Amelia Walk
Community Development District

October 20, 2026

AGENDA

Amelia Walk
Community Development District
475 West Town Place, Suite 114
St. Augustine, Florida 32092
www.AmeliaWalkCDD.com

October 13, 2026

Board of Supervisors
Amelia Walk Community Development District
Call In #: 1-877-304-9269 Code 5440582

Dear Board Members:

The Amelia Walk Community Development District Board of Supervisors Meeting is scheduled to be held **Tuesday, October 20, 2026, at 2:00 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Boulevard, Fernandina Beach, Florida 32034.**
Following is the agenda for the meeting:

I. Roll Call

II. Public Comment Regarding Agenda Items Below

III. Approval of the Consent Agenda
   A. Minutes of the September 15, 2026 Meeting
   B. Financial Statements as of September 30, 2026
   C. Check Register

IV. Staff Reports
   A. Landscape – Quality Site Assessment
   B. District Counsel
   C. District Engineer
   D. District Manager – Update on Fiscal Year 2026 Goals & Objectives
   E. Amenity / Field Operations Manager – Report

V. Consideration of Landscape Proposals for Areas 35 and 36

VI. Discussion of Area 45 Landscaping

VII. Discussion of Landscape, Irrigation, Fertilization, Pest and Weed Control Maintenance Contract Specifications for RFP

VIII. Discussion of Pond Maintenance RFPs

IX. Discussion of Survey Results on Additional Parking and Littoral Planting Zones

X. Discussion of Road Cracks on Stonehurst Parkway

XI. Consideration of Proposal for Asphalt Repairs

XII. Discussion of Storm Drain Cleanout

XIII. Discussion of Additional Signage
A. 'No Parking' Signs at Roundabout

B. 'No Fishing' Signs Near Residential Properties Adjacent to Approved Fishing Ponds

XIV. Consideration of Proposals for Tree Trimming

XV. Consideration of Proposal for Access Control System

XVI. Consideration of Request for Stocking of Fish in Pond 14 to Control Mosquitos

XVII. Audience Comments (Limited to three minutes)

XVIII. Supervisor Requests

XIX. Other Business

XX. Next Meeting Scheduled for November 17, 2026 at 2:00 p.m. at the Amelia Walk Amenity Center

XXI. Adjournment

PUBLIC CONDUCT: Members of the public are provided the opportunity for public comment during the meeting. Each member of the public is limited to three (3) minutes, at the discretion of the Presiding Officer, which may be shortened depending on the number of speakers. Speakers shall refrain from disorderly conduct, including launching personal attacks; the Presiding Officer shall have the discretion to remove any speaker that disregards the District's public decorum policies. Public comments are not a Q&A session; Board Supervisors are not expected to respond to questions during the public comment period.

THIRD ORDER OF BUSINESS

A.

MINUTES OF MEETING
AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Amelia Walk Community Development District was held Tuesday, September 15, 2026, at 2:00 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Boulevard, Fernandina Beach, Florida.

Present and constituting a quorum were:

Jeff Robinson	Chairman
Red Jentz	Vice Chairman
David Swan	Supervisor
Lynne Murphy	Supervisor
Steve Cook	Supervisor

Also present were:

Daniel Laughlin	District Manager
Lauren Gentry	District Counsel
Mike Yuro	District Engineer
Chip Dellinger	Amenity & Operations Manager
Jennifer Mabus	BrightView Landscape
Corey Wissinger	BrightView Landscape
Terry Glynn *by phone*	GMS

The following is a summary of the discussions and actions taken at the September 15, 2026 meeting.

FIRST ORDER OF BUSINESS **Roll Call**

Mr. Laughlin called the meeting to order at 2:00 p.m. and called the roll.

SECOND ORDER OF BUSINESS **Public Comment**

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS **Consent Agenda**

A. Minutes of the August 18, 2026 Meeting
B. Financial Statements as of August 31, 2026
C. Check Register

Copies of the minutes, financial statements and check register totaling $40,276.99 were included in the agenda package for the Board's review.

On MOTION by Mr. Robinson seconded by Mr. Jentz with all in favor the consent agenda was approved.

FOURTH ORDER OF BUSINESS Staff Reports

A. Landscape – Quality Site Assessment

A copy of the landscape report was included in the agenda package for the Board's review.

B. District Counsel

There being nothing to report, the next item followed.

C. District Engineer

Mr. Yuro reported that the contractor did a good job on the structure and pipe installation at Sagamore Court, however the restoration of the site needs to be corrected.

The Board directed Mr. Dellinger to get proposals for making road repairs recommended in the annual District Engineer's report presented at a previous meeting,

D. District Manager

Mr. Laughlin informed the Board that GMS is looking to separate their onsite management services under a different company than the company that provides the district management services for insurance purposes. The onsite management and maintenance services would transfer to CALM III, LLC and there would be no change to the fees or services.

On MOTION by Mr. Jentz seconded by Ms. Murphy with four in favor and Mr. Swan opposed, transferring the onsite management and maintenance services to CALM III, LLC was approved subject to the agreement being reviewed by the Chair and District Counsel.

E. Amenity / Field Operations Manager

1. Report

A copy of the amenity and field operations report was included in the agenda package for the Board's review.

The Board directed Mr. Dellinger to get quotes to install surge protection for the amenity facility.

2. Proposal for Changing Amenity Center Breezeway Chandeliers to Fans

Mr. Dellinger presented the proposal from Peacock to remove the chandeliers and install new switches and wiring totaling $980.

> On MOTION by Mr. Jentz seconded by Mr. Robinson with all in favor the proposal from Peacock for installation costs totaling $980 was approved.

> On MOTION by Mr. Robinson seconded by Mr. Cook with all in favor purchasing two fans at an amount not to exceed $1,200 was approved.

Next, Mr. Dellinger informed the Board there are some cracks in the pool coping that he will look into getting repaired under a warranty if possible. He also provided an estimate for a motor to be replaced in a fountain due to a plastic bag getting caught in it. Mr. Jentz asked Mr. Dellinger to see if the fountain maintenance vendor could provide a cage to protect items from getting caught in the motor.

FIFTH ORDER OF BUSINESS **Consideration of Landscape Proposals for Areas 35 and 36**

This item was tabled as the proposals had not yet come in.

SIXTH ORDER OF BUSINESS **Discussion of Area 45 Landscaping**

A proposed landscape plan for area 45 was included in the agenda package for the Board's review. Mr. Robinson noted a water source needs to be identified.

SEVENTH ORDER OF BUSINESS **Discussion of Landscape, Irrigation, Fertilization, Pest, and Weed Control Maintenance Contract Specifications for RFP**

Mr. Laughlin stated that the contract with BrightView is up in July, so a request for proposals will need to be issued soon.

The Board discussed the RFP process. Mr. Jentz asked to look into keeping BrightView on a month-to-month basis to avoid switching landscape vendors in July.

This item was tabled.

EIGHTH ORDER OF BUSINES **Discussion of Pond Maintenance Specifications for RFP**

A proposed scope for pond maintenance services was presented to the Board for their review. Mr. Robinson recommended looking into Littoral plantings to absorb extra nitrogen and phosphorous. He also asked that a pond maintenance report be published for the community to see.

Mr. Jentz stated that use of non-chemical methods should be tested for a longer period, such as raising the mower decks to allow for natural filtration of runoff.

The scope will be restructured and brought back to the next meeting. This item was tabled.

NINTH ORDER OF BUSINESS **Audience Comments**

Linda Kristoff commented on the need for improved cleanliness in the outdoor area of the amenity facility.

Mr. Laughlin stated that the pavers are scheduled to be pressure washed once the drought restriction has been lifted. Staff will look at pricing for janitorial service for the outdoor areas.

TENTH ORDER OF BUSINESS **Supervisor Requests**

Mr. Robinson stated that a resident request was received by email for the board to consider putting no parking signs on the entire roundabout.

Next, Mr. Robinson stated that a sketch for a potential parking lot was included in the previous month's meeting agenda package, and the cost was estimated to be $330,000. He recommended sending a survey to gauge resident interest as it would take several years' worth of saving for the project.

Mr. Cook suggested looking at the area next to the playground for an additional parking area.

ELEVENTH ORDER OF BUSINESS **Other Business**

There being none, the next item followed.

TWELFTH ORDER OF BUSINESS **Next Scheduled Meeting – October 20, 2026 at 2:00 p.m. at the Amelia Walk Amenity Center**

THIRTEENTH ORDER OF BUSINESS **Adjournment**

On MOTION by Mr. Cook seconded by Mr. Swan with all in favor the meeting was adjourned.

_____ _____

Secretary/Assistant Secretary Chairman/Vice Chairman

B.

Amelia Walk

Community Development District

Unaudited Financial Reporting

September 30, 2026

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Amelia Walk

Community Development District

Combined Balance Sheet

September 30, 2026

	General Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
Assets:				
Cash:				
Operating Account-Wells Fargo Bank	$ 1,469	$ -	$ -	$ 1,469
Operating Account-Seacoast Bank	$ 6,253	$ -	$ -	$ 6,253
Due from Capital Projects	$ 115,155	$ -	$ -	$ 115,155
Due from Debt Service	$ 26,191	$ -	$ -	$ 26,191
Prepaid Expenses	$ 37,930	$ -	$ -	$ 37,930
Electric Deposits	$ 2,215	$ -	$ -	$ 2,215
Investments:				
US Bank Custody	$ 193,826	$ -	$ -	$ 193,826
State Board of Administration	$ -	$ -	$ 189,046	$ 189,046
Series 2012				
Reserve	$ -	$ 60,861	$ -	$ 60,861
Revenue	$ -	$ 101,840	$ -	$ 101,840
Prepayment	$ -	$ 7,329	$ -	$ 7,329
Series 2016				
Reserve	$ -	$ 168,400	$ -	$ 168,400
Revenue	$ -	$ 139,672	$ -	$ 139,672
Construction	$ -	$ -	$ 1,634	$ 1,634
Series 2018				
Reserve	$ -	$ 313,955	$ -	$ 313,955
Revenue	$ -	$ 329,792	$ -	$ 329,792
Prepayment	$ -	$ 58,003	$ -	$ 58,003
Construction	$ -	$ -	$ 982	$ 982
Series 2018-3B				
Reserve	$ -	$ 241,841	$ -	$ 241,841
Revenue	$ -	$ 375,217	$ -	$ 375,217
Construction	$ -	$ -	$ 15,118	$ 15,118
Series 2023				
Revenue	$ -	$ 43,294	$ -	$ 43,294
Prepayment	$ -	$ 4,309	$ -	$ 4,309
Total Assets	**$ 383,039**	**$ 1,844,514**	**$ 206,780**	**$ 2,434,333**
Liabilities:				
Accounts Payable	$ 150,521	$ -	$ -	$ 150,521
Deposit-Office Lease	$ 200	$ -	$ -	$ 200
Due to General Fund	$ -	$ 26,191	$ 115,155	$ 141,346
Total Liabilites	**$ 150,721**	**$ 26,191**	**$ 115,155**	**$ 292,068**
Fund Balance:				
Nonspendable:				
Prepaid Items	$ 40,145	$ -	$ -	$ 40,145
Restricted for:				
Debt Service - Series 2012	$ -	$ 167,875	$ -	$ 167,875
Debt Service - Series 2016	$ -	$ 304,505	$ -	$ 304,505
Debt Service - Series 2018	$ -	$ 693,126	$ -	$ 693,126
Debt Service - Series 2018-3B	$ -	$ 607,128	$ -	$ 607,128
Debt Service - Series 2023	$ -	$ 45,688	$ -	$ 45,688
Capital Projects - Series 2016	$ -	$ -	$ 1,634	$ 1,634
Capital Projects - Series 2018	$ -	$ -	$ 982	$ 982
Capital Projects - Series 2018-3B	$ -	$ -	$ 15,118	$ 15,118
Assigned for:				
Capital Reserves	$ -	$ -	$ 73,891	$ 73,891
Unassigned	$ 192,173	$ -	$ -	$ 192,173
Total Fund Balances	**$ 232,318**	**$ 1,818,322**	**$ 91,625**	**$ 2,142,265**
Total Liabilities & Fund Balance	**$ 383,039**	**$ 1,844,514**	**$ 206,780**	**$ 2,434,333**

Amelia Walk

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues:				
Assessments - Tax Roll	$ 1,000,786	$ 1,000,786	$ 1,004,569	$ 3,783
Interlocal Agreement	$ 27,076	$ 27,076	$ 27,076	$ (0)
Interest Income	$ 3,825	$ 3,825	$ 11,090	$ 7,265
Other Income-Clubhouse	$ 500	$ 500	$ 6,175	$ 5,675
Other Income-Non Resident User Fees	$ -	$ -	$ 4,000	$ 4,000
Total Revenues	**$ 1,032,188**	**$ 1,032,188**	**$ 1,052,910**	**$ 20,722**
Expenditures:				
General & Administrative:				
Supervisor Fees	$ 12,000	$ 12,000	$ 10,200	$ 1,800
FICA Expense	$ 842	$ 842	$ 780	$ 61
Engineering Fees	$ 30,000	$ 30,000	$ 32,495	$ (2,495)
Assessment Roll Administration	$ 5,513	$ 5,513	$ 5,513	$ (1)
Dissemination	$ 3,859	$ 3,859	$ 4,409	$ (550)
Dissemination-Amortization Schedules	$ 1,200	$ 1,200	$ 2,450	$ (1,250)
Trustee Fees	$ 18,603	$ 18,603	$ 18,446	$ 158
Arbitrage	$ 2,400	$ 2,400	$ 1,800	$ 600
Attorney Fees	$ 60,000	$ 60,000	$ 55,856	$ 4,144
Annual Audit	$ 3,900	$ 3,900	$ 3,900	$ -
Management Fees	$ 59,074	$ 59,074	$ 59,074	$ 0
Information Technology	$ 882	$ 882	$ 882	$ -
Website Maintenance	$ 441	$ 441	$ 441	$ -
Travel & Per Diem	$ 500	$ 500	$ -	$ 500
Telephone	$ 900	$ 900	$ 752	$ 148
Postage	$ 1,000	$ 1,000	$ 625	$ 375
Printing	$ 750	$ 750	$ 559	$ 191
Insurance	$ 12,657	$ 12,657	$ 11,667	$ 990
Legal Advertising	$ 2,500	$ 2,500	$ 1,143	$ 1,358
Other Current Charges	$ 2,700	$ 2,700	$ 2,325	$ 375
Office Supplies	$ 100	$ 100	$ 3	$ 97
Dues, Licenses & Subscriptions	$ 175	$ 175	$ 175	$ -
Total General & Administrative	**$ 219,995**	**$ 219,995**	**$ 213,494**	**$ 6,501**

Amelia Walk

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Operations & Maintenance				
Contract Services				
Landscaping & Fertilization Maintenance	$ 180,171	$ 180,171	$ 152,034	$ 28,137
Fountain Maintenance	$ 2,650	$ 2,650	$ 776	$ 1,874
Lake Maintenance	$ 29,016	$ 29,016	$ 30,680	$ (1,664)
Security	$ 9,040	$ 9,040	$ 6,898	$ 2,142
Refuse	$ 2,500	$ 2,500	$ 2,042	$ 458
Management Company	$ 17,504	$ 17,504	$ 17,504	$ (0)
Subtotal Contract Services	**$ 240,881**	**$ 240,881**	**$ 209,935**	**$ 30,946**
Repairs and Maintenance				
Repairs & Maintenance	$ 60,000	$ 60,000	$ 59,070	$ 930
Landscaping Extras (Flowers & Mulch)	$ 18,309	$ 18,309	$ 23,940	$ (5,631)
Irrigation Repairs	$ 8,500	$ 8,500	$ 17,321	$ (8,821)
Speed Control	$ 12,000	$ 12,000	$ 3,456	$ 8,544
				$ -
Subtotal Repairs and Maintenance	**$ 98,809**	**$ 98,809**	**$ 103,787**	**$ (4,977)**
				$ -
Utilities				
Electric	$ 30,000	$ 30,000	$ 28,069	$ 1,931
Streetlighting	$ 42,000	$ 42,000	$ 40,615	$ 1,385
Water & Wastewater	$ 33,835	$ 33,835	$ 20,137	$ 13,698
				$ -
Subtotal Utilities	**$ 105,835**	**$ 105,835**	**$ 88,822**	**$ 17,013**
				$ -
Amenity Center				
Insurance	$ 40,000	$ 40,000	$ 35,067	$ 4,933
Pool Maintenance	$ 15,000	$ 15,000	$ 28,041	$ (13,041)
Pool Permit	$ 300	$ 300	$ 265	$ 35
Amenity Management	$ 85,995	$ 85,995	$ 85,995	$ -
Cable TV/Internet/Telephone	$ 6,000	$ 6,000	$ 8,266	$ (2,266)
Janitorial Service	$ 13,373	$ 13,373	$ 13,373	$ (0)
Special Events	$ 10,000	$ 10,000	$ 2,881	$ 7,119
Decorations-Holiday	$ 4,000	$ 4,000	$ 413	$ 3,587
Facility Maintenance (including Fitness Equip)	$ 7,000	$ 7,000	$ 5,755	$ 1,245
Subtotal Amenity Center	**$ 181,668**	**$ 181,668**	**$ 180,056**	**$ 1,612**
Reserves				
Capital Reserves (Transfer out to CRF)	$ 185,000	$ 185,000	$ 185,000	$ -
				$ -
Subtotal Reserves	**$ 185,000**	**$ 185,000**	**$ 185,000**	**$ -**
				$ -
Total Operations & Maintenance	**$ 812,193**	**$ 812,193**	**$ 767,599**	**$ 44,594**
Total Expenditures	**$ 1,032,188**	**$ 1,032,188**	**$ 981,092**	**$ 51,095**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ 71,818	
Net Change in Fund Balance	**$ -**		**$ 71,818**	
Fund Balance - Beginning			$ 160,500	
Fund Balance - Ending			$ 232,318	

Amelia Walk

Community Development District

Debt Service Fund Series 2012

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues:				
Assessments - Tax Roll	$ 111,206	$ 111,206	$ 107,098	$ (4,107)
Assessments - Prepayments	$ -	$ -	$ 21,988	$ 21,988
Interest	$ -	$ -	$ 6,026	$ 6,026
Total Revenues	**$ 111,206**	**$ 111,206**	**$ 135,112**	**$ 23,906**
Expenditures:				
Interest - 11/1	$ 25,300	$ 25,300	$ 25,300	$ -
Principal - 5/1	$ 55,000	$ 55,000	$ 55,000	$ -
Interest - 5/1	$ 25,300	$ 25,300	$ 25,025	$ 275
Special Call - 11/1	$ -	$ -	$ 10,000	$ (10,000)
Special Call - 5/1	$ -	$ -	$ 15,000	$ (15,000)
Total Expenditures	**$ 105,600**	**$ 105,600**	**$ 130,325**	**$ (24,725)**
Excess (Deficiency) of Revenues over Expenditures	**$ 5,606**		**$ 4,787**	
Net Change in Fund Balance	**$ 5,606**		**$ 4,787**	
Fund Balance - Beginning	**$ 80,653**		**$163,089**	
Fund Balance - Ending	**$ 86,259**		**$ 167,875**	

Amelia Walk

Community Development District

Debt Service Fund Series 2016

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues:				
Assessments - Tax Roll	$ 187,055	$ 187,055	$ 176,882	$ (10,174)
Assessments - Prepayments	$ -	$ -	$ 24,552	$ 24,552
Interest	$ -	$ -	$ 10,134	$ 10,134
Total Revenues	**$ 187,055**	**$ 187,055**	**$ 211,568**	**$ 24,512**
Expenditures:				
Interest - 11/1	$ 62,800	$ 62,800	$ 62,800	$ -
Principal - 11/1	$ 45,000	$ 45,000	$ 45,000	$ -
Interest - 2/1	$ -	$ -	$ 75	$ (75)
Special Call - 11/1	$ -	$ -	$ 35,000	$ (35,000)
Special Call - 2/1	$ -	$ -	$ 5,000	$ (5,000)
Interest - 5/1	$ 61,563	$ 61,563	$ 60,375	$ 1,188
Special Call - 5/1	$ -	$ -	$ 30,000	$ (30,000)
Interest - 8/1	$ -	$ -	$ 75	$ (75)
Special Call - 8/1	$ -	$ -	$ 5,000	$ (5,000)
Total Expenditures	**$ 169,363**	**$ 169,363**	**$ 243,325**	**$ (73,963)**
Excess (Deficiency) of Revenues over Expenditures	**$ 17,693**		**$ (31,757)**	
Net Change in Fund Balance	**$ 17,693**		**$ (31,757)**	
Fund Balance - Beginning	**$ 204,920**		**$336,263**	
Fund Balance - Ending	**$ 222,613**		**$ 304,505**	

Amelia Walk

Community Development District

Debt Service Fund Series 2018

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues:				
Assessments - Tax Roll	$ 453,911	$ 453,911	$ 424,683	$ (29,229)
Interest	$ -	$ -	$ 21,097	$ 21,097
Total Revenues	**$ 453,911**	**$ 453,911**	**$ 527,549**	**$ 73,638**
Expenditures:				
Interest - 11/1	$ 154,116	$ 154,116	$ 150,159	$ 3,956
Principal - 11/1	$ 130,000	$ 130,000	$ 130,000	$ -
Special Call - 11/1	$ -	$ -	$ 100,000	$ (100,000)
Interest - 2/1	$ -	$ -	$ 134	$ (134)
Special Call - 2/1	$ -	$ -	$ 10,000	$ (10,000)
Interest - 5/1	$ 151,028	$ 151,028	$ 144,166	$ 6,862
Special Call - 5/1	$ -	$ -	$ 30,000	$ (30,000)
Interest - 8/1	$ -	$ -	$ 66	$ (66)
Special Call - 8/1	$ -	$ -	$ 5,000	$ (5,000)
Total Expenditures	**$ 435,144**	**$ 435,144**	**$ 569,525**	**$ (134,381)**
Excess (Deficiency) of Revenues over Expenditures	$ 18,768		$ (41,976)	
Net Change in Fund Balance	**$ 18,768**		**$ (41,976)**	
Fund Balance - Beginning	**$ 425,577**		**$ 735,102**	
Fund Balance - Ending	**$ 444,345**		**$ 693,126**	

Amelia Walk

Community Development District

Debt Service Fund Series 2018-3B

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues:				
Assessments - Tax Roll	$ 520,619	$ 520,619	$ 494,262	$ (26,357)
Assessments - Prepayments	$ -	$ -	$ 112,976	$ 112,976
Interest	$ -	$ -	$ 20,474	$ 20,474
Total Revenues	**$ 520,619**	**$ 520,619**	**$ 627,712**	**$ 107,092**
Expenditures:				
Interest - 11/1	$ 178,806	$ 178,806	$ 176,434	$ 2,372
Principal - 11/1	$ 140,000	$ 140,000	$ 140,000	$ -
Special Call - 11/1	$ 30,000	$ 30,000	$ 35,000	$ (5,000)
Special Call - 2/1	$ -	$ -	$ 30,000	$ (30,000)
Interest - 2/1	$ -	$ -	$ 391	$ (391)
Interest - 5/1	$ 175,481	$ 175,481	$ 171,394	$ 4,088
Interest - 8/1	$ -	$ -	$ 452	$ (452)
Special Call - 5/1	$ -	$ -	$ 65,000	$ (65,000)
Special Call - 8/1	$ -	$ -	$ 35,000	$ (35,000)
Total Expenditures	**$ 524,288**	**$ 524,288**	**$ 653,670**	**$ (129,383)**
Excess (Deficiency) of Revenues over Expenditures	**$ (3,668)**		**$ (25,959)**	
Net Change in Fund Balance	**$ (3,668)**		**$ (25,959)**	
Fund Balance - Beginning	**$ 383,794**		**$ 633,086.38**	
Fund Balance - Ending	**$ 380,125**		**$ 607,128**	

Amelia Walk

Community Development District

Debt Service Fund Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues:				
Assessments - Tax Roll	$ 102,229	$ 102,229	$ 95,217	$ (7,011)
Assessments - Prepayments	$ -	$ -	$ 16,950	$ 16,950
Interest	$ -	$ -	$ 2,046	$ 2,046
Total Revenues	**$ 102,229**	**$ 102,229**	**$114,213**	**$ 11,984**
Expenditures:				
Interest - 11/1	$ 32,830	$ 32,830	$ 32,639	$ 190
Principal - 5/1	$ 29,000	$ 29,000	$ 29,000	$ -
Interest - 2/1	$ -	$ -	$ 48	$ (48)
Interest - 5/1	$ 32,830	$ 32,830	$ 32,290	$ 540
Interest - 8/1	$ -	$ -	$ 48	$ (48)
Special Call - 11/1	$ -	$ -	$ 8,000	$ (8,000)
Special Call - 2/1	$ -	$ -	$ 3,000	$ (3,000)
Special Call - 5/1	$ -	$ -	$ 8,000	$ (8,000)
Special Call - 8/1	$ -	$ -	$ 3,000	$ (3,000)
Total Expenditures	**$ 94,659**	**$ 94,659**	**$ 116,024**	**$ (21,365)**
Excess (Deficiency) of Revenues over Expendit	$ 7,570		**$ (1,811)**	
Net Change in Fund Balance	**$ 7,570**		**$ (1,811)**	
Fund Balance - Beginning	**$ 45,703**		**$ 47,500**	
Fund Balance - Ending	**$ 53,273**		**$ 45,688**	

Amelia Walk

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues				
Interest	$ -	$ -	$ 8,366	$ 8,366
Total Revenues	**$ -**	**$ -**	**$ 8,366**	**$ 8,366**
Expenditures:				
Capital Outlay	$ 185,000	$ 185,000	$ 288,998	$ (103,998)
Total Expenditures	**$ 185,000**	**$ 185,000**	**$ 288,998**	**$ (103,998)**
Excess (Deficiency) of Revenues over Expenditures	**$ (185,000)**		**$ (280,632)**	
Other Financing Sources/(Uses)				
Transfer In/(Out)	$ 185,000	$ 185,000	$ 249,474	$ 64,474
Total Other Financing Sources (Uses)	**$ 185,000**	**$ 185,000**	**$ 249,474**	**$ 64,474**
Net Change in Fund Balance	**$ -**		**$ (31,158)**	
Fund Balance - Beginning			**$105,048**	
Fund Balance - Ending			**$ 73,891**	

Amelia Walk

Community Development District

Capital Projects Fund Series 2016

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues				
Interest	$ -	$ -	$ 50	$ 50
Total Revenues	**$ -**	**$ -**	**$ 50**	**$ 50**
Expenditures:				
Capital Outlay	$ -	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	**$ -**		**$ 50**	
Net Change in Fund Balance	**$ -**		**$ 50**	
Fund Balance - Beginning			**$ 1,585**	
Fund Balance - Ending			**$ 1,634**	

Amelia Walk

Community Development District

Capital Projects Fund Series 2018

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues				
Interest	$ -	$ -	$ 30	$ 30
Total Revenues	**$ -**	**$ -**	**$ 30**	**$ 30**
Expenditures:				
Capital Outlay	$ -	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	**$ -**		**$ 30**	
Net Change in Fund Balance	**$ -**		**$ 30**	
Fund Balance - Beginning			**$ 952**	
Fund Balance - Ending			**$ 982**	

Amelia Walk

Community Development District

Capital Projects Fund Series 2018-3B

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues				
Interest	$ -	$ -	$ 458	$ 458
Total Revenues	**$ -**	**$ -**	**$ 458**	**$ 458**
Expenditures:				
Capital Outlay	$ -	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	**$ -**		**$ 458**	
Net Change in Fund Balance	**$ -**		**$ 458**	
Fund Balance - Beginning			**$ 14,660**	
Fund Balance - Ending			**$ 15,118**	

Amelia Walk

Community Development District

Capital Projects Fund Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2026

	Adopted Budget	Prorated Budget Thru 09/30/26	Actual Thru 09/30/26	Variance
Revenues				
Interest	$ -	$ -	$ 1,500	$ 1,500
Total Revenues	**$ -**	**$ -**	**$ 1,500**	**$ 1,500**
Expenditures:				
Capital Outlay	$ -	$ -	$ -	$ -
Cost of Issuance	$ -	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	**$ -**		**$ 1,500**	
Other Financing Sources/(Uses)				
Interfund Transfer In/(Out)	$ -	$ -	$ (64,474)	$ (64,474)
Total Other Financing Sources (Uses)	**$ -**	**$ -**	**$ (64,474)**	**$ (64,474)**
Net Change in Fund Balance	**$ -**		**$ (62,974)**	
Fund Balance - Beginning			**$ 62,974**	
Fund Balance - Ending			**$ -**	

Amelia Walk

Community Development District

Month to Month

FY 2026

	Adopted Budget	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26	Mar-26	Apr-26	May-26	Jun-26	Jul-26	Aug-26	Sep-26	Total
Revenues:														
Assessments - Tax Roll	**$ 1,000,786**	$ 1,560	$ 130,347	$ 804,338	$ 19,461	$ 11,272	$ 10,758	$ 22,199	$ 2,077	$ 1,726	$ -	$ 832	$ -	$ 1,004,569
Interlocal Agreement	**$ 27,076**	$ -	$ -	$ 13,538	$ -	$ -	$ -	$ -	$ 13,538	$ -	$ -	$ -	$ -	$ 27,076
Interest Income	**$ 3,825**	$ -	$ 9	$ 153	$ 1,650	$ 2,236	$ 1,483	$ 1,366	$ 1,153	$ 988	$ 834	$ 646	$ 572	$ 11,090
Other Income-Clubhouse	**$ 500**	$ -	$ 840	$ -	$ 1,634	$ -	$ -	$ 968	$ -	$ 1,407	$ 670	$ -	$ 656	$ 6,175
Other Income-Non Resident User Fees	**$ -**	$ -	$ 2,000	$ -	$ 2,000	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 4,000
Total Revenues	**$ 1,032,188**	**$ 1,560**	**$ 133,196**	**$ 818,029**	**$ 24,745**	**$ 13,508**	**$ 12,241**	**$ 24,533**	**$ 16,768**	**$ 4,121**	**$ 1,504**	**$ 1,478**	**$ 1,228**	**$ 1,052,910**
Expenditures:														
General & Administrative:														
Supervisor Fees	**$ 12,000**	$ 1,000	$ 1,000	$ 800	$ 1,000	$ 800	$ 800	$ 600	$ 800	$ 800	$ 800	$ 800	$ 1,000	$ 10,200
FICA Expense	**$ 842**	$ 77	$ 77	$ 61	$ 77	$ 61	$ 61	$ 46	$ 61	$ 61	$ 61	$ 61	$ 77	$ 780
Engineering Fees	**$ 30,000**	$ 3,465	$ 2,683	$ 2,775	$ 2,960	$ 4,165	$ 1,758	$ 1,758	$ 1,203	$ 2,775	$ 2,500	$ 2,293	$ 4,163	$ 32,495
Assessment Roll Administration	**$ 5,513**	$ 5,513	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 5,513
Dissemination	**$ 3,859**	$ 322	$ 322	$ 322	$ 322	$ 322	$ 322	$ 322	$ 322	$ 322	$ 322	$ 322	$ 872	$ 4,409
Dissemination-Amortization Schedules	**$ 1,200**	$ 950	$ -	$ -	$ 550	$ -	$ -	$ 950	$ -	$ -	$ -	$ -	$ -	$ 2,450
Trustee Fees	**$ 18,603**	$ -	$ -	$ 4,256	$ 4,445	$ -	$ 5,300	$ -	$ 4,445	$ -	$ -	$ -	$ -	$ 18,446
Arbitrage	**$ 2,400**	$ -	$ -	$ -	$ 600	$ -	$ 600	$ -	$ 600	$ -	$ -	$ -	$ -	$ 1,800
Attorney Fees	**$ 60,000**	$ 3,962	$ 5,481	$ 3,120	$ 5,578	$ 3,648	$ 5,616	$ 4,156	$ 5,737	$ 5,566	$ 4,411	$ 5,232	$ 3,349	$ 55,856
Annual Audit	**$ 3,900**	$ -	$ -	$ -	$ -	$ -	$ 3,900	$ -	$ -	$ -	$ -	$ -	$ -	$ 3,900
Management Fees	**$ 59,074**	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 4,923	$ 59,074
Information Technology	**$ 882**	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 74	$ 882
Website Maintenance	**$ 441**	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 37	$ 441
Travel & Per Diem	**$ 500**	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Telephone	**$ 900**	$ 69	$ 88	$ 20	$ 82	$ 51	$ 54	$ 45	$ 68	$ 59	$ 79	$ 98	$ 39	$ 752
Postage	**$ 1,000**	$ 99	$ 11	$ 80	$ 0	$ 12	$ 56	$ 177	$ 11	$ 63	$ 84	$ 21	$ 12	$ 625
Printing	**$ 750**	$ 54	$ 49	$ 50	$ 178	$ 34	$ 3	$ 16	$ 27	$ 43	$ 39	$ 31	$ 34	$ 559
Insurance	**$ 12,657**	$ 11,667	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 11,667
Legal Advertising	**$ 2,500**	$ 297	$ -	$ -	$ -	$ 113	$ 109	$ 116	$ 74	$ -	$ 236	$ -	$ 199	$ 1,143
Other Current Charges	**$ 2,700**	$ 160	$ 193	$ 257	$ 197	$ 190	$ 188	$ 186	$ 199	$ 194	$ 190	$ 186	$ 187	$ 2,325
Office Supplies	**$ 100**	$ 0	$ 0	$ 0	$ -	$ 0	$ 0	$ 1	$ 0	$ 0	$ 0	$ 0	$ 0	$ 3
Dues, Licenses & Subscriptions	**$ 175**	$ 175	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 175
Total General & Administrative	**$ 219,995**	**$ 32,842**	**$ 14,936**	**$ 16,774**	**$ 21,021**	**$ 14,428**	**$ 23,799**	**$ 13,405**	**$ 18,579**	**$ 14,915**	**$ 13,754**	**$ 14,076**	**$ 14,964**	**$ 213,494**

Amelia Walk

Community Development District

Month to Month

FY 2026

	Adopted Budget	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26	Mar-26	Apr-26	May-26	Jun-26	Jul-26	Aug-26	Sep-26	Total
Operations & Maintenance														
Contract Services														
Landscaping & Fertilization Maintenance	**$ 180,171**	$ 12,362	$ 13,221	$ 12,362	$ 12,362	$ 13,221	$ 13,221	$ 12,362	$ 12,362	$ 12,362	$ 12,733	$ 12,733	$ 12,733	$ 152,034
Fountain Maintenance	**$ 2,650**	$ 270	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 506	$ -	$ 776
Lake Maintenance	**$ 29,016**	$ 2,515	$ 2,515	$ 2,515	$ 2,515	$ 2,515	$ 2,514	$ 2,515	$ 2,615	$ 2,615	$ 2,615	$ 2,615	$ 2,615	$ 30,680
Security	**$ 9,040**	$ 493	$ 493	$ 493	$ 533	$ 533	$ 533	$ 1,156	$ 533	$ 533	$ 533	$ 533	$ 533	$ 6,898
Refuse	**$ 2,500**	$ 201	$ 201	$ 202	$ 202	$ -	$ 195	$ 277	$ 289	$ 289	$ -	$ -	$ 188	$ 2,042
Management Company	**$ 17,504**	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 1,459	$ 17,504
Subtotal Contract Services	**$ 240,881**	**$ 17,300**	**$ 17,889**	**$ 17,031**	**$ 17,070**	**$ 17,728**	**$ 17,922**	**$ 17,768**	**$ 17,257**	**$ 17,257**	**$ 17,340**	**$ 17,846**	**$ 17,527**	**$ 209,935**
Repairs and Maintenance														
Repairs & Maintenance	**$ 60,000**	$ 1,053	$ 7,344	$ 6,269	$ 4,172	$ 3,949	$ 1,198	$ 3,985	$ 1,300	$ 5,272	$ 22,226	$ -	$ 2,303	$ 59,070
Landscaping Extras (Flowers & Mulch)	**$ 18,309**	$ 4,570	$ -	$ -	$ 4,500	$ 6,416	$ -	$ -	$ 7,882	$ -	$ -	$ 571	$ -	$ 23,940
Irrigation Repairs	**$ 8,500**	$ 1,370	$ 610	$ -	$ 1,798	$ 3,435	$ 1,624	$ -	$ -	$ 3,597	$ -	$ 2,820	$ 2,067	$ 17,321
Speed Control	**$ 12,000**	$ 1,080	$ 1,080	$ 1,296	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 3,456
Subtotal Repairs and Maintenance	**$ 98,809**	**$ 8,073**	**$ 9,034**	**$ 7,565**	**$ 10,470**	**$ 13,800**	**$ 2,822**	**$ 3,985**	**$ 9,183**	**$ 8,869**	**$ 22,226**	**$ 3,391**	**$ 4,370**	**$ 103,787**
Utilities														
Electric	**$ 30,000**	$ 1,813	$ 1,985	$ 2,401	$ 2,486	$ 2,717	$ 2,456	$ 2,392	$ 2,454	$ 2,378	$ 2,355	$ 2,346	$ 2,286	$ 28,069
Streetlighting	**$ 42,000**	$ 3,270	$ 3,270	$ 3,270	$ 3,431	$ 3,431	$ 3,431	$ 3,431	$ 3,431	$ 3,431	$ 3,431	$ 3,431	$ 3,360	$ 40,615
Water & Wastewater	**$ 33,835**	$ 4,018	$ 2,126	$ 1,622	$ 948	$ 1,016	$ 1,047	$ 1,285	$ 1,685	$ 2,027	$ 1,616	$ 1,487	$ 1,261	$ 20,137
Subtotal Utilities	**$ 105,835**	**$ 9,100**	**$ 7,381**	**$ 7,293**	**$ 6,865**	**$ 7,164**	**$ 6,934**	**$ 7,108**	**$ 7,570**	**$ 7,836**	**$ 7,401**	**$ 7,263**	**$ 6,906**	**$ 88,822**
Amenity Center														
Insurance	**$ 40,000**	$ 35,067	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 35,067
Pool Maintenance	**$ 15,000**	$ 4,184	$ 2,082	$ 522	$ 1,768	$ 1,743	$ 2,630	$ 2,473	$ 2,256	$ 1,890	$ 3,093	$ 3,137	$ 2,262	$ 28,041
Pool Permit	**$ 300**	$ -	$ -	$ -	$ -	$ -	$ -	$ 265	$ -	$ -	$ -	$ -	$ -	$ 265
Amenity Management	**$ 85,995**	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 7,166	$ 85,995
Cable TV/Internet/Telephone	**$ 6,000**	$ 658	$ 658	$ 684	$ 699	$ 698	$ 698	$ 698	$ 701	$ 698	$ 690	$ 691	$ 691	$ 8,266
Janitorial Service	**$ 13,373**	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 1,114	$ 13,373
Special Events	**$ 10,000**	$ -	$ -	$ 117	$ 645	$ -	$ -	$ 1,112	$ 157	$ -	$ 650	$ 199	$ -	$ 2,881
Decorations-Holiday	**$ 4,000**	$ -	$ -	$ 220	$ -	$ -	$ -	$ -	$ -	$ -	$ 193	$ -	$ -	$ 413
Facility Maintenance (including Fitness Equip)	**$ 7,000**	$ -	$ 375	$ 745	$ 214	$ 1,009	$ 485	$ 904	$ 625	$ 423	$ 393	$ 228	$ 354	$ 5,755
Lease	**$ -**	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Subtotal Amenity Center	**$ 181,668**	**$ 48,190**	**$ 11,397**	**$ 10,570**	**$ 11,606**	**$ 11,731**	**$ 12,094**	**$ 13,734**	**$ 12,019**	**$ 11,292**	**$ 13,300**	**$ 12,536**	**$ 11,588**	**$ 180,056**
Reserves														
Capital Reserves (Transfer out to CRF)	**$ 185,000**	$ -	$ -	$ -	$ -	$ 185,000	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 185,000
Subtotal Reserves	**$ 185,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 185,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 185,000**
Total Operations & Maintenance	**$ 812,193**	**$ 82,663**	**$ 45,699**	**$ 42,458**	**$ 46,011**	**$ 235,423**	**$ 39,771**	**$ 42,595**	**$ 46,029**	**$ 45,254**	**$ 60,266**	**$ 41,036**	**$ 40,391**	**$ 767,599**
Total Expenditures	**$ 1,032,188**	**$ 115,505**	**$ 60,635**	**$ 59,232**	**$ 67,032**	**$ 249,851**	**$ 63,570**	**$ 56,000**	**$ 64,608**	**$ 60,170**	**$ 74,020**	**$ 55,112**	**$ 55,356**	**$ 981,092**
Excess (Deficiency) of Revenues over Expenditures	**$ -**	**$ (113,945)**	**$ 72,560**	**$ 758,797**	**$ (42,288)**	**$ (236,343)**	**$ (51,329)**	**$ (31,467)**	**$ (47,841)**	**$ (56,049)**	**$ (72,517)**	**$ (53,634)**	**$ (54,127)**	**$ 71,818**
Net Change in Fund Balance	**$ -**	**$ (113,945)**	**$ 72,560**	**$ 758,797**	**$ (42,288)**	**$ (236,343)**	**$ (51,329)**	**$ (31,467)**	**$ (47,841)**	**$ (56,049)**	**$ (72,517)**	**$ (53,634)**	**$ (54,127)**	**$ 71,818**

