

*Bonnet Creek Resort Community
Development District*

Agenda

June 5, 2025

AGENDA

Bonnet Creek Resort

Community Development District

219 East Livingston Street, Orlando, FL 32801

Phone: 407-841-5524 – Fax: 407-839-1526

May 29, 2025

Board of Supervisors
Bonnet Creek Resort
Community Development District

Dear Board Members:

The Board of Supervisors of the Bonnet Creek Resort Community Development District will meet Thursday, June 5, 2025, at 2:00 p.m. at the Bay Lake Boardroom- JW Marriott Orlando, 14900 Chelonia Parkway, Orlando, FL. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Organizational Matters
 - A. Acceptance of Resignation of Ryan Fitzgerald
 - B. Appointment of Individual to Fulfill Vacant Seat
 - C. Administration of Oath of Office to Newly Appointed Board Member
 - D. Election of Officers
 - E. Consideration of Resolution 2025-04 Electing Officers
4. Approval of Minutes of the April 3, 2025 Board of Supervisors Meeting
5. Ratification of Proposal from McIntosh Associates
6. Resolution 2025-05 Approving Proposed Fiscal Year 2026 Budget and Setting a Public Hearing
7. Staff Reports
 - A. Attorney
 - B. Engineer
 - i. Update on Offsite Wayfinding Signage
 - ii. Updated on Crosby Island Marsh Mitigation Area Berm Repair
 - C. District Manager's Report
 - i. Consideration of Check Register
 - ii. Balance Sheet and Income Statement
 - iii. Presentation of Registered Voters – 0
 - iv. Form 1 Reminder – Deadline July 1
 - D. Field Manager's Report
 - i. Consideration of Proposals for Crosby Island Fencing
 - ii. Consideration of Proposal for Crosby Island Signage
 - iii. Consideration of Proposal for Bonnet Creek Direction Signage
8. Supervisor's Requests
9. Other Business
10. Adjournment

Sincerely,

George Flint

George S. Flint
District Manager

SECTION III

SECTION A

Begin forwarded message:

From: Ryan Fitzgerald <Ryan.Fitzgerald@waldorfastoria.com>
Subject: Resignation as a member of the Bonnet Creek Resort CDD
Date: April 23, 2025 at 4:07:28 PM EDT
To: George Flint <gflint@gmscf.com>

Good afternoon George,

Please accept this email as my official resignation as a member of the Bonnet Creek Resort CDD, effective April 30th, 2025.

It has been a true pleasure to serve. Wishing you all of the best.

Sincerely,
Ryan



Ryan Fitzgerald
General Manager

14200 Bonnet Creek Resort Lane
Orlando, FL 32821

Tel: +1 407 597 5504
Cell: +1 215 370 3115

Waldorfastoriaorlando.com
🐦 📷 📘 @waldorforlando

SECTION E

RESOLUTION 2025-04

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
BONNET CREEK RESORT COMMUNITY DEVELOPMENT
DISTRICT ELECTING THE OFFICERS OF THE DISTRICT AND
PROVIDING FOR AN EFFECTIVE DATE**

WHEREAS, the Bonnet Creek Resort Community Development District (the “District”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors of the District (“Board”) desires to elect the Officers of the District.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT:**

Section 1. _____ is elected Chairperson.

Section 2. _____ is elected Vice-Chairperson.

Section 3. _____ is elected Secretary.

Section 4. _____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.

Section 5. _____ is elected Treasurer.

Section 6. _____ is elected Assistant Treasurer.

Section 7. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 5th day of June, 2025.

ATTEST:

**BONNET CREEK RESORT
COMMUNITY DEVELOPMENT
DISTRICT**

Secretary/Assistant Secretary

Chairperson/Vice-Chairperson

MINUTES

**MINUTES OF MEETING
BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Bonnet Creek Resort Community Development District was held Thursday, **April 3, 2025** at 2:00 p.m. at the Waldorf Astoria Orlando, 14200 Bonnet Creek Resort Lane, Orlando, Florida.

Present and constituting a quorum were:

Randall Greene	Chairman
Herb Von Kluge	Vice Chairman
Richard Scinta	Assistant Secretary
Ryan Fitzgerald <i>by phone</i>	Assistant Secretary

Also Present were:

George Flint	District Manager
Jay Lazarovich	District Counsel
Jim Nugent	District Engineer
Clayton Smith	Field Manager

The following is a summary of the discussions and actions taken at the April 3, 2025 Bonnet Creek Resort Community Development District Board of Supervisor's regular meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Public Comment Period

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the February 6, 2025 Meeting

On MOTION by Mr. Scinta seconded by Mr. Greene with all in favor the minutes of the February 6, 2025 meeting were approved as presented.

FOURTH ORDER OF BUSINESS**Consideration of Agreement for
Manufacturing and Installation of Offsite
Wayfinding Signage**

Mr. Flint stated the Board had previously approved this, we have had a few starts and stops and one of the key things that was holding up the process was the approval of Central Florida Tourism Oversight District. They referred us to Disney as well and we got Disney's signoff on the design. We believe we are now in a position that the Board can award the contract. District counsel has drafted the agreement and attached to the agreement is the proposal that is dated last fall, but they indicated that they are honoring that price.

Mr. Lazarovich stated I incorporated into the agreement that they acknowledge that it is still effective. It is in similar form to our standard agreement, and we set the commencement date 10 days after the effective date or mutually agreeable date because we weren't sure of the actual start date. We set the term of the agreement at 120 days unless extended by mutual agreement.

Mr. Flint stated we may want to leave some leeway in the Board's action in the event they come back for tariff increase as a result of aluminum or whatever other item. I think the Board approved a not to exceed previously but let's make it not to exceed \$125,000 to be safe.

On MOTION by Mr. Greene seconded by Mr. Scinta with all in favor the sign installation agreement with Traffic Control Devices, LLC for the installation of offsite wayfinding signs was approved in an amount not to exceed \$125,000.

FIFTH ORDER OF BUSINESS**Presentation of Fiscal Year 2024 Audit
Report**

Mr. Flint stated we added the FY24 audit report to the agenda. There are no current or prior year findings and recommendations, and we have complied with the provisions of the auditor general they are required to review. It is a clean audit.

On MOTION by Mr. Greene seconded by Mr. Von Kluge with all in favor the fiscal year 2024 audit was accepted and staff authorized to transmit the final report to the State of Florida.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Lazarovich stated I'm still working on the pond maintenance agreement and expect to have that next month.

B. Engineer

Mr. Nugent stated Crosby Island Marsh is still too wet to do any of the maintenance work. That has been deferred.

C. District Manager's Report

i. Consideration of Check Register

On MOTION by Mr. Greene seconded by Mr. Von Kluge with all in favor the check register was approved.

ii. Balance Sheet and Income Statement

A copy of the balance sheet and income statement were included in the agenda package.

D. Field Manager's Report

Mr. Smith reviewed the field manager's report, copy of which was included in the agenda package and presented the following proposals.

i. Consideration of Proposals for Palm De-Booting

On MOTION by Mr. Scinta seconded by Mr. Greene with all in favor the proposal from Enviro Tree Service in the amount of \$10,325 was approved.

ii. Consideration of Proposals to Upgrade Irrigation System Hardware to Run Watervision 2.0

On MOTION by Mr. Von Kluge seconded by Mr. Greene with all in favor the proposal from ProPump & Controls in the amount of \$16,074 for all six proposals was approved.

Mr. Smith stated I am getting reports from our landscape vendor about people who speed and we are going to reach out to the sheriff's department to see if we can get them out here. Would the Board be interested in solar signs that flash when you are going too fast? Two outbound and two inbound on Chelonia. It's about \$4,500 per sign and they stand alone. I will work on a proposal for that.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Greene seconded by Mr. Scinta with all in favor the meeting adjourned at 2:32 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION V



407.644.4068
1950 Summit Park Drive, Suite 600
Orlando, FL 32810
www.dwma.com

May 14, 2025

Via e-mail gflint@gmscfl.com

Mr. George Flint, District Manager
Bonnet Creek Resort Community Development District
c/o Governmental Management Services - Central Florida, LLC
219 East Livingston Street
Orlando, Florida 32801

Re: Bonnet Creek Resort Community Development District - Consulting Engineer's Report
McIntosh Job No. 25571 (001)

Dear Mr. Flint:

Pursuant to your request during the Bonnet Creek Resort CDD Board meeting on April 3, 2025, McIntosh Associates ("McIntosh") is pleased to submit for your consideration this Letter Agreement to Bonnet Creek Resort Community Development District ("CLIENT") for the Bonnet Creek Resort Community Development District - Consulting Engineers Report ("Project"). McIntosh agrees to provide the following Services for the itemized fees and expenses set forth below, subject to this Letter Agreement and its Attachment, which is incorporated herein by reference. The Attachment consists of the Basis of Proposal and Client Responsibilities document. McIntosh will provide these services pursuant to our current master contract with Bonnet Creek Resort Community Development District dated September 25, 2000 ("Contract") as follows:

CIVIL ENGINEERING

A. CONSULTING ENGINEER'S REPORT – Preparation of the Annual Consulting Engineer's Report responding to Section 9.21 of the Master Trust Indenture. Our work will include:

- Site visit and walk-through observation of the Project's site infrastructure facilities to determine if, in our opinion, they have been well maintained and are in good condition;
- Develop a list of recommended repairs or other actions and an opinion of cost, if any;
- Review of Operations and Maintenance Budget for Fiscal Year 2024 – 2025 to offer our opinion of its adequacy; and
- General review of insurance limits of coverage for consistency with previous year's coverage and to offer observations regarding any items of apparent concern. Please note that McIntosh is not a professional legal firm or an insurance professional; therefore, all such observations should be reviewed by your attorneys and/or insurance experts.

FEE SCHEDULE

Contract Item	Billing Item	Description	Fee
		Civil Engineering	
A.	001	Consulting Engineer's Report	\$7,500.00

Mr. George Flint

Bonnet Creek Resort Community Development District

Bonnet Creek Resort Community Development District - Consulting Engineer's Report Consulting

McIntosh Job No. 25571 (001)

May 14, 2025

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PAYMENT OF FEES & REIMBURSABLE EXPENSES

CLIENT shall pay McIntosh for Services such fixed fees as are indicated above next to each specific item of Services and as may be charged from time to time in connection with Additional Services plus Reimbursable Expenses. Reimbursable Expenses shall be calculated at 5% of Invoiced Services and include all consultant provided expenses (excluding agency fees, project co-consultant fees, travel outside a 50-mile radius of the McIntosh offices and bid sets).

Progress payments shall be made based upon billings every four to five weeks, which shall be based upon the percentage of completion in each progress billing for fixed fees plus Reimbursable Expenses.


We are prepared to begin work on your Project as soon as we have received an executed copy of this Agreement (executed electronic scanned copies are acceptable).

We thank you for this opportunity and look forward to working with you on your project.

Sincerely,

McIntosh Associates

an LJA company

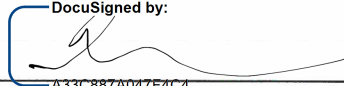


James C. Nugent, PE

Vice President

JCN/mb

ACCEPTANCE OF CONTRACT BY:

DocuSigned by:

A33C887A047F4C4...

[Signature]

2025-05-15

[Date]

Randall Greene

Chairman

[Name and Title]

[Company]

PURSUANT TO FLORIDA STATUTE 558.0035, AN INDIVIDUAL EMPLOYEE OR AGENT OF MCINTOSH ASSOCIATES MAY NOT BE HELD INDIVIDUALLY LIABLE FOR NEGLIGENCE.

*Mr. George Flint
Bonnet Creek Resort Community Development District
Bonnet Creek Resort Community Development District - Consulting Engineer's Report Consulting
McIntosh Job No. 25571 (001)
May 14, 2025
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BASIS OF PROPOSAL AND CLIENT RESPONSIBILITIES

Our Agreement is also based on the following conditions and limitations:

BASIS OF PROPOSAL

CLIENT has performed the necessary due diligence research to confirm that the site is suitable for the intended purpose.

CLIENT is advised that concurrency management and comprehensive plan consistency will impact the land development process. Regulations regarding concurrency and consistency vary according to governmental jurisdiction. The status of concurrency, consistency and, if applicable, vested rights must be addressed for all projects within the State of Florida. McIntosh presumes CLIENT is aware of the issues and resultant impacts described. McIntosh disclaims responsibility for delays that may be encountered due to failure on the part of CLIENT to address concurrency and consistency issues prior to initiation of Services proposed herein. McIntosh is **not** responsible for changes to the approved plans that may alter the concurrency vesting status or for noncompliance on the part of the property owner with regard to the performance terms and conditions established in the vesting certificate.

McIntosh will not be responsible for any circumstances, acts, errors, omissions, or events, of any type, beyond its control including, without limitation, construction costs, the acts or failures to act of any governmental or judicial agency, or the existence of hazardous waste of any type associated with the Project. No Services associated with hazardous waste of any type are included in any way in this Agreement.

Without limitation, architectural, traffic engineering (e.g., studies, signalization), structural engineering (e.g., retaining walls, bridges, docks), mechanical engineering (e.g., fire pumps), fire protection engineering (e.g., dedicated fire lines beyond the point of service), electrical engineering, geotechnical engineering and testing, environmental assessment, landscape and irrigation design, non-civil utility engineering (e.g., power, gas, telephone, cable television, site lighting), and any other professional or consultant services required by CLIENT and not undertaken by McIntosh, shall be retained separately by CLIENT. **No Services are included in this Agreement other than those specifically listed herein.**

McIntosh may be mandated by regulatory authorities to incorporate findings, requirements, and details of design in their construction plans that are prepared by professional geotechnical engineers and not by McIntosh. In doing so, McIntosh assumes no responsibility or liability for the design, construction or operation of geotechnical engineering components which may include, but not be limited to, underdrains, ground stabilizers, backfills, embankments, etc. CLIENT must also recognize that some of these systems (i.e., underdrains, etc.) usually require extensive field supervision during construction and certification after construction. These systems are subject to damage by other activities during or after infrastructure construction such as other utility installations (power, telephone, cable, gas, etc.). McIntosh assumes no liability for damages to any design element caused by the improper design, construction, operation, or maintenance of improvements designed by others.

McIntosh, in and through its review and/or use of design and calculations prepared by others, is not responsible for or liable for error or omissions in the design and permitting services provided by others. CLIENT's consultants will provide McIntosh with permission to

utilize and rely upon their work product as the basis of McIntosh's design. Certain elements designed by others may be shown in McIntosh construction plans for context only.

McIntosh's performance and work product quality is dependent upon the timely provision of services from CLIENT-selected and contracted third-party consultants, including but not limited to geotechnical engineer, environmental consultant, transportation engineer, landscape/hardscape/irrigation designer, and/or legal consultant whose services, while coordinated to the extent possible, are beyond the scope of responsibility of McIntosh.

If locating underground utilities is expressly included in the Services, McIntosh will locate such underground utilities as may be marked by a utility locating service retained by CLIENT. McIntosh shall not be liable for showing any utility lines not marked by the locating company. McIntosh cannot and does not guarantee or warranty that unidentified utilities will not be encountered.

Any opinion of construction cost prepared by McIntosh represents its judgment as a design professional and is supplied for the general guidance of CLIENT only since McIntosh has no control over the cost of labor and material or over competitive bidding or market conditions. McIntosh does not warrant or guarantee the accuracy of such opinions.

No permit applications or negotiations with regulatory agencies or permitting authorities are included other than those specifically listed herein.

If construction services or observation of construction are included herein, the Services included by McIntosh will be to conduct periodic visits and observations to determine that the Work generally conforms or will conform to the applicable contract documents in relation to McIntosh's engineering Services. McIntosh's Service shall not include determining, supervising, implementing, or undertaking the responsibilities of the contractor, subcontractors, or others, regarding means, methods, techniques, sequences, and procedures of construction, nor for job conditions, safety precautions or programs. Construction phase services for systems designed and permitted by others are not included.

Construction phase retesting resulting from failures or no-shows, and therefore requiring additional site visits, shall be additional services and is not included in the scope of this agreement. Such services will be invoiced separately on an hourly basis for back-charge to the contractor by CLIENT.

CLIENT's contractor and/or surveyor will provide certified as-built surveys prepared by a Florida-licensed surveyor for McIntosh's use and reliance in preparing project certifications and/or record drawings. Any as-built surveys required to be performed by McIntosh due to failure of contractor's surveyor to provide accurate and complete survey data will be invoiced separately on an hourly basis for back-charge to the contractor by CLIENT.

Federal Emergency Management Agency (FEMA) Map revisions or amendments which may be required by regulatory agencies or lenders are not included unless specifically listed in Basic Services.

Provision of customized digital data files to CLIENT, CLIENT's consultants, and/or CLIENT's contractor is not included. McIntosh

Mr. George Flint
Bonnet Creek Resort Community Development District
Bonnet Creek Resort Community Development District - Consulting Engineer's Report Consulting
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work product will be prepared digitally in AutoCAD Civil3D® 2018 or later.

CLIENT RESPONSIBILITIES

CLIENT, or his representative, shall be available to meet with McIntosh and provide decisions in a timely manner throughout the course of the Project.

CLIENT will provide McIntosh with plans and other pertinent information which may be necessary to properly survey or engineer the Project.

Prior to initiation of preliminary or final design, an approved site plan and final dimensioned building footprint(s) will be provided to McIntosh by CLIENT, which will be complete with final geometry, and will be relied upon by McIntosh.

When required for the Project, CLIENT will engage a professional geotechnical engineer to provide necessary hydrogeologic design support, relevant construction specifications for earthwork items and required construction inspection and certification. CLIENT's geotechnical engineer shall be responsible for final certification of all flexible and rigid pavement. McIntosh has CLIENT's authority to rely on this professional information as a basis for its design Services and certifications.

When required for the Project, CLIENT will engage a professional environmental consultant to provide jurisdictional determinations and necessary design and permitting support for wetland and special species issues.

When required for the Project, CLIENT will engage a professional environmental firm or firms who specialize in all matters relating to "hazardous" or "special" materials wastes, deposits, soils, contamination, etc., as may be required to support permitting or construction of the Project.

When required for the Project, CLIENT will engage a professional landscape architect to provide landscape and irrigation design related to the development of the property as intended by CLIENT.

When required for the Project, CLIENT will engage a professional architect to perform all architectural services including, without limitation, incorporation of the work product of McIntosh, and compliance with local, state, or federal laws, regulations, codes, and Americans with Disabilities Act ("ADA") requirements.

When required for the Project, CLIENT will engage a professional transportation consultant to provide analysis related to development of the property as intended by CLIENT, including but not limited to traffic studies, determination of turn lane requirements, traffic signal design, Maintenance of Traffic (MOT) plans and roundabout geometry, striping, and signage design.

When required for the Project, CLIENT will engage a professional legal counselor to provide legal services related to development of the property as intended by CLIENT.

When required for the Project, CLIENT will engage a professional state licensed hydrogeologist for completion of hydrologic data required in support of a Consumptive Use/Water Use Permit.

When required for the Project, CLIENT will engage a professional archaeologist to provide archaeological analysis related to development of the property as intended by CLIENT.

CLIENT agrees that McIntosh shall have no responsibility for the accuracy of information provided by, or for any portion of the Project designed by CLIENT or CLIENT's other consultants, or for compliance with local, state, or federal ADA requirements. McIntosh shall not be required to check or verify CLIENT's or other consultants' work product, information, or construction documents and shall be entitled to rely on the accuracy and completeness thereof, as well as the compliance of such documents with applicable laws, codes, statutes, ordinances, and regulations, including, without limitation, ADA requirements. CLIENT also agrees to require all other consultants engaged by CLIENT to coordinate their design or construction documents or reports with the work product of McIntosh, to promptly report any conflicts or inconsistencies to McIntosh and to cooperate fully in the resolution of those conflicts or inconsistencies. CLIENT further agrees, to the fullest extent permitted by law, to indemnify, and hold harmless McIntosh from any claims, damages, liabilities, or costs, including reasonable attorney's fees and defense costs, arising out of or relating to false, inaccurate, or non-compliant information provided by CLIENT or its other consultants, or the services performed by other consultants engaged by CLIENT.

CLIENT or CLIENT's contractor shall obtain the required National Pollutant Discharge Elimination System (NPDES) permit for the Project.

CLIENT will provide McIntosh with all applicable operation and maintenance budgets and budget reserve estimates for all gated communities prior to submittal of the final plat to satisfy local jurisdiction requirements.

SECTION VI

RESOLUTION 2025-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2025/2026 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (**“Board”**) of the Bonnet Creek Resort Community Development District (**“District”**) prior to June 15, 2025, a proposed budget (**“Proposed Budget”**) for the fiscal year beginning October 1, 2025 and ending September 30, 2026 (**“Fiscal Year 2025/2026”**); and

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

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2025/2026 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

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

DATE: September 4, 2025

HOUR: 2:00 p.m.

LOCATION: JW Marriott Orlando Bonnet Creek
14900 Chelonia Parkway
Orlando, FL 32821

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

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

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

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

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

PASSED AND ADOPTED THIS 5th DAY OF June, 2025.

ATTEST:

**BONNET CREEK RESORT COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

By: _____
Its: _____

Bonnet Creek Resort
Community Development District

Proposed Budget
FY 2026



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Bonnet Creek Resort
Community Development District
Proposed Budget
General Fund

	Adopted Budget FY2025	Actuals Thru 4/30/25	Projected Next 5 Months	Projected Thru 9/30/25	Proposed Budget FY2026
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Revenues

Maintenance Assessments - Off Roll	\$ 1,139,846	\$ 854,884	\$ 284,962	\$ 1,139,846	\$ 1,139,846
Interest Income	\$ 1,000	\$ 560	\$ 417	\$ 977	\$ 489
Reuse Water Fees - Wyndham	\$ 13,000	\$ 7,051	\$ 5,683	\$ 12,734	\$ 13,000
Reuse Water Fees - Golf Course	\$ 27,000	\$ 11,454	\$ 15,135	\$ 26,589	\$ 27,000
Reuse Water Fees - Signia by Hilton & Waldorf Astoria	\$ 5,000	\$ 2,124	\$ 2,155.33	\$ 4,280	\$ 5,000
Reuse Water Fees - Marriott	\$ 4,500	\$ 1,471	\$ 934.68	\$ 2,406	\$ 4,500
Total Revenues	\$ 1,190,346	\$ 877,545	\$ 309,286	\$ 1,186,832	\$ 1,189,835

Expenditures

General & Administrative

Supervisor Fees	\$ 7,280	\$ 3,200	\$ 3,000	\$ 6,200	\$ 8,000
Employer FICA Expense	\$ -	\$ 107	\$ 230	\$ 337	\$ 612
Engineering Fees	\$ 25,000	\$ 13,663	\$ 10,417	\$ 24,080	\$ 25,000
Trustee Fees	\$ 6,000	\$ 4,939	\$ 1,061	\$ 6,000	\$ 5,300
Legal Services	\$ 25,000	\$ 9,439	\$ 10,417	\$ 19,856	\$ 25,000
Assessment Roll Services	\$ 3,339	\$ 3,339	\$ -	\$ 3,339	\$ 3,439
Auditing Services	\$ 3,225	\$ 3,200	\$ -	\$ 3,200	\$ 3,300
Arbitrage Rebate Calculation	\$ 450	\$ 450	\$ -	\$ 450	\$ 450
District Management Fees	\$ 42,500	\$ 24,792	\$ 17,708	\$ 42,500	\$ 43,775
Information Technology	\$ 1,418	\$ 827	\$ 591	\$ 1,418	\$ 1,461
Website Maintenance	\$ 945	\$ 551	\$ 394	\$ 945	\$ 973
Insurance - Professional Liability	\$ 8,732	\$ 8,494	\$ -	\$ 8,494	\$ 10,906
Telephone	\$ 100	\$ -	\$ 100	\$ 100	\$ 100
Legal Advertising	\$ 2,100	\$ 1,579	\$ 500	\$ 2,079	\$ 2,100
Postage	\$ 1,900	\$ 560	\$ 792	\$ 1,352	\$ 1,900
Printing & Binding	\$ 1,200	\$ 63	\$ 75	\$ 138	\$ 250
Office Supplies	\$ 300	\$ 2	\$ 214	\$ 216	\$ 300
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
Contingency	\$ 2,000	\$ 363	\$ 1,637	\$ 2,000	\$ 2,000
Total Administrative:	\$ 131,664	\$ 75,742	\$ 47,135	\$ 122,878	\$ 135,041

Bonnet Creek Resort
Community Development District
Proposed Budget
General Fund

	Adopted Budget FY2025	Actuals Thru 4/30/25	Projected Next 5 Months	Projected Thru 9/30/25	Proposed Budget FY2026
<i>Operations & Maintenance</i>					
Field Management	\$ 59,825	\$ 34,898	\$ 24,927	\$ 59,825	\$ 59,825
Utility Services					
Utility Services	\$ 14,000	\$ 7,640	\$ 6,000	\$ 13,640	\$ 14,200
Street Lights - Usage	\$ 5,400	\$ 3,689	\$ 2,250	\$ 5,939	\$ 6,000
Street Lights - Lease & Maintenance Agreement	\$ 55,000	\$ 31,336	\$ 20,500	\$ 51,836	\$ 55,000
Water Service - Reuse Water	\$ 43,000	\$ 22,663	\$ 24,081	\$ 46,744	\$ 51,000
SFWM Water Use Compliance Report	\$ 2,500	\$ -	\$ -	\$ -	\$ 2,500
Stormwater Control - Bonnet Creek Resort					
Oc/Dep Quarterly Well Monitoring Report	\$ 1,500	\$ 1,611	\$ 476	\$ 2,087	\$ 2,000
Wetland & Upland Monitoring Services - (Bda)	\$ 5,000	\$ 1,012	\$ 2,083	\$ 3,095	\$ 5,000
Pond & Embankment Aquatic Treatment - (Awc)	\$ 15,856	\$ 6,776	\$ 8,470	\$ 15,246	\$ 15,856
Irrigation Pond Treatment - Solitude	\$ 2,892	\$ 1,687	\$ 1,205	\$ 2,892	\$ 2,979
Nuisance/Exotic Species Maintenance - (Awc)	\$ 15,000	\$ -	\$ 20,000	\$ 20,000	\$ 20,000
Stormwater Control - Crosby Island Marsh					
Nuisance/Exotic Species Maintenance - (Awc)	\$ 7,800	\$ 5,000	\$ 2,500	\$ 7,500	\$ 7,800
Nuisance/Exotic Species Maintenance - (Bda)	\$ 4,500	\$ 1,886	\$ 1,614	\$ 3,500	\$ 4,500
Embankment Mowing - (A. E. Smith)	\$ 6,000	\$ 7,110	\$ -	\$ 7,110	\$ 8,000
Other Physical Environment					
Property Insurance	\$ 21,614	\$ 19,208	\$ -	\$ 19,208	\$ 23,775
Entry, Fence, Walls & Gates Maintenance	\$ 10,000	\$ 9,162	\$ -	\$ 9,162	\$ 10,000
Pump Station Maintenance	\$ 4,000	\$ 1,767	\$ 2,233	\$ 4,000	\$ 4,600
Pump Station Repairs	\$ 5,000	\$ 9,384	\$ 14,178	\$ 23,562	\$ 10,000
Landscape & Irrigation Maintenance	\$ 218,295	\$ 127,750	\$ 90,956	\$ 218,706	\$ 227,027
Irrigation Repairs	\$ 7,000	\$ 4,367	\$ 2,633	\$ 7,000	\$ 7,000
Landscape Replacement	\$ 15,000	\$ 17,756	\$ -	\$ 17,756	\$ 15,000
Lift Station Maintenance	\$ 5,000	\$ 2,518	\$ 2,482	\$ 5,000	\$ 6,300
Road & Street Facilities					
Roadway Repair & Maintenance	\$ 7,500	\$ 3,400	\$ 3,125	\$ 6,525	\$ 7,500
Highway Directional Signage - (R&M)	\$ 2,500	\$ -	\$ 1,042	\$ 1,042	\$ 2,500
Roadway Directory Signage - (R&M)	\$ 2,500	\$ -	\$ 1,042	\$ 1,042	\$ 2,500
Sidewalk/Curb Cleaning	\$ 6,000	\$ 16,800	\$ -	\$ 16,800	\$ 17,000
Contingency	\$ 16,000	\$ 48,701	\$ 10,000	\$ 58,701	\$ 20,000
Total Operations & Maintenance:	\$ 558,682	\$ 386,121	\$ 241,796	\$ 627,917	\$ 607,862
Total Expenditures	\$ 690,346	\$ 461,863	\$ 288,931	\$ 750,794	\$ 742,903
Other Financing Uses					
Transfer Out - Capital Reserve	\$ 500,000	\$ -	\$ 436,038	\$ 436,038	\$ 446,932
Total Other Financing Sources (Uses)	\$ 500,000	\$ -	\$ 436,038	\$ 436,038	\$ 446,932
Total Expenditures & Other Financing Uses	\$ 1,190,346	\$ 461,863	\$ 724,969	\$ 1,186,832	\$ 1,189,835
Net Change in Fund Balance	\$ -	\$ 415,683	\$ (415,683)	\$ -	\$ -

Bonnet Creek Resort
Community Development District
General Fund Budget

REVENUES:

Maintenance Assessments – Off Roll

The District levies Non-Ad Valorem Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the fiscal year. It will be directly billed from the District to the appropriate property owner.

