Name	Amount of Invoice	Invoice Number	Past Due Amount	Invoice Number
21382.00000	Armstrong Community Development District	Armstrong CDD-2021/2022 General Consulting Engineering Services WA #47	\$180.00	0204587		

England-Thimig & Miller, Inc.

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS
 14775 Old St. Augustine Road • Jacksonville, Florida 32250 • tel 904-842-8990 • fax 904-648-0486
 CA-06002584 LC-0000316



Final Details for Order #113-4814148-5409019
[Print this page for your records.](#)

Order Placed: August 10, 2022
Amazon.com order number: 113-4814148-5409019
Order Total: \$29.28

Shipped on August 11, 2022

Items Ordered

1 of: *Pacific Blue Select Multifold Premium 2-Ply Paper Towels by GP PRO (Georgia-Pacific), White, 21000, 125 Paper Towels Per Pack, 16 Packs Per Case*
Sold by: Amazon.com Services LLC

Price
\$27.49

Condition: New

Shipping Address:

Alex Boyer
805 TRAILMARK DR
ST AUGUSTINE, FL 32092-7634
United States

Shipping Speed:

Two-Day Shipping

Payment information

Payment Method:

American Express | Last digits: 2000

Item(s) Subtotal: \$27.49
Shipping & Handling: \$16.64
Free Shipping: -\$16.64

Billing address

David Boyer
270 W PLANT ST 340
WINTER GARDEN, FL 34787-3012
United States

Total before tax: \$27.49
Estimated tax to be collected: \$1.79

Grand Total: \$29.28

Credit Card transactions

AmericanExpress ending in 2000: August 11, 2022: \$29.28

To view the status of your order, return to [Order Summary](#).

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Final Details for Order #113-5849205-5357808

[Print this page for your records.](#)

Order Placed: August 10, 2022
Amazon.com order number: 113-5849205-5357808
Order Total: \$87.85

Shipped on August 10, 2022

Items Ordered

	Price
1 of: <i>Wet Wipes Bulk Buy - 4 x 800 Count Refill Bags (3200 Wipes) Value Pack - For Upward Pull Dispenser Ideal For Public Use</i>	\$82.49
Sold by: Innovent Inc (seller profile)	

Condition: New

Shipping Address:

Alex Boyer
805 TRAILMARK DR
ST AUGUSTINE, FL 32092-7634
United States

Shipping Speed:

Economy Shipping

Payment information

Payment Method:

American Express | Last digits: 2000

Item(s) Subtotal:	\$82.49
Shipping & Handling:	\$0.00

Billing address

David Boyer
270 W PLANT ST 340
WINTER GARDEN, FL 34787-3012
United States

Total before tax:	\$82.49
Estimated tax to be collected:	\$5.36

Grand Total: \$87.85

Credit Card transactions

AmericanExpress ending in 2000: August 10, 2022: \$87.85

To view the status of your order, return to [Order Summary](#).

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Final Details for Order #113-0145733-1535470

[Print this page for your records.](#)

Order Placed: August 10, 2022
Amazon.com order number: 113-0145733-1535470
Order Total: \$47.90

Shipped on August 10, 2022

Items Ordered

Price

1 of: *2-Pack 32 Inch Extra Long Grabber Reacher with Rotating Jaw - Mobility Aid Reaching Assist Tool (Yellow)* **\$32.99**

Sold by: My RMS Store ([seller profile](#)) | Product question? [Ask Seller](#)

Condition: New

Shipping Address:

Alex Boyer
805 TRAILMARK DR
ST AUGUSTINE, FL 32092-7634
United States

Shipping Speed:

FREE Shipping

Shipped on August 11, 2022

Items Ordered

Price

1 of: *Yellow Caution Tape Roll, 3 inch x 1000 feet, Strongest & Thickest Safety Tape, Weatherproof Resistant for Danger/Hazardous Area, Caution Party Halloween Decorations Caution Tape* **\$11.99**

Sold by: Grotheory US ([seller profile](#))

Condition: New

Shipping Address:

Alex Boyer
805 TRAILMARK DR
ST AUGUSTINE, FL 32092-7634
United States

Shipping Speed:

FREE Shipping

Payment information

Payment Method:

American Express | Last digits: 2000

Billing address

David Boyer
270 W PLANT ST 340
WINTER GARDEN, FL 34787-3012
United States

Item(s) Subtotal: \$44.98
Shipping & Handling: \$8.06
Free Shipping: -\$8.06

Total before tax: \$44.98
Estimated tax to be collected: \$2.92

Grand Total: \$47.90

Credit Card transactions

AmericanExpress ending in 2000: August 11, 2022: \$47.90

To view the status of your order, return to [Order Summary](#).

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Customer Receipt



Print



**How doers
get more done.**

Live Chat

9751 CROSSHILL BLVD
JACKSONVILLE, FL 32222 (904)7713228

6890 00062 32706 08/10/22 10:01 AM
SALE SELF CHECKOUT

820909901402	GJ PLIERS <A>	13.97
	HUSKY 10" QCK ADJ SRT JAW GRV JNT PL	
194767000004	FOLDING RZR <A>	8.97
	HUSKY 4-1/4" FOLD LKBACK UTIL KNIFE	
820909095118	15-IN-1 TOOL <A>	7.48
	HUSKY 15-IN-1 PAINTER'S TOOL	
071649241901	PADLOCK <A>	14.28
	MAG 1-3/4" COV PADLCK W/ 1-1/2"SHACK	
071649036941	STEEL CABLE <A>	25.98
	FLEXIBLE STEEL CABLE-3/8IN X 15FT	
070048778193	GOOGON SPRAY <A>	4.69
	GOO GONE SPY GEL 12OZ	
051115036835	2090 <A>	7.98
	SCOTCHBLUE 1.88" 2090	
030699310340	SIGN <A>	2.98
	10"X14" SIGN - KEEP OUT ALUM ORG/BLK	
036241887865	LYSOLALLPURP <A>	10.28
	LYSOL APC LAVENDER 144OZ	
013700986413	HFTY 33G BLK <A,S>	17.97
	HEFTY ULT STR HD TRASH 33G	

SUBTOTAL	114.58
SALES TAX	8.59
TOTAL	\$123.17

XXXXXXXXXX2000 AMEX
USD\$ 123.17
AUTH CODE 866132/5624044 TA
Chip Read
AID A00000025010801 AMERICAN EXPRESS

PRO XTRA MEMBER STATEMENT

PRO XTRA ###-###-2568 SUMMARY

2022 PRO XTRA SPEND 08/09: \$3,003.94

INCLUDES:

2022 PROXTRA SAVINGS 08/09: \$3.00

As of 08/10/2022 your Paint Rewards level is Member; Spend 871.82 more in qualifying paint purchases to earn Bronze (10.0% off) on select paint items.