Amelia Walk

Community Development District

Long Term Debt Report

FY 2026

Series 2012A-1, Special Assessment Bonds		
Interest Rate;	5.50%	
Maturity Date:	5/1/37	
Reserve Fund Definition:	50% Max Annual Debt Service	
Reserve Fund Requirement:	$56,512.50	
Reserve Fund Balance:	$60,861.21	
Bonds outstanding - 9/30/2025		$920,000.00
Less:	November 1, 2025 (Prepayment)	($10,000.00)
Less:	May 1, 2026 (Prepayment)	($15,000.00)
Less:	May 1, 2026 (Mandatory)	($55,000.00)
Current Bonds Outstanding		**$840,000.00**

Series 2016A-2, Special Assessment Bonds		
Interest Rate;	5.50%	
Maturity Date:	11/1/30	$320,000.00
Interest Rate;	6.00%	
Maturity Date:	11/1/47	$1,800,000.00
Reserve Fund Definition:	Maximum Annual Debt Assessment	
Reserve Fund Requirement:	$183,575.00	
Reserve Fund Balance:	$183,875.00	
Less:	November 1, 2025 (Mandatory)	($45,000.00)
	November 1, 2025 (Special Call)	($35,000.00)
	February 1, 2026 (Special Call)	($5,000.00)
	May 1, 2026 (Special Call)	($30,000.00)
	August 1, 2026 (Special Call)	($5,000.00)
Current Bonds Outstanding		**$2,000,000.00**

Series 2018A-3, Special Assessment Bond		
Interest Rate;	4.75%	
Maturity Date:	11/1/29	$715,000.00
Interest Rate;	5.25%	
Maturity Date:	11/1/38	$1,820,000.00
Interest Rate;	5.375%	
Maturity Date:	11/1/48	$3,325,000.00
Reserve Fund Definition:	75% Maximum Annual Debt Assessment	
Reserve Fund Requirement:	$341,414.06	
Reserve Fund Balance:	$341,414.07	
Less:	November 1, 2025 (Mandatory)	($130,000.00)
	November 1, 2025 (Special Call)	($100,000.00)
	February 1, 2026 (Special Call)	($10,000.00)
	May 1, 2026 (Special Call)	($30,000.00)
	August 1, 2026 (Special Call)	($5,000.00)
Current Bonds Outstanding		**$5,585,000.00**

Series 2018A Area B, Special Assessment Bond		
Interest Rate;	4.75%	
Maturity Date:	11/1/29	$779,000.00
Interest Rate;	5.25%	
Maturity Date:	11/1/39	$2,245,000.00
Interest Rate;	5.375%	
Maturity Date:	11/1/49	$3,780,000.00
Reserve Fund Definition:	100% Maximum Annual Debt Assessment	
Reserve Fund Requirement:	$532,362.50	
Reserve Fund Balance:	$559,650.00	
Less:	November 1, 2025 (Mandatory)	($140,000.00)
	November 1, 2025 (Special Call)	($35,000.00)
	February 1, 2026 (Special Call)	($30,000.00)
	May 1, 2026 (Special Call)	($65,000.00)
	August 1, 2026 (Special Call)	($35,000.00)
Current Bonds Outstanding		**$6,499,000.00**

Series 2023, Special Assessment Bonds		
Interest Rate;	6.35%	
Maturity Date:	5/1/44	
Reserve Fund Definition:	None	
Reserve Fund Requirement:	$0.00	
Reserve Fund Balance:	$0.00	
Bonds outstanding - 9/30/2025		$1,034,000.00
Less:	November 1, 2025 (Prepayment)	($8,000.00)
Less:	February 1, 2026 (Prepayment)	($3,000.00)
Less:	May 1, 2026 (Prepayment)	($8,000.00)
Less:	May 1, 2026 (Mandatory)	($29,000.00)
Less:	August 1, 2026 (Prepayment)	($3,000.00)
Current Bonds Outstanding		**$983,000.00**

Total Current Bonds Outstanding	**$15,907,000.00**

Amelia Walk
Community Development District
Capital Reserves

1. Recap of Capital Reserve Fund Activity Through September 30, 2026

Opening Balance in Capital Reserve Fund		$0.00
Source of Funds:	Interest Earned	$44,773.09
	Capital Reserve Transfers	$1,233,695.11
Use of Funds:		
Disbursements:	Fountain(s)	($42,085.00)
	Pool Heating System	($44,411.40)
	Sidewalk Repairs	($30,480.00)
	Sign Renovation	($27,950.00)
	Lighting	($10,263.80)
	Flag Pole	($9,024.00)
	Access Control	($36,360.38)
	Tennis Court Resurface Project	($27,275.00)
	Landscaping, Entry Monuments Lighting	($124,873.34)
	Electrical Upgrades	($4,380.00)
	Storm Drain	($119,034.98)
	AED	($1,518.76)
	Roadways-Asphalt/Mill/Pave & Striping	($321,815.27)
	Other Capital Projects	($384,991.13)
	Professional Fees/Contingencies	($20,114.36)
Adjusted Balance in Capital Reserve Fund Account at September 30, 2026		**$73,890.78**

2. Funds Available For Capital Reserve projects at September 30, 2026

Book Balance of Capital Reserve Fund at September 30, 2026			$73,890.78	
A.	**n/a**			
	Contract Amount	$0.00		
	Paid to Date	$0.00		
	Balance on Contract	$0.00		$0.00
B.	**n/a**			
	Contract Amount	$0.00		
	Paid to Date	$0.00		
	Balance on Contract	$0.00		$0.00
Capital Reserve Funds available at September 30, 2026				$73,890.78

3. Investments - State Board of Administration

September 30, 2026	Type	Yield	Due	Maturity	Principal
Capital Reserve Fund	Overnight	3.93%	n/a	$189,045.76	$189,045.76
				Contracts/Transfers in Transit	($115,154.98)
				Balance at 9/30/26	**$73,890.78**

Amelia Walk

COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Receipts

Fiscal Year 2026

					Gross Assessments	$ 1,076,110.77	$ 114,725.48	$ 189,478.38	$ 454,927.03	$ 529,461.49	$ 101,998.20	$ 2,466,701.37
					Net Assessments	$ 1,000,783.02	$ 106,694.70	$ 176,214.89	$ 423,082.14	$ 492,399.19	$ 94,858.33	$ 2,294,032.27
	ON ROLL ASSESSMENTS											
						43.63%	4.65%	7.68%	18.44%	21.46%	4.14%	100.00%
Date	***Distribution***	***Gross Amount***	***Discoumt/Penalty***	***Commission***	***Net Receipts***	***O&M Portion***	***2012 Debt Service***	***2016 Debt Service***	***2018 Debt Service***	***2018-3B Debt Service***	***2023 Debt Service***	***Total***
10/27/25	#1	$17,922.13	$716.89	$344.10	$16,861.14	$7,355.76	$784.21	$1,295.18	$3,109.65	$3,619.13	$697.21	$16,163.93
11/20/25	#2	$303,465.61	$12,138.62	$5,826.54	$285,500.45	$124,550.99	$13,278.53	$21,930.57	$52,654.07	$61,280.82	$11,805.46	$273,694.98
12/09/25	#3	$1,892,071.82	$75,682.87	$36,327.78	$1,780,061.17	$776,560.56	$82,790.07	$136,734.47	$328,291.85	$382,078.62	$73,605.60	$1,706,455.57
11/14/25	PROP APPRAISER	$0.00	$0.00	$24,141.00	($24,141.00)	($10,531.63)	($1,122.79)	($1,854.38)	($4,452.26)	($5,181.71)	($998.23)	($23,142.77)
12/19/25	#4	$92,377.05	$2,771.31	$1,792.12	$87,813.61	$38,309.13	$4,084.18	$6,745.36	$16,195.23	$18,848.62	$3,631.10	$84,182.52
01/13/26	#5	$46,926.41	$1,407.79	$910.37	$44,608.25	$19,460.57	$2,074.72	$3,426.56	$8,226.98	$9,574.87	$1,844.55	$42,763.70
02/06/26	#6	$26,902.59	538.0518	$527.29	$25,837.25	$11,271.63	$1,201.68	$1,984.67	$4,765.09	$5,545.80	$1,068.37	$24,768.87
03/04/26	#7	$25,416.82	$254.17	$503.25	$24,659.40	$10,757.79	$1,146.90	$1,894.20	$4,547.87	$5,292.98	$1,019.67	$23,639.74
04/14/26	#8	$51,923.89	$0.00	$1,038.48	$50,885.41	$22,199.01	$2,366.66	$3,908.74	$9,384.66	$10,922.22	$2,104.11	$48,781.29
05/11/26	#10	$4,857.30	$0.00	$97.15	$4,760.15	$2,076.64	$221.39	$365.65	$877.90	$1,021.74	$196.83	$4,563.32
06/07/26	#12	$3,956.80	$0.00	$0.00	$3,956.80	$1,726.17	$184.03	$303.94	$729.74	$849.30	$163.61	$3,793.18
08/17/26	#13	$1,908.16	$0.00	$0.00	$1,908.16	$832.44	$88.75	$146.57	$351.92	$409.57	$78.90	$1,829.25
	TOTAL	**$ 2,467,728.58**	**$ 93,509.71**	**$ 71,508.09**	**$ 2,302,710.78**	**$ 1,004,569.06**	**$ 107,098.33**	**$ 176,881.53**	**$ 424,682.70**	**$ 494,261.96**	**$ 95,217.18**	**$ 2,207,493.58**

100.04%	**Net Percent Collected**
$ (1,027.21)	**Balance Remaining to Collect**

C.

Amelia Walk

Community Development District

Check Run Summary

October 20, 2026

Date	Check Numbers	Amount
SEACOAST BANK		
09/17/26	780-789	$90,447.17
10/01/26	790-797	$18,021.95
SEACOAST BANK-AUTOPAY		
09/30/26	80060-80063	$8,011.14
10/12/26	80064-80067	$2,741.92
Total		**$119,222.18**

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
9/17/26	00332	5/13/26	56003	202605	300-13100-10000		*	23,765.07		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	320-53800-60000		*	23,765.09		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	300-20700-10000		*	23,765.07-		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	300-13100-10000		V	23,765.07-		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	320-53800-60000		V	23,765.09-		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	300-20700-10000		V	23,765.07		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	300-13100-10000		*	23,765.07		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	320-53800-60000		*	23,765.07		
			MULCH/ROCKS/SOD/REPAIRS							
		5/13/26	56003	202605	300-20700-10000		*	23,765.07-		
			MULCH/ROCKS/SOD/REPAIRS							
						COASTAL GREENERY			23,765.07	000780
9/17/26	00175	7/30/26	36	202607	310-51300-31200		*	550.00		
			AMORTIZATION SCHEDULE							
						DISCLOSURE SERVICES LLC			550.00	000781
9/17/26	00049	9/02/26	33717	202609	300-15500-10000		*	37,930.00		
			RENEW POLICY 10/26-10/27							
						EGIS INSURANCE ADVISORS, LLC			37,930.00	000782
9/17/26	00001	9/01/26	394	202609	310-51300-34000		*	4,922.83		
			MGMT FEE 09/26							
		9/01/26	394	202609	310-51300-35101		*	36.75		
			WEBSITE ADMIN 09/26							
		9/01/26	394	202609	310-51300-35100		*	73.50		
			INFO TECH 09/26							
		9/01/26	394	202609	310-51300-31200		*	321.58		
			DISSEMINATION AGENT SVCS							
		9/01/26	394	202609	310-51300-51000		*	.18		
			OFFICE SUPPLIES 09/26							
		9/01/26	394	202609	310-51300-42000		*	11.95		
			POSTAGE 09/26							
		9/01/26	394	202609	310-51300-42500		*	33.75		
			COPIES 09/26							
		9/01/26	394	202609	310-51300-41000		*	39.09		
			TELEPHONE 09/26							
		9/01/26	395	202609	320-57200-34700		*	1,458.67		
			CONTRACT ADMIN 09/26							

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
		9/01/26	395	202609	320-57200-34001		*	7,166.25		
			FACILLITY MGMT 09/26							
		9/01/26	395	202609	320-57200-34200		*	1,114.42		
			JANITORIAL 09/26							
						GOVERNMENTAL MANAGEMENT SERVICES			15,178.97	000783
9/17/26	00258	9/03/26	7555941	202609	320-57200-46500		*	774.50		
			SUPPLIES 09/26							
						HAWKINS, INC.			774.50	000784
9/17/26	00269	9/10/26	26-00259	202609	310-51300-48000		*	89.75		
			NOTICE OF WORKSHOP 09/26							
						JACKSONVILLE DAILY RECORD			89.75	000785
9/17/26	00263	9/14/26	15895	202608	310-51300-31500		*	5,232.07		
			SVCS 08/26							
						KILINSKI VAN WYK PLLC			5,232.07	000786
9/17/26	00289	9/14/26	92650250	202608	320-57200-62000		*	149.00		
			REPAIR SOLAR BAD SENSOR							
						SOLAR TREK INC			149.00	000787
9/17/26	00220	9/01/26	PSI29877	202609	310-51300-60200		*	2,615.31		
			MAINT 09/26							
						SOLITUDE LAKE MANAGEMENT			2,615.31	000788
9/17/26	00300	9/09/26	4183	202608	310-51300-31100		*	4,162.50		
			SVCS 08/26							
						YURO & ASSOCIATES, LLC			4,162.50	000789
10/01/26	00276	10/01/26	9936084	202610	320-57200-46200		*	12,732.92		
			MAINT 10/26							
						BRIGHTVIEW LANDSCAPE SERVICES			12,732.92	000790
10/01/26	00277	9/23/26	7441	202609	320-57200-62000		*	650.48		
			HEAD CLASSIC PUMP 09/26							
		9/25/26	7264	202610	320-57200-46400		*	1,668.10		
			POOL SVCS 10/26							
						CBUSS ENTERPRISES			2,318.58	000791
10/01/26	00049	9/18/26	34267	202610	320-57200-24000		*	850.00		
			RENEW POLICY 10/26-10/27							
						EGIS INSURANCE ADVISORS, LLC			850.00	000792
10/01/26	00001	9/15/26	396	202608	320-57200-62000		*	384.40		
			FACILITY MAINT 08/26							
						GOVERNMENTAL MANAGEMENT SERVICES			384.40	000793

*** CHECK DATES 09/04/2026 - 10/12/2026 *** AMELIA WALK - GENERAL FUND
BANK B AMELIA WALK

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
10/01/26	00269	9/17/26	26-00264	202609	310	51300-48000				*	109.25		
			SUPERVISOR MEETING 26/27										
									JACKSONVILLE DAILY RECORD			109.25	000794
10/01/26	00333	9/30/26	092026	202609	300	36900-10300				*	114.00		
			RENTAL FEE REFUND 09/26										
									JADIZ MARSHAL			114.00	000795
10/01/26	00259	9/29/26	3033382	202609	320	57200-62000				*	980.00		
			ELECTRIC SVCS 09/26										
									PEACOCK ELECTRIC INC			980.00	000796
10/01/26	00320	10/01/26	9162718	202610	320	57200-34503				*	532.80		
			SVCS 10/26										
									PYE-BARKER FIRE & SAFETY COMPANY			532.80	000797

TOTAL FOR BANK B 108,469.12

*** CHECK DATES 09/04/2026 - 10/12/2026 *** AMELIA WALK - GENERAL FUND
BANK Z AMELIA WALK AUTOPAY

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
9/30/26	00156	8/21/26	0350808- SERVICE THRU 9/24/2026	202609	320	57200-41050				*	690.87		
									COMCAST (AUTO PAY)			690.87	080060
9/30/26	00021	9/18/26	SEPT26 SERVICE THRU 9/18/26	202609	320	57200-43000				*	2,285.65		
		9/18/26	SEPT26 SERVICE THRU 9/18/26	202609	320	57200-43001				*	3,360.23		
									FPL-ACH			5,645.88	080061
9/30/26	00036	8/27/26	31240504 SERVICE THRU 8/27/2026	202608	320	57200-43100				*	1,486.75		
									JEA			1,486.75	080062
9/30/26	00028	8/16/26	06870016 REFUSE SERVICES	202609	320	57200-43300				*	187.64		
									REPUBLIC SERVICES #687(AUTO PAY)			187.64	080063
10/12/26	00156	9/21/26	0350808- SERVICE THRU 10/24/26	202610	320	57200-41000				*	690.87		
									COMCAST (AUTO PAY)			690.87	080064
10/12/26	00036	9/28/26	31240504 SERVICE THRU 9/27/2026	202609	320	57200-43100				*	1,260.56		
									JEA			1,260.56	080065
10/12/26	00028	9/16/26	0687-001 REFUSE SVCS-OCT 26	202610	320	57200-43300				*	297.94		
									REPUBLIC SERVICES #687(AUTO PAY)			297.94	080066
10/12/26	00279	9/03/26	6177-090 CC PURCHASES THRU 9/3/26	202608	320	57200-52000				*	353.71		
		9/03/26	6177-090 CC PURCHASES THRU 9/3/26	202608	320	57200-62000				*	138.84		
									WELLS FARGO			492.55	080067

TOTAL FOR BANK Z 10,753.06

TOTAL FOR REGISTER 119,222.18

Monthly Maintenance Invoice

1242 Old Jesup Road
Brunswick, GA 31520

INVOICE DATE: 5/13/2026
INVOICE #: 56003

BILL TO:

Chip Dillinger
85200 Amaryllis Court \32034
Fernandina Beach, FL 32034

PROPERTY	BRANCH
Amelia Walk CDD Majestic Walk Blvd Yulee , FL 32097	South 4515 Hwy 40 East Unit A St. Mary's, GA 31558

ITEM	TOTAL
#40994 - Amenity Center	**$23,765.07**
Sitework	*$3,816.55*
Plants/Shrubs/Trees/Mulch	*$4,520.41*
Rocks and Gravel	*$424.73*
Drainage	*$3,269.28*
Water Management Repairs	*$1,259.12*
Sod	*$10,474.98*

xxxxxxxxxxxxxxx

001.300.13100.10000 $23,765.07
005.320.53800.60000 $23,765.07
005.300.20700.10000 ($23,765.07)

TOTAL Of PROJECT:	**$23,765.07**
PAYMENTS:	$0.00
AMOUNT DUE:	**$23,765.07**
TERMS:	Net 45
DUE DATE:	**6/27/2026**

50% deposit invoice

Invoice 1 of 2

Contact the office to receive a link to your customer portal where you can view invoices and proposals and pay invoices via credit card. **3% credit card fee is applied to all credit card payments*

Phone: 912-736-2928 **Fax:** 912-261-1807

email: destini@coastalgreenery.com **Website:** coastalgreenery.com

Terms & Conditions:

Invoices are due in the office on or before the due date. These terms apply to all customers unless otherwise specified on the Client Agreement. Payment received after the due date will be charged a late fee of 2% of the total amount due.

Remit Payment To:

Mail checks to: ***Coastal Greenery***
PO Box 2073
Brunswick, GA 31521

Pay by credit card: ***Customer Portal***

Pay by ACH/echeck: ***Contact Office***

Disclosure Services LLC

1005 Bradford Way
Kingston, TN 37763

Invoice

Date	Invoice #
7/30/2026	36

Bill To
Amelia Walk CDD c/o GMS, LLC

Terms	Due Date
Net 30	8/29/2026

Description	Amount
Amortization Schedule Series 2016 8-1-26 Prepay $5,000	100.00
Amortization Schedule Series 2018 A3A 8-1-26 Prepay $5,000	100.00
Amortization Schedule Series 2018A A3B 8-1-26 Prepay $35,000	250.00
Amortization Schedule Series 2023 8-1-26 Prepay $3,000	100.00

001.310.51300.31200

Total	$550.00
Payments/Credits	$0.00
Balance Due	$550.00

Phone #	E-mail
865-717-0976	tcarter@disclosureservices.info

INVOICE

Customer	Amelia Walk Community Development District
Acct #	277
Date	09/02/2026
Customer Service	Brendan Callen
Page	1 of 1

Payment Information	
Invoice Summary	$ 37,930.00
Payment Amount	
Payment for:	Invoice#33717
100126573	

Amelia Walk Community Development District
c/o Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

Thank You

Please detach and return with payment

Customer: Amelia Walk Community Development District

Invoice	Effective	Transaction	Description	Amount
33717	10/01/2026	Renew policy	Policy #100126573 10/01/2026-10/01/2027 Florida Insurance Alliance Package - Renew policy Due Date: 9/2/2026 001.300.15500.10000 Sept 2026	37,930.00

RECEIVED
SEP 03 2026
BY:

Please Remit Payment To:
Egis Insurance and Risk Advisors
P.O. Box 748555

Total
$ 37,930.00

Thank You

FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349
TO PAY VIA ACH: Accretive Global Insurance Services LLC
Routing ACH: 121000358 Account: 1291776914

Remit Payment To: Egis Insurance Advisors	(321)233-9939	**Date**
P.O. Box 748555		
Atlanta, GA 30374-8555	accounting@egisadvisors.com	09/02/2026

Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice

Invoice #: 394
Invoice Date: 9/1/26
Due Date: 9/1/26
Case:
P.O. Number:

Bill To:
Amelia Walk CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description		Hours/Qty	Rate	Amount
Management Fees - September 2026	001.310.51300.34000		4,922.83	4,922.83
Website Administration - September 2026	001.310.51300.35101		36.75	36.75
Information Technology - September 2026	001.310.51300.35100		73.50	73.50
Dissemination Agent Services - September 2026	001.310.51300.31200		321.58	321.58
Office Supplies	001.310.51300.51000		0.18	0.18
Postage	001.310.51300.42000		11.95	11.95
Copies	001.310.51300.42500		33.75	33.75
Telephone	001.310.51300.41000		39.09	39.09

Total	$5,439.63
Payments/Credits	$0.00
Balance Due	$5,439.63

Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice

Invoice #: 395
Invoice Date: 9/1/26
Due Date: 9/1/26
Case:
P.O. Number:

Bill To:
Amelia Walk CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description		Hours/Qty	Rate	Amount
Contract Administration - September 2026	001.320.57200.34700		1,458.67	1,458.67
Facility Management - September 2026	001.320.57200.34001		7,166.25	7,166.25
Janitorial - September 2026	001.320.57200.34200		1,114.42	1,114.42

Alison Mossing
9-4-26

Total	$9,739.34
Payments/Credits	$0.00
Balance Due	$9,739.34

Original

Hawkins, Inc.
2381 Rosegate
Roseville, MN 55113
Phone: (612) 331-6910

INVOICE

Total Invoice	**$774.50**
Invoice Number	7555941
Invoice Date	9/3/26
Sales Order Number/Type	5278108 SL
Branch Plant	74
Shipment Number	6363014

Sold To:
480209
ACCOUNTS PAYABLE
AMELIA WALK COMMUNITY DEVELOPMENT DIST
475 W Town Pl
SUITE 114
St Augustine FL 32092-3648

Ship To:
480210
AMELIA WALK COMMUNITY DEVELOPMENT DIST
85287 Majestic Walk Blvd
Fernandina Beach FL 32034-3785

Net Due Date	Terms	FOB Description	Ship Via	Customer P.O.#	P.O. Release	Sales Agent #
10/3/26	Net 30	PPD Origin	HWTG			384

Line #	Item Number	Item Name/ Description	Tax	Qty Shipped	Trans UOM	Unit Price	Price UOM	Weight Net/Gross	Extended Price
1.000	41930	Azone - EPA Reg. No. 7870-1	N	250.0000	GA	$3.0500	GA	2,417.5 LB	$762.50
		1 LB BLK (Mini-Bulk)		250.0000	GA			2,417.5 GW	
1.010	Fuel Surcharge	Freight	N	1.0000	EA	$12.0000			$12.00

********** Receive Your Invoice Via Email **********

Please contact our Accounts Receivable Department via email at Credit.Dept@HawkinsInc.com
or call 612-331-6910 to get it setup on your account.

Tax Rate	Sales Tax
0 %	$0.00

Invoice Total **$774.50**

No Discounts on Freight

IMPORTANT: All products are sold without warranty of any kind and purchasers will, by their own tests, determine suitability of such products for their own use. Seller warrants that all goods covered by this invoice were produced in compliance with the requirements of the Fair Labor Standards Act of 1938, as amended. Seller specifically disclaims and excludes any warranty of merchantability and any warranty of fitness for a particular purpose.
NO CLAIMS FOR LOSS, DAMAGE OR LEAKAGE ALLOWED AFTER DELIVERY IS MADE IN GOOD CONDITION.

CHECK REMITTANCE:
Hawkins, Inc.
P.O. Box 860263
Minneapolis, MN 55486-0263

WIRING CONTACT INFORMATION:
Email: Credit.Dept@Hawkinsinc.com

Phone Number: (612) 331-6910
Fax Number: (612) 225-6702

ACH PAYMENTS:
CTX (Corporate Trade Exchange) is our preferred method. Please remember to include in the addendum the document numbers pertaining to the payment.
For other than CTX, the remit to information may be emailed to Credit.Dept@Hawkinsinc.com

CASH IN ADVANCE/EFT PAYMENTS:
Please list the Hawkins, Inc. sales order number or your purchase order number if the invoice has not been processed yet.

This contractor and subcontractor shall abide by the requirements of 41 CFR §§60-1.4(a), 60-300.5(a) and 60-741.5(a). These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, or national origin. Moreover, these regulations require that covered prime contractors and subcontractors take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, national origin, protected veteran status or disability.

www.hawkinsinc.com

Job# 3343702

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 2177
Jacksonville, FL 32203
(904) 356-2466

INVOICE

September 10, 2026
Date

Attn: Courtney Hogge
GMS, LLC
475 West Town Place, Ste 114
Saint Augustine FL 32092

001.310.51300.48000

Serial # 26-00259N **PO/File #**

$89.75
Payment Due

Notice of Workshop

$89.75
Publication Fee

Amelia Walk Community Development District

Amount Paid

Case Number

Publication Dates 9/10

County Nassau

Payment is due before the Proof of Publication is released.

Payment Due Upon Receipt

For your convenience, you may remit payment online at www.jaxdailyrecord.com/send-payment.

If your payment is being mailed, please reference Serial # 26-00259N on your check or remittance advice.

Your notice was published on both *jaxdailyrecord.com* and *floridapublicnotices.com.*

Terms: Net 30 days from date of invoice. Past due items will accrue a finance charge of 1.5% per month thereafter.
Please remit any payment due upon receipt of this invoice.

Preliminary Proof Of Legal Notice
(This is not a proof of publication.)

Please read copy of this advertisement and advise us of any necessary corrections before further publications.

AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF WORKSHOP

Notice is hereby given that a Workshop of one or more members of the Board of Supervisors ("**Board**") of the Amelia Walk Community Development District ("**District**") will be held on Thursday, September 17, 2026, at 3:00 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Boulevard, Fernandina Beach, Florida. The workshop is being held to answer any questions the community members may have. An electronic copy of the agenda may be obtained by contacting the office of the District Manager, c/o Governmental Management Services, LLC, at (904) 940-5850 ("**District Manager's Office**") and will also be available on the District's website, www.AmeliaWalkCDD.com

The Workshop is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The workshop may be continued to a date, time, and place to be specified on the record at such workshop.

Any person requiring special accommodations at the workshop because of a disability or physical impairment should contact the District Manager's Office at least three business days prior to the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Daniel Laughlin
District Manager

Sep. 10 00 (26-00259N)

KILINSKI | VAN WYK

Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314
United States

INVOICE

Invoice # 15895
Date: 09/14/2026
Due On: 10/14/2026

Amelia Walk CDD
475 West Town Place Suite 114
St. Augustine, Florida 32092

Statement of Account

Outstanding Balance		New Charges		Payments Received		Total Amount Outstanding
($0.00	+	$5,232.07	) - (	$0.00	) =	**$5,232.07**

AWCDD-01

Amelia Walk CDD - General

Type	Attorney	Date	Notes	Quantity	Rate	Discount	Total
Service	LG	08/03/2026	Review draft agenda and status of legal action items.	0.30	$365.00	-	$109.50
Service	MGH	08/03/2026	Prepare short-form agreement for bus stop mulch and landscape installation services; review draft agenda and identify legal input and follow-up items needed.	0.50	$315.00	-	$157.50
Service	LG	08/05/2026	Update homeowner easement for Sagamore Court drainage work; review July minutes.	0.90	$365.00	-	$328.50
Service	MGH	08/06/2026	Prepare for and attend agenda planning call with District staff, organize legal follow-up action items.	0.60	$315.00	-	$189.00
Service	LG	08/07/2026	Finalize contract with AJ	0.90	$365.00	-	$328.50

			Johns for Sagamore Court drainage project; prepare form of human trafficking affidavit, notice to proceed, engineer's certificate of completion.				
Service	LG	08/11/2026	Review homeowner comments to Sagamore Court project easement agreement.	0.50	$365.00	-	$182.50
Service	LG	08/13/2026	Review annual engineer's report and recommendations in same, review reports and agenda materials and analyze legal implications of same in preparation for board meeting.	0.70	$365.00	-	$255.50
Service	MGH	08/14/2026	Review and analyze agenda package and materials for Board consideration in preparation for Board meeting.	1.20	$315.00	-	$378.00
Service	LG	08/17/2026	Respond to homeowner questions regarding construction and access easement for Sagamore Court drainage project.	1.00	$365.00	-	$365.00
Service	MGH	08/17/2026	Prepare agreement for pergola replacement services with Happy Days.	0.30	$315.00	-	$94.50
Service	MGH	08/17/2026	Further prepare for Board meeting; analyze agenda materials.	0.50	$315.00	100.0%	$0.00
Service	MGH	08/18/2026	Prepare for and attend Board meeting.	2.60	$315.00	100.0%	$0.00
Service	LG	08/18/2026	Travel to and attend Board meeting.	5.20	$365.00	-	$1,898.00
Service	MB	08/18/2026	Research application of HB 967 (electronic payments).	0.10	$295.00	-	$29.50
Service	LG	08/18/2026	Prepare memorandum regarding implementation of HB 967 (electronic payments).	0.10	$365.00	-	$36.50

Expense	KB	08/18/2026	Travel: Mileage - MGH.	40.00	$0.76	100.0%	$0.00
Expense	KB	08/18/2026	Travel: Mileage - LG.	201.00	$0.76	-	$152.76
Expense	KB	08/18/2026	Travel: Hotel - LG.	1.00	$120.86	-	$120.86
Expense	KB	08/18/2026	Travel: Meals - LG.	1.00	$8.50	-	$8.50
Service	LG	08/19/2026	Review executed copy of AJ Johns contract for Sagamore Court drainage.	0.20	$365.00	-	$73.00
Service	CD	08/25/2026	Format and Record Easement for 84807 Fall River Parkway	0.20	$195.00	-	$39.00
Expense	KB	08/25/2026	Simplifile Recording: eRecording fee for Construction and Access Easement Agreement.	1.00	$83.95	-	$83.95
Service	LG	08/28/2026	Confer with Robinson regarding bidding process for maintenance services.	0.30	$365.00	-	$109.50
Service	LG	08/31/2026	Review insurance certificate for Sagamore Court work; review and provide comments to August minutes.	0.80	$365.00	-	$292.00

Line Item Discount Subtotal **-$1,006.90**

Total **$5,232.07**

001.310.51300.31500
Aug 2026

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.

Invoice

SOLAR TREK, INC.

5851 S Pine Ave
Ocala, FL 34480

Phone # 352-351-1333

Date	Invoice #
9/14/2026	92650250

Bill To
Amelia Walk CDD 85287 Majestic Walk Blvd Fernandina Beach, FL 32034

Terms
Due on receipt

Item	Description	Amount
SERVICE CALL	9/11/26: Repaired solar system-bad sensor connection in Solar Touch. Relocated sensor and ran sensor wire. Set temps and full system check.	149.00
	SALES TAX	0.00

Thank you for your business.

Total $149.00

SOLITUDE
LAKE MANAGEMENT

INVOICE

Please Remit Payment to:
Solitude Lake Management, LLC
*****ADDRESS CHANGED******
PO BOX 85529
CHICAGO, IL 60689-5529
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI298774
Invoice Date: 9/1/2026

Bill To: Amelia Walk CDD
Amenity & Operations Manager
85287 Majestic Walk Boulevard
Amelia Island, FL 32034

Ship To: Amelia Walk CDD
Amenity & Operations Manager
85287 Majestic Walk Boulevard
Fernandina Beach, FL 32034

Ship Via
Ship Date 9/1/2026
Due Date 10/1/2026
Terms Net 30

Customer ID 12909
P.O. Number
P.O. Date 9/1/2026
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance September Billing 9/1/2026 - 9/30/2026 Pond 16 Pond 17 Pond 14 Pond 15 Pond 13 Pond 2 Pond 3 Pond 4 Pond 5 Pond 6 Pond 7 Pond 8 Pond 9 Pond 10 Pond 11 Lake 12 Fountain 6 - Pond 15 Fountain 1 - Pond 2 Fountain 2 - Pond 3 Fountain 3 - Pond 5 Fountain 4 - Pond 6 (replaced) Fountain 5 - Pond 14		1	1	2,615.31	2,615.31

xxxxxxxxxxxxxxx 001.310.51300.60200

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 2,615.31

Subtotal:	**2,615.31**
Invoice Discount:	0.00
Total Sales Tax:	0.00
Payment Amount:	0.00
Total:	**2,615.31**

Yuro & Associates, LLC

Civil Engineering
Land Surveying & Mapping
Permitting
ADA Consulting

Invoice

Date	Invoice #
9/9/26	**4183**

Bill To

AMELIA WALK CDD
C/O Daniel Laughlin - District Manager
GMS
475 West Town Place, Suite 114
St. Augustine, FL 32092

P.O. No

Yuro & Asssoc. - Job No.

Y24-1378

Item	Date	Description	Hours	Rate	Amount
		Amelia Walk CDD - August Engineering			
CDD Amelia ...	8/4/26	coord with SJRWMD on Sagamore Ct	0.5	185.00	92.50
CDD Amelia ...	8/6/26	agenda call & review parking lot	1	185.00	185.00
CDD Amelia ...	8/7/26	pond bank erosion evaluation	1	185.00	185.00
CDD Amelia ...	8/10/26	sagamore ct - contractor contract	0.5	185.00	92.50
CDD Amelia ...	8/11/26	parking lot layout & cost estimate	4	185.00	740.00
CDD Amelia ...	8/12/26	sagamore ct shop drawing review	2	185.00	370.00
CDD Amelia ...	8/13/26	sagamore ct - SJRWMD followup	0.5	185.00	92.50
CDD Amelia ...	8/13/26	parking lot layout & cost estimate	1	185.00	185.00
CDD Amelia ...	8/18/26	CDD meeting & contractor coord re: Sagamore Ct	2	185.00	370.00
CDD Amelia ...	8/19/26	Sagamore Ct coord with contractor re: asbuilt plans, layout,etc.	2	185.00	370.00
CDD Amelia ...	8/20/26	Sagamore Ct coord with contractor re: asbuilt plans, layout,etc.	2	185.00	370.00
CDD Amelia ...	8/26/26	Sagamore Ct - review const. photos & coord with contractor	1.5	185.00	277.50
CDD Amelia ...	8/28/26	Sagamore Ct - review const. photos & coord with contractor	1.5	185.00	277.50
CDD Amelia ...	8/31/26	Sagamore Ct field inspection	3	185.00	555.00

001.310.51300.31100
August 2026

Total **$4,162.50**

145 Hilden Road, Unit 108 Ponte Vedra, FL 32081
(904) 342-5199 * myuro@mjyuro.com

COMCAST BUSINESS

Account Number	Billing Date	Services From	Page
8495 74 170 0350808	Aug 21, 2026	Aug 25, 2026 to Sep 24, 2026	1 of 4

Hello Amelia Walk Cdd,

Thanks for choosing Comcast Business.

Your bill at a glance

For 85287 MAJESTIC WALK BLVD, FERNANDINA BEACH, FL, 32034-3785

Previous balance		$690.87
EFT Payment - thank you	Aug 13	-$690.87
Balance forward		**$0.00**
Regular monthly charges	Page 3	$648.35
Taxes, fees and other charges	Page 3	$42.52
New charges		**$690.87**
Amount due		**$690.87**

Thanks for paying by Automatic Payment

Your automatic payment on Sep 12, 2026, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due date.

Need help?

Visit business.comcast.com/help or see page 2 for other ways to contact us.

Your bill explained

- This page gives you a quick summary of your monthly bill. A detailed breakdown of your charges begins on page 3.

Detach the bottom portion of this bill and enclose with your payment

Please write your account number on your check or money order

Do not include correspondence with payment

COMCAST BUSINESS
1401 NORTHPOINT PKWY W PALM
BCH FL 33407-1937

AMELIA WALK CDD
ATTN KELLY MULLINS
85287 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034-3785

Account number	**8495 74 170 0350808**
Automatic payment	Sep 12, 2026
Please pay	**$690.87**

Electronic payment will be applied Sep 12, 2026

COMCAST
PO BOX 71211
CHARLOTTE NC 28272-1211

8495741700350808006908 75

Download the Comcast Business App

Business is always moving. Our app was built for this. Manage your account anytime, anywhere with the Comcast Business App – the easy way to manage your services on the go.

- Manage your account details
- Pay your bill and customize billing options
- View upcoming appointments

Scan the QR Code with your phone or mobile device to get started.



Faster speeds. More solutions. Bigger savings.

Comcast Business now offers **NEW** packages with faster speeds and innovative Voice and security solutions – at a better value.

Call today for a FREE account review at 877-564-0318.

Need help? We're here for you

Visit us online
Get help and support at
business.comcast.com/help

Call us anytime
800-391-3000
Open 24 hours, 7 days a week for billing and technical support

Useful information

Moving?
We can help ensure it's a smooth transition.
Visit **business.comcast.com/learn/moving** to learn more.

Accessibility:
If you are hearing impaired, call 711. For issues affecting customers with disabilities, call **1-855-270-0379**, chat live at **support.xfinity.com/accessibility**, email **accessibility@comcast.com**, fax **1-866-599-4268** or write to Comcast at 1701 JFK Blvd., Philadelphia, PA 19103-2838 Attn: M. Gifford.

Ways to pay

No more mailing monthly checks
Set up Auto Pay to save time, energy and stamps. It's easy to enroll, just visit **business.comcast.com/myaccount**

Go paperless and say goodbye to clutter
Sign up for Paperless Billing to view and pay your bill online. It's faster, easier and helps cuts down on clutter. Visit **business.comcast.com/myaccount** to get started.

Additional billing information

More ways to pay:

Online
Visit My Account at **business.comcast.com/myaccount**

Comcast Business App
Download the Comcast Business App

In-Store
Visit **business.comcast.com/servicecenter** to find a store near you

Regular monthly charges $648.35

Comcast Business $626.35

Bundled services		**$362.90**
Data, Voice Package Package Includes: Business Internet 300+ and 1 Mobility Voice Line.	$334.95	
Equipment Fee Voice.	$27.95	
TV services		**$181.55**
TV Standard Business Video.	$124.95	
TV Box + Remote	$11.95	
Broadcast TV Fee	$39.95	
Regional Sports Fee	$4.70	
Internet services		**$39.95**
Static IP - 5	$39.95	
Voice services		**$51.95**
Voice Mail Service	$7.00	
Mobility Voice Line Business Voice.	$44.95	
Other credits and discounts		**-$10.00**
Ecobill/autopay Discount	-$10.00	

Service fees $22.00

Directory Listing Management Fee	$11.00
Voice Network Investment	$11.00

Taxes, fees and other charges $42.52

Other charges $9.84

Federal Universal Service Fund	$4.34
Regulatory Cost Recovery	$5.50

Taxes & government fees $32.68

Sales Tax	$2.80
State Communications Services Tax	$21.90
Local Communications Services Tax	$7.18
911 Fees	$0.80

What's included?

Internet: Fast, reliable internet on our Gig-speed network

TV: Keep your employees informed and customers entertained

Voice Numbers: (904)225-3147, (904)225-3199

Visit business.comcast.com/myaccount for more details

You've saved $10.00 this month with your ecobill/autopay discount.

Additional information

The Regulatory Cost Recovery fee is neither government mandated nor a tax, but is assessed by Comcast to recover certain federal, state, and local regulatory costs.