Interest Income

The District will invest surplus funds with State Board of Administration, Regions Bank, and Truist Bank.

Reuse Water Fees

The District pays Orange County Utilities Department for monthly reclaimed commercial water usage then bills Wyndham, Golf Course, Signia by Hilton, the Waldorf Astoria, and Marriott for their portion based on individual meter readings to reimburse the cost of the reuse water.

EXPENDITURES:

GENERAL & ADMINISTRATIVE

Supervisor Fees

The District may compensate its supervisors within the appropriate statutory limits of \$200 maximum per meeting within an annual cap of \$4,800 per supervisor. The amount is based upon 5 Supervisors attending 8 monthly meetings during the fiscal year.

Engineering Fees

The District's engineer, Donald W. McIntosh, provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

Trustee Fees

The District issued Series 2016 Special Assessment Refunding Bonds that are deposited with a Trustee at US Bank, N.A.

Legal Services

The District's legal counsel, Latham, Luna, Eden & Beaudine LLP, provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

Bonnet Creek Resort

Community Development District

General Fund Budget

Assessment Roll Services

The District has contracted with Governmental Management Services - Central Florida, LLC for the collection of prepaid assessments, maintaining Lien Book, updating the District's Tax Roll and levying the annual assessment.

Auditing Services

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt. The District is contracted with Berger, Toombs, Elam, Gaines & Frank

Arbitrage Rebate Calculation

The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds. The District is contracted with AMTEC.

District Management Fees

The District has contracted with Governmental Management Services – Central Florida, LLC to provide Management, Accounting and Recording Secretary Services for the District. The services include, but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financials reporting, annual audits, etc.

Information Technology

Represents various cost of information technology with Governmental Management Services – Central Florida, LLC for the District such as video conferencing, cloud storage and servers, positive pay implementation and programming for fraud protection, accounting software, tablets for meetings, Adobe, Microsoft Office, etc.

Website Maintenance

Represents the costs with Governmental Management Services – Central Florida, LLC associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Insurance – Professional Liability

The District's general liability and public officials liability coverage are provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

Bonnet Creek Resort
Community Development District
General Fund Budget

Telephone

Telephone and fax machine.

Legal Advertising

The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines.

Postage

Mailing of Board Meeting Agenda's, checks for vendors, and any other required correspondence.

Printing & Binding

Printing and binding agenda packages for board meetings, printing of computerized checks, correspondence, stationary, etc.

Office Supplies

Any supplies that may need to be purchased during the Fiscal Year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee of \$175 to the Department of Economic Opportunity. This is the only expenditure for this line item.

Contingency

Accounts for any fees or expenditures relating to the district that do not fall under the other budgeted administrative expenditures including bank fees.

OPERATIONS & MAINTENANCE

Field Management

The District has contracted with Governmental Management Services - Central Florida for general maintenance services.

Description	Monthly	Annually
Field Management	\$4,985.4	\$59,825
TOTAL		\$59,825

Bonnet Creek Resort
Community Development District
General Fund Budget

Utility Services

Utility Services

The District will incur electric utility expenditures for general purposes such as irrigation timers, lift station pumps, fountains, etc. The District maintains the following accounts with Duke Energy.

Description	Monthly	Annually
13251 Chelonia Parkway Ct Sign 1	\$30	\$365
13251 Chelonia Parkway Ct Sign 2	\$30	\$365
13251 Chelonia Parkway Ct Sign 3	\$30	\$365
13251 Chelonia Parkway Ct Sign 4	\$30	\$365
13251 Chelonia Parkway Ct Entrance Sign	\$93	\$1,116
13252 Chelonia Parkway Ct Sign 5	\$30	\$365
14064 Chelonia Parkway Ct Pump	\$25	\$304
14901 Chelonia Parkway Lift	\$200	\$2,434
14312 Chelonia Parkway	\$700	\$8,520
TOTAL		\$14,200

Street Lights - Usage

The District may have expenditures relating to streetlights throughout the community. These may be restricted to main arterial roads or in some cases to all streetlights within the District's boundaries. The District maintains the following account with Duke Energy.

Description	Monthly	Annually
000 Chelonia Parkway Ct Lite	\$450	\$5,400
TOTAL		\$5,400

Street Lights - Lease & Maintenance Agreement

The District may budget for its streetlights lease separately. The District maintains the following account with Duke Energy.

Description	Monthly	Annually
000 Chelonia Parkway Ct Lite	\$4,583	\$55,000
TOTAL		\$55,000

Bonnet Creek Resort

Community Development District

General Fund Budget

Water Service – Reuse Water

The District may incur expenditures related to the use of reclaimed water for irrigation. The District maintains the following account with Orange County Utilities.

Description	Monthly	Annually
14064 Chelonia Parkway	\$4,250	\$51,000
TOTAL		\$51,000

SFWMD Water Use Compliance Report

Expenditures related for compliance reporting for the application of Consumptive Water Use Permits with South Florida Water Management District.

Stormwater Control – Bonnet Creek Resort

OC/Dep Quarterly Well Monitoring Report

The District expenditures related to quarterly well monitoring report.

Wetland & Upland Monitoring Services - (BDA)

Include reviews of nuisance/exotic (N/E) plant species maintenance associated with the on-site wetland and upland preservation areas.

Description	Annually
BDA Environmental Consultants	\$5,000
TOTAL	\$5,000

Pond & Embankment Aquatic Treatment – (AWC)

1) Provide chemical/manual treatments 9 times per year to control undesirable aquatic plants and algae growing in pond 2. Control nuisance and exotic species growing along 6811 lf of fence line. Control nuisance and exotic species growing along 33418 lf of slopes and wetland edges to 15' in. Control of all vegetation growing within 5' of outfall structures.

2) Selective spot spraying techniques will be utilized to avoid impacting native vegetation.

3) Provide chemical treatment with aquatic approved herbicides supervised by state licensed natural area applicators.

Bonnet Creek Resort
Community Development District
 General Fund Budget

Irrigation Pond Treatment – (Solitude)

The District has contract with Solitude Lake Management to provide pond maintenance services on one irrigation pond. Services include aquatic weed control, shoreline weed control and water quality monitoring.

Description	Monthly	Annually
Solitude Lake Management	\$248	\$2,979
TOTAL		\$2,979

Nuisance/Exotic Species Maintenance – (AWC)

Includes supervisory oversight of the nuisance/exotic (*N/E*) plant species management (to include the hand-removal and or herbicide treatment of *N/E* plant species) and maintenance if necessary.

Stormwater Control – Crosby Island Marsh

Nuisance/Exotic Species Maintenance – (AWC)

1) Provide chemical/manual treatments to control nuisance and exotic species within Crosby Island Mitigation Site 3 times per year. Treatments to be completed with a combination of airboat in the wet season and field crews during the dry season.

2) Selective spot spraying techniques will be utilized to avoid impacting native vegetation.

3) Provide chemical treatment with aquatic approved herbicides supervised by state licensed natural area applicators.

Description	Per Visit	Annually
Aquatic Weed Control (Wetlands) – 3 Visits	\$2,600	\$7,800
TOTAL		\$7,800

Bonnet Creek Resort

Community Development District

General Fund Budget

Nuisance/Exotic Species Maintenance – (BDA)

Includes supervisory oversight of the nuisance/exotic (*N/E*) plant species management (to include the hand-removal and or herbicide treatment of *N/E* plant species) and maintenance.

Description	Annually
BDA Environmental Consultants	\$4,500
TOTAL	\$4,500

Embankment Mowing

Mowing of conservation berms surrounding wetland and mitigation areas.

Other Physical Environment

Property Insurance

Represents the District's share of the annual coverage of property insurance. Coverage is provided by Florida Insurance Alliance. FIA specializes in providing insurance coverage to governmental agencies.

Entry, Fence, Walls & Gates Maintenance

The District will incur expenditures to maintain the entry monuments and the fencing.

Pump Station Maintenance

Expenditures incurred for Pump station maintenance.

Pump Station Repairs

Expenditures incurred for Pump station repairs.

Landscape & Irrigation Maintenance

The District contracted with Yellowstone Landscape to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation Maintenance.

Description	Monthly	Annually
Landscaping Maintenance	\$ 18,919	\$ 227,027
		\$ 227,027

Bonnet Creek Resort
Community Development District
General Fund Budget

Irrigation Repairs

Expenditures incurred for irrigation repairs.

Landscape Replacement

Expenditures related to replacement of turf, trees, shrubs etc.

Lift Station Maintenance

Expenditures incurred for yearly preventative maintenance and any additional repairs to the lift station and generator.

Description	Quarterly	Annually
Lift Station Preventative Maintenance	\$363	\$1,452
Generator Preventative Maintenance		\$2,170
Contingency		\$2,678
TOTAL		\$6,300

Road & Street Facilities

Roadway Repair and Maintenance

Expenditures related to the repair and maintenance of roadways owned by the District if any.

Highway Directional Signage – (R&M)

Highway Directional Signage expenditures which may not fit into any defined category in this section of the budget.

Roadway Directional Signage – (R&M)

Roadway Directional Signage expenditures which may not fit into any defined category in this section of the budget.

Sidewalk/Curb Cleaning

Estimated cost for pressure washing the District owned sidewalks throughout the community.

Contingency

Monies collected and allocated for expenditures that the District could incur miscellaneous throughout the year, which may not fit into any standard categories.

Transfer Out - Capital Reserve

Monies collected and allocated for the future repair and replacement of various capital improvements.

Bonnet Creek Resort
Community Development District
Proposed Budget
Debt Service Fund Series 2016

Description	Adopted Budget FY2025	Actuals Thru 4/30/25	Projected Next 5 Months	Projected Thru 9/30/25	Proposed Budget FY2026
<u>Revenues</u>					
Assessments - Direct Billed	\$ 2,110,462	\$ 2,110,462	\$ -	\$ 2,110,462	\$ 2,110,462
Interest Income	\$ 48,095	\$ 32,548	\$ 23,248	\$ 55,796	\$ 27,898
Carry Forward Surplus	\$ 165,950	\$ 135,901	\$ -	\$ 135,901	\$ 194,984
Total Revenues	\$ 2,324,507	\$ 2,278,911	\$ 23,248	\$ 2,302,159	\$ 2,333,344
<u>Expenditures</u>					
<u>General & Administrative:</u>					
Interest - 11/1	\$ 376,088	\$ 376,088	\$ -	\$ 376,088	\$ 345,600
Principal - 5/1	\$ 1,355,000	\$ -	\$ 1,355,000	\$ 1,355,000	\$ 1,415,000
Interest - 5/1	\$ 376,088	\$ -	\$ 376,088	\$ 376,088	\$ 345,600
Total Expenditures	\$ 2,107,175	\$ 376,088	\$ 1,731,088	\$ 2,107,175	\$ 2,106,200
Net Change in Fund Balance	\$ 217,332	\$ 1,902,823	\$ (1,707,839)	\$ 194,984	\$ 227,144

Bonnet Creek Resort
Community Development District
Series 2016 Special Assessment Bonds
Amortization Schedule

Date	Balance	Principal	Interest	Total
11/01/25	\$ 15,360,000.00	\$ -	\$ 345,600.00	\$ 2,106,200.00
05/01/26	\$ 15,360,000.00	\$ 1,415,000.00	\$ 345,600.00	
11/01/26	\$ 13,945,000.00	\$ -	\$ 313,762.50	\$ 2,107,525.00
05/01/27	\$ 13,945,000.00	\$ 1,480,000.00	\$ 313,762.50	
11/01/27	\$ 12,465,000.00	\$ -	\$ 280,462.50	\$ 2,110,925.00
05/01/28	\$ 12,465,000.00	\$ 1,550,000.00	\$ 280,462.50	
11/01/28	\$ 10,915,000.00	\$ -	\$ 245,587.50	\$ 2,111,175.00
05/01/29	\$ 10,915,000.00	\$ 1,620,000.00	\$ 245,587.50	
11/01/29	\$ 9,295,000.00	\$ -	\$ 209,137.50	\$ 2,113,275.00
05/01/30	\$ 9,295,000.00	\$ 1,695,000.00	\$ 209,137.50	
11/01/30	\$ 7,600,000.00	\$ -	\$ 171,000.00	\$ 2,117,000.00
05/01/31	\$ 7,600,000.00	\$ 1,775,000.00	\$ 171,000.00	
11/01/31	\$ 5,825,000.00	\$ -	\$ 131,062.50	\$ 2,117,125.00
05/01/32	\$ 5,825,000.00	\$ 1,855,000.00	\$ 131,062.50	
11/01/32	\$ 3,970,000.00	\$ -	\$ 89,325.00	\$ 2,118,650.00
05/01/33	\$ 3,970,000.00	\$ 1,940,000.00	\$ 89,325.00	
11/01/33	\$ 2,030,000.00	\$ -	\$ 45,675.00	\$ 2,121,350.00
05/01/34	\$ 2,030,000.00	\$ 2,030,000.00	\$ 45,675.00	
		\$ 16,715,000.00	\$ 4,415,400.00	\$ 21,130,400.00

Bonnet Creek Resort
Community Development District
Proposed Budget
Capital Reserve Fund

Description	Adopted Budget FY2025	Actuals Thru 4/30/25	Projected Next 5 Months	Projected Thru 9/30/25	Proposed Budget FY2026
<u>Revenues</u>					
Transfer In - Capital Projects	\$ 500,000	\$ -	\$ 436,038	\$ 436,038	\$ 446,932
Interest Income	\$ 30,805	\$ 5,661	\$ 4,044	\$ 9,705	\$ 4,852
Carry Forward Surplus	\$ 218,200	\$ 412,166	\$ -	\$ 412,166	\$ 276,854
Total Revenues	\$ 749,005	\$ 417,827	\$ 440,081	\$ 857,908	\$ 728,638
<u>Expenditures</u>					
<u>General & Administrative:</u>					
Chelonia Parkway Paving	\$ 275,209	\$ 280,379	\$ -	\$ 280,379	\$ -
Offsite Wayfinding Signs	\$ 150,000	\$ -	\$ 150,000	\$ 150,000	\$ -
Crosby Island Berm Repair	\$ 150,000	\$ 675	\$ 150,000	\$ 150,675	\$ -
Chelonia Parkway Refurbish	\$ -	\$ -	\$ -	\$ -	\$ 150,000
Total Expenditures	\$ 575,209	\$ 281,054	\$ 300,000	\$ 581,054	\$ 150,000
Net Change in Fund Balance	\$ 173,796	\$ 136,773	\$ 140,081	\$ 276,854	\$ 578,638

**BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT**

FISCAL YEAR 2025/2026 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

Total O & M Assessment
Total DS Assessment

\$1,139,846
\$2,110,462

<u>PRODUCT TYPE (PARCEL)</u>	<u>ALLOCATION OF ASSESSMENTS</u>	<u>TOTAL OPERATIONS AND MAINTENANCE ASSESSMENT</u>	<u>ALLOCATION OF DEBT ASSESSMENTS</u>	<u>TOTAL SERIES 2016 DEBT SERVICE ASSESSMENT</u>	<u>TOTAL FY 2025/2026 ASSESSMENT PER PARCEL</u>
Timeshare (A)	36.10%	\$411,518.62	0.00%	\$0.00	\$411,518.62
Timeshare (B)	5.29%	\$60,257.10	8.27%	\$174,610.27	\$234,867.37
Hotel (B)	6.61%	\$75,395.99	10.35%	\$218,479.04	\$293,875.03
Hotel (C/D)	20.83%	\$237,407.13	32.60%	\$687,906.28	\$925,313.41
Timeshare (E)	17.28%	\$196,908.40	27.04%	\$570,577.65	\$767,486.05
Hotel (F)	8.93%	\$101,742.66	13.97%	\$294,816.96	\$396,559.62
Golf Course (G)	4.97%	\$56,616.15	7.77%	\$164,071.33	\$220,687.48
	<u>100.00%</u>	<u>\$1,139,846.05</u>	<u>100.00%</u>	<u>\$2,110,461.53</u>	<u>\$3,250,307.58</u>

FISCAL YEAR 2024/2025 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

Timeshare (A)	36.10%	\$411,518.62	0.00%	\$0.00	\$411,518.62
Timeshare (B)	5.29%	\$60,257.10	8.27%	\$174,610.27	\$234,867.37
Hotel (B)	6.61%	\$75,395.99	10.35%	\$218,479.04	\$293,875.03
Hotel (C/D)	20.83%	\$237,407.13	32.60%	\$687,906.28	\$925,313.41
Timeshare (E)	17.28%	\$196,908.40	27.04%	\$570,577.65	\$767,486.05
Hotel (F)	8.93%	\$101,742.66	13.97%	\$294,816.96	\$396,559.62
Golf Course (G)	4.97%	\$56,616.15	7.77%	\$164,071.33	\$220,687.48
	<u>100.00%</u>	<u>\$1,139,846.05</u>	<u>100.00%</u>	<u>\$2,110,461.53</u>	<u>\$3,250,307.58</u>

FISCAL YEAR 2025/2026 O&M & DEBT SERVICE ASSESSMENT INCREASE

Timeshare (A)	36.10%	\$0.00	0.00%	\$0.00	\$0.00
Timeshare (B)	5.29%	\$0.00	8.27%	\$0.00	\$0.00
Hotel (B)	6.61%	\$0.00	10.35%	\$0.00	\$0.00
Hotel (C/D)	20.83%	\$0.00	32.60%	\$0.00	\$0.00
Timeshare (E)	17.28%	\$0.00	27.04%	\$0.00	\$0.00
Hotel (F)	8.93%	\$0.00	13.97%	\$0.00	\$0.00
Golf Course (G)	4.97%	\$0.00	7.77%	\$0.00	\$0.00
	<u>100.00%</u>	<u>\$0.00</u>	<u>100.00%</u>	<u>\$0.00</u>	<u>\$0.00</u>

**BONNET CREEK RESORT
COMMUNITY DEVELOPMENT DISTRICT**

FISCAL YEAR 2025/2026 O & M & DEBT SERVICE SCHEDULE

2024/2025 O & M Budget	\$1,139,846
2025/2026 O & M Budget	<u>\$1,139,846</u>
Total Difference	<u><u>\$0</u></u>

2024/2025 Debt Service Assessment	\$2,110,462
2025/2026 Debt Service Assessment	<u>\$2,110,462</u>
Total Difference	<u><u>\$0</u></u>

PER UNIT ANNUAL ASSESSMENT

	2022/2023	2023/2024	2024/2025	2025/2026	Proposed Increase/Decrease	
Debt Service - Parcel A	\$0	\$0	\$0	\$0	\$0	0%
Operations/Maintenance - Parcel A	\$341,088	\$559,957	\$411,519	\$411,519	\$0	0%
Total	\$341,088	\$559,957	\$411,519	\$411,519	\$0	0%
Debt Service - Parcel B Timeshare	\$174,610	\$174,610	\$174,610	\$174,610	\$0	0%
Operations/Maintenance - Parcel B	\$49,944	\$81,992	\$60,257	\$60,257	\$0	0%
Total	\$224,555	\$256,603	\$234,867	\$234,867	\$0	0%
Debt Service - Parcel B Hotel	\$218,479	\$218,479	\$218,479	\$218,479	\$0	0%
Operations/Maintenance - Parcel B	\$62,492	\$102,592	\$75,396	\$75,396	\$0	0%
Total	\$280,971	\$321,071	\$293,875	\$293,875	\$0	0%
Debt Service - Parcel C/D	\$687,906	\$687,906	\$687,906	\$687,906	\$0	0%
Operations/Maintenance - Parcel C/D	\$196,775	\$323,042	\$237,407	\$237,407	\$0	0%
Total	\$884,682	\$1,010,949	\$925,313	\$925,313	\$0	0%
Debt Service - Parcel E	\$570,578	\$570,578	\$570,578	\$570,578	\$0	0%
Operations/Maintenance - Parcel E	\$163,208	\$267,935	\$196,908	\$196,908	\$0	0%
Total	\$733,786	\$838,513	\$767,486	\$767,486	\$0	0%
Debt Service - Parcel F	\$294,817	\$294,817	\$294,817	\$294,817	\$0	0%
Operations/Maintenance - Parcel F	\$84,330	\$138,442	\$101,743	\$101,743	\$0	0%
Total	\$379,147	\$433,259	\$396,560	\$396,560	\$0	0%
Debt Service - Parcel G	\$164,071	\$164,071	\$164,071	\$164,071	\$0	0%
Operations/Maintenance - Parcel G	\$46,926	\$77,038	\$56,616	\$56,616	\$0	0%
Total	\$210,998	\$241,109	\$220,687	\$220,687	\$0	0%

