

*Gardens at Hammock Beach  
Community Development District*

*Agenda*

*May 13, 2022*

# AGENDA

# ***Gardens at Hammock Beach Community Development District***

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219 East Livingston Street, Orlando, Florida 32801

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

May 13, 2022

**Board of Supervisors  
Gardens at Hammock Beach  
Community Development District**

Dear Board Members:

The meeting of the Board of Supervisors of **Gardens at Hammock Beach Community Development District** will be held **Friday, May 13, 2022 at 12:30 PM at the Hilton Garden Inn Palm Coast/Town Center, 55 Town Center Blvd., Palm Coast, Florida.** Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the July 30, 2021 Board of Supervisors Meeting and Acceptance of Minutes of the July 30, 2021 Audit Committee Meeting
4. Consideration of Resolution 2022-01 Approving the Proposed Fiscal Year 2023 Budget and Setting a Public Hearing
5. Ratification of Funding Requests # 9 – 10 for Fiscal Year 2021 and #1 – 7 for Fiscal Year 2022
6. Staff Reports
  - A. Attorney
  - B. Engineer and Maintenance Report
  - C. District Manager's Report
    - i. Balance Sheet and Income Statement
    - ii. Presentation of Number of Registered Voters - 0
    - iii. Designation of Landowners' Meeting Date
7. Other Business
8. Supervisor's Requests
9. Adjournment

# MINUTES

MINUTES OF MEETING  
GARDENS AT HAMMOCK BEACH  
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Gardens at Hammock Beach Community Development District was held on Friday, July 30, 2021 at 12:00 p.m. at the Hilton Garden Inn Palm Coast, 55 Town Center Boulevard, Palm Coast, Florida.

Present and constituting a quorum were:

Clint Smith	Chairman
David Lusby	Vice Chairman
William Livingston	Assistant Secretary

Also present were:

George Flint	District Manager
Michael Chiumento III	District Counsel
Danielle Ferguson ( <i>via phone</i> )	Palm Coast Intracoastal, LLC

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order at 12:10 p.m. A quorum was present.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There being none, the next item followed.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of the May 21, 2021 Meeting**

There were no corrections.

Mr. Livingston MOVED to approve the Minutes of the May 21, 2021 Meeting and Mr. Lusby seconded the motion.
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Mr. Flint noted the minutes reflected Ms. Ferguson as attending but did not show that she was by phone.

On VOICE VOTE with all in favor the Minutes of the May 21, 2021 Meeting as amended were approved.

**FOURTH ORDER OF BUSINESS****Public Hearing****A. Consideration of Resolution 2021-09 Adopting the Fiscal Year 2022 Budget and Relating to the Annual Appropriations**

Mr. Flint recalled the Board previously approved the Proposed Budget and set today as the public hearing. A copy of the budget was sent to Flagler County as required by Statute and all noticing requirements were met. The Proposed Budget was attached to the resolution as Exhibit A, which would be funded through a Developer Funding Agreement in lieu of imposing assessments. The developer would only be responsible to actual expenses incurred and not budgeted expenses. The main change between next year and the current year was the inclusion of *Dissemination Agent, Arbitrage* and *Trustee Fees* in order to issue bonds. GMS was reducing the *Management Fee* by 50% until bonds were issued. In response to Mr. Livingston's question, Mr. Flint confirmed all line items were under budget.

Mr. Flint opened the public hearing. Since there were no public comments, the public hearing was closed.

On MOTION by Mr. Livingston seconded by Mr. Lusby with all in favor Resolution 2021-09 Adopting the Fiscal Year 2022 Budget and the Annual Appropriations was approved.

**FIFTH ORDER OF BUSINESS****Consideration of Fiscal Year 2022 Funding Agreement**

Mr. Flint presented the Developer Funding Agreement for Fiscal Year 2022. It was the same form of agreement as in the past. The budget would be attached as Exhibit A.

On MOTION by Mr. Smith seconded by Mr. Livingston with all in favor the Fiscal Year 2022 Developer Funding Agreement was approved.

**SIXTH ORDER OF BUSINESS****Review and Acceptance of Fiscal Year 2020  
Audit Report - ADDED**

Mr. Flint presented the Fiscal Year 2020 Audit Report, which was received by management after the agenda package was distributed. The District triggered the requirement for completing an audit and Grau & Associates was engaged. It was a clean audit.

On MOTION by Mr. Smith seconded by Mr. Livingston with all in favor accepting the Fiscal Year 2020 Audit Report and transmitting to the State of Florida was ratified.

Mr. Livingston asked what triggered the audit requirement. Mr. Flint explained a trigger of \$50,000 in expenses required an audit under Chapter 190, Florida Statutes. Management received a phone call from the State.

**SEVENTH ORDER OF BUSINESS****Ratification of Agreement with Grau &  
Associates to Provide Fiscal Year 2020  
Auditing Services**

Mr. Flint noted Grau & Associates was engaged to prepare the audit in a not-to-exceed amount of \$3,200, which was consistent with the fee they proposed for Fiscal Year 2021.

On MOTION by Mr. Lusby seconded by Mr. Smith with all in favor the Agreement with Grau & Associates to provide auditing services for Fiscal Year 2020 in a not-to-exceed amount of \$3,200 was ratified.

**EIGHTH ORDER OF BUSINESS****Acceptance of Audit Committee  
Recommendation and Selection of #1 Ranked  
Firm to Provide Auditing Services for Fiscal  
Year 2021**

Mr. Flint stated at the Audit Committee meeting, held prior to this meeting, Grau & Associates was selected as the number one ranked firm.

On MOTION by Mr. Lusby seconded by Mr. Livingston with all in favor accepting the Audit Committee's recommendation of Grau & Associates as the number one ranked firm to provide auditing services and authorizing the execution of same was approved.

**NINTH ORDER OF BUSINESS****Staff Reports****A. Attorney**

Mr. Chiumento reported on the ongoing litigation. The public hearing was on August 28, 2021. Mr. Livingston asked if the suit would be resolved. Mr. Chiumento hoped the court approved an order. Mr. Livingston asked if it could get extended. Mr. Chiumento anticipated a resolution. There would be a Joint Stipulation between the parties.

**B. Engineer**

There being none, the next item followed.

**C. District Manager's Report****i. Balance Sheet and Income Statement**

Mr. Flint presented the Balance Sheet and Income Statement, which were unaudited through June 30, 2021. No action was required.

**ii. Ratification of Fiscal Year 2021 Funding Requests #7-8**

Mr. Flint presented Funding Requests #7 and #8, which were transmitted to the developer under the Developer Funding Agreement. Funding Request #7 was \$3,880.51 and Funding Request #8 was \$4,030.76.

On MOTION by Mr. Livingston seconded by Mr. Smith with all in favor Funding Requests #7 and #8 for Fiscal Year 2021 were ratified.

**iii. Approval of Fiscal Year 2022 Meeting Schedule**

Mr. Flint presented the Fiscal Year 2021 meeting schedule, which the District was required to approve each year. The District was meeting on an as needed basis.

On MOTION by Mr. Smith seconded by Mr. Livingston with all in favor the meeting schedule for Fiscal Year 2021 as stated was approved.

Mr. Livingston noted no meetings were scheduled until the next budget. Mr. Flint confirmed the next meeting would be in April or May to approve the Proposed Budget and in



August or September to adopt the budget. Mr. Livingston would be in Florida until September 13<sup>th</sup> or 14<sup>th</sup>. Mr. Flint would try to schedule the public hearing for early September.

**TENTH ORDER OF BUSINESS**

**Other Business**

There being none, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

**Supervisor's Request**

There being none, the next item followed.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor the meeting was adjourned.
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Secretary / Assistant Secretary

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Chairman / Vice Chairman

the 1990s, the number of people in the UK who are aged 65 and over has increased by 1.5 million (1990–1999).

There is a growing awareness of the need to improve the health of older people, and the need to ensure that the health care system is able to meet the needs of this population. The Department of Health (1999) has set out a strategy for improving the health of older people, and the Health of the Nation Review (1999) has set out a number of recommendations for improving the health of older people. The Health of the Nation Review (1999) has also set out a number of recommendations for improving the health of older people.