Get the CREDIT LINE your business needs PLUS earn Perks 4X FASTER when you join Pro Xtra, register, & use your Pro Xtra Credit Card. Apply and SAVE UP TO \$100. Learn more at homedepot.com/credit



6890 08/10/22 10:01 AM



6890 62 32706 08/10/2022 1738

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	11/08/2022

DID WE NAIL IT?

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

Opine en español

www.homedepot.com/survey

User ID: H89 72591 65763

PASSWORD: 22410 65701

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



PINCH-A-PENNY POOL-PATIO-SPA

The Perfect People For A Perfect Pool



Like Us on Facebook
For Our Special Offers!

Pinch A Penny 242
9715 Crosshill Blvd
Suite #105
Jacksonville, FL 32222
Phone: 904-619-0939

Sales Receipt

Transaction #: 52337
Account #: 9045682568
Date: 8/17/2022 Time: 10:57:18 AM
Cashier: Keith Register #: 1

BILL TO: arastrong cco

Item	Description	Amount
0000018	GAL SODIUM HYPOCHLORITE 1 JUG @ \$7.98	\$7.98
0000018	GAL SODIUM HYPOCHLORITE 1 JUG @ \$7.98	\$7.98
0000018	GAL SODIUM HYPOCHLORITE 1 JUG @ \$7.98	\$7.98
0062072	2.5 GAL P.A.P STACKABLE	\$7.99
0066018	GAL SODIUM HYPOCHLORITE 1 JUG @ \$7.98	\$7.98
0062072	2.5 GAL P.A.P STACKABLE	\$7.99
007022	ALGAE EATER PLUS 1 GAL.	\$14.99
0091031	ALL IN ONE ALGAEICIDE QT	\$37.99
00920975	1 LB SHOCK F/VINYL & CO	\$10.99
00920975	1 LB SHOCK F/VINYL & CO	\$10.99
00920975	1 LB SHOCK F/VINYL & CO	\$10.99
00920975	1 LB SHOCK F/VINYL & CO	\$10.99
00964080	CONDITIONER 7 LB. POUCH	\$49.99

Sub-total \$194.83
Sales Tax \$14.61
Total \$209.44

SIDE TERMINAL Tendered \$209.44
Change Due \$3.00



Final Details for Order #113-8056395-2215446

[Print this page for your records.](#)

Order Placed: July 27, 2022
Amazon.com order number: 113-8056395-2215446
Order Total: \$250.23

Shipped on July 29, 2022

Items Ordered	Price
1 of: <i>Armored Lion - Adjustable Non-Slip Squat Wedge Blocks (Pair) for Heel Elevated Squat - Weightlifting, Multi-Purpose, Gym</i> Sold by: Armored Lion (seller profile)	\$68.95
Condition: New	
1 of: <i>1 Piece Nordic Hamstring Curl Style Hamstring Curl Machine Adjustable Sit up Machine for Ab Leg Hamstring Exercise Equipment for Squat Abdominal Fitness Strength Training Home Gym Workout Gear, Black</i> Sold by: Permatete (seller profile) | Product question? Ask Seller	\$16.99
Condition: New	
1 of: <i>RIMSports Ab Straps for Pull Up Bar, Ab Sling Strap for Hanging, Ab Straps Hanging Abdominal Workout, Knee Up Ab Straps - Pull Up Straps & Ab Hanging Straps - Ab Straps for Pullup Bar for Men & Women</i> Sold by: Contentgroup (seller profile) | Product question? Ask Seller	\$21.99
Condition: New	
1 of: <i>NETGEAR Nighthawk Smart Wi-Fi Router (R7000-100NAS) - AC1900 Wireless Speed (Up to 1900 Mbps) | Up to 1800 Sq Ft Coverage & 30 Devices | 4 x 1G Ethernet and 2 USB Ports | Armor Security</i> Sold by: Amazon.com Services LLC	\$135.29
Condition: New	

Shipping Address:

Alex Boyer
 805 TRAILMARK DR
 ST AUGUSTINE, FL 32092-7634
 United States

Shipping Speed:

FREE Shipping

Payment information

Payment Method:

American Express | Last digits: 2000

Billing address

David Boyer
 270 W PLANT ST 340
 WINTER GARDEN, FL 34787-3012
 United States

Item(s) Subtotal:	\$243.22
Shipping & Handling:	\$10.92
Free Shipping:	-\$10.92

Total before tax:	\$243.22
Estimated tax to be collected:	\$7.01

Grand Total: \$250.23

Credit Card transactions

AmericanExpress ending in 2000: July 29, 2022: \$250.23

To view the status of your order, return to [Order Summary](#).



Final Details for Order #113-6406166-9530602

[Print this page for your records.](#)

Order Placed: July 27, 2022

Amazon.com order number: 113-6406166-9530602

Order Total: \$31.94

Shipped on July 27, 2022

Items Ordered

Price

1 of: *ASURION 4 Year Office Equipment Protection Plan with Tech Support \$125-149.99* \$29.99
Sold by: Asurion, LLC ([seller profile](#))

Condition: New

Shipping Address:

Alex Boyer
805 TRAILMARK DR
ST AUGUSTINE, FL 32092-7634
United States

Shipping Speed:

Standard Shipping

Payment information

Payment Method:

American Express | Last digits: 2000

Item(s) Subtotal: \$29.99
Shipping & Handling: \$0.00

Billing address

David Boyer
270 W PLANT ST 340
WINTER GARDEN, FL 34787-3012
United States

Total before tax: \$29.99
Estimated tax to be collected: \$1.95

Grand Total: \$31.94

Credit Card transactions

AmericanExpress ending in 2000: July 27, 2022: \$31.94

To view the status of your order, return to [Order Summary](#).

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Evergreen Lifestyles Management

270 W Plant Street #340
Winter Garden, FL 34787

INVOICE

DATE:

8/30/2022

INVOICE #

AdminProcessAMEX082022

BILL TO

1179- Armstrong CDD

DESCRIPTION	GL Code	Per Unit Cost	Quantity	AMOUNT
Administrative Processing Fees-Amex- August	1999	\$77.98	1	\$77.98

Subtotal	\$77.98
Taxable	\$0.00
Tax rate	
Tax due	\$0.00
Other	\$0.00
TOTAL Due	\$77.98

OTHER COMMENTS

Funds are drafted through ACH

If you have any questions about this invoice, please contact
Melinda Archer marcher@evergreen-lm.com

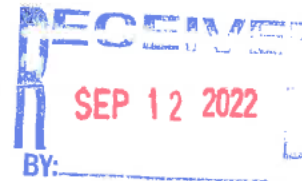
Municipal Asset Management, Inc.