SECTION VII

SECTION C

SECTION 1

Bonnet Creek Resort Community Development District

Paid Operation & Maintenance Expenditures
March 25, 2025 to May 21, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Amount
BONNET CREEK RESORT CDD C/O USBANK	4288	4022025	FY25 DIRECT ASSESSMENTS	\$ 676,388.68
Subtotal Check Register				\$ 676,388.68
UNITED STATES TREASURY	62	3262025	IRS TAX PYMT 03/26/25	\$ 122.40
ALLEN E. SMITH RANCH & FARMING	63	6020	HD GORILLA MOWER	\$ 10,650.00
DONALD W MCINTOSH ASSOCIATES INC	64	46944	ENGINEER SVCS FEB 25	\$ 1,544.20
SOLITUDE LAKE MANAGEMENT LLC	65	PSI15700	IRR POND TREATMENT APR 25	\$ 241.00
CREATIVE SIGN DESIGNS	66	593	PRODUCT & INSTALLATION	\$ 1,545.00
GOVERNMENTAL MANAGEMENT SERVICES-CF	67	362	GENERAL MAINT FEB 25	\$ 600.00
GOVERNMENTAL MANAGEMENT SERVICES-CF	67	363	BERM EROSION REPAIR	\$ 1,700.00
GOVERNMENTAL MANAGEMENT SERVICES-CF	67	364	CROSBY ISLAND FENCE MAINT	\$ 3,431.86
GOVERNMENTAL MANAGEMENT SERVICES-CF	67	365	MANAGEMENT FEES APR 25	\$ 3,888.34
GOVERNMENTAL MANAGEMENT SERVICES-CF	67	366	FIELD MANAGEMENT APR25	\$ 4,985.42
PROPUMP & CONTROLS, INC	68	IN008686	IRRIGATION PUMP STATION	\$ 1,252.60
RCM UTILITIES, LLC	69	14014	QTRLY LIFT STATION INSPEC	\$ 363.00
YELLOWSTONE LANDSCAPE	70	867192	LANDSCAPE MAINT MAR 25	\$ 18,191.25
YELLOWSTONE LANDSCAPE	70	867185	LANDSCAPE ENHANCEMENT	\$ 12,935.95
YELLOWSTONE LANDSCAPE	70	867186	SOD REPLACEMENT	\$ 3,700.00
YELLOWSTONE LANDSCAPE	70	885920	LANDSCAPE MAINT APR 25	\$ 18,191.25
YELLOWSTONE LANDSCAPE	70	885886	OAK TRIMMING 2025	\$ 24,000.00
AQUATIC WEED CONTROL, INC.	71	108461	TRI-ANNUAL WETLAND MAINT	\$ 2,500.00
DON BELL SIGNS LLC	72	30191	REPAIR LIGHTING	\$ 3,307.00
DONALD W MCINTOSH ASSOCIATES INC	73	47065	ENGINEER SERVICES MAR 25	\$ 420.00
LATHAM LUNA EDEN & BEAUDINE LLP	74	139602	GENERAL COUNSEL MAR 25	\$ 1,441.50
ORLANDO SENTINEL	75	11414685	NOT LEGAL 3/28/25	\$ 339.43
YELLOWSTONE LANDSCAPE	76	894568	IRRIGATION REPAIRS	\$ 1,281.00
AQUATIC WEED CONTROL, INC.	77	108658	POND MAINTENANCE APR 25	\$ 1,694.00
EUROFINS ENVIRONMENT TESTING SE,LLC	78	67000491	QRTLY WELL MONITORING	\$ 476.00
GRAU & ASSOCIATES	79	26938	AUDIT FYE 9/30/24	\$ 2,500.00
GRAU & ASSOCIATES	79	27139	AUDIT FYE 9/30/24	\$ 700.00
SOLITUDE LAKE MANAGEMENT LLC	80	PSI16477	IRR POND TREATMENT MAY 25	\$ 241.00
TECH SERVICES SPECIALTIES, INC	81	9098	ANNUAL SERVICE PROGRAM	\$ 2,170.00
YELLOWSTONE LANDSCAPE	82	900375	BAMBOO CLEANUP	\$ 1,120.00
YELLOWSTONE LANDSCAPE	82	902267	LANDSCAPE MAINT MAY 25	\$ 18,191.25
DONALD W MCINTOSH ASSOCIATES INC	83	47182	GENERAL CONSULTING APR 25	\$ 1,458.10
GOVERNMENTAL MANAGEMENT SERVICES-CF	84	367	MANAGEMENT FEES MAY 25	\$ 3,838.51
GOVERNMENTAL MANAGEMENT SERVICES-CF	84	368	FIELD MANAGEMENT MAY 25	\$ 4,985.42
LATHAM LUNA EDEN & BEAUDINE LLP	85	140111	GENERAL COUNSEL APR 25	\$ 1,282.00
PROPUMP & CONTROLS, INC	86	009265	INSTALL WATERVISION HILTO	\$ 3,053.35
PROPUMP & CONTROLS, INC	86	009266	INSTALL WATERVISION WYND	\$ 3,053.35
Subtotal Check Register				\$ 161,394.18
<u>Supervisor Fees - April 2025</u>				
	50004	RYAN J FITZGERALD	SUPERVISOR FEES	\$ 184.70
	50005	HERBERT V KLUGE	SUPERVISOR FEES	\$ 184.70
	50006	RICHARD J SCINTA JR	SUPERVISOR FEES	\$ 184.70
				\$ 554.10
<u>Automatic Drafts</u>				
		<u>Account Numbers</u>		
ORANGE COUNTY UTILITIES	Auto-Pay	855665881	UTILITIES	\$ 12,376.36
DUKE ENERGY	Auto-Pay	9100 8897 0713	UTILITIES	\$ 61.60
DUKE ENERGY	Auto-Pay	9100 8897 0797	UTILITIES	\$ 61.60
DUKE ENERGY	Auto-Pay	9100 8897 0888	UTILITIES	\$ 9,063.64
DUKE ENERGY	Auto-Pay	9100 8897 0987	UTILITIES	\$ 201.93
DUKE ENERGY	Auto-Pay	9100 8901 1074	UTILITIES	\$ 1,334.79
DUKE ENERGY	Auto-Pay	9100 8901 1587	UTILITIES	\$ 49.13
DUKE ENERGY	Auto-Pay	9100 8901 1660	UTILITIES	\$ 61.60
DUKE ENERGY	Auto-Pay	9100 8901 1751	UTILITIES	\$ 61.60
DUKE ENERGY	Auto-Pay	9100 8901 1850	UTILITIES	\$ 61.60
DUKE ENERGY	Auto-Pay	9101 3139 5246	UTILITIES	\$ 1,853.56
Subtotal Automatic Drafts				\$ 25,187.41
Report Total				\$ 863,524.37

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/10/25	00059	4/02/25 04022025	202504 300-20700-10000		*	676,388.68	
		FY25 DIRECT ASSESSMENTS		BONNET CREEK RESORT CDD C/O USBANK			676,388.68 004288

TOTAL FOR BANK A						676,388.68	
TOTAL FOR REGISTER						676,388.68	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/14/25	00050	3/01/25 867192	202503 320-53800-47300	LANDSCAPE MAINT MAR 25	*	18,191.25	
		3/02/25 867185	202503 320-53800-60000	LANDSCAPE ENHANCEMENT	*	12,935.95	
		3/02/25 867186	202503 320-53800-60000	SOD REPLACEMENT	*	3,700.00	
		4/01/25 885920	202504 320-53800-47300	LANDSCAPE MAINT APR 25	*	18,191.25	
		4/02/25 885886	202504 320-53800-61000	OAK TRIMMING 2025	*	24,000.00	
				YELLOWSTONE LANDSCAPE			77,018.45 000070
4/25/25	00052	3/31/25 108461	202503 320-53800-44110	TRI-ANNUAL WETLAND MAINT	*	2,500.00	
				AQUATIC WEED CONTROL, INC.			2,500.00 000071
4/25/25	00120	4/11/25 30191	202504 320-53800-46000	REPAIR LIGHTING	*	3,307.00	
				DON BELL SIGNS LLC			3,307.00 000072
5/01/25	00016	4/11/25 47065	202503 310-51300-31100	ENGINEER SERVICES MAR 25	*	420.00	
				DONALD W MCINTOSH ASSOCIATES INC			420.00 000073
5/01/25	00028	4/11/25 139602	202503 310-51300-31500	GENERAL COUNSEL MAR 25	*	1,441.50	
				LATHAM LUNA EDEN & BEAUDINE LLP			1,441.50 000074
5/01/25	00032	3/31/25 11414685	202503 310-51300-48000	NOT LEGAL 3/28/25	*	339.43	
				ORLANDO SENTINEL			339.43 000075
5/01/25	00050	4/14/25 894568	202504 320-53800-47400	IRRIGATION REPAIRS	*	1,281.00	
				YELLOWSTONE LANDSCAPE			1,281.00 000076
5/08/25	00052	4/25/25 108658	202504 320-53800-44100	POND MAINTENANCE APR 25	*	1,694.00	
				AQUATIC WEED CONTROL, INC.			1,694.00 000077
5/08/25	00107	5/02/25 67000491	202504 320-53800-44900	QRTLY WELL MONITORING	*	476.00	
				EUROFINS ENVIRONMENT TESTING SE,LLC			476.00 000078
5/08/25	00067	3/03/25 26938	202503 310-51300-32000	AUDIT FYE 9/30/24	*	2,500.00	

BONC BONNET CREEK BOH

AP300R	YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER										RUN	5/23/25	PAGE	3
*** CHECK DATES 03/25/2025 - 05/21/2025 ***														
BONNET CREEK-GENERAL FUND														
BANK C BCR GF - TRUIST														

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
		4/01/25 27139	202504 310-51300-32000		*	700.00	
		AUDIT FYE 9/30/24					
				GRAU & ASSOCIATES			3,200.00 000079
5/08/25 00086		5/01/25 PSI16477	202505 320-53800-44150		*	241.00	
		IRR POND TREATMENT MAY 25					
				SOLITUDE LAKE MANAGEMENT LLC			241.00 000080
5/08/25 00104		5/05/25 9098	202505 320-53800-46600		*	2,170.00	
		ANNUAL SERVICE PROGRAM					
				TECH SERVICES SPECIALTIES, INC			2,170.00 000081
5/08/25 00050		4/29/25 900375	202504 320-53800-60000		*	1,120.00	
		BAMBOO CLEANUP					
		5/01/25 902267	202505 320-53800-47300		*	18,191.25	
		LANDSCAPE MAINT MAY 25					
				YELLOWSTONE LANDSCAPE			19,311.25 000082
5/12/25 00016		5/09/25 47182	202504 310-51300-31100		*	1,458.10	
		GENERAL CONSULTING APR 25					
				DONALD W MCINTOSH ASSOCIATES INC			1,458.10 000083
5/12/25 00001		5/01/25 367	202505 310-51300-34000		*	3,541.67	
		MANAGEMENT FEES MAY 25					
		5/01/25 367	202505 310-51300-35200		*	78.75	
		WEBSITE ADMIN MAY 25					
		5/01/25 367	202505 310-51300-35100		*	118.17	
		INFORMATION TECH MAY 25					
		5/01/25 367	202505 310-51300-51000		*	.15	
		OFFICE SUPPLIES					
		5/01/25 367	202505 310-51300-42000		*	99.77	
		POSTAGE					
		5/01/25 368	202505 320-53800-34000		*	4,985.42	
		FIELD MANAGEMENT MAY 25					
				GOVERNMENTAL MANAGEMENT SERVICES-CF			8,823.93 000084
5/12/25 00028		5/08/25 140111	202504 310-51300-31500		*	1,282.00	
		GENERAL COUNSEL APR 25					
				LATHAM LUNA EDEN & BEAUDINE LLP			1,282.00 000085
5/12/25 00105		5/09/25 009265	202505 320-53800-46200		*	3,053.35	
		INSTALL WATERVISION HILTO					
		5/09/25 009266	202505 320-53800-46200		*	3,053.35	
		INSTALL WATERVISION WYND					
				PROPUMP & CONTROLS, INC			6,106.70 000086
TOTAL FOR BANK C						161,394.18	
BONC BONNET CREEK BOH							

CHECK	VEND#	.....INVOICE.....	...EXPENSED TO...	VENDOR NAME				STATUS	AMOUNT	....CHECK.....	
DATE		DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS		AMOUNT	#
TOTAL FOR REGISTER										161,394.18	

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Bonnet Creek Resort CDD **DATE:** 4/2/25

PAYABLE TO: BONNET CREEK RESORT CDD C/O USBANK **BANK A**

AMOUNT REQUESTED: \$676,388.68

REQUESTED BY: Beom Ha Oh

ACCOUNT # 001.300.207.100 **V59**

DESCRIPTION OF NEED: FY25 DIRECT ASSESSMENTS

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Bonnet Creek Resort CDD

DATE: 3/26/25

PAYABLE TO: UNITED STATES TREASURY

V# 118

AMOUNT REQUESTED: \$122.40

REQUESTED BY: Beom Ha Oh

ACCOUNT # 001.300.217.100

DESCRIPTION OF NEED: IRS Tax Payment 03.26.25

Allen E. Smith Ranch & Farming, Inc.

10524 Moss Park Road, Suite 204-511
Orlando, FL 32832
+14072076200
office@aesrf.net



1-4
320 538 49

INVOICE

BILL TO
Government Management Services
135 W. Central Blvd, Suite 320
Orlando, FL 32801

INVOICE 6020
DATE 12/13/2024
TERMS Net 30
DUE DATE 01/12/2025

PROJECT
Upland Management

LOCATION
Crosby Island Marsh

WORK DATE(S)
12/09/2024 - 12/12/2024

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
HD Gorilla Mower	HD Gorilla Mower (5) acres @ \$1,350.00 per acre	5	1,350.00	6,750.00
Double Roller Chopping	Double roller chopping for thinning of pine trees. 13 acres @ \$300.00 per acre	13	300.00	3,900.00

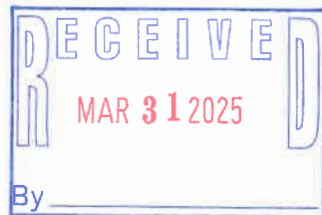
Thank you for your business!

BALANCE DUE

\$10,650.00

Please make checks payable to: Allen E. Smith Ranch and Farming, Inc.

Please direct all billing questions to our office
(407) 207-6200



Donald W McIntosh Associates Inc.
1950 Summit Park Drive
6th Floor
Orlando, FL 32810
(407) 644-4068

1-16
310 513 311

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 46944
Date 03/14/2025

Project 22234 Bonnet Creek Resort CDD
General Consulting

For Period Through February 28, 2025

Invoice Summary

Description	Current Billed
CDD general consulting	997.50
CDD inspections	0.00
CDD miscellaneous meetings	472.50
Reimbursable Expenses	74.20
Total	1,544.20

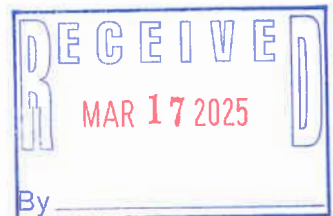
Professional Fee Detail

	Hours	Rate	Billed Amount
Vice President	7.00	210.00	1,470.00

Reimbursable Expenses

	Units	Rate	Billed Amount
Mileage	106.00	0.70	74.20

Invoice total **1,544.20**



Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting
000 CDD general consulting

Phase Status: Active

Billing Cutoff: 02/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

Labor WIP Status: Billable

Vice President

James C. Nugent

Time Per Contract 02/03/2025 0.25 210.00 52.50

WDW/RCID coordination email on wayfinding signs.

Time Per Contract 02/10/2025 1.00 210.00 210.00

Coordination email to WDW Staff on wayfinding sign specs, w/copy of settlement agreement.

Time Per Contract 02/11/2025 0.75 210.00 157.50

Coordination with WDW and GMS on directional sign specs.

Time Per Contract 02/17/2025 0.50 210.00 105.00

Review draft pond maintenance agreement

Time Per Contract 02/18/2025 1.00 210.00 210.00

Review draft maintainence agreement, research permits and plats, email comments to attorney.

Time Per Contract 02/19/2025 1.25 210.00 262.50

Review historical pond maintainence esmt doc per Counsel request. Research easement dedication on Hilton/Waldorf recorded replat.

Subtotal 4.75 997.50

Labor total 4.75 997.50

001 CDD inspections

Phase Status: Active

Billing Cutoff: 02/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 02/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

Labor WIP Status: Billable

Vice President

James C. Nugent

Time Per Contract 02/06/2025 2.25 210.00 472.50

Prep for CDD baord meeting, attend meeting

Subtotal 2.25 472.50

Labor total 2.25 472.50

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting
999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 02/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

Expense WIP Status: Billable

James C. Nugent

Expense Report

Mileage	02/06/2025	53.00	0.70	37.10
Mileage	02/13/2025	53.00	0.70	37.10
Subtotal		106.00		74.20
Expense total		106.00		74.20



1-86
320-38 44150

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

INVOICE

Page: 1

Invoice Number: PS1157007
Invoice Date: 4/1/2025

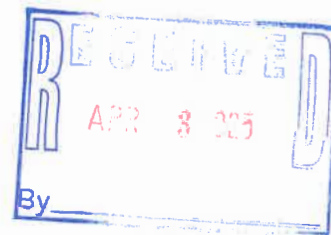
Bill
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822

Ship
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822
United States

Ship Via
Ship Date 4/1/2025
Due Date 5/1/2025
Terms Net 30

Customer ID 5006
P.O. Number
P.O. Date 4/1/2025
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance April Billing 4/1/2025 - 4/30/2025 Bonnett Creek Irrigation Lake Bonnett Creek Irrigation Lake		1	1	241.00	241.00



Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 241.00

Subtotal: 241.00
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 241.00

Invoice No. 593

January 31, 2025
Page 1 of 1



Customer Bonnet Creek Resort Cdd

Reference Bonnet Creek - LED Repair (SC15851)

Due Date 02/21/2025

1-58
320 588 46

Bill to

Bonnet Creek Resort Cdd
6200 Lee Vista Boulevard
SUITE 320
Orlando, FL 32822
US

Ship to

Bonnet Creek Resort Cdd
6200 Lee Vista Boulevard
SUITE 320
Orlando, FL 32822
US

Order Ref. 24453	Ship/Install	Terms CUST - Contract
F.O.B. N/A	Client PO	SR Josh Schoch

No.	Item Name/Description	Qty	UOM	Ship	Unit Price	Extension
1.	Product & Installation See Estimate for Line Item Breakout	1	each	1	1,545.00	1,545.00

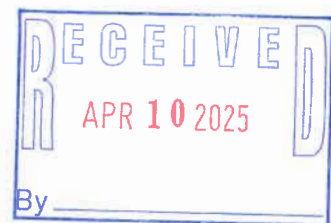
REMIT TO:

Creative Sign Designs
12801 Commodity Place
Tampa, FL 33626
US

Subtotal	1,545.00
Sales Tax (0 %)	0.00
Total	1,545.00
Less Deposit	0.00
Amount Due	1,545.00

Notes:

To remit payment by ACH or Wire:
Bank Name: Hancock Whitney Bank
Bank Address: 2510 14th Street, Gulfport, MS 39501
Bank Account Title: Creative Sign Designs, LLC
Bank Account#: 43294581
ACH Routing#: 021052053 / Wire Routing • 065503681



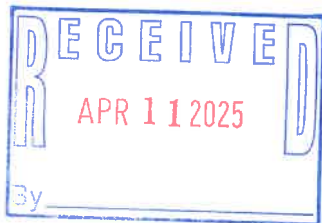
GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 365**Invoice Date:** 4/1/25**Due Date:** 4/1/25**Case:****P.O. Number:****Bill To:**

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Management Fees - April 2025		3,541.67	3,541.67
Website Administration - April 2025		78.75	78.75
Information Technology - April 2025		118.17	118.17
Office Supplies		0.09	0.09
Postage		149.66	149.66
		Total	\$3,888.34
		Payments/Credits	\$0.00
		Balance Due	\$3,888.34



GMS-Central Florida, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 366
Invoice Date: 4/1/25
Due Date: 4/1/25
Case:
P.O. Number:

Bill To:
Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Field Management - April 2025 320 538 34		4,985.42	4,985.42
<div>RECEIVED APR 2 2025 By _____</div>			

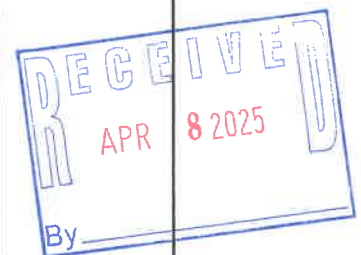
Total \$4,985.42

Payments/Credits \$0.00

Balance Due \$4,985.42

GMS-Central Florida, LLC1001 Bradford Way
Kingston, TN 37763**Invoice**1-1
320 53848**Invoice #:** 362**Invoice Date:** 2/28/25**Due Date:** 2/28/25**Case:****P.O. Number:** WA 2201**Bill To:**Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Bonnet Creek CDD - General Maintenance February 2025 - Cleaned trash and debris from the street. Straightened signs (x4) and removed remnants of damaged post.			
Labor	10	50.00	500.00
Equipment		35.00	35.00
Mobilization	1	65.00	65.00

**Total** \$600.00**Payments/Credits** \$0.00**Balance Due** \$600.00

GMS-Central Florida, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

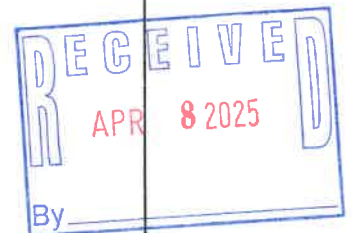
1-1
320 538 49

Invoice #: 363
Invoice Date: 2/28/25
Due Date: 2/28/25
Case:
P.O. Number: WA 2222

Bill To:

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Bonnet Creek Resort CDD - Berm Erosion Repair - Pickup and deliver fill dirt to site to fill in holes along berms.			
Labor	23	50.00	1,150.00
Equipment		160.00	160.00
Mobilization	6	65.00	390.00



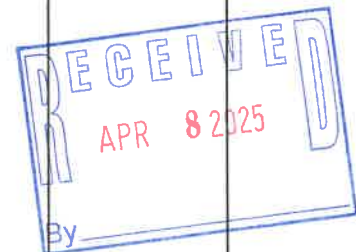
Total \$1,700.00

Payments/Credits \$0.00

Balance Due \$1,700.00

GMS-Central Florida, LLC1001 Bradford Way
Kingston, TN 377631-1
320 538 48**Invoice****Invoice #:** 364**Invoice Date:** 2/28/25**Due Date:** 2/28/25**Case:****P.O. Number:** WA 2223**Bill To:**Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Bonnet Creek Resort CDD - Crosby Island Fence maintenance and repairs - Instalation of barbed wire fence to repair damaged section. Fallen trees on and along the fence were cut up and cleared. Finishe instillation of replacement fence. Additional trespassing deterrent signs installed along the new fence and existing sign was cleaned and polished to remove grime and oxidation.			
Labor	48	50.00	2,400.00
Materials		636.86	636.86
Equipment		135.00	135.00
Mobilization	4	65.00	260.00

**Total** \$3,431.86**Payments/Credits** \$0.00**Balance Due** \$3,431.86



ProPump and Controls, Inc.
30 Stonecrest Ct, Suite 100
Shelbyville, KY, 40065-8128
Phone: (502)633-0677 ext

1-105
320 538 462

Invoice

Reference No.:
Date:
Due Date:
Customer ID:

IN008686
27-Mar-2025
26-Apr-2025
BONNCDD

BILL TO:

Bonnet Creek Resort CDD
6200 Lee Vista Blvd Ste 300
Orlando FL 32822-5149
United States of America

SHIP TO:

Bonnet Creek CDD
14100 Bonnet Creek Resort Ln Ste 300
Orlando FL 32821-4023
United States of America

CUSTOMER REF. NUMBER**TERMS****CONTACT**

Net 30 Days

SCOPE OF WORK:

3/13/25 Service call on the irrigation pump station at Bonnet Creek Resort CDD: Technician Jon traveled to the site. Performed a PM Service. Report included. Labor includes some travel time.

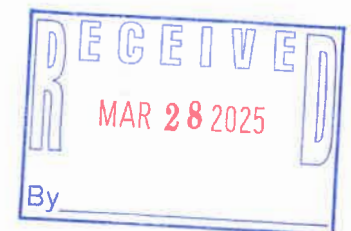
ITEM**EXTENDED PRICE**

Labor & Travel

1,116.00

Materials

136.60



REMIT TO: PROPUMP & CONTROLS, INC., 30 Stonecrest Ct, Suite 100,
Shelbyville, Ky 40065

***Late Fees of 1.5% will be charged per month
on all accounts that are past due

Please note that all invoices paid by Credit Card are
subject to a 2.8% convenience fee without prior agreement.

Sub Total: 1,252.60
Tax Total: 0.00
Total (USD): 1,252.60
Less Deposit 0.00
Balance Due 1,252.60

1-102
3 20 5.38 466



RCM Utilities, LLC
1451 Pine Grove Road
Eustis, FL 32726
352-561-2990
billing@rcmutilities.com

Invoice 14014
Invoice Date 4/3/2025
Completed Date 3/31/2025
Customer PO
Payment Term Net 30

Billing Address

Bonnet Creek Resort CDD
6200 Lee Vista Boulevard #300
Orlando, FL 32822 USA

Job Address

Bonnet Creek L/S
14901 Chelonia Parkway
Orlando, FL 32821 USA

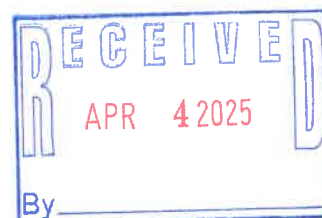
Description of work

Lift Station Inspection, Quarterly. Please see attached report. Pump 2 megs low and Pump 1 needs a lifting cable.

Sub-Total	\$363.00
Total Due	\$363.00
Payment	\$0.00

Balance Due \$363.00

Payment is due within 30 days of the date of invoice. Thereafter, monthly finance charges of 1.5% or the maximum allowed by law, whichever is less, will be assessed on unpaid amounts.