Parental Controls: With parental controls, you can choose and manage the programming that is right for your family. Learn more at: business.comcast.com/support/article/tv/x1-parental-controls-safe-browse.

Comcast Business Billing Update: Starting August 13, 2026, you will no longer be able to add new ACH accounts over the phone to make one-time payments. You can still make payments using existing ACH credentials that are already verified in your My Account.

Comcast Business Update: Your Business Voice portal is getting an update. Starting in August 2026, you'll manage your Business Voice service through the Business Voice portal - a new online experience. No action required.

Recent and Upcoming Programming Changes: Information on recent and upcoming programming changes can be found at xfinity.com/programmingchanges/ or by calling 866-216-8634.

Amelia Walk CDD

FPL Electric

September-26

73913-05054	85057 MAJESTIC WALK BLVD.#LS	$	259.49
76801-07336	85359 MAJESTIC WALK BLVD.	$	36.92
79966-25336	85287 MAJESTIC WALK BLVD. CLUB	$	809.14
90653-46331	85257 MAJESTIC WALK BLVD. FTN	$	378.67
14381-88177	85108 MAJESTIC WALK BLVD. # IRR	$	30.80
84322-19536	85059 MAJESTIC WALK BLVD.	$	31.38
64677-16194	85254 FALL RIVER PKWY ENTRANCE	$	256.95
81986-72449	85633 FALL RIVER PKWY #IRR	$	225.87
63627-33534	85287 MAJESTIC WALK BLVD. #PUMP	$	256.43
		$	**2,285.65**
	V#21		**001.320.57200.43000**
78458-32232	000 AMELIA CONCOURSE	**$**	**3,360.23**
	V#21		**001.320.57200.43001**

Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 14381-88177
Service Address:
85108 MAJESTIC WALK BLVD # IRRIGATION
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

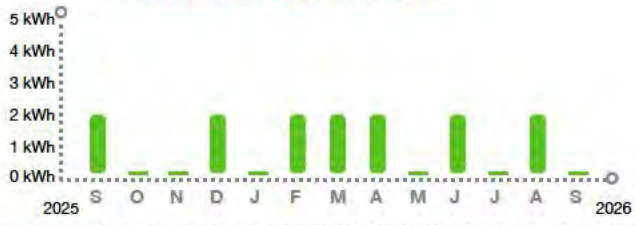
CURRENT BILL

$30.80
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

Receive predictable bills all year long with FPL Budget Billing®.
FPL.com/BusBB

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	30.89
Payments received	-30.89
Balance before new charges	0.00
Total new charges	30.80
Total amount you owe	**$30.80**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after December 08, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 29, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 255-3020	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

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

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

AMELIA WALK CDD
C/O GMS-SF-LLC
5385 N NOB HILL RD
SUNRISE FL 33351-4761

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit **FPL.com/PayBill** for ways to pay.

14381-88177	$30.80	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		30.89
Payment received - Thank you		–30.89
Balance before new charges		$0.00
New Charges		
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS		
Base charge:	$14.20	
Minimum base bill charge:	$15.80	
Non-fuel energy charge:		
	$0.086560 per kWh	
Fuel charge:	$0.032020 per kWh	
Electric service amount	30.00	
Gross receipts tax (State tax)	0.77	
Taxes and charges	0.77	
Regulatory fee (State fee)	0.03	
Total new charges		$30.80
Total amount you owe		**$30.80**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter AC94981. Next meter reading Oct 19, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	00239		00239		0

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	0	2	2
Service days	30	30	30
kWh/day	0	0	0
Amount	$30.80	$30.89	$25.75

KEEP IN MIND

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

Download the app

Get instant, secure access to outage and billing info from your mobile device.

Download now

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. If paying your bill in person and in cash, your payment may, consistent with Florida law, be rounded to the nearest five-cent (5¢) increment if one-cent coins are no longer in production. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

Electric Bill Statement
For: Aug 14, 2026 to Sep 15, 2026 (32 days)
Statement Date: Sep 15, 2026
Account Number: 63627-33534
Service Address:
85287 MAJESTIC WALK BLVD # PUMP
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

CURRENT BILL

$256.43
TOTAL AMOUNT YOU OWE

Oct 6, 2026
NEW CHARGES DUE BY

Enroll in FPL Budget Billing® and have $131.71 withdrawn instead of $256.43. **FPL.com/BusBB**

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	313.79
Payments received	-313.79
Balance before new charges	0.00
Total new charges	256.43
Total amount you owe	**$256.43**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit $131.71 instead of $256.43 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at FPL.com/AutoBB
- Payment received after December 03, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 26, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 252-1541	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

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

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

AMELIA WALK CDD
85287 MAJESTIC WALK BLVD # PUMP
FERNANDINA BEACH FL 32034-3785

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit **FPL.com/PayBill** for ways to pay.

63627-33534	$256.43	Oct 6, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		313.79
Payment received - Thank you		–313.79
Balance before new charges		$0.00
New Charges		
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS		
Base charge:		$14.20
Non-fuel: *($0.086560 per kWh)*		$171.98
Fuel: *($0.032020 per kWh)*		$63.62
Electric service amount		249.80
Gross receipts tax (State tax)		6.41
Taxes and charges		6.41
Regulatory fee (State fee)		0.22
Total new charges		$256.43
Total amount you owe		**$256.43**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KLJ0965. Next meter reading Oct 14, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	10913		08926		1987

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 15, 2026	Aug 14, 2026	Sep 15, 2025
kWh Used	1987	2302	0
Service days	32	30	19
kWh/day	62	76	0
Amount	$256.43	$313.79	$15.39

KEEP IN MIND

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

Download the app

Get instant, secure access to outage and billing info from your mobile device.

Download now

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. If paying your bill in person and in cash, your payment may, consistent with Florida law, be rounded to the nearest five-cent (5¢) increment if one-cent coins are no longer in production. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

Electric Bill Statement
For: Aug 7, 2026 to Sep 8, 2026 (32 days)
Statement Date: Sep 8, 2026
Account Number: 64677-16194
Service Address:
85254 FALL RIVER PKWY # IRR
FERNANDINA BEACH, FL 32034

Hello Amelia Walk Cdd,
Here's what you owe for this billing period.

CURRENT BILL

$256.95
TOTAL AMOUNT YOU OWE

Sep 29, 2026
NEW CHARGES DUE BY

Enroll in FPL Budget Billing® and have $228.41 withdrawn instead of $256.95.
FPL.com/AutoBBGift

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	252.84
Payments received	-252.84
Balance before new charges	0.00
Total new charges	256.95
Total amount you owe	**$256.95**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit $228.41 instead of $256.95 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at FPL.com/AutoBB
- Payment received after November 30, 2026 is considered LATE; a late payment charge of 1% will apply.
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In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 252-1541	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

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64677-16194	$256.95	Sep 29, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill			252.84
Payment received - Thank you			–252.84
Balance before new charges			$0.00
New Charges			
Rate: RS-1 RESIDENTIAL SERVICE			
Base charge:		$10.52	
Non-fuel:	*(First 1000 kWh at $0.085680)* *(Over 1000 kWh at $0.095680)*	$174.66	
Fuel:	*(First 1000 kWh at $0.028930)* *(Over 1000 kWh at $0.038930)*	$65.13	
Electric service amount		250.31	
Gross receipts tax (State tax)		6.42	
Taxes and charges		6.42	
Regulatory fee (State fee)		0.22	
Total new charges			$256.95
Total amount you owe			**$256.95**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD5703. Next meter reading Oct 7, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	01682		99752		1930

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 8, 2026	Aug 7, 2026	Sep 8, 2025
kWh Used	1930	1794	620
Service days	32	30	32
kWh/day	60	60	19
Amount	$256.95	$252.84	$86.92

KEEP IN MIND

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Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 73913-05054
Service Address:
85057 MAJESTIC WALK BLVD # LIFT
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

CURRENT BILL

$259.49
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

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ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	281.04
Payments received	-281.04
Balance before new charges	0.00
Total new charges	259.49
Total amount you owe	**$259.49**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after December 08, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 29, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	1-800-375-2434	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

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73913-05054	$259.49	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		281.04
Payment received - Thank you		–281.04
Balance before new charges		$0.00
New Charges		
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS		
Base charge:	$14.20	
Non-fuel: *($0.086560 per kWh)*	$174.16	
Fuel: *($0.032020 per kWh)*	$64.42	
Electric service amount	252.78	
Gross receipts tax (State tax)	6.49	
Taxes and charges	6.49	
Regulatory fee (State fee)	0.22	
Total new charges		$259.49
Total amount you owe		**$259.49**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KN20453. Next meter reading Oct 19, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	62219		60207		2012

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	2012	2050	2003
Service days	30	30	30
kWh/day	67	68	66
Amount	$259.49	$281.04	$418.34

KEEP IN MIND

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

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Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 76801-07336
Service Address:
85359 MAJESTIC WALK BLVD #ENTRANCE
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

CURRENT BILL

$36.92
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

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ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	37.81
Payments received	-37.81
Balance before new charges	0.00
Total new charges	36.92
Total amount you owe	**$36.92**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after December 08, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 29, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 255-3020	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

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76801-07336	$36.92	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		37.81
Payment received - Thank you		–37.81
Balance before new charges		$0.00
New Charges		
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS		
Base charge:	$14.20	
Minimum base bill charge:	$3.26	
Non-fuel: *($0.086560 per kWh)*	$13.51	
Fuel: *($0.032020 per kWh)*	$5.00	
Electric service amount	35.97	
Gross receipts tax (State tax)	0.92	
Taxes and charges	0.92	
Regulatory fee (State fee)	0.03	
Total new charges		$36.92
Total amount you owe		**$36.92**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD5113. Next meter reading Oct 19, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	00582		00426		156

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	156	148	164
Service days	30	30	30
kWh/day	5	5	5
Amount	$36.92	$37.81	$34.16

KEEP IN MIND

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Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 78458-32232
Service Address:
100 MAJESTIC WALK BLVD # SL
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

CURRENT BILL

$3,360.23
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

BILL SUMMARY

Amount of your last bill	3,430.66
Payments received	-3,430.66
Balance before new charges	0.00
Total new charges	3,360.23
Total amount you owe	**$3,360.23**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

ENERGY USAGE HISTORY



KEEP IN MIND

- Payment received after December 08, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 29, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 255-3020	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

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78458-32232	$3,360.23	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		3,430.66
Payment received - Thank you		–3,430.66
Balance before new charges		$0.00
New Charges		
Rate: SL-1 STREET LIGHTING SERVICE		
Electric service amount **	3,352.30	
Gross receipts tax (State tax)	5.08	
Taxes and charges	5.08	
Regulatory fee (State fee)	2.85	
Total new charges		$3,360.23
Total amount you owe		**$3,360.23**

FPL automatic bill pay - DO NOT PAY

**** Your electric service amount includes the following charges:**

Non-fuel energy charge:	$0.022870 per kWh
Fuel charge:	$0.031560 per kWh

METER SUMMARY

Next bill date Oct 19, 2026.

Usage Type	Usage
Total kWh used	3598

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	3598	3598	3598
Service days	30	30	30
kWh/day	120	120	120
Amount	$3,360.23	$3,430.66	$3,269.87

KEEP IN MIND

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For: 08-19-2026 to 09-18-2026 (30 days)
kWh/Day: 120
Service Address:
100 MAJESTIC WALK BLVD # SL
FERNANDINA BEACH, FL 32034

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
C861207	74	6746	F	57		1,482	
Energy					1.000000		57.00
Non-energy							
Fixtures					9.610000		547.77
Maintenance					1.650000		94.05
F861207	74	6746	F	16		416	
Energy					1.000000		16.00
Non-energy							
Fixtures					7.500000		120.00
Maintenance					1.650000		26.40
F861227	73	6000	F	68		1,700	
Energy					1.000000		68.00
Non-energy							
Fixtures					7.500000		510.00
Maintenance					1.650000		112.20
PMF0001				141			
Non-energy							
Fixtures					10.780000		1,519.98
UCNP				4,102			
Non-energy							
Maintenance					0.054620		224.05

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

AMELIA WALK CDD
5385 N NOB HILL RD
SUNRISE FL 33351-4761

For: 08-19-2026 to 09-18-2026 (30 days)
kWh/Day: 120
Service Address:
100 MAJESTIC WALK BLVD # SL
FERNANDINA BEACH, FL 32034

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		141.00
					Non-energy sub total		3,154.45
					Sub total	3,598	3,295.45
					Energy conservation cost recovery		1.80
					Capacity payment recovery charge		0.22
					Environmental cost recovery charge		2.12
					Storm restoration recovery charge		–68.61
					Transition rider credit		–3.74
					Storm protection recovery charge		11.51
					Fuel charge		113.55
					Electric service amount		**3,352.30**
					Gross receipts tax (State tax)		5.08
					Regulatory fee (State fee)		2.85
					Total	**3,598**	**3,360.23**

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

Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 79966-25336
Service Address:
85287 MAJESTIC WALK BLVD # CLUB
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

CURRENT BILL

$809.14
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

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ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	964.06
Payments received	-964.06
Balance before new charges	0.00
Total new charges	809.14
Total amount you owe	**$809.14**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

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Customer Service:	1-800-375-2434	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

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79966-25336	$809.14	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		964.06
Payment received - Thank you		–964.06
Balance before new charges		$0.00
New Charges		
Rate: GSD-1 GENERAL SERVICE DEMAND		
Base charge:	$33.71	
Non-fuel: *($0.027110 per kWh)*	$215.04	
Fuel: *($0.032010 per kWh)*	$253.90	
Demand: *($15.03 per KW)*	$285.57	
Electric service amount	788.22	
Gross receipts tax (State tax)	20.23	
Taxes and charges	20.23	
Regulatory fee (State fee)	0.69	
Total new charges		$809.14
Total amount you owe		**$809.14**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KLL2800. Next meter reading Oct 19, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	12783		04851		7932
Demand KW	18.66				19

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	7932	8868	7496
Service days	30	30	30
kWh/day	264	295	249
Amount	$809.14	$964.06	$961.86

KEEP IN MIND

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Electric Bill Statement
For: Aug 7, 2026 to Sep 8, 2026 (32 days)
Statement Date: Sep 8, 2026
Account Number: 81986-72449
Service Address:
85633 FALL RIVER PKWY # IRR
FERNANDINA BEACH, FL 32034

Hello Amelia Walk Cdd,
Here's what you owe for this billing period.

CURRENT BILL

$225.87
TOTAL AMOUNT YOU OWE

Sep 29, 2026
NEW CHARGES DUE BY

Enroll in FPL Budget Billing® and have $185.92 withdrawn instead of $225.87.
FPL.com/AutoBBGift

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	30.98
Payments received	-30.98
Balance before new charges	0.00
Total new charges	225.87
Total amount you owe	**$225.87**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit $185.92 instead of $225.87 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at FPL.com/AutoBB
- Payment received after November 30, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 19, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 252-1541	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

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81986-72449	$225.87	Sep 29, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill			30.98
Payment received - Thank you			–30.98
Balance before new charges			$0.00
New Charges			
Rate: RS-1 RESIDENTIAL SERVICE			
Base charge:		$10.52	
Non-fuel:	*(First 1000 kWh at $0.085680)* *(Over 1000 kWh at $0.095680)*	$153.13	
Fuel:	*(First 1000 kWh at $0.028930)* *(Over 1000 kWh at $0.038930)*	$56.38	
Electric service amount		220.03	
Gross receipts tax (State tax)		5.65	
Taxes and charges		5.65	
Regulatory fee (State fee)		0.19	
Total new charges			$225.87
Total amount you owe			**$225.87**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD0023. Next meter reading Oct 7, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	62220		60515		1705

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 8, 2026	Aug 7, 2026	Sep 8, 2025
kWh Used	1705	4	7
Service days	32	30	32
kWh/day	53	0	0
Amount	$225.87	$30.98	$26.02

KEEP IN MIND

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When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. If paying your bill in person and in cash, your payment may, consistent with Florida law, be rounded to the nearest five-cent (5¢) increment if one-cent coins are no longer in production. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 84322-19536
Service Address:
85059 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034

Hello Amelia Walk Cdd,
Here's what you owe for this billing period.

CURRENT BILL

$31.38
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

Receive predictable bills all year long with FPL Budget Billing®.
FPL.com/Plan

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	31.47
Payments received	-31.47
Balance before new charges	0.00
Total new charges	31.38
Total amount you owe	**$31.38**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after December 08, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 29, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 255-3020	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

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

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

AMELIA WALK CDD
5385 N NOB HILL RD
SUNRISE FL 33351-4761

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit **FPL.com/PayBill** for ways to pay.

84322-19536	$31.38	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill			31.47
Payment received - Thank you			–31.47
Balance before new charges			$0.00
New Charges			
Rate: RS-1 RESIDENTIAL SERVICE			
Base charge:		$10.52	
Minimum base bill charge:		$18.22	
Non-fuel:	*(First 1000 kWh at $0.085680)* *(Over 1000 kWh at $0.095680)*	$1.37	
Fuel:	*(First 1000 kWh at $0.028930)* *(Over 1000 kWh at $0.038930)*	$0.46	
Electric service amount		30.57	
Gross receipts tax (State tax)		0.78	
Taxes and charges		0.78	
Regulatory fee (State fee)		0.03	
Total new charges			$31.38
Total amount you owe			**$31.38**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD3749. Next meter reading Oct 19, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	00739		00723		16

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	16	15	16
Service days	30	30	30
kWh/day	1	1	1
Amount	$31.38	$31.47	$26.48

KEEP IN MIND

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

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When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. If paying your bill in person and in cash, your payment may, consistent with Florida law, be rounded to the nearest five-cent (5¢) increment if one-cent coins are no longer in production. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

Electric Bill Statement
For: Aug 19, 2026 to Sep 18, 2026 (30 days)
Statement Date: Sep 18, 2026
Account Number: 90653-46331
Service Address:
85257 MAJESTIC WALK BLVD # FTN
FERNANDINA BEACH, FL 32034

AMELIA WALK CDD,
Here's what you owe for this billing period.

CURRENT BILL

$378.67
TOTAL AMOUNT YOU OWE

Oct 9, 2026
NEW CHARGES DUE BY

Receive predictable bills all year long with FPL Budget Billing®. FPL.com/BusBB

ENERGY USAGE HISTORY



BILL SUMMARY

Amount of your last bill	402.68
Payments received	-402.68
Balance before new charges	0.00
Total new charges	378.67
Total amount you owe	**$378.67**

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Payment received after December 08, 2026 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 29, 2026. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

In September, the Florida Public Service Commission has approved a one-time rate reduction for 2024 hurricane restoration costs. FPL.com/Rates.

Customer Service:	(386) 255-3020	Report Power Outages:	1-800-4OUTAGE (468-8243)
Outside Florida:	1-800-226-3545	Hearing/Speech Impaired:	711 (Relay Service)

/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

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

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

AMELIA WALK CDD
C/O GMS-SF, LLC
5385 N NOB HILL RD
SUNRISE FL 33351-4761

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit **FPL.com/PayBill** for ways to pay.

90653-46331	$378.67	Oct 9, 2026	$ Auto pay - DO NOT PAY
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		402.68
Payment received - Thank you		–402.68
Balance before new charges		$0.00
New Charges		
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS		
Base charge:		$14.20
Non-fuel: *($0.086560 per kWh)*		$258.91
Fuel: *($0.032020 per kWh)*		$95.77
Electric service amount		368.88
Gross receipts tax (State tax)		9.47
Taxes and charges		9.47
Regulatory fee (State fee)		0.32
Total new charges		$378.67
Total amount you owe		**$378.67**

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD7475. Next meter reading Oct 19, 2026.

Usage Type	Current	-	Previous	=	Usage
kWh used	14671		11680		2991

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 18, 2026	Aug 19, 2026	Sep 18, 2025
kWh Used	2991	2986	3022
Service days	30	30	30
kWh/day	100	100	101
Amount	$378.67	$402.68	$395.66

KEEP IN MIND

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

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Download now

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. If paying your bill in person and in cash, your payment may, consistent with Florida law, be rounded to the nearest five-cent (5¢) increment if one-cent coins are no longer in production. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

225 N. Pearl St.
Jacksonville, FL
32202-4513

Phone: (904) 665-6000
Online: jea.com
Business Customers: (904) 665-6250

AMELIA WALK COMMUNITY DEV DISTRICT

Account #: 3124050420 Bill Date: 08/27/26 Cycle: 03	**Amount Due** **$1,486.75** Do not pay. AutoPay will process your payment on 09/18/26.

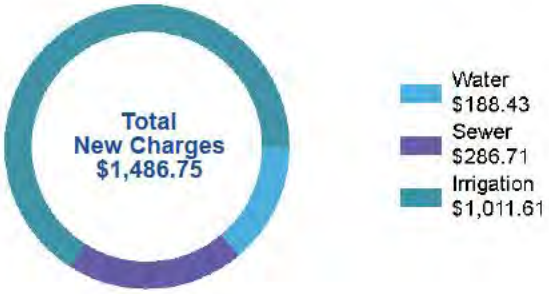
TOTAL SUMMARY OF CHARGES

Water	$	188.43
Sewer		286.71
Irrigation		1,011.61
Total New Charges	$	1,486.75

(A complete breakdown of charges can be found on the following pages.)

Previous Balance	$	1,615.98
Payment(s) Received		-1,615.98
Balance Before New Charges		0.00
New Charges		1,486.75

Do not pay. AutoPay will process your payment on 09/18/26.	$	1,486.75



MESSAGES

Energy and water efficiency upgrades are smart investments. Visit jea.com/businessrebates to learn more about rebates that can help lower the upfront cost of improvements.

PLEASE DETACH AND RETURN PAYMENT STUB BELOW WITH TOTAL DUE IN ENVELOPE PROVIDED.

Additional information on reverse side. →

SCAN TO PAY ONLINE

☐ Check here for telephone/mail address correction and fill in on reverse side.

☐ Add $_____to my monthly bill: $_____for Neighbor to Neighbor and/or $_____for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Acct #: **3124050420** Bill Date: **08/27/26**

Do not pay. AutoPay will process your payment on 09/18/26.	TOTAL AMOUNT PAID
$1,486.75	

AMELIA WALK CDD C/O GMS-SF LLC
5385 N NOB HILL RD
SUNRISE FL 33351-4761

Visit jea.com to:

- Pay Your Bill
- Manage Your Alerts
- Transfer Service
- Report or View Outages
- Email Us
- Update Your Information
- Learn About Rates
- Understand Your Bill

Use less and save more.

We offer tips, tools, and programs to help you save. Every step you take conserves natural resources plus reduces your energy and water use.





Storm season is here.

Stay connected and get real-time updates. Receive free alerts via text or email on your power restoration status, including crew assignments and estimated restoration time.

Scan to manage your alert preferences.

STATEMENT INFORMATION

APPLICATION AND CONTRACT FOR SERVICE–Customers may review terms and conditions of service and policies on jea.com, or may call, write or email JEA to request a copy. Requesting of utility service and JEA's acceptance to provide utility service, including the rendering of a bill, **constitutes** a binding contractual agreement between JEA and the customer, including each financially responsible person or entity as defined be applicable State, City and Utility regulations and policies, whether or not services is listed in that individual's name.

Please review your billing statement. Should you suspect a billing or payment error, please notify us immediately at 665-6000. **Commercial customers can call us at 665-6250**. You have 90 days from the statement date to request a JEA review for correction or credit.

ADDRESS CORRECTION

Account # 3124050420 **Tel:** [redacted]

Address: [redacted]

City: [redacted] **State:** [redacted] **Zip Code:** [redacted]

E-mail: [redacted]

JEA

AMELIA WALK COMMUNITY DEV DISTRICT

Account #: 3124050420 Bill Date: 08/27/26 Cycle: 03

Phone: (904) 665-6000 Online: jea.com

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 84703 FALL RIVER PY APT IR01
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
76553197	29	1596	Regular	1	14000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.94
Tier 2 Consumption (> 7 Kgal @ $5.36 kgal)		37.51
Total Current Irrigation Charges	**$**	**92.93**

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85059 MAJESTIC WALK BV APT IR01
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
82157379	29	2258	Regular	1	24000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.94
Tier 2 Consumption (> 7 Kgal @ $5.36 kgal)		91.11
Total Current Irrigation Charges	**$**	**146.53**

WATER SERVICE

Billing Rate: Commercial Water Service
Service Address: 85287 MAJESTIC WALK BLVD
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Commercial - Water

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
514098892	29	337	Regular	3/4	26000 GAL

Basic Monthly Charge	$	18.23
Water Consumption Charge		79.56
Total Current Water Charges	**$**	**97.79**

WATER SERVICE

Billing Rate: Commercial Water Service
Service Address: 85287 MAJESTIC WALK BLVD
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
93021993	29	858	Regular	2	4000 GAL

Basic Monthly Charge	$	78.40
Water Consumption Charge		12.24
Total Current Water Charges	**$**	**90.64**

SEWER SERVICE

Billing Rate: Commercial Sewer Service
Service Address: 85287 MAJESTIC WALK BLVD
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
93021993	29	858	Regular	2	4000 GAL

Basic Monthly Charge	$	266.03
Sewer Usage Charge		20.68
Total Current Sewer Charges	**$**	**286.71**

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85377 MAJESTIC WALK BV APT IR01
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
82157504	29	2322	Regular	1	126000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.94
Tier 2 Consumption (> 7 Kgal @ $5.36 kgal)		637.83
Total Current Irrigation Charges	**$**	**693.25**

JEA

AMELIA WALK COMMUNITY DEV DISTRICT

Account #: 3124050420 Bill Date: 08/27/26 Cycle: 03

Phone: (904) 665-6000 Online: jea.com

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85633 FALL RIVER PY APT IR01
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
89240294	29	1520	Regular	1	0 GAL

Basic Monthly Charge	$	27.48
Total Current Irrigation Charges	**$**	**27.48**

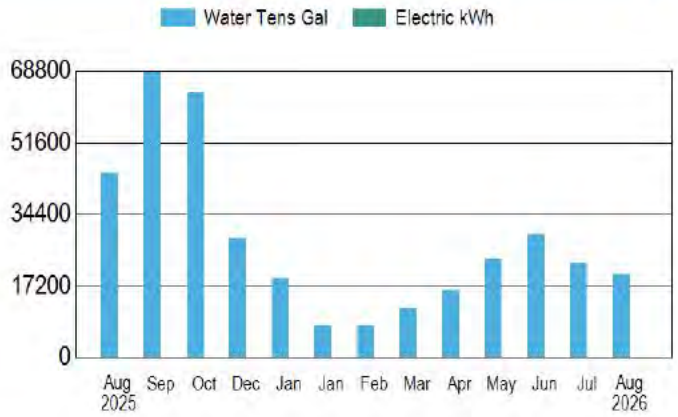
IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85784 STONEHURST PY APT IR01
Service Period: 07/28/26 - 08/26/26 Reading Date: 08/26/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
99295544	29	135	Regular	1	6000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		23.94
Total Current Irrigation Charges	**$**	**51.42**

CONSUMPTION HISTORY



	1 Year Ago	Last Month	This Month	Average Daily
Total kWh Used				
Total Gallons Used	443,000	226,000	200,000	6,897

REPUBLIC SERVICES

8619 Western Way
Jacksonville FL 32256-036060

Customer Service (904) 731-2456
RepublicServices.com/Support

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

Account Number	**3-0687-3534401**
Invoice Number	0687-001653938
Invoice Date	August 16, 2026
Previous Balance	$96.65CR
Payments/Adjustments	$0.00
Current Invoice Charges	**$284.29**

Total Amount Due	Payment Due Date
$187.64	**September 05, 2026**

CURRENT INVOICE CHARGES

Description	Reference	Quantity	Unit Price	Amount
Amelia Walk 85287 Majestic Walk Blvd CSA A910284640				
Fernandina Beach, FL Contract: 9687025 (C50)				
1 Fl Waste Container 2 Yd, 1 Lift Per Week				
Pickup Service 09/01-09/30			$159.43	$159.43
Total Fuel/Environmental Recovery Fee				$83.56
Total Franchise - Local				$41.30
CURRENT INVOICE CHARGES				**$284.29**

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REPUBLIC SERVICES

8619 Western Way
Jacksonville FL 32256-036060

Thank You For Choosing Paperless

Total Amount Due	**$187.64**
Payment Due Date	**September 05, 2026**
Account Number	**3-0687-3534401**
Invoice Number	**0687-001653938**

Total Enclosed

Return Service Requested

For Billing Address Changes,
Check Box and Complete Reverse.

Make Checks Payable To:

AMELIA WALK COMMUNITY
SHARYN HENNING
5385 N NOB HILL RD
SUNRISE FL 33351-4761

REPUBLIC SERVICES #687
PO BOX 71068
CHARLOTTE NC 28272-1068

3068735344010000001653938000028429000187645

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Responsible Party
All waste services are managed, performed, and billed for by individual operating subsidiaries of Republic Services, Inc. Republic Services, Inc. itself does not perform any waste services, nor does it contract for such services. The operating entity providing your waste service is identified on your invoice. Accordingly, all obligations to you, including providing quality service and billing you for service, rests with the operating entity identified on your invoice.

Residential Customers
If you are a residential customer receiving service without a signed customer service agreement, your service is subject to and governed by the Service Terms for Residential Customers located at Republicservices.com/customer-support/residential-service-terms , which include a **CLASS ACTION WAIVER** and **ARBITRATION CLAUSE**, and our right to charge you a container removal fee upon termination of service, among other terms. These terms are subject to change so please review them upon receipt of your invoice. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice. Please note that some or all of the Service Terms for Residential Customers may not apply if your services are subject to terms mandated by a governmental entity in your locality.

Check Processing
When you provide a check as payment, you authorize us to use information from your check to make a one-time electronic fund transfer from your account. When we make an electronic transfer, funds may be withdrawn from your account the same day we receive your payment or check and you will not receive your check back from your financial institution.

Cancellation & Payment Policy
Unless prohibited by applicable law, regulation, or franchise or other agreement: (1) we reserve the right to require that payment for services be made only by check, credit card or money order; and (2) if service is canceled during a billing cycle, you will remain responsible for all charges, fees and taxes through the end of the billing cycle. You will not be entitled to proration of billing or a refund for the period between the notice of termination and the end of the current billing cycle.

Understanding Our Rates, Charges and Fees
If you are receiving service without a signed customer service agreement, please visit RepublicServices.com/Fees to review the financial terms and conditions relating to your service. If you are receiving service pursuant to a written contract, but have questions relating to any charges or fees, RepublicServices.com/Fees provides a detailed description of our most common charges and fees. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice.

RM-3159

Please fill out the form below if your billing address has changed and return this portion of your statement to us using the envelope enclosed. Thank you!

BILLING ADDRESS CHANGE

Address		
City	State	Zip Code
Phone	Alternate Phone	

INVOICE

BrightView
Landscape Services

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

Customer #: 25249515
Invoice #: 9936084
Invoice Date: 10/1/2026
Cust PO #:

Job Number	Description	Amount
346108420	Amelia Walk CDD Exterior Maintenance For October	12,732.92
	Service Delivery Fee	**0.00**
	Total Invoice amount	**12,732.92**
	Tax amount	
	Balance due	**12,732.92**

Standard payment terms of net 30 days apply unless otherwise agreed. In the absence of a preceding set of terms and conditions being in effect between the parties, the Maintenance Service Terms and Conditions located at www.brightview.com/terms-conditions/landscape-services-terms shall hereby be incorporated by reference and will govern the transaction between the parties and Services being performed by BrightView.

Please detach stub and remit with your payment. For questions, please call 904-292-0716.

Did you know that BrightView now offers auto ACH as a payment method? Discover the convenience and safety of automatic ACH bill payment for your recurring billing. Please contact autopay@brightview.com or your branch point of contact for more information on how to sign up on Auto Pay.

Payment Stub

Customer Account#: 25249515
Invoice #: 9936084
Invoice Date: 10/1/2026

Amount Due: $12,732.92

Thank you for allowing us to serve you

Please reference the invoice # on your check and make payable to:

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655

Amelia Walk CDD
5385 N Nob Hill Road
Sunrise FL 33351-4761

INVOICE

C Buss Enterprises Inc
152 Lipizzan Trl
Saint Augustine, FL 32095-8512

clayton@cbussenterprises.com
+1 (904) 710-8161
www.cbussenterprises.com

CBUSS ENTERPRISES
COMMERCIAL POOL SERVICE, REPAIRS & REMODELS
CPC 1459150 CPC 1459428
904-710-8161

Bill to
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Ship to
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Invoice details
Invoice no.: 7264
Terms: Net 30
Invoice date: 09/25/2026
Due date: 10/25/2026

#	Product or service	Description	Qty	Rate	Amount
1.	**POOL SERVICE**	MONTHLY POOL SERVICE: OCTOBER	1	$1,350.00	$1,350.00
2.	**DE POWDER**	DIATOMACEOUS EARTH POWDER, PER LB	25	$1.65	$41.25
3.	**TILE SOAP**	PER GAL	1	$76.45	$76.45
4.	**TRICHLOR**	PER LB	24	$8.35	$200.40

Total **$1,668.10**

THANK YOU FOR YOUR BUSINESS! PLEASE MAKE CHECKS PAYABLE TO C BUSS ENTERPRISES AND MAIL TO 152 LIPIZZAN TRAIL, ST. AUGUSTINE, FL 32095

INVOICE

C Buss Enterprises Inc
152 Lipizzan Trl
Saint Augustine, FL 32095-8512

clayton@cbussenterprises.com
+1 (904) 710-8161
www.cbussenterprises.com

CBUSS ENTERPRISES
COMMERCIAL POOL SERVICE, REPAIRS & REMODELS
CPC 1459150 CPC 1459428
904-710-8161

Bill to
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Ship to
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

Invoice details
Invoice no.: 7441
Terms: Net 30
Invoice date: 09/23/2026
Due date: 10/23/2026

#	Product or service	Description	Est. Total	Invoiced	Qty	Rate	Amount	Remaining
1.	**STENNER 45M2**	PH STENNER 120V 10GPD 25PSI .25" ADJ 1-HEAD CLASSIC PUMP	$650.48	$650.48	1	$650.48	$650.48	$0.00

Total **$650.48**

THANK YOU FOR YOUR BUSINESS! PLEASE MAKE CHECKS PAYABLE TO C BUSS ENTERPRISES AND MAIL TO 152 LIPIZZAN TRAIL, ST. AUGUSTINE, FL 32095

INVOICE

egis Insurance & Risk Advisors

Customer	Amelia Walk Community Development District
Acct #	277
Date	09/18/2026
Customer Service	Brendan Callen
Page	1 of 1

Payment Information	
Invoice Summary	$ 850.00
Payment Amount	
Payment for:	Invoice#34267
WC100126573	

Amelia Walk Community Development District
c/o Governmental Management Services
475 West Town Place, Suite 114
St. Augustine, FL 32092

Thank You

Please detach and return with payment

Customer: Amelia Walk Community Development District

Invoice	Effective	Transaction	Description	Amount
34267	10/01/2026	Renew policy	Policy #WC100126573 10/01/2026-10/01/2027 FIA WC	
			Workers Compensation - Renew policy	689.85
			TRIA - Renew policy	0.15
			Expense Constant - Renew policy	160.00
			Due Date: 9/18/2026	
			001.320.57200.24000 Oct 2026	

RECEIVED
SEP 2 2 2026

Please Remit Payment To:
Egis Insurance and Risk Advisors
P.O. Box 748555

Total
$ 850.00

Thank You

FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349
TO PAY VIA ACH: Accretive Global Insurance Services LLC
Routing ACH: 121000358 Account: 1291776914

Remit Payment To: Egis Insurance Advisors	(321)233-9939	**Date**
P.O. Box 748555		
Atlanta, GA 30374-8555	accounting@egisadvisors.com	09/18/2026

Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, FL 32092

Invoice

Invoice #: 396
Invoice Date: 9/15/26
Due Date: 9/15/26
Case:
P.O. Number:

Bill To:
Amelia Walk CDD
475 West Town Place
Suite 114
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Facility Maintenance August 1 - August 31, 2026	9.61	40.00	384.40

Approved
Chip Dellinger, Amenity & Operations Manager
Governmental Management Services for Amelia Walk CDD
Date: 9/16/2026
Acct. # 1-320-57200-62000

Alison Mossing
9-17-26

Total	$384.40
Payments/Credits	$0.00
Balance Due	$384.40

AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT
MAINTENANCE BILLABLE HOURS
FOR THE MONTH OF AUGUST 2026

Date	Hours	Employee	Description
8/6/26	2.42	T.M.	Cleaned dirt and weeds off of pool deck drain, straightened and organized pool deck, removed debris from tennis courts, took out trash were needed
8/11/26	1.7	T.M.	Cut rebar that was around trees, cleaned up pool deck area, removed debris around pool deck and amenity center
8/13/26	1.47	T.M.	Cleaned glass on doors and on gym wall, cleaned up pool deck area, removed debris around amenity center, pool deck and parking lot
8/21/26	2.02	T.M.	Removed dirt from pavers caused by water runoff, changed out light bulb, cleaned glass around amenity center, took out trash as needed, cleaned up pool deck
8/28/26	2	T.M.	Cleaned glass around amenity center, sprayed weeds at bus stop, sprayed slippery section of sidewalk with bleach, straightened and organized pool deck, took trash out where needed
TOTAL	9.61		
MILES	0		*Mileage is reimbursable per section 112.061 Florida Statutes Mileage Rate 2009-0.445

Jacksonville Daily Record

A Division of
DAILY RECORD & OBSERVER, LLC

P.O. Box 2177
Jacksonville, FL 32203
(904) 356-2466

INVOICE

September 17, 2026
Date

Attn: Courtney Hogge
GMS, LLC
475 West Town Place, Ste 114
Saint Augustine FL 32092

Serial # 26-00264N **PO/File #**

$109.25
Payment Due

Board of Supervisors Meeting Dates Fiscal Year 2026/2027

$109.25
Publication Fee

Amelia Walk Community Development District

Amount Paid

Case Number 001.310.51300.48000

Publication Dates 9/17

County Nassau

Payment is due before the Proof of Publication is released.

Payment Due Upon Receipt

For your convenience, you may remit payment online at www.jaxdailyrecord.com/send-payment.

If your payment is being mailed, please reference Serial # 26-00264N on your check or remittance advice.

Your notice was published on both *jaxdailyrecord.com* and *floridapublicnotices.com.*

Terms: Net 30 days from date of invoice. Past due items will accrue a finance charge of 1.5% per month thereafter.
Please remit any payment due upon receipt of this invoice.

Preliminary Proof Of Legal Notice
(This is not a proof of publication.)

Please read copy of this advertisement and advise us of any necessary corrections before further publications.

BOARD OF SUPERVISORS MEETING DATES AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2026/2027

The Board of Supervisors of the Amelia Walk Community Development District will hold their regular meetings for the Fiscal Year 2026/2027 at the Amelia Walk Amenity Center, 85287 Majestic Walk Boulevard, Fernandina Beach, Florida 32034, at 2:00 p.m. on the third Tuesday of each month, unless otherwise indicated, as follows:

October 20, 2026
November 17, 2026
December 15, 2026
January 19, 2027
February 16, 2027
March 16, 2027
April 20, 2027
May 18, 2027
June 15, 2027
July 20, 2027
August 17, 2027
September 21, 2027

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from Governmental Management Services, LLC, 475 West Town Place, Suite 114, St. Augustine, Florida 32092, by calling (904) 940-5850, or on the District's website at www.AmeliaWalkCDD.com.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (904) 940-5850 at least three (3) business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

District Manager

Sep. 17 00 (26-00264N)

Subject: Re: Return check for rental
Date: Wednesday, September 30, 2026 at 4:07:53 PM Eastern Daylight Time
From: Daniel Laughlin
To: Sharyn Henning
CC: ameliawalk manager

Good Afternoon,

I approve it.

Thank you

Jadiz Marshal
84606 Balsam Court
Fernandina Beach, FL 32034

$114.00
001.300.36900.10300
Sept 2026

Daniel Laughlin
Governmental Management Services, LLC
District Manager

St. Augustine
475 West Town Place, Suite 114
Saint Augustine, Florida 32092

Jacksonville
1200 Riverplace Blvd, Suite 705
Jacksonville, Florida 32207

(904)-940-5850 x401 (Office)
(904)-940-5899 (Fax)
dlaughlin@gmsnf.com

On Sep 30, 2026, at 4:05PM, Sharyn Henning <shenning@gmssf.com> wrote:

@Daniel Laughlin Is this approved for refund?

Sharyn Henning, CPA*
Governmental Management Services – South Florida, LLC

5385 North Nob Hill Road
Sunrise, FL 33351

(954) 721-8681 x205
(954) 721-9202 Fax

***Regulated by the State of Florida**

<image001.gif>

From: ameliawalk manager <ameliawalkmanager@gmsnf.com>
Date: Wednesday, September 30, 2026 at 1:16 PM
To: Sharyn Henning <shenning@gmssf.com>; Daniel Laughlin <dlaughlin@gmsnf.com>
Subject: Re: Return check for rental

Can we just issue it for the standard rental fee of $114.