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MINUTES OF MEETING  
GARDENS AT HAMMOCK BEACH  
COMMUNITY DEVELOPMENT DISTRICT

The Audit Committee meeting of the Board of Supervisors of the Gardens at Hammock Beach Community Development District was held on Friday, July 30, 2021 at 12:00 p.m. at Hilton Garden Inn Palm Coast, 55 Town Center Boulevard, Palm Coast, Florida.

Present were:

David Lusby  
Clint Smith  
William Livingston  
George Flint

*The following is a summary of the discussions and actions taken at the July 30, 2021 Gardens at Hammock Beach Community Development District's Audit Committee Meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order at 12:00 p.m. All Committee Members were present.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There being none, the next item followed.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of May 21, 2021 Meeting**

On MOTION by Mr. Livingston seconded by Mr. Lusby with all in favor the Minutes of the May 21, 2021 Meeting were approved.
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**FOURTH ORDER OF BUSINESS**

**Tally of Audit Committee Members  
Rankings and Selection of an Auditor**

Mr. Flint noted at the last Audit Committee Meeting, the Board approved the form of the Request for Proposals (RFP) and selection criteria. The RFP was noticed in the newspaper and provided to firms that typically provided auditing services. Responses were received from Grau & Associates (Grau) and Berger, Toombs, Elam, Gaines & Frank (Berger, Toombs). A Ranking

Sheet was provided to the Board reflecting the criteria approved by the Board and the responses. The criteria included the ability of personnel, experience, understand of the scope, ability to provide services and price. Each were 20 points. The firms were asked to provide five years of pricing. Berger, Toombs price was \$500 less over five years; however, Mr. Flint was concerned about their ability to provide services as they struggled to complete audits for a number of Districts this past cycle.

Mr. Smith ranked Grau number one with 99 points and Berger, Toombs number two with 96 points. Mr. Lusby was more confident with Grau because Grau was the auditor on the CDD Boards he served on. Mr. Livingston was not familiar with either company. He originally ranked Berger, Toombs as number one and Grau number two, but after reviewing the proposals, Mr. Livingston ranked Grau number one and Berger, Toombs number two, due to their rapport and experience. Mr. Livingston questioned the purpose of the audit. Mr. Flint explained the reason the District received notice that they were required to have an audit this year. In prior years, an Annual Financial Report was filed.

On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor approving Mr. Smith's ranking of Grau & Associates as the number one ranked firm to provide auditing services and Berger, Toombs, Elam, Gaines & Frank number two was approved.
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Mr. Livingston asked if the audit was for next fiscal year. Mr. Flint stated it would be for the current fiscal year, which ends on September 30<sup>th</sup>.

## **FIFTH ORDER OF BUSINESS**

## **Adjournment**

On MOTION by Mr. Smith seconded by Mr. Livingston with all in favor the Audit Committee meeting was adjourned.
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## SECTION IV

## RESOLUTION 2022-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2022/2023 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 Gardens at Hammock Beach Community Development District (**“District”**) prior to June 15, 2022, a proposed budget (**“Proposed Budget”**) for the fiscal year beginning October 1, 2022 and ending September 30, 2023 (**“Fiscal Year 2022/2023”**); 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 GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT:**

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2022/2023 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: July 15, 2022

HOURL: 12:30 P.M.

LOCATION: Hilton Garden Inn Palm Coast/Town Center  
55 Town Center, Blvd  
Palm Coast, Florida

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 Flagler 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 13<sup>th</sup> DAY OF MAY, 2022.**

ATTEST:

**GARDENS AT HAMMOCK BEACH  
COMMUNITY DEVELOPMENT  
DISTRICT**

\_\_\_\_\_  
Secretary

By: \_\_\_\_\_  
Its: \_\_\_\_\_

***Gardens at Hammock Beach***  
***Community Development District***

***Proposed Budget***  
***FY 2023***





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<b>1</b>	<u>General Fund</u>
<b>2-5</b>	<u>General Fund Narrative</u>

# Gardens at Hammock Beach

## Community Development District

### Proposed Budget

### General Fund

Description	Adopted Budget FY2022	Actuals Thru 3/31/22	Projected Next 6 Months	Total Thru 9/30/22	Proposed Budget FY2023
<b><u>Revenues</u></b>					
Developer Contributions	\$ 77,251	\$ 17,938	\$ 21,778	\$ 39,716	\$ 80,048
<b>Total Revenues</b>	<b>\$ 77,251</b>	<b>\$ 17,938</b>	<b>\$ 21,778</b>	<b>\$ 39,716</b>	<b>\$ 80,048</b>
<b><u>Expenditures</u></b>					
<b><u>General &amp; Administrative</u></b>					
Supervisor Fees	\$ 7,200	\$ -	\$ 3,600	\$ 3,600	\$ 7,200
FICA Expense	\$ 551	\$ -	\$ 275	\$ 275	\$ 551
Engineering	\$ 5,000	\$ -	\$ 2,500	\$ 2,500	\$ 5,000
Attorney	\$ 5,000	\$ -	\$ 2,500	\$ 2,500	\$ 5,000
Dissemination	\$ 3,500	\$ -	\$ -	\$ -	\$ 3,500
Arbitrage	\$ 450	\$ -	\$ -	\$ -	\$ 450
Trustee Fees	\$ 4,050	\$ -	\$ -	\$ -	\$ 4,050
Annual Audit	\$ 3,000	\$ 3,200	\$ -	\$ 3,200	\$ 3,300
Management Fees	\$ 35,000	\$ 8,750	\$ 8,750	\$ 17,500	\$ 36,750
Information Technology	\$ 600	\$ 300	\$ 300	\$ 600	\$ 750
Website Maintenance	\$ 400	\$ 200	\$ 200	\$ 400	\$ 500
Telephone	\$ 100	\$ -	\$ 50	\$ 50	\$ 100
Postage	\$ 750	\$ 28	\$ 375	\$ 403	\$ 750
Insurance	\$ 5,500	\$ 5,175	\$ -	\$ 5,175	\$ 5,822
Printing & Binding	\$ 500	\$ -	\$ 250	\$ 250	\$ 500
Legal Advertising	\$ 5,000	\$ -	\$ 2,500	\$ 2,500	\$ 5,000
Other Current Charges	\$ 350	\$ 350	\$ 175	\$ 525	\$ 525
Office Supplies	\$ 125	\$ 0	\$ 63	\$ 63	\$ 125
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
<b>Total Expenditures</b>	<b>\$ 77,251</b>	<b>\$ 18,178</b>	<b>\$ 21,538</b>	<b>\$ 39,716</b>	<b>\$ 80,048</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ -</b>	<b>\$ (240)</b>	<b>\$ 240</b>	<b>\$ -</b>	<b>\$ -</b>

**Gardens at Hammock Beach**  
**Community Development District**  
**GENERAL FUND BUDGET**

**REVENUES:**

*Developer Contributions*

The District will enter into a Funding Agreement with the Developer to fund the General Fund expenditures for the Fiscal Year.

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**EXPENDITURES:**

**General & Administrative:**

*Supervisors Fees*

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each supervisor for the time devoted to District business and meetings. The amount is based on 3 supervisors attending 12 meetings during the fiscal year.

*FICA Expense*

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisor checks.

*Engineering*

The District's engineer provides general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc. The District has contracted with Parker, Mynchenberg & Associates, Inc. for this service.

*Attorney*

The District's legal counsel provides general legal services to the District, e.g. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc. as directed by the Board of Supervisors and the District Manager. The District has contract with Chiumento, Dwyer, Hertel, Grant, P.L. for this service.

**Gardens at Hammock Beach**  
**Community Development District**  
**GENERAL FUND BUDGET**

*Dissemination*

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues. Governmental Management Services – Central Florida, LLC provides these services.

*Arbitrage*

The District will contract with AMTEC, an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on any future bond issuance.

*Trustee Fees*

The District will pay annual trustee fees for any future bond issuance that are deposited with a Trustee at US Bank, N.A.

*Annual Audit*

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. Grau & Associates will provide this services.

*Management Fees*

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reporting, etc.

*Information Technology*

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc. Governmental Management Services – Central Florida, LLC provides these services.