1-50 320 53 60



INVOICE

INVOICE #	INVOICE DATE
867185	3/2/2025
TERMS	PO NUMBER
Net 30	

Bill To:

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Bonnet Creek Resort CDD

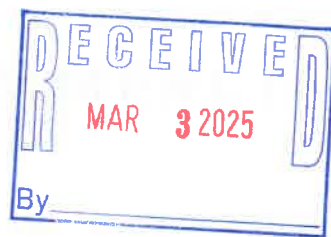
Address: Chelonia Pkwy
Orlando, FL 32821

Invoice Due Date: April 1, 2025

Invoice Amount: \$12,935.95

Description	Current Amount
Taxi Area Viburnum Replacement	
Landscape Enhancement	\$9,019.95
Irrigation	\$1,311.00
Subcontracted Service - Other	\$2,605.00

Invoice Total **\$12,935.95**



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

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



YELLOWSTONE
LANDSCAPE

Bill To:

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Property Name: Bonnet Creek Resort CDD

Address: Chelonia Pkwy
Orlando, FL 32821

1-50
320 5>8 60

INVOICE

INVOICE #	INVOICE DATE
867186	3/2/2025
TERMS	PO NUMBER
Net 30	

Remit To:

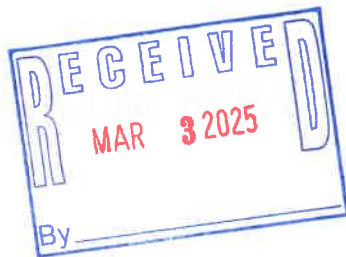
Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: April 1, 2025

Invoice Amount: \$3,700.00

Description	Current Amount
Sod Replacement 2024 Option 1	
Subcontracted Service	\$3,700.00

Invoice Total **\$3,700.00**



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

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

**Bill To:**

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Property Name: Bonnet Creek Resort CDD**Address:** Chelonia Pkwy
Orlando, FL 32821**INVOICE**

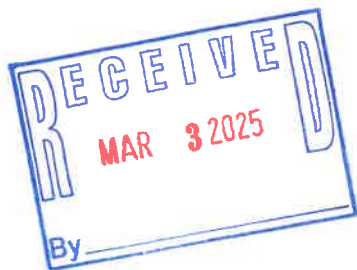
INVOICE #	INVOICE DATE
867192	3/1/2025
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: March 31, 2025**Invoice Amount:** \$18,191.25

Description	Current Amount
Monthly Landscape Maintenance March 2025	\$18,191.25

Invoice Total **\$18,191.25****Should you have any questions or inquiries please call (386) 437-6211.**

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

**Bill To:**

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Property Name: Bonnet Creek Resort CDD**Address:** Chelonia Pkwy
Orlando, FL 32821

1-50
320 538 61

INVOICE

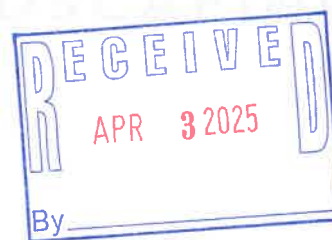
INVOICE #	INVOICE DATE
885886	4/2/2025
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: May 2, 2025**Invoice Amount:** \$24,000.00

Description	Current Amount
Oak Trimming 2025	
Subcontracted Service	\$24,000.00

Invoice Total **\$24,000.00****Should you have any questions or inquiries please call (386) 437-6211.**

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

**Bill To:**

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Property Name: Bonnet Creek Resort CDD**Address:** Chelonia Pkwy
Orlando, FL 32821

1-50
320 538473

INVOICE

INVOICE #	INVOICE DATE
885920	4/1/2025
TERMS	PO NUMBER
Net 30	

Remit To:

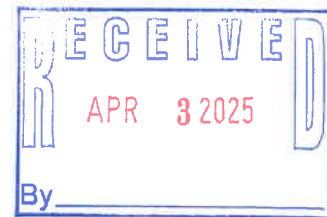
Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: May 1, 2025**Invoice Amount:** \$18,191.25

Description	Current Amount
Monthly Landscape Maintenance April 2025	\$18,191.25

Invoice Total \$18,191.25

IN COMMERCIAL LANDSCAPING

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

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

**Aquatic Weed Control, Inc.**

P.O. Box 593258
Orlando, FL 32859

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

1-52
320 538 44110

Invoice

Date	Invoice #
3/31/2025	108461

Bill To

Bonnet Creek Resort CDD
c/o Governmental Management Services
219 East Livingston Street
Orlando, FL 32801

Customer P.O. No.	Payment Terms	Due Date
Project# 95180	Net 45	5/15/2025

Description	Amount
Tri-annual wetland maintenance for the month of March 2025 at Crosby Island Marsh. Completed on 03/11/25.	2,500.00
<div data-bbox="792 1060 1123 1297" data-label="Image"></div>	

Thank you for your business.

Total	\$2,500.00
Payments/Credits	\$0.00
Balance Due	\$2,500.00



Don Bell Signs, LLC
365 Oak Place
Port Orange FL 32127
800 824-0080

License: Florida ES#0000146

1-120
320 531 46

Service Invoice

Invoice#: 30191

Date: 04/11/2025

Billed To: BONNET CREEK RESORT CDD
219 E. LIVINGSTON ST
ORLANDO FL 32801

Project: BONNET CREEK RESORTS
E BUENA VISTA DR X
CHELONIA PKWY
LK BUENA VISTA FL

ATTN: CLAYTON SMITH

Started: 01/02/2025

Salesperson: 936

P.O. Number:

Completed: 04/09/2025

Technician: 187

Tax District: 0

Assembly#	Part#	Description	Quantity	Price	Ext Price	Sales Tax
	50310	GENERAL SERVICE 1/14	2.0000	135.000000	270.00	N
	50310	GENERAL SERVICE 4/9	3.0000	135.000000	405.00	N
		LED LIGHTING	1.0000	2,632.000000	2,632.00	N

Notes:

01/02/2025 - REPAIR ACCENT LIGHTING AND LETTER OUTAGES IN BOTH MONUMENT STRUCTURES. ALREADY HAVE SOMEONE ELSE REPAIRING LANDSCAPE UPLIGHTING. CALLED IN TO JIM WETHERELL BY CLAYTON SMITH - (407) 201-1514 CELL

01/14/2025 - TECH NOTES (DH): ACCENT LIGHTING IS GETTING WATER/MOISTURE INSIDE AND CORRODING AND BREAKING WIRES. NEED (2) 25' LENGTHS OF 24V LED TAPE TO REPAIR. SIGN AND ELECTRICAL BOX INFESTED WITH ANTS.

04/09/2025 - TECH NOTES (DH/JC): REPLACED (2) 25' RUNS OF BAD LED STRIP LIGHTING AND CLEANED PLASTIC PROTECTIVE LENSES.



**If sales tax exempt, please email a copy of your exemption certificate to:
Tiffany Ferguson, Service Coordinator: tferguson@donbellsigns.com
An updated invoice will be emailed back to you upon receipt of certificate.**

**Please remit payment to: 365 Oak Place, Port Orange, FL 32127
Credit card payments are accepted via phone (2.9% processing fee applies)
ACH & Wire payments also accepted, call for payment instructions.**

Non-Taxable Amount:	3,307.00
Taxable Amount:	0.00
Sales Tax:	0.00
Discount:	0.00
Amount Due	3,307.00

Don Bell Signs will NEVER send ACH or Wire account information via email. You must call to verbally receive this information and provide a valid invoice or job number. If you do receive emailed account information or a change in payment address, consider it fraud and call your IT Dept immediately. Don Bell Signs is NOT RESPONSIBLE for payments sent to fraudulent accounts.

Donald W McIntosh Associates Inc.
1950 Summit Park Drive
6th Floor
Orlando, FL 32810
(407) 644-4068

1-16
310 513 311

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 47065
Date 04/11/2025
Project **22234 Bonnet Creek Resort CDD**
General Consulting

For Period Through March 28, 2025

Invoice Summary

Description	Current Billed
CDD general consulting	420.00
CDD inspections	0.00
CDD miscellaneous meetings	0.00
Reimbursable Expenses	0.00
Total	420.00

Professional Fee Detail

	Hours	Rate	Billed Amount
Vice President	2.00	210.00	420.00
Invoice total			420.00



Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting
000 CDD general consulting

Phase Status: Active

Billing Cutoff: 03/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Vice President

James C. Nugent

Time Per Contract 03/04/2025 0.25 210.00 52.50

Follow up with CFTOD on wayfinding signs permitting

Time Per Contract 03/10/2025 0.50 210.00 105.00

Coordination call with GMS on CIMMA berm repair proposal, scheduling and field survey.

Time Per Contract 03/11/2025 0.25 210.00 52.50

Follow up call with Herb VK and Alan Drinkwater on Crosby Island berm repair proposal

Time Per Contract 03/12/2025 0.25 210.00 52.50

Follow up call to Alan Drinkwater on Crosby Island berm repair proposal

Time Per Contract 03/13/2025 0.50 210.00 105.00

Coordination on CIMMA berm interim repairs - Contracto and Herb Von Kluge

Time Per Contract 03/24/2025 0.25 210.00 52.50

Coordination with GMS and Counsel on April agenda and offsite signs.

Subtotal	2.00	420.00
Labor total	2.00	420.00

001 CDD inspections

Phase Status: Active

Billing Cutoff: 03/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 03/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 03/28/2025

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00



LATHAM, LUNA,
EDEN & BEAUDINE, LLP
ATTORNEYS AT LAW

201 S. ORANGE AVE, STE 1400
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32802

1-28
30 73 315

April 11, 2025

Invoice #: 139602
Federal ID #:59-3366512

Bonnet Creek CDD
c/o GMS-CFL, LLC
219 E. Livingston Street
Orlando, FL 32801

Matter ID: 2131-001

General

For Professional Services Rendered:

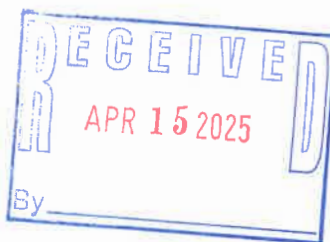
3/5/2025	JEL	Draft tech services contract renewal and email regarding same; email regarding RCM agreement.	0.50	\$112.50
3/6/2025	JEL	Draft agreement with RCM and continued work on tech services agreement and emails regarding same.	0.60	\$135.00
3/19/2025	JAC	Research and review draft 2024 audit and sent comments to District Manager.	0.40	\$138.00
3/20/2025	JAC	Receive and review draft audit; related emails to GMS.	0.30	\$103.50
3/24/2025	JAC	Received and review of Auditor's response to questions on debt numbers in audit.	0.10	\$34.50
3/25/2025	JAC	Telephone call with Orange County, BDA, and developer regarding Crosby Island status and exploration of transfer; related emails with maintenance costs and permit issues.	0.90	\$310.50
3/25/2025	JEL	Zoom call regarding Crosby island berm.	0.30	\$67.50
3/28/2025	JEL	Draft signage agreement and email regarding same.	1.60	\$360.00
3/31/2025	JEL	Continued work on signage agreement, review settlement agreement and email with C.Smith regarding same.	0.80	\$180.00
Total Professional Services:			5.50	\$1,441.50

Total \$1,441.50
Previous Balance \$0.00

Payments & Credits

Date Type Notes

Amount
Payments & Credits \$0.00
Total Due \$1,441.50



Orlando Sentinel
MEDIA GROUP

PO Box 8023
Willoughby, OH 44096

adbilling@tribpub.com
844-348-2445

Invoice & Summary

Billed Account Name: Bonnet Creek
Billed Account Number: CU00150778
Invoice Number: 114146856000
Amount: \$339.43
Billing Period: 03/01/25 - 03/31/25
Due Date: 04/30/25

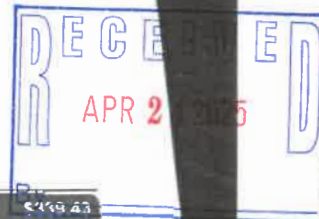


INVOICE/SUMMARY

Page 1 of 2

Invoice & Summary Details

Date	trunc Reference #	Description	Ad Size/ Units	Rate	Gross Amount	Total
Current Activity						
03/28/25	OSC114146856	Classified Listings, Online Public Hearing/Bld/Misc_Legal 7790081				339.43
Total Current Advertising						339.43



Total: \$339.43

Account Summary

Current	1-30	31-60	61-90	91+	Unapplied Amount
339.43	0.00	0.00	0.00	0.00	0.00

Please detach and return this portion with your payment

Orlando Sentinel
MEDIA GROUP

PO Box 8023
Willoughby, OH 44096

Remittance Section

Billed Period: 03/01/25 - 03/31/25
Billed Account Name: Bonnet Creek
Billed Account Number: CU00150778
Invoice Number: 114146856000

Return Service Requested

0576000679 PRESORT 699 1 MB 0 617 P1C4



BONNET CREEK
STACIE VANDERBILT
ATTN: STACIE VANDERBILT
219 E. LIVINGSTON STREET
ORLANDO FL 32801-1508

For questions regarding this billing, or change of address notification,
please contact Customer Care:

Orlando Sentinel
PO Box 8023
Willoughby, OH 44096



Orlando Sentinel

MEDIA GROUP

Published Daily in
Orange, Seminole, Lake, Osceola & Volusia Counties, Florida

Sold To:

Bonnet Creek - CU00150778
219 E. Livingston Street
ORLANDO, FL 32801

Bill To:

Bonnet Creek - CU00150778
219 E. Livingston Street
ORLANDO, FL 32801

**State Of Florida
County Of Orange**

Before the undersigned authority personally
appeared
Rose Williams, who on oath says that he or
she is a duly authorized representative of the
ORLANDO SENTINEL, a DAILY
newspaper published in ORANGE County,
Florida; that the attached copy of
advertisement, being a Legal Notice in:

The matter of 11150-Public Hearing Notice
Was published in said newspaper by print in
the issues of, or by publication on the
newspaper's website, if authorized on Mar
28, 2025.

Affiant further says that the newspaper
complies with all legal requirements for
publication in Chapter 50, Florida Statutes.



Signature of Affiant

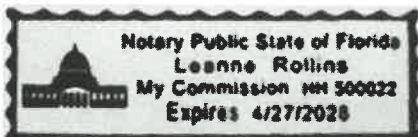
Rose Williams

Name of Affiant

Sworn to and subscribed before me on this 29 day of March, 2025,
by above Affiant, who is personally known to me (X) or who has produced identification ().



Signature of Notary Public



Name of Notary, Typed, Printed, or Stamped

7790081

**NOTICE OF MEETING DATES
BONNET CREEK RESORT COMMUNITY
DEVELOPMENT DISTRICT**

The Board of Supervisors of the Bonnet Creek Resort Community Development District will hold their regularly scheduled public meetings for the Fiscal Year 2025 at 2:00 PM at the Waldorf Astoria, 14200 Bonnet Creek Resort Lane, Orlando, Florida 32821 as follows:

October 3, 2024
January 2, 2025
April 3, 2025
July 3, 2025

The Board of Supervisors of the Bonnet Creek Resort Community Development District will hold their regularly scheduled public meetings for the Fiscal Year 2025 at 2:00 PM at the Wyndham Bonnet Creek Resort, 9560 Via Encinas, Lake Buena Vista, FL 32830 as follows:

November 7, 2024
February 6, 2025
May 1, 2025
August 7, 2025

The Board of Supervisors of the Bonnet Creek Resort Community Development District will hold their regularly scheduled public meetings for the Fiscal Year 2025 at 2:00 PM at the JW Marriott Orlando Bonnet Creek Resort, 14900 Chelonia Parkway, Orlando, Florida 32821 as follows:

December 5, 2024
March 6, 2025
June 5, 2025
September 4, 2025

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the meeting agenda may be obtained from the District Manager at 219 East Livingston Street, Orlando, Florida 32801. Additionally, interested parties may refer to the District's website for the latest information: www.bonnetcreekresortcdd.com.

The meetings may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when one or more Supervisors will participate by telephone. Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (407) 841-5524 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at these meetings 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.

George S. Flint
Governmental Management Services -
Central Florida, LLC
District Manager
3/28/25 7790081

7790081



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

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

1-52
320 538 441

Invoice

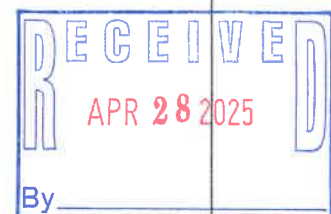
Date	Invoice #
4/25/2025	108658

Bill To

Bonnet Creek Resort CDD
c/o Governmental Management Services
219 East Livingston Street
Orlando, FL 32801

Customer P.O. No.	Payment Terms	Due Date
	Net 30	5/25/2025

Description	Amount
Monthly wetland maintenance for the month this invoice is dated - Wetlands, fenceline & 1 golf course pond @ Bonnet Creek Resort. Completed for April on 04/24/25.	1,694.00



Thank you for your business.

Total	\$1,694.00
Payments/Credits	\$0.00
Balance Due	\$1,694.00



Environment Testing

1-107
320 538 449

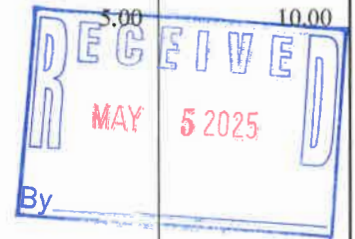
Invoice No.	6700049171	Invoice Date	May 02, 2025
Terms	Net 90 days	Federal Tax ID	87-2895395
Remit to	Eurofins Environment Testing Southeast, LLC, PO BOX 3213, Carol Stream, IL 60132-3213		
Wire	Citibank ABA: 031100209 Acct# 54064616 SWIFT Code: CITIUS33		
ACH	Citibank ABA: 031100209 Acct# 54064616 SWIFT Code: CITIUS33		

Bill to:
Bonnet Creek Resort CDD-c/o Gov Mgmt Ser Attn: Accounts Payable 9145 Narcoossee Rd Suite A206 Orlando, FL 32827

Ship to:
Bonnet Creek Resort CDD 219 E. Livingston Street Orlando, FL 32801

P.O. Number	W.O. Number	Contract Number	Work Ordered by
Purchase Order not required			Rafael Martinez
Job Description	Site Name	SDG Number	Invoice Contact
See below			Invoices Dept.

Job No.	Job Description	Receipt Date	Quantity	Unit Price	Amount
	Method/Test Description				
J61333-1	Q-MW's	04/24/2025			
	180.1 - Turbidity		2.00	19.60	39.20
	SM 2540C - Total Dissolved Solids		2.00	17.30	34.60
	300.0 - Chloride		2.00	19.60	39.20
	Colilert-18 - Fecal Coliform		2.00	46.00	92.00
	SM 4500 H+ B - pH		2.00	11.50	23.00
	300.0 - Nitrate as N		2.00	17.00	34.00
	300.0 - Nitrite as N		2.00	17.00	34.00
	Sampling Fee		2.00	85.00	170.00
	Safe and Environmentally Responsible Waste Management (per sample)		2.00	5.00	10.00
Project Number		Client Number	Project Manager	Subtotal (USD)	\$476.00
67000618		101263	Luis Betancourt		
Latest Sample Receipt Date		Latest Report Date	Phone Number	Total (USD)	\$476.00
04/24/2025		05/02/2025	(321) 282-6293		



For proper credit, please include invoice number on all remittance.

Eurofins Orlando - 481 Newburyport Avenue, Altamonte Springs, FL 32701

Page 1 of 1

This invoice falls under Eurofins Environment Testing Southeast, LLC Standard T&C's of Net 30 Days unless superseded by another valid contract vehicle in place at the time these services were rendered.

Phone (407) 339-5984 Phone (407) 260-6110

Chain of Custody Record

Client Information Client Contact: Rafael Martinez Company: Bonnell Creek Resort CDD Address: 219 E. Livingston Street City: Orlando State, Zip: FL, 32801 Phone: 407-254-7728 (Tel) Email: rafael.martinez2@occl.net Project Name: Quarterly Monitoring Wells Size:		Lab Info: Lab Name: Kumm, Rya E-Mail: rya.kumm@et.aurofineus.com State of Origin:		Carrier Tracking Note: 870-16529-49819.1 Page:	
Due Date Requested: TAT Requested (days): Compliance Project: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Purchase Order not required PO #: 407-254-7728 (Tel) WFO #: 6700618 Project #: 6700618 Scope:		Analysis Requested Preservation Codes: A - HCL B - NaOH C - Zn Acetate D - Nitric Acid E - NaHSO4 F - NaOH G - Ammonia H - Ascorbic Acid I - DI Water J - EDTA K - EDTA L - EDA Other:			
Sample Identification MW-20 MW-21		Special Instructions/Notes: on file			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
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Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
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Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
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Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, Dioxins, PCBs, etc.): Water		Field Filtered Sample (Yes or No) Perform MS/MSD (Yes or No)			
Sample Data Sample Date: 4/24/12 Sample Time: 1:37 PM Sample Type (C=Composite, G=Grab): GRAB Matrix (None, Metals, D					

1-67
310 513 32

Grau and Associates

1001 W. Yamato Road, Suite 301
Boca Raton, FL 33431
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Bonnet Creek Resort Community Development District
219 East Livingston Street
Orlando, FL 32801

Invoice No. 26938
Date 03/03/2025

SERVICE

AMOUNT

Audit FYE 09/30/2024

\$ 2,500.00

Current Amount Due

\$ 2,500.00



0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
2,500.00	0.00	0.00	0.00	0.00	2,500.00

Payment due upon receipt.

1-67
310 513 32

Grau and Associates

1001 W. Yamato Road, Suite 301
Boca Raton, FL 33431
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Bonnet Creek Resort Community Development District
219 East Livingston Street
Orlando, FL 32801*

Invoice No. 27139
Date 04/01/2025

SERVICE

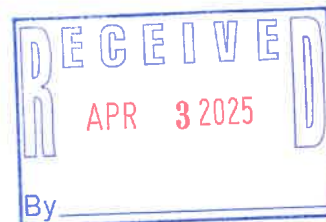
AMOUNT

Audit FYE 09/30/2024

\$ 700.00

Current Amount Due

\$ 700.00



0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
3,200.00	0.00	0.00	0.00	0.00	3,200.00

Payment due upon receipt.



1-86
320 538 44150

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

INVOICE

Page: 1

Invoice Number: PSI164776
Invoice Date: 5/1/2025

Bill
To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822

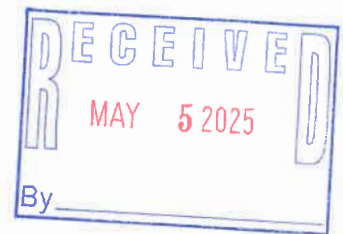
Ship

To: Bonnett Creek CDD
Governmental Management Services
6200 Lee Vista Blvd Suite 300
Orlando, FL 32822
United States

Ship Via
Ship Date 5/1/2025
Due Date 5/31/2025
Terms Net 30

Customer ID 5006
P.O. Number
P.O. Date 5/1/2025
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	241.00	241.00
May Billing					
5/1/2025 - 5/31/2025					
Bonnett Creek Irrigation Lake					
Bonnett Creek Irrigation Lake					



Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 241.00

Subtotal: 241.00
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 241.00

1-104
320 538 466



(ORL) Bonnet Creek Resort CDD

14100 Chelonia Parkway
Orlando, Florida 32821

Yearly Genertor service and monitoring.

Invoice #9098

From Tech Services Specialties, Inc
407-925-3462
1101 Alberta St
Longwood, FL 32750

Bill To 6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

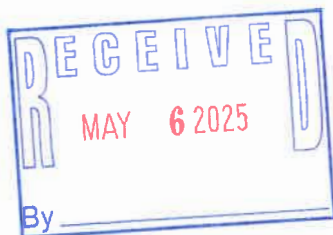
Issued 05/05/2025

Due 05/20/2025

Work completed 5/5/25
date

P.O.# Clayton Smith

Product/Service	Description	Qty.	Unit Price	Total
05/05/2025				
Y4LLC-diesel	Quarterly service program for large liquid cooled generators. Perform one major and one minor service with two operational checks during the year. Major consist of oil/filter change. fuel filter change. Air filter change as needed. Fuel conditioner added. Included in service is 2 hrs of labor for minor repairs. Repair parts billed separate.	1	\$1,995.00	\$1,995.00
Annual Power Telematics Monitoring Fee	Yearly PT Monitoring Fee	1	\$175.00	\$175.00



Thank you for your business. Please contact us with any questions regarding this invoice.

Subtotal	\$2,170.00
Non Taxable (0.0%)	\$0.00
Total	\$2,170.00
Account balance	\$2,170.00

Pay Now

**Bill To:**

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Property Name: Bonnet Creek Resort CDD**Address:** Chelonia Pkwy
Orlando, FL 32821**INVOICE**

INVOICE #	INVOICE DATE
900375	4/29/2025
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

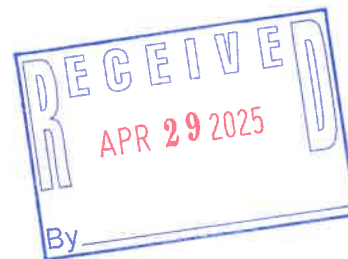
Invoice Due Date: May 29, 2025**Invoice Amount:** \$1,120.00

Description	Current Amount
-------------	----------------

Bamboo Cleanup April 2025

Landscape Enhancement

\$1,120.00

Invoice Total **\$1,120.00**EXCELLENCE
IN COMMERCIAL LANDSCAPING**Should you have any questions or inquiries please call (386) 437-6211.**

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



YELLOWSTONE
LANDSCAPE

Bill To:

Bonnet Creek Resort CDD
c/o Governmental Management Services, LLC
6200 Lee Vista Blvd
Suite 300
Orlando, FL 32822

Property Name: Bonnet Creek Resort CDD

Address: Chelonia Pkwy
Orlando, FL 32821

1-50
320 538 473

INVOICE

INVOICE #	INVOICE DATE
902267	5/1/2025
TERMS	PO NUMBER
Net 30	

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Invoice Due Date: May 31, 2025

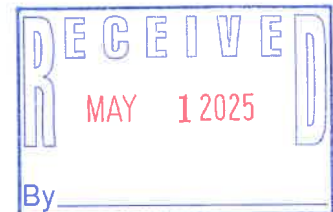
Invoice Amount: \$18,191.25

Description	Current Amount
Monthly Landscape Maintenance May 2025	\$18,191.25

Invoice Total **\$18,191.25**

Excellence

IN COMMERCIAL LANDSCAPING



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

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

Donald W McIntosh Associates Inc.
1950 Summit Park Drive
6th Floor
Orlando, FL 32810
(407) 644-4068

1-16
310 T73 3/1

Bonnet Creek Resort CDD
George Flint
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Invoice number 47182
Date 05/09/2025

Project **22234 Bonnet Creek Resort CDD**
General Consulting

For Period Through April 25, 2025

Invoice Summary

Description	Current Billed
CDD general consulting	420.00
CDD inspections	0.00
CDD miscellaneous meetings	997.50
Reimbursable Expenses	40.60
Total	1,458.10

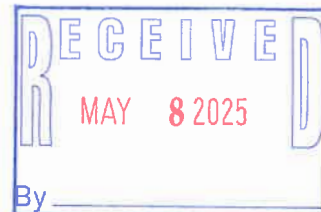
Professional Fee Detail

	Hours	Rate	Billed Amount
Vice President	6.75	210.00	1,417.50

Reimbursable Expenses

	Units	Rate	Billed Amount
Mileage	58.00	0.70	40.60

Invoice total **1,458.10**



Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

000 CDD general consulting

Phase Status: Active

Billing Cutoff: 04/25/2025

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Vice President

James C. Nugent

Time Per Contract 04/03/2025 0.50 210.00 105.00

Review pond maintenance agreement per Counsel request, provide comments on content

Time Per Contract 04/04/2025 1.00 210.00 210.00

Review wayfinding sign submittal package for conformance with WDW style guide requirements.