Thanks,

Chip Dellinger
Governmental Management Services
904-225-3147
cdellinger@gmsnf.com

From: Sharyn Henning <shenning@gmssf.com>
Sent: Wednesday, September 30, 2026 12:56 PM
To: ameliawalk manager <ameliawalkmanager@gmsnf.com>; Daniel Laughlin <dlaughlin@gmsnf.com>
Subject: Re: Return check for rental

We deposited the attached on 9/29/26. Is there another batch coming my way?

Sharyn Henning, CPA*
Governmental Management Services – South Florida, LLC
5385 North Nob Hill Road
Sunrise, FL 33351

(954) 721-8681 x205
(954) 721-9202 Fax

***Regulated by the State of Florida**

<image001.gif>

From: ameliawalk manager <ameliawalkmanager@gmsnf.com>
Date: Wednesday, September 30, 2026 at 12:52 PM
To: Daniel Laughlin <dlaughlin@gmsnf.com>; Sharyn Henning <shenning@gmssf.com>
Subject: Re: Return check for rental

If it was never cashed, can we please void it.

Thanks,

Chip Dellinger
Governmental Management Services
904-225-3147
cdellinger@gmsnf.com

From: Daniel Laughlin <dlaughlin@gmsnf.com>
Sent: Wednesday, September 30, 2026 11:05 AM
To: Sharyn Henning <shenning@gmssf.com>
Cc: ameliawalk manager <ameliawalkmanager@gmsnf.com>
Subject: Re: Return check for rental

Looks like this was in the checks Katelyn Fedex'd and received on 9/25, so not sure if it was deposited yet?

Thank you

Daniel Laughlin
Governmental Management Services, LLC
District Manager

St. Augustine
475 West Town Place, Suite 114
Saint Augustine, Florida 32092

Jacksonville
1200 Riverplace Blvd, Suite 705
Jacksonville, Florida 32207

(904)-940-5850 x401 (Office)
(904)-940-5899 (Fax)
dlaughlin@gmsnf.com

On Sep 30, 2026, at 10:41AM, Sharyn Henning <shenning@gmssf.com> wrote:

Chip,

I went through every deposit for FY26. Unfortunately, I don't get backup for the deposits. I have to go online and pull pics of the checks after they are deposited. I don't see that name on any check. If she paid via cash, I would have no way of knowing how much or when since I don't receive information on the deposits.

Sharyn Henning, CPA*
Governmental Management Services – South Florida, LLC
5385 North Nob Hill Road
Sunrise, FL 33351

(954) 721-8681 x205
(954) 721-9202 Fax

***Regulated by the State of Florida**

From: ameliawalk manager <ameliawalkmanager@gmsnf.com>
Date: Wednesday, September 30, 2026 at 10:13 AM
To: Sharyn Henning <shenning@gmssf.com>
Subject: Return check for rental

Sharyn,

I had an issue where a resident rented the amenity center and the facilities were left a mess. She asked for a refund for her rental, which Daniel and I are ok with.

Can you please issue a return check for Jadiz Marshal 84606

Balsam Ct Fernandina Beach, FL 32034. I believe she paid for extra time, can you take a look at the check registry and return the same amount please.

Thanks,

Chip Dellinger
Governmental Management Services
904-225-3147
cdellinger@gmsnf.com

Peacock Electric Incorporated

INVOICE	#3033382
SERVICE DATE	Sep 29, 2026
INVOICE DATE	Sep 29, 2026
PAYMENT TERMS	Upon receipt
DUE DATE	Sep 29, 2026
AMOUNT DUE	**$980.00**

Amelia Walk CDD
Amelia Walk CDD
85287 Majestic Walk Blvd
Fernandina Beach, FL 32034

(904) 631-5135
ameliawalkmanager@gmsnf.com

CONTACT US

474362 E State Rd 200
Fernandina Beach, FL 32034

(904) 261-0661
peacockelectric@bellsouth.net

Service completed by: Ashton Preble

INVOICE

Services	qty	unit price	amount
Electric Flat Rate - Electrical - Per Quote Remove 2 chandelier in breezeway and cap existing wire Install new switch and wiring to refeed boxes Install 2 new customer supplied ceiling fans	1.0	$980.00	$980.00

Subtotal	$980.00
Job Total	**$980.00**
Amount Due	**$980.00**

Thank you for your business!

See our Terms & Conditions

Pye-Barker Fire & Safety
8929 Western Way
Ste. 190
Jacksonville, FL 32256
(904) 900-1640

Invoice

Invoice Number	Date
9162718	**10/01/2026**
Customer Number	Due Date
B-21054	**10/01/2026**

TO VIEW AND PAY ONLINE GO TO:	myaccount.pyebarkerfs.com
REFRENCE CODE:	PBFS-SA

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Amelia Walk CDD	B-21054		9162718	Due On Receipt

Quantity	Description	Rate	Amount
Amelia Walk CDD, 85287 Majestic Walk Blvd., Fernandina Beach,FL			
1.00	Monthly Service-Access 10/01/2026-10/31/2026	327.97	$327.97
1.00	Monthly Service-Video 10/01/2026-10/31/2026	204.83	$204.83
	Sales Tax		$0.00
	Payments/Credits Applied		$0.00
		Invoice Balance Due:	**$532.80**

Date	Invoice #	Description	Amount	Balance Due
10/01/2026	9162718	Recurring Services	$532.80	$532.80

PLEASE SEE REVERSE SIDE FOR IMPORTANT INFORMATION

Pye-Barker Fire & Safety
8929 Western Way
Ste. 190
Jacksonville, FL 32256
(904) 900-1640
Return Service Requested

Invoice Number	Date
9162718	**10/01/2026**
Customer Number	Due Date
B-21054	**10/01/2026**

Net Due: $532.80

Amount Enclosed: _____

18210 1 MB 0.707 E0426X I0452 D15380116694 S2 P11124793 0001:0001

AMELIA WALK CDD
5385 N NOB HILL RD
SUNRISE FL 33351-4761

REMIT TO:
Pye-Barker Fire & Safety
PO Box 735358
Suite #108
Dallas TX 75373-5358

0001:0001

COMCAST BUSINESS

Account Number	Billing Date	Services From	Page
8495 74 170 0350808	Sep 21, 2026	Sep 25, 2026 to Oct 24, 2026	1 of 4

Hello Amelia Walk Cdd,

Thanks for choosing Comcast Business.

Your bill at a glance

For 85287 MAJESTIC WALK BLVD, FERNANDINA BEACH, FL, 32034-3785

Previous balance		$690.87
EFT Payment - thank you	Sep 13	-$690.87
Balance forward		**$0.00**
Regular monthly charges	Page 3	$648.35
Taxes, fees and other charges	Page 3	$42.52
New charges		**$690.87**
Amount due		**$690.87**

Thanks for paying by Automatic Payment

Your automatic payment on Oct 12, 2026, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due date.

Need help?

Visit business.comcast.com/help or see page 2 for other ways to contact us.

Your bill explained

- This page gives you a quick summary of your monthly bill. A detailed breakdown of your charges begins on page 3.

Detach the bottom portion of this bill and enclose with your payment

Please write your account number on your check or money order

Do not include correspondence with payment

COMCAST BUSINESS
1401 NORTHPOINT PKWY W PALM
BCH FL 33407-1937

AMELIA WALK CDD
ATTN KELLY MULLINS
85287 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034-3785

Account number	**8495 74 170 0350808**
Automatic payment	Oct 12, 2026
Please pay	**$690.87**

Electronic payment will be applied Oct 12, 2026

COMCAST
PO BOX 71211
CHARLOTTE NC 28272-1211

8495741700350808006908 75

Download the Comcast Business App

Business is always moving. Our app was built for this. Manage your account anytime, anywhere with the Comcast Business App – the easy way to manage your services on the go.

- Manage your account details
- Pay your bill and customize billing options
- View upcoming appointments

Scan the QR Code with your phone or mobile device to get started.



Faster speeds. More solutions. Bigger savings.

Comcast Business now offers **NEW** packages with faster speeds and innovative Voice and security solutions – at a better value.

Call today for a FREE account review at 877-564-0318.

Need help? We're here for you

Visit us online
Get help and support at
business.comcast.com/help

Call us anytime
800-391-3000
Open 24 hours, 7 days a week for billing and technical support

Useful information

Moving?
We can help ensure it's a smooth transition.
Visit **business.comcast.com/learn/moving** to learn more.

Accessibility:
If you are hearing impaired, call 711. For issues affecting customers with disabilities, call **1-855-270-0379**, chat live at **support.xfinity.com/accessibility**, email **accessibility@comcast.com**, fax **1-866-599-4268** or write to Comcast at 1701 JFK Blvd., Philadelphia, PA 19103-2838 Attn: M. Gifford.

Ways to pay

No more mailing monthly checks
Set up Auto Pay to save time, energy and stamps. It's easy to enroll, just visit **business.comcast.com/myaccount**

Go paperless and say goodbye to clutter
Sign up for Paperless Billing to view and pay your bill online. It's faster, easier and helps cuts down on clutter. Visit **business.comcast.com/myaccount** to get started.

Additional billing information

More ways to pay:

Online
Visit My Account at **business.comcast.com/myaccount**

Comcast Business App
Download the Comcast Business App

In-Store
Visit **business.comcast.com/servicecenter** to find a store near you

Regular monthly charges $648.35

Comcast Business $626.35

Bundled services		**$362.90**
Data, Voice Package Package Includes: Business Internet 300+ and 1 Mobility Voice Line.	$334.95	
Equipment Fee Voice.	$27.95	
TV services		**$181.55**
TV Standard Business Video.	$124.95	
TV Box + Remote	$11.95	
Broadcast TV Fee	$39.95	
Regional Sports Fee	$4.70	
Internet services		**$39.95**
Static IP - 5	$39.95	
Voice services		**$51.95**
Voice Mail Service	$7.00	
Mobility Voice Line Business Voice.	$44.95	
Other credits and discounts		**-$10.00**
Ecobill/autopay Discount	-$10.00	

Service fees $22.00

Directory Listing Management Fee	$11.00
Voice Network Investment	$11.00

Taxes, fees and other charges $42.52

Other charges $9.84

Federal Universal Service Fund	$4.34
Regulatory Cost Recovery	$5.50

Taxes & government fees $32.68

Sales Tax	$2.80
State Communications Services Tax	$21.90
Local Communications Services Tax	$7.18
911 Fees	$0.80

What's included?

Internet: Fast, reliable internet on our Gig-speed network

TV: Keep your employees informed and customers entertained

Voice Numbers: (904)225-3147, (904)225-3199

Visit business.comcast.com/myaccount for more details

You've saved $10.00 this month with your ecobill/autopay discount.

Additional information

The Regulatory Cost Recovery fee is neither government mandated nor a tax, but is assessed by Comcast to recover certain federal, state, and local regulatory costs.

Comcast Business Update: We've made updates to our Comcast Business Services Customer Terms and Conditions. You can review the updated agreement terms at https://business.comcast.com/terms-conditions-smb.

Parental Controls: With parental controls, you can choose and manage the programming that is right for your family. Learn more at: business.comcast.com/support/article/tv/x1-parental-controls-safe-browse.

Recent and Upcoming Programming Changes: Information on recent and upcoming programming changes can be found at xfinity.com/programmingchanges/ or by calling 866-216-8634.

225 N. Pearl St.
Jacksonville, FL
32202-4513

Phone: (904) 665-6000
Online: jea.com
Business Customers: (904) 665-6250

AMELIA WALK COMMUNITY DEV DISTRICT

Account #: 3124050420 Bill Date: 09/28/26 Cycle: 03	**Amount Due** **$1,260.56** Do not pay. AutoPay will process your payment on 10/20/26.

TOTAL SUMMARY OF CHARGES

Water	$	145.59
Sewer		276.37
Irrigation		838.60
Total New Charges	$	1,260.56

(A complete breakdown of charges can be found on the following pages.)

Previous Balance	$	1,486.75
Payment(s) Received		-1,486.75
Balance Before New Charges		0.00
New Charges		1,260.56
Do not pay. AutoPay will process your payment on 10/20/26.	$	1,260.56



MESSAGES

If you ever receive a suspicious call or email claiming to be from JEA, do not share personal or payment information. Call (904) 665-6250 to verify before taking action.

PLEASE DETACH AND RETURN PAYMENT STUB BELOW WITH TOTAL DUE IN ENVELOPE PROVIDED.

Additional information on reverse side. →

SCAN TO PAY ONLINE

☐ Check here for telephone/mail address correction and fill in on reverse side.

☐ Add $_____to my monthly bill: $_____for Neighbor to Neighbor and/or $_____for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Acct #: **3124050420** Bill Date: **09/28/26**

Do not pay. AutoPay will process your payment on 10/20/26.	TOTAL AMOUNT PAID
$1,260.56	

AMELIA WALK CDD C/O GMS-SF LLC
5385 N NOB HILL RD
SUNRISE FL 33351-4761

Visit jea.com to:

- Pay Your Bill
- Manage Your Alerts
- Transfer Service
- Report or View Outages
- Email Us
- Update Your Information
- Learn About Rates
- Understand Your Bill

Use less and save more.

We offer tips, tools, and programs to help you save. Every step you take conserves natural resources plus reduces your energy and water use.





Storm season is here.

Stay connected and get real-time updates. Receive free alerts via text or email on your power restoration status, including crew assignments and estimated restoration time.

Scan to manage your alert preferences.

STATEMENT INFORMATION

APPLICATION AND CONTRACT FOR SERVICE–Customers may review terms and conditions of service and policies on jea.com, or may call, write or email JEA to request a copy. Requesting of utility service and JEA's acceptance to provide utility service, including the rendering of a bill, **constitutes** a binding contractual agreement between JEA and the customer, including each financially responsible person or entity as defined be applicable State, City and Utility regulations and policies, whether or not services is listed in that individual's name.

Please review your billing statement. Should you suspect a billing or payment error, please notify us immediately at 665-6000. **Commercial customers can call us at 665-6250**. You have 90 days from the statement date to request a JEA review for correction or credit.

ADDRESS CORRECTION

Account # 3124050420 **Tel:** [redacted]

Address: [redacted]

City: [redacted] **State:** [redacted] **Zip Code:** [redacted]

E-mail: [redacted]

JEA

AMELIA WALK COMMUNITY DEV DISTRICT

Account #: 3124050420 Bill Date: 09/28/26 Cycle: 03

Phone: (904) 665-6000 Online: jea.com

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 84703 FALL RIVER PY APT IR01
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
76553197	32	1622	Regular	1	26000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.94
Tier 2 Consumption (> 7 Kgal @ $5.36 kgal)		101.83
Total Current Irrigation Charges	**$**	**157.25**

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85059 MAJESTIC WALK BV APT IR01
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
82157379	32	2283	Regular	1	25000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.94
Tier 2 Consumption (> 7 Kgal @ $5.36 kgal)		96.47
Total Current Irrigation Charges	**$**	**151.89**

WATER SERVICE

Billing Rate: Commercial Water Service
Service Address: 85287 MAJESTIC WALK BLVD
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Commercial - Water

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
514098892	32	351	Regular	3/4	14000 GAL

Basic Monthly Charge	$	18.23
Water Consumption Charge		42.84
Total Current Water Charges	**$**	**61.07**

WATER SERVICE

Billing Rate: Commercial Water Service
Service Address: 85287 MAJESTIC WALK BLVD
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
93021993	32	860	Regular	2	2000 GAL

Basic Monthly Charge	$	78.40
Water Consumption Charge		6.12
Total Current Water Charges	**$**	**84.52**

SEWER SERVICE

Billing Rate: Commercial Sewer Service
Service Address: 85287 MAJESTIC WALK BLVD
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
93021993	32	860	Regular	2	2000 GAL

Basic Monthly Charge	$	266.03
Sewer Usage Charge		10.34
Total Current Sewer Charges	**$**	**276.37**

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85377 MAJESTIC WALK BV APT IR01
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
82157504	32	2399	Regular	1	77000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.94
Tier 2 Consumption (> 7 Kgal @ $5.36 kgal)		375.19
Total Current Irrigation Charges	**$**	**430.61**

JEA

AMELIA WALK COMMUNITY DEV DISTRICT

Account #: 3124050420 Bill Date: 09/28/26 Cycle: 03

Phone: (904) 665-6000 Online: jea.com

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85633 FALL RIVER PY APT IR01
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
89240294	32	1524	Regular	1	4000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		15.96
Total Current Irrigation Charges	**$**	**43.44**

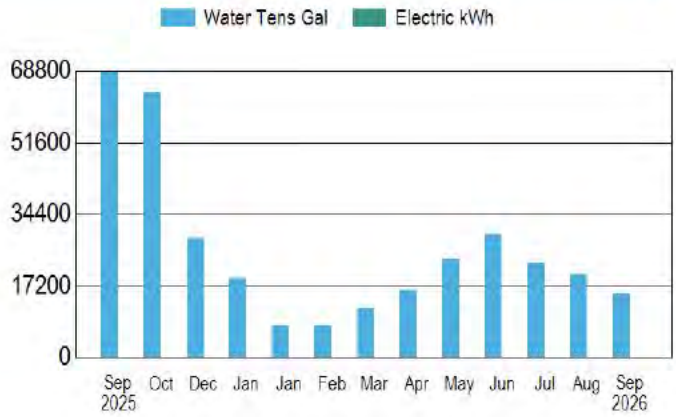
IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service
Service Address: 85784 STONEHURST PY APT IR01
Service Period: 08/26/26 - 09/27/26 Reading Date: 09/27/26
Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
99295544	32	142	Regular	1	7000 GAL

Basic Monthly Charge	$	27.48
Tier 1 Consumption (1 - 7 Kgal @ $3.99 kgal)		27.93
Total Current Irrigation Charges	**$**	**55.41**

CONSUMPTION HISTORY



	1 Year Ago	Last Month	This Month	Average Daily
Total kWh Used				
Total Gallons Used	688,001	200,000	155,000	4,844

REPUBLIC SERVICES

8619 Western Way
Jacksonville FL 32256-036060

Customer Service (904) 731-2456
RepublicServices.com/Support

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

Account Number	**3-0687-3534401**
Invoice Number	0687-001662003
Invoice Date	September 16, 2026
Previous Balance	$187.64
Payments/Adjustments	-$187.64
Current Invoice Charges	**$297.94**

Total Amount Due	Payment Due Date
$297.94	October 06, 2026

PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
Payment - Thank You 09/07	5555555	-$187.64

CURRENT INVOICE CHARGES

Description	Reference	Quantity	Unit Price	Amount
Amelia Walk 85287 Majestic Walk Blvd CSA A910284640 Fernandina Beach, FL Contract: 9687025 (C50)				
1 Fl Waste Container 2 Yd, 1 Lift Per Week				
Pickup Service 10/01-10/31			$159.43	$159.43
Total Fuel/Environmental Recovery Fee				$95.22
Total Franchise - Local				$43.29
CURRENT INVOICE CHARGES				**$297.94**

Simple account access at your fingertips.

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



REPUBLIC SERVICES

8619 Western Way
Jacksonville FL 32256-036060

Return Service Requested

Thank You For Choosing Paperless

Total Enclosed

Total Amount Due	**$297.94**
Payment Due Date	**October 06, 2026**
Account Number	**3-0687-3534401**
Invoice Number	**0687-001662003**

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

Make Checks Payable To:

AMELIA WALK COMMUNITY
SHARYN HENNING
5385 N NOB HILL RD
SUNRISE FL 33351-4761

REPUBLIC SERVICES #687
PO BOX 71068
CHARLOTTE NC 28272-1068

306873534401000000166200300002979400002979 43

UNDERSTANDING YOUR BILL
Visit RepublicServices.com/MyBill

UNDERSTANDING OUR RATES, CHARGES, AND FEES
Visit Republicservices.com/customer-support/fee-disclosures

Responsible Party
All waste services are managed, performed, and billed for by individual operating subsidiaries of Republic Services, Inc. Republic Services, Inc. itself does not perform any waste services, nor does it contract for such services. The operating entity providing your waste service is identified on your invoice. Accordingly, all obligations to you, including providing quality service and billing you for service, rests with the operating entity identified on your invoice.

Residential Customers
If you are a residential customer receiving service without a signed customer service agreement, your service is subject to and governed by the Service Terms for Residential Customers located at Republicservices.com/customer-support/residential-service-terms , which include a **CLASS ACTION WAIVER** and **ARBITRATION CLAUSE**, and our right to charge you a container removal fee upon termination of service, among other terms. These terms are subject to change so please review them upon receipt of your invoice. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice. Please note that some or all of the Service Terms for Residential Customers may not apply if your services are subject to terms mandated by a governmental entity in your locality.

Check Processing
When you provide a check as payment, you authorize us to use information from your check to make a one-time electronic fund transfer from your account. When we make an electronic transfer, funds may be withdrawn from your account the same day we receive your payment or check and you will not receive your check back from your financial institution.

Cancellation & Payment Policy
Unless prohibited by applicable law, regulation, or franchise or other agreement: (1) we reserve the right to require that payment for services be made only by check, credit card or money order; and (2) if service is canceled during a billing cycle, you will remain responsible for all charges, fees and taxes through the end of the billing cycle. You will not be entitled to proration of billing or a refund for the period between the notice of termination and the end of the current billing cycle.

Understanding Our Rates, Charges and Fees
If you are receiving service without a signed customer service agreement, please visit RepublicServices.com/Fees to review the financial terms and conditions relating to your service. If you are receiving service pursuant to a written contract, but have questions relating to any charges or fees, RepublicServices.com/Fees provides a detailed description of our most common charges and fees. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice.

RM-3159

Please fill out the form below if your billing address has changed and return this portion of your statement to us using the envelope enclosed. Thank you!

BILLING ADDRESS CHANGE

Address		
City	State	Zip Code
Phone	Alternate Phone	

amazon.com

Final Details for Order #114-9183232-7159410

Paid By: Amelia Walk CDD
Placed By: Kelly Mullins
Order Placed: July 30, 2026
Amazon.com order number: 114-9183232-7159410
Order Total: USD 93.32

Shipped on July 31, 2026

Items Ordered	Price
1 of: *Amazon Basics 2-Ply Ultra Plus Toilet Paper, Bath Tissue, Soft and Strong, Septic Safe, Unscented, 400 Sheets per Roll, 80 Individually Wrapped Rolls for Business Use (Previouly AmazonCommercial)* Sold by and invoiced on behalf of: Amazon.com Condition: New	$35.56

Shipping Address:
Chip Dellinger
1744 HOLLY OAKS LAKE RD W
JACKSONVILLE, FL 32225-4432
United States

Shipping Speed:
FREE Shipping

Item(s) Subtotal:	$35.56
Shipping & Handling:	$4.14
Free Shipping:	-$4.14

Total before tax:	$35.56
Sales Tax:	$0.00

Total for This Shipment:	**$35.56**

Shipped on July 31, 2026

Items Ordered	Price
1 of: *Amazon Basics FSC Certified Ultra Plus Universal Multifold Paper Towels, 2400 Count, 16 Pack of 150, White (Previouly AmazonCommercial)* Sold by and invoiced on behalf of: Amazon.com Condition: New	$29.26

Shipping Address:
Chip Dellinger
1744 HOLLY OAKS LAKE RD W
JACKSONVILLE, FL 32225-4432
United States

Shipping Speed:
FREE Shipping

Item(s) Subtotal:	$29.26
Shipping & Handling:	$1.41
Free Shipping:	-$1.41

Total before tax:	$29.26
Sales Tax:	$0.00

Total for This Shipment:	**$29.26**

Shipped on August 3, 2026

Items Ordered	Price
1 of: *Amazon Basics Trash Bags, Tall Kitchen Drawstring, Unscented, 13 Gallon, 200 Count, Pack of 1, Packaging May Vary*	$28.50

Sold by and invoiced on behalf of: Amazon (seller profile)
Business Price
Condition: New

Shipping Address:
Chip Dellinger
1744 HOLLY OAKS LAKE RD W
JACKSONVILLE, FL 32225-4432
United States

Shipping Speed:
FREE Shipping

Item(s) Subtotal:	$28.50
Shipping & Handling:	$1.44
Free Shipping:	-$1.44

Total before tax:	$28.50
Sales Tax:	$0.00

Total for This Shipment:	**$28.50**

Payment information

Payment Method:
MasterCard | Last digits: 9986

Item(s) Subtotal:	USD 93.32
Shipping & Handling:	USD 6.99
Free Shipping:	-USD 6.99
Total before tax:	USD 93.32
Estimated tax to be collected:	USD 0.00
Grand Total:	**USD 93.32**

Credit Card transactions — MasterCard ending in 9986: August 4, 2026: $93.32

To view the status of your order, return to Order Summary .

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amazon.com

Final Details for Order #114-0738771-8333821

Paid By: Amelia Walk CDD
Placed By: Kelly Mullins
Order Placed: August 17, 2026
Amazon.com order number: 114-0738771-8333821
Seller's order number: 114-0738771-8333821
Order Total: USD 130.88

Shipped on August 18, 2026

Items Ordered	Price
2 of: *Casablanca G105301000 RH-786R Stealth Ceiling Fan Remote Receiver by MFP* Sold by and invoiced on behalf of: Ceiling Fan Parts Superstore (seller profile) Seller Credentials: Classified Small Business - SBA Standard Condition: New	$59.95

Shipping Address:
Chip Dellinger
1744 HOLLY OAKS LAKE RD W
JACKSONVILLE, FL 32225-4432
United States

Shipping Speed:
Standard Shipping

Item(s) Subtotal:	$119.90
Shipping & Handling:	$10.98

Total before tax:	$130.88
Sales Tax:	$0.00

Total for This Shipment:	**$130.88**

Payment information

Payment Method:
MasterCard | Last digits: 9986

Item(s) Subtotal:	USD 119.90
Shipping & Handling:	USD 10.98
Total before tax:	USD 130.88
Estimated tax to be collected:	USD 0.00
Grand Total:	**USD 130.88**

Credit Card transactions — MasterCard ending in 9986: August 18, 2026: $130.88

To view the status of your order, return to Order Summary .

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How doers get more done.

463785 STATE ROAD 200
YULEE, FL 32097 (904)225-2940

6921 00052 07220 08/14/26 03:28 PM
SALE CASHIER HANNAH

077985038359 1/2IN BARBED <A>
RB 1/2" BARBED VALVE (BIN 94)
2@3.98 7.96N

SUBTOTAL	7.96
SALES TAX	0.00
TAX EXEMPT	
TOTAL	$7.96
XXXXXXXXXXXX9986 MASTERCARD	
	USD$ 7.96
AUTH CODE 01427Q/0524362	TA
AUTH MODE - ISSUER	
Contactless	
AID A0000000041010	Mastercard

P.O.#/JOB NAME: AW

6921 08/14/26 03:28 PM

6921 52 07220 08/14/2026 0485

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	1	90	11/12/2026



463785 STATE ROAD 200
YULEE, FL 32097 (904)225-2940

6921 00061 98758 08/24/26 03:27 PM
SALE CASHIER RHONDA

071121560094 SP W&G 32OZ <A> 17.67N
SPECT WEED&GRASS KILLER
059647911897 HDX O/D BLCH <A> 8.48N
HDX OUTDOOR BLEACH 121 OZ
761475979870 GROUT BRUSH <A> 9.97N
UNGER 2-IN-1 CORNER & GROUT SCRUBBER
859547004688 SCR DADDY <A> 4.98N
SCOUR DADDY 3PK
037000901211 FBRZSKLIN <A> 6.97N
FBRZ PLUG & REFILL LINEN&SKY
030772101995 2.63 OZ. VAR <A> 12.97N
FEBREZE PISO VARIETY 3PK
030772222294 DPLAT24.3OZ <A> 4.98N
DAWN PLAT EZ SQUEEZE FRESH 24 OZ
025469096852 16.5 OZ. AER <A> 7.97N
ECOLAB STAINLESS STEEL CLRN 16.5OZ

SUBTOTAL 73.99
SALES TAX 0.00
TAX EXEMPT
TOTAL $73.99
XXXXXXXXXXXX9986 MASTERCARD
USD$ 73.99
AUTH CODE 02445Q/0611781 TA
AUTH MODE - ISSUER
Chip Read
AID A0000000041010 Mastercard

P.O.#/JOB NAME: AW
6921 08/24/26 03:27 PM

6921 61 98758 08/24/2026 5167

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	1	90	11/22/2026

FOURTH ORDER OF BUSINESS

A.



Quality Site Assessment

Prepared for: **Amelia Walk CDD**

General Information

DATE:	Wednesday, Oct 07, 2026
NEXT QSA DATE:	Monday, Jan 04, 2027
CLIENT ATTENDEES:	
BRIGHTVIEW ATTENDEES:	Corey Wissinger

Customer Focus Areas



QUALITY SITE ASSESSMENT

Amelia Walk CDD

Maintenance Items

1



2



3



4



1. Oak suckers removed along Majestic Walk and Fall River Pkwy.

2. Pond banks are being kept well maintained to include line trimming to the waters edge.

3. Beds are being sprayed for weeds with large weeds being hand pulled.

4. Muhly Grasses are beginning to bloom, this will continue through November into December. We will hold off trimming and cutting these back until the blooms end.

QUALITY SITE ASSESSMENT

Amelia Walk CDD

Maintenance Items

5



6



7



5 Shrubs are being pruned and shaped. We will continue pruning all shrubs with the exception of Azaleas since they have set their blooms for next spring and we do not want to disturb them.

6 All Juniper has been treated twice with Over the Top herbicide designed to target grassy weeds that were popping up. We have had great success in Amelia Walk with these applications.

7 We continue to focus weekly on the new beds at 7 corners.

D.

Amelia Walk Community Development District Performance Measures/Standards & Annual Reporting Form
October 1, 2025 – September 30, 2026

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold regular Board of Supervisor meetings to conduct CDD-related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of two board meetings were held during the Fiscal Year or more as may be necessary or required by local ordinance and establishment requirements.

Achieved: Yes ☑ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each meeting at least seven days in advance, as specified in Section 190.007(1), using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.

Standard: 100% of meetings were advertised with 7 days' notice per statute by at least two methods (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☑ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☑ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Engineer or Field Management Site Inspections

Objective: Engineer or Field Manager will conduct inspections to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field Manager and/or District Engineer visits were successfully completed per agreement as evidenced by Field Manager and/or District Engineer's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within the applicable services agreement

Achieved: Yes ☑ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by District Engineer's report related to district's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the Fiscal Year by the District's Engineer.

Achieved: Yes ☑ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and adopt the final budget by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☑ No ☐

Goal 3.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent annual audit, most recently adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☑ No ☐

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☑ No ☐

Chair/Vice Chair:_____ Date:_____

Print Name:_____

Amelia Walk Community Development District

District Manager:_____ Date:_____

Print Name:_____

Amelia Walk Community Development District

E.

Amelia Walk

10/20/2026

Community Development District

Amenity Management & Field Operations Report



Chip Dellinger

AMENITY & OPERATIONS MANAGER

GOVERNMENTAL MANAGEMENT SERVICES

Amelia Walk
Community Development District

Amenity Management & Field Operations Report

October 20th , 2026

To: Board of Supervisors

From: Chip Dellinger
Amenity & Operations Manager

RE: Amelia Walk Amenity Management & Field Operations Report

The following is a summary of items related to the amenity management, field operations & maintenance of Amelia Walk CDD.

Special Events

- GMS continues to work with the Amelia Walk Board of Supervisors and residents of the community on hosting events desired in this district

- Upcoming Events:
  - Food Trucks – Every Tuesday Night 5-8pm
  - Zumba- MWF 9am
  - Yoga- T, Th 8:45am, T 4pm, W 6pm
  - Water aerobics
  - Online event calendar updated with 2026 reoccurring club events. (compiled club contact list)
  - Octoberfest event scheduled October 23rd, 2026 5-8pm

Communication

- GMS was informed Amelia Walk CDD was in need of improved communication
  - Email blast updates are being sent out regularly to the community – please let your neighbors know if they do not receive our blasts to send an email to ameliawalkmanager@gmsnf.com to be added to the distribution list or stop by the office
  - Food trucks are being announced weekly
  - A monthly events/club's calendar is being published each month and also posted to the website.
  - A monthly newsletter is being published each month

Amenity Usage – September 2026

Total Monthly Usage (Based on Door and Gate Entrances) – 3,522 patrons
Average Daily Usage - 117 patrons
Total Gym Usage – 1,215 patrons
Total Social Room Usage – 346 patrons
Tennis/Pickleball Courts – NA
Social Room Rentals – 5

*Numbers are approximate. These numbers would not include children and guests.

Completed Projects – Maintenance

- Peacock Electric installed new fans in breezeway.
- Pye Barker sent proposal for point to point system for pickle ball gates.
- Sidewalks pressure washed by GMS.
- Cbus made repairs to vacuum pump and also did full cleaning service on filters.
- Updated contract with Republic Services.
- Happy Days in working on the pergola rebuild but has been delayed with weather.
- Future Horizons made repairs to fountains 2 and 15, 15 will require further diagnostic testing. Temporary fountain to be provided.
- Ed's Comfort Solutions performed routine maintenance.
- Post by haul road reset by GMS.

Completed Projects – Landscaping

- Inspected area 45 with Partridge Well for potential well site.
- Critter Pro has been out to mitigate beaver activity.
- Brightview treated for fungus on newly installed sod at amenity center. Problematic trees in wetlands dropped by Brightview.
- Met with First Coast Asphalt and inspected roadway depressions.
- JEA inspected manhole cover depressions.

Homeowner Requests

- Postal worker asked about covers for cluster boxes.
- Residents requested additional concrete added to cluster boxes for wheelchair access and to eliminate failing sod.
- Concerns with E bikes.
- Trees hanging over pickle ball courts need trimming.
- Car parked on Cherry Creek roadway leaking oil.

In Progress Projects/Action Items

Current Projects			
	Vendor/contractor	**Status (as of 10/13/2026)**	**Price**
Entrance enhancment Plans	Brightview	awarded work	
	Coastal Greenery		
	Papi's Landscaping		
	Happy Days Outdoors		
Fall River/ River Birch Enhancement	Duck Duck Rooter	tabled	
	Brightview	tabled	
	Coastal Greenery	tabled	
	Papi's Landscaping	tabled	
Pergolas- before MWC	Happy Days Outdoors	project in progress	
	River Stonework		
	Willy Stone		
Pond 15 fountain	Solitude	repairs being made	
Amenity Center Fan Conversion	Peacock Electric	completed	
Wooded areas/pond bank clear back	Happy Days	proposal	
Tree lifting along MWB	Happy Days	proposal	
Roadway depression	First Coast Asphalt	proposal	

Conclusion

For any questions or comments regarding the above information please contact Chip Dellinger, Amenity & Operations Manager, at ameliawalkmanager@gmsnf.com.

Respectfully,

Chip Dellinger

FIFTH ORDER OF BUSINESS

Fresh Cut
LAWN CARE, INC.
904-655-3669
Fernandina Beach, FL
info@freshcutlawn.care
freshcutlawn.care

LANDSCAPE INSTALLATION PROPOSAL

AMELIA WALK - FERNANDINA BEACH, FL

ATTENTION	Amelia Walk HOA / Property Manager
PROPERTY	Majestic Walk Blvd. & Fall River Pkwy., Fernandina Beach, FL 32034
DATE	September 24, 2026
PROPOSAL #	FC-09242026-013

SCOPE OF WORK

Fresh Cut Lawn Care, Inc. will furnish the plant material, pine nugget mulch, labor, delivery, equipment, and installation necessary to complete the landscape improvements shown on the Amelia Walk plant schedule for the Majestic Walk Blvd. and Fall River Pkwy. area.

ITEM	QTY.	DESCRIPTION OF WORK	PRICE
1	64	Red Azalea / Bloom-A-Thon Hybrid - 3 gal. Supply and install in designated locations per plan.	Included
2	51	Sunshine Ligustrum - 3 gal. Supply and install in designated locations per plan.	Included
3	40	Gaura (Pink & White) - 3 gal. Supply and install in designated locations per plan.	Included
4	91	Dwarf Fakahatchee Grass - 3 gal. Supply and install in designated locations per plan.	Included
5	150 Bags	Pine Nugget Mulch - furnish and install in designated landscape beds.	Included
6	**1 Project**	**Complete landscape installation as described above, including material, labor, delivery, equipment, and cleanup.**	**TOTAL $15,995.00**

PROJECT DETAILS & EXCLUSIONS

- **Plant material: All listed shrubs and grasses are 3-gallon size and will be installed in the designated locations shown on the landscape plan.**
- **Mulch: Furnish and install 150 bags of pine nugget mulch in the designated landscape beds.**
- **Installation: Includes normal planting labor, delivery, equipment, placement, backfilling, final bed cleanup, and removal of routine installation debris.**
- **Plant quality: Plant material will be healthy, nursery-grade, and consistent with the full and bushy specifications shown on the plant schedule.**
- **Exclusions: Irrigation repairs or relocation, major grading, stump/root removal, utility conflicts, and unforeseen subsurface conditions are not included unless specifically authorized.**
- **Additional work: Work requested outside this proposal will be quoted separately and performed only after authorization.**

COMMERCIAL TERMS

- **Total project investment: $15,995.00.**
- **Price includes the materials, labor, delivery, equipment, and installation described in this proposal.**
- **Proposal is valid for 30 days from September 24, 2026.**
- **Plant availability is subject to nursery inventory; comparable substitutions require client approval.**

OUR COMMITMENT

Fresh Cut Lawn Care, Inc. is committed to professional installation, quality plant material, clean workmanship, and a finished landscape that presents Amelia Walk well. Thank you for the opportunity to provide this landscape installation.

ACCEPTANCE

By signing below, the undersigned authorizes Fresh Cut Lawn Care, Inc. to proceed with the landscape installation described in this proposal for a total investment of $15,995.00.

PROPERTY OWNER / HOA REPRESENTATIVE

Printed Name: _____
Signature: _____
Title: _____ Date: _____

FRESH CUT LAWN CARE, INC.

Printed Name: _____
Signature: _____
Title: _____ Date: _____

Proposal for Extra Work at Amelia Walk CDD

Property Name	Amelia Walk CDD	Contact	Chip Dellinger
Property Address	85287 Majestic Walk Run Fernandina Beach, FL 32034	To	Amelia Walk CDD
		Billing Address	5385 N Nob Hill Road Sunrise, FL 33351-4761

Project Name	Amelia Walk - Majestic Walk/Fall River Pkwy
Project Description	Landscape enhancement

Scope of Work

QTY	UoM/Size	Material/Description	Unit Price	Total
1.00	LUMP SUM	Mobilization and prep of the area to plant, deep edge along sidewalks and curbs. Disposal included.	$1,839.24	$1,839.24
64.00	EACH	Azalea - Bloom a Thon red 3 gal. have been discontinued. Proposal priced with Encore azaleas red) **cost subject to change with varieties recommended by designer**	$46.39	$2,968.99
51.00	EACH	Sunshine LIgustrum 3 gal installed	$29.21	$1,489.58
70.00	EACH	Gaura (pink and white) gal.1 installed (increased quantity because 1 gal. is available, not 3 gal.)	$10.11	$707.61
91.00	EACH	Dwarf Fakahatchee 3 gal installed	$15.64	$1,423.43
1.00	EACH	Irrigation modifications to zones for coverage of new plant material	$364.09	$364.09

For internal use only

SO#	9008225
JOB#	346108420
Service Line	130

Total Price $12,040.94

THIS IS NOT AN INVOICE

This proposal is valid for thirty (30) days unless otherwise approved by Contractor's Senior Vice President

11530 Davis Creek Court, Jacksonville, FL 32256 ph. (904) 292-0716 fax (904) 292-1014
Enhancement Manager
Certified Arborist #FL-6354A
Certified Pest Control Operator JF95758

11530 Davis Creek Court, Jacksonville, FL 32256 ph. (904) 292-0716 fax (904) 292-1014
Enhancement Manager
Certified Arborist #FL-6354A
Certified Pest Control Operator JF95758

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only contained or referred to herein. All materials shall conform to bid specifications.

2. Work Force: Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.

3. License and Permits: Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license requirements of the City, State and Federal Governments, as well as all other requirements of law. Unless otherwise agreed upon by the parties or prohibited by law, Customer shall be required to obtain all necessary and required permits to allow the commencement of the Services on the property.

4. Taxes: Contractor agrees to pay all applicable taxes, including sales or General Excise Tax (GET), where applicable.

5. Insurance: Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Customer, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with $1,000,000 limit of liability.

6. Liability: Contractor shall not be liable for any damage that occurs from Acts of God defined as: extreme weather conditions, fire, earthquake, etc. and rules, regulations or restrictions imposed by any government or governmental agency, national or regional emergency, epidemic, pandemic, health related outbreak or other medical events not caused by one or other delays or failure of performance beyond the commercially reasonable control of either party. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this Contract within sixty (60) days.

7. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Customer or not under Customer management and control shall be the sole responsibility of the Customer.

8. Subcontractors: Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.

9. Additional Services: Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.

10. Access to Jobsite: Customer shall provide all utilities to perform the work. Customer shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the Customer makes the site available for performance of the work.

11. Payment Terms: Upon signing this Agreement, Customer shall pay Contractor 50% of the Proposed Price and the remaining balance shall be paid by Customer to Contractor upon completion of the project unless otherwise, agreed to in writing.

12. Termination: This Work Order may be terminated by the either party with or without cause, upon seven (7) workdays advance written notice. Customer will be required to pay for all materials purchased and work complete to the date of termination and reasonable charges incurred in demobilizing.

13. Assignment: The Customer and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Customer nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.

14. Disclaimer: This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein; or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Customer. If the Customer must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Customer directly to the designer involved.

15. Cancellation: Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Customer will be liable for a minimum travel charge of $150.00 and billed to Customer.

The following sections shall apply where Contractor provides Customer with tree care services:

16. Tree & Stump Removal: Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to: concrete, brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Customer. Defined backfill and landscape material may be specified. Customer shall be responsible for contacting the appropriate underground utility locator company to locate and mark underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Customer's expense.

17. Waiver of Liability: Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (International Society of Arboricultural) standards will require a signed waiver of liability.

Acceptance of this Contract

By executing this document, Customer agrees to the formation of a binding contract and to the terms and conditions set forth herein. Customer represents that Contractor is authorized to perform the work stated on the face of this Contract. If payment has not been received by Contractor per payment terms hereunder, Contractor shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Customer. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 15 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY.

Customer

		Property Manager	
Signature		Title	
Chip Dellinger		**September 15, 2026**	
Printed Name		Date	

BrightView Landscape Services, Inc. "Contractor"

		Enhancement Manager	
Signature		Title	
Jen Mabus		**September 15, 2026**	
Printed Name		Date	

Job #:	**346108420**		
SO #:	**9008225**	**Proposed Price:**	**$12,040.94**

SEVENTH ORDER OF BUSINESS

LANDSCAPE MAINTENANCE SERVICES AGREEMENT
SCOPE OF SERVICES

Exhibit A

SCOPE OF WORK. The Landscape Maintenance Contractor (the "**Contractor**") shall furnish all horticultural supervision, labor, materials, equipment, and transportation required to maintain the landscape areas within The Amelia Walk CDD (the "**District**") throughout the contract period, as specified per the contractual agreement.

a. Schedule of Services:
The Contractor will be on site as necessary to complete the scope of work. The Contractor will endeavor to schedule all work to be completed each week by 5:00 PM Friday, however the Contractor may be required to work on weekends to complete tasks delayed or caused by Acts of God or in emergency situations. The Contractor shall be on site as required year-round. A knowledgeable (and licensed when applicable) supervisor from the Contractor's firm is required to be present during every maintenance visit.

b. Quality Control Inspections:
A qualified representative from the Contractor's firm shall accompany the district's representative ("**Manager**") on monthly quality inspections and after each inspection a punch list shall be generated and submitted to Contractor for completion by the following week. Such inspections should occur on a set schedule as agreed upon by the Manager and the Contractor. Any deficiencies within the scope of services shall be corrected within seven (7) days of each inspection unless Contractor notifies Manager of a reasonable explanation as to why such issue cannot be completed in such time period.

c. Attendance at meetings:
Upon request by the District, the Contractor shall attend scheduled District meetings.

d. Reporting:
The Contractor will be required to provide Manager with the following information:

- Monthly Lawn Care Service Reports which shall include:
  - Mowing/Edging/Trimming Service Report
  - Pruning Service Report
  - Pond Bank Mowing Service Report
  - Mulch/ Cord Grass Maintenance Report (if applicable)
  - Tree Maintenance (Limb ups) (if applicable)
  - Annual Flower Types and Design (if applicable)

- Weekly field reports provide by Contractor's. Contractor is encouraged to bring to the district's manager any concerns even if covered by another Contractors area of responsibility.

I. LAWN CARE Scope of Services:

a. **Mowing and Edging:** District owned property shall be mowed 1-2 times every seven (7) days during the active growing season (April 1 - November 30) and once a month during the dormant seasons (December 1 to March 31) unless specifically noted below. Mowing that occurs during the active growing season must be done on the same day(s) of each week. If Contractor is unable to complete the mowing on the designated day of the week, the Contractor must notify Manager of said complication and provide the day in which the mowing will be made up. During extended rainy or dry periods mowing will take place as conditions dictate. Mowing height will be based on what is horticultural correct for the turf variety, taking into account the season. Zoysia 2-3", Saint Augustine Floritam 4-5", Saint Augustine Sevelle and Palmetto 3-3 ½", Bahia 3- 5" and Bermuda 1-2". Clippings shall not be caught and removed from lawn area unless they are lying in swaths, which may damage the lawn.

i. ***Easements and Right-of-Ways.*** Shall be mowed at least once every seven 7 days during the active growing season (April 1 - November 30) and once a month during the dormant seasons (December 1 to March 31).

ii. ***Pond Banks***.

- ***Residential Side of Ponds*** - Shall be mowed weekly during the active growing season (April 1 - November 30) and twice a month during the dormant season (December 1 to March 31).

- ***Back of Ponds*** - Shall be mowed twice a month during the active growing season (April 1 - November 30) and once a month during the dormant season (December 1 to March 31).

iii. ***Pocket Parks, Green Space and Lift Stations.*** Shall be mowed at least once every 7 days during the active growing season (April 1 - November 30) and once a month during the dormant seasons (December 1 to March 31).

iv. ***Haul Road/Amelia Walk Trails.*** Shall be mowed and trimmed quarterly.

v. ***Drainage Swales.*** Shall be cleared and trimmed as needed, no less than 4 times per year.

b. **Sod:**

The Contractor shall replace dead sod up to one pallet within two (2) weeks of identifying the disturbed areas of sod. Sod replacement equaling more than one pallet shall be approved by the Manager in advance. Sod should be maintained at the requisite height and Contractor should take care to not scalp the Sod by adjusting mower height as needed. All locations sodded with Bermuda will need to be over seeded with Rye Grass during the winter months.

c. **Edging:**

The Contractor shall edge ground cover and plant beds as needed to keep within bounds and away from obstacles. Concrete edging, including all sidewalk areas, including backs of curbs will be performed consistent with the mowing schedule for turf areas. Sidewalks, curbs, and pavement will be blown or vacuumed clean of turf

and like debris, not including heavy sand, by forced air machinery, after every mowing.

d. **Fertilization & Weed, Disease, and Insect Control:** Any area showing signs of improved maintenance or area requiring repair should be documented and discussed with the manager to coordinate with the appropriate contractor.

II. GROUND COVER AREA *I* SHRUB AREAS:

Shrubs and groundcover shall be maintained at a height that will not disrupt clear line of site at all vehicular intersections. Foundation shrubs planted at the base of any building or signage/hardscape element in the landscape shall be maintained to a height not less than 6" below any signage or directional graphic or lettering associated with building identification systems. Foundation shrubs planted at the base of any building or signage/hardscape element should be trimmed to compliment any architectural banding and/or detailing so as not to block any such detail from view.

Pruning of plants, which overhang curbs and sidewalks shall be addressed regularly. Pruning of bushes includes maintaining the current shape and specifically does not include changing the shape of the plant as in a cut back. Mass planted shrubs shall not be pruned individually. Tops of shrub masses shall be pruned to a consistent height, but sides of shrubs shall be allowed to grow together into a full solid mass. All shrubs shall be pruned in such a way as to provide a clean and neat appearance.

a. **Weed Control:**

All Beds should be weeded by hand on a regular basis. The Contractor shall keep beds reasonably free of broadleaf or grassy weeds. Coordinate with weed control maintenance contractor as needed, preferably with pre- emergent and/or selective post-emergent/contact herbicides.

III. ROSE BUSHES:

a. Roses should be trimmed back and dead headed so as to promote healthy and even growth and consistent budding. Fertilization to be coordinated with Fertilization service contractor.

IV. ORNAMENTAL GRASSES

a. The Contractor shall cut all ornamental grasses back once per year in the months of January or February. All ornamental grass clippings shall be raked up and removed from the property at the end of each day in which the grasses are being cut.

V. TREE CARE

A Certified Arborist shall be utilized in the maintenance of the trees on District's property.

a. **Pruning:**

Height limitation for tree pruning covered in the specifications is 10 feet. On trees over 10 feet in height, only low hanging branches that present a hazard to pedestrian or vehicular traffic will be raised to 8 feet above ground level. Trees less than 10 feet in height will be scheduled to be pruned in the winter months except for safety-related pruning, which will be done only if necessary. Contractor will be required to attend to any branches identified as a hazard to pedestrian or vehicular traffic within 72 hours

from the date notice is provided to Contractor by the Manager.

b. Staking:
Stakes are to be inspected and adjusted or removed as necessary. When trees attain a trunk caliper of 4" or substantial root development stability, removal will be discussed with client.

c. Tree Fertilization - A tree fertilization program and the cost should be submitted as a separate item within your bid. This shall include all Palms, Oaks, Maples, Elms, Magnolias, Hollies, etc.

d. Palm Pruning:
Dead or dying fronds should be removed bi-annually and will be within set months each year. It is best to leave healthy fronds when possible and defer to specific pruning methods and finished cuts per palm type. (Zone A)

VI. HAUL ROAD/NATURE TRAIL:

The Contractor will maintain the haul road/nature trail area (approx. 2.5 miles) and entry points on a quarterly basis. Maintenance shall include mowing, weed trimming along path edges to prevent vegetation encroachment, trimming of tree limbs that extend over the path, and removal of debris from the path.

VII. MULCH / PINE STRAW:

The Contractor will install brown shredded mulch once per year (Spring) on all district common grounds; amenity bed, common areas and in other ornamental grass areas. Playground mulch to be ADA-compliant mulch.

VIII. ANNUAL COLOR:

Annual flowers will be installed three times (3) times per year corresponding to each seasonal variety and the district shall maintain the right to request an additional rotation at its discretion. Specified varieties, size spacing, and frequency will be recommended per climate and location of plantings and shall be approved by the district's representative prior to installation. A 90-day warranty on plant life is applied excluding vandalism, acts of God, or irrigation related issues not due to contractor negligence or response time. Design must be approved by the on-site manager.

IX. DEBRIS CLEANUP

All landscape areas shall be inspected on days of service and excess debris and litter removed. Dead and fallen tree limbs and palm fronds should be removed from the turf and beds during each visit. Gardening debris generated from the Contractor's work shall be removed from all surface areas on days of service. This excludes heavy leaf fall pickup from parking areas, sidewalks, pools, etc. Excessive debris due to natural disasters shall be subject to a separate work authorization.

IRRIGATION SYSTEM MAINTENANCE – SCOPE of Services
Exhibit A

SCOPE OF WORK. The Irrigation System Maintenance Contractor (the "**Contractor**") shall furnish all horticultural supervision, labor, materials, equipment, and transportation required to maintain the irrigation systems within The Amelia Walk CDD (the "**District**") throughout the contract period, as specified per the contractual agreement.

a. Schedule of Services:
The Contractor will be on site as necessary to complete the scope of work. The Contractor will endeavor to schedule all work to be completed each week by 5:00 PM Friday, however the Contractor may be required to work on weekends to complete tasks delayed or caused by Acts of God or in emergency situations. The Contractor shall be on site as required year-round. A knowledgeable (and licensed when applicable) supervisor from the Contractor's firm is required to be present during every maintenance visit.

b. Quality Control Inspections:
A qualified representative from the Contractor's firm shall accompany the District's representative ("**Manager**") on monthly quality inspections and after each inspection a punch list shall be generated and submitted to Contractor for completion by the following week. Such inspections should occur on a set schedule as agreed upon by the Manager and the Contractor. Any deficiencies within the scope of services shall be corrected within seven (7) days of each inspection unless Contractor notifies Manager of a reasonable explanation as to why such issue cannot be completed in such time period.

c. Attendance at meetings:
Upon request by the District, the Contractor shall attend scheduled District meetings.

d. Reporting:

The Contractor will be required to provide Manager with the following information:

- Monthly Irrigation Inspection Reports of all zones. Amelia Walk has 5 above ground irrigation controllers [Hunter (1) and Rainbird (4)] controllers and 14 inground Hunter [Node 1 2 or 4 controllers]. There are currently 147 irrigations zones in use within the Amelia Walk District..

The Contractor shall visually inspect (wet test) the entire irrigation system (total of 147 irrigation zones) once a month for a total of 12 inspections annually to ensure optimal performance. The Contractor will be responsible for controlling all irrigation water use in compliance with the St. Johns River Water Management guidelines and will ensure minimal water use while providing sufficient water use for proper plant nutrition, particularly during the growing season.

Sprinkler Heads:
All sprinkler heads shall be checked for proper operation and coverage. Contractor shall

be solely responsible for the repair and replacement of any all irrigation heads or irrigation equipment damaged by landscape personal during routine landscape maintenance. Valves & Valve Boxes.

The Contractor shall inspect all valves and valve boxes for broken or stuck valves or missing valve box lids, and replacing as needed.

Watering Schedule:
The Contractor shall recommend adjusting watering schedules to correspond with seasonal color installation, fertilization applications, temperature changes, drought and rainy seasons and pest control applications. Water schedules will be adjusted as needed based on season and rainfall amounts and coordinated with the district irrigation system detailed documentation of all irrigation controllers.

Emergency Contact.
The Contractor shall provide Manager with a contact person and telephone number who shall be available for on-call emergency service.

Irrigation Repairs.
Any repairs needed that are not covered under this inspection process will be proposed and billed separately. Stopping water loss and health hazards associated with main line breaks, valve damage, backflow malfunctions, lateral breaks, damaged heads, etc., are emergency services and water shall be turned off immediately upon notice of damage. Final repairs shall be completed within 48 hours.
Contractor shall submit proposals for any repairs that fall outside of the inclusive repairs for materials and labor based upon unit prices provided in the fee schedule below.

FERTILAZATION, WEED and PEST Control MAINTENANCE
SCOPE of Services
Exhibit A

SCOPE OF WORK. The Fertilization, Weed and Pest Control Maintenance Contractor (the "**Contractor**") shall furnish all horticultural supervision, labor, materials, equipment, and transportation required to maintain the landscape areas within The Amelia Walk CDD (the "**District**") throughout the contract period, as specified per the contractual agreement.

a. Schedule of Services:
The Contractor will be on site as necessary to complete the scope of work. The Contractor will endeavor to schedule all work to be completed each week by 5:00 PM Friday, however the Contractor may be required to work on weekends to complete tasks delayed or caused by Acts of God or in emergency situations. The Contractor shall be on site as required year-round. A knowledgeable (and licensed when applicable) supervisor from the Contractor's firm is required to be present during every maintenance visit.

b. Quality Control Inspections:
A qualified representative from the Contractor's firm shall accompany the District's representative ("**Operations Manager**") on monthly quality inspections and after each inspection a punch list shall be generated and submitted to Contractor for completion by the following week. Such inspections should occur on a set schedule as agreed upon by the Manager and the Contractor. Any deficiencies within the scope of services shall be corrected within seven (7) days of each inspection unless Contractor notifies Manager of a reasonable explanation as to why such issue cannot be completed in such time period.

c. Attendance at meetings:
Upon request by the District, the Contractor shall attend scheduled District meetings.

d. Reporting:

The Contractor will be required to provide Manager with the following information:

- Monthly Fertilization, Weed and Pest Control Reports
    - Lawns
    - Plants/shrubs
    - Sod
    - Trees
    - Pests

The Contractor shall provide ferritization, weed and pest control maintenance for all common areas of the Amelia Walk District.

The Contractor shall establish a grass and plant pesticide spray program to provide the application of pesticides as needed to control mole crickets, army worms, chinch bugs and other grass and plant pests as well as plant fungus. Pre-emergent and post-

emergent controls shall be used to provide acceptable levels of weed control. All chemicals and pesticides shall be purchased and obtained at the expense of the Contractor. All spraying must be performed by or under the direct supervision of a licensed applicator. The pest control program shall follow the most current recommendations of the University of Florida "Guides to Insect Disease, Nematodes and Weed Control". The Contractor shall submit an outline of the agronomic program along with the proposal. Contractor will use proper fertilization, mowing, and watering practices to promote the growth of weed resistant turf.

a. Fertilization:

A fertilization program of properly timed applications of quality slow release fertilizers (based on requirements established by the University of Florida) shall be established. The program shall provide a lawn, which is evenly green and thick, and one which does not promote surge growth or burning The Contractor shall apply fertilizer as warranted. The number of applications will be dependent on the type of nitrogen used and the type of plant material being fertilized. Soil samples should be taken if Contractor encounters problematic areas of the community in order to determine the best remediation plan for those.

b. Weed, Disease, and Insect Control:

The Contractor shall establish a grass and plant pesticide spray program to provide the application of pesticides as needed to control mole crickets, army worms, chinch bugs and other grass and plant pests as well as plant fungus. Pre-emergent and post-emergent controls shall be used to provide acceptable levels of weed control. All chemicals and pesticides shall be purchased and obtained at the expense of the Contractor. All spraying must be performed by or under the direct supervision of a licensed applicator. The pest control program shall follow the most current recommendations of the University of Florida "Guides to Insect Disease, Nematodes and Weed Control". The Contractor shall submit an outline of the agronomic program along with the proposal. Contractor will use proper fertilization, mowing, and watering practices to promote the growth of weed resistant turf.

Weed Control: The Contractor shall keep beds reasonably free of broadleaf or grassy weeds, preferably with pre- emergent and/or selective post-emergent/contact herbicides.

Pre-emerge: This type of control should be used only if a known weed problem warrants its use.
Post-emerge: Control broadleaf weeds with selective herbicides. The chosen chemical will be recommended and legally approved for the specific weed problem.

Fungicide: The Contractor shall apply legally approved fungicides to control disease-causing damage to ornamentals if warranted.

Pesticide: Apply legally approved pesticides to control insects causing damage to ornamentals if warranted.

Roses fertilized consistently so as to promote healthy and even growth and consistent budding in accordance with lawn care trimming.

Tree Fertilization - A tree fertilization program and the cost should be submitted as a separate item within your bid. This shall include all Palms, Oaks, Maples, Elms, Magnolias, Hollies, etc.

EXHIBIT "B"

MAINTENANCE AREAS

Amelia Walk Landscape Maps with ID description.

Amelia Walk Irrigation Controller & Valve Boxes Maps

Amelia Walk Irrigation Controller Program Detail.

EIGHTH ORDER OF BUSINESS

Contact Us
TIGRIS Aquatic Services LLC 6869 Phillips Parkway Drive South Jacksonville, Florida 32256 smetzger@tigrisusa.com 904-997-0044

TIGRIS
WHERE WATERS THRIVE.

Quote: 361788	
Quote Date:	09/09/2026
Expiration Date:	12/08/2026

Bill To:
Amelia Walk CDD c/o GMS LLC 475 West Town Place, Ste 114 St. Augustine, Florida 32092

Customer: Amelia Walk CDD
85287 Majestic Walk Blvd. Fernandina Beach, Florida 32034

Description	Unit Price	Qty	Amount
Aquatic Services - Annual Program Aquatic Services – Annual Program Service Frequency: Contractor agrees to perform monthly pond maintenance treatments, totaling twelve (12) treatments per fiscal year for 16 ponds. Contractor agrees to perform the following pond maintenance services on a monthly basis: Core Services: • Floating Algae and Aquatic Weed Control, including floating vegetation such as Duckweed and Salvinia • Water Testing (pH and Dissolved Oxygen) and Aquatics Consulting as Needed • Border Grass and Brush Control to Water's Edge • Trash Pick-Up: Trash will be collected during each service visit at each pond that is safely and reasonably accessible from the shoreline, up to a maximum of one (1) 5-gallon bucket of trash per pond per visit. If larger or bulky items are identified that require removal beyond the standard trash pick-up service, removal will be scheduled within 48 hours of identification, subject to site accessibility and safety conditions. • Blue and/or Black Dye as Requested. • Detailed Service Report: A detailed report documenting the services performed, pond conditions, treatments applied, and any applicable observations will be provided within 24 hours of the service date.	$2,112.88	12	$25,354.56
Fountain/Aeration Standard Management - Annual Program Fountain/Aeration Standard Management - Annual Program Contractor agrees to perform the following fountain maintenance services on a Quarterly basis for 5 fountains: • Clean fountain in body of water • Clean nozzle • Clean pump intake • Clean lights and lenses • Adjust timers During each maintenance visit, Contractor will inspect the fountain system for proper operation and general condition.	$747.49	4	$2,989.96
Optional add-on services: (Pricing Available Upon Request) -Submersed Vegetation Control -Fish stocking -Nutrient Mitigation -Mechanical Removal -Beneficial bacteria			

Invoicing Details:
TIGRIS will invoice customer in 12 equal installments
Invoices will be sent via email
on the 1st of the month

Deposit & Payment	
Deposit Required:	$0.00
Deposit Due:	**$0.00**

Summary	
Subtotal:	$28,344.52
Total:	**$28,344.52**

Terms & Conditions

TERM AND TERMINATION: The term of the Agreement for annual services and/or annual product as described above shall commence on the date when both parties have executed this Agreement and shall continue for twelve consecutive months (the "Initial Term"). Notwithstanding anything set forth herein to the contrary, either party may terminate this Agreement upon 30 days written notice to the other party; provided that in the event the Customer terminates this Agreement, the Customer must provide payment to TIGRIS Aquatic Services, LLC (TIGRIS) for all services rendered prior to the effective date of termination.

AUTO RENEWAL TERMS: THIS AGREEMENT HAS AN AUTOMATIC RENEWAL CLAUSE. Unless either party hereto provides the other party with written notice at least ninety (90) days prior to the end of the Initial Term or any subsequent renewal term, this Agreement shall automatically renew for subsequent additional terms, with each subsequent term having a duration equal to the Initial Term.

PRICE INCREASE: Following the initial term, the prices listed above can be increased by a percentage which shall not exceed five (5%) percent. TIGRIS may petition Customer at any time for an additional rate adjustment on the basis of extraordinary and unusual changes in the cost of operations that could not be reasonably foreseen by a prudent operator. New areas to be covered will be pro-rated to the program cost at the rates in effect at the time.

PAYMENT: All payments for services rendered under this contract are due within 30 days from the invoice date.

If payment is past due 60 days or more, TIGRIS reserves the right to postpone service until the total amount due, including finance charges, is paid in full. Should it become necessary for TIGRIS to bring action for collection of monies due and owing under this Agreement, Customer agrees to pay costs incurred by TIGRIS from such collection. Upon receipt of payment TIGRIS will inspect the service area; if conditions have changed significantly due to the interruption of service, additional fees will be incurred to return it to normal status.

Non-Prevailing Wage Pricing: The pricing provided in this Agreement is based on standard labor rates and does not include prevailing wage requirements. Should the Customer determine that this project is subject to prevailing wage laws, TIGRIS reserves the right to adjust the contract price to account for increased labor costs, administrative overhead, and compliance reporting.

VENDOR COMPLIANCE: An additional fee will be charged if customer requires specific Vendor Portal Sites or vendor compliance memberships.

PROPERTY DAMAGE/LIMITATION ON CLAIMS: Allegations of property damage resulting from the services rendered by TIGRIS must be submitted in a written report with pictures included, filed directly with respective Account Manager within fifteen (15) days. TIGRIS will review the report, determine a fair and equitable resolution, and respond within a timely manner. Customer agrees that any claims Customer has against TIGRIS must be filed within one (1) year from the date of termination of this Agreement.

LIMITATION OF LIABILITY: Neither party will be liable to the other party for any special, indirect, consequential, or incidental damages of any kind, including, without limitation, any loss of profit, loss of use, or business interruption, based on any claim under this agreement, even if such party has been advised of the possibility of such damages. Customer hereby agrees to indemnify, defend and hold harmless TIGRIS from and against any and all liabilities, obligations, damages, penalties, fines, loss, awards, judgments, costs, and expenses (including, without limitation, reasonable attorneys' fees and costs), relating to any claim, action or proceeding initiated or threatened by a third party (collectively "Losses") incurred by or imposed upon TIGRIS as a result of Customer's negligence or intentional misconduct. TIGRIS hereby agrees to indemnify, defend and hold harmless the Customer from and against all Losses incurred by or imposed upon the Customer as a result of TIGRIS's negligence or intentional misconduct provided however that TIGRIS shall not be responsible for any Losses due in whole or in part to Customer's negligent acts or omissions.

INSURANCE: TIGRIS shall carry Worker's Compensation and Employer Liability, Commercial General Liability, Professional Liability, and Property Damage Insurance which shall remain in full effect throughout this Agreement. Customer will be an insurance certificate holder and named as an additional insured. Copies of certificates of insurance naming the Customer as additionally insured will be provided upon request.

EQUIPMENT: TIGRIS will furnish all labor, equipment, materials, supervision and taxes and has provided proper instruction of all safety measures to its personnel. TIGRIS is licensed and registered by the State of service for the use of aquatic herbicides.

ENTIRE AGREEMENT: This Agreement constitutes the complete understanding between the parties hereto and supersedes any prior understandings whether written or oral between the parties relating to the subject matter hereof. SIGNING AND RETURNING this document authorizes TIGRIS to perform the services and/or have product(s) delivered as stipulated within this agreement. This agreement is based on current Federal, State and local rules and regulations. Any changes to these rules that affect how our operations are carried out may require changes to this Agreement. The property representative would be notified in writing in the event of any such changes. By signing this document, I acknowledge I have the authority to authorize TIGRIS to perform the services outlined in this agreement.

Customer Approval

Customer Signature	Name	Date

Contact Us
TIGRIS Aquatic Services LLC 6869 Phillips Parkway Drive South Jacksonville, Florida 32256 smetzger@tigrisusa.com 904-997-0044

Quote: 365587	
Quote Date:	10/07/2026
Expiration Date:	01/05/2027

Bill To:
Amelia Walk CDD c/o GMS LLC 475 West Town Place, Ste 114 St. Augustine, Florida 32092

Customer: Amelia Walk CDD
85287 Majestic Walk Blvd. Fernandina Beach, Florida 32034

Description	Unit Price	Qty	Amount
Aquatic Services - Annual Program Scope of Work Amelia Walk CDD – Aquatic Pond & Fountain Maintenance Services Scope Overview TIGRIS Aquatic Services will provide comprehensive aquatic maintenance services for Ponds 2–17 within Amelia Walk CDD. Services will be performed twice per month, with approximately two weeks between scheduled visits. The service program will utilize a combination of boat-based applications and Mule/UTV-based applications based on pond size, accessibility, and treatment requirements. During each scheduled visit, TIGRIS Aquatic Services will also inspect the ponds treated during the previous visit to evaluate treatment effectiveness and overall pond conditions. _____ 1. Twice-Monthly Pond Maintenance First Monthly Visit – Boat Application During the first scheduled service visit of each month, TIGRIS Aquatic Services will utilize a treatment boat to perform aquatic maintenance and herbicide applications on the following ponds: Ponds 3, 8, 11, 12, 14, 15, and 16 Services will include inspection of each designated pond and treatment of algae, floating aquatic vegetation, shoreline vegetation, and other undesirable vegetation as conditions require. During this visit, TIGRIS Aquatic Services will also inspect the ponds serviced during the previous Mule/UTV application to evaluate their current condition and response to the previous treatment. Any areas requiring additional attention will be documented and addressed as appropriate. Second Monthly Visit – Mule/UTV Application Approximately two weeks after the boat application, TIGRIS Aquatic Services will return to the property utilizing a Mule/UTV-mounted treatment system to service: Ponds 2, 4, 5, 6, 7, 9, 10, 13, and 17 Services will include inspection of each designated pond and treatment of algae, floating aquatic vegetation, shoreline vegetation, and other undesirable vegetation as conditions require. During this visit, TIGRIS Aquatic Services will also inspect the ponds serviced during the previous boat application to evaluate treatment effectiveness and current pond conditions. This alternating service schedule allows TIGRIS Aquatic Services to maintain a twice-monthly inspection presence at all ponds while utilizing the equipment most appropriate for			

Services to purchase and install the necessary part without prior approval, provided the total cost of the repair does not exceed $300.00.
Any repair or replacement expected to exceed $300.00 will be documented and submitted to the Customer for approval before TIGRIS Aquatic Services proceeds with the additional work.
Any significant fountain malfunction that cannot be corrected during routine maintenance will be documented, and TIGRIS Aquatic Services will provide the Customer with its findings and recommended course of action.

Optional add-on services: (Pricing Available Upon Request)
-Trash pickup
-Submersed Vegetation Control
-Fish stocking
-Nutrient Mitigation
-Mechanical Removal
-Beneficial bacteria

Invoicing Details:
TIGRIS will invoice customer in 12 equal installments
Invoices will be sent via email
on the 1st of the month

Deposit & Payment	
Deposit Required:	$0.00
Deposit Due:	**$0.00**

Summary	
Subtotal:	$43,929.72
Total:	**$43,929.72**

Terms & Conditions

TERM AND TERMINATION: The term of the Agreement for annual services and/or annual product as described above shall commence on the date when both parties have executed this Agreement and shall continue for twelve consecutive months (the "Initial Term"). Notwithstanding anything set forth herein to the contrary, either party may terminate this Agreement upon 30 days written notice to the other party; provided that in the event the Customer terminates this Agreement, the Customer must provide payment to TIGRIS Aquatic Services, LLC (TIGRIS) for all services rendered prior to the effective date of termination.

AUTO RENEWAL TERMS: THIS AGREEMENT HAS AN AUTOMATIC RENEWAL CLAUSE. Unless either party hereto provides the other party with written notice at least ninety (90) days prior to the end of the Initial Term or any subsequent renewal term, this Agreement shall automatically renew for subsequent additional terms, with each subsequent term having a duration equal to the Initial Term.

PRICE INCREASE: Following the initial term, the prices listed above can be increased by a percentage which shall not exceed five (5%) percent. TIGRIS may petition Customer at any time for an additional rate adjustment on the basis of extraordinary and unusual changes in the cost of operations that could not be reasonably foreseen by a prudent operator. New areas to be covered will be pro-rated to the program cost at the rates in effect at the time.

PAYMENT: All payments for services rendered under this contract are due within 30 days from the invoice date.

If payment is past due 60 days or more, TIGRIS reserves the right to postpone service until the total amount due, including finance charges, is paid in full. Should it become necessary for TIGRIS to bring action for collection of monies due and owing under this Agreement, Customer agrees to pay costs incurred by TIGRIS from such collection. Upon receipt of payment TIGRIS will inspect the service area; if conditions have changed significantly due to the interruption of service, additional fees will be incurred to return it to normal status.

Non-Prevailing Wage Pricing: The pricing provided in this Agreement is based on standard labor rates and does not include prevailing wage requirements. Should the Customer determine that this project is subject to prevailing wage laws, TIGRIS reserves the right to adjust the contract price to account for increased labor costs, administrative overhead, and compliance reporting.

VENDOR COMPLIANCE: An additional fee will be charged if customer requires specific Vendor Portal Sites or vendor compliance memberships.

PROPERTY DAMAGE/LIMITATION ON CLAIMS: Allegations of property damage resulting from the services rendered by TIGRIS must be submitted in a written report with pictures included, filed directly with respective Account Manager within fifteen (15) days. TIGRIS will review the report, determine a fair and equitable resolution, and respond within a timely manner. Customer agrees that any claims Customer has against TIGRIS must be filed within one (1) year from the date of termination of this Agreement.

LIMITATION OF LIABILITY: Neither party will be liable to the other party for any special, indirect, consequential, or incidental damages of any kind, including, without limitation, any loss of profit, loss of use, or business interruption, based on any claim under this agreement, even if such party has been advised of the possibility of such damages. Customer hereby agrees to indemnify, defend and hold harmless TIGRIS from and against any and all liabilities, obligations, damages, penalties, fines, loss, awards, judgments, costs, and expenses (including, without limitation, reasonable attorneys' fees and costs), relating to any claim, action or proceeding initiated or threatened by a third party (collectively "Losses") incurred by or imposed upon TIGRIS as a result of Customer's negligence or intentional misconduct. TIGRIS hereby agrees to indemnify, defend and hold harmless the Customer from and against all Losses incurred by or imposed upon the Customer as a result of TIGRIS's negligence or intentional misconduct provided however that TIGRIS shall not be responsible for any Losses due in whole or in part to Customer's negligent acts or omissions.

INSURANCE: TIGRIS shall carry Worker's Compensation and Employer Liability, Commercial General Liability, Professional Liability, and Property Damage Insurance which shall remain in full effect throughout this Agreement. Customer will be an insurance certificate holder and named as an additional insured. Copies of certificates of insurance naming the Customer as additionally insured will be provided upon request.

EQUIPMENT: TIGRIS will furnish all labor, equipment, materials, supervision and taxes and has provided proper instruction of all safety measures to its personnel. TIGRIS is licensed and registered by the State of service for the use of aquatic herbicides.

ENTIRE AGREEMENT: This Agreement constitutes the complete understanding between the parties hereto and supersedes any prior understandings whether written or oral between the parties relating to the subject matter hereof. SIGNING AND RETURNING this document authorizes TIGRIS to perform the services and/or have product(s) delivered as stipulated within this agreement. This agreement is based on current Federal, State and local rules and regulations. Any changes to these rules that affect how our operations are carried out may require changes to this Agreement. The property representative would be notified in writing in the event of any such changes. By signing this document, I acknowledge I have the authority to authorize TIGRIS to perform the services outlined in this agreement.

Customer Approval

Customer Signature	Name	Date

SUPERIOR WATERWAY SERVICES, INC.

North FL Office

Lake and Fountain Maintenance Proposal

Amelia Walk CDD

Especially Prepared For:
Chip Dellinger

Superior Waterway Services, Inc.
6701 Garden Rd, Suite 1 ▪ Riviera Beach FL 33404 ▪ (561) 844-0248 Office ▪ (561) 844-9629
Logan Wooley, North FL Regional Director
www.superiorwaterway.com

SUPERIOR WATERWAY SERVICES, INC.

North FL Office

Dear Chip:

We greatly appreciate the opportunity to bid on this project for you! Attached is the agreement for care of the Lake and Fountain maintenance at Amelia Walk CDD.

Superior Waterway Services, Inc. is a full-service environmental resource management team, offering a wide variety of services, including but not limited to:

- Lake management including algae, border grass and aquatic weed control
- Mitigation wetland preserve management including invasive plant control.
- Fountain and aeration system sales and service for all brands.
- DredgeSox earth-friendly erosion control system.
- Environmental and wetland monitoring for agency compliance.
- Mosquito and Midge Control solutions.
- Littoral Plantings.
- Physical and mechanical removals.
- Mechanical harvesting boat for physical removals
- Carp stocking and barrier building. (We can assist from start to finish)
- Bathymetric scanning.
- Water clarification services.
- Gamefish Stocking.

Our team leads the industry and has an exemplary reputation with many government agencies, builders, developers, property managers and homeowner associations. Our State-certified, trained biologists have been providing environmental services for many of Florida's waterways and natural areas since 1999.

Superior Waterway Services is fully insured, carrying full coverage to protect our customers, including workman's compensation, liability, and property damage.

We pride ourselves on providing the highest level of service in the industry and look forward to the opportunity of exceeding your expectations!

Respectfully yours,

SUPERIOR WATERWAY SERVICES, INC.

Logan Wooley
North FL Regional Director

Superior Waterway Services, Inc.
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SUPERIOR WATERWAY SERVICES, INC.

North FL Office

AQUATIC MANAGEMENT AGREEMENT

This agreement, dated October 6th, 2026, is made between SUPERIOR WATERWAY SERVICES, INC. (SWS) and CUSTOMER:

Amelia Walk CDD
Attn: Chip Dellinger
C/o: Governmental Management Services
9655 Florida Mining Blvd E, #305
Jacksonville, Florida 32257

Both Customer and SWS agree to the following terms and conditions:

1. SWS will provide aquatic management services on behalf of the customer in accordance with the terms and conditions of this agreement at the following aquatic sites:

   Sixteen (16) lakes and Five (5) Floating Fountains (see attached map), located at **Amelia Walk CDD** in Nassau County, Florida.
   33,620 Perimeter feet & 57.66 Acres.

2. Customer agrees to pay SWS the following amount during the term of this agreement for these specific waterway management services (as herein defined):

Algae And Aquatic Plant Control	$2,350.00 / Monthly
Border Grass And Brush Control To Water's Edge	Included
Monthly Water Testing	Included/As Needed
Fountain Maintenance	$600.00 / Quarterly
Blue Pond Dye Applications	Included/As Needed
Visually Inspect/Clean Outflow Structures	Included/As Needed
Minor Trash Removal	Included
Fish & Wildlife Monitoring	Included
Management Reporting	Included

Biological Control Agent Permit Application Triploid Grass Carp	Included

Two (2) visits per month for lake management with treatment as necessary. Additional necessary visits at no extra charge. Fountains will be serviced quarterly.

* Triploid grass carp stocking subject to required approval of Florida Fish & Wildlife Conservation Commission.

3. Schedule of payment: First month's payment shall be due and payable upon execution of this agreement; the balance shall be payable in equal monthly installments.

4. The offer contained in this agreement is valid for thirty (30) days only and must be returned to our offices for acceptance within that period.

5. SWS agrees to use only products that have been shown to present a wide margin of safety for Florida fish and wildlife. All herbicides to be utilized must be labeled for the application and approved by Federal and State authorities for that use.

6. This agreement may be terminated by either party with thirty (30) days written notice. Notification must be sent by certified mail, return receipt requested, to SUPERIOR WATERWAY SERVICES, INC., 6701 Garden Road., Suite 1 Riviera Beach, Fl 33404. CUSTOMER agrees to pay for all services rendered by SWS to date of termination of contract. SWS reserves the right, under special circumstances, to initiate surcharges relating to extraordinary price increases of water treatment products. There will be no less than 30 days written notice if any increase is to be imposed for any reason whatsoever.

7. This agreement will automatically renew yearly, on the anniversary date, unless terminated by either party with thirty (30) days written notice.

8. Addendums: See attached map, survey and report (where applicable).

   A. Monthly water testing and monitoring as necessary for the success of the aquatic weed control program and at the discretion of SWS.

   B. Additional work as requested by CUSTOMER such as excessive trash clean up, physical cutting and/or plant removal and other manual maintenance may be performed by our staff. Extra service work requested by CUSTOMER will be invoiced separately at our current hourly equipment and labor rates.

C. Littoral plantings maintenance is included only if specified.

D. Care proposed in this contract is for maintenance control of aquatic growth and will not eradicate all plants in the water.

E. Definitions of services referred to in Paragraph 1 are as follows:

Algae and Aquatic Plant Control – The treatment as necessary of all aquatic weed species located in the waterways maintained by the community association. Treatments are to be made with E.P.A. registered aquatic herbicides. The application of Fluridone is not included in this contract but if applications are needed SWS will notify the customer and quote the product needed. SWS will only charge for cost of the product needed and apply at no additional charge.

Grass and Brush Control to Water's Edge – The treatment of all undesirable emergent vegetation around the lake edge up to the turf line.

Monthly Water Testing – Water testing as needed for the success of the lake management program. Parameters include Dissolved Oxygen, Ph, Clarity and Water Temperature.

Fountain Maintenance - Clean fountain float, light lenses, intake screen, and display head, check all connections in control panel, check (when applicable) and reset GFCI, check and set timer clocks. Any repairs will be billed separately.

Blue Pond Dye Applications – Blue pond dye will be used when needed based upon SWS discretion.

Visually Inspect/Clean Outflow Structure – Outflow Structures will be visually checked when the ponds are visited monthly, and cleaned as necessary.

Minor Trash Removal – Minor trash will be removed from each pond at the monthly scheduled visit. Large items, excessive debris, and new construction debris are not included and the customer will be invoiced separately at the current hourly rate for removal if approved. No guarantee of 100% removal. (Only items by the shoreline in the waterbody apply.)

Fish & Wildlife Monitoring – Surveys performed at time of treatments which explain fish and wildlife species observed while onsite.

Management Reporting – A comprehensive report filled out each visit for the specific activity performed on the property and provided to Customer.