25288 Foothills Drive North
Suite 225
Golden, CO 80401
(303) 273-9494

INVOICE

INVOICE NO: 0618575
DATE: 9/1/2022

To: Teresa Viscarra
Armstrong Community Development District
1408 Hamlin Ave, Unit E
St. Cloud, FL 34771



DUE DATE	RENTAL PERIOD
10/12/2022	

PMT NUMBER	DESCRIPTION	AMOUNT
40	Lease payment on Tax-Exempt Lease Purchase Agreement dated May 20, 2019 for the acquisition of fitness equipment. <i>#18 Sep 22 - Fitness Equip 330-572-444</i>	1,415.21

TOTAL DUE

\$1,415.21

Please detach coupon and return with check payable to MUNICIPAL ASSET MANAGEMENT, INC. and remit to address above.

If you have any questions concerning this invoice,
call: Municipal Asset Management, Paul Collings, (303) 273-9494.

THANK YOU FOR YOUR BUSINESS!

Invoice #	Due Date	Total Due	Amount Enclosed
0618575	10/12/2022	\$1,415.21	

Teresa Viscarra
Armstrong Community Development District
1408 Hamlin Ave, Unit E
St. Cloud, FL 34771

Municipal Asset Management, Inc.
25288 Foothills Drive North
Suite 225
Golden, CO 80401

ARMSTRONG CDD
3645 ROYAL PINES DR - Aug 22
MIDDLEBURG, FL 32068

Statement Date: 09/06/2022

Account: 221007627575

Past Due – Pay Immediately \$149.98

Current month's charges:	\$91.23
Total amount due:	\$241.21
Payment Due By:	09/27/2022

Your Account Summary

Previous Amount Due	\$149.98
Payment(s) Received Since Last Statement	\$0.00
Past Due – Pay Immediately	\$149.98
Current Month's Charges	\$91.23
Total Amount Due	\$241.21

pol
Christ 7/6/22
8/15/22

#27
930-871-432

RECEIVED
SEP 12 2022
BY: _____



It's the peak of hurricane season. Are you ready?

Prepare and have a plan in place for before, during and after the storm.

Be storm wise and check out PeoplesGas.com/StormSafety

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

More hot water faster, **plus** cash back

Earn a rebate up to \$3,500 when you install a new natural gas water heater.

To learn more visit PeoplesGas.com/BizRebates



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



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 221007627575

Past Due – Pay Immediately \$149.98

Current month's charges:	\$91.23
Total amount due:	\$241.21
Payment Due By:	09/27/2022

Amount Enclosed \$

635334448573

00006167 01 AB 0.49 34771 FTECO109072200159610 00000 03 01000000 007 04 20283 002



ARMSTRONG CDD
1408 HAMLIN AVE, UNIT E
SAINT CLOUD, FL 34771-8588

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

00006167-0012865-Page 1 of 4



Account: **221007627575**
 Statement Date: 09/06/2022
 Current month's charges due **09/27/2022**

Details of Current Month's Charges – Service from - 08/02/2022 to 08/30/2022

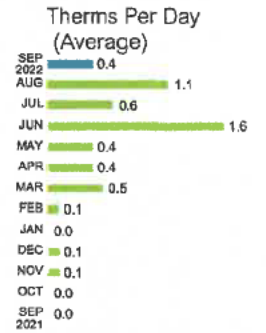
Service for: 3645 ROYAL PINES DR, MIDDLEBURG, FL 32068

Rate Schedule: **Small General Service (SGS)**

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Measured Volume	x	BTU	x	Conversion =	Total Used	Billing Period
AHX50502	08/30/2022	392	-	382	=	10 CCF	x	1,048	x	1.0000	10.5 Therms	29 Days

Customer Charge											\$30.60	
Distribution Charge				10.5 THMS @ \$0.48778							\$5.12	
PGA				10.5 THMS @ \$1.70492							\$17.90	
Florida Gross Receipts Tax											\$0.30	
Natural Gas Service Cost											\$53.92	
Municipal Public Service Tax											\$1.47	
State Tax											\$4.04	
Total Natural Gas Cost, Local Fees and Taxes											\$59.43	
Other Fees and Charges												
Gas Late Payment Fee											\$1.80	
Total Other Fees and Charges											\$1.80	
Miscellaneous Charges												
Gas Management				1 X \$30.0000							\$30.00	
Total Miscellaneous Charges											\$30.00	
Total Current Month's Charges											\$91.23	

Peoples Gas Usage History



00005167-0012866-Page 3 of 4





Tree Amigos

Outdoor Services



Invoice

Invoice#: 18463

Date: 09/08/2022

Billed To: Armstrong CDD
475 West Town Place suite 114
St. Augustine FL 32092

Project: 30104
Armstrong CDD O/S
475 West Town Place suite 114

St. Augustine FL 32092

#21
20578465

Description	Quantity	Price	Ext Price
Repairs made during Irrigation System Inspection			
(9) Rotors	1.00	225.00	225.00
(42) 6" Pop-ups	1.00	840.00	840.00
(34) Zone line repairs	1.00	850.00	850.00
(25) Nozzles	1.00	100.00	100.00
(1) 1 1/2" mainline repair	1.00	150.00	150.00
Labor	1.00	510.00	510.00

Notes:

Invoice Total: \$2,675.00



APPROVED

By Alex Boyer at 2:04 pm, Sep 19, 2022

Amenity-Security

INVOICE

Viewpoint Security - BIHC
1348 Beach Blvd
P.O. Box 50014
Jacksonville Beach, Florida 32240
United States

904-254-1474

BILL TO

Armstrong CDD
Teresa Viscarra
1408 Hamlin Avenue, Unit E
St.Cloud, Florida 34771
United States

9042996115
tviscarra@gmscfl.com



Invoice Number: 466

Invoice Date: September 19, 2022

Payment Due: September 26, 2022

Amount Due (USD): \$1,605.00

Pay Securely Online

Items	Quantity	Price	Amount
Gurd services 2 week invoice 30 hours a week (x2)	60	\$26.75	\$1,605.00

#34
330-572-3us
Security

Total: \$1,605.00

Amount Due (USD): \$1,605.00

Pay Securely Online



link.waveapps.com/wdvedq-zm5kwg

Notes / Terms

Invoice for previous 2 weeks of service (14 days)
September 5th, 2022 - September 11th, 2022 / September 12th, 2022 - September 18th, 2022



Customer Name: ARMSTRONG CDD
 Service Address: 3518 Royal Pines Drive Reclaimed Irrigation

Bill Date: 09/09/2022

Customer #: 00567729
 Route #: MC05533398

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00

Alternative Water Supply Surcharge \$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
82100744	1	09/02/22	35	8655	8991	336
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	43.2	X	0.83	\$35.86
Proration Factor: 1.1667		Tier 2	15.1	X	1.63	\$24.61
		Tier 3	277.7	X	2.46	\$683.14

Other Charges

SJRWMD Cost Recovery Charge		\$0.00
Capacity Fees (Prepaid)		\$0.00
Deposit Interest Refund		\$0.00
Current Charges		\$785.74
Previous Balance		\$0.00
Late Charge (If Applicable)		\$0.00
TOTAL AMOUNT DUE		\$785.74

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

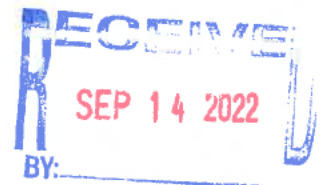
Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$785.74 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$186.97 was posted to your account on 08/16/2022.