**Gardens at Hammock Beach**  
**Community Development District**  
**GENERAL FUND BUDGET**

*Website Maintenance*

Represents the costs 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. Governmental Management Services – Central Florida, LLC provides these services.

*Telephone*

Telephone and fax machine.

*Postage*

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

*Insurance*

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

*Printing & Binding*

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

*Legal Advertising*

The District is required to advertise various notices for Board meetings, public hearings, etc in a newspaper of general circulation.

*Other Current Charges*

Bank charges and any other miscellaneous expenses incurred during the fiscal year.

**Gardens at Hammock Beach**  
**Community Development District**  
**GENERAL FUND BUDGET**

*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. Governmental Management Services – Central Florida, LLC provides these services.

*Dues, Licenses & Subscriptions*

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

## SECTION V

# Gardens At Hammock Beach

Community Development District

Funding Request FY21 - #9

August 11, 2021

Payee		General Fund FY2021
1	<b>FedEx</b> Inv# 7-456-63285 - Deliveries	\$ 168.40
2	<b>Governmental Management Services-CF, LLC</b> Inv# 92 - Management Fees - August 2021	\$ 1,603.01
3	<b>Grau and Associates</b> Inv# 21567 - FY2020 Auditing Services	\$ 2,200.00
4	<b>Parker, Mynchenberg, &amp; Associates</b> Inv# 21-319 - Engineering Services March 2021	\$ 100.00
	Inv# 21-537 - Engineering Services May 2021	\$ 100.00
5	<b>Supervisor Fees</b> <b>July 30, 2021</b> William Livingston	\$ 215.30
	Clint Smith	\$ 215.30
	David Lusby	\$ 215.30
		<b>\$ 4,817.31</b>

**Total: \$ 4,817.31**

Please make check payable to:

**Gardens at Hammock Beach CDD**

6200 Lee Vista Boulevard, Suite 300

Orlando, FL 32822





Invoice Number	Invoice Date	Account Number
7-456-63285	Aug 02, 2021	XXXX-X299-2

Page  
1 of 2

**Billing Address:**

GARDENS AT HAMMOCK BEACH CDD  
1408 HAMLIN AVE UNIT E  
UNIT E  
SAINT CLOUD FL 34771-8588

**Shipping Address:**

GARDENS AT HAMMOCK BEACH CDD  
1408 HAMLIN AVE UNIT E  
SAINT CLOUD FL 34771-8588

**Invoice Questions?****Contact FedEx Revenue Services**

Phone: 800.622.1147

M-F 7 AM to 8 PM CST  
Sa 7 AM to 6 PM CST

Internet: fedex.com

**Invoice Summary****FedEx Express Services**

Total Charges USD \$168.40

**TOTAL THIS INVOICE USD \$168.40**

Other discounts may apply.

To pay your FedEx invoice, please go to [www.fedex.com/payment](http://www.fedex.com/payment). Thank you for using FedEx.

*Payments not received by Aug 17, 2021 are subject to a late fee.*



RECEIVED

AUG 03 2021

Detailed descriptions of surcharges can be located at [fedex.com](http://fedex.com)

Invoice Number	Invoice Amount	Account Number
7-456-63285	USD \$168.40	XXXX-X299-2

**Remittance Advice**

**Your payment is due by Aug 17, 2021**

*Payments not received by this date are subject to a late fee.*

GARDENS AT HAMMOCK BEACH CDD  
1408 HAMLIN AVE UNIT E  
UNIT E  
SAINT CLOUD FL 34771-8588



FedEx  
P.O. Box 660481  
DALLAS TX 75266-0481

**Invoice Number**

7-456-63285

**Invoice Date**

Aug 02, 2021

**Account Number**

XXXX-X299-2

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2 of 2

**FedEx Express Shipment Summary By Payor Type****FedEx Express Shipments (Original)**

Payor Type	Shipments	Rated Weight lbs	Transportation Charges	Special Handling Charges	Ret Chg/Tax Credits/Other	Discounts	Total Charges
Third Party	4	8.0	123.92	44.48			168.40
<b>Total FedEx Express</b>	<b>4</b>	<b>8.0</b>	<b>\$123.92</b>	<b>\$44.48</b>			<b>\$168.40</b>

**TOTAL THIS INVOICE****USD****\$168.40****FedEx® Billing Online**

FedEx Billing Online allows you to efficiently manage and pay your FedEx invoices online. It's free, easy and secure. FedEx Billing Online helps you streamline your billing process. With all your FedEx shipping information available in one secure online location, you never have to worry about misplacing a paper invoice or sifting through reams of paper to find information for past shipments. Go to [fedex.com](http://fedex.com) to sign up today!

1001 Bradford Way  
Kingston, TN 37763

**Invoice #:** 92  
**Invoice Date:** 8/1/21  
**Due Date:** 8/1/21  
**Case:**  
**P.O. Number:**

Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Management Fees - August 2021		1,458.33	1,458.33
Information Technology - August 2021		83.33	83.33
Office Supplies		15.15	15.15
Postage		2.55	2.55
Copies		43.65	43.65

RECEIVED AUG 10 2021

<b>Total</b>	<b>\$1,603.01</b>
<b>Payments/Credits</b>	<b>\$0.00</b>
<b>Balance Due</b>	<b>\$1,603.01</b>

# Grau and Associates

951 W. Yamato Road, Suite 280  
Boca Raton, FL 33431-  
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Gardens at Hammock Beach Community Development District  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822*

Invoice No. 21567  
Date 08/03/2021

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SERVICE	AMOUNT
Audit FYE 09/30/2020	\$ <u>2,200.00</u>
Current Amount Due	\$ <u>2,200.00</u>

RECEIVED

AUG 03 2021

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.

PARKER MYNCHENBERG & ASSOCIATES, INC.  
1729 RIDGEWOOD AVENUE  
HOLLY HILL, FL 32117  
(386) 677-6891  
FAX: (386) 677-2114

# INVOICE

INVOICE NO: 21-319

DATE: 4/15/2021

Bill To Gardens at Hammock Beach CDD  
600 Lee Vista Blvd Suite 300  
Orlando, FL 32822

11

31-513-311

P.O.	RE: GENERAL FUND_GARDENS AT HAMMOCK BEACH CDD	TERMS
		Net 30

	DESCRIPTION	AMOUNT
	Billing Period 3-1-2021 to 3-31-2021	
1	Professional Engineering Services - 0.5 Hours @ \$200 / Hour Conference Call - March 21	100.00
		RECEIVED AUG 05 2021

THANK YOU FOR YOUR BUSINESS!

Total

\$100.00

Make all checks payable to: Parker Mynchenberg & Associates, Inc.  
If you have any questions concerning this invoice call us: (386) 677-6891

PARKER MYNCHENBERG & ASSOCIATES, INC.  
1729 RIDGEWOOD AVENUE  
HOLLY HILL, FL 32117  
(386) 677-6891  
FAX: (386) 677-2114


# INVOICE

INVOICE NO: 21-537  
DATE: 6/29/2021

Bill To Gardens at Hammock Beach CDD  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822

11  
31-513-311

P.O.	RE: GENERAL FUND_GARDENS AT HAMMOCK BEACH CDD	TERMS
		Net 30

	DESCRIPTION	AMOUNT
1	Billing Period 5-1-2021 to 5-31-2021 Professional Engineering Services - May/21	100.00
		

THANK YOU FOR YOUR BUSINESS!

**Total** \$100.00

Make all checks payable to: Parker Mynchenberg & Associates, Inc.  
If you have any questions concerning this invoice call us: (386) 677-6891

**Attendance Confirmation**  
**for**  
**BOARD OF SUPERVISORS**

---

**District Name:** Gardens at Hammock Beach CDD

**Board Meeting Date:** July 30, 2021

	<i>Name</i>	<i>In Attendance</i> <i>Please</i> ✓	<i>Fee Involved</i> <i>Yes / No</i>
1	William Livingston	✓	Yes (\$200)
2	Clint Smith	✓	Yes (\$200)
3	David Lusby	✓	Yes (\$200)
4			(      )
5			(      )

**The supervisors present at the above referenced meeting should be compensated accordingly.**

**Approved for Payment:**

  
**District Manager Signature**

7/30/21  
**Date**

**\*\*RETURN SIGNED DOCUMENT TO District Accountant\***

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 50% of public sector employees being women in 1995.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of women in the workforce. Another reason is that the public sector has a high proportion of women in the senior management positions. A third reason is that the public sector has a high proportion of women in the lower paid jobs.