Once the vegetation has been identified, TIGRIS Aquatic Services will determine the recommended treatment program and advise the Customer accordingly. During months when systemic treatment of submersed vegetation is necessary, additional billing will occur to cover the cost of the specialized herbicide required for treatment. _____ 6. Service Reports & Photographic Documentation Following each scheduled service visit, TIGRIS Aquatic Services will provide the Customer with a detailed service report. The report will document the conditions observed and work performed at each individual pond. Reports will include, as applicable: • Current pond conditions • Algae observations • Aquatic and shoreline vegetation observations • Herbicide or algaecide treatments performed • Areas inspected from previous treatments • Treatment response and progress • Trash and debris removal • Blue dye application • Recommendations for additional services or follow-up • Any conditions requiring Customer attention • Photographs of each pond The photographic documentation will provide the Customer with a visual record of pond conditions and allow treatment progress to be monitored throughout the year. _____			
Fountain/Aeration Standard Management - Annual Program 7. Quarterly Fountain Maintenance TIGRIS Aquatic Services will provide quarterly preventive maintenance and cleaning of all five (5) fountains located at: Ponds 2, 5, 6, 14, and 15. During each quarterly fountain service, TIGRIS Aquatic Services will perform the following preventive maintenance and inspection items, as applicable: • Perform an amp test on the motor to verify proper amp load. • Check incoming and outgoing voltage. • Test motor GFCI protection breaker. • Test the contactor/starter. • Test motor overload protection and verify proper operation. • Check fuses. • Inspect wires, breakers, and other electrical components for secure connections. • Check and adjust timers as needed. • Test lighting GFCI breakers. • Check and adjust lighting timers. • Inspect the propeller or impeller and diffuser plate, when applicable. • Inspect the motor shaft for proper operation. • Clean the fountain debris screen, nozzle, shaft, and pump chamber to maintain proper water flow. • Clean lighting lens covers. • Inspect fountain lights and identify burned-out lamps. • Inspect light housings and seals for leaks. Fountain Repairs & Replacement Parts Routine quarterly inspection and cleaning are included in this Scope of Work. Replacement parts, non-warranty repairs, replacement lighting components, seals, and additional labor required to perform repairs are not included in the base maintenance price and may be billed separately. To help minimize fountain downtime and avoid unnecessary delays, if a required replacement part can be purchased locally and the repair can be completed on-site during the service visit, the Customer authorizes TIGRIS Aquatic	$750.00	4	$3,000.00

Biological Control Agent Permit Application For Triploid Grass Carp – Assistance in the permitting process from the Florida Fish & Wildlife Conservation Commission for the importation of restricted fish species. (11"-12" Carp can be stocked for $10.00 - $20.00 per fish based on quantity.)

9. SWS will provide CUSTOMER with certificates of insurance (upon request), which are incorporated herein by reference. During the term of this Agreement and any extension thereof, SWS will maintain no less than the level of insurance provided for in such certificates.

10. This agreement constitutes the entire agreement of SWS and the CUSTOMER. No oral or written alterations of the terms contained herein shall be deemed valid unless made in writing and accepted by an authorized agent of both SWS and CUSTOMER.

11. This agreement is not assignable to any third party for any reason, without the prior written consent of CUSTOMER.

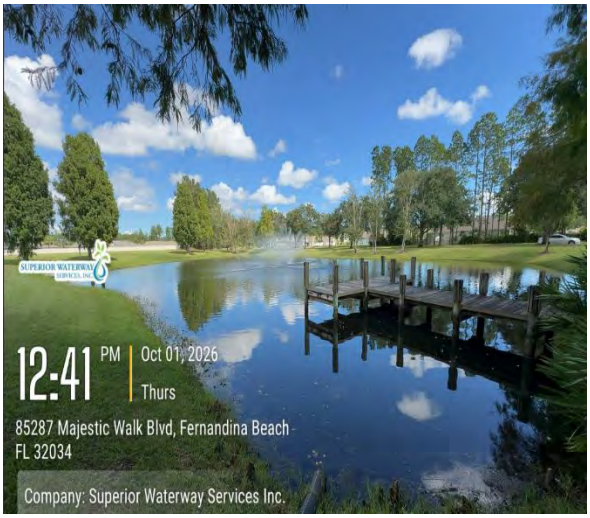
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SUPERIOR WATERWAY SERVICES, INC. CUSTOMER

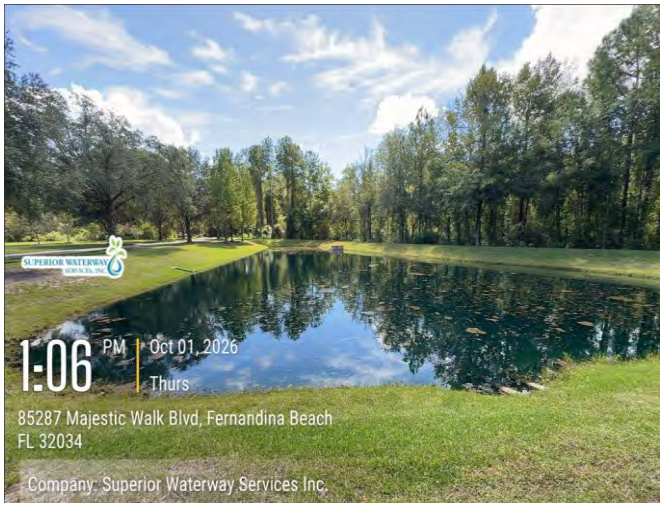
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DATE

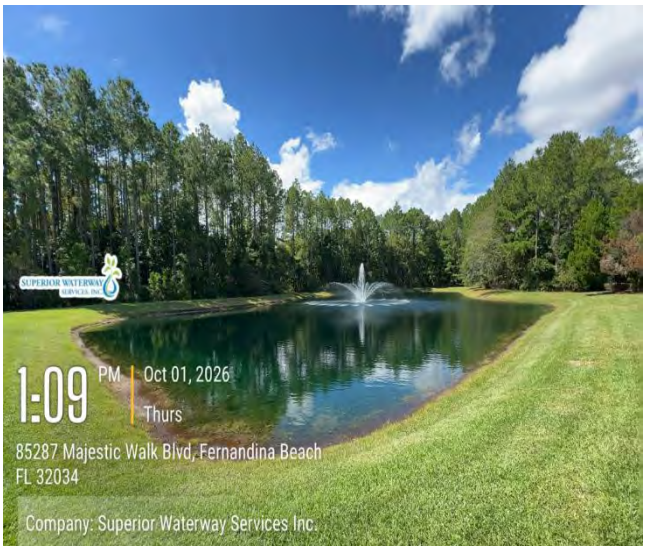
Pond 2 – Minor perimeter weeds need spraying.



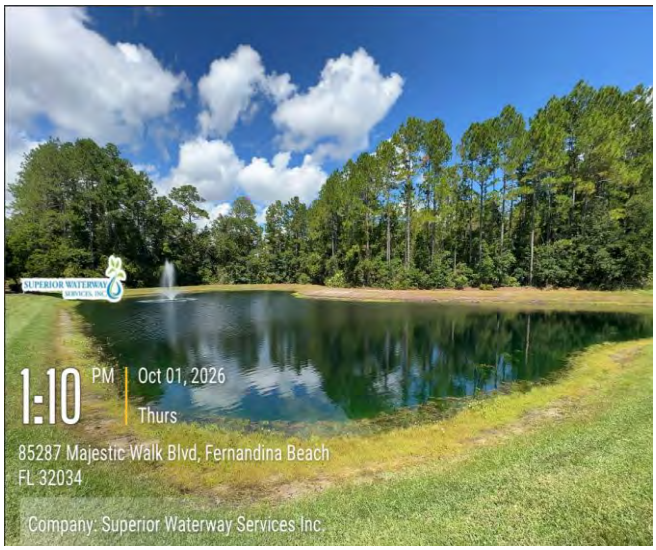
Pond 3 – Minor algae. Needs treatment.



Pond 4 – Looks ok at this time.

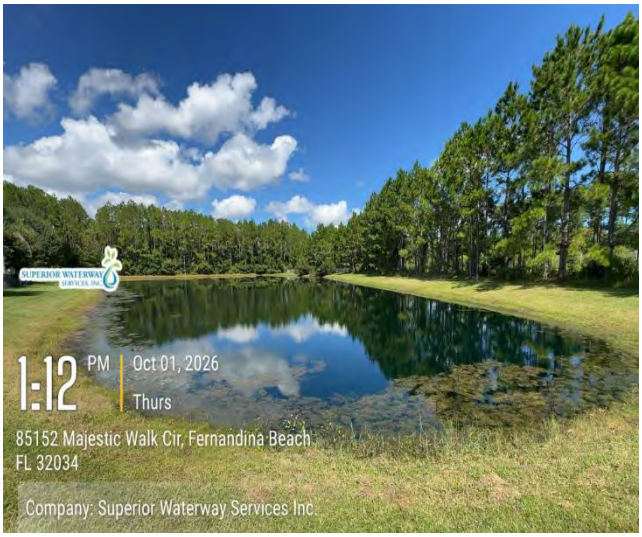


Pond 5 – Minor perimeter weeds need spraying.



each pond. _____ 2. Aquatic Weed, Algae & Shoreline Vegetation Management During each scheduled service visit, TIGRIS Aquatic Services will inspect the ponds for: • Algae growth • Floating aquatic vegetation • Undesirable shoreline vegetation • Cattails and other unwanted emergent vegetation • Other aquatic vegetation requiring management When treatment is required, TIGRIS Aquatic Services will apply appropriately labeled aquatic herbicides, algaecides, and aquatic surfactants based on the vegetation or algae present at the time of service. All applications will be performed in accordance with product labeling and applicable federal, state, and local requirements. Treatment decisions will be based on conditions observed during each inspection, with the objective of maintaining the ponds in an aesthetically acceptable and healthy condition. _____ 3. Blue Pond Dye Blue aquatic pond dye is included as part of this Scope of Work. TIGRIS Aquatic Services will add blue aquatic dye to each pond as appropriate during scheduled service visits. The dye will be maintained to provide a consistent and attractive appearance throughout the community. _____ 4. Trash & Light Debris Removal TIGRIS Aquatic Services will provide routine trash and light debris removal from each pond during each scheduled service visit. Routine trash removal will include up to the equivalent of: One (1) five-gallon bucket of trash and light debris per pond, per service visit. Collected trash will be removed from the property and disposed of appropriately. This service is intended to cover normal incidental trash and light debris found within or immediately surrounding the pond areas. Excessive or Oversized Debris Excessive amounts of trash or large items are not included in the base Scope of Work. Examples may include furniture, appliances, tires, construction materials, large tree limbs, illegally dumped materials, or other oversized or heavy debris. Removal of these materials may result in an additional charge to the Customer. If materials must be transported to a landfill, transfer station, or other disposal facility, all additional labor, hauling costs, and dump/disposal fees will be the responsibility of the Customer. TIGRIS Aquatic Services will notify the Customer when practical before performing work that will result in additional charges. _____ 5. Submersed Aquatic Vegetation Systemic treatment of submersed aquatic vegetation is not included in the base pricing of this Scope of Work. If submersed aquatic vegetation is identified within any of the ponds, TIGRIS Aquatic Services will first identify the type of vegetation present and evaluate the extent of the infestation. This evaluation is necessary to determine the most appropriate systemic aquatic herbicide and treatment strategy for the specific vegetation present. Different species of submersed vegetation may require different herbicides, application rates, treatment frequencies, and overall management strategies.	$3,410.81	12	$40,929.72

Pond 6 – Algae and slender spikerush on pond. Needs treatment.



Pond 7 – Minor perimeter weeds. Ok at this time.



Pond 8 – Minor algae, could use treatment.



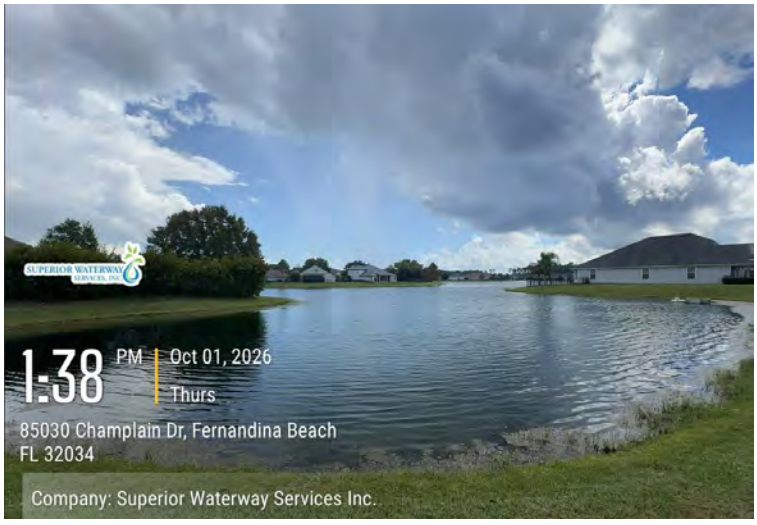
Pond 9 – Overgrowth of slender spikerush, needs immediate treatment.



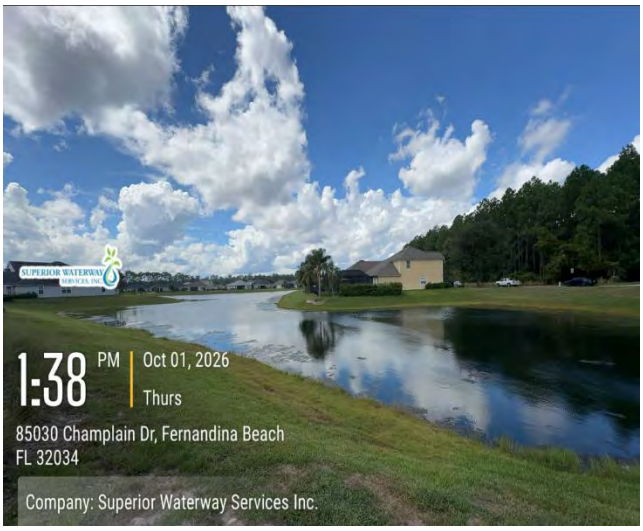
Pond 10 – Minor slender spikerush, will need treatment soon.



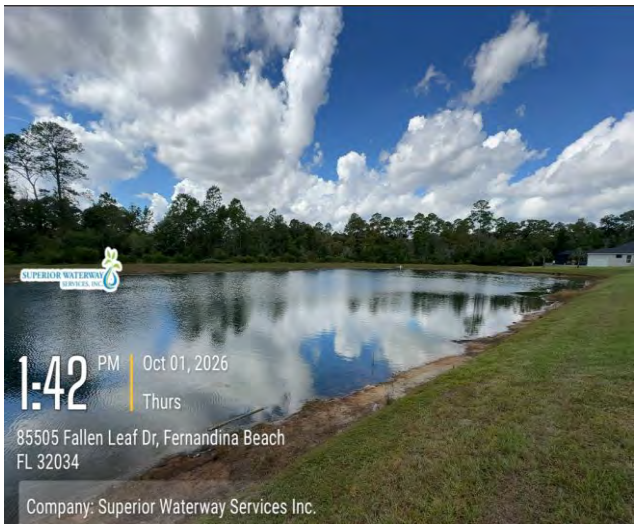
Pond 11 – Perimeter weeds need spraying.



Pond 12 – Algae around perimeter needs treatment.



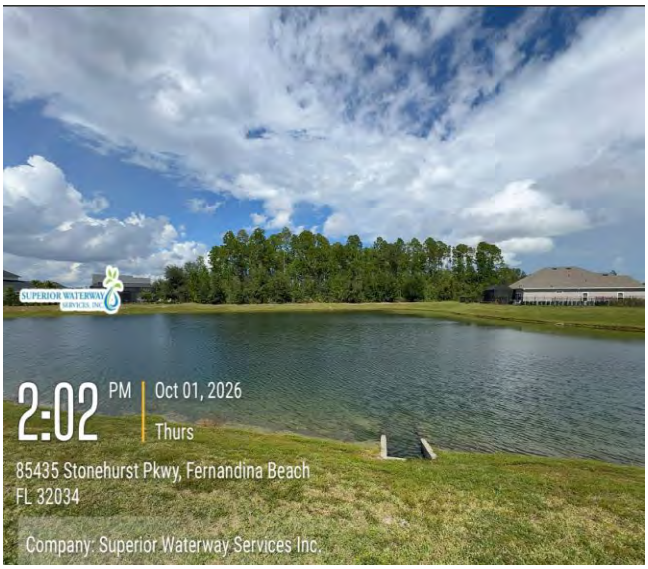
Pond 13 – Looks ok at this time.



Pond 14 – Looks ok at this time.



Pond 15 – Looks ok at this time.



Pond 16 – Looks ok at this time.



Pond 17 – Perimeter spikerush/algae need to be sprayed.



SUPERIOR WATERWAY SERVICES, INC.

North FL Office



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SUPERIOR WATERWAY SERVICES, INC.

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Thank you for the opportunity to bid on this beautiful community. We service 4 of the 7 ponds at Amelia Concourse CDD which is adjacent to your all's community and it had similar issues to what you all are facing and we got them all under control shortly after taking over the property. We are a certified warranty provider for AquaMaster fountains/aeration systems, and can also work with the manufacture of any other brand out there to sell/service/repair as well (AirMax, Kasco, Vertex, AquaControl, Otterbine, Architectural fountains, Etc.). Please also see the below pricing on Littoral plantings which varies based on quantity ordered. The price is the installed, total price per plant.

100 plants - $3.50 per plant installed.

1,000 plants - $2.50 per plant installed.

2,000+ plants - $1.85 installed.

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SOLITUDE
LAKE MANAGEMENT

Restoring Balance. Enhancing Beauty





Annual Pond Management Services

Amelia Walk CDD
Chip Dellinger
85287 Majestic Walk Boulevard
Fernandina Beach, FL 32034
(904) 225-3147
ameliawalkmanager@gmsnf.com

SOLitude Lake Management
Adam Grayson
District Manager
(352) 363-7534
adam.grayson@solitudelake.com





SŌLITUDE
LAKE MANAGEMENT

WHO WE ARE



We believe clean, beautiful water bodies promote good health, happiness and meaningful experiences.

OUR MISSION

We've made it our mission to restore water quality, maintain functionality, and enhance the beauty of lakes and ponds. That's why our dedicated team provides best-in-class service using the most environmentally responsible methods that are tailored for each client we serve.

OUR EXPERIENCE

- Managing lakes and ponds since 1975
- 41 Service States & 59 Offices
- Degreed scientists and experts
- Safety culture
- Measurable results

Everyone wants a beautiful lake and achieving clean water is hard, which is why SOLitude uses science-backed solutions to take care of algae, weeds, and other water issues so you can avoid the frustrations and have more time to enjoy your water.

As a nationwide environmental firm, SOLitude employs some of the country's most experienced Environmental Scientists and thought leaders, and we maintain strategic relationships with leading industry authorities:



Competitively Sensitive & Proprietary Materials – The information contained herein is the intellectual property of SŌLitude Lake Management. Recipient may not disclose to any outside party any proprietary information, processes or pricing contained in this document or any of its attachments without prior written consent of SŌLitude Lake Management. This document is provided to the recipient in good faith and it shall be the responsibility of the recipient to keep the information contained herein confidential.





SŌLITUDE
LAKE MANAGEMENT

OUR SERVICES



Algae & Weed Control

Use environmentally-responsible solutions to keep weeds, algae, and toxic cyanobacteria at bay.



Fountains & Aeration

Promote well-circulated, oxygen-rich water with a touch of elegance.



Nutrient Remediation

Incorporate naturally occurring products to support healthy, balanced water.



Water Quality Testing

Proactively monitor and intercept water quality problems before they get out of hand.



Shoreline Erosion Management

Safeguard against erosion with natural vegetative and bioengineering solutions.



Sediment & Muck Removal

Remove muck and detritus to restore depth, prevent flooding, and protect your assets



Invasive Species Control

Swiftly identify and remove non-native plants, fish, mollusks, and wildlife.



Fisheries Management

Apply comprehensive strategies to build the fishery of your dreams.

Competitively Sensitive & Proprietary Materials – The information contained herein is the intellectual property of SŌLitude Lake Management. Recipient may not disclose to any outside party any proprietary information, processes or pricing contained in this document or any of its attachments without prior written consent of SŌLitude Lake Management. This document is provided to the recipient in good faith and it shall be the responsibility of the recipient to keep the information contained herein confidential.

SOLitude Lake Management Company
Overview & Qualifications

SOLitude Lake Management is a nationwide environmental firm committed to providing sustainable solutions that improve water quality, enhance beauty, preserve natural resources and reduce our environmental footprint. SOLtidue Lake Management has been providing these services since 1999.

SOLitude's team of aquatic resource management professionals specializes in the development and execution of customized lake, pond, stormwater, wetland and fisheries management programs that include water quality testing and restoration, nutrient remediation, algae and aquatic weed control, installation and maintenance of fountains and aeration systems, bathymetry, shoreline erosion restoration, mechanical harvesting and hydro-raking, lake vegetation studies, biological assessments, habitat evaluations, and invasive species management.

Services and educational resources are available to clients nationwide, including homeowners associations, multi-family and apartment communities, golf courses, commercial developments, ranches, private landowners, reservoirs, recreational and public lakes, municipalities, drinking water authorities, parks, and state and federal agencies.

Services and Qualifications

SOLitude Lake Management is dedicated to providing clients with the most complete and cost-effective solutions for the management of their aquatic resources. We are a licensed pesticide business and the services we offer are all performed by highly trained biologists, ecologists, environmental scientists and aquatic resource specialists.

Algae and lake weed control is particularly important to the health and quality of any aquatic ecosystem. SOLitude is a Steward of Water and SePRO Preferred Applicator, and we have participated in the field trials and testing of many new herbicides and other products used for the treatment of aquatic weeds and algae. Our algae testing and monitoring also allows us to identify and quantify the presence of toxic algae that, if left untreated, could pose human and animal health concerns.

SOLitude Lake Management only uses EPA-approved methods and products with attention to label and safety usage. Every office has weekly team meetings to

discuss projects and the approach. Mandatory monthly safety meetings and on-going training.

Water quality monitoring, testing, and restoration are the backbone of any long-term integrated lake or pond management program. Our firm is a leader in the testing and implementation of biological augmentation as a means to improve water quality and remove organic sludge and other biodegradable wastes that accumulate on the bottom of a pond. We are also an experienced distributor and applicator of the latest in phosphorus remediation products designed to remove or sequester available phosphorus from the water column, thus restoring water quality and improving clarity.

Visit www.solitudelakemanagement.com/services to learn more about our offerings and award-winning organization.

Our Approach

The team at SOLitude Lake Management prides itself on its ability to provide excellent service to our clients. Along with an outstanding customer service team, SOLitude has an experienced and highly trained team of aquatic scientists and aquatic service professionals. Our team in the field is made up of environmental scientists, aquatic biologists, fisheries biologists and aquatic ecologists, ensuring that there is always a qualified professional working at our lakes and ponds. In addition to having the necessary experience and education, they are also licensed aquatic pesticide applicators, as well as AquaMaster-Trained Aeration Service Technicians and SePRO Preferred Applicators.

Our number one goal, in addition to exceeding client expectations, is to take the most proactive and environmentally friendly approach to lake and pond management. With ecologically balanced practices, stringent recycling guidelines, eco-friendly solutions to reducing herbicide and pesticide dependency, and most importantly, a strong environmental sustainability culture within our company, we help our clients let nature do what it does best.

We've also made it our mission to continuously educate our clients. We provide our clients with a wealth of lake management knowledge and resources, the latest industry advancements, up-to-date regulatory information, and seasonal strategies.

Key Personnel

Kevin Wilt - Regional Director

Adam Grayson - District Manager

Josheph Blanco - Operations Manager

Nate Barsczewski - Account Manager

Required Licenses

Adam Grayson

License - CM14725 expiration date 5/31/2029

- *Aquatic Pest Control, Forest Pest Control, General Standards (Core), Right-of-Way Pest Control*

Other

State of Florida Department of State (Sunbiz) - M18000000870

DUNS - 057695886

Equipment

Trailer, ATV	1R96X16T0F0677146	RPM CO	2015
Trailer, ATV	HEQ2351078861225R	Blue POS	1988
Trailer, ATV	4YNBN1627DC071573	Anderson	2013
Trailer, ATV	5JW1U1428K1258462	Novae	2018

ATV	A5KB2FDBKFG025252	Kubota (RTV-X900)	?
ATV	A5KB2FDBJPG078407	Kubota (RTV-X900)	2023

Boat	JND16270E323	Rabco Buccaneer 14'	2023
Boat	EKHJ6617K203	Carolina Skiff J14	??
Boat	RAB14299H424	Rabco Buccaneer 14'	2024
Boat	EKHJ9785J415	Carolina Skiff J14	??

Trailer, boat	4XEAB1419LR029021	B & S	2020
Trailer, boat	1M5BB181XL1E83888	B & G	??
Trailer, boat	1ZJBB1614PC050464	Continental	2023
Trailer, boat	1ZJBB161XSM151608	Continental	2024

Outboard	030905BX	Tohatsu 8	2020
Outboard	054326BB	Tohatsu 8	2022
Outboard	043879BB	Tohatsu 9.8	2022
Outboard	1091859	Yamaha 9.9	??

Vehicles

MAKE	MODEL	YEAR
Chevrolet	Colorado	2019
Ford	F-150	2018
Toyota	Tundra	2019
Ford	Ranger	2019
Ford	F-150	2022
Chevrolet	Colorado	2021
Chevrolet	Colorado	2021
Dodge	1500	2021
Dodge	Ram	2021
Chevrolet	Colorado	2021
Chevrolet	Colorado	2022
Toyota	Tacoma	2025
Toyota	Tacoma	2024
Toyota	Tacoma	2024
Toyota	Tacoma	2024
Toyota	Tacoma	2024
Toyota	Tacoma	2024
Toyota	Tacoma	2012
Toyota	Tacoma	2014
Ford	F-150	2014
Toyota	Tacoma	2015
Toyota	Tacoma	2017
Toyota	Tacoma	2017
Toyota	Tacoma	2017
Toyota	Tacoma	2017
Toyota	Prius	2017
Toyota	Tacoma	2015
Toyota	Camry	2016
Ford	F-150	2012

888.480.5253
solitudelakemanagement.com

SERVICES AGREEMENT

PROPERTY NAME: Amelia Walk CDD
CUSTOMER NAME: **Amelia Walk CDD**
SERVICE DESCRIPTION: Annual Pond and Fountain Management for sixteen ponds (ponds 2 through 17) and five fountains located in ponds 2, 5, 6, 14 & 15
EFFECTIVE DATE: **November 1, 2026 through October 31, 2027**
SUBMITTED TO: Chip Dellinger
SUBMITTED BY: Adam Grayson, District Manager

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

1. SERVICES. SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A. The services provided by Solitude under this Agreement are not intended to, and shall not be construed as, constituting a survey or the practice of surveying. Solitude does not perform professional surveying services.

2. MODIFICATIONS. Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").

3. PRICING. The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B. Prices are subject to annual increases. SOLitude will notify the Customer in writing (which may be by invoice) of such increases.

4. PAYMENT. Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full.

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Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.

5. TERM AND EXPIRATION. This Agreement shall commence on the Effective Date and shall remain in effect for an initial term of one (1) year (the "Initial Term"). Thereafter, this Agreement shall automatically renew under the same terms, conditions and specifications as set forth by this Agreement and for the same period of time as the Initial Term (each an "Additional Term") (the "Initial Term" and each "Additional Term" thereafter are collectively referred to herein as the "Term") unless either party gives written notice of cancellation thirty (30) days prior to the termination date of the Term then in effect. The parties understand and agree that the prices for each Additional Term shall automatically increase by six percent (6%) of then current annual pricing. SOLitude reserves the right to increase the amount charged for the Services. Such increase shall be communicated by written notice to the Customer, which notice may be by invoice. Customer may reject any such additional increase by notifying SOLitude in writing within fifteen (15) days of receiving such price increase notice.

6. TERMINATION. SOLitude may terminate this Agreement at any time, with or without cause, upon thirty (30) days' written notice to Customer. Subject to Sec. 7, in the event that this Agreement is terminated for any reason prior to the end of the Term, Customer agrees to pay SOLitude, in addition to all other amounts owed, an early termination fee of fifty percent (50%) of the remaining value of the Agreement (the "Early Termination Fee"). The Early Termination Fee is not a penalty, but rather a charge to compensate SOLitude for the Customer's failure to satisfy the Agreement in which the Customer's pricing plan is based.

7. TERMINATION FOR CAUSE. If SOLitude fails to materially perform pursuant to the terms of this Agreement, Customer shall provide written notice to SOLitude specifying the default. If SOLitude does not cure such default within forty-five (45) days of SOLitude's receipt of Customer's written notice, Customer may terminate this Agreement, in whole or in part, for cause. The Company, in case of such default, shall be entitled to receive payment only for work completed prior to said default, so long as the total paid hereunder does not exceed the contract sum. Either party may terminate this Agreement immediately if the other party becomes the subject of a petition in bankruptcy or any other proceeding relating to insolvency, receivership, liquidation or assignment for the benefit of creditors.

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8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.

9. INDEMNIFICATION; LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.

10. CONFIDENTIAL INFORMATION. "Confidential Information" means any information disclosed by one party ("Discloser") to the other party ("Recipient"), either directly or indirectly, in writing, orally, or by inspection of tangible objects, other than information that the Recipient can establish (i) was publicly known and made generally available in the public domain prior to the time of disclosure; (ii) becomes publicly known and made generally available after disclosure other than through Recipient's action or inaction; or (iii) is in Recipient's possession, without confidentiality restrictions, at the time of disclosure by Discloser as shown by Recipient's files and records immediately prior to the time of disclosure. Recipient shall not at any time (a) disclose, sell, license, transfer, or otherwise make available to any person or entity any Confidential Information, or (b) use, reproduce, or otherwise copy any Confidential Information, except as necessary in connection with the purpose for which such Confidential Information is disclosed to Recipient or as required by applicable law. Recipient agrees to take all reasonable measures to protect the secrecy of and avoid disclosure and unauthorized use of the Confidential Information. All Confidential Information shall at all times remain the property of Discloser, and all documents, electronic media, and other tangible items containing or relating to any Confidential Information shall be delivered to Discloser immediately upon the request of Discloser.

Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably and lawfully cooperate with the

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Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.

11. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.

12. RIGHT TO SUBCONTRACT. The Company, in its sole discretion, may subcontract or delegate to an affiliate or third party any of its duties and obligations hereunder.

13. FUEL/TRANSPORTATION SURCHARGE. Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.

14. ANTI-CORRUPTION AND BRIBERY. Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, competition and bribery in carrying out the terms and conditions of this Agreement.

15. E-VERIFY. SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.

16. GOVERNING LAW. Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.

17. MANDATORY ARBITRATION. Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise (“Claim”), arising out of or relating to this Agreement or the relationships among the parties hereto shall be resolved by one arbitrator through binding arbitration administered by the American Arbitration Association (“AAA”), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed (“AAA Rules”). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator’s decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator’s award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that

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has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.

18. ASSIGNMENT. The Company may assign this Agreement to a related or affiliated entity upon written notice to the Customer.

19. NOTICES. All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

20. DISCLAIMER. SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that may result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude. Customer understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The Customer is responsible for notifying SOLitude in advance of the contract signing and the start of the Agreement if they utilize any of the water in their lakes or ponds for irrigation purposes. The Customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the Customer for irrigation without the consent or knowledge of SOLitude. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes, lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the Customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The Customer also understands and accepts that similar risks would remain even if no work was performed. The Customer agrees to hold SOLitude harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.

21. BINDING. This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

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22. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

23. SEVERABILITY. If any part of this Agreement is held to be invalid or unenforceable for any reason, the remaining Terms and Conditions of this Agreement shall remain in full force and effect.

By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.

[*SIGNATURES FOLLOW ON THE NEXT PAGE*]

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ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

Signature: _____

Printed Name: _____

Title: _____

Date: _____

AMELIA WALK CDD

Signature: _____

Printed Name: _____

Title: _____

Date: _____

Please Remit All Payments to:

SOLitude Lake Management, LLC
PO Box 85529
Chicago, IL 60689-5529

Please Mail All Notices and Agreements to:

SOLitude Lake Management, LLC
1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451

Customer's Address for Notice Purposes:

_____

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SCHEDULE A – SCOPE OF SERVICES

A SOLitude Aquatic Specialist will visit the site and inspect the Ponds two times per month.

The Fountains will be serviced each quarter.

Monitoring:

1. Observations and data collected during the inspections will be used to inform and guide all activities required to fulfill the requirements of this contract as specified in the description of services below.

Aquatic Weed Control:

1. Any growth of undesirable aquatic weeds and vegetation found in the pond(s) with each inspection shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the specific varieties of aquatic weeds and vegetation found at the time of application.
2. Invasive and unwanted submersed and floating vegetation will be treated and controlled preventatively and curatively each spring and early summer through the use of systemic herbicides at the rate appropriate for control of the target species. Application rates will be designed to allow for selective control of unwanted species while allowing for desirable species of submersed and emergent wetland plants to prosper.

Shoreline Weed Control:

1. Shoreline areas will be inspected for any growth of cattails, phragmites, or other unwanted shoreline vegetation found within the pond areas shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required for control of the plants present at time of application.
2. Any growth of unwanted plants or weeds growing in areas where stone has been installed for bank stabilization and erosion control shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the unwanted growth present at the time of application.

Algae Control:

1. Any algae found in the pond(s) with each inspection shall be treated and controlled through the application of algaecides, aquatic herbicides, and aquatic surfactants as needed for control of the algae present at the time of service.

Pond Dye:

1. **Pond Dye** will be applied to the pond(s) on an as-needed basis. A combination of blue and/or black dye will be used as required to maintain a dark natural water color.

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Trash Removal:

1. Trash will be removed from the pond(s) and disposed of offsite. Any large item or debris that is not easily and reasonably removable by one person during the routine visit will be removed with the Customer's approval for an additional fee. Routine trash and debris removal services are for the pond areas only, and do not include any trash or debris removal from the surrounding terrestrial (dry land) areas.

Littoral Planding:

1. INCLUDED

Littoral Shelf Control:

1. Littoral areas will be inspected and treated on an as-needed basis to maintain compliance with governing agencies for the management of all nuisance and exotic species.
2. Maintenance of future littoral plantings may necessitate an increased service level at an additional cost.
3. All Species will be killed in place with an approved herbicide,
4. This proposal does not include debris removal or disposal.

Fountain Maintenance Service:

1. Company will service the Fountain(s) as follows:
   Perform Amp test on the motor to verify appropriate amp load.
   Check incoming and outgoing Voltage.
   Test Motor GFCI Protection Breaker.
   Test Contactor (starter).
   Test motor overload protection to make sure it is set and functioning properly.
   Check fuses.
   Make sure all wires, breakers, and other electronic parts are securely attached
   Check timer and set as needed.
   Test Lighting GFCI breaker in the control panel to make sure it is operating properly.
   Check lighting timer and set as needed.
2. If the fountain(s) or light(s) are not visibly operating properly, or malfunctioning in any way as determined by the diagnostic checks specified above, the Company will further perform the following:
   Perform ohm test to cable to test for any shorts or resistance in the power cable between the control panel and the motor.
   Inspect motor shaft to make sure it is not bent and that it is turning smoothly and quietly.
   Inspect propeller or impeller *(depending on what type unit)* and diffuser plate *(if present)* to make sure they are tightly attached and not bent or damaged in any way.
   Clean fountain(s) debris screen nozzle, shaft, and pump chamber ensure proper water flow.
   Clean all lighting lens covers.
   Check each light and replace lamps that have burnt out.

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Replace any seals on light housing which are leaking.

3. All replacement parts required for proper maintenance of the fountain(s) and the additional labor required to replace these parts as needed will be billed as an additional charge.
4. All lights, seals, other replacement parts, and labor required for light replacements will be billed as an additional charge.
5. All necessary repairs (parts & labor) covered by warranty will be performed at no additional charge to the Customer.
6. Any significant problems or malfunctions that are discovered during the maintenance service that are not able to be repaired during that service, which are no longer under warranty, and that will require significant additional labor and/or parts, will be written up and submitted to the Customer for his / her approval prior to proceeding with the work.
7. All fountain work will be performed by factory certified service and repair technicians.

Service Reporting:

1. Customer will be provided with a service report detailing all of the work performed as part of this Agreement after each visit.
2. **Includes pictures of each pond and the date the picture was taken.**

Permitting (when applicable):

1. SOLitude staff will be responsible for the following:
    a. Obtaining any Federal, state, or local permits required to perform any work specified in this Agreement where applicable.
    b. Attending any public hearings or meetings with regulators as required in support of the permitting process.
    c. Filing of any notices or year-end reports with the appropriate agency as required by any related permit.
    d. Notifying the Customer of any restrictions or special conditions put on the site with respect to any permit received, where applicable.

Customer Responsibilities (when applicable):

1. Customer will be responsible for the following:
    a. Providing information required for the permit application process upon request.
    b. Providing Certified Abutters List for abutter notification where required.
    c. Perform any public filings or recordings with any agency or commission associated with the permitting process, if required.
    d. Compliance with any other special requirements or conditions required by the local municipality.
    e. Compliance and enforcement of temporary water-use restrictions where applicable.

General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.

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2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment (boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.

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SCHEDULE B – PRICING SCHEDULE

Total Price: **$28,999.00**

Invoice Amount: **$2,416.58**

Invoice Frequency: **Monthly**

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FUTURE HORIZONS, INC
P.O Box 1115 Hastings, FL 32145

PROPOSAL

3878 Prospect Ave Suite 13, Riviera Beach, FL 33404

10/13/26

Amelia Walk CDD
c/o GMS
Fernandina Beach, FL 32034

cdellinger@gmsnf.com
904-225-3147
One-year agreement (Auto Renewal)

RE: Monthly Aquatic Services Proposal

We propose hereby to furnish material and labor to complete in accordance with specifications below, for the sum of:
Thirty-Three Thousand Nine-Hundred Sixty Dollars and 60/100----------$33,390.60

Payments to be made as follows:
Monthly payments of $2,830.05; invoiced at the completion of treatment and payable within thirty days.

We hereby submit specifications and estimates for:
FUTURE HORIZONS, INC. will implement and maintain a monthly aquatic plant management program for sixteen (16) ponds (approximately 62.89 surface acres) located within Amelia Walk Community Development District in Fernandina Beach, Florida.

FUTURE HORIZONS, INC. will provide all labor, equipment, herbicides and technology to control all emergent, submersed, floating aquatic vegetation and algae. Trash pickup included. **Price includes UV light blocking pond dye.**

FUTURE HORIZONS, INC will inspect and/or apply the herbicides twice each month to control and prevent the vegetation from being reestablished in the designated area.

FUTURE HORIZONS, INC. will use only state approved herbicides, application techniques and certified applicators in treating the designated area.

FUTURE HORIZONS, INC. will provide proof of one million dollars liability and vehicle insurance and workers compensation upon request.

FUTURE HORIZONS, INC. reserves the right to stop the aquatic management program should customer fail to pay each invoice within sixty (60) days. Once delinquent invoices are paid in full, there will be an additional start-up fee of ten percent of the remaining contract balance. This start-up fee will be paid before additional treatments are made by the contractor. This start-up fee is necessary because of regrowth of aquatic vegetation.

This contract will be renewed automatically annually but may be canceled by either party with sixty days' written notice. Should legal services become necessary in collection of the outstanding debt of this contract, it would become the financial obligation of the proposed client.

Upon acceptance, please sign and return this proposal and retain a copy for your files. 1.5 % interest will be added to payments for every thirty days past the due date.

***Credit Card Transactions over $1,000.00 will incur a 5% Administrative Fee**

Customer or Authorized Agent Signature

Date

Print Name and Title of Signer

Print Company Name of Signer

Future Horizons, Inc. Signature

10/13/26
Date

FUTURE HORIZONS, INC
P.O Box 1115 Hastings, FL 32145
3878 Prospect Ave Suite 13, Riviera Beach, FL 33404

10/13/26

Amelia Walk CDD
c/o GMS
Fernandina Beach, FL 32034

cdellinger@gmsnf.com
904-225-3147
One-year agreement (Auto Renewal)

RE: Quarterly Aerator Maintenance

We propose hereby to furnish material and labor to complete in accordance with specifications below, for the sum of:
One Thousand Eight-Hundred Dollars and 00/100----------$1,800.00

Payments to be made as follows:
Quarterly payments of $450.00; invoiced at the completion of maintenance and payable within thirty days.

We hereby submit specifications and estimates for:
FUTURE HORIZONS, INC. will provide all service and materials to perform quarterly maintenance on for the Otterbine fountains in ponds- 2, 5, 14, & 15, and the Airmax Fountain in Pond 6. ***Please note, we are an authorized repair center for Otterbine, but not Airmax. We can test and troubleshoot it but if it needs repaired, we will pull it and drop it off to an authorized repair center.***

SCOPE OF WORK FOR QUARTERLY MAINTENANCE: All units will be cleaned and visually inspected every three months. Power control centers will be tested for correct voltage, amperage and corrosion. Time clocks will be checked and reset, if needed.

FUTURE HORIZONS, INC. will replace any bulbs that need to be replaced in the lights. There will be no additional labor charge for changing the bulb. The cost of the bulb only will be billed separately from this contract.