Time Per Contract 04/22/2025 0.50 210.00 105.00

Coordination call/email on Crosby Island berm conditions, review pond maintenance agreement to Park

Subtotal	2.00	420.00
Labor total	2.00	420.00

001 CDD Inspections

Phase Status: Active

Billing Cutoff: 04/25/2025

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 04/25/2025

Date	Units	Rate	Amount
------	-------	------	--------

Labor

WIP Status: Billable

Vice President

James C. Nugent

Time Per Contract 04/01/2025 0.50 210.00 105.00

Review 4/3/25 meeting agenda, prep for meeting

Time Per Contract 04/02/2025 1.25 210.00 262.50

Review revised agenda, prep engineers report discussion list for board meeting

Time Per Contract 04/03/2025 3.00 210.00 630.00

Prep for and attend CDD board meeting

Subtotal	4.75	997.50
Labor total	4.75	997.50

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 04/25/2025

Date	Units	Rate	Amount
------	-------	------	--------

Expense

WIP Status: Billable

James C. Nugent

Expense Report

Mileage 04/03/2025 58.00 0.70 40.60

Subtotal	58.00	40.60
----------	-------	-------

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 04/25/2025

Date	Units	Rate	Amount
Expense total	58.00		40.60

GMS-Central Florida, LLC

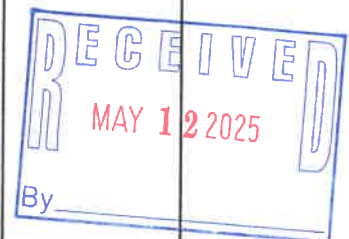
1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 367**Invoice Date:** 5/1/25**Due Date:** 5/1/25**Case:****P.O. Number:****Bill To:**

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

1 - 1

Description	Hours/Qty	Rate	Amount
Management Fees - May 2025 310 513 340		3,541.67	3,541.67
Website Administration - May 2025 352		78.75	78.75
Information Technology - May 2025 351		118.17	118.17
Office Supplies		0.15	0.15
Postage		99.77	99.77

**Total** \$3,838.51**Payments/Credits** \$0.00**Balance Due** \$3,838.51

GMS-Central Florida, LLC

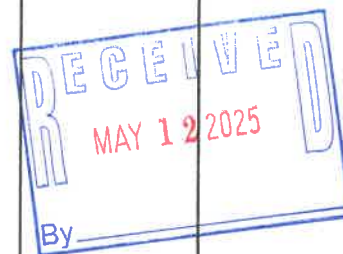
1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 368**Invoice Date:** 5/1/25**Due Date:** 5/1/25**Case:****P.O. Number:****Bill To:**

Bonnet Creek Resort CDD
219 E. Livingston St.
Orlando, FL 32801

1-1

Description	Hours/Qty	Rate	Amount
Field Management - May 2025 320538340		4,985.42	4,985.42
Total			\$4,985.42
Payments/Credits			\$0.00
Balance Due			\$4,985.42





LATHAM, LUNA,
EDEN & BEAUDINE,^{PC}
ATTORNEYS AT LAW

201 S. ORANGE AVE, STE 1400
POST OFFICE BOX 3353
ORLANDO, FLORIDA 32802

May 8, 2025

Invoice #: 140111
Federal ID #: 59-3366512

Bonnet Creek CDD
c/o GMS-CFL, LLC
219 E. Livingston Street
Orlando, FL 32801

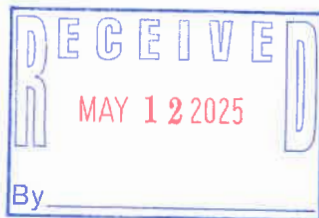
Matter ID: 2131-001

General

For Professional Services Rendered:

4/3/2025	JAC	Follow up with District Engineer regarding several pending issues/tasks.	0.20	\$69.00
4/3/2025	JEL	Review agenda, minutes and task list; attend Board of Supervisors meeting and prepare task list; revise Signage Agreement and email to GMS regarding same.	3.30	\$742.50
4/4/2025	JEL	Review Signage Agreement and email with GMS and District Engineer regarding same.	0.20	\$45.00
4/4/2025	JAC	Emails with the District Engineer regarding pond maintenance agreement with Park Hotels.	0.20	\$69.00
4/18/2025	JAC	Emails from Developer's counsel to Orange County regarding permitting for Moss Park/Crosby Island conservation area.	0.20	\$69.00
4/22/2025	arc	Prepared draft Agreement with Propump and Enviro.	1.30	\$130.00
4/25/2025	JEL	Work on Enviro Agreement; work on irrigation system improvement agreement and emails regarding same.	0.70	\$157.50
Total Professional Services:			6.10	\$1,282.00

Total \$1,282.00
Previous Balance \$1,441.50
Total Due \$2,723.50





ProPump and Controls, Inc.
30 Stonecrest Ct, Suite 100
Shelbyville, KY, 40065-8128
Phone: (502)633-0677 ext

Invoice

Reference No.:

IN009265

Date:

09-May-2025

Due Date:

08-Jun-2025

Customer ID:

BONNCDD

1-105
320538462

BILL TO:

Bonnet Creek Resort CDD
6200 Lee Vista Blvd Ste 300
Orlando FL 32822-5149
United States of America

SHIP TO:

Bonnet Creek Resort CDD
14100 Bonnet Creek Resort Ln Ste 300
Orlando FL 32821-4023
United States of America

CUSTOMER REF. NUMBER

TERMS

CONTACT

Net 30 Days

SCOPE OF WORK:

Q009836: ProPump & Controls to provide labor and materials for: BONNET CREEK RESORT HILTON/WA POC 7 - 2020474-03

Install WaterVision 2.0 Upgrade
Program/Test Operation

5-1-25 Roben and Henry

Removed old modem and wiring. Installed new modem and wired in. Powered up and modem booted up. Called Watertronics to confirm modem was working and everything was showing up on Watervision. Everything is working. Labor includes some travel time.

ITEM

EXTENDED PRICE

Labor & Travel

864.00

Materials

2,178.00

Additional to Quote Q09836

Freight

11.35



REMIT TO: PROPUMP & CONTROLS, INC., 30 Stonecrest Ct, Suite 100,
Shelbyville, Ky 40065

***Late Fees of 1.5% will be charged per month
on all accounts that are past due

Please note that all invoices paid by Credit Card are
subject to a 2.8% convenience fee without prior agreement.

Sub Total: 3,053.35

Tax Total: 0.00

Total (USD): 3,053.35

Less Deposit 0.00

Balance Due 3,053.35



ProPump and Controls, Inc.
30 Stonecrest Ct, Suite 100
Shelbyville, KY, 40065-8128
Phone: (502)633-0677 ext

Invoice

Reference No.:

Date:

Due Date:

Customer ID:

1-101
320 538 462

IN009266

09-May-2025

08-Jun-2025

BONNCDD

BILL TO:

Bonnet Creek Resort CDD
6200 Lee Vista Blvd Ste 300
Orlando FL 32822-5149
United States of America

SHIP TO:

Bonnet Creek Resort CDD
14100 Bonnet Creek Resort Ln Ste 300
Orlando FL 32821-4023
United States of America

CUSTOMER REF. NUMBER

TERMS

CONTACT

Net 30 Days

SCOPE OF WORK:

Quote Q009839 ProPump & Controls to provide labor and materials for: BONNETT CREEK RESORT WYNDHAM POC 3 - 2020474-01

Install WaterVision 2.0 Upgrade w Custom Heartbeat Logic
Program/Test Operation

*Applicable Tax, and Freight are not included and will be invoiced upon completion

5-1-25 Roben and Henry

Removed old modem and wiring. Installed new modem and wired in. Powered up and modem booted up. Called Watertronics to confirm modem was working and everything was showing up on Watervision. Everything is working.

ITEM

EXTENDED PRICE

Labor & Travel

864.00

Materials

2,178.00

Additional to Quote

Freight

11.35

REMIT TO: PROPUMP & CONTROLS, INC., 30 Stonecrest Ct, Suite 100,
Shelbyville, Ky 40065

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on all accounts that are past due

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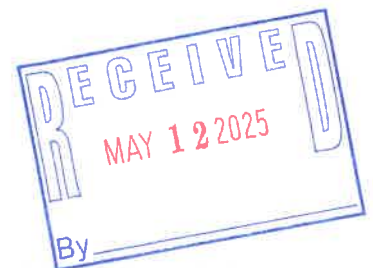
Sub Total: 3,053.35

Tax Total: 0.00

Total (USD): 3,053.35

Less Deposit 0.00

Balance Due 3,053.35





ORANGE COUNTY UTILITIES
9150 CURRY FORD ROAD
ORLANDO, FLORIDA 32825-7600

CUSTOMER INQUIRIES: 407-836-5515
TOLL FREE: 800-626-1140
24 HOUR EMERGENCY: 407-836-2777

[1/1]
BONNET CREEK RESORT COMMUNITY
DEVELOPMENT DISTRICT

Account Number: 0855665881
Billing Date: 03/21/25
Due Date: 04/14/25

www.ocfl.net/PayUtilities/

The U.S. Post Office has been experiencing delays for first-class mail delivery, impacting mailed payments. Now is a great time to explore our free and convenient payment methods. Visit www.ocfl.net/PayUtilities/.

Account Summary as of March 21, 2025	
Previous Balance	\$3,644.26
Payments Received	-3,644.26
Credit Adjustments	-26.06
Balance Forward	-26.06
Current Charges	4,321.38
Total Amount Due	\$4,295.32
AUTOPAY CUSTOMER	

Deposit Interest Refund

Adjustments

03/13/2025 Deposit interest -26.06

Service Address: 14064 CHELONIA PKWY, ORLANDO, FL 32821-4022



UTILITY BILL
PO BOX 312
ORLANDO, FL 32802-0312
www.ocfl.net/PayUtilities/

AutoPay Notice

Account Number	Total Due	Total Due Drafted On or About
0855665881	\$4,295.32 Do Not Pay	03/31/25

ORF0321B 5467 1 AB 0.593
7000006228 00.0016.0070 5467/1



BONNET CREEK RESORT COMMUNITY DEVELOPMENT
DISTRICT
6200 LEE VISTA BLVD STE 300
ORLANDO FL 32822-5149

Do Not Send Payment

**Your Bill is Scheduled for
Electronic Payment**

Reclaim Commercial

Meter Number	Curr Read	Prev Read	Water Usage
258001U063	308073	298513	+9560 KGAL

Reclaim Commercial**Service from 02/20/25 - 03/20/25**

Meter Fixed Charge	\$89.53
9,342 kgal at \$0.41 per kgal	3,830.22
Public Service Tax	391.98
Subtotal	\$4,311.73

Total Charge for All Services at This Address**\$4,311.73****Service Address: 14929 CHELONIA PKWY, ORLANDO, FL 32821-4013****Water Small Commercial**

Meter Number	Curr Read	Prev Read	Water Usage
10071435	159 EST	159 EST	+0 KGAL

Water Small Commercial**Service from 02/20/25 - 03/20/25**

Meter Fixed Charge	8.77
Public Service Tax	0.88
Subtotal	\$9.65

Total Charge for All Services at This Address**\$9.65****UTILITY DEPOSIT****\$7,918.68**

Orange County Utilities is not responsible for undelivered or late mail. In the event you fail to receive a utility bill, please call our office (numbers shown below). Acceptable forms of payment: cash, check, money order, debit card, Visa®, MasterCard®, Discover®, and American Express®.

Payment locations: 9150 Curry Ford Road, Amscot Financial® locations, participating Winn-Dixie® stores equipped with Western Union® services, and any Walmart, Walmart Supercenter®, or Walmart Neighborhood Market®. For your convenience a drop box is located at 9150 Curry Ford Road. Drop box payments are processed the following business day. Acceptable drop box payments are checks and money orders.

ANY AMOUNT NOT PAID BY THE DUE DATE IS SUBJECT TO A LATE FEE OF 1.5%**9150 Curry Ford Road Lobby and Drive Through Hours: 8:00 a.m. - 5:00 p.m. Monday - Friday****Telephone Numbers:**

General Inquiries:	407-836-5515	Relay Services (Hearing Impaired):	Dial 711
24-HOUR EMERGENCY:	407-836-2777	Toll Free (Outside Orange County):	800-626-1140

Mail All Correspondence To: PO Box 312 Orlando, FL 32802-0312

Para más información, por favor llame al Departamento de Servicios Públicos del Condado de Orange y pida hablar con un representante en español. El número de teléfono es 407-836-5515.



ORANGE COUNTY UTILITIES
9150 CURRY FORD ROAD
ORLANDO, FLORIDA 32825-7600

CUSTOMER INQUIRIES: 407-836-5515
TOLL FREE: 800-626-1140
24 HOUR EMERGENCY: 407-836-2777

BONNET CREEK RESORT COMMUNITY
DEVELOPMENT DISTRICT

Account Number: 0855665881

Billing Date: 04/23/25

Due Date: 05/16/25

www.ocfl.net/PayUtilities/

The U.S. Post Office has been experiencing delays for first-class mail delivery, impacting mailed payments. Now is a great time to explore our free and convenient payment methods. Visit www.ocfl.net/PayUtilities/.

Account Summary as of April 23, 2025	
Previous Balance	\$4,295.32
Payments Received	-4,295.32
Credit Adjustments	-29.64
Balance Forward	-29.64
Current Charges	8,110.68
Total Amount Due	\$8,081.04
AUTOPAY CUSTOMER	

Deposit Interest Refund

Adjustments

04/14/2025 Deposit interest -29.64

Service Address: 14064 CHELONIA PKWY, ORLANDO, FL 32821-4022



UTILITY BILL
PO BOX 312
ORLANDO, FL 32802-0312
www.ocfl.net/PayUtilities/

AutoPay Notice

Account Number	Total Due	Total Due Drafted On or About
0855665881	\$8,081.04 Do Not Pay	05/05/25

ORF0423B 5195 1 AB 0.593
7000006118 00.0015.0068 5195/1



BONNET CREEK RESORT COMMUNITY DEVELOPMENT
DISTRICT
6200 LEE VISTA BLVD STE 300
ORLANDO FL 32822-5149

Do Not Send Payment

**Your Bill is Scheduled for
Electronic Payment**

Reclaim Commercial

Meter Number	Curr Read	Prev Read	Water Usage
258001U063	326035	308073	+17962 KGAL

Reclaim Commercial**Service from 03/21/25 - 04/21/25**

Meter Fixed Charge	\$89.53
17,744 kgal at \$0.41 per kgal	7,275.04
Public Service Tax	736.46
Subtotal	\$8,101.03

Total Charge for All Services at This Address**\$8,101.03****Service Address: 14929 CHELONIA PKWY, ORLANDO, FL 32821-4013****Water Small Commercial**

Meter Number	Curr Read	Prev Read	Water Usage
10071435	159 EST	159 EST	+0 KGAL

Water Small Commercial**Service from 03/21/25 - 04/18/25**

Meter Fixed Charge	8.77
Public Service Tax	0.88
Subtotal	\$9.65

Total Charge for All Services at This Address**\$9.65****UTILITY DEPOSIT****\$7,918.68**

Orange County Utilities is not responsible for undelivered or late mail. In the event you fail to receive a utility bill, please call our office (numbers shown below). Acceptable forms of payment: cash, check, money order, debit card, Visa®, MasterCard®, Discover®, and American Express®.

Payment locations: 9150 Curry Ford Road, Amscot Financial® locations, and any Walmart®, Walmart Supercenter®, or Walmart Neighborhood Market®. For your convenience a drop box is located at 9150 Curry Ford Road. Drop box payments are processed the following business day. Acceptable drop box payments are checks and money orders.

ANY AMOUNT NOT PAID BY THE DUE DATE IS SUBJECT TO A LATE FEE OF 1.5%**9150 Curry Ford Road Lobby and Drive Through Hours: 8:00 a.m. - 5:00 p.m. Monday - Friday****Telephone Numbers:**

General Inquiries:	407-836-5515	Relay Services (Hearing Impaired):	Dial 711
24-HOUR EMERGENCY:	407-836-2777	Toll Free (Outside Orange County):	800-626-1140

Mail All Correspondence To: PO Box 312 Orlando, FL 32802-0312

Para más información, por favor llame al Departamento de Servicios Públicos del Condado de Orange y pida hablar con un representante en español. El número de teléfono es 407-836-5515.



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
SIGN 3

Bill date Apr 9, 2025
For service Mar 8 - Apr 7
31 days

Account number **9100 8897 0713**

Billing summary

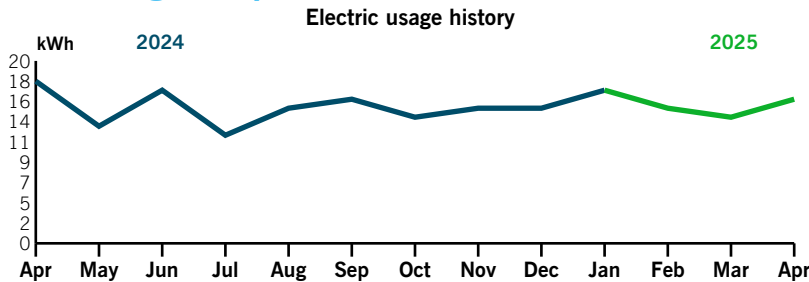
Previous Amount Due	\$30.80
Payment Received Apr 01	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Apr 30	\$30.80



Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full business days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit sunshine811.com.

Your usage snapshot



Average temperature in degrees

72° 80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 77°

	Current Month	Apr 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	16	18	179	15
Avg. Daily (kWh)	1	3	0	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8897 0713

\$30.80
by Apr 30

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100889707130006600000000000000000308000000030807

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
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Check utility rates

Check rates and charges	duke-energy.com/rates
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Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 355253708	
Actual reading on Apr 7	140
Previous reading on Mar 8	- 124
<hr/>	
Energy Used	16 kWh
Billed kWh	16.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 355253708	
Customer Charge	\$17.23
Energy Charge	
16.000 kWh @ 12.130c	1.94
Fuel Charge	
16.000 kWh @ 3.925c	0.63
Asset Securitization Charge	
16.000 kWh @ 0.187c	0.03
Minimum Bill Adjustment	10.17
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Jun 6

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

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Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 355253708	
Actual reading on May 7	154
Previous reading on Apr 8	- 140
<hr/>	
Energy Used	14 kWh
Billed kWh	14.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 355253708	
Customer Charge	\$17.23
Energy Charge	
14.000 kWh @ 12.130c	1.70
Fuel Charge	
14.000 kWh @ 3.925c	0.55
Asset Securitization Charge	
14.000 kWh @ 0.187c	0.03
Minimum Bill Adjustment	10.49
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

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For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
SIGN 5

Bill date Apr 9, 2025
For service Mar 8 - Apr 7
31 days

Account number **9100 8897 0797**

Billing summary

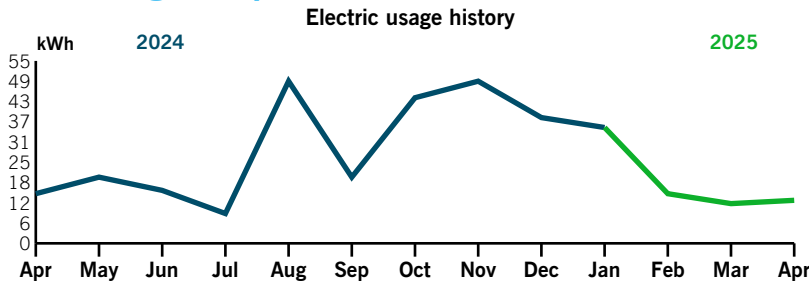
Previous Amount Due	\$30.80
Payment Received Apr 01	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Apr 30	\$30.80



Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full business days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit sunshine811.com.

Your usage snapshot



Average temperature in degrees

72° 80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 77°

	Current Month	Apr 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	13	15	320	27
Avg. Daily (kWh)	0	1	1	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft

\$30.80 by Apr 30	After 90 days from bill date, a late charge will apply.
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\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8897 0797

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
LAKE BUENA VISTA FL 32830

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100889707970006600000000000000000308000000030805

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
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Check utility rates

Check rates and charges	duke-energy.com/rates
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Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

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Medical Essential Program

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Special Needs Customers

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Para nuestros clientes que hablan Español

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Your usage snapshot - Continued

Current electric usage for meter number 355253706	
Actual reading on Apr 7	280
Previous reading on Mar 8	- 267
<hr/>	
Energy Used	13 kWh
Billed kWh	13.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 355253706	
Customer Charge	\$17.23
Energy Charge	
13.000 kWh @ 12.130c	1.58
Fuel Charge	
13.000 kWh @ 3.925c	0.51
Asset Securitization Charge	
13.000 kWh @ 0.187c	0.02
Minimum Bill Adjustment	10.66
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Jun 6

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

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Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 355253706	
Actual reading on May 7	293
Previous reading on Apr 8	- 280
<hr/>	
Energy Used	13 kWh
Billed kWh	13.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 355253706	
Customer Charge	\$17.23
Energy Charge	
13.000 kWh @ 12.130c	1.58
Fuel Charge	
13.000 kWh @ 3.925c	0.51
Asset Securitization Charge	
13.000 kWh @ 0.187c	0.02
Minimum Bill Adjustment	10.66
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80

Service address

BONNET CREEK RESORT CDD
000 CHELONIA PARKWAY CT
LITE

Bill date

Apr 7, 2025

For service

Mar 6 - Apr 3
29 days

Account number

9100 8897 0888

Billing summary

Previous Amount Due	\$4,531.82
Payment Received Mar 31	-4,531.77
Current Lighting Charges	4,516.47
Other Charges and Credits	-0.05
Taxes	15.35
Total Amount Due Apr 28	\$4,531.82

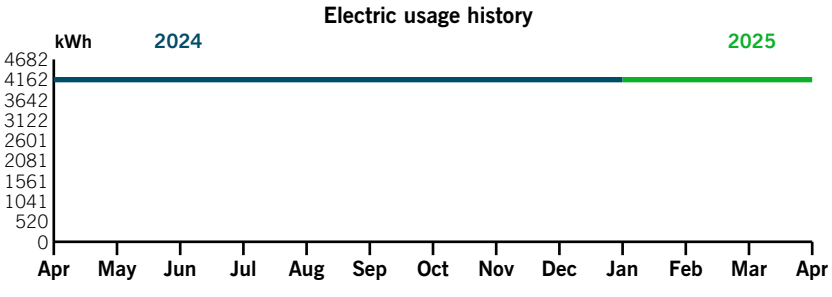


Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full business days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit sunshine811.com.

The credit adjustment shown in the Billing Summary is due to a miscalculation of prior charges associated with the outdoor lighting fixtures on your account. We apologize for this oversight. If this adjustment results in an overall credit balance on your bill, you may contact us for a refund.