The public sector has also become an important employer of women because it has a high proportion of women in the senior management positions. This is because the public sector has a high proportion of women in the senior management positions. This is because the public sector has a high proportion of women in the senior management positions.

The public sector has also become an important employer of women because it has a high proportion of women in the lower paid jobs. This is because the public sector has a high proportion of women in the lower paid jobs. This is because the public sector has a high proportion of women in the lower paid jobs.

The public sector has also become an important employer of women because it has a high proportion of women in the senior management positions. This is because the public sector has a high proportion of women in the senior management positions. This is because the public sector has a high proportion of women in the senior management positions.

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# Gardens At Hammock Beach

Community Development District

Funding Request FY21 - #10  
September 14, 2021

Payee		General Fund FY2021	General Fund FY2022
1	<b>Daytona News Journal</b> Inv# 0003988437 - Notice of Meeting - 07/7/21	\$ 624.28	
2	<b>Chiumento, Dwyer, Hertel, Grant</b> Inv# 11555 - General Counsel - August 2021	\$ 525.00	
3	<b>Egis Insurance Advisors, LLC</b> Inv# 14303 - FY22 10/1/21-10/1/22		\$ 5,175.00
4	<b>Governmental Management Services-CF, LLC</b> Inv# 93 - Management Fees - September 2021	\$ 1,564.51	
		<b>\$ 2,713.79</b>	<b>\$ 5,175.00</b>

**Total: \$ 7,888.79**

Please make check payable to:

**Gardens at Hammock Beach CDD**  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822



The Daytona Beach News-Journal  
Daytona Pennysaver

ACCOUNT NAME

Gardens At Hammock Beach

ACCOUNT #

464679

PAGE #

1 of 1

INVOICE #

0003988437

BILLING PERIOD

Jul 1- Jul 31, 2021

PAYMENT DUE DATE

August 20, 2021

PREPAY  
(Memo Info)

\$0.00

UNAPPLIED  
(included in amt due)

\$0.00

TOTAL AMOUNT DUE

\$624.28

BILLING ACCOUNT NAME AND ADDRESS

GARDENS AT HAMMOCK BEACH  
219 E LIVINGSTON ST  
ORLANDO, FL 32801-1508



BILLING INQUIRIES/ADDRESS CHANGES

1-877-736-7612 or smb@ccc.gannett.com

FEDERAL ID

47-2390983

Legal Entity: Gannett Media Corp.

**Terms and Conditions:** Past due accounts are subject to interest at the rate of 18% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or paid must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited.

All funds payable in US dollars.

000046467900000000000000039884370006242867240

Contact [abgspecial@gannett.com](mailto:abgspecial@gannett.com) to sign-up for the convenience of having your invoice e-mailed to you. Once signed up you can also enjoy the convenience of making online payments. Previous account number reference if needed: **DBN\_1008098**.

Date	Description	Amount
7/1/21	Balance Forward	\$40.65
7/6/21	Reverse Finance Charge	-\$9.89
7/16/21	PAYMENT - THANK YOU	-\$30.76

**Package Advertising:**

Start-End Date	Order Number	Description	PO Number	Package Cost
7/7/21	6022274	ORDER 6022274 - Annual Audit Services		\$31.68
7/7/21-7/14/21	6024663	4389gh3		\$592.60

RECEIVED

SEP 08 2021

RECEIVED  
AUG 23 2021

BY: \_\_\_\_\_

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT



The Daytona Beach News-Journal  
Daytona Pennysaver

<p>ACCOUNT NAME</p> <p>Gardens At Hammock Beach</p>		<p>PAYMENT DUE DATE</p> <p>August 20, 2021</p>		<p>AMOUNT PAID</p>	
<p>ACCOUNT NUMBER</p> <p>464679</p>		<p>INVOICE NUMBER</p> <p>0003988437</p>			
<p>CURRENT DUE</p> <p>\$624.28</p>	<p>30 DAYS PAST DUE</p> <p>\$0.00</p>	<p>60 DAYS PAST DUE</p> <p>\$0.00</p>	<p>90 DAYS PAST DUE</p> <p>\$0.00</p>	<p>120+ DAYS PAST DUE</p> <p>\$0.00</p>	<p>UNAPPLIED PAYMENTS</p> <p>\$0.00</p>
					<p>TOTAL AMOUNT DUE</p> <p>\$624.28</p>
<p>REMITTANCE ADDRESS (Include Account# &amp; Invoice# on check)</p> <p>Daytona Beach News-Journal P.O. Box 630476 Cincinnati, OH 45263-0476</p>			<p>TO PAY WITH CREDIT CARD PLEASE FILL OUT BELOW:</p> <p><input type="checkbox"/> VISA <input type="checkbox"/> MASTERCARD <input type="checkbox"/> DISCOVER <input type="checkbox"/> AMEX</p> <p>Card Number _____</p> <p>Exp Date ____/____/____ CVV Code _____</p> <p>Signature _____ Date _____</p>		

000046467900000000000000039884370006242867240

**PROOF OF PUBLICATION**

Lauren Vanderveer  
Gardens At Hammock Beach  
219 E Livingston ST  
Orlando FL 32801-1508

STATE OF FLORIDA, COUNTY OF VOLUSIA

Before the undersigned authority personally appeared, who, on oath says that he/she is LEGAL COORDINATOR of The Flagler/Palm Coast NEWS-TRIBUNE, a weekly newspaper, published in Flagler County, Florida; that the attached copy of advertisement, being a Public Notices in the Court, was published in said newspaper in the issues

07/07/2021

Affiant further says that The Flagler/Palm Coast News-Tribune is a newspaper published in said Flagler County, Florida, and that the said newspaper has heretofore been continuously published in said Flagler County, Florida each Wednesday and has been entered as second-class mail matter at the post office in said Flagler Beach, in said Flagler County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper. Subscribed and sworn to before on 07/07/2021

Legal Clerk

Notary, State of WI, County of Brown

My commission expires

Publication Cost: \$31.68

Order No: 6022274

Customer No: 464679

# of Copies:  
1

PO #:

**THIS IS NOT AN INVOICE!**

*Please do not use this form for payment remittance.*

VICKY FELTY  
Notary Public  
State of Wisconsin

**GARDENS AT HAMMOCK  
BEACH COMMUNITY  
DEVELOPMENT DISTRICT  
REQUEST FOR PROPOSALS  
FOR ANNUAL AUDIT SERVICES**

The Gardens of Hammock Beach Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the Fiscal Year ending September 30, 2021, with an option for four additional annual renewals. The District is a local unit of special-purpose government created under Chapter 190, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Flagler County and has a general administrative operating fund and a debt service fund.

The Auditing entity submitting a proposal must be duly licensed under Chapter 173, Florida Statutes and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number listed below.

Proposers must provide seven (7) copies and one (1) electronic copy of their proposal to GMS - CF, LLC, District Manager, 219 East Livingston Street, Orlando, FL 32801, telephone (407) 841-5524, in an envelope marked on the outside "Auditing Services - Gardens at Hammock Beach Community Development District." Proposals must be received by Wednesday, July 21, 2021, 2:00 P.M., at the office of the District Manager. Please direct all questions regarding this Notice to the District Manager.