#16
326-578-471



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD
 3518 Royal Pines Drive Reclaimed Irrigation

Customer #:00567729
 Route #:MC05533398
 Route Group:27

ADDRESSEE:

AYC0908B
 2000000865 26/2

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$785.74
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$785.74

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00568411

Service Address: 3682 Royal Pines Drive Reclaimed Irrigation

Route #: MC05530006

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00
Alternative Water Supply Surcharge						\$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00	\$0.00	

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
83801396	1	09/02/22	35	619	1018	399
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	43.2	X	0.83	\$35.86
Proration Factor: 1.1667		Tier 2	15.1	X	1.63	\$24.61
		Tier 3	340.7	X	2.46	\$838.12

Other Charges

SJRWMD Cost Recovery Charge		\$0.00
Capacity Fees (Prepaid)		\$0.00
Deposit Interest Refund		\$0.00
Current Charges		\$940.72
Previous Balance		\$0.00
Late Charge (If Applicable)		\$0.00
TOTAL AMOUNT DUE		\$940.72

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

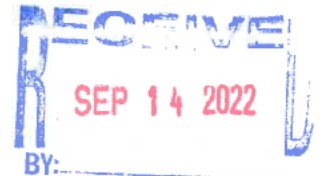
Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$940.72 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$686.35 was posted to your account on 08/16/2022.

#16
320.578.471



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD

Customer #:00568411

3682 Royal Pines Drive Reclaimed Irrigation

Route #:MC05530006

Route Group:26

ADDRESSEE:

AYC0908B
 2000000866 26/3

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$940.72
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$940.72

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00574046

Service Address: 3645 Royal Pines Drive Pool

Route #: MC05560400

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
86819700	1	09/02/22	35	3298	3405	107

Base Charges (Prepaid)	09/09/22 to 10/06/22					\$27.92
Consumption Charges	Tier 1	107.0	X	2.06		\$220.42
Proration Factor: 1.1667	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00
	Tier 4	0.0	X	0.00		\$0.00

Alternative Water Supply Surcharge \$1.12

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	4.60		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)						\$0.00
Consumption Charges	Tier 1	0.0	X	0.00		\$0.00
Proration Factor: 0.0000	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00

Other Charges

SJRWMD Cost Recovery Charge	\$1.09
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00
Current Charges	\$250.55
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$250.55

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

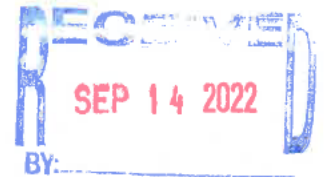
Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$250.55 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$48.67 was posted to your account on 08/16/2022.

Consumer Confidence and UCMR4 Reports are available at our office and online at:
www.clayutility.org/wqr/OPG.pdf

#16
370-572-431



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD
 3645 Royal Pines Drive Pool

Customer #:00574046
 Route #:MC05560400
 Route Group:26

ADDRESSEE:

AYC0908B
 2000000867 26/4

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$250.55
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$250.55

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00574047

Service Address: 3645 Royal Pines Drive Clubhouse

Route #: MC05560402

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
86276213	2	09/02/22	35	133	135	2

Base Charges (Prepaid)	09/09/22 to 10/06/22					\$89.27
Consumption Charges	Tier 1	2.0	X	2.06		\$4.12
Proration Factor: 1.1667	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00
	Tier 4	0.0	X	0.00		\$0.00

Alternative Water Supply Surcharge \$1.12

Sewer

Base Charges (Prepaid)						\$202.16
Consumption Charges		2.0	X	4.60		\$9.20

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
--------------	------------	-----------	-------------	------------------	-----------------	---------------

Base Charges (Prepaid)						\$0.00
Consumption Charges	Tier 1	0.0	X	0.00		\$0.00
Proration Factor: 0.0000	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00

Other Charges

SJRWMD Cost Recovery Charge	\$1.09
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00
Current Charges	\$306.96
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$306.96

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

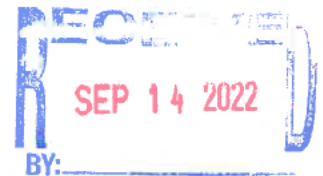
Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$306.96 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$300.30 was posted to your account on 08/16/2022.

Consumer Confidence and UCMR4 Reports are available at our office and online at:
www.clayutility.org/wqr/OPG.pdf

#16
 770-592-471



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD
 3645 Royal Pines Drive Clubhouse

Customer #:00574047
 Route #:MC05560402
 Route Group:26

ADDRESSEE:

AYC0908B
 2000000868 26/5

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$306.96
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$306.96

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00574048

Service Address: 3645 Royal Pines Drive Reclaimed Irrigation

Route #: MC05560404

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00
Alternative Water Supply Surcharge						\$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00	\$0.00	

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
76205390	1.5	09/02/22	35	5961	6192	231
Base Charges (Prepaid)						\$84.27
Consumption Charges		Tier 1	87.5	X	0.83	\$72.63
Proration Factor: 1.1667		Tier 2	29.2	X	1.63	\$47.60
		Tier 3	114.3	X	2.46	\$281.18

Other Charges

SJRWMD Cost Recovery Charge		\$0.00
Capacity Fees (Prepaid)		\$0.00
Deposit Interest Refund		\$0.00
Current Charges		\$485.68
Previous Balance		\$0.00
Late Charge (if Applicable)		\$0.00
TOTAL AMOUNT DUE		\$485.68

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$485.68 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$85.93 was posted to your account on 08/16/2022.

#16
220-578-471



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD

Customer #:00574048

3645 Royal Pines Drive Reclaimed Irrigation

Route #:MC05560404

Route Group:26

ADDRESSEE:

AYC0908B
 2000000869 26/6

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$485.68
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$485.68

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00577060

Service Address: 875 Tynes Blvd Reclaimed Irrigation

Route #: MC05560359

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
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Base Charges (Prepaid)	09/09/22 to 10/06/22					\$0.00
Consumption Charges	Tier 1	0.0	X	0.00		\$0.00
Proration Factor: 0.0000	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00
	Tier 4	0.0	X	0.00		\$0.00

Alternative Water Supply Surcharge \$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
--------------	------------	-----------	-------------	------------------	-----------------	---------------

86278202	1	09/02/22	35	4625	4751	126
Base Charges (Prepaid)						\$42.13
Consumption Charges	Tier 1	43.2	X	0.83		\$35.86
Proration Factor: 1.1667	Tier 2	15.1	X	1.63		\$24.61
	Tier 3	67.7	X	2.46		\$166.54

Other Charges

SJRWMD Cost Recovery Charge	\$0.00
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00

Current Charges	\$269.14
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$269.14

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$269.14 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$317.35 was posted to your account on 08/16/2022.