Your usage snapshot



Average temperature in degrees				
	72°	80°	81°	83°
	82°	81°	75°	70°
	63°	56°	67°	67°
	77°			
	Current Month	Apr 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	4,162	4,162	49,944	4,162
Avg. Daily (kWh)	144	144	137	
12-month usage based on most recent history				

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8897 0888

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Amount of automatic draft

\$4,531.82 by Apr 28	After 90 days from bill date, a late charge will apply.
-------------------------	---

\$

\$

Add here, to help others with a contribution to Share the Light

Amount enclosed

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008897088800066000000005000045317700004531826

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

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Business duke-energy.com/manage-bus

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Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 5

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

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A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

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Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Mar 06 - Apr 03		
Description	Quantity	Usage
71W LED SANIBEL	146	3,650 kWh
150W LED BLK CLERMONT 4K	1	52 kWh
MH SANIBEL 12000L	2	148 kWh
HPS TRDRP CLR 27500L	3	312 kWh
Total	152	4,162 kWh

Billing details - Lighting

Billing Period - Mar 06 25 to Apr 03 25	
Customer Charge	\$1.85
Energy Charge	
4,162.000 kWh @ 6.765c	281.55
Fuel Charge	
4,162.000 kWh @ 3.829c	159.36
Asset Securitization Charge	
4,162.000 kWh @ 0.051c	2.12
Fixture Charge	
HPS TRDRP CLR 27500L	65.97
MH SANIBEL 12000L	39.16
150W LED BLK CLERMONT 4K	21.77
71W LED SANIBEL	2,395.86
Maintenance Charge	
HPS TRDRP CLR 27500L	8.67
MH SANIBEL 12000L	9.52
150W LED BLK CLERMONT 4K	2.04
71W LED SANIBEL	297.84
Pole Charge	
22 DECO CONC SINGLE SANIBEL	
23 Pole(s) @ \$11.780	270.94
22 DECO CONC DOUBLE SANIBEL	
62 Pole(s) @ \$14.490	898.38
30 TENON TOP BRONZE CONCRETE	
4 Pole(s) @ \$15.360	61.44
Total Current Charges	\$4,516.47

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Other Charges and Credits

Lighting Misc. Charge	\$-0.05
Total Other Charges and Credits	\$-0.05

Billing details - Taxes

Regulatory Assessment Fee	\$3.93
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Billing details - Taxes continued

Gross Receipts Tax	\$11.42
Total Taxes	\$15.35



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
000 CHELONIA PARKWAY CT
LITE

Bill date May 8, 2025

For service Apr 4 - May 5
32 days

Account number **9100 8897 0888**

Billing summary

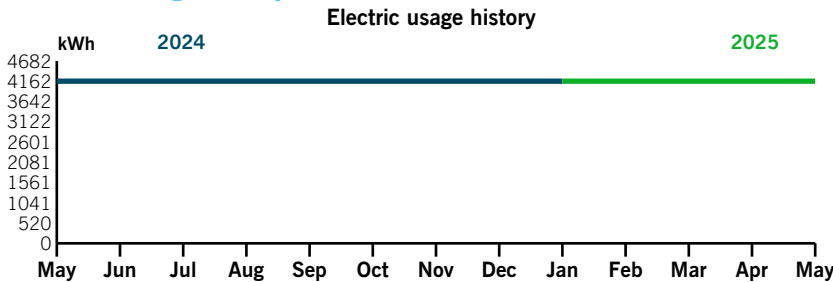
Previous Amount Due	\$4,531.82
Payment Received Apr 28	-4,531.82
Current Lighting Charges	4,516.47
Taxes	15.35
Total Amount Due May 29	\$4,531.82



Thank you for your payment.

Duke Energy Florida utilized fuel in the following proportions to generate your power: Coal 6.9%, Purchased Power 3.5%, Gas 82.9%, Oil 0.1%, Nuclear 0%, Solar 6.6% (For prior 12 months ending March 31, 2025).

Your usage snapshot



Average temperature in degrees

80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 74° 75°

	Current Month	May 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	4,162	4,162	49,944	4,162
Avg. Daily (kWh)	130	139	136	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft

\$4,531.82
by May 29

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8897 0888

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100889708880006600000000000000045318200004531829

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Jun 4

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

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Your usage snapshot - Continued

Outdoor Lighting		
Billing period Apr 04 - May 05		
Description	Quantity	Usage
71W LED SANIBEL	146	3,650 kWh
150W LED BLK CLERMONT 4K	1	52 kWh
MH SANIBEL 12000L	2	148 kWh
HPS TRDRP CLR 27500L	3	312 kWh
Total	152	4,162 kWh

Billing details - Lighting

Billing Period - Apr 04 25 to May 05 25	
Customer Charge	\$1.85
Energy Charge	
4,162.000 kWh @ 6.765c	281.55
Fuel Charge	
4,162.000 kWh @ 3.829c	159.36
Asset Securitization Charge	
4,162.000 kWh @ 0.051c	2.12
Fixture Charge	
HPS TRDRP CLR 27500L	65.97
MH SANIBEL 12000L	39.16
150W LED BLK CLERMONT 4K	21.77
71W LED SANIBEL	2,395.86
Maintenance Charge	
HPS TRDRP CLR 27500L	8.67
MH SANIBEL 12000L	9.52
150W LED BLK CLERMONT 4K	2.04
71W LED SANIBEL	297.84
Pole Charge	
22 DECO CONC SINGLE SANIBEL	
23 Pole(s) @ \$11.780	270.94
22 DECO CONC DOUBLE SANIBEL	
62 Pole(s) @ \$14.490	898.38
30 TENON TOP BRONZE CONCRETE	
4 Pole(s) @ \$15.360	61.44
Total Current Charges	\$4,516.47

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$3.93
Gross Receipts Tax	11.42
Total Taxes	\$15.35

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

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Your usage snapshot - Continued

Current electric usage for meter number 1046063	
Actual reading on Apr 7	27368
Previous reading on Mar 8	- 26856
<hr/>	
Energy Used	512 kWh
Billed kWh	512.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 1046063	
Customer Charge	\$17.23
Energy Charge	
512.000 kWh @ 12.130c	62.10
Fuel Charge	
512.000 kWh @ 3.925c	20.10
Asset Securitization Charge	
512.000 kWh @ 0.187c	0.96
<hr/>	
Total Current Charges	\$100.39

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.09
Gross Receipts Tax	2.58
<hr/>	
Total Taxes	\$2.67



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
ENTRANCE SIGN

Bill date May 9, 2025

For service Apr 8 - May 7
30 days

Account number **9100 8897 0987**

Billing summary

Previous Amount Due	\$103.06
Payment Received Apr 30	-103.06
Current Electric Charges	96.32
Taxes	2.55
Total Amount Due May 30	\$98.87

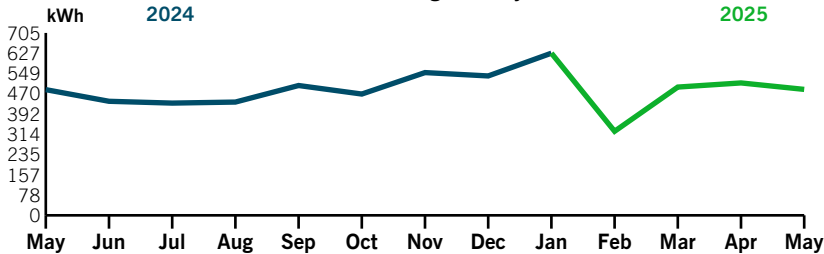


Thank you for your payment.

Duke Energy Florida utilized fuel in the following proportions to generate your power: Coal 6.9%, Purchased Power 3.5%, Gas 82.9%, Oil 0.1%, Nuclear 0%, Solar 6.6% (For prior 12 months ending March 31, 2025).

Your usage snapshot

Electric usage history



Average temperature in degrees

80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 74° 76°

	Current Month	May 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	487	486	5,822	485
Avg. Daily (kWh)	16	15	16	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8897 0987

\$98.87
by May 30

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

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We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

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Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

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Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
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Check utility rates

Check rates and charges	duke-energy.com/rates
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Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Jun 6

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

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Your usage snapshot - Continued

Current electric usage for meter number 1046063	
Actual reading on May 7	27855
Previous reading on Apr 8	- 27368
<hr/>	
Energy Used	487 kWh
Billed kWh	487.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 1046063	
Customer Charge	\$17.23
Energy Charge	
487.000 kWh @ 12.130c	59.07
Fuel Charge	
487.000 kWh @ 3.925c	19.11
Asset Securitization Charge	
487.000 kWh @ 0.187c	0.91
<hr/>	
Total Current Charges	\$96.32

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.08
Gross Receipts Tax	2.47
<hr/>	
Total Taxes	\$2.55

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

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Your usage snapshot - Continued

Current electric usage for meter number 2778631	
Actual reading on Apr 7	47270
Previous reading on Mar 8	- 45812
<hr/>	
Energy Used	1,458 kWh
Billed kWh	1,458.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 2778631	
Customer Charge	\$17.23
Energy Charge	
1,458.000 kWh @ 12.130c	176.86
Fuel Charge	
1,458.000 kWh @ 3.925c	57.23
Asset Securitization Charge	
1,458.000 kWh @ 0.187c	2.73
<hr/>	
Total Current Charges	\$254.05

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.22
Gross Receipts Tax	6.52
<hr/>	
Total Taxes	\$6.74

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
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Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

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P.O. Box 14042
St Petersburg, FL 33733

Important to know

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Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 2778631	
Actual reading on May 7	49441
Previous reading on Apr 8	- 47270
<hr/>	
Energy Used	2,171 kWh
Billed kWh	2,171.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 2778631	
Customer Charge	\$17.23
Energy Charge	
2,171.000 kWh @ 12.130c	263.35
Fuel Charge	
2,171.000 kWh @ 3.925c	85.21
Asset Securitization Charge	
2,171.000 kWh @ 0.187c	4.06
<hr/>	
Total Current Charges	\$369.85

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.32
Gross Receipts Tax	9.49
<hr/>	
Total Taxes	\$9.81



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
14064 CHELONIA PARKWAY CT
PUMP

Bill date Apr 9, 2025

For service Mar 8 - Apr 7
31 days

Account number **9100 8901 1587**

Billing summary

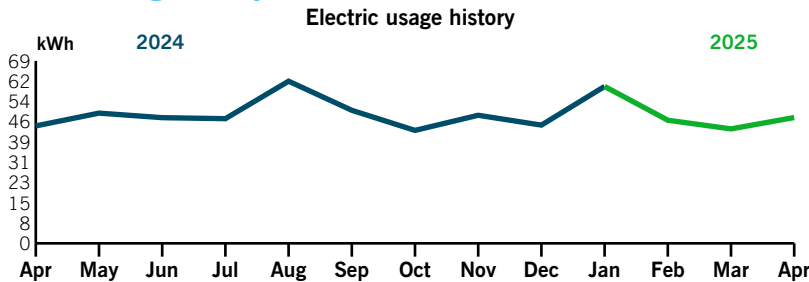
Previous Amount Due	\$23.44
Payment Received Apr 01	-23.44
Current Electric Charges	24.09
Taxes	0.64
Total Amount Due Apr 30	\$24.73



Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full business days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit sunshine811.com.

Your usage snapshot



Average temperature in degrees

72° 80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 77°

	Current Month	Apr 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	48	45	592	49
Avg. Daily (kWh)	2	2	2	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8901 1587

\$24.73
by Apr 30

After 90 days from bill date, a
late charge will apply.

\$ _____ \$ _____
Add here, to help others with a
contribution to Share the Light **Amount enclosed**

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100890115870006600000000000000000247300000024734

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
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Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current Electric Usage		
<u>Meter Number</u>	<u>Usage Type</u>	<u>Billing Period</u>
2778633	Actual	Mar 8 - Apr 7
Usage Values		
Billed kWh		47.884 kWh
Billed Demand kW		0.156 kW
Load Factor		41.26 %

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 2778633	
Customer Charge	\$17.75
Energy Charge	
47.884 kWh @ 5.352c	2.56
Fuel Charge	
47.884 kWh @ 3.925c	1.88
Demand Charge	
0.156 kW @ \$11.61	1.82
Asset Securitization Charge	
47.884 kWh @ 0.162c	0.08
Total Current Charges	\$24.09

Your current rate is General Service Demand Sec (GSD-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.02
Gross Receipts Tax	0.62
Total Taxes	\$0.64

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Your usage snapshot - Continued

Current Electric Usage		
<u>Meter Number</u>	<u>Usage Type</u>	<u>Billing Period</u>
2778633	Actual	Apr 8 - May 7
Usage Values		
Billed kWh		46.160 kWh
Billed Demand kW		0.144 kW
Load Factor		44.52 %

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 2778633	
Customer Charge	\$17.75
Energy Charge	
46.160 kWh @ 5.352c	2.47
Fuel Charge	
46.160 kWh @ 3.925c	1.81
Demand Charge	
0.144 kW @ \$11.61	1.67
Asset Securitization Charge	
46.160 kWh @ 0.162c	0.07
Total Current Charges	\$23.77

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Billing details - Taxes

Regulatory Assessment Fee	\$0.02
Gross Receipts Tax	0.61
Total Taxes	\$0.63

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Your usage snapshot - Continued

Current electric usage for meter number 4355213	
Actual reading on Apr 7	1532
Previous reading on Mar 8	- 1467
<hr/>	
Energy Used	65 kWh
Billed kWh	65.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 4355213	
Customer Charge	\$17.23
Energy Charge	
65.000 kWh @ 12.130c	7.89
Fuel Charge	
65.000 kWh @ 3.925c	2.55
Asset Securitization Charge	
65.000 kWh @ 0.187c	0.12
Minimum Bill Adjustment	2.21
<hr/>	
Total Current Charges	\$30.00

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Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
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800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

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Online duke-energy.com
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Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

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P.O. Box 14042
St Petersburg, FL 33733

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Your usage snapshot - Continued

Current electric usage for meter number 4355213	
Actual reading on May 7	1596
Previous reading on Apr 8	- 1532
<hr/>	
Energy Used	64 kWh
Billed kWh	64.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 4355213	
Customer Charge	\$17.23
Energy Charge	
64.000 kWh @ 12.130c	7.76
Fuel Charge	
64.000 kWh @ 3.925c	2.51
Asset Securitization Charge	
64.000 kWh @ 0.187c	0.12
Minimum Bill Adjustment	2.38
<hr/>	
Total Current Charges	\$30.00

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For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
NEW SIGN 2

Bill date Apr 9, 2025

For service Mar 8 - Apr 7
31 days

Account number **9100 8901 1751**

Billing summary

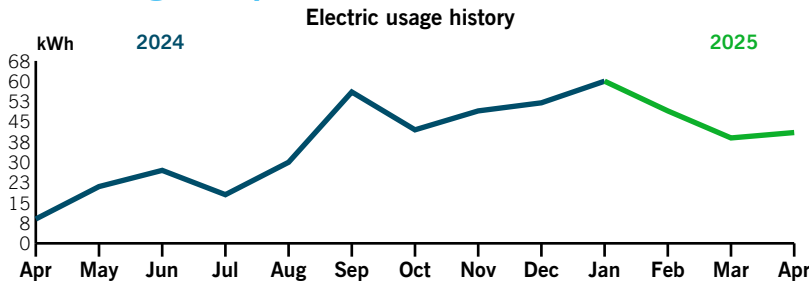
Previous Amount Due	\$30.80
Payment Received Apr 01	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Apr 30	\$30.80



Thank you for your payment.

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Your usage snapshot



Average temperature in degrees

72° 80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 77°

	Current Month	Apr 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	41	9	484	40
Avg. Daily (kWh)	1	1	1	
12-month usage based on most recent history				

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Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8901 1751

\$30.80
by Apr 30

After 90 days from bill date, a
late charge will apply.

\$ _____ \$ _____
Add here, to help others with a
contribution to Share the Light **Amount enclosed**

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

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889100890117510006600000000000000000308000000030808

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Important to know

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Your usage snapshot - Continued

Current electric usage for meter number 355253707	
Actual reading on Apr 7	423
Previous reading on Mar 8	- 382
<hr/>	
Energy Used	41 kWh
Billed kWh	41.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 355253707	
Customer Charge	\$17.23
Energy Charge	
41.000 kWh @ 12.130c	4.97
Fuel Charge	
41.000 kWh @ 3.925c	1.61
Asset Securitization Charge	
41.000 kWh @ 0.187c	0.08
Minimum Bill Adjustment	6.11
<hr/>	
Total Current Charges	\$30.00

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Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

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Your usage snapshot - Continued

Current electric usage for meter number 355253707	
Actual reading on May 7	477
Previous reading on Apr 8	- 423
<hr/>	
Energy Used	54 kWh
Billed kWh	54.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 355253707	
Customer Charge	\$17.23
Energy Charge	
54.000 kWh @ 12.130c	6.55
Fuel Charge	
54.000 kWh @ 3.925c	2.12
Asset Securitization Charge	
54.000 kWh @ 0.187c	0.10
Minimum Bill Adjustment	4.00
<hr/>	
Total Current Charges	\$30.00

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Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
SIGN 4

Bill date Apr 9, 2025

For service Mar 8 - Apr 7
31 days

Account number **9100 8901 1850**

Billing summary

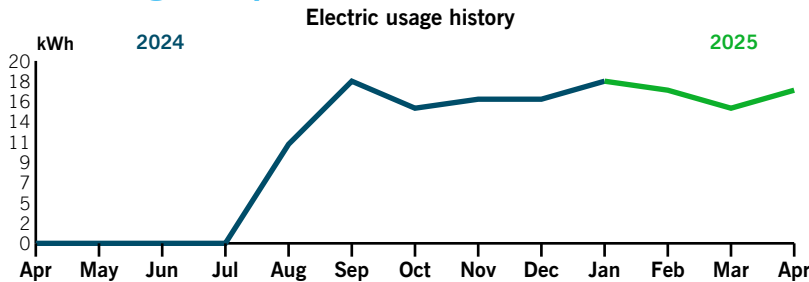
Previous Amount Due	\$30.80
Payment Received Apr 01	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Apr 30	\$30.80



Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full business days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit sunshine811.com.

Your usage snapshot



Average temperature in degrees

72° 80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 77°

	Current Month	Apr 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	17	0	143	12
Avg. Daily (kWh)	1	0	0	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft

\$30.80 by Apr 30	After 90 days from bill date, a late charge will apply.
-----------------------------	---

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8901 1850

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

8891008901185000066000000000000000000000308000000030800

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 1378443	
Actual reading on Apr 7	722
Previous reading on Mar 8	- 705
<hr/>	
Energy Used	17 kWh
Billed kWh	17.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 1378443	
Customer Charge	\$17.23
Energy Charge	
17.000 kWh @ 12.130c	2.06
Fuel Charge	
17.000 kWh @ 3.925c	0.67
Asset Securitization Charge	
17.000 kWh @ 0.187c	0.03
Minimum Bill Adjustment	10.01
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

BONNET CREEK RESORT CDD
13251 CHELONIA PARKWAY CT
SIGN 4

Bill date May 9, 2025

For service Apr 8 - May 7
30 days

Account number **9100 8901 1850**

Billing summary

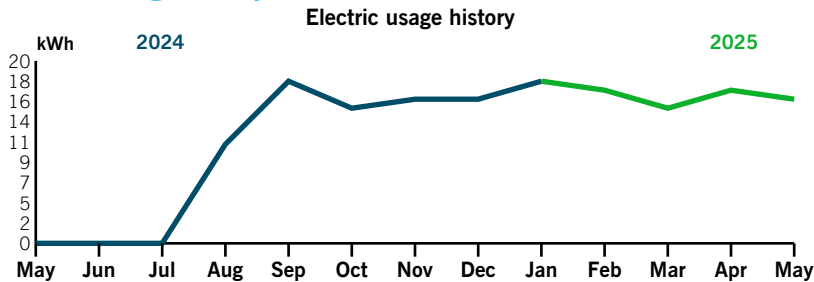
Previous Amount Due	\$30.80
Payment Received Apr 30	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due May 30	\$30.80



Thank you for your payment.

Duke Energy Florida utilized fuel in the following proportions to generate your power: Coal 6.9%, Purchased Power 3.5%, Gas 82.9%, Oil 0.1%, Nuclear 0%, Solar 6.6% (For prior 12 months ending March 31, 2025).

Your usage snapshot



Average temperature in degrees

80° 81° 83° 82° 81° 75° 70° 63° 56° 67° 67° 74° 76°

	Current Month	May 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	16	0	159	13
Avg. Daily (kWh)	1	0	0	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8901 1850

\$30.80
by May 30

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

BONNET CREEK RESORT CDD
6200 LEE VISTA BLVD
ORLANDO FL 32822

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008901185000066000000000000000000000308000000030800

We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
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Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
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Check utility rates

Check rates and charges	duke-energy.com/rates
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Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Jun 6

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

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Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 1378443	
Actual reading on May 7	738
Previous reading on Apr 8	- 722
<hr/>	
Energy Used	16 kWh
Billed kWh	16.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 1378443	
Customer Charge	\$17.23
Energy Charge	
16.000 kWh @ 12.130c	1.94
Fuel Charge	
16.000 kWh @ 3.925c	0.63
Asset Securitization Charge	
16.000 kWh @ 0.187c	0.03
Minimum Bill Adjustment	10.17
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
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By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

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Business duke-energy.com/manage-bus

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International 1.407.629.1010

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Check utility rates

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P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: May 7

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

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Your usage snapshot - Continued

Current electric usage for meter number 2778627	
Actual reading on Apr 7	154880
Previous reading on Mar 8	- 149369
<hr/>	
Energy Used	5,511 kWh
Billed kWh	5,511.000 kWh

Billing details - Electric

Billing Period - Mar 08 25 to Apr 07 25	
Meter - 2778627	
Customer Charge	\$17.23
Energy Charge	
5,511.000 kWh @ 12.130c	668.48
Fuel Charge	
5,511.000 kWh @ 3.925c	216.31
Asset Securitization Charge	
5,511.000 kWh @ 0.187c	10.31
<hr/>	
Total Current Charges	\$912.33

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.79
Gross Receipts Tax	23.41
<hr/>	
Total Taxes	\$24.20

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

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Your usage snapshot - Continued

Current electric usage for meter number 2778627	
Actual reading on May 7	160274
Previous reading on Apr 8	- 154880
<hr/>	
Energy Used	5,394 kWh
Billed kWh	5,394.000 kWh

Billing details - Electric

Billing Period - Apr 08 25 to May 07 25	
Meter - 2778627	
Customer Charge	\$17.23
Energy Charge	
5,394.000 kWh @ 12.130c	654.29
Fuel Charge	
5,394.000 kWh @ 3.925c	211.71
Asset Securitization Charge	
5,394.000 kWh @ 0.187c	10.09
<hr/>	
Total Current Charges	\$893.32

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.78
Gross Receipts Tax	22.93
<hr/>	
Total Taxes	\$23.71

SECTION 2

Bonnet Creek Resort
Community Development District

Unaudited Financial Reporting
April 30, 2025



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2-3	<hr/> General Fund
4	<hr/> Debt Service Fund
5	<hr/> Capital Reserve Fund
6-7	<hr/> Month to Month
8	<hr/> Long-Term Debt
9	<hr/> Assessment Receipt Schedule

Bonnet Creek Resort
Community Development District
Combined Balance Sheet
April 30, 2025

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Reserve Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Operating - Wells Fargo	\$ 201,124	\$ -	\$ -	\$ 201,124
Operating - Truist	\$ 317,281	\$ -	\$ -	\$ 317,281
Operating - Capital Projects	\$ -	\$ -	\$ 15,713	\$ 15,713
Investment - SBA Fund	\$ 20,967	\$ -	\$ -	\$ 20,967
Investment - SBA Fund Reserve	\$ -	\$ -	\$ 211,320	\$ 211,320
<i>Series 2016</i>				
Revenue Fund	\$ -	\$ 1,902,619	\$ -	\$ 1,902,619
Reserve Fund	\$ -	\$ 1,038,531	\$ -	\$ 1,038,531
Prepayment Fund	\$ -	\$ 205	\$ -	\$ 205
Prepaid Expenses	\$ 449	\$ -	\$ -	\$ 449
Due From Capital	\$ 4,513	\$ -	\$ -	\$ 4,513
Accounts Receivable	\$ 8,126	\$ -	\$ -	\$ 8,126
Total Assets	\$ 552,460	\$ 2,941,355	\$ 227,033	\$ 3,720,848
Liabilities:				
Accounts Payable	\$ 12,712	\$ -	\$ -	\$ 12,712
Retainage Payable	\$ -	\$ -	\$ 85,748	\$ 85,748
Due to General Fund	\$ -	\$ -	\$ 4,513	\$ 4,513
Employee FICA	\$ 92	\$ -	\$ -	\$ 92
Total Liabilities	\$ 12,804	\$ -	\$ 90,261	\$ 103,064
Fund Balances:				
Restricted for:				
Debt Service - Series 2016	\$ -	\$ 2,941,355	\$ -	\$ 2,941,355
Assigned for:				
Capital Projects	\$ -	\$ -	\$ 136,773	\$ 136,773
Unassigned	\$ 539,656	\$ -	\$ -	\$ 539,656
Total Fund Balances	\$ 539,656	\$ 2,941,355	\$ 136,773	\$ 3,617,783
Total Liabilities & Fund Balance	\$ 552,460	\$ 2,941,355	\$ 227,033	\$ 3,720,848

Bonnet Creek Resort
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/25	Thru 04/30/25	Variance

Revenues

Maintenance Assessments - Off Roll	\$ 1,139,846	\$ 854,884	\$ 854,884	\$ -
Interest Income	\$ 1,000	\$ 1,000	\$ 560	\$ (440)
Reuse Water Fees - Wyndham	\$ 13,000	\$ 7,583	\$ 7,051	\$ (533)
Reuse Water Fees - Golf Course	\$ 27,000	\$ 15,750	\$ 11,454	\$ (4,296)
Reuse Water Fees - Signia by Hilton & Waldorf Astoria	\$ 5,000	\$ 2,917	\$ 2,124	\$ (792)
Reuse Water Fees - Marriott	\$ 4,500	\$ 2,625	\$ 1,471	\$ (1,154)

Total Revenues	\$ 1,190,346	\$ 884,759	\$ 877,545	\$ (7,214)
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Expenditures:

General & Administrative:

Supervisor Fees	\$ 7,280	\$ 1,800	\$ 3,200	\$ (1,400)
Employer FICA Expense	\$ -	\$ -	\$ 107	\$ (107)
Engineering Fees	\$ 25,000	\$ 14,583	\$ 13,663	\$ 920
Trustee Fees	\$ 6,000	\$ 4,939	\$ 4,939	\$ 0
Legal Services	\$ 25,000	\$ 14,583	\$ 9,439	\$ 5,144
Assessment Roll Services	\$ 3,339	\$ 3,339	\$ 3,339	\$ -
Auditing Services	\$ 3,225	\$ 3,225	\$ 3,200	\$ 25
Arbitrage Rebate Calculation	\$ 450	\$ 450	\$ 450	\$ -
District Management Fees	\$ 42,500	\$ 24,792	\$ 24,792	\$ (0)
Information Technology	\$ 1,418	\$ 827	\$ 827	\$ (0)
Website Maintenance	\$ 945	\$ 551	\$ 551	\$ -
Insurance - Professional Liability	\$ 8,732	\$ 8,732	\$ 8,494	\$ 238
Telephone	\$ 100	\$ 58	\$ -	\$ 58
Legal Advertising	\$ 2,100	\$ 1,225	\$ 1,579	\$ (354)
Postage	\$ 1,900	\$ 1,108	\$ 560	\$ 548
Printing & Binding	\$ 1,200	\$ 700	\$ 63	\$ 637
Office Supplies	\$ 300	\$ 175	\$ 2	\$ 173
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Contingency	\$ 2,000	\$ 1,167	\$ 363	\$ 804