George Flint  
Governmental Management Services -  
Central Florida, LLC  
District Manager

July 7, 2021 (6022274)

THE DAYTONA BEACH  
**NEWS-JOURNAL** P.O. Box 630476, Cincinnati, OH 45263-0476

**PROOF OF PUBLICATION**


Lauren Vanderveer  
Gardens At Hammock Beach  
219 E Livingston ST  
Orlando FL 32801-1508

STATE OF FLORIDA, COUNTY OF VOLUSIA

Before the undersigned authority personally appeared,  
who, on oath says that he/she is LEGAL COORDINATOR of  
The News-Journal, a daily and Sunday newspaper,  
published at Daytona Beach in Volusia County, Florida; that  
the attached copy of advertisement, being a Public Notices in  
the Circuit Court, was published in said newspaper in the  
issues

07/07/2021, 07/14/2021

Affiant further says that The News-Journal is a newspaper  
published at Daytona Beach, in said Volusia County, Florida,  
and that the said newspaper has heretofore been  
continuously published in said Volusia County, Florida each  
day and Sunday and has been entered as second-class mail  
matter at the post office in Daytona Beach, in said Volusia  
County, Florida, for a period of one year next preceding the  
first publication of the attached copy of advertisement; and  
affiant further says that he has neither paid nor promised  
any person, firm or corporation any discount, rebate,  
commission or refund for the purpose of securing this  
advertisement for publication in the said newspaper.  
Subscribed and sworn to before on 07/14/2021

  
Legal Clerk

  
Notary, State of WI, County of Brown

1-7-25

My commission expires

Publication Cost: \$592.60

Order No: 6024663

Customer No: 464679

PO #: 4389gh3

# of Copies:

1

**THIS IS NOT AN INVOICE!**

*Please do not use this form for payment remittance.*

GARDENS AT HAMMOCK BEACH  
COMMUNITY DEVELOPMENT  
DISTRICT

NOTICE OF PUBLIC HEARING TO  
CONSIDER THE ADOPTION OF THE  
FISCAL YEAR 2021/2022 BUDGET; AND  
NOTICE OF REGULAR BOARD OF  
SUPERVISORS' MEETING; AND  
NOTICE OF AUDIT COMMITTEE  
MEETING.

The Board of Supervisors ("Board") of  
the Gardens of Hammock Beach Commu-  
nity Development District ("District") will  
hold a public hearing on July 30, 2021 at  
12:00 p.m. at Hilton Garden Inn Palm  
Coast Town Center, 55 Town Center Blvd,  
Palm Coast, Florida 32164, for the purpose  
of hearing comments and objections on  
the adoption of the proposed budget  
("Proposed Budget") of the District for  
the fiscal year beginning October 1, 2021  
and ending September 30, 2022 ("Fiscal  
Year 2021/2022"). An Audit Committee  
meeting and regular board meeting of the  
District will also be held at that time  
where the Board may consider any other  
business that may properly come before  
it. A copy of the agenda and Proposed  
Budget may be obtained at the offices of  
the District Manager, 219 E. Livingston  
Street, Orlando, Florida 32801, (407) 941-  
5824 ("District Manager's Office"), during  
normal business hours, or by visiting the  
District's website at  
[www.gardensofhammockbeachadd.com](http://www.gardensofhammockbeachadd.com).  
The public hearing and meeting are open  
to the public and will be conducted in  
accordance with the provisions of Florida  
law. The public hearing and meeting may  
be continued to a date, time, and place to  
be specified on the record at the meeting.  
There may be occasions when Board  
Supervisors or District Staff may partici-  
pate by speaker telephone. Any person  
requiring special accommodations at this  
meeting because of a disability or physical  
impairment should contact the District  
Manager's Office at least forty-eight (48)  
hours prior to the meeting. If you are  
hearing or speech impaired, please  
contact the Florida Relay Service by dial-  
ing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-  
8770 (Voice), for aid in contacting the  
District Manager's Office. Each person  
who decides to appeal any decision made  
by the Board with respect to any matter  
considered at the public hearing or meet-  
ing is advised that person will need a  
record of proceedings and that accord-  
ingly, 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 Flint District Manager  
LH5024663 7/7, 7/14/2021 21

KATHLEEN ALLEN  
Notary Public  
State of Wisconsin

10

31-513-315

PREP/ATTENDED BOS MTG

Bill to:

**Gardens at Hammock Beach Community Development District (CDD)**

c/o Governmental Management Services - Central FL  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**INVOICE**

To July 31, 2021

Invoice Date August 17, 2021  
Invoice Number 11555  
Due Date Due Upon Receipt

[Invoices@gmscfl.com](mailto:Invoices@gmscfl.com)

**Gardens at Hammock Beach CDD-General Representation 190581**

RECEIVED

AUG 17 2021

**Account Summary**

Previous Balance	\$1,102.50
Payments Received	(\$1,102.50)
Outstanding Balance	\$0.00
Current Invoice	\$525.00
<b>Gardens at Hammock Beach CDD-General Representation - Prepaid Balance</b>	<b>\$0.00</b>

**Total Due \$525.00**

**Payment Transactions**

Date	Type	Invoice #	Description	Amount
5/6/2021	Check	10043	Ck #000209;05062021.1 Ck	\$595.00
3/22/2021	Check	9900	Ck #000206;03222021.1Ck	\$507.50

**Fee Detail**

Date		Description	Hours	Rate	Total
7/14/2021	CM	Received and reviewed audit request letter from Grau & Associates; Prepared response and forwarded to them.	0.50	\$140.00/hr	\$70.00
7/30/2021	MC	Prepared for and attended Board of Supervisor's Meeting.	1.30	\$350.00/hr	\$455.00
			<b>Hours Total</b>	<b>1.80</b>	
				<b>Fee Total</b>	<b>\$525.00</b>

**Expense Detail**

Date	Description	Quantity	Rate	Total
<i>No expenses have been charged for this invoice.</i>				
				<b>Expenses Total</b>
				<b>\$0.00</b>

Fees	\$525.00
Expense	\$0.00
<b>Current Due</b>	<b>\$525.00</b>
Outstanding Balance	\$0.00
<b>Total Due</b>	<b>\$525.00</b>

**Timekeeper Summary**

Timekeeper	Hours
Caroline Mcneil	0.50
Michael Chiumento III	1.30
<b>Total Hours</b>	<b>1.80</b>



# INVOICE

Gardens at Hammock Community Development District  
c/o Government Management Services, LLC  
219 E Livingston St  
Orlando, FL 32801

8  
300-155-100

Customer	Gardens at Hammock Community Development District
Acct #	261
Date	09/10/2021
Customer Service	Kristina Rudez
Page	1 of 1

Payment Information	
Invoice Summary	\$ 5,175.00
Payment Amount	
Payment for:	Invoice#14303
100121488	

Thank You

Please detach and return with payment



Customer: Gardens at Hammock Community Development District

Invoice	Effective	Transaction	Description	Amount
14303	10/01/2021	Renew policy	Policy #100121488 10/01/2021-10/01/2022 Florida Insurance Alliance  POL,EPLI,EBL,Herb & Pest - Renew policy Due Date: 9/10/2021	5,175.00

RECEIVED

Total

\$ 5,175.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:

Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

Remit Payment To: Egis Insurance Advisors, LLC

Lockbox 234021 PO Box 84021  
Chicago, IL 60689-4002

(321)233-9939

sclimer@egisadvisors.com

Date

09/10/2021

**GMS-Central Florida, LLC**

1001 Bradford Way  
Kingston, TN 37763

**Invoice****Invoice #:** 93**Invoice Date:** 9/1/21**Due Date:** 9/1/21**Case:****P.O. Number:****Bill To:**

Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801

3

Description	Hours/Qty	Rate	Amount
Management Fees - September 2021	31-513-34	1,458.33	1,458.33
Information Technology - September 2021	351	83.33	83.33
Office Supplies	51	0.06	0.06
Postage	42	22.79	22.79
<div>RECEIVED</div>			
<b>Total</b>			<b>\$1,564.51</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$1,564.51</b>



the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1998 (Department of Health 1999). The number of people in the public sector who are employed in health care has increased by 1.2 million, from 1.3 million in 1980 to 2.5 million in 1998 (Department of Health 1999).

There is a growing emphasis on the need to improve the quality of health care, and this has led to a number of initiatives to improve the quality of health care. The Department of Health has set up a number of committees to monitor the quality of health care, and has introduced a number of measures to improve the quality of health care. The National Patient Safety Agency (NPSA) was set up in 1999 to monitor and improve the quality of health care. The NPSA has a number of committees, including the National Patient Safety Council (NPSAC), the National Patient Safety Forum (NPSAF), and the National Patient Safety Institute (NPSAI).