#16
20-578-431



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD

Customer #:00577060

875 Tynes Blvd Reclaimed Irrigation

Route #:MC05560359

Route Group:26

ADDRESSEE:

AYC0908B
 2000000871 26/8

ARMSTRONG CDD
 C/O GMS, LLC, ANTHONY PEREGRINO
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$269.14
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$269.14

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD
 Service Address: 705 Tynes Blvd Reclaimed Irrigation

Bill Date: 09/09/2022

Customer #: 00577061
 Route #: MC05560361

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00
Alternative Water Supply Surcharge						\$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
86278201	1	09/02/22	35	6242	6242	0
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	0.0	X	0.83	\$0.00
Proration Factor: 1.1667		Tier 2	0.0	X	1.63	\$0.00
		Tier 3	0.0	X	2.46	\$0.00

Other Charges

SJRWMD Cost Recovery Charge		\$0.00
Capacity Fees (Prepaid)		\$0.00
Deposit Interest Refund		\$0.00
Current Charges		\$42.13
Previous Balance		\$0.00
Late Charge (If Applicable)		\$0.00
TOTAL AMOUNT DUE		\$42.13

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

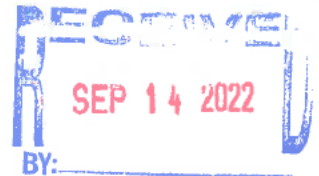
Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$42.13 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$42.13 was posted to your account on 08/16/2022.

#16
 220-378-431



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD
 705 Tynes Blvd Reclaimed Irrigation

Customer #:00577061
 Route #:MC05560361
 Route Group:26

ADDRESSEE:

AYC0908B
 2000000870 26/7

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$42.13
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$42.13

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



3176 Old Jennings Road, Middleburg, Florida 32068
 Please visit us on the web at www.clayutility.org
 Hours: Monday - Friday, 8am-5pm Phone: 904-272-5999

Customer Name: ARMSTRONG CDD
 Service Address: 3976 Heatherbrook Place Reclaimed Irrigation

Bill Date: 09/09/2022

Customer #: 00586607
 Route #: MC05560323

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00
Alternative Water Supply Surcharge						\$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
87137737	1	09/02/22	35	1604	1648	44
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	43.2	X	0.83	\$35.86
Proration Factor: 1.1667		Tier 2	0.8	X	1.63	\$1.30
		Tier 3	0.0	X	2.46	\$0.00

Other Charges

SJRWMD Cost Recovery Charge		\$0.00
Capacity Fees (Prepaid)		\$0.00
Deposit Interest Refund		\$0.00
Current Charges		\$79.29
Previous Balance		\$0.00
Late Charge (If Applicable)		\$0.00
TOTAL AMOUNT DUE		\$79.29

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$79.29 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$63.71 was posted to your account on 08/16/2022.

#16
320-586673



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD
 3976 Heatherbrook Place Reclaimed Irrigation

Customer #:00586607
 Route #:MC05560323
 Route Group:26

ADDRESSEE:

AYC0908B
 2000000872 26/9

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$79.29
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$79.29

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00586608

Service Address: 4121 Heatherbrook Place Reclaimed Irrigation

Route #: MC05560249

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
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Base Charges (Prepaid)	09/09/22 to 10/06/22					\$0.00
Consumption Charges	Tier 1	0.0	X	0.00		\$0.00
Proration Factor: 0.0000	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00
	Tier 4	0.0	X	0.00		\$0.00

Alternative Water Supply Surcharge \$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
--------------	------------	-----------	-------------	------------------	-----------------	---------------

87137740	1	09/02/22	35	999	1049	50
Base Charges (Prepaid)						\$42.13
Consumption Charges	Tier 1	43.2	X	0.83		\$35.86
Proration Factor: 1.1667	Tier 2	6.8	X	1.63		\$11.08
	Tier 3	0.0	X	2.46		\$0.00

Other Charges

SJRWMD Cost Recovery Charge	\$0.00
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00
Current Charges	\$89.07
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$89.07

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$89.07 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$73.87 was posted to your account on 08/16/2022.

#16
328-578-431



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD

Customer #:00586608

4121 Heatherbrook Place Reclaimed Irrigation

Route #:MC05560249

Route Group:26

ADDRESSEE:

AYC0908B
 2000000873 26/10

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$89.07
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$89.07

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00588041

Service Address: 3846 Sunberry Lane Reclaimed Irrigation

Route #: MC05560097

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
--------------	------------	-----------	-------------	------------------	-----------------	---------------

Base Charges (Prepaid)	09/09/22 to 10/06/22					\$0.00
Consumption Charges	Tier 1	0.0	X	0.00		\$0.00
Proration Factor: 0.0000	Tier 2	0.0	X	0.00		\$0.00
	Tier 3	0.0	X	0.00		\$0.00
	Tier 4	0.0	X	0.00		\$0.00

Alternative Water Supply Surcharge \$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
--------------	------------	-----------	-------------	------------------	-----------------	---------------

87777241	1	09/02/22	35	1096	1163	67
Base Charges (Prepaid)						\$42.13
Consumption Charges	Tier 1	43.2	X	0.83		\$35.86
Proration Factor: 1.1667	Tier 2	15.1	X	1.63		\$24.61
	Tier 3	8.7	X	2.46		\$21.40

Other Charges

SJRWMD Cost Recovery Charge	\$0.00
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00
Current Charges	\$124.00
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$124.00

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$124.00 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$91.03 was posted to your account on 08/16/2022.

#16
320 986 4371



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD

Customer #:00588041

3846 Sunberry Lane Reclaimed Irrigation

Route #:MC05560097

Route Group:26

ADDRESSEE:

AYC0908B
 2000000874 26/11

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588

Bill Summary

Bill Date	09/09/22
Current Charges	\$124.00
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$124.00

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068





3176 Old Jennings Road, Middleburg, Florida 32068
 Please visit us on the web at www.clayutility.org
 Hours: Monday - Friday, 8am-5pm Phone: 904-272-5999

Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00594522

Service Address: 4173 Heatherbrook Place

Route #: MC05560399

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00
Alternative Water Supply Surcharge						\$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00		\$0.00

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
87777245	1	09/02/22	35	324	375	51
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	43.2	X	0.83	\$35.86
Proration Factor: 1.1667		Tier 2	7.8	X	1.63	\$12.71
		Tier 3	0.0	X	2.46	\$0.00

Other Charges

SJRWMD Cost Recovery Charge		\$0.00
Capacity Fees (Prepaid)		\$0.00
Deposit Interest Refund		\$0.00
Current Charges		\$90.70
Previous Balance		\$0.00
Late Charge (If Applicable)		\$0.00
TOTAL AMOUNT DUE		\$90.70

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

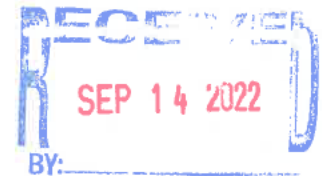
Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$90.70 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$77.13 was posted to your account on 08/16/2022.