Total General & Administrative:	\$ 131,664	\$ 82,430	\$ 75,742	\$ 6,688
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Bonnet Creek Resort
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/25	Thru 04/30/25	Variance
<u>Operation and Maintenance</u>				
Field Management	\$ 59,825	\$ 34,898	\$ 34,898	\$ (0)
Utility Services				
Utility Services	\$ 14,000	\$ 8,167	\$ 7,640	\$ 526
Street Lights - Usage	\$ 5,400	\$ 3,150	\$ 3,689	\$ (539)
Street Lights - Lease & Maintenance Agreement	\$ 55,000	\$ 32,083	\$ 31,336	\$ 748
Water Service - Reuse Water	\$ 43,000	\$ 25,083	\$ 22,663	\$ 2,421
SFWMD Water Use Compliance Report	\$ 2,500	\$ 1,458	\$ -	\$ 1,458
Stormwater Control - Bonnet Creek Resort				
Oc/Dep Quarterly Well Monitoring Report	\$ 1,500	\$ 1,500	\$ 1,611	\$ (111)
Wetland & Upland Monitoring Services - (Bda)	\$ 5,000	\$ 2,917	\$ 1,012	\$ 1,905
Pond & Embankment Aquatic Treatment - (Awc)	\$ 15,856	\$ 9,249	\$ 6,776	\$ 2,473
Irrigation Pond Treatment - Solitude	\$ 2,892	\$ 1,687	\$ 1,687	\$ 0
Nuisance/Exotic Species Maintenance - (Awc)	\$ 15,000	\$ 8,750	\$ -	\$ 8,750
Stormwater Control - Crosby Island Marsh				
Nuisance/Exotic Species Maintenance - (Awc)	\$ 7,800	\$ 4,550	\$ 5,000	\$ (450)
Nuisance/Exotic Species Maintenance - (Bda)	\$ 4,500	\$ 2,625	\$ 1,886	\$ 739
Embankment Mowing - (A. E. Smith)	\$ 6,000	\$ 6,000	\$ 7,110	\$ (1,110)
Other Physical Environment				
Property Insurance	\$ 21,614	\$ 21,614	\$ 19,208	\$ 2,406
Entry, Fence, Walls & Gates Maintenance	\$ 10,000	\$ 5,833	\$ 9,162	\$ (3,329)
Pump Station Maintenance	\$ 4,000	\$ 2,333	\$ 1,767	\$ 566
Pump Station Repairs	\$ 5,000	\$ 5,000	\$ 9,384	\$ (4,384)
Landscape & Irrigation Maintenance	\$ 218,295	\$ 127,339	\$ 127,750	\$ (411)
Irrigation Repairs	\$ 7,000	\$ 4,083	\$ 4,367	\$ (284)
Landscape Replacement	\$ 15,000	\$ 15,000	\$ 17,756	\$ (2,756)
Lift Station Maintenance	\$ 5,000	\$ 2,917	\$ 2,518	\$ 399
Road & Street Facilities				
Roadway Repair & Maintenance	\$ 7,500	\$ 4,375	\$ 3,400	\$ 975
Highway Directional Signage - (R&M)	\$ 2,500	\$ 1,458	\$ -	\$ 1,458
Roadway Directory Signage - (R&M)	\$ 2,500	\$ 1,458	\$ -	\$ 1,458
Sidewalk/Curb Cleaning	\$ 6,000	\$ 6,000	\$ 16,800	\$ (10,800)
Contingency	\$ 16,000	\$ 16,000	\$ 48,701	\$ (32,701)
Total Operation and Maintenance	\$ 558,682	\$ 355,529	\$ 386,121	\$ (30,592)
Total Expenditures	\$ 690,346	\$ 437,959	\$ 461,863	\$ (23,904)
Excess Revenues (Expenditures)	\$ 500,000		\$ 415,683	
<u>Other Financing Uses</u>				
Transfer Out - Capital Projects	\$ 500,000	\$ -	\$ -	\$ -
Total Other Financing Uses	\$ 500,000	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ -		\$ 415,683	
Fund Balance - Beginning	\$ -		\$ 123,973	
Fund Balance - Ending	\$ -		\$ 539,656	

Bonnet Creek Resort
Community Development District
Debt Service Fund - Series 2016

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/25	Thru 04/30/25	Variance
<u>Revenues</u>				
Assessments - Direct Billed	\$ 2,110,462	\$ 2,110,462	\$ 2,110,462	\$ -
Interest Income	\$ 48,095	\$ 48,095	\$ 32,548	\$ (15,547)
Total Revenues	\$ 2,158,557	\$ 2,158,557	\$ 2,143,010	\$ (15,547)
<u>Expenditures:</u>				
Interest - 11/1	\$ 376,088	\$ 376,088	\$ 376,088	\$ -
Principal - 5/1	\$ 1,355,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 376,088	\$ -	\$ -	\$ -
Total Expenditures	\$ 2,107,175	\$ 376,088	\$ 376,088	\$ -
Excess Revenues (Expenditures)	\$ 51,382		\$ 1,766,922	
Fund Balance - Beginning	\$ 165,950		\$ 1,174,432	
Fund Balance - Ending	\$ 217,332		\$ 2,941,355	

Bonnet Creek Resort
Community Development District
Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/25	Thru 04/30/25	Variance
<u>Revenues</u>				
Interest Income	\$ 30,805	\$ 30,805	\$ 5,661	\$ (25,144)
Total Revenues	\$ 30,805	\$ 30,805	\$ 5,661	\$ (25,144)
<u>Expenditures:</u>				
Offsite Wayfinding Signs	\$ 150,000	\$ -	\$ -	
Chelonia Parkway Paving	\$ 275,209	\$ 275,209	\$ 280,379	\$ (5,170)
Crosby Island Berm Repair	\$ 150,000	\$ 149,325	\$ 675	\$ 148,650
Total Expenditures	\$ 575,209	\$ 424,534	\$ 281,054	\$ 143,480
Excess Revenues (Expenditures)	\$ (544,404)		\$ (275,393)	
<u>Other Financing Sources</u>				
Transfer In - Capital Projects	\$ 500,000	\$ -	\$ -	\$ -
Total Other Financing Sources	\$ 500,000	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ (44,404)		\$ (275,393)	
Fund Balance - Beginning	\$ 218,200		\$ 412,166	
Fund Balance - Ending	\$ 173,796		\$ 136,773	

Bonnet Creek Resort
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<u>Revenues</u>													
Maintenance Assessments - Off Roll	\$ 117,790	\$ 167,171	\$ -	\$ 266,113	\$ 18,849	\$ -	\$ 284,961	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 854,884
Interest Income	\$ 87	\$ 82	\$ 82	\$ 80	\$ 72	\$ 80	\$ 77	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 560
Reuse Water Fees - Wyndham	\$ 1,051	\$ 1,681	\$ 877	\$ 636	\$ 832	\$ 1,973	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,051
Reuse Water Fees - Golf Course	\$ 1,646	\$ 3,337	\$ 705	\$ 174	\$ 1,833	\$ 3,759	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,454
Reuse Water Fees - Hilton	\$ 221	\$ 576	\$ 231	\$ 251	\$ 308	\$ 538	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,124
Reuse Water Fees - Marriott	\$ 124	\$ 134	\$ 108	\$ 334	\$ 250	\$ 521	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,471
Total Revenues	\$ 120,919	\$ 172,982	\$ 2,003	\$ 267,588	\$ 22,144	\$ 6,871	\$ 285,038	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 877,545
<u>Expenditures:</u>													
<u>General & Administrative:</u>													
Supervisor Fees	\$ 800	\$ 1,000	\$ -	\$ -	\$ 800	\$ -	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,200
Employer FICA Expense	\$ -	\$ -	\$ -	\$ -	\$ 61	\$ -	\$ 46	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 107
Engineering Fees	\$ 1,351	\$ 2,206	\$ 5,319	\$ 893	\$ 2,016	\$ 420	\$ 1,458	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,663
Trustee Fees	\$ -	\$ 4,939	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,939
Legal Services	\$ 1,087	\$ 2,408	\$ 69	\$ 138	\$ 3,014	\$ 1,442	\$ 1,282	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,439
Assessment Roll Services	\$ 3,339	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,339
Auditing Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,500	\$ 700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,200
Arbitrage Rebate Calculation	\$ -	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450
District Management Fees	\$ 3,542	\$ 3,542	\$ 3,542	\$ 3,542	\$ 3,542	\$ 3,542	\$ 3,542	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 24,792
Information Technology	\$ 118	\$ 118	\$ 118	\$ 118	\$ 118	\$ 118	\$ 118	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 827
Website Maintenance	\$ 79	\$ 79	\$ 79	\$ 79	\$ 79	\$ 79	\$ 79	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 551
Insurance - Professional Liability	\$ 8,494	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,494
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Legal Advertising	\$ 1,239	\$ -	\$ -	\$ -	\$ -	\$ 339	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,579
Postage	\$ 5	\$ 27	\$ 100	\$ 39	\$ 23	\$ 216	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 560
Printing & Binding	\$ 2	\$ -	\$ 57	\$ -	\$ -	\$ 3	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 63
Office Supplies	\$ 0	\$ 0	\$ 0	\$ -	\$ 0	\$ 0	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Contingency	\$ 40	\$ 46	\$ 68	\$ 74	\$ 44	\$ 44	\$ 47	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 363
Total General & Administrative:	\$ 20,272	\$ 14,814	\$ 9,352	\$ 4,883	\$ 9,697	\$ 8,702	\$ 8,021	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 75,742

Bonnet Creek Resort
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<u>Operation and Maintenance</u>													
Field Management	\$ 4,985	\$ 4,985	\$ 4,985	\$ 4,985	\$ 4,985	\$ 4,985	\$ 4,985	\$ -	\$ -	\$ -	\$ -	\$ -	34,898
Utility Services													
Utility Services	\$ 1,116	\$ 1,082	\$ 1,094	\$ 1,077	\$ 1,210	\$ 897	\$ 1,164	\$ -	\$ -	\$ -	\$ -	\$ -	7,640
Street Lights - Usage	\$ 713	\$ -	\$ 713	\$ 713	\$ 330	\$ 330	\$ 890	\$ -	\$ -	\$ -	\$ -	\$ -	3,689
Street Lights - Lease & Maintenance Agreement	\$ 7,854	\$ -	\$ 3,570	\$ 3,570	\$ 4,084	\$ 4,084	\$ 8,174	\$ -	\$ -	\$ -	\$ -	\$ -	31,336
Water Service - Reuse Water	\$ 2,871	\$ -	\$ 4,826	\$ 4,202	\$ 2,823	\$ 3,644	\$ 4,295	\$ -	\$ -	\$ -	\$ -	\$ -	22,663
SFWMD Water Use Compliance Report	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Stormwater Control - Bonnet Creek Resort													
Oc/Dep Quarterly Well Monitoring Report	\$ -	\$ 659	\$ -	\$ -	\$ 476	\$ -	\$ 476	\$ -	\$ -	\$ -	\$ -	\$ -	1,611
Wetland & Upland Monitoring Services - (Bda)	\$ -	\$ -	\$ 582	\$ 430	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,012
Pond & Embankment Aquatic Treatment - (Awc)	\$ 1,694	\$ -	\$ 1,694	\$ -	\$ 1,694	\$ -	\$ 1,694	\$ -	\$ -	\$ -	\$ -	\$ -	6,776
Irrigation Pond Treatment - Solitude	\$ 241	\$ 241	\$ 241	\$ 241	\$ 241	\$ 241	\$ 241	\$ -	\$ -	\$ -	\$ -	\$ -	1,687
Nuisance/Exotic Species Maintenance - (Awc)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Nuisance/Exotic Species Maintenance - (Bda)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Stormwater Control - Crosby Island Marsh													
Nuisance/Exotic Species Maintenance - (Awc)	\$ -	\$ -	\$ 2,500	\$ -	\$ -	\$ 2,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,000
Nuisance/Exotic Species Maintenance - (Bda)	\$ 379	\$ 480	\$ 729	\$ 298	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,886
Embankment Mowing - (A. E. Smith)	\$ 765	\$ -	\$ -	\$ 765	\$ 5,580	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	7,110
Other Physical Environment													
Property Insurance	\$ 19,208	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	19,208
Entry, Fence, Walls & Gates Maintenance	\$ -	\$ -	\$ 2,447	\$ 3,408	\$ -	\$ -	\$ 3,307	\$ -	\$ -	\$ -	\$ -	\$ -	9,162
Pump Station Maintenance	\$ -	\$ -	\$ 1,767	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,767
Pump Station Repairs	\$ 504	\$ 7,627	\$ -	\$ -	\$ -	\$ 1,253	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	9,384
Landscape & Irrigation Maintenance	\$ 18,841	\$ 17,542	\$ 18,191	\$ 18,602	\$ 18,191	\$ 18,191	\$ 18,191	\$ -	\$ -	\$ -	\$ -	\$ -	127,750
Irrigation Repairs	\$ 1,447	\$ -	\$ 1,639	\$ -	\$ -	\$ -	\$ 1,281	\$ -	\$ -	\$ -	\$ -	\$ -	4,367
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 16,636	\$ 1,120	\$ -	\$ -	\$ -	\$ -	\$ -	17,756
Lift Station Maintenance	\$ 1,825	\$ -	\$ 330	\$ -	\$ -	\$ 363	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,518
Road & Street Facilities													
Roadway Repair & Maintenance	\$ -	\$ -	\$ 2,800	\$ -	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,400
Highway Directional Signage - (R&M)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Roadway Directory Signage - (R&M)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Sidewalk/Curb Cleaning	\$ -	\$ -	\$ -	\$ 16,800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	16,800
Contingency	\$ 1,390	\$ 825	\$ 11,147	\$ 1,478	\$ 9,832	\$ 30	\$ 24,000	\$ -	\$ -	\$ -	\$ -	\$ -	48,701
Total Operation and Maintenance	\$ 63,834	\$ 33,441	\$ 59,257	\$ 56,569	\$ 50,047	\$ 53,154	\$ 69,818	\$ -	\$ -	\$ -	\$ -	\$ -	386,121
Total Expenditures	\$ 84,106	\$ 48,255	\$ 68,609	\$ 61,452	\$ 59,744	\$ 61,857	\$ 77,840	\$ -	\$ -	\$ -	\$ -	\$ -	461,863
Excess Revenues (Expenditures)	\$ 36,813	\$ 124,727	\$ (66,606)	\$ 206,136	\$ (37,600)	\$ (54,986)	\$ 207,199	\$ -	\$ -	\$ -	\$ -	\$ -	415,683
<u>Other Financing Sources/(Uses)</u>													
Transfer Out - Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Net Change in Fund Balance	\$ 36,813	\$ 124,727	\$ (66,606)	\$ 206,136	\$ (37,600)	\$ (54,986)	\$ 207,199	\$ -	\$ -	\$ -	\$ -	\$ -	415,683

Bonnet Creek Resort

Community Development District

LONG TERM DEBT REPORT

SERIES 2016 SPECIAL ASSESSMENT BONDS		
INTEREST RATE:	4.50%	
MATURITY DATE:	5/1/2034	
RESERVE FUND DEFINITION	50% of MADS	
RESERVE FUND REQUIREMENT	\$1,038,531	
RESERVE BALANCE	\$1,038,531	
BONDS OUTSTANDING - 10/31/16		\$25,605,000
LESS: PRINCIPAL PAYMENT 5/1/17		(\$945,000)
LESS: PRINCIPAL PAYMENT 5/1/18		(\$990,000)
LESS: PRINCIPAL PAYMENT 5/1/19		(\$1,035,000)
LESS: PRINCIPAL PAYMENT 5/1/20		(\$1,080,000)
LESS: PRINCIPAL PAYMENT 5/1/21		(\$1,130,000)
LESS: PRINCIPAL PAYMENT 5/1/22		(\$1,180,000)
LESS: PRINCIPAL PAYMENT 5/1/23		(\$1,235,000)
LESS: PRINCIPAL PAYMENT 5/1/24		(\$1,295,000)
CURRENT BONDS OUTSTANDING		\$16,715,000

Bonnet Creek Resort
Community Development District
OFF ROLL ASSESSMENTS
FISCAL YEAR ENDING SEPTEMBER 30, 2025

Wyndham Vacation Ownership, Inc.

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
9/27/24	125594	10/1/24	\$153,580.15	\$153,580.15	\$0.00	\$0.00	\$153,580.15
11/20/24	129343	10/30/24	\$167,171.02	\$167,171.02	\$0.00	\$167,171.02	\$0.00
1/15/25	133624	2/1/25	\$167,171.02	\$167,171.02	\$0.00	\$167,171.02	\$0.00
4/9/25	139750	4/1/25	\$591,607.88	\$591,607.88	\$0.00	\$0.00	\$591,607.88
4/16/25	140233	4/30/25	\$167,171.02	\$167,171.02	\$0.00	\$167,171.02	\$0.00
			\$1,246,701.09	\$1,246,701.09	\$0.00	\$501,513.06	\$745,188.03

Wyndham Vacation Ownership, Inc.

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
9/27/24	315007261	10/1/24	\$45,027.63	\$45,027.63	\$0.00	\$0.00	\$45,027.63
10/23/24	315007457	10/30/24	\$18,848.99	\$18,848.99	\$0.00	\$18,848.99	\$0.00
1/31/25	315008159	2/1/25	\$18,848.99	\$18,848.99	\$0.00	\$18,848.99	\$0.00
4/16/25	315008700	4/1/25	\$173,451.44	\$173,451.44	\$0.00	\$0.00	\$173,451.44
4/24/25	315008794	4/30/25	\$18,848.99	\$18,848.99	\$0.00	\$18,848.99	\$0.00
			\$275,026.04	\$275,026.04	\$0.00	\$56,546.97	\$218,479.07

JW Marriott

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
9/24/24	12969193	10/1/24	\$60,760.59	\$60,760.59	\$0.00	\$0.00	\$60,760.59
10/16/24	13012644	10/30/24	\$25,435.66	\$25,435.66	\$0.00	\$25,435.66	\$0.00
1/9/25	13120506	2/1/25	\$25,435.66	\$25,435.66	\$0.00	\$25,435.66	\$0.00
3/7/25	13183364	4/1/25	\$234,056.57	\$234,056.57	\$0.00	\$0.00	\$234,056.57
45756	13220908	4/30/25	\$25,435.66	\$25,435.66	\$0.00	\$25,435.66	\$0.00
			\$371,124.14	\$371,124.14	\$0.00	\$76,306.98	\$294,817.16

G/B/H Golf Course

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
9/20/24	Wired to Wells Fargo	10/1/24	\$33,814.43	\$33,814.43	\$0.00	\$0.00	\$33,814.43
10/23/24	Wired to Wells Fargo	10/30/24	\$14,154.04	\$14,154.04	\$0.00	\$14,154.04	\$0.00
1/24/25	Wired to Wells Fargo	2/1/25	\$14,154.04	\$14,154.04	\$0.00	\$14,154.04	\$0.00
3/21/25	Wired to Wells Fargo	4/1/25	\$130,256.95	\$130,256.95	\$0.00	\$0.00	\$130,256.95
4/11/25	Wired to Wells Fargo	4/30/25	\$14,154.04	\$14,154.04	\$0.00	\$14,154.04	\$0.00
			\$206,533.50	\$206,533.50	\$0.00	\$42,462.12	\$164,071.38

G/B/H Four Star

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
9/20/24	Wired to Wells Fargo	10/1/24	\$141,774.64	\$141,774.64	\$0.00	\$0.00	\$141,774.64
10/23/24	Wired to Wells Fargo	10/30/24	\$59,351.78	\$59,351.78	\$0.00	\$59,351.78	\$0.00
1/24/25	Wired to Wells Fargo	2/1/25	\$59,351.78	\$59,351.78	\$0.00	\$59,351.78	\$0.00
3/26/25	Wired to Wells Fargo	4/1/25	\$546,131.73	\$546,131.73	\$0.00	\$0.00	\$546,131.73
4/11/25	Wired to Wells Fargo	4/30/25	\$59,351.78	\$59,351.78	\$0.00	\$59,351.78	\$0.00
			\$865,961.71	\$865,961.71	\$0.00	\$178,055.34	\$687,906.37
						TOTAL	\$854,884.47
							\$2,110,462.01

SECTION 3



April 18, 2025

George Flint, District Manager
Bonnet Creek Resort CDD
Governmental Management Services
219 East Livingston Street
Orlando, FL 32801

To whom it may concern,

Per the requirements of Chapter 190.006, Florida Statutes, the Orange County Supervisor of Elections Office Mapping Department has determined the number of registered voters in the district as of April 15, 2025. Our research is based on the most recent legal description provided to us by the District Office.

As of **April 15, 2025**, there are **0** **registered voter(s)** in the
Bonnet Creek Resort CDD.

A map and list of addresses can be provided upon request. Please contact the Mapping Department at 407-254-6554 with any questions.

Sincerely,

Mapping Department
Orange County Supervisor of Elections
Phone: 407-254-6554
119 W. Kaley Street
Orlando, FL 32806
soemapping@ocfelections.gov

SECTION D

Bonnet Creek Resort CDD

Field Management Report



June 5th, 2025

Clayton Smith

Director of Field Services

GMS

Completed

Landscaping Items

- ✚ Irrigation leaks noted near the Signia & Waldorf intersection have been repaired.
- ✚ Trimming of oak trees and pruning of palms along Chelonia has been completed.
- ✚ Cleanup of the bamboo on Chelonia near the Buena Vista intersection has been completed.
- ✚ Mulch refresh of the plant beds has been completed.



Completed

Streetlight Maintenance

- ✚ The previously dangling streetlight fixture in the median of Chelonia has been repaired.



Watervision 2.0

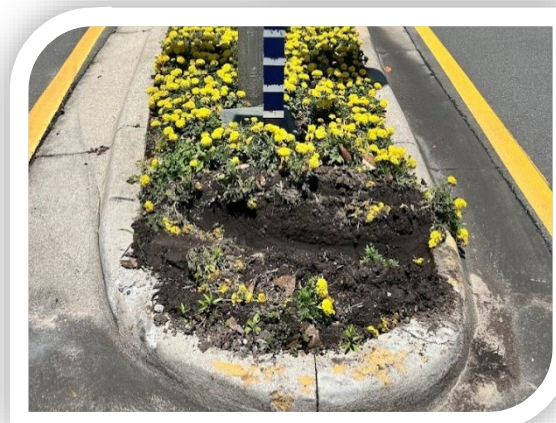
- ✚ Installation of the hardware needed to support the upgraded Watertronics Watervision software has been completed.



In Progress

Landscape Items

- ✚ A section of plants installed along guardrail in February have failed. Yellowstone has removed them in preparation for replacement.
- ✚ The installation of the next rotation of Annuals is scheduled for the first week of June. The previous plants will be removed and the beds treated for weeds in preparation for installation.
- ✚ The median Annuals bed at the intersection of Chelonia and Via Palmas was run over; Yellowstone will repair the area while preparing the plant bed for the next rotation.
- ✚ Additional irrigation leaks due to deteriorated rubber valves have been located and are being quoted for repair.
- ✚ Palm de-booting scheduled to begin 6/2/25



In Progress

General Maintenance

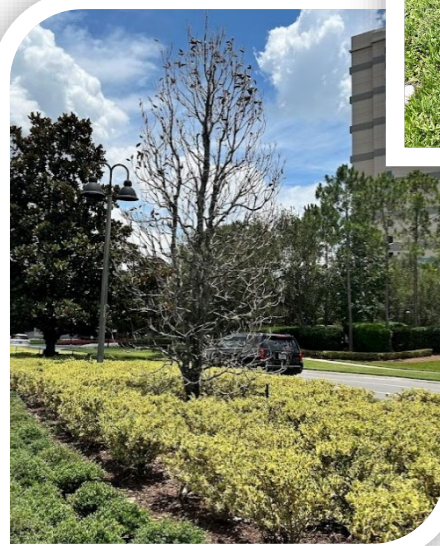
- ✚ A quote for replacing the faded and peeling directional signs themselves has been provided.
- ✚ The blue signposts for the exit directional signs near Buena Vista are scheduled for cleaning and polishing.
- ✚ The rusted bollard at the reclaim backflow in front of the Signia and Club Wyndham is scheduled to be cleaned and painted.
- ✚ Catch basins along Chelonia entrance lanes are scheduled to be cleared of surrounding debris and overgrowth to allow proper drainage before rainy season.
- ✚ The broken concrete top by the bridge will be repaired. Approximately 2 week lead time.



Site Items

Landscape

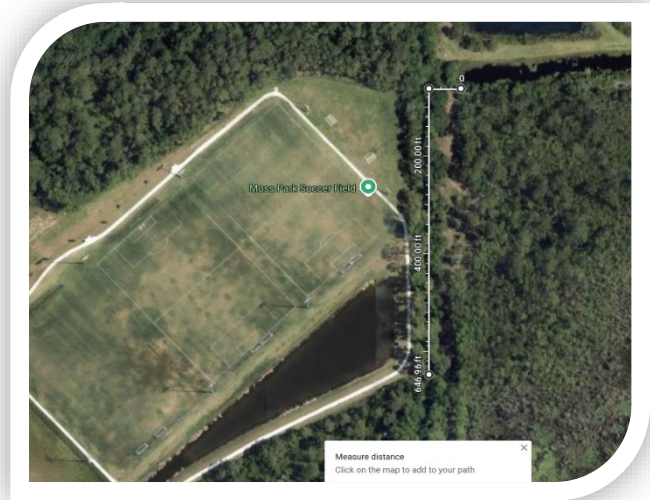
- ✚ Weekly mowing services have resumed.
- ✚ The struggling sod has had noticeable improvement with the recent rainfall.
- ✚ Field staff is continuing to monitor the progress of the struggling magnolia in the median near the Wyndham & Signia intersection.