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# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #1  
October 27, 2021

Payee		General Fund FY2022
1	<b>Department of Economic Opportunity</b> Inv# 85084 - Special District Fee FY22	\$ 175.00
2	<b>Governmental Management Services-CF, LLC</b> Inv# 94 - Management Fees - Oct 2021	\$ 1,970.11
		<b>\$ 2,145.11</b>
		<b>Total: \$ 2,145.11</b>

Please make check payable to:

**Gardens at Hammock Beach CDD**  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

**Florida Department of Economic Opportunity, Special District Accountability Program**  
**FY 2021/2022 Special District Fee Invoice and Update Form**

Required by Sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Invoice No.: 85084			Date Invoiced: 10/01/21
Annual Fee: \$175.00	Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/02/2021: \$175.00

**STEP 1:** Review the following information, make changes directly on the form, and sign and date:

**I. Special District's Name, Registered Agent's Name, and Registered Office Address:**



**Gardens at Hammock Beach Community Development District**  
**Mr. George S. Flint**  
 Governmental Management Services - Central Florida, LLC  
 219 East Livingston Street  
 Orlando, FL 32801

2. Telephone: (407) 841-5524  
 3. Fax: (407) 839-1526  
 4. Email: gflint@gmscfl.com  
 5. Status: Independent  
 6. Governing Body: Elected  
 7. Website Address: www.GardensAtHammockBeachCDD.com  
 8. County(ies): Flagler  
 9. Function(s): Community Development  
 10. Boundary Map on File: 02/12/2007  
 11. Creation Document on File: 02/12/2007  
 12. Date Established: 10/09/2006  
 13. Creation Method: Local Ordinance  
 14. Local Governing Authority: Flagler County  
 15. Creation Document(s): County Ordinance 2006-21  
 16. Statutory Authority: Chapter 190, Florida Statutes  
 17. Authority to Issue Bonds: Yes  
 18. Revenue Source(s): Assessments  
 19. Most Recent Update: 10/05/2020

9  
31-513-54

**RECEIVED**

do hereby certify that the information above (changes noted if necessary) is accurate and complete as of this date.

Registered Agent's Signature: [Signature] Date: 10/17/21

**STEP 2:** Pay the annual fee or certify eligibility for the zero fee:

a. **Pay the Annual Fee:** Pay the annual fee online by following the instructions at [www.Floridajobs.org/SpecialDistrictFee](http://www.Floridajobs.org/SpecialDistrictFee) or by check payable to the Department of Economic Opportunity.

b. **Or, Certify Eligibility for the Zero Fee:** By initialing each of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **ALL** of the following statements contained herein and on any attachments hereto are true, correct, complete, and made in good faith as of this date. I understand that any information I give may be verified.

1. ☐ This special district and its Certified Public Accountant determined the special district is not a component unit of a local general-purpose government.
2. ☐ This special district is in compliance with the reporting requirements of the Department of Financial Services.
3. ☐ This special district reported \$3,000 or less in annual revenues to the Department of Financial Services on its Fiscal Year 2019/2020 Annual Financial Report (If created since then, attach an income statement verifying \$3,000 or less in revenues).

Department Use Only: Approved: ☐ Denied: ☐ Reason: \_\_\_\_\_

**STEP 3:** Make a copy of this form for your records.

**STEP 4:** Mail this form and payment (if paying by check) to the Department of Economic Opportunity, Bureau of Budget Management, 107 E. Madison Street, MSC 120, Tallahassee, FL 32399-4124. Direct any questions to (850) 717-8430.

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

# Invoice

**Bill To:**

Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801

Invoice #: 94

Invoice Date: 10/1/21

Due Date: 10/1/21

Case:

P.O. Number:

3

Description	Hours/Qty	Rate	Amount
Management Fees - October 2021	31-513-34	1,458.33	1,458.33
Website Administration - October 2021	342	33.33	33.33
Information Technology - October 2021	351	50.00	50.00
Dissemination Agent Services - October 2021	510 313	291.67	291.67
Office Supplies	510	0.21	0.21
Postage	42	26.57	26.57
Hilton Garden Inn	49	110.00	110.00

RECEIVED

**Total** \$1,970.11

**Payments/Credits** \$0.00

**Balance Due** \$1,970.11

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million (1990-1999).

There is a growing emphasis on the importance of the public sector in the UK, and the need to ensure that it is able to deliver the services that are required by the population. This has led to a number of initiatives to improve the efficiency and effectiveness of the public sector, including the introduction of the Public Finance Review (PFR) in 1999. The PFR was a major initiative to review the public sector's finances and to identify areas for improvement. It was led by the then Secretary of State for the Environment, Transport and the Regions, Peter Mandelson.

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# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #2  
November 16, 2021

Payee		General Fund FY2021	General Fund FY2022
1	<b>Daytona News Journal</b> Inv# 0004101903 - Notice of Meeting - 9/29/21	\$ 32.60	
2	<b>Governmental Management Services-CF, LLC</b> Inv# 95 - Management Fees - November 2021		\$ 1,833.51
		\$ 32.60	\$ 1,833.51

**Total: \$ 1,866.11**


Please make check payable to:

**Gardens at Hammock Beach CDD**  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

# LOCALiQ

The Daytona Beach News-Journal  
Daytona Pennysaver

Put in HK  
Paid ✓

Gardens At Hammock Beach		464679	1 of 1
INVOICE #	BILLING PERIOD	PAYMENT DUE DATE	
0004101903	Sep 1- Sep 30, 2021	October 20, 2021	
PREPAY (Memo Info)	UNAPPLIED (included in amt due)	TOTAL AMOUNT DUE	
\$0.00	\$0.00	\$666.24	
BILLING ACCOUNT NAME AND ADDRESS		BILLING INQUIRIES/ADDRESS CHANGES	FEDERAL ID
GARDENS AT HAMMOCK BEACH 219 E LIVINGSTON ST ORLANDO, FL 32801-1508 		1-877-736-7612 or smb@ccc.gannett.com	47-2390983
		Legal Entity: Gannett Media Corp. Terms and Conditions: Past due accounts are subject to interest at the rate of 18% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or paid must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited. All funds payable in US dollars.	

0000464679000000000000041019030006662467247

To sign-up for E-mailed invoices and online payments please contact [abgspecial@gannett.com](mailto:abgspecial@gannett.com). Previous account number: DBN\_1008098

Date	Description	Amount
9/1/21	Balance Forward	\$624.28
9/30/21	Finance Charge	\$9.36

#### Package Advertising:

Start-End Date	Order Number	Description	PO Number	Package Cost
9/29/21	6327183	Gardens at Hammock Beach CDD - 1008098		\$32.60

4  
31-513-48  
RECEIVED  
Notice of meeting  
9/29/21  
RECEIVED  
OCT 25 2021

ask to waive  
sent 11/3

BY: \_\_\_\_\_

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT

# LOCALiQ

The Daytona Beach News-Journal  
Daytona Pennysaver

ACCOUNT NAME		PAYMENT DUE DATE		AMOUNT PAID		
Gardens At Hammock Beach		October 20, 2021				
ACCOUNT NUMBER		INVOICE NUMBER				
464679		0004101903				
CURRENT DUE	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120+ DAYS PAST DUE	UNAPPLIED PAYMENTS	TOTAL AMOUNT DUE
\$41.96	\$0.00	\$624.28	\$0.00	\$0.00	\$0.00	\$666.24
REMITTANCE ADDRESS (Include Account# & Invoice# on check)				TO PAY WITH CREDIT CARD PLEASE FILL OUT BELOW:		
Daytona Beach News-Journal P.O. Box 630476 Cincinnati, OH 45263-0476				<input type="checkbox"/> VISA <input type="checkbox"/> MASTERCARD <input type="checkbox"/> DISCOVER <input type="checkbox"/> AMEX		
				Card Number _____		
				Exp Date ____/____/____ CVV Code _____		
				Signature _____ Date _____		

0000464679000000000000041019030006662467247

THE FLAGLER/PALM COAST  
**NEWS-TRIBUNE**

P.O. Box 630476, Cincinnati, OH 45263-0476

**PROOF OF PUBLICATION**

Lauren Vanderveer  
Gardens At Hammock Beach  
219 E Livingston ST  
Orlando FL 32801-1508