#16
320-578431



Please return this portion with payment

Bill Summary



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

Bill Date	09/09/22
Current Charges	\$90.70
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$90.70

ARMSTRONG CDD

Customer #:00594522

4173 Heatherbrook Place

Route #:MC05560399

Route Group:26

ADDRESSEE:

MAIL PAYMENT TO:

AYC0908B
 2000000875 26/12

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



3176 Old Jennings Road, Middleburg, Florida 32068
 Please visit us on the web at www.clayutility.org
 Hours: Monday - Friday, 8am-5pm Phone: 904-272-5999

Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00596272

Service Address: 1980 Amberly Drive

Route #: MC05560415

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00

Alternative Water Supply Surcharge \$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00	\$0.00	

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
89187072	1	09/02/22	35	976	1094	118
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	43.2	X	0.83	\$35.86
Proration Factor: 1.1667		Tier 2	15.1	X	1.63	\$24.61
		Tier 3	59.7	X	2.46	\$146.86

Other Charges

SJRWMD Cost Recovery Charge	\$0.00
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00
Current Charges	\$249.46
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$249.46

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

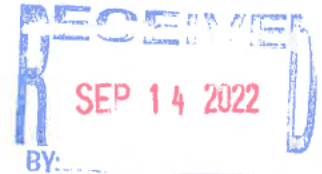
Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$249.46 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$125.47 was posted to your account on 08/16/2022.

#16
320-538-431



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD
 1980 Amberly Drive

Customer #:00596272
 Route #:MC05560415
 Route Group:26

ADDRESSEE:

AYC0908B
 2000000876 26/13

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588



Bill Summary

Bill Date	09/09/22
Current Charges	\$249.46
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$249.46

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068



Customer Name: ARMSTRONG CDD

Bill Date: 09/09/2022

Customer #: 00596274

Service Address: 544 Tynes Blvd

Route #: MC05560677

Water

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
Base Charges (Prepaid)		09/09/22 to 10/06/22				\$0.00
Consumption Charges		Tier 1	0.0	X	0.00	\$0.00
Proration Factor: 0.0000		Tier 2	0.0	X	0.00	\$0.00
		Tier 3	0.0	X	0.00	\$0.00
		Tier 4	0.0	X	0.00	\$0.00

Alternative Water Supply Surcharge \$0.00

Sewer

Base Charges (Prepaid)						\$0.00
Consumption Charges		0.0	X	0.00	\$0.00	

Reuse

Meter Number	Meter Size	Read Date	Days Billed	Previous Reading	Current Reading	Current Usage
89187071	1	09/02/22	35	540	581	41
Base Charges (Prepaid)						\$42.13
Consumption Charges		Tier 1	41.0	X	0.83	\$34.03
Proration Factor: 1.1667		Tier 2	0.0	X	1.63	\$0.00
		Tier 3	0.0	X	2.46	\$0.00

Other Charges

SJRWMD Cost Recovery Charge	\$0.00
Capacity Fees (Prepaid)	\$0.00
Deposit Interest Refund	\$0.00
Current Charges	\$76.16
Previous Balance	\$0.00
Late Charge (If Applicable)	\$0.00
TOTAL AMOUNT DUE	\$76.16

Clay County Utility Authority will hold a public rate hearing on Tuesday, September 13, 2022, at 7:00 PM, in CCUA's Board Room, located at 3176 Old Jennings Road, Middleburg, Florida.

Back to school water saving tip: Did you know it takes about 24 gallons of water to make one pound of plastic?

Try reusable containers, cloth snack bags and metal water bottles instead of plastic snack bags and disposable water bottles or juice boxes.

Please pay \$76.16 by 9/30/2022 to avoid a \$3.00 late fee. Make checks payable to CLAY COUNTY UTILITY AUTHORITY.

Your last payment of \$64.54 was posted to your account on 08/16/2022.

#10
320 598-471



Please return this portion with payment



Clay County Utility Authority
 3176 Old Jennings Road
 Middleburg, Florida 32068

ARMSTRONG CDD

Customer #:00596274

544 Tynes Blvd

Route #:MC05560677

Route Group:26

ADDRESSEE:

AYC0908B
 2000000877 26/14

ARMSTRONG CDD
 C/O GMS, LLC
 1408 HAMLIN AVENUE, UNIT E
 SAINT CLOUD FL 34771-8588

Bill Summary

Bill Date	09/09/22
Current Charges	\$76.16
Current Charges Past Due After	09/30/22
Lend A Helping Hand (If Applicable)	\$0.00
Previous Balance	\$0.00
Total Amount Due	\$76.16

MAIL PAYMENT TO:



CLAY COUNTY UTILITY AUTHORITY
 3176 OLD JENNINGS ROAD
 MIDDLEBURG, FL 32068





Visit us online at ClayElectric.com
Toll Free: (800)-224-4917

Member Name ARMSTRONG CDD
Account # 9054872
Trustee District: 06
Statement Date: 09/14/2022
Current Bill Due Date: 10/05/2022

Previous Balance \$38.00
Payment Received 08/22/22 -\$38.00
Balance Forward \$0.00
Current Charges Due 10/05/22 \$42.00

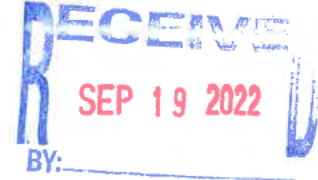
Important Messages

Due to the natural gas market still being in a state of crisis, Clay Electric has no choice but to implement another rate increase, beginning in September. Members using the industry household average of 1,000 kWh of power will pay \$139.90, a \$5 increase. The higher cost of power is reflected in the Power Cost Adjustment (PCA) on this bill statement. The additional amount each member pays will vary depending on how much electricity is used.

Total Amount Due

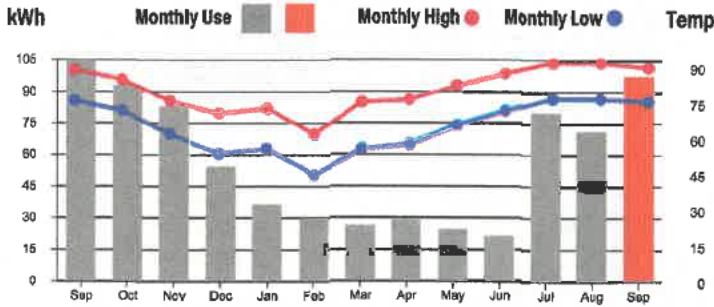
\$42.00

Due Date:
10/05/2022



Service Address: 3599 ROYAL PINES DR IRRIGATION

Rate Schedule Description	Meter No.	Reading Dates		Readings		Multiplier	kWh Usage
		From	To	Previous	Present		
GENERAL SERVICE-NON DEMAND	154530783	08/10/22	09/13/22	3332	3429	1	97



Current Service Detail

Access Charge		\$27.00
Energy Charge	97 kWh @ 0.0813	\$7.89
Power Cost Adjustment	97 kWh @ 0.0404	\$3.92
FLA Gross Receipts Tax		\$0.99
Clay Co Public Ser Utility Tax		\$1.37
Operation Round Up		\$0.83
Total Current Charges for this Location		\$42.00

#100
320-338-43

2021 Please visit MyClayElectric for detailed usage history 2022

This Month **Last Month** **This Month Last Year** **Avg Daily High**

97 kWh
34 days
Avg kWh
3

71 kWh
28 days
Avg kWh
3

105 kWh
34 days
Avg kWh
3

90°F



Billings not paid in full will incur a late charge of \$5.00 or 5% of the delinquent amount (whichever is greater) that will be added to your account.