Crosby Island

Fence Installation

- Proposals have been provided to install additional fencing along the newly built soccer field due to trespassing concerns.



Signpost Removal

- A bent signpost at the North entrance gate is scheduled to be removed to mitigate the tripping hazard.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at CSmith@gmscfl.com. Thank you.

Respectfully,
Clayton Smith

SECTION 1

STRAIGHTLINE FENCE

1621 13th Street
St. Cloud, FL

407-593-1888

www.BESTPRICEFENCE.com

PROPOSAL / CONTRACT

DATE: 3/17/25

CUSTOMER NAME: Crosby Island Marsh Mitigation

ADDRESS: Moss Park Rd

PHONE HOME: 407-577-0918 EMAIL: Ahilyard@ymcf1.com

INVOICE# _____ INSTALLER: _____

PVC	Custom PVC	ALUMINUM	WOOD	CHAIN LINK
PVC Feet _____	PVC Feet _____	Aluminum Feet _____	Wood Feet _____	Chain Link Feet <u>700'</u>
Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>	Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>	Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>	Cypress <input type="checkbox"/> PT Pine <input type="checkbox"/> Pres. Plus <input type="checkbox"/>	Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input checked="" type="checkbox"/>
T&G Privacy <input type="checkbox"/>	T&G Privacy <input type="checkbox"/>	Flat / Spear _____	BOB <input type="checkbox"/> STKD <input type="checkbox"/> CUSTOM <input type="checkbox"/>	Other Height _____
Privacy With Lattice <input type="checkbox"/>	Privacy With Lattice <input type="checkbox"/>	Other Style _____	Other Style _____	Residential <input type="checkbox"/> Commercial <input checked="" type="checkbox"/>
Color _____	Color _____	Residential <input type="checkbox"/> Commercial <input type="checkbox"/>	Height 6' <input type="checkbox"/> 8' <input type="checkbox"/>	Galvanized <input type="checkbox"/>
Gate _____ Size _____	Gate _____ Size _____	Black <input type="checkbox"/> White <input type="checkbox"/>	Picket 1/2" x 4" <input type="checkbox"/> 1"x4" <input type="checkbox"/>	Black Vinyl <input checked="" type="checkbox"/> Green Vinyl <input type="checkbox"/>
Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____	Runner 2" x 4" <input type="checkbox"/>	Gate _____ Size _____
Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____
Flat Cap <input type="checkbox"/> Bal Cap <input type="checkbox"/>	Flat Cap <input type="checkbox"/> Bal Cap <input type="checkbox"/>	Gate _____ Size _____	Gothic Top <input type="checkbox"/> Traditional Top <input type="checkbox"/> Other <input type="checkbox"/>	Gate _____ Size _____
Gothic <input type="checkbox"/> New Eng. <input type="checkbox"/>	Gothic <input type="checkbox"/> New Eng. <input type="checkbox"/>			
Coachman <input type="checkbox"/> Tear Drop <input type="checkbox"/>	Coachman <input type="checkbox"/> Tear Drop <input type="checkbox"/>			

Good Side In ☐ Out ☒

Fence to Follow Contour of Ground ☒

Fence to be Level ☐

Remove existing Fence _____ Ft. No ☒

Fence Line to be Cleared by Straightline Fence ☐

Fence Line to be Cleared by Owner ☐

Corner Lot Yes ☐ No ☐

Permit Needed Yes ☐ No ☐

Jurisdiction TBD

Special Instructions All posts set in concrete.

option 1) All Heavy pipe and wire w/
top and bottom tension wire. \$14,000
option 2) All Heavy pipe w/ light wire
and top rail w/ bottom tension wire.
\$13,000

Straightline Fence will assist the customer, upon request, in determining where the fence is to be erected, but under no circumstances does Straightline Fence assume any responsibility concerning property lines or in anyway guarantee their accuracy. If property pins cannot be located, it is recommended that the customer have the property surveyed.

Straightline Fence will assume the responsibility for locating underground cables and utilities however, Straightline Fence is not responsible for any sprinklers or other unmarked buried lines or objects.

Payment is due at the time of completion of work, and a finance charge of 1 1/2% per month shall be applied to all accounts not paid in full within 10 days of completion. All material will remain the property of Straightline Fence until payment is received in full. Right of access and removal is granted to Straightline Fence in the event of nonpayment per the terms of this contract. The customer agrees to pay all interest and any cost incurred in the collection of this debt including reasonable attorney fees.

If the buyer refuses to allow the seller to begin or complete work already begun, or to accept materials contracted for, Buyer agrees to pay Seller liquidated damages of a sum equal to 33 1/3% of entire contract price, plus cost of materials and labor already furnished or in progress. "Warranty may be voided if sign is removed".

Customer assumes all responsibility for obtaining homeowners association approval for the type and location of fence.

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, OR MATERIAL SUPPLIERS OR NEGLECTS TO MAKE OTHER LEGALLY REQUIRED PAYMENTS. THE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR SUBCONTRACTOR MAY HAVE FAILED TO PAY. FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT IS RECOMMENDED THAT WHENEVER A SPECIFIC PROBLEM ARISES, YOU CONSULT AN ATTORNEY.

NOTICE TO PURCHASERS OF WOOD FENCES:

Wood fence materials are rough mill cut pieces. Wood fence has a tendency to shrink and warp in hot, humid weather and small gaps will appear between boards. Cracks in the wood are a common and accepted occurrence. Straightline Fence will only guarantee the workmanship on wood fences for one year.

I HAVE READ AND UNDERSTAND THE ABOVE CLAUSE: ☒

FINANCED AMOUNT: \$ _____

CONTRACT AMOUNT: \$ _____

DOWN PAYMENT: \$ _____

BALANCE DUE _____

UPON COMPLETION: \$ _____

APPROVED AND ACCEPTED FOR CUSTOMER

CUSTOMER

DATE

ACCEPTED FOR STRAIGHTLINE FENCE

KC Jones

SALESPERSON

DATE

STRAIGHTLINE FENCE

1621 13th Street
St. Cloud, FL

407-593-1888

www.BESTPRICEFENCE.com

PROPOSAL / CONTRACT

DATE: 4/29/25

CUSTOMER NAME: Crosby Island Marsh Mitigation

ADDRESS: Moss Park Rd

PHONE HOME: 407-577-0918 EMAIL: Ahilyard@gmcf1.com

INVOICE# _____ INSTALLER: _____

PVC	Custom PVC	ALUMINUM	WOOD	Barbwire 700
PVC Feet _____	PVC Feet _____	Aluminum Feet _____	Wood Feet _____	Height 4' <input checked="" type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>
Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>	Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>	Height 4' <input type="checkbox"/> 5' <input type="checkbox"/> 6' <input type="checkbox"/>	Cypress <input type="checkbox"/> PT Pine <input type="checkbox"/> Pres. Plus <input type="checkbox"/>	Other Height _____
T&G Privacy <input type="checkbox"/>	T&G Privacy <input type="checkbox"/>	Flat / Spear _____	BOB <input type="checkbox"/> STKD <input type="checkbox"/> CUSTOM <input type="checkbox"/>	Residential <input type="checkbox"/> Commercial <input checked="" type="checkbox"/>
Privacy With Lattice <input type="checkbox"/>	Privacy With Lattice <input type="checkbox"/>	Other Style _____	Other Style _____	Galvanized <input checked="" type="checkbox"/>
Color _____	Color _____	Residential <input type="checkbox"/> Commercial <input type="checkbox"/>	Height 6' <input type="checkbox"/> 8' <input type="checkbox"/>	Black Vinyl <input type="checkbox"/> Green Vinyl <input type="checkbox"/>
Gate _____ Size _____	Gate _____ Size _____	Black <input type="checkbox"/> White <input type="checkbox"/>	Picket 1/2" x 4" <input type="checkbox"/> 1"x4" <input type="checkbox"/>	Gate _____ Size _____
Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____	Runner 2" x 4" <input type="checkbox"/>	Gate _____ Size _____
Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____	Gate _____ Size _____
Flat Cap <input type="checkbox"/> Bal Cap <input type="checkbox"/>	Flat Cap <input type="checkbox"/> Bal Cap <input type="checkbox"/>	Gate _____ Size _____	Gothic Top <input type="checkbox"/> Traditional Top <input type="checkbox"/> Other <input type="checkbox"/>	Gate _____ Size _____
Gothic <input type="checkbox"/> New Eng. <input type="checkbox"/>	Gothic <input type="checkbox"/> New Eng. <input type="checkbox"/>			
Coachman <input type="checkbox"/> Tear Drop <input type="checkbox"/>	Coachman <input type="checkbox"/> Tear Drop <input type="checkbox"/>			

Good Side In ☐ Out ☒
Fence to Follow Contour of Ground ☒
Fence to be Level ☐
Remove existing Fence _____ Ft. No ☒
Fence Line to be Cleared by Straightline Fence ☐
Fence Line to be Cleared by Owner ☐
Corner Lot Yes ☐ No ☐
Permit Needed Yes ☐ No ☐
Jurisdiction TBD

Special Instructions _____

HOUSE

Straightline Fence will assist the customer, upon request, in determining where the fence is to be erected, but under no circumstances does Straightline Fence assume any responsibility concerning property lines or in anyway guarantee their accuracy. If property pins cannot be located, it is recommended that the customer have the property surveyed.

Straightline Fence will assume the responsibility for locating underground cables and utilities however, Straightline Fence is not responsible for any sprinklers or other unmarked buried lines or objects. Payment is due at the time of completion of work, and a finance charge of 1 1/2% per month shall be applied to all accounts not paid in full within 10 days of completion. All material will remain the property of Straightline Fence until payment is received in full. Right of access and removal is granted to Straightline Fence in the event of nonpayment per the terms of this contract. The customer agrees to pay all interest and any cost incurred in the collection of this debt including reasonable attorney fees.

If the buyer refuses to allow the seller to begin or complete work already begun, or to accept materials contracted for, Buyer agrees to pay Seller liquidated damages of a sum equal to 33 1/3% of entire contract price, plus cost of materials and labor already furnished or in progress. "Warranty may be voided if sign is removed". Customer assumes all responsibility for obtaining homeowners association approval for the type and location of fence.

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I HAVE READ AND UNDERSTAND THE ABOVE CLAUSE: ☒

FINANCED AMOUNT: \$ _____
CONTRACT AMOUNT: \$ 9000
DOWN PAYMENT: \$ 3000
BALANCE DUE
UPON COMPLETION: \$ 6000

APPROVED AND ACCEPTED FOR CUSTOMER

CUSTOMER

DATE

ACCEPTED FOR STRAIGHTLINE FENCE

KC Jones

SALESPERSON

DATE





04-24-2025
Proposal No: 821

219 E. Livingston St. Orlando FL. 32801
{{Company Address}}
{{Company City}}, {{Company State}} {{Company Zip}}

Attn: Ashley Hilyard
ahilyard@gmscfl.com

Reference: Moss Park Rd

Dear Ashley Hilyard,

I am pleased to offer the following quote on fencing as referenced above.

Moss Park RD Fence.

Furnish and install 700 LF of 6' high black vinyl chain link fence and 30 LF of 4 strand barbwire across the water.

Materials Used. 6ga vinyl chain link mesh, 2 1/2" SS 40 line post, 3" SS 40 corner post 1 5/8 top rail and brace, bottom tension wire.

Option 2

Furnish and install 700 LF of 4 strand barbwire with wood corners, braces and metal T Post for line post. \$8920.00

NOTE: We will need the property line staked and cleared by others before installation.

EXCLUDES: Permit, All invoicing services such as Textura, clearing, grading and staking of fence line

TOTAL = \$23,340.00

Thank you,
Mike Schepper
Commercial Sales





All-Rite Fence Services, LLC.

Price valid for 30 days



the 'information' and 'communication' fields. The 'information' field is defined as:

...the study of the processes of information production, distribution, access, use and evaluation, and the study of the social, cultural, economic and political contexts in which these processes take place. (p. 10)

The 'communication' field is defined as:

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CORPORATE OFFICE

271 Southridge Industrial Drive, Tavares, FL, 32778

PH: 407.900.2940

www.mossyefence.com

FOR INTERNAL USE ONLY

Locates

Locates Date

Installer

Date Installed

FENCE PROPOSAL/CONTRACT

NAME Governmental Managment Services

CONTACT PH: 407-577-0918

ADDRESS:
13601 Moss Park RD

ALTERNATE PH:

CITY: Orlando, FL 32832

FAX:

EMAIL:
ahilyard@gmscfl.com

SUBDIVISON:

JOB NAME/ ADDRESS:

CONTACT PERSON: Ashley Hilyard

JOB SPECIFICATIONS

☐ PVC (VINYL) ☐ ALUMINUM ☒ CHAIN LINK ☐ STEEL
☐ COMPOSITE/SPECIALTY ☐ WOOD

JOB DIMENSIONS

ALL DIMENSIONS AND SPECIFICATIONS ARE APPROXIMATE

Notes:

-fence to stretch across the creek on North end near Bomberos Park

-Fence to run along tree line on Bomberos Park side

OPTION #1

OPTION #2

FOOTAGE	750'	
HEIGHT	6'	
STYLE/MODEL	Chain Link	
GRADE	Light Commercial 9GA	
COLOR	Black	
ALL POSTS		
TERMINAL POSTS	3"	
LINE POSTS	1-7/8"	
GATE POSTS		
POST CAPS		
RAILS/RUNNERS	1-5/8"	
PICKETS		
PICKET CAPS		

EXCLUSIONS

PERMITTING TBD AND INVOICED SEPERATELY
SITE PREP/LAND CLEARING/STAKING
CORE DRILLING (UNLESS NOTED)
IRRIGATION LINES
PRICE SUBJECT TO CHANGE

GATES

SPECIAL INSTRUCTIONS

QTY	SIZE	TYPE	ARCHED	RACKED	SWING

QUOTE AMOUNT (50% DEPOSIT REQUIRED)

DISCOUNT	DISCOUNT
AMOUNT \$ \$27,500.00	AMOUNT \$

OPTIONS:

PREPARED BY
Jarrod Wilkinson

DATE
02/28/2025

IMPORTANT PROJECT INFORMATION

☒ FENCE TO FOLLOW CONTOUR OF THE GROUND ☐ STRAIGHT WITH GRADE DROP (MAY HAVE SOME GAP)
__TOP LEVEL- HIGHEST GRADE (CUSTOMER TO FILL GAPS) __TOP LEVEL- LOWEST GRADE (TRENCHING REQUIRED)
REMOVAL & DISPOSAL OF EXISTING FENCE NONE __FT __NO CLEARING OF FENCE LINE REQUIRED __YESX__NO
CLEARING TO BE PERFORMED BY X OWNER __MOSSY FENCE OPEN POOL/POOL CODE REQUIRED __YESX__NO
HOA APPROVAL REQUIRED __YESX__NO PERMIT REQUIRED __YESX__NO

UNDERGROUND SYSTEMS: Mossy Fence, LLC will preform locates for power, telephone, and cable lines. Purchaser agrees that Mossy Fence, LLC will not be held responsible for damage to sprinklers, underground pipes, drains, foundations or any other unmarked or privately owned underground systems.
WOOD PURCHASE NOTICE: Mossy Fence, LLC shall not be liable for any labor or similar costs, or for any costs or damage which may be associated with the natural characteristics of wood. Wood fences have a tendency to shrink, split, warp, crack, twist, and develop mold and mildew in hot, humid weather. Small gaps will appear between boards and are common occurrence that does not constitute failure of the wood.
RIGHT TO CANCEL: Per Florida and Federal Consumer Statutes, this contract may be cancelled by either the buyer or the seller in writing by midnight of the third business day after signing or by a postmarked letter no later than 3 business days after signing. Purchaser agrees that the final price will be determined by total footage installed and may be different than estimated. Purchaser also agrees that all products delivered and installed remain the property of Mossy Fence, LLC until payment is made.
SUBJECT TO CONDITIONS ON THE BACK. I HAVE READ AND UNDERSTAND THE CONDITIONS ON THE BACK _____

CONTRACT AMOUNT \$	DEPOSIT AMOUNT \$	BALANCE AMOUNT (DUE AT COMPLETION) \$
ACCEPTED BY CUSTOMER	DATE	

CONDITIONS

Mossy Fence, LLC ("Seller") hereby sells to the purchaser identified on this form (the "Purchaser") the fence product or structure described (the "Fence"), subject to all terms and conditions on each side of this contract and other written documents executed by Purchaser, and the Purchaser in consideration thereof agrees that:

- 1. PURCHASER RESPONSIBLE FOR FENCING LOCATION.** Purchaser has selected the installation location for the Fence. Except as set forth in paragraph 16, Purchaser represents that it has all rights and has obtained all necessary rights and approvals, including but not limited to, easements and property association approvals, necessary to place the Fence in the selected location. Purchaser shall locate and mark any and all property lines or easements in the vicinity of the proposed fence location and shall defend and hold harmless Seller and reimburse Seller for all costs in connection with defending any claim relating to the placement or location of the Fence.
- 2. SITE CONDITIONS - ADDITIONAL CHARGES.** Site preparation, including any necessary clearing and grading, shall be completed by Purchaser prior to Seller's arrival for installation. Purchaser understands and agrees that the price of this Contract is subject to potential increases due to the discovery of underground obstacles or unexpected site conditions. Any increases will reasonably relate to the actual cost of additional installation, materials, and labor required.
- 3. UNDERGROUND SYSTEMS.** Purchaser shall locate and mark any privately owned underground cables, pipes, or other facilities which could potentially be damaged or impacted by the Fence installation. Purchaser agrees to defend and hold harmless Seller and reimburse Seller for all costs in connection with defending any claim relating to the placement of the Fence or damage caused to underground cables, pipes or other facilities due to Purchaser's failure to locate, mark, or disclose their existence. Without limiting the foregoing, Purchaser agrees that Seller will not be held responsible for damages to any sprinklers or irrigation systems, unmarked underground pipes, drains, foundations, etc. occurring during the preparation, installation, or inspection of the fence.
- 4. LANDSCAPE.** Purchaser agrees that Seller will not be responsible for damage to sod, plants or landscaping that occurs during the preparation, installation, or inspection of the Fence, nor must Seller restore the area to its pre-installation condition.
- 5. PAYMENT.** Payment in full shall be due on completion of the Fence installation. Any payment not received within five days of the invoice date shall bear simple interest at the rate of 1.5% per month, or the maximum rate allowed by law, whichever is less. Cancellation of contract by Purchaser after the three-day grace period, if any, required by law will result in charges for any work performed and/or materials produced for contracted job plus a fee equal to 15% of the contract amount, payable immediately.
- 6. DEFECTS.** ANY CLAIMS FOR CONSTRUCTION DEFECTS ARE SUBJECT TO THE NOTICE AND CURE PROVISIONS OF CHAPTER 558, FLORIDA STATUTES.
- 7. FLORIDA'S CONSTRUCTION LIEN LAW.** ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (§§ 713.001 to 713.37, Fla. Stat.), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS OR NEGLECTS TO MAKE OTHER LEGALLY REQUIRED PAYMENTS, THE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT IS RECOMMENDED THAT WHENEVER A SPECIFIC PROBLEM ARISES, YOU CONSULT AN ATTORNEY.
- 8. ACCEPTANCE BY Mossy Fence.** This proposal shall only become a binding contract when executed by an officer of Seller. The Contract price on the reverse side of this form is based on an estimate of the footage needed. Final footage may vary, and the Contract price will be adjusted accordingly.
- 9. DISPUTES & VENUE.** This Contract shall be governed exclusively by the laws of the state of Florida, and venue for any dispute concerning this contract will lie exclusively in Lake County, Florida.
- 10. REDO WORK AND EXTRA TRIPS.** Purchaser shall be present when work commences to indicate location of fence and gates and to inform workmen of special conditions, including, but not limited to, those contemplated in Paragraphs 1 and 3 above. Work accomplished in error due to Purchaser's lack of direction to Mossy Fence will be corrected at Purchaser's expense. Extra trips attributed to Purchaser's failure to adhere to any of Purchaser's obligations herein will be billed to the Purchaser at the rate of \$150 per trip. Purchaser will be present at project completion to approve work and to deliver final payment to a Mossy Fence representative. If extra trips are requested to make changes or corrections not related to workmanship, a charge of \$250 per trip plus costs of materials and labor relating to redone work will be added to contract price.
- 11. WARRANTY AND EXCLUSIONS.** Seller will correct any errors in workmanship, if notified within five years of installation, and will adjust any gates within the first 30 days of installation, provided there are no signs of abuse thereto. This warranty shall not be read to apply to damage from storms, wind, vandalism, impact, climbing or misuse, and normal wear and tear. Fence material will change appearance due to the process of aging and exposure to the elements. Defects caused by the above described natural changes in materials are also excluded from the warranty. **Mossy Fence MAKES NO WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE WITH RESPECT TO GOODS SOLD UNDER THIS AGREEMENT. THERE ARE NO EXPRESS OR IMPLIED WARRANTIES THAT EXTEND BEYOND THE DESCRIPTION ON THE FACE HEREOF.**
- 12. ANIMAL AND CHILD CONTAINMENT.** Due to uneven terrain and other factors, varying space will exist between the bottom of the fence and the ground. Pets and children can often exploit these spaces or otherwise find their way over a fence. Purchaser agrees that Seller will not be held responsible for retaining pets or children within the Fence or for direct or indirect damages resulting from pets or children climbing, scaling, jumping, falling, escaping or breaching the Fence or for leaving any area enclosed by the Fence.
- 13. ATTACHMENT TO MASONRY.** The attachment of fences to existing masonry structures including, but not limited to columns, walls, and driveways carries the risk of damaging said structures. Masonry walls with fences attached are subject to damage from wind. Purchaser agrees that Seller will not be held liable for damage to masonry structures.
- 14. FORCE MAJEURE.** Seller's installation of the Fence will be completed within a reasonable time. Seller shall not be liable for delay in delivery or default resulting from any cause beyond Seller's reasonable control, including, but not limited to, governmental action, strikes or other troubles, fire, damage or destruction of goods, wars (declared or undeclared), acts of terrorism, manufacturers' shortages, availability of timeliness of transportation, materials, fuels, or supplies, and acts of God (each a "Force Majeure Event"). Upon the occurrence of a Force Majeure Event: (a) the time for Seller's performance shall be extended reasonably and the Parties shall adjust all affected dates accordingly; (b) the purchase price shall be adjusted for any increased costs to Seller resulting from such Force Majeure Event; and (c) Purchaser shall not be entitled to any other remedy.
- 15. FENCE HEIGHT.** Fence height is defined herein as the height of the fence at its tallest point from grade plus or minus 6 inches.
- 16. BUILDING PERMITS.** Building permits will be obtained and paid for by Seller. Permit and processing fees, if necessary have been included in the contract amount, with the exception of permits for fences built on commercial properties, which are billed separately on a per job basis.
- 17. RESPONSIBILITIES.** Responsibilities of Seller are limited to those described in this Contract and written addenda hereto. Verbal representations by Seller's employees or contractors are not binding obligations of Seller.
- 18. INDEMNIFICATION.** Purchaser shall indemnify, defend, and hold Seller, its officers, directors, employees, and agents harmless from any and all costs (including attorney's and accountant's fees and expenses, court costs, and any other legal expenses), liabilities and damages resulting from or related to any third party claim (including from Purchaser's employees), complaint and/or judgment arising from Purchaser's use of any goods furnished hereunder, as well as any negligent, intentional, or tortious act or omission of Purchaser or any material breach by Purchaser of these terms.
- 19. GATE AUTOMATION.** Manufacture warranty only covers defective parts for a limited time. Cost of Labor is never covered under the manufacture warranty. Mossy Oak Fence, LLC will provide a 90 (ninety) day workmanship warranty to the party named on the contract. Warranty becomes effective the day the job is completed provided the contracted price of said job has been paid in full. Workmanship warranty does not cover acts of nature, damage by motor vehicles, vandalism or any other damage caused by anyone / anything other than workmanship error which may have occurred at the time of installation. **WARRANTIES DO NOT COVER ELECTRICAL POWER SURGES CAUSED BY LIGHTENING OR SURGES GENERATED FROM THE POWER COMPANY GRID. A \$275.00 fee per service call is charged to the owner and the service fee will include:** 1. Diagnostic troubleshooting of the electronic gate opener. 2. One hour labor cost (each additional hour at \$75.00 each, including drive time). In the event of a system failure, Mossy Oak Fence, LLC will make every effort to repair the system as quickly and efficiently as possible. Mossy Oak Fence is not responsible for electrical run to the site.
- 20. STAINING.** Pre-stained fences are warrantied for 90 days. Touch-ups are not the responsibility of Mossy Oak Fence. Color variations will vary in between wood species. Fading will occur over time and is expected.
- 21. ATTORNEY'S FEES.** In any action to enforce the terms of this Agreement, or to collect any moneys owed or claimed to be owed to Seller, the prevailing party shall be entitled to recover its expenses, accountancy fees, court costs, and reasonable attorneys' fees from the other party.

SECTION 2

*Item will be
provided under
separate cover.*

SECTION 3

*Item will be
provided under
separate cover.*