If any repairs are indicated as a result of a quarterly maintenance inspection, Future Horizons, Inc. will notify GMS of the estimated cost of repairs and repairs will be performed upon approval of estimate. The charge for all repair work, not associated with quarterly maintenance, will be billed separately from this contract.

FUTURE HORIZONS, INC. will provide proof of one million dollars of general liability insurance, vehicle insurance and workers compensation upon request.

This contract may be canceled by either party with sixty days' written notice. Should legal services become necessary in collection of the outstanding debt of this contract, it would become the financial obligation of the proposed client.

Upon acceptance, please sign and return this proposal and retain a copy for your files. 1.5% interest will be added to payments for every thirty days past the due date.

***Credit Card Transactions over $1,000.00 will incur a 5% Administrative Fee**

Customer or Authorized Agent Signature

Date

Print Name and Title of Signer

Print Company Name of Signer

Future Horizons, Inc. Signature

Date 10/13/26

FUTURE HORIZONS, INC
P.O Box 1115 Hastings, FL 32145
3878 Prospect Ave Suite 13, Riviera Beach, FL 33404

10/13/26

QUOTATION

Amelia Walk CDD
c/o GMS
Fernandina Beach, FL 32034

cdellinger@gmsnf.com
904-225-3147

RE: Littoral Plantings

Description	Price

All rows will be bare root specimens, planted on 18" centers

100ft Zone Option:

• Two Species, Two Rows	**$231.00**
• Three Species, Three Rows	**$346.50**
• Four Species, Four Rows	**$462.20**

Available species are pickerelweed, sagittaria, iris, and cana

*Credit card transactions over $1,000.00 will incur a 5% Processing Fee. Quote is only good for thirty (30) days from date.

FUTURE HORIZONS, INC.

Chris Railing
Vice-President, Operation and Sales

X _____

Should legal services become necessary in collection of the outstanding debt of this contract, it would become the financial obligation of the proposed client.



The Lake Doctors, Inc.
Aquatic Management Services ®

Amelia Walk CDD

FY27 Lake Maintenance Proposal

October 5th, 2026

The Lake Doctors, Inc.
Aquatic Management Services

Corporate Office
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256
(904) 431-3914

Mr. Chip Dellinger
Amelia Walk Community Development District
475 W. Town Place, Suite 114
St. Augustine, FL 32092

October 5th, 2026

RE: Amelia Walk CDD Lake Maintenance

Dear Mr. Dellinger:

We greatly appreciate the opportunity to provide the following Amelia Walk CDD lake maintenance proposal for your review and consideration. Several areas for improvement were noted during our site survey with photos included that indicate the community is not receiving the level or quality of service expected. We have every available resource to ensure your lakes are maintained to a high standard. Amelia Walk can expect excellent customer service, communication and prompt response as our goal is to provide high quality, value and care for all lakes and ponds we manage.

Our standard monthly water management program includes Twelve (12) treatments per year along with free callback service if there are ever any concerns that may require special attention. Given the amount of vegetation present and to ensure the success of our treatment program, there is a separate line item for an Annual sterile, triploid grass carp stocking. This is a very important addition as they continuously assist with vegetation control and reduce the need for large scale herbicide applications. Our fisheries manager will facilitate all barrier requirements and permitting through the FWC.

Our comprehensive program encompasses the following:

- A minimum of twelve inspections and/or treatments, as necessary, for control and prevention of all invasive aquatic weeds/algae.
- Additional treatments that may be required are of no additional cost to the customer.
- Assistance with FWC Permitting, barriers and stocking of triploid grass carp for biological control of underwater weeds. Contingent on permitting approval, seasonal availability, customer purchase approval.
- All water management services provided by State Certified, experienced and highly trained field biologists.
- The use of the latest aquatic technology, specialized equipment and sound, sensible environmental management techniques.
- The use of EPA approved and effective herbicides, algaecides and bioremediation products in strict compliance with State and Federal environmental guidelines.
- Preservation of beneficial aquatic plants to create and maintain an ecologically balanced aquatic system.
- Monthly Aquatic Management Reporting and periodic management QC inspections.
- Full service authorized fountain repair and maintenance team for all major fountain manufacturers
- Complete insurance coverage including General Liability, Automotive and Workers Compensation.
- Free Call-Back Service providing response within 24 hrs. & 48 hrs. on site max. response time in case of emergency.
- Water quality testing and analysis for routine parameters as needed for the success of the treatment program.
- Optional littoral shelf aquatic plantings; mechanical harvesting equipment available upon request.
- Optional Water Chemistry Analysis with Harmful Algae Bloom (HAB) Panel including: TN, TP, Cyanobacteria, Microcystin, etc
- Family Owned & Operated Since 1979 with full support from our experienced staff: Branch Mgr. - Mike Clark. Field Mgrs. -Eric Williams & Matt Lewis. Fisheries Mgr. - Don Koontz. Admin. Professional - Rachel Bond. Fountain Mgr. - John Richardson

The above program is designed to provide you with clean, healthy lakes which will cost effectively fulfill their intended beauty, real estate value, recreational and drainage function. We look forward to the opportunity of working for you and the homeowners of Amelia Walk.

Respectfully,
Jesse E. Mason, Sales Manager (904)228-8006

The Lake Doctors, Inc.
Aquatic Management Services

Corporate Office
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256
(904) 431-3914

Water Management Agreement

This Agreement, made this _____ day of _____ 20___ is between The Lake Doctors, Inc., a Florida corporation("the Company") and the following "Customer"

PROPERTY NAME (*Community/Business/Individual*)_____

MANAGEMENT COMPANY_____

INVOICING ADDRESS _____

CITY _____ **STATE** _____ **ZIP** _____ **PHONE** ( ) _____

EMAIL ADDRESS _____

The parties hereto agree to follows:

A. The Company agrees to manage certain lakes and/or waterways for a period of Twelve (12) months from the date of execution of this Agreement in accordance with the terms and conditions of this Agreement in the following location(s): **Sixteen (16) Ponds associated with the Amelia Walk CDD in Fernandina Beach, FL.**

Includes a minimum of Twelve (12) inspections and/or treatments, as necessary, for control and prevention of noxious aquatic weeds/algae. *Quarterly fountain service includes cleaning exterior of intake screen and float, cleaning/adjustment of light lenses, nozzles/jets as necessary, check connections, anchor lines and adjust timers, as needed. Additional parts invoiced separately. Removing fountain for service not included ++Triploid grass carp stocking contingent upon FWC permit approval; seasonal supplier availability.

B. Customer agrees to pay the Company the following sum for specified aquatic management services:

1.	Underwater, Floating Vegetation and Algae Control Program (including Cyanobacteria)	**$ 2,536.00 Monthly**
2.	Shoreline Grass and Brush Control Program	$ INCLUDED
3.	Free Callback Service 24 hrs.; Additional Treatments, if required within 48 hrs.	$ INCLUDED
4.	Permitting and Annual Stocking of (300) Sterile, Triploid Grass Carp (10" – 12") +	**$ 3,200.00 Upon Stocking**
5.	Monthly Detailed Service Reports; Management QC Inspections	$ INCLUDED
6.	Quarterly Fountain Cleaning Service for (5) Fountains ($480.00 Quarterly)	**$ 160.00 Monthly**
7.	Routine Water Testing and Analysis (Dissolved Oxygen, pH, Turbidity, etc.) as needed	$ INCLUDED
8.	Full Water Chemistry Analysis including Harmful Algae Bloom (HAB) Panel for Cyanotoxins, etc. $350 per sample; bulk sample rates may apply	$ UPON REQUEST
9.	Larvicide Applications for Aquatic Midge Control; $100.00/Acre during scheduled service	$ UPON REQUEST
10.	Littoral Zone Native Aquatic Plantings; (Pickerelweed, Arrowhead, etc.)	**$ 500.00 per 100 LF**
11.	Emergency Response i.e. Fish Kills; Removal of Construction debris/large items	**$ 150.00 Hourly**
	Total of Services Accepted	**$ 2,696.00 Monthly**

$2,696.00 of the above sum-total shall be due and payable upon execution of this Agreement; the balance shall be payable in advance in monthly installments of **$2,696.00** plus any additional costs such as sales taxes, permitting fees, monitoring, reporting, water testing and related costs mandated by any governmental or regulatory body related to service under this Agreement.

C. The Company uses products which, in its sole discretion, are intended to provide effective and safe results.
D. The Company agrees to commence treatment within **thirty (30)** days, weather permitting, from the date of receipt of this executed Agreement plus initial deposit and/or required government permits.
E. The offer contained herein is withdrawn and this Agreement shall have no further force and effect unless executed and returned by Customer to the Company on or before **November 5th, 2026**.
F. The Terms and Conditions appearing on the reverse side form an integral part of this Agreement, and Customer hereby acknowledges that it has read and is familiar with the contents thereof.

THE LAKE DOCTORS, INC.

Jesse Mason

Jesse E. Mason, Sales Manager

CUSTOMER:

Signed _____ **Date** _____

Name _____

Florida Offices
Ft. Lauderdale: (954) 565-7488
Fort Myers: (239) 693-2270
Fort Pierce: (772) 241-5773
Jacksonville: (904) 262-5500
Orlando: (407) 327-7918
Pensacola: (850) 939-5787
Sarasota: (941) 377-0658
Tallahassee: (850) 329-2389
Tampa: (727) 544-7644

Georgia Offices
Savannah: (912) 219-0100

Ohio Offices
Columbus: (614) 987-5098
Dayton: (937) 433-2942

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Myrtle Beach: (843) 492-4080

The Lake Doctors, Inc.
Aquatic Management Services

Corporate Office
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256
(904) 431-3914

TERMS AND CONDITIONS

1) The Underwater and Floating Vegetation Control Program will be conducted in a manner consistent with good water management practice using the following methods and techniques when applicable.
   a) Periodic treatments to maintain control of noxious submersed, floating and emersed aquatic vegetation and algae. Customer understands that some beneficial vegetation may be required in a body of water to maintain a balanced aquatic ecological system.
   b) Determination of dissolved oxygen levels prior to treatment, as deemed necessary, to ensure that oxygen level is high enough to allow safe treatment. Additional routine water analysis and/or bacteriological analysis may be performed if required for success of the water management program.
   c) Where applicable, treatment of only one-half or less of the entire body of water at any one time to ensure safety to fish and other aquatic life. However, the Company shall not be liable for loss of any exotic or non-native fish or vegetation. Customer must also notify the Company in writing if any exotic fish exist in lake or pond prior to treatment.
   d) Customer understands and agrees that for the best effectiveness and environmental safety, materials used by the Company may be used at rates equal to or lower than maximum label recommendations.
   e) Triploid grass carp stocking, if included, will be performed at stocking rates determined the Florida Fish and Wildlife Conservation Commission permit guidelines.
   f) Customer agrees to provide adequate access. Failure to provide adequate access may require re-negotiation or termination of this Agreement.
   g) Control of some weeds may take 30-90 days depending upon species, materials used and environmental factors.
   h) When deemed necessary by the Company and approved by Customer, the planting and/or nurturing of certain varieties of plants, which for various reasons, help to maintain ecological balance.

2) Under the Shoreline Grass and Brush Control Program, the Company will treat border vegetation to the water's edge including, but not limited to torpedograss, cattails, and other emergent vegetation such as woody brush and broadleaf weeds. Many of species take several months or longer to fully decompose. Customer is responsible for any desired physical cutting and removal.

3) Customer agrees to inform the Company in writing if any lake or pond areas have been or are scheduled to be mitigated (planted with required or beneficial aquatic vegetation). the Company assumes no responsibility for damage to aquatic plants if Customer fails to provide such information in a timely manner. Emergent weed control may not be performed within mitigated areas, new or existing, unless specifically stated by separate contract or modification of this Agreement. Customer also agrees to notify the Company, in writing, of any conditions which may affect the scope of work and Customer agrees to pay any resultant higher direct costs incurred.

4) If services specify trash/debris removal, the Company will perform the following: removal of casual trash such as cups, plastic bags and other man-made materials up to a 5 gallon bucket but only during regularly scheduled service visits. Large or dangerous items such as biohazards and landscape debris will not be included.

5) Customer agrees to reimburse the Company for all processing fees for registering with third party companies for compliance monitoring services and/or invoicing portal fees. Fees will be reimbursed via an additional invoice per the Company's discretion.

6) If at any time during the term of this Agreement, Customer reasonably believes the Company is not performing in a satisfactory manner, or in accordance with the terms of this Agreement, Customer shall give the Company written notice stating with particularity the reasons for Customer's dissatisfaction. The Company shall investigate and attempt to address Customer's concerns. If, after 30 days from the giving of the original notice, Customer continues to reasonably believe the Company's performance is unsatisfactory, Customer may terminate this Agreement by giving written notice ("Second Notice") to the Company and paying all monies owing to the effective date of termination, which shall be the last day of the month in which the Second Notice is received by the Company. Customer may not terminate this Agreement before the end of the term except for cause in accordance with this paragraph.

7) If Customer discontinues or terminates service under this Agreement except for cause in accordance with paragraph 6, Company shall be entitled to collect as an early termination fee, and not as a penalty, an amount equal to, the lesser of, three (3) times the monthly service fee, or the number of months remaining in the term multiplied by the monthly service fee. The Company may declare the termination fee owed in a single payment due within ten (10) days of written demand.

8) Federal and State regulations require that various water time-use restrictions be observed during and following some treatments. The Company will notify Customer of such restrictions. It is Customer's responsibility to observe the restrictions throughout the required period. Customer understands and agrees that, notwithstanding any other provision of the Agreement, the Company does not assume any liability for failure by any party to be notified of, or to observe, such regulations or restrictions.

9) The Company shall maintain the following insurance coverage and limits: (a) Workman's Compensation with statutory limits; (b) Automobile Liability; (c) Comprehensive General Liability, including Pollution Liability, Property Damage, Completed Operations and Product Liability. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming Customer as "Additional Insured" may be provided at Customer's request. Customer agrees to pay for any additional costs of insurance requirements over and above the standard insurance provided by the Company.

10) The Company agrees to indemnify, defend and hold harmless Customer from and against any and all liability for any loss, injury or damage, including, without limitation, all costs, expenses, court costs and reasonable attorneys' fees, imposed on Customer by any person caused by or that results from the gross negligence or willful misconduct of the Company, its employees or agents. Customer hereby agrees to indemnify, defend and hold the Company harmless from and against any and all liability for any loss, injury or damage, including, without limitation, all costs, expenses, court costs and reasonable attorneys' fees, imposed on the Company by any person whomsoever that occurs on or about Customer's premises, except for any such loss, injury or damage that is caused by or results solely from the gross negligence or willful misconduct of the Company its employees or agents.

11) IN NO EVENT SHALL EITHER PARTY BE LIABLE FOR ANY INDIRECT, SPECIAL OR CONSEQUENTIAL DAMAGES, INCLUDING BUT NOT LIMITED TO LOST PROFITS, SAVINGS OR REVENUE, EVEN IF ADVISED OF THE POSSIBILITY OF SUCH DAMAGES. Customer agrees that the Company's liability under this Agreement shall be limited to six (6) times the monthly fee, which amount shall be Customer's maximum remedy regardless of the legal theory used to determine that the Company is liable for the injury or loss (including, without limitation, negligence breach of contract breach of warranty and product liability).

12) Neither party shall be responsible for damages, penalties or otherwise for any failure or delay in performance of any of its obligations hereunder caused by strikes, riots, war, acts of God, accidents, governmental orders and regulations, curtailment or failure to obtain sufficient material, or other force majeure condition (whether or not of the same class or kind as those set forth above) beyond its reasonable control and which, by the exercise of due diligence, it is unable to overcome. Should the Company be prohibited, restricted or otherwise prevented or impaired from rendering specified services by any condition, the Company shall notify Customer of said condition and of the excess direct costs arising therefrom. Customer shall have thirty (30) days after receipt of notice to notify the Company in writing of any inability to comply with excess direct costs as requested by the Company.

13) Customer warrants that it is authorized to execute this Agreement on behalf of the riparian owner If a legal entity, the person executing this Agreement on behalf of Customer represents that Customer is duly organized and existing, and is in good standing, under the laws of the jurisdiction of its organization and that execution, delivery, and performance of this Agreement has been duly authorized by all appropriate corporate action

14) The Company covenants to perform and complete the services hereunder in a timely, competent and workmanlike manner and in accordance with the specifications and requirements set forth in this Agreement. THE COMPANY HEREBY EXPRESSLY DISCLAIMS, AND CUSTOMER HEREBY WAIVES, RELEASES AND RENOUNCES, ALL OTHER WARRANTIES AND CLAIMS EXPRESS OR IMPLIED, ARISING BY LAW OR OTHERWISE, WITH RESPECT TO SERVICES OR PRODUCTS PROVIDED BY THE COMPANY.

The Lake Doctors, Inc.
Aquatic Management Services

Corporate Office
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256
(904) 431-3914

15) Customer understands that, for convenience, the annual cost of service is spread over a twelve-month period and that individual monthly billings do not reflect the fluctuating seasonal costs of service. If the Company permits Customer to temporarily put its account activity on hold, an additional start-up charge may be required due to aquatic re-growth.

16) The Company agrees to hold Customer harmless from any loss, damage or claims arising out of the sole negligence of the Company. However, the Company shall in no event be liable to Customer or others for indirect, special or consequential damages resulting from any cause whatsoever.

17) Upon completion of the term of this Agreement, or any extension thereof, this Agreement shall be automatically extended for a period equal to its original term unless terminated by either party by written notice delivered prior to the end of the term. The Company may adjust the monthly investment amount after the original term to reflect any changes to cost of materials, inputs, and labor. The Company will submit written notification to Customer 30 days prior to effective date of adjustment. If Customer is unable to comply with the adjustment, the Company shall be notified immediately in order to seek a resolution. The Company may cancel this Agreement for any reason upon 30-day written notice to Customer.

18) Should Customer become delinquent, the Company may place the account on hold for non-payment and Customer will continue to be responsible for the continuing monthly amount even if the account is placed on hold. The Company may, at its sole discretion, choose to suspend services and charge the Customer 25% of the monthly equivalent invoice amount for three (3) consecutive months, herein referred to as the Credit Hold Period, or until Customer pays all invoices due, whichever comes earlier. Regular Service may be reinstated once the entire past due balance has been received in full. Should the Customer remain delinquent at the end of the Credit Hold Period, Company shall be entitled to bring action for collection of monies due and owing under this Agreement. Customer agrees to pay collection costs, including, but not limited to, reasonable attorneys fee (including those on appeal) and court costs, and all other expenses incurred by the Company resulting from such collection action. The Company reserves the right at any time to charge interest on unpaid amounts at the rate of eighteen percent (18%) per year. Customer hereby irrevocably submits to the exclusive personal jurisdiction of the state and federal courts of Duval County, Florida for the adjudication of all disputes or questions hereunder.

19) This Agreement constitutes the entire agreement of the parties hereto and shall be valid upon acceptance by the Company Corporate Office. No oral or written alterations or modifications of the terms contained herein shall be valid unless made in writing and accepted by an authorized representative of both the Company and Customer. This Agreement is assignable by Customer only with the prior written consent of the Company.

TERMS AND CONDITIONS

Fountain Cleaning

1. Equipment sold by THE LAKE DOCTORS is warranted to be free from defects in materials and workmanship per warranty of the respective equipment manufacturers. The liability is limited to the repair or replacement of such items deemed by MANUFACTURER to be defective and will not include items damaged by misuse, vandalism, theft, acts of God or other causes. CUSTOMER shall bear the cost of delivering such defective items to THE LAKE DOCTORS or MANUFACTURER for repair. Any repairs, alteration or modifications made by anyone other than an authorized representative of THE LAKE DOCTORS or MANUFACTURER will void the warranty. Warranty work will not be performed or paid for by THE LAKE DOCTORS or MANUFACTURER unless all past due balances are paid in full. No warranty is made or implied regarding the ability of the equipment to control algae, prevent fish kills, control odors or other performance criteria not directly related to proper mechanical function of the equipment.
2. Items not covered under our warranty will be treated and billed as regular service calls. THE LAKE DOCTORS agrees to clean exterior of pump intake screens, cleaning of visible surfaces of fountain floats, cleaning and adjustment of nozzles and jets as necessary, cleaning of light lens, check anchor lines, adjust time clocks as necessary and reset tripped breakers; as part of the Fountain Cleaning Agreement.
3. CUSTOMER shall be responsible for providing proper electrical power and performing electrical hookups. All electrical work shall meet all applicable governmental requirements. Said power shall be supplied to a designated site agreed upon by THE LAKE DOCTORS and CUSTOMER and generally within 30' or less of lake or ponds edge. In all cases, power supplied should be in accordance with Article 680 and other appropriate provisions of the National Electrical Code including the use of ground fault circuit interrupter-type breakers on each submersible equipment circuit above 15 volts between conductors. It shall be CUSTOMER'S responsibility to ensure that proposed equipment to be supplied by THE LAKE DOCTORS meets all other governmental standards, including but not limited to, local electrical codes, building codes, etc. Additionally, CUSTOMER shall be responsible for obtaining any necessary permits.
4. Due to possible electrical shock hazards resulting from improper functioning of defective equipment, THE LAKE DOCTORS strongly advises CUSTOMER and other responsible parties to prohibit swimming and wading in ponds or bodies of water in which electrical equipment has been installed. Posted notice is advised.
5. THE LAKE DOCTORS does not assume any liability whatsoever for damages, losses or conditions arising from improper use or maintenance of equipment installed by THE LAKE DOCTORS or MANUFACTURER. Furthermore, THE LAKE DOCTORS and MANUFACTURER assumes no liability whatsoever for damages, losses or conditions arising from equipment purchased from THE LAKE DOCTORS and improperly installed, used or maintained by CUSTOMER or others.
6. THE LAKE DOCTORS agrees to hold CUSTOMER harmless from any loss, damage or claims arising out of the sole negligence of THE LAKE DOCTORS. However, THE LAKE DOCTORS shall in no event be liable to CUSTOMER, or others, for indirect, special or consequential damages.
7. Neither party shall be responsible in damages, penalties or otherwise for any failure or delay in the performance of any of its obligations hereunder caused by strikes, riots, war, acts of God, accidents, governmental orders and regulations, curtailment or failure to obtain sufficient material, or other force majeure condition (whether or not of the same class or kind as those set forth above) beyond its reasonable control and which, by the exercise of due diligence, it is unable to overcome.
8. THE LAKE DOCTORS shall maintain the following insurance coverage and limits: (a) Workman's Compensation with statutory limits; (b) Automobile Liability; (c) Comprehensive General Liability, including Pollution Liability, Property Damage, Completed Operations and Product Liability. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming CUSTOMER as "Additional Insured" may be provided at CUSTOMER'S request. CUSTOMER agrees to pay for any additional costs of insurance requirements over and above that provided by THE LAKE DOCTORS.
9. This Agreement is not assignable by CUSTOMER except upon prior written consent by THE LAKE DOCTORS.

The Lake Doctors, Inc.
Aquatic Management Services

Corporate Office
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256
(904) 431-3914

10. Quotations are made and orders accepted on a firm price basis provided customer authorizes shipment and delivery within a period of forty-five (45) days after execution of Sales Agreement. Orders shipped after ninety (90) days are subject to prices in effect on date of shipment. All shipments F.O.B. shipping point.
11. Upon completion of the term of this Agreement, or any extension thereof, this Agreement shall be automatically extended for a period equal to its original term unless terminated by either party. If required, THE LAKE DOCTORS may adjust the investment amount after the original term. THE LAKE DOCTORS will submit written notification to CUSTOMER 30 days prior to effective date of adjustment. If CUSTOMER is unable to comply with the adjustment, THE LAKE DOCTORS shall be notified immediately in order to seek a resolution. If necessary, CUSTOMER may terminate this Agreement according to the procedure.
12. This Agreement constitutes the entire agreement of the parties hereto and shall be valid upon acceptance by THE LAKE DOCTORS Corporate Office. No oral or written alterations or modifications of the terms contained herein shall be valid unless made in writing and accepted by an authorized representative of both THE LAKE DOCTORS and CUSTOMER.
13. THE LAKE DOCTORS reserves the right to impose a monthly service charge on past due balances. CUSTOMER agrees to reimburse THE LAKE DOCTORS for all processing fees for registering with third party companies for compliance monitoring services.
14. Should it become necessary for THE LAKE DOCTORS to bring action for collection of monies due and owing under this Agreement, CUSTOMER agrees to pay collection costs, including, but not limited to, reasonable attorneys' fees (including those on appeal) and court costs, and all other expenses incurred by THE LAKE DOCTORS resulting from such collection action.
15. THE LAKE DOCTORS or CUSTOMER may cancel this agreement with or without cause by 30-day written notice.

MEET OUR TEAM

OUR JACKSONVILLE BRANCH HAS 20+ LICENSED AQUATIC TECHNICIANS, FIELD AND SALES MANAGEMENT TEAM, FISHERIES MANAGER, AUTHORIZED FOUNTAIN SERVICE DEPARTMENT AND DEDICATED ADMINISTRATIVE PROFESSIONAL.



Mike Clark
Branch Manager



Mark Seymour
Sales Manager



Jesse Mason
Sales Manager



John Richardson
Fountain Manager



Eric Williams
Field Manager



Matthew Lewis
Assistant Field Manager



Rachel Bond
Administrative Assistant

Florida Offices
Ft. Lauderdale: (954) 565-7488
Fort Myers: (239) 693-2270
Fort Pierce: (772) 241-5773
Jacksonville: (904) 262-5500
Orlando: (407) 327-7918
Pensacola: (850) 939-5787
Sarasota: (941) 377-0658
Tallahassee: (850) 329-2389
Tampa: (727) 544-7644

Georgia Offices
Savannah: (912) 219-0100

Ohio Offices
Columbus: (614) 987-5098
Dayton: (937) 433-2942

South Carolina Offices
Charleston: (843) 873-1911
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The Lake Doctors, Inc.
Aquatic Management Services

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(904) 431-3914

TREATMENT MAP



LICENSES & CERTIFICATIONS

Florida Department of Agriculture and Consumer Services
Pesticide Certification Office
Commercial Applicator License
License # CM18740

Categories
5A

Issued: November 21, 2023 **Expires:** October 31, 2027

Signature of Licensee

WILTON SIMPSON, COMMISSIONER

The above individual is licensed under the provisions of Chapter 487, F.S. to purchase and apply restricted use pesticides.



Florida Offices
Ft. Lauderdale: (954) 565-7488
Fort Myers: (239) 693-2270
Fort Pierce: (772) 241-5773
Jacksonville: (904) 262-5500
Orlando: (407) 327-7918
Pensacola: (850) 939-5787
Sarasota: (941) 377-0658
Tallahassee: (850) 329-2389
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CURRENT CONDITIONS	NOTES



*Dissolved oxygen (DO) and pH levels at time of survey noted on each pond photo.

Pond has some pennywort and shoreline emergent vegetation present.



Algae bloom on Pond 3.

The Lake Doctors, Inc.
Aquatic Management Services

Corporate Office
4651 Salisbury Rd, Suite 155
Jacksonville, FL 32256
(904) 431-3914



Surface algae growth and submersed aquatic vegetation present.



Spikerush, pennywort and a variety of invasive aquatic vegetation present around exposed bank.

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Aquatic Management Services

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Jacksonville, FL 32256
(904) 431-3914



Pond is in good condition overall with some submersed aquatic vegetation and algae observed.



Pond is in good condition overall with minimal shoreline vegetation.

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Jacksonville, FL 32256
(904) 431-3914



Some algae and submersed aquatic vegetation present.



Substantial algae bloom with an infestation of spikerush and other submersed aquatic weeds present.

Florida Offices
Ft. Lauderdale: (954) 565-7488
Fort Myers: (239) 693-2270
Fort Pierce: (772) 241-5773
Jacksonville: (904) 262-5500
Orlando: (407) 327-7918
Pensacola: (850) 939-5787
Sarasota: (941) 377-0658
Tallahassee: (850) 329-2389
Tampa: (727) 544-7644

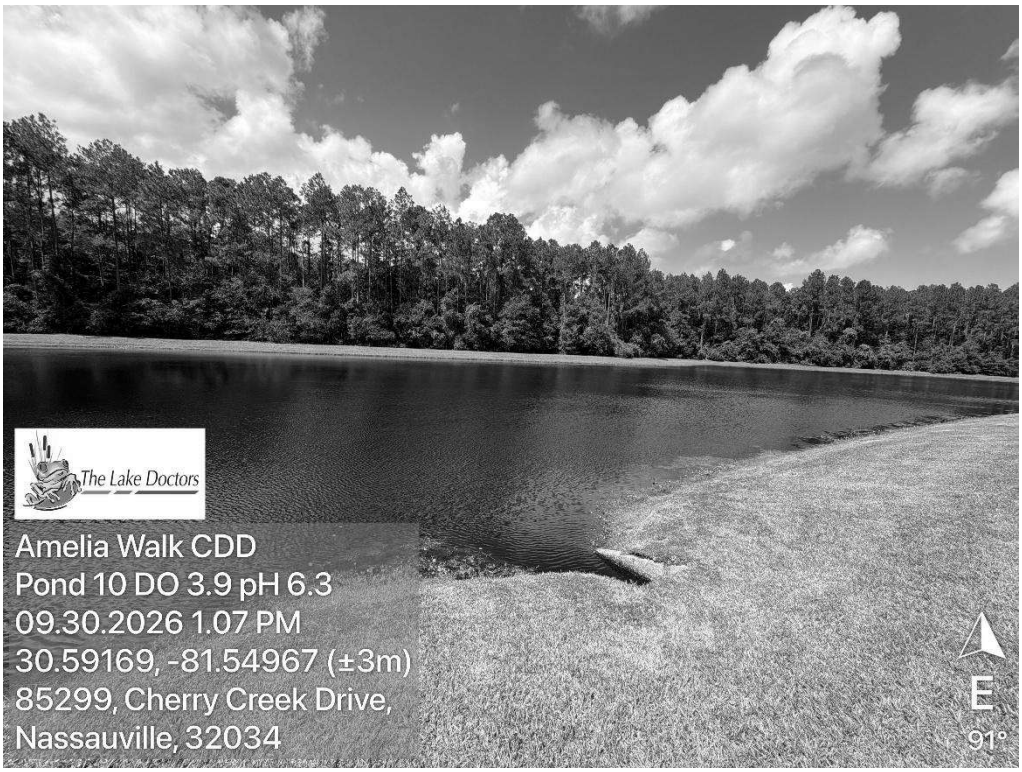
Georgia Offices
Savannah: (912) 219-0100

Ohio Offices
Columbus: (614) 987-5098
Dayton: (937) 433-2942

South Carolina Offices
Charleston: (843) 873-1911
Greenville: (864) 498-6050
Myrtle Beach: (843) 492-4080

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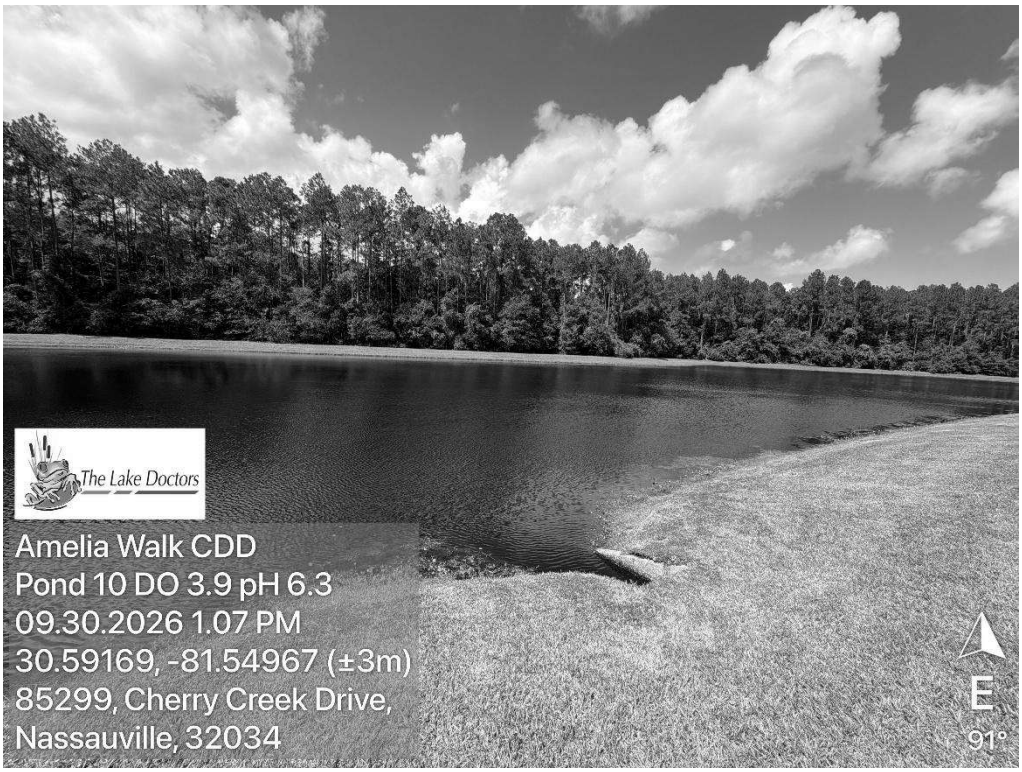
Pond is in good condition overall with some algae and shoreline vegetation present.



Algae bloom collected around North control structure.

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Jacksonville, FL 32256
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Pond is in good condition overall with some algae and shoreline vegetation present.



Algae bloom collected around North control structure.

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Some algae growth and substantial amount of spikerush, emergent and submersed aquatic vegetation present.



Erosion along NE bank.

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Jacksonville, FL 32256
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Pond is in good condition with minimal algae and shoreline emergent vegetation present.



Jagged, eroded shoreline noted at a few sections around pond.

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Fort Pierce: (772) 241-5773
Jacksonville: (904) 262-5500
Orlando: (407) 327-7918
Pensacola: (850) 939-5787
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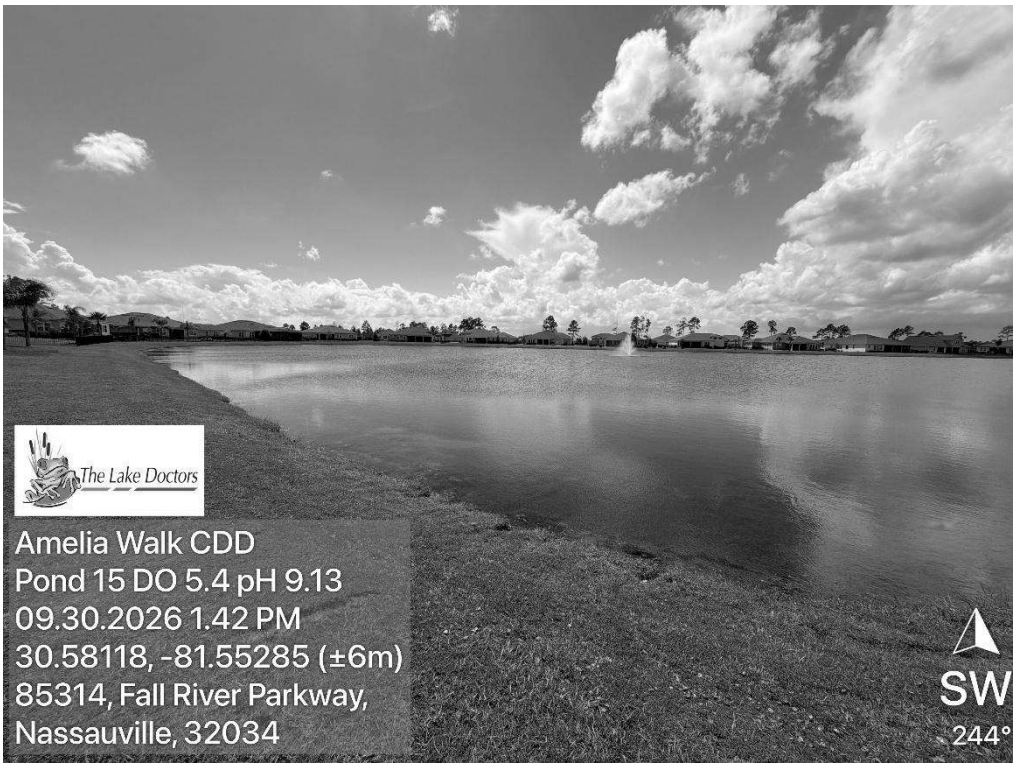
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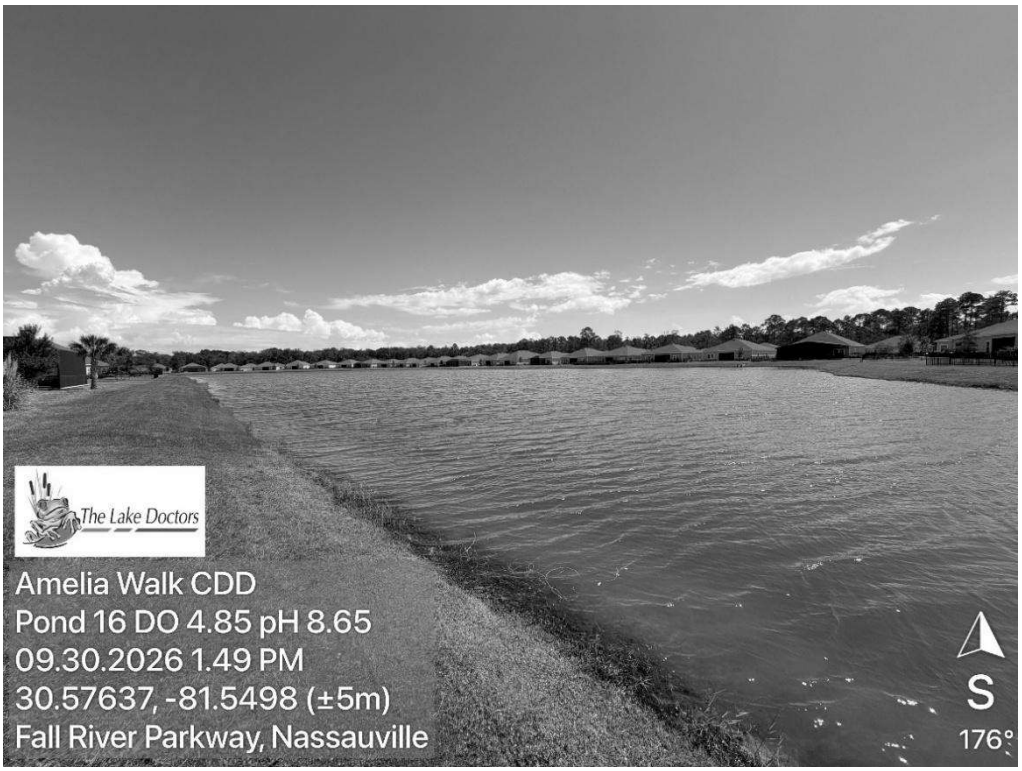
Substantial amount of spikerush and submersed aquatic vegetation present. Algae growth mixed in with the exposed vegetation.



Pond in good condition overall.

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Pond slightly turbid, but in good condition overall.