PO Box 308
Keystone Heights, FL 32656-0308

PAY YOUR BILL 24/7

ONLINE: Check or credit/debit card at ClayElectric.com or download the mobile app.



5637 2 MB 0.515
ARMSTRONG CDD
1408 HAMLIN AVE UNIT E
SAINT CLOUD FL 34771-8588

5 5637
C-22

Account Number	9054872
Current Charges Due 10/05/22	\$42.00
Total Amount Due	\$42.00

Checks must be in U.S. funds and drawn on a U.S. bank.



CLAY ELECTRIC COOPERATIVE
PO BOX 308
KEYSTONE HEIGHTS, FL 32656-0308



09054872 0000042005



Visit us online at ClayElectric.com
Toll Free: (800)-224-4917

Member Name ARMSTRONG CDD
Account # 9082120
Trustee District: 06
Statement Date: 09/14/2022
Current Bill Due Date: 10/05/2022

Previous Balance \$1,549.00
Payment Received 08/22/22 -\$1,549.00
Balance Forward \$0.00
Current Charges Due 10/05/22 \$1,869.00

Important Messages

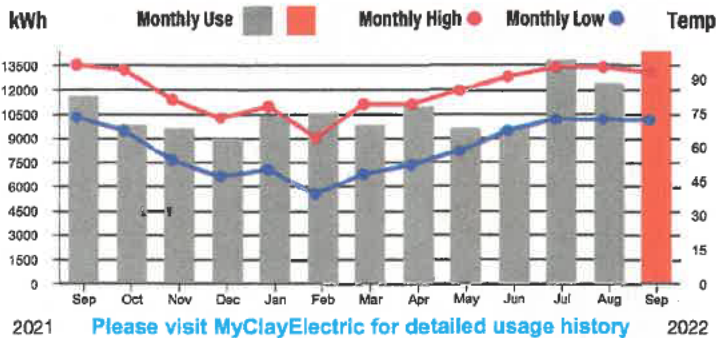
Due to the natural gas market still being in a state of crisis, Clay Electric has no choice but to implement another rate increase, beginning in September. Members using the industry household average of 1,000 kWh of power will pay \$139.90, a \$5 increase. The higher cost of power is reflected in the Power Cost Adjustment (PCA) on this bill statement. The additional amount each member pays will vary depending on how much electricity is used.

Total Amount Due
\$1,869.00
Due Date:
10/05/2022



Service Address: 3645 ROYAL PINES DR AMENITY CENTER

Rate Schedule Description	Meter No.	Reading Dates		Readings		Multiplier	kWh Usage
		From	To	Previous	Present		
GENERAL SERVICE-NON DEMAND	151835709	08/10/22	09/13/22	1972	2044	200	14,400



Current Service Detail

Access Charge		\$27.00
Energy Charge	14,400 kWh @ 0.0813	\$1,170.72
Power Cost Adjustment	14,400 kWh @ 0.0404	\$581.76
FLA Gross Receipts Tax		\$45.60
Clay Co Public Ser Utility Tax		\$43.86
Operation Round Up		\$0.06
Total Current Charges for this Location		\$1,869.00

#100
330.57243

This Month	Last Month	This Month Last Year	Avg Daily High
14,400 kWh 34 days Avg kWh 424	12,400 kWh 28 days Avg kWh 443	11,600 kWh 34 days Avg kWh 341	93°F



Billings not paid in full will incur a late charge of \$5.00 or 5% of the delinquent amount (whichever is greater) that will be added to your account.



PO Box 308
Keystone Heights, FL 32656-0308

PAY YOUR BILL 24/7

ONLINE: Check or credit/debit card at ClayElectric.com or download the mobile app.



ARMSTRONG CDD
1408 HAMLIN AVE UNIT E
SAINT CLOUD FL 34771-0000

Account Number	9082120
Current Charges Due 10/05/22	\$1,869.00
Total Amount Due	\$1,869.00

Checks must be in U.S. funds and drawn on a U.S. bank.



CLAY ELECTRIC COOPERATIVE
PO BOX 308
KEYSTONE HEIGHTS, FL 32656-0308





Visit us online at ClayElectric.com
Toll Free: (800)-224-4917

Member Name ARMSTRONG CDD
Account # 9082351
Trustee District: 06
Statement Date: 09/14/2022
Current Bill Due Date: 10/05/2022

Important Messages

Due to the natural gas market still being in a state of crisis, Clay Electric has no choice but to implement another rate increase, beginning in September. Members using the industry household average of 1,000 kWh of power will pay \$139.90, a \$5 increase. The higher cost of power is reflected in the Power Cost Adjustment (PCA) on this bill statement. The additional amount each member pays will vary depending on how much electricity is used.

Total Amount Due

\$30.00

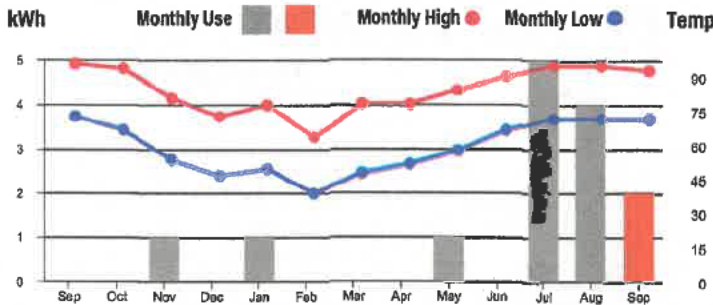
Due Date:
10/05/2022

Previous Balance \$30.00
Payment Received 08/22/22 -\$30.00
Balance Forward \$0.00
Current Charges Due 10/05/22 \$30.00



Service Address: 705 TYNES BLVD IRRIGATION

Rate Schedule Description	Meter No.	Reading Dates		Readings		Multiplier	kWh Usage
		From	To	Previous	Present		
GENERAL SERVICE-NON DEMAND	152055950	08/10/22	09/13/22	26	28	1	2



Current Service Detail

Access Charge		\$27.00
Energy Charge	2 kWh @ 0.0813	\$0.16
Power Cost Adjustment	2 kWh @ 0.0404	\$0.08
FLA Gross Receipts Tax		\$0.70
Clay Co Public Ser Utility Tax		\$1.09
Operation Round Up		\$0.97
Total Current Charges for this Location		\$30.00

#100
320-578-43

2021 [Please visit MyClayElectric for detailed usage history](#) 2022

This Month **Last Month** **This Month Last Year** **Avg Daily High**

2 kWh
34 days
Avg kWh 0

4 kWh
28 days
Avg kWh 0

0 kWh
34 days
Avg kWh 0

93°F



Billings not paid in full will incur a late charge of \$5.00 or 5% of the delinquent amount (whichever is greater) that will be added to your account.