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REFERENCES:
(COMMUNITIES COMPARABLE IN SCALE)

ALTA LAKES CDD *(19 LAKES)* BENJAMIN PFUHL | bpfuhl@rizzetta.com	**JOHNS CREEK / BRANDY CREEK CDD** *(11 PONDS)* JIM MASTERS | jmasters@vestapropertyservices.com
AMELIA ISLAND PLANTATION COMMUNITY ASSN. *(9 LAKES)* JACK BARNES | jbarnes@aipca.net	**JULINGTON CREEK PLANTATION CDD** JEFF BRANCH | jbranch@jcpcdd.org
ANABELLE ISLAND CDD *(12+ LAKES)* FREDDIE OCA | foca@gmsnf.com	**MARSH CREEK COUNTRY CLUB** *(34 LAKES)* PATTY CRUM | marshcreek@lelandmanagement.com
BARTRAM SPRINGS CDD *(32 LAKES)* TERRY GLYNN | tglenn@gmsnf.com	**MIDDLE VILLAGE CDD** *(13 LAKES)* JAY SORIANO | jsoriano@gmsnf.com
BOGGY BRANCH CDD *(8+ LAKES)* MIKE VEAZEY | mveazey@icihomes.com	**OAKLEAF PLANTATION CDD** *(23 LAKES)* JAY SORIANO | jsoriano@gmsnf.com
COPES LANDING CDD *(20 LAKES)* DAVID COMER | davidc@firstcoastcms.com	**SAMPSON CREEK CDD / ST. JOHNS G&CC** *(29 LAKES)* STEPHANIE TAYLOR | staylor@vestapropertyservices.com
CROSSINGS AT FLEMING ISLAND CDD *(115 LAKES)* STEVE ANDERSEN | sandersen@eagleharborcdd.com	**SOUTH VILLAGE CDD / EAGLE LANDING GC** *(32 LAKES)* SEAN BIGGS | sbiggs@troon.com
FLORA PARKE HOA *(19 LAKES)* ROB FOUST | robfoust@frontier.com	**TAMAYA/BEACH CDD** *(22 LAKES)* RON ZASTROCKY | rzastrocky@vestapropertyservices.com

The Lake Doctors, Inc.
Aquatic Management Services®

OUR COMPANY VALUES

STEWARDSHIP

TRUST

EXCELLENCE

ACCOUNTABILITY

DEDICATION

INTEGRITY

ABOUT US

- Nearly 50 Years In Business
- 16 Locations
- 235+ People
- 210+ Trucks
- 170+ Boats
- 55+ John Deere Gators
- Truxor
- Weedoo
- DJI T30 Application Drone
- Remote Monitoring Buoy
- Bathymetric Readers
- Local Subcontractor Network At Each Location



@thelakedoctors 904-431-3914

The Lake Doctors, Inc.®
Aquatic Management Services

SERVICES



Pond & Lake Management



Fountain & Aeration Installation & Maintenance



Right-of-Way & Ditch Maintenance



Erosion Repair & Prevention



Pond Restoration



BMP & Lake Mapping



Fisheries



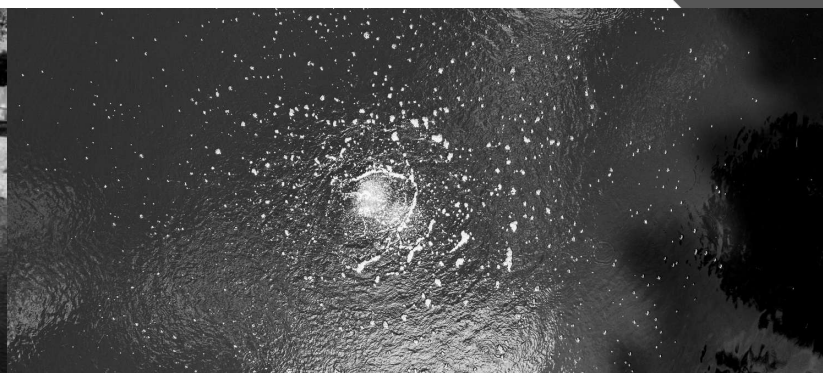
& Much More

@thelakedoctors www.LakeDoctors.com 904-431-3914

The Lake Doctors, Inc.®
Aquatic Management Services

FOUNTAINS & AERATION





Why Choose Us?

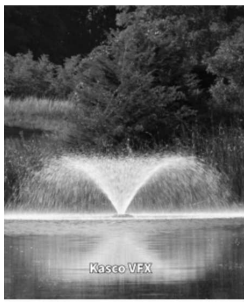
We offer an extensive selection of fountains & aeration systems, ensuring each product is tailored to meet the unique aesthetic & biological needs of your water body.

Comprehensive Service
We design, build, install, & maintain. No project is too big or small!

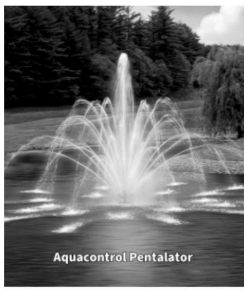
In-House Repair Certification
Keep your downtime down! We don't just install fountains; we repair them.

Top 3 Global Installer For
Kasco® AIRMAX® Aqua Control®

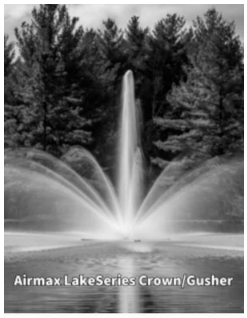
Pricing Reflective Of Best-In-Class Material Sourcing



Small Fountains (~1/2 Acre)



Medium Fountains (1/2 - 2 Acres)



Large Fountains (2+ Acres)

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Aquatic Management Services®

GRASS CARP STOCKING

When you choose The Lake Doctors for grass carp stocking, you won't have to worry about a thing. We handle everything from permitting, barrier fabrication & installation to fish stocking.

Control Vegetation
Grass carp are vegetation foragers that help keep your weeds under control.

Bang For Your Buck
Grass carp add long-term value for years, providing biological control 24/7.

Grass Carp Barriers
Standard barriers are included at no extra cost. Steel barriers are available for a small fee.

Learn More About Fish Stocking & Fish Barriers







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The Lake Doctors, Inc.
Aquatic Management Services®

EROSION REPAIR & PREVENTION



Steps of the Installation:

- Evaluation
- Material Selection
- Staking
- Tying
- Filling
- Firming
- Planting
- Enjoying

Shore mesh is a woven textile system installed into the pond bank to create a "living shoreline."

Learn More About Erosion Repair & Prevention

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The Lake Doctors, Inc.®
Aquatic Management Services

POND RESTORATION





Culvert & Dam Repairs





RipRap & Concrete Walls









Services Include: Pond, Stream, Waterway, Ditch Line, New Construction & Renovation, Demucking, Culvert & Dam Repair, Pipe Repairs, Outflow Structure, Clearing, Pumping, New Pond Builds & More

The Lake Doctors, Inc.
Aquatic Management Services®

THE LAKE DOCTORS' GUARANTEE

The Lake Doctors, Inc. is a family-owned & operated company with over 45 years of customer success. We offer a comprehensive range of aquatic management services & pride ourselves on the value we bring to our customers.

Free Callback Service On All Monthly Customers
If there's growth between visits, call us & we'll come re-treat at no extra charge.

Additional Treatments At No Cost

No Part Of The Waterway Is Excluded
We don't just "scratch the surface." We are committed, from bottom to top, to making your lake pop!

Not Satisfied?
Take it up directly with our President. He will make it right.

Tucker Clarkson
CEO & President
904-728-8247
tucker.clarkson@lakedoctors.com

We Appreciate The Opportunity To Earn Your Business!

NINTH ORDER OF BUSINESS

Gmail

Jeff Robinson <jeffrobinson2094@gmail.com>

We want to hear from you!

1 message

Amelia Walk CDD <ameliawalkmanager-gmsnf.com@shared1.ccsend.com> Sun, Sep 27, 2026 at 7:01 AM
Reply-To: ameliawalkmanager@gmsnf.com
To: jeffrobinson2094@gmail.com

Survey Questions Regarding
Additional Parking and Littoral Planting at Amelia Walk

Amelia Walk Residents,

The CDD Board is requesting your input by responding to this survey. Funding for these projects would come from the CDD capital reserve account. Your input is non-binding and will be used as information for the CDD board of supervisors in making decisions on optional projects as well as capital reserve fund budgeting for future Fiscal Years.

The CDD Board has the authority to make final decision in a CDD public meeting, which means some or all or none of these surveyed projects could be approved in this or future fiscal years.

Responses must be submitted by October 2, 2026.

Privacy Notice:
Under Florida's Public Records Law, Chapter 119, Florida Statues, the information you submit on this form may become part of a public record. This means that if a citizen makes a public records request, we may be required to disclose the information you submit to us. Under certain circumstances, we may only be required to disclose part of the information submitted to us. If you believe that your records may qualify for and exemption under Chapter 119, Florida Statues please notify the District Manager and complete the Address/Identification Confidentiality Request from Public Records Disclosure Form.

Submit your response by clicking the link below.

Let's go!

Governmental Management Services | 85287 Majestic Walk Boulevard | Fernandina Beach, FL 32034 US

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Try email marketing for free today!

Survey Questions

1.Some residents have requested that the CDD Board consider constructing a second parking lot at the Amenity Center.

Over the past three years, morning activities have been rescheduled to limit congestion, and guest limits have been reduced for certain events. While this has helped, the parking lot still reaches capacity at times. Before making any decisions, the Board plans to review parking lot camera playback to evaluate usage patterns, but we first want to gauge community-wide interest.

The proposed design was created by the CDD Staff engineer. The proposed location is behind the pickleball/tennis courts, with access off Majestic Walk Blvd. The estimated cost for this project is $300,000.



*** How important is have a second parking constructed at Amelia Walk. Please select the option that best represents your input.**

- ◯ Not at all important
- ◯ Low importance
- ◯ Slightly important
- ◯ Neutral
- ◯ Moderately Important
- ◯ Very Important
- ◯ Extremely Important

2.What is your view on Amelia Walk CDD investing in Littoral Planting zones for its ponds?

Exactly what is a littoral zone or littoral planning:

- Location: It stretches from the high-water mark on the shore into the shallow water where sunlight can reach the bottom sediments.
- Activity: It is one of the most biologically active and dynamic places on the pond because it gets plenty of sunlight, nutrients, and oxygen.
- Life: It supports heavy plant growth, algae, fish, and various land-and-water wildlife.
- Freshwater (Ponds): Refers to the shallow nearshore region where rooted aquatic plants can grow all the way across the bottom. Littoral zone would reduce the need for chemical treatments but not eliminate them entirely.
- Filtering: The plants trap dirt and absorb extra nutrients from lawn runoff.
- Protection: Roots hold the soil in place to reduce shoreline erosion.

YouTube 3-minute informational video: **What is a Littoral Zone?**

Pond maintenance experts recommend installing plants in sections with several rows. A 100-foot section estimate is approximately $500 or more, depending on plant selection and row density, with gaps between each zone.

Our largest pond would require 40 zones, while the smallest needs just 1. The average requirement is roughly 10 zones per pond. If all ponds are completed, the total estimated cost is $80,000.

There are many options available, as not all ponds warrant littoral plantings, and some may only require partial shoreline coverage. For full details, please review the **September 2026 Pond Assessment Report**



*** What is your view on Amelia Walk district investing in Littoral Planting zones for its ponds? Please select the option that best represents your input.**

- ◯ Not at all important
- ◯ Low importance
- ◯ Slightly important
- ◯ Neutral
- ◯ Moderately Important
- ◯ Very Important

◯ Extremely Important

Submit Survey



October 2026 Survey Questions Stats

• Emails Sent	996	
• Delivered	973	
• Opens	682	70% of Delivered Surveys Opened
• Did not Open	291	30% of Delivered Survey Not Opened
• Survey Submitted	237	35% of Opens submitted Surveys 24% of Surveys Delivered did Submits

Question 1 – Additional Parking – Results

Additional Parking Lot	**2-Oct-26**	
	Total Responses	**Percentage**
	237	
Not at all important	80	34%
Low importance	37	16%
Slightly important	17	7%
Neutral	26	11%
Moderately important	36	15%
Very important	19	8%
Extremely important	22	9%
Below Neutral		56.5%
Neutral		11.0%
Above Neutral		32.5%

Question 2 – Ponds Littoral Planting Zones - Results

Ponds - Littoral Zone		2-Oct-26	
		Total Responses	Percentage
		237	
Not at all important	0	50	21%
Low importance	0.2	23	10%
Slightly important	0.4	13	5%
Neutral	0.5	25	11%
Moderately important	0.6	49	21%
Very important	0.8	40	17%
Extremely important	1	37	16%
Below Neutral			36.3%
Neutral			10.5%
Above Neutral			53.2%

Pond Homeowners ONLY		2-Oct-26	
46.8%		Total Responses	Percentage
		111	
Not at all important	0	24	22%
Low importance	0.2	12	11%
Slightly important	0.4	4	4%
Neutral	0.5	11	10%
Moderately important	0.6	17	15%
Very important	0.8	19	17%
Extremely important	1	24	22%
Below Neutral			36.0%
Neutral			9.9%
Above Neutral			54.1%

Contact Us
TIGRIS Aquatic Services LLC 6869 Phillips Parkway Drive South Jacksonville, Florida 32256 smetzger@tigrisusa.com 904-997-0044

TIGRIS
WHERE WATERS THRIVE.

Quote: 365597	
Quote Date:	10/07/2026
Expiration Date:	01/05/2027

Bill To:
Amelia Walk CDD c/o GMS LLC 475 West Town Place, Ste 114 St. Augustine, Florida 32092

Customer: Amelia Walk CDD
85287 Majestic Walk Blvd. Fernandina Beach, Florida 32034

Description	Unit Price	Qty	Amount
Aquatic Services - As Requested LITTORAL PLANTING PROPOSAL Amelia Walk Community Development District Proposed 100-Linear-Foot Littoral Planting Zone TIGRIS Aquatic Services proposes to install a 100-linear-foot littoral planting zone designed to establish beneficial aquatic vegetation along the pond shoreline. Each 100-foot littoral zone will consist of two staggered rows of aquatic plants extending along the designated shoreline area. The planting design is intended to create an attractive, naturalized shoreline while establishing beneficial aquatic vegetation within the littoral zone. Plant Selection The proposed plant palette will consist of the following aquatic species: Pickerelweed Arrowhead Spikerush Plant species will be distributed throughout the 100-foot zone to provide a natural and aesthetically pleasing appearance. Final placement and distribution of individual species may be adjusted based upon site conditions, water depth, sunlight, existing vegetation, and available littoral shelf. Plant Quantity Each 100-linear-foot littoral zone will include: 200 aquatic plants Two planting rows Approximately 100 plants per row Approximately 1 plant every 12 inches along each row Installation TIGRIS Aquatic Services will furnish and install the specified aquatic plants within the designated littoral planting area. Installation will be performed at appropriate planting depths and locations within the established littoral shelf. Plant placement may be adjusted in the field to accommodate actual water depths, existing vegetation, shoreline conditions, and other site-specific conditions.	$2.50	200	$500.00

Pricing
Item Quantity Unit Price Total
100' Littoral Planting Zone 200 plants $2.50/plant installed $500.00
Additional Littoral Zones

Additional 100-linear-foot littoral zones may be installed at the same unit price, subject to site conditions and District approval.

Price per additional 100-foot zone: $500.00

Important Site Consideration

The proposed littoral planting design is based upon a conceptual 100-foot zone with two planting rows. Prior to installation, TIGRIS Aquatic Services will evaluate the proposed installation area to confirm that appropriate planting conditions exist.

Final plant placement may be adjusted to accommodate actual field conditions, including water depth, littoral shelf configuration, existing vegetation, shoreline conditions, and accessibility.

Exclusions

This proposal includes the furnishing and installation of 200 aquatic plants per 100-linear-foot zone.

Unless specifically stated otherwise, this proposal does not include:

Modification or construction of a littoral shelf
Excavation or grading
Shoreline stabilization or erosion repair
Rock or riprap installation
Irrigation
Removal of existing undesirable vegetation beyond normal preparation necessary for planting
Long-term replacement of plants lost due to unusual weather, herbivory, water-level fluctuations, vandalism, or other conditions beyond TIGRIS Aquatic Services' control.

Please see the attached conceptual visual illustrating the proposed 100-foot littoral planting zone, including the two-row planting configuration and representative plant selections.

Invoicing Details:
TIGRIS will invoice customer after the service has been completed. Invoices will be sent via email.

Deposit & Payment	Summary

Deposit Required:	$0.00
Deposit Due:	**$0.00**

Subtotal:	$500.00
Total:	**$500.00**

Terms & Conditions

TERMS: This agreement is for a one time service and pricing is listed above. An invoice for the full amount will be submitted upon completion of the service with terms Due Upon Receipt.

REGULATORY: TIGRIS will furnish all labor, equipment, materials, supervision and taxes. TIGRIS will be responsible for the proper instruction of all safety measures to its personnel.

PAYMENT: All payments for services rendered under this contract are Due Upon Receipt. Should it become necessary for TIGRIS to bring action for collection of monies due and owing under this Agreement, Customer agrees to pay costs incurred by TIGRIS from such collection.

Non-Prevailing Wage Pricing: The pricing provided in this Agreement is based on standard labor rates and does not include prevailing wage requirements. Should the Customer determine that this project is subject to prevailing wage laws, TIGRIS reserves the right to adjust the contract price to account for increased labor costs, administrative overhead, and compliance reporting.

INSURANCE: TIGRIS shall carry Worker's Compensation and Employer Liability, Commercial General Liability, Professional Liability, and Property Damage Insurance which shall remain in full effect throughout this Agreement. Customer will be an insurance certificate holder and named as an additional insured. Copies of certificates of insurance naming the Customer as additionally insured will be provided upon request. An additional fee will be charged if customer requires specific insurance requirements.

VENDOR COMPLIANCE: An additional fee will be charged if customer requires specific Vendor Portal Sites or vendor compliance memberships.

PROPERTY DAMAGE/LIMITATION ON CLAIMS: A TIGRIS assumes no responsibility for equipment damages resulting from low/high water conditions, animal activity or other natural occurrences.

ENTIRE AGREEMENT: This Agreement constitutes the complete understanding between the parties hereto and supersedes any prior understandings whether written or oral between the parties relating to the subject matter hereof. SIGNING AND RETURNING this document authorizes TIGRIS to perform the services and/or have product(s) delivered as stipulated within this agreement. By signing this document, I acknowledge I have the authority to authorize TIGRIS to perform the services outlined in this agreement.

Customer Approval

Customer Signature	Name	Date

LITTORAL PLANTING ZONE
CONCEPTUAL DESIGN

Natural beauty | Improved water quality | Healthy ecosystems



A 100-foot littoral zone with two rows of aquatic plants creates a beautiful, functional shoreline and provides habitat for beneficial wildlife.

PLAN VIEW (TOP DOWN)



SIDE VIEW (CROSS SECTION)



PLANT SELECTION



Pickerelweed



Arrowhead



Spikerush

100-FOOT LITTORAL ZONE

Total Plants per Zone
200 plants

Rows
2 rows (staggered)

Plant Selection
Pickerelweed, Arrowhead, Spikerush

Plant Spacing
Approx. 1 plant every 12"

Price
$2.50 per plant (installed)
= $500.00 per 100-foot zone

ADDITIONAL ZONES

$500.00 per 100-foot zone

Final plant selection, quantities and placement may be adjusted based on site conditions, water depth, sunlight and existing vegetation.

LITTORAL PLANTING ZONE
CONCEPTUAL DESIGN

Natural beauty | Improved water quality | Healthy ecosystems



A 100-foot littoral zone with two rows of aquatic plants creates a beautiful, functional shoreline and provides habitat for beneficial wildlife.

PLAN VIEW (TOP DOWN)



SIDE VIEW (CROSS SECTION)



PLANT SELECTION



Pickerelweed



Arrowhead



Spikerush

100-FOOT LITTORAL ZONE

Total Plants per Zone
200 plants

Rows
2 rows (staggered)

Plant Selection
Pickerelweed, Arrowhead, Spikerush

Plant Spacing
Approx. 1 plant every 12"

Price
$2.50 per plant (installed)
= $500.00 per 100-foot zone

ADDITIONAL ZONES

$500.00 per 100-foot zone

Final plant selection, quantities and placement may be adjusted based on site conditions, water depth, sunlight and existing vegetation.

ELEVENTH ORDER OF BUSINESS

Phone: (904) 721-6300

www.firstcoastasphaltsolutions.com

Proposal Submitted To	Work to be performed At
Name: Amelia Walk CDD	Amelia Walk Community
Address: 85287 Majestic Walk Blvd	Address: 85287 Majestic Walk Blvd
City: Fernandina Beach State: FL 32034	City: Fernandina Beach State: FL 32034
Date: 10-6-2026	Contact: Chip Dellinger (904)225-3147
Bid # KQ408	Email: Ameliawalkmanager@gmsnf.com

We hereby propose to furnish the materials and perform the labor necessary to complete the following:

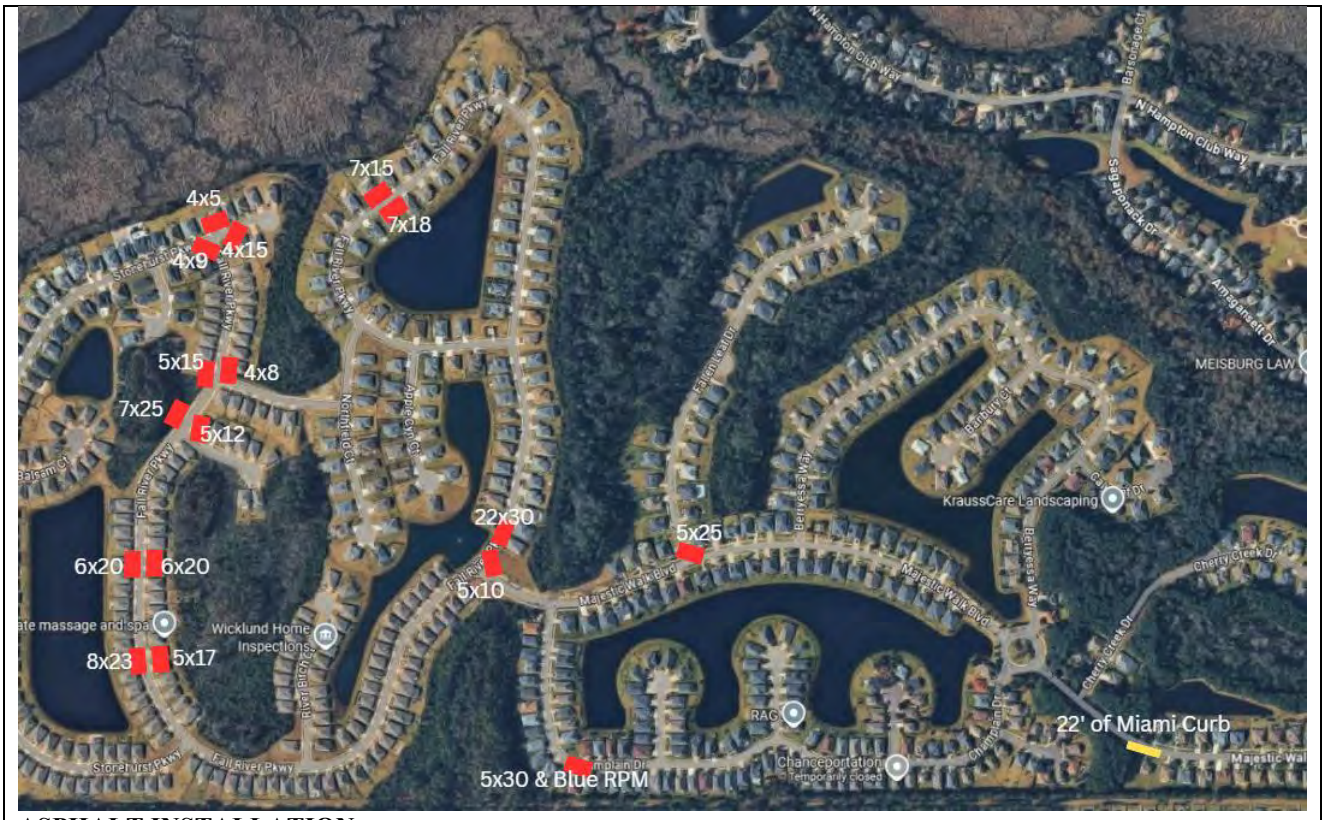
ASPHALT REPAIRS: Includes (2) Mobilization.

- Skid Mill Asphalt Repair Areas at a Depth of 1.5".
- Sweep/ Blow Areas Clean of Loose Debris/ Dust.
- Apply Tack Coat for Adherence Between Existing Milled Surface and New Asphalt.
- Haul All Asphalt Debris Offsite.
- Install 1.5" of Type SP9.5 Commercial Grade Asphalt.
- Compact Asphalt with Vibratory Roller and Plate Compactor.
- Install 1 Blue RPM, Near 85321 Champlain Blvd.
- 243sqyds SUBTOTAL: $16,844.18

CONCRETE INSTALLATION: Includes (1) Mobilization.

- Remove and Haul Off 22' of Miami Style Curb - 22 linear ft.
- Form and Pour 22' of 3,500psi Concrete Miami Curb with Broom Finish.
- 22 Linear ft SUBTOTAL: $5,606.25

TOTAL: $22,450.43



ASPHALT INSTALLATION:

- If during normal procedures for completion of proposed scope, inadequate base is discovered, the customer may elect to proceed, voiding all warranty in the affected area. Customer may also elect to take corrective action. The corrective action will be determined on a case-by-case basis and will result in additional costs for material, labor, and asphalt crew's down time.
- This quote assumes no DOT style testing will be performed or DOT style specifications will be required. DOT specifications are unachievable outside of DOT governed projects using only DOT methods and materials.
- Asphalt is a flexible pavement, minor scuffing or tearing may occur on fresh asphalt.
- Grading is NOT included in this proposal unless there is a line item for the cost of the same in the above description of work.
- Drainage is not guaranteed on asphalt patching, asphalt overlays, asphalt milling and paving, or areas that evidence less than 2% slope. Therefore, you may still experience ponding in certain areas after asphalt installation is completed.
- Asphalt Milling will not Change the Existing Grade of this Project. Asphalt Milling will only Remove the Set Depth of Asphalt Stated in this Proposal.
- First Coast Asphalt Solutions, LLC does not warranty surface defects resulting from base installed by others (cracking, ponding, settling, etc.)
- Reflective cracking may occur on asphalt overlays and milled areas that were not milled deep enough to remove any and all existing cracking. No warranty referring to reflective cracking is offered in these areas.
- Projects are bid at specified thicknesses. Additional material needed to complete this project due to curb reveal cut deep, base uneven or rough, or any unforeseen problems will result in additional charges.
- Saw cutting is not included unless otherwise stated.

- Tack has a 1500 square yard minimum if the project requires a distributor truck with DOT calibrations. If said project is less than 1500 square yards, assume that First Coast Asphalt Solutions, LLC will utilize a pull behind tack trailer to apply tack to existing asphalt.
- Plastic or PVC Utilities are NOT Traffic Rated. In the event of damage to plastic or PVC utilities, Repair of these items is NOT included.
- All Asphalt will be Commercial Grade Asphalt with PG58-22 Asphalt Binder Unless Otherwise Stated.
- Additional Asphalt Mobilization is $1,750.00.

GENERAL NOTES:

This proposal will supersede any and all other contracts or subcontract agreement attached or connected to this proposal.

By scheduling First Coast Asphalt Solutions to Stripe after asphalt paving, Customer is Forgoing any Asphalt Repairs.

First Coast Asphalt Solutions, LLC is not responsible for damage to buried lines, cables, wiring, pipes, utilities, or other underground obstructions not clearly marked prior to commencement of work.

Work area to be cleared by Customer prior to work commencing. Customer is responsible for removing all vehicles and/or obstructions. All irrigation must be turned off 24 hours prior to work commencing. Downtime due to customers' negligence or inability to do so, will result in an additional charge.

A minimum of 2 weeks' notice is required for scheduling in most cases. Schedule is subject to change due to inclement weather in the weeks leading up to this project's scheduled start date.

Changes to contract quantity in excess of 5% will result in unit rate adjustments/changes. Any change to original contract/ proposal must be approved by written change order prior to work commencing.

Asphalt Paving will be Billed Separately from Striping to Ensure our Suppliers are Paid On Time.

Should customer/contractor cancel or reschedule this project before work has started, within 24 hours of projected start date, a $500.00 charge will be paid to First Coast Asphalt Solutions, LLC as liquidated damages (not as penalty) representing reasonable administrative expenses and interruption to First Coast Asphalt Solutions, LLC's work schedule.

First Coast Asphalt Solutions, LLC is not responsible for damage caused by tenants, customers, and or other contractors.

Exclusions include performance and payment bonds, maintenance of traffic & M.O.T. devices (signs & barricades) or traffic officers, permits, fees, testing of asphalt or base material, coring, surveying and/or staking, as-builts, or light towers.

Any alteration or deviation from the above specifications involving extra costs will be executed only upon written change order and will become an extra charge over and above this estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. The quantities referred to are estimates only and payment shall be based on in-field measurements.

Pricing is based on performing work during normal business hours and in accordance with First Coast Asphalt Solutions, LLC's normal operating schedule.

All material is guaranteed to be as specified, and the above work to be completed in a substantial workmanlike manner.

First Coast Asphalt Solutions, LLC will require the use of water hose bibs on property for use in Rollers and Base Preparations.

This proposal is good for 30-days, Excluding Asphalt. Due to the volatility of asphalt pricing from our asphalt suppliers, Asphalt pricing will be set the day before paving is scheduled. Signature is required on all asphalt paving jobs the day before commencement if pricing should change.

Payment is due upon completion. A finance charge of 1.5% per month will be assessed on past due balances longer than 10 days after completion and Customer agrees to pay any attorney's fees and costs incurred in collecting any past due balance. If Lien is Filed, Lien Fees and Administrative Fees will be Applied.

In the event any Repairs are needed, such repairs will not be made until First Coast Asphalt has received payment of at least of 75% of the Contract price.

First Coast Asphalt Solutions observations and recommendations are based solely on visible conditions at the time of the walkthrough. Areas obstructed by debris, parked vehicles, water, equipment, vegetation or other objects may limit the ability to fully assess all conditions within the scope of work requested.

Upon substantial completion of the project, First Coast Asphalt Solutions shall perform and address one (1) final punch list inspection. Any additional punch list requests or return visits may be subject to additional charges.

Work will be completed in conformance with the plans and specifications dated _____NA_____.

Respectfully Submitted:

Keith Quackenbush

PROJECT MANAGER

Keith@firstcoastasphalt.com

Office: (904)721-6300

Cell: (904)988-1519

Note: This proposal may be withdrawn by us if not accepted within 30 days.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.

Date: _____ Signature:_____

Email Address to Send Invoices to:_____

FOURTEENTH ORDER OF BUSINESS

HAPPY DAYS OUTDOOR SERVICES

58 N Dolphin Ave.
Middleburg, FL 32068
(904) 424-0970
Hdosfl@gmail.com

Estimate

ADDRESS
Chip Dellinger
Amelia Walk
Amelia Walk CDD
Fernandina Beach, FL

ESTIMATE	1220
DATE	10/12/2026
EXPIRATION DATE	11/12/2026

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Tree Trimming	Cut back overgrowth at wood line at following locations… Majestic Walk Blvd -left side just before roundabout -right side from just before roundabout two roundabout -at corner of Majestic Walk Blvd and Champlain Dr Cherry Lake Dr -quarter of way down road on both sides Berryessa Way -just passed roundabout on right Calumet Dr -at end of road Fallen Leaf Dr -halfway down road on left side Northfield Ct -halfway down road on one side Poplar Breeze Way -halfway down road on one side Fall River Pkwy -across from Sagamore Ct on one side -between River Birch Ct and Stonehurst Pkwy on one side	1	18,000.00	18,000.00

Please note: A 50% deposit is required

for the job to be scheduled. An invoice will be sent reflecting this total upon acceptance of estimate. A final invoice reflecting the remaining balance will be sent upon completion of project.

SUBTOTAL	18,000.00
TAX	0.00
TOTAL	**$18,000.00**

Accepted By

Accepted Date

HAPPY DAYS OUTDOOR SERVICES

58 N Dolphin Ave.
Middleburg, FL 32068
(904) 424-0970
Hdosfl@gmail.com

Estimate

ADDRESS
Chip Dellinger
Amelia Walk
Amelia Walk CDD
Fernandina Beach, FL

ESTIMATE	1221
DATE	10/12/2026
EXPIRATION DATE	11/13/2026

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Tree Trimming	Cut back overgrowth at wood line on six ponds off of Majestic Walk Boulevard and Majestic Walk Circle. Please note: A 50% deposit is required for the job to be scheduled. An invoice will be sent reflecting this total upon acceptance of estimate. A final invoice reflecting the remaining balance will be sent upon completion of project.	1	10,800.00	10,800.00

SUBTOTAL	10,800.00
TAX	0.00
TOTAL	**$10,800.00**

Accepted By

Accepted Date

HAPPY DAYS OUTDOOR SERVICES

58 N Dolphin Ave.
Middleburg, FL 32068
(904) 424-0970
Hdosfl@gmail.com

Estimate

ADDRESS
Chip Dellinger
Amelia Walk
Amelia Walk CDD
Fernandina Beach, FL

ESTIMATE	1222
DATE	10/12/2026
EXPIRATION DATE	11/12/2026

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Tree Trimming	Trim all large Oaks around Clubhouse area, including parking lot and tennis court, to a height of 14'. Trim Birch, Cypress and Magnolia trees around ponds to lift canopy to be able to walk around it and help with view, where applicable. Remove any dead limbs that are larger than 2" in diameter. I see some of the oaks were recently trimmed, but still need trimming to reach the 14' clearance requirement and even the canopy. There will be a $2,000 deduction if you choose not to have the trees around the ponds trimmed. Please note: A 50% deposit is required for the job to be scheduled. An invoice will be sent reflecting this total upon acceptance of estimate. A final invoice reflecting the remaining balance will be sent upon completion of project.	1	6,000.00	6,000.00

SUBTOTAL	6,000.00
TAX	0.00
TOTAL	**$6,000.00**

Accepted By

Accepted Date

HAPPY DAYS OUTDOOR SERVICES

58 N Dolphin Ave.
Middleburg, FL 32068
(904) 424-0970
Hdosfl@gmail.com

Estimate

ADDRESS
Chip Dellinger
Amelia Walk
Amelia Walk CDD
Fernandina Beach, FL

ESTIMATE	1223
DATE	10/12/2026
EXPIRATION DATE	11/12/2026

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Tree Trimming	Trim trees as follows… -113 large oaks from entrance of Majestic Walk Blvd to the roundabout -3 large oaks at Majestic Walk Cir -3 large oaks at roundabout All trees to be trimmed at 14’ height. Any dead limbs larger than 2” in diameter will be removed.	1	29,750.00	29,750.00
	Tree Trimming	Trim trees as follows… -18 small trees at Majestic Walk Cir and some by pergolas on Majestic Walk Blvd All trees to be trimmed to clearance height to be able to walk under and help with view, where applicable. Any dead limbs larger than 2” in diameter will be removed.	1	1,350.00	1,350.00
	Tree Trimming	Trim trees as follows… -15 Magnolias at roundabout at Majestic Walk Blvd -5 trees in circle of roundabout at Majestic Walk Blvd - 8 small trees on Majestic Walk Blvd just past circle All trees to be trimmed to clearance height to be able to walk under and help with view, where applicable. Any dead limbs larger than 2” in diameter will be removed.	1	2,675.00	2,675.00
	Tree Trimming	Trim trees as follows… -7 small trees at Majestic Walk Blvd	1	500.00	500.00

		and Berryessa Way at lift station There will be a $250 deduction if you request for only the two trees in the grass area to be trimmed. All trees to be trimmed to clearance height to be able to walk under and help with view, where applicable. Any dead limbs larger than 2” in diameter will be removed.			
	Tree Trimming	Trim trees as follows… 3 small oak trees at Majestic Walk Blvd and Champlain Dr All trees to be trimmed to clearance height to be able to walk under and help with view, where applicable. Any dead limbs larger than 2” in diameter will be removed.	1	300.00	300.00
	Sales	Trim trees as follows… 6 small oak trees at Majestic Walk Blvd and Fall River Pkwy All trees to be trimmed to clearance height to be able to walk under and help with view, where applicable. Any dead limbs larger than 2” in diameter will be removed. Please note: A 50% deposit is required for the job to be scheduled. An invoice will be sent reflecting this total upon acceptance of estimate. A final invoice reflecting the remaining balance will be sent upon completion of project.		500.00	500.00

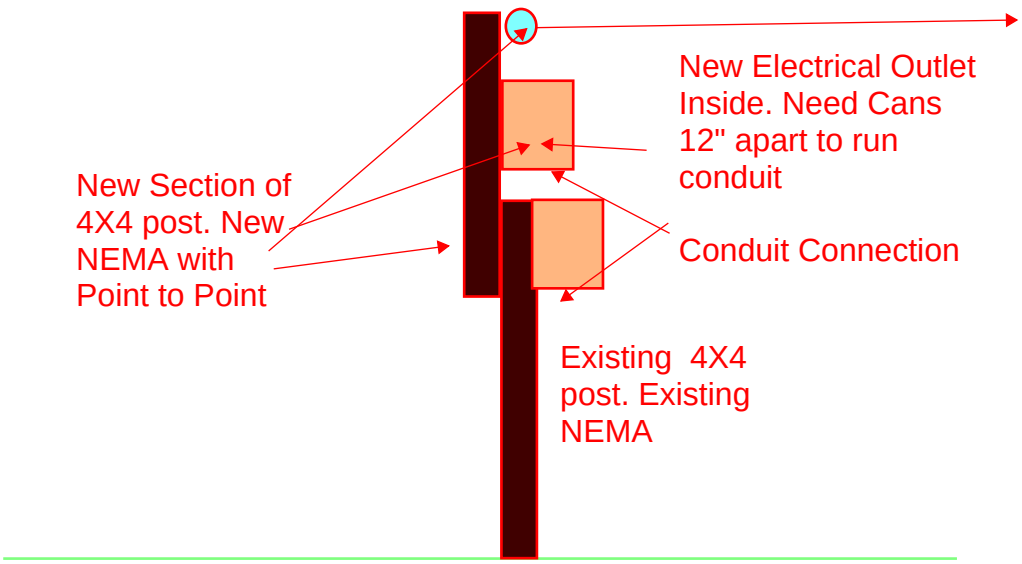
SUBTOTAL	35,075.00
TAX	0.00
TOTAL	**$35,075.00**

Accepted By

Accepted Date

FIFTEENTH ORDER OF BUSINESS

Amelia Walk Point 2 Point



PYE • BARKER
FIRE & SAFETY • EST. 1946

proposal

Prepared By:

Jacksonville, FL - Philips Hwy - Security
Scott Louis
Commercial Security Consultant
9700 Philips Hwy
Jacksonville, FL 32256
904-613-8799
904-900-1640
slouis@batessecurity.com

Access Control with Pt 2 Pt
85287 Majestic Walk Blvd
Fernandina Beach, FL 32032
Proposal 317155-2-0

Submitted: 10/12/2026

Amelia Walk CDD
Chip Dellinger
904-225-3147
ameliawalkmanager@gmsnf.com

SCOPE OF WORK

Unless otherwise noted, this proposal does not include lift rental, conduit, trench with conduit and or earth work, "Prevailing wages", union wages, plenum cabling, permit, labor for client required vendor or safety training and or submittal fees. Installation work will be performed during normal business hours, Monday through Friday. Client will provide dealer with the necessary electrical power (120VAC) and communications path for system communication as well as any dedicated phone lines or static IP addresses and or Internet connectivity as applicable at each head end and remote panel location. Network connection with necessary IP information to be provided by client. Fire systems by code will require two telephone lines or an approved cellular or IP communications path. Client is responsible for the proper operation of all door hardware. Surge protection is not provided unless otherwise noted. Any surge protection provided is meant only to reduce risk of damage due to surge, but cannot and is not guaranteed to stop damage from surge that overwhelms or bypasses provided surge protection.

All monthly service investments exclude physically damaged equipment, network issues / troubleshooting, and scissor / boom lift charges if required for service.

Existing equipment, cabling, and infrastructure installed by others is assumed to be in good working order. Any additional labor and or materials spent due to servicing, repairing or replacing existing equipment, cabling, and infrastructure will be billed on a time and materials basis.

We will provide the NEMA enclosure for your Electrician to mount. The electrician will supply 4X4 Post.
This is necessary as the Electrician will install a electrical outlet inside the enclosure.
This is needed to power the Point 2 Point equipment.
Always install conduit through the bottom of the enclosure.

New

QTY	Description
1	OUTDOOR ENCLOSURE
1	10" DIN Rail, Standard 35mm Slotted Extruded
2	NanoBeam 5AC Gen2, US
1	6-Port Hardened Industrial Gigabit PoE+ Layer Mana
1	240W Single Output Industrial DIN-Rail Power

Professional Services:

Description
Life Time Full Service

System Investment

Total Proposal Amount **$2,988.00**

THIS IS NOT AN INVOICE. DO NOT PAY. INVOICE TO BE PROVIDED.

Deposit Due in Advance	**$1,494.00**
Balance Due Upon Completion	**$1,494.00**
Recurring Services Total Monthly	**$13.00**

SYSTEM TOTAL	$2,988.00

Acceptance of proposal - The above prices, specifications, and conditions are satisfactory and are hereby accepted (subject to credit approval.) You are authorized to do the work as specified.

Pricing is valid for 7 days from the date proposal was submitted to contractor/customer.

Progress Billing will be applied to this proposal.

Amelia Walk CDD	Pye-Barker Fire & Safety, LLC & Subsidiaries
Company Date	Company Date
Authorized Signature	Authorized Signature
Printed Name Title	Printed Name Title
904-225-3147	904-900-1640
Phone Fax	Phone Fax
ameliawalkmanager@gmsnf.com	slouis@batessecurity.com
Email	Email
Purchase Order Number	

TERMS AND CONDITIONS

This proposal is subject to the Pye-Barker General Terms and Conditions located at https://pyebarkerfs.com/generalterms. By signing or receiving services under this proposal, you acknowledge that you have reviewed such terms and conditions and that they will be incorporated into the proposal by reference. This proposal, including the incorporated General Terms and Conditions, contains the complete and final agreement between the parties with respect to the subject matter hereof.