PO Box 308
Keystone Heights, FL 32656-0308

PAY YOUR BILL 24/7
ONLINE: Check or credit/debit card at ClayElectric.com or download the mobile app.



ARMSTRONG CDD
1408 HAMLIN AVE UNIT E
SAINT CLOUD FL 34771-0000

Account Number	9082351
Current Charges Due 10/05/22	\$30.00
Total Amount Due	\$30.00

Checks must be in U.S. funds and drawn on a U.S. bank.



CLAY ELECTRIC COOPERATIVE
PO BOX 308
KEYSTONE HEIGHTS, FL 32656-0308





Visit us online at ClayElectric.com
Toll Free: (800)-224-4917

Member Name ARMSTRONG CDD
Account # 9143346
Trustee District: 06
Statement Date: 09/14/2022
Current Bill Due Date: 10/05/2022

Previous Balance - \$9.08
No Payment Received \$0.00
Balance Forward - \$9.08
Current Charges Due 10/05/22 \$28.90

Important Messages

Due to the natural gas market still being in a state of crisis, Clay Electric has no choice but to implement another rate increase, beginning in September. Members using the industry household average of 1,000 kWh of power will pay \$139.90, a \$5 increase. The higher cost of power is reflected in the Power Cost Adjustment (PCA) on this bill statement. The additional amount each member pays will vary depending on how much electricity is used.

Total Amount Due

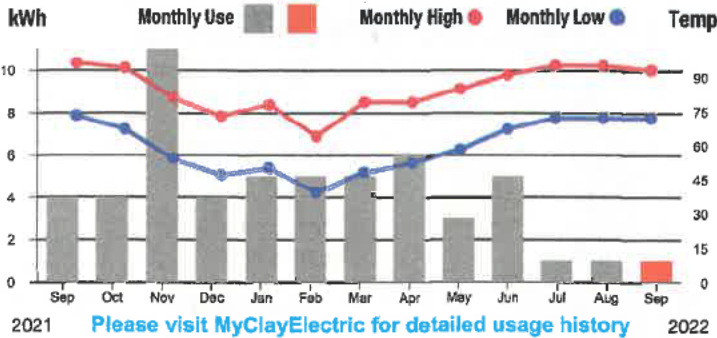
\$19.82

Due Date:
10/05/2022



Service Address: 3814 ROYAL PINES

Rate Schedule Description	Meter No.	Reading Dates		Readings		Multiplier	kWh Usage
		From	To	Previous	Present		
GENERAL SERVICE-NON DEMAND	152016290	08/10/22	09/13/22	56	57	1	1



Current Service Detail

Access Charge		\$27.00
Energy Charge	1 kWh @ 0.0813	\$0.08
Power Cost Adjustment	1 kWh @ 0.0404	\$0.04
FLA Gross Receipts Tax		\$0.70
Clay Co Public Ser Utility Tax		\$1.08
Total Current Charges for this Location		\$28.90

#100
32033843

This Month **Last Month** **This Month Last Year** **Avg Daily High**

1 kWh
34 days
Avg kWh
0

1 kWh
28 days
Avg kWh
0

4 kWh
34 days
Avg kWh
0

93°F

KEEP SEND Billings not paid in full will incur a late charge of \$5.00 or 5% of the delinquent amount (whichever is greater) that will be added to your account.



PO Box 308
Keystone Heights, FL 32656-0308

PAY YOUR BILL 24/7
ONLINE: Check or credit/debit card at ClayElectric.com or download the mobile app.



ARMSTRONG CDD
1408 HAMLIN AVE UNIT E
SAINT CLOUD FL 34771-0000

Account Number	9143346
Balance Forward	-\$9.08
Current Charges Due 10/05/22	\$28.90
Total Amount Due	\$19.82

Checks must be in U.S. funds and drawn on a U.S. bank.



CLAY ELECTRIC COOPERATIVE
PO BOX 308
KEYSTONE HEIGHTS, FL 32656-0308





APPROVED

By Alex Boyer at 9:42 am, Sep 16, 2022

Amenity-Janitorial

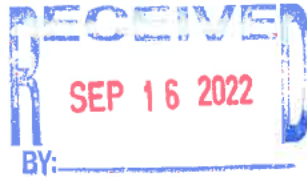
INVOICE

Total Due: \$73.29

City Wide Facility Solutions
4963 Beach Blvd
Jacksonville, FL 32207-4802

Invoice Number: 52013003574
Invoice Date: 8/10/2022
Due Date: 9/9/2022

Phone: (904) 737-4969
Email: jaxinvoices@gocitywide.com



Bill To: Armstrong CDD
3645 Royal Pines Drive
Orange Park, FL 32065
USA

Ship To: Armstrong CDD
3645 Royal Pines Drive
Orange Park, FL 32065
USA

PO #	Customer ID	FSM	Payment Terms	Service Dates		
RAY F.	01013101295	Ray Flores	Net 30 days			
Item #	Description		Contract / Order #	Qty	Unit Price	Ext. Price

MF424814	SCOTT MULTIFOLDS, WHITE, 424814, 4000/CS		1	39.57	39.57
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PTCENTERPUL L	CENTER PULL, WHITE, 6CT, 600'/RL		1	33.72	33.72
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#62
370-372-414

Subtotal: 73.29
Sales Tax: 0.00
Total Due: \$73.29



APPROVED

By Alex Boyer at 2:04 pm, Sep 19, 2022

Amenity-Janitorial

City Wide Facility Solutions
4963 Beach Blvd
Jacksonville, FL 32207-4802

Total Due:

INVOICE

\$350.00

Invoice Number: 42013007545
Invoice Date: 9/19/2022
Due Date: 10/19/2022

Phone: (904) 737-4969
Email: jaxinvoices@gocitywide.com

Bill

To: Armstrong CDD
3645 Royal Pines Drive
Orange Park, FL 32065
USA

Ship

To: Armstrong CDD
3645 Royal Pines Drive
Orange Park, FL 32065
USA



PO #	Customer ID	FSM	Payment Terms	Service Dates	
	01013101295	Ray Flores	Net 30 days	09/04/22	
Item #	Description	Contract / Order #	Qty	Unit Price	Ext. Price
	Extra Clean Labor Day Holiday(Sept)		1	350.00	350.00

#62
330 572-463

Subtotal: 350.00
Sales Tax: 0.00
Total Due: 350.00