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who, on oath says that he/she is LEGAL COORDINATOR of The Flagler/Palm Coast NEWS-TRIBUNE, a weekly newspaper, published in Flagler County, Florida; that the attached copy of advertisement, being a Public Notices in the Court, was published in said newspaper in the issues dated:

09/29/2021

Affiant further says that The Flagler/Palm Coast News-Tribune is a newspaper published in said Flagler County, Florida, and that the said newspaper has heretofore been continuously published in said Flagler County, Florida each Wednesday and has been entered as second-class mail matter at the post office in said Flagler Beach, in said Flagler County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper. Subscribed and sworn to before on 09/29/2021

Legal Clerk

Notary, State of WI, County of Brown

My commission expires

Publication Cost: \$32.60

Order No: 6327183

Customer No: 464679

PO #:

# of Copies:

1

**THIS IS NOT AN INVOICE!**

*Please do not use this form for payment remittance.*

AMY KOKOTT  
Notary Public  
State of Wisconsin

NOTICE OF MEETINGS  
GARDENS AT HAMMOCK BEACH  
COMMUNITY DEVELOPMENT  
DISTRICT  
Fiscal Year 2022

As required by Chapter 190 Florida Statutes, notice is being given that the Board of Supervisors of the Gardens at Hammock Beach Community Development District does not meet on a regular basis but will separately publish notice of meetings at least seven days prior to each Board meeting to include the date, time and location of said meetings. 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. Please note that due to the ongoing nature of the COVID-19 public health emergency, it may be necessary to hold the above referenced meetings utilizing communications media technology in order to protect the health and safety of the public or held at an alternative physical location other than the location indicated above. To that end, anyone wishing to participate in such meetings should contact the District Manager's Office prior to each meeting to confirm the applicable meeting access and/or location information. Additionally, interested parties may refer to the District's website for the latest information:

[www.gardensathammockbeachdcd.com](http://www.gardensathammockbeachdcd.com)  
Any person requiring special accommodations at a meeting because of a disability or physical impairment should contact the District Office at (407) 841-5924 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  
6327183



**GMS-Central Florida, LLC**1001 Bradford Way  
Kingston, TN 37763**Invoice****Invoice #:** 95**Invoice Date:** 11/1/21**Due Date:** 11/1/21**Case:****P.O. Number:****Bill To:**Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801

RECEIVED

3

Description	Hours/Qty	Rate	Amount
Management Fees - November 2021	31-513-34	1,458.33	1,458.33
Website Administration - November 2021	342	33.33	33.33
Information Technology - November 2021	351	50.00	50.00
Dissemination Agent Services - November 2021	313	291.67	291.67
Office Supplies	510	0.03	0.03
Postage	420	0.15	0.15
<b>Total</b>			<b>\$1,833.51</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$1,833.51</b>

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 50% of public sector employees being women in 1995.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of women in the lower-paid, routine jobs that are often the most available to women. Another reason is that the public sector has a high proportion of women in the higher-paid, professional jobs that are often the most available to women.

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# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #3  
December 15, 2021

Payee		General Fund FY2022
1	<b>Governmental Management Services-CF, LLC</b> Inv# 96 - Management Fees - Dec 2021	\$ 959.44
		\$ 959.44
		<b>Total: \$ 959.44</b>

Please make check payable to:

**Gardens at Hammock Beach CDD**  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822



# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #4  
January 13, 2022

Payee		General Fund FY2022
1	<b>Governmental Management Services-CF, LLC</b> Inv# 97 - Management Fees - Jan 2022	\$ 1,541.66
		<b>\$ 1,541.66</b>
		<b>Total: \$ 1,541.66</b>

Please make check payable to:

**Gardens at Hammock Beach CDD**  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

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

Invoice #: 97

Invoice Date: 1/1/22

Due Date: 1/1/22

Case:

P.O. Number:

**Bill To:**Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801**RECEIVED**

JAN 13 2022

3

Description	Hours/Qty	Rate	Amount
Management Fees - January 2022	31-513-34	1,458.33	1,458.33
Website Administration - January 2022	342	33.33	33.33
Information Technology - January 2022	351	50.00	50.00
<b>Total</b>			<b>\$1,541.66</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$1,541.66</b>

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 55% of public sector employees being women in 1995, compared with 45% in 1980.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work. Another reason is that the public sector has a high proportion of jobs that are part-time or flexible, which are more likely to be held by women.

There are also a number of reasons why the public sector has become an important employer of women in the 1990s. One reason is that the public sector has a high proportion of jobs that are in the health and social care sectors, which are traditionally held by women. Another reason is that the public sector has a high proportion of jobs that are in the education sector, which is also traditionally held by women.

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# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #5

February 14, 2022

Payee		General Fund FY2022
1	<b>Governmental Management Services-CF, LLC</b> Inv# 98 - Management Fees - Feb 2022	\$ 1,541.82
2	<b>Grau and Associates</b> Inv# 21877 - Audit FYE 09/30/2021	\$ 3,200.00
		<b>\$ 4,741.82</b>

**Total: \$ 4,741.82**

Please make check payable to:

**Gardens at Hammock Beach CDD**

6200 Lee Vista Boulevard, Suite 300

Orlando, FL 32822



**GMS-Central Florida, LLC**

1001 Bradford Way  
Kingston, TN 37763

**Invoice****Invoice #:** 98**Invoice Date:** 2/1/22**Due Date:** 2/1/22**Case:****P.O. Number:****Bill To:**

Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801

3

Description	Hours/Qty	Rate	Amount
Management Fees - February 2022	31.513.34	1,458.33	1,458.33
Website Administration - February 2022	38.2	33.33	33.33
Information Technology - February 2022	35.1	50.00	50.00
Postage	4.2	0.16	0.16
<b>Total</b>			<b>\$1,541.82</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$1,541.82</b>

## Grau and Associates

951 W. Yamato Road, Suite 280  
Boca Raton, FL 33431-  
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Gardens at Hammock Beach Community Development District*  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822

Invoice No. 21877  
Date 02/01/2022

13  
~~31-513-322~~

SERVICE	AMOUNT
Audit FYE 09/30/2021	\$ <u>3,200.00</u>
Current Amount Due	\$ <u>3,200.00</u>

RECEIVED  
FEB 03 2022

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.

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has become a major employer in the UK, and its growth has been a major factor in the overall growth of the economy.

The public sector has also become a major employer of women. In 1980, women made up 40% of the public sector workforce, and by 1995, this figure had risen to 50%. This increase in the number of women in the public sector has been a major factor in the overall increase in the number of women in the workforce. The public sector has also become a major employer of young people. In 1980, young people made up 10% of the public sector workforce, and by 1995, this figure had risen to 20%.

The public sector has also become a major employer of people with disabilities. In 1980, people with disabilities made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%. This increase in the number of people with disabilities in the public sector has been a major factor in the overall increase in the number of people with disabilities in the workforce. The public sector has also become a major employer of people from ethnic minorities. In 1980, people from ethnic minorities made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

The public sector has also become a major employer of people who are over 50 years old. In 1980, people over 50 years old made up 10% of the public sector workforce, and by 1995, this figure had risen to 20%. This increase in the number of people over 50 years old in the public sector has been a major factor in the overall increase in the number of people over 50 years old in the workforce. The public sector has also become a major employer of people who are under 20 years old. In 1980, people under 20 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

The public sector has also become a major employer of people who are over 65 years old. In 1980, people over 65 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%. This increase in the number of people over 65 years old in the public sector has been a major factor in the overall increase in the number of people over 65 years old in the workforce. The public sector has also become a major employer of people who are under 16 years old. In 1980, people under 16 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

The public sector has also become a major employer of people who are over 75 years old. In 1980, people over 75 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%. This increase in the number of people over 75 years old in the public sector has been a major factor in the overall increase in the number of people over 75 years old in the workforce. The public sector has also become a major employer of people who are under 12 years old. In 1980, people under 12 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

The public sector has also become a major employer of people who are over 85 years old. In 1980, people over 85 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%. This increase in the number of people over 85 years old in the public sector has been a major factor in the overall increase in the number of people over 85 years old in the workforce. The public sector has also become a major employer of people who are under 8 years old. In 1980, people under 8 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

The public sector has also become a major employer of people who are over 90 years old. In 1980, people over 90 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%. This increase in the number of people over 90 years old in the public sector has been a major factor in the overall increase in the number of people over 90 years old in the workforce. The public sector has also become a major employer of people who are under 5 years old. In 1980, people under 5 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

The public sector has also become a major employer of people who are over 95 years old. In 1980, people over 95 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%. This increase in the number of people over 95 years old in the public sector has been a major factor in the overall increase in the number of people over 95 years old in the workforce. The public sector has also become a major employer of people who are under 2 years old. In 1980, people under 2 years old made up 1% of the public sector workforce, and by 1995, this figure had risen to 5%.

# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #6  
March 11, 2022

Payee		General Fund FY2022
1	<b>Governmental Management Services-CF, LLC</b> Inv# 99 - Management Fees - March 2022	\$ 1,541.66
		<b>\$ 1,541.66</b>
		<b>Total: \$ 1,541.66</b>

Please make check payable to:

**Gardens at Hammock Beach CDD**  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

1001 Bradford Way  
Kingston, TN 37763

**Invoice #: 99**  
**Invoice Date: 3/1/22**  
**Due Date: 3/1/22**  
**Case:**  
**P.O. Number:**

**Gardens at Hammock Beach CDD**  
219 E. Livingston St.  
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Management Fees - March 2022	3,513.34	1,458.33	1,458.33
Website Administration - March 2022	342	33.33	33.33
Information Technology - March 2022	351	50.00	50.00
Total			\$1,541.66
Payments/Credits			\$0.00
Balance Due			\$1,541.66

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has become a major employer in the UK, and its growth has been a key factor in the overall growth of the economy.

The public sector has also become a major provider of social services, and its growth has been a key factor in the overall growth of the economy. The public sector has become a major provider of social services, and its growth has been a key factor in the overall growth of the economy.

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# Gardens At Hammock Beach

Community Development District

Funding Request FY22 - #7

April 20, 2022

Payee		General Fund FY2022
1	<b>Governmental Management Services-CF, LLC</b> Inv# 100 - Management Fees - April 2022	\$ 1,542.22
		<b>\$ 1,542.22</b>
		<b>Total: \$ 1,542.22</b>

Please make check payable to:

**Gardens at Hammock Beach CDD**

6200 Lee Vista Boulevard, Suite 300

Orlando, FL 32822

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

Invoice #: 100

Invoice Date: 4/1/22

Due Date: 4/1/22

Case:

P.O. Number:

**Bill To:**Gardens at Hammock Beach CDD  
219 E. Livingston St.  
Orlando, FL 32801

3

Description	Hours/Qty	Rate	Amount
Management Fees - April 2022	31.513-34	1,458.33	1,458.33
Website Administration - April 2022	342	33.33	33.33
Information Technology - April 2022	351	50.00	50.00
Office Supplies	510	0.03	0.03
Postage	420	0.53	0.53
<b>Total</b>			<b>\$1,542.22</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$1,542.22</b>



## SECTION VI

# SECTION C

# SECTION 1

***Gardens at Hammock Beach***  
***Community Development District***

***Unaudited Financial Reporting***  
***March 31, 2022***



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# Gardens at Hammock Beach

## Community Development District

### Combined Balance Sheet

March 31, 2022

		General Fund
<b>Assets:</b>		
<u>Cash:</u>		
Operating Account	\$	584
Due From Developer	\$	1,542
<b>Total Assets</b>	<b>\$</b>	<b>2,126</b>
<b>Liabilities:</b>		
Accounts Payable	\$	1,542
<b>Total Liabilities</b>	<b>\$</b>	<b>1,542</b>
<b>Fund Balances:</b>		
Unassigned	\$	584
<b>Total Fund Balances</b>	<b>\$</b>	<b>584</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$</b>	<b>2,126</b>

# Gardens at Hammock Beach

## Community Development District

### General Fund

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2022

	Adopted	Prorated Budget	Actual	
	Budget	Thru 03/31/22	Thru 03/31/22	Variance
<b>Revenues</b>				
Developer Contributions	\$ 77,251	\$ 17,938	\$ 17,938	\$ -
<b>Total Revenues</b>	<b>\$ 77,251</b>	<b>\$ 17,938</b>	<b>\$ 17,938</b>	<b>\$ -</b>
<b>Expenditures:</b>				
<b>General &amp; Administrative:</b>				
Supervisor Fees	\$ 7,200	\$ 3,600	\$ -	\$ 3,600
FICA Expense	\$ 551	\$ 275	\$ -	\$ 275
Engineering	\$ 5,000	\$ 2,500	\$ -	\$ 2,500
Attorney	\$ 5,000	\$ 2,500	\$ -	\$ 2,500
Dissemination	\$ 3,500	\$ -	\$ -	\$ -
Arbitrage	\$ 450	\$ -	\$ -	\$ -
Trustee Fees	\$ 4,050	\$ -	\$ -	\$ -
Annual Audit	\$ 3,000	\$ 3,200	\$ 3,200	\$ -
Management Fees	\$ 35,000	\$ 17,500	\$ 8,750	\$ 8,750
Information Technology	\$ 600	\$ 300	\$ 300	\$ -
Website Maintenance	\$ 400	\$ 200	\$ 200	\$ 0
Telephone	\$ 100	\$ 50	\$ -	\$ 50
Postage	\$ 750	\$ 375	\$ 28	\$ 347
Insurance	\$ 5,500	\$ 5,175	\$ 5,175	\$ -
Printing & Binding	\$ 500	\$ 250	\$ -	\$ 250
Legal Advertising	\$ 5,000	\$ 2,500	\$ -	\$ 2,500
Other Current Charges	\$ 350	\$ 175	\$ 350	\$ (175)
Office Supplies	\$ 125	\$ 63	\$ 0	\$ 62
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
<b>Total Expenditures</b>	<b>\$ 77,251</b>	<b>\$ 38,838</b>	<b>\$ 18,178</b>	<b>\$ 20,660</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ 0</b>		<b>\$ (240)</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 824</b>	
<b>Fund Balance - Ending</b>	<b>\$ 0</b>		<b>\$ 584</b>	

## Gardens at Hammock Beach

### Community Development District Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Revenues</b>													
Developer Contributions	\$ 7,320	\$ 1,834	\$ 959	\$ 1,542	\$ 4,742	\$ 1,542	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	17,938
<b>Total Revenues</b>	<b>\$ 7,320</b>	<b>\$ 1,834</b>	<b>\$ 959</b>	<b>\$ 1,542</b>	<b>\$ 4,742</b>	<b>\$ 1,542</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>17,938</b>
<b>Expenditures:</b>													
<b><u>General &amp; Administrative:</u></b>													
Supervisor Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
FICA Expense	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Attorney	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Dissemination	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Trustee Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ 3,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,200
Management Fees	\$ 1,458	\$ 1,458	\$ 1,458	\$ 1,458	\$ 1,458	\$ 1,458	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	8,750
Information Technology	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ 50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	300
Website Maintenance	\$ 33	\$ 33	\$ 33	\$ 33	\$ 33	\$ 33	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	200
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Postage	\$ 27	\$ 0	\$ 1	\$ -	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	28
Insurance	\$ 5,175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,175
Printing & Binding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Other Current Charges	\$ 145	\$ 45	\$ 38	\$ 53	\$ 38	\$ 30	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	350
Office Supplies	\$ 0	\$ 0	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	175
<b>Total Expenditures</b>	<b>\$ 7,064</b>	<b>\$ 1,587</b>	<b>\$ 1,581</b>	<b>\$ 1,595</b>	<b>\$ 4,780</b>	<b>\$ 1,572</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>18,178</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ 256</b>	<b>\$ 246</b>	<b>\$ (622)</b>	<b>\$ (53)</b>	<b>\$ (38)</b>	<b>\$ (30)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>(240)</b>



# Gardens at Hammock Beach

## Community Development District

### Developer Contributions/Due from Developer FY2022

Funding Request #	Date Prepared	Date Payment Received	Check Amount	Total Funding Request	General Fund Portion (21)	General Fund Portion (22)	Over and (short) Balance Due
FY 2021							
10	9/14/21	10/13/21	\$ 7,888.79	\$ 7,888.79	\$ 2,713.79	\$ 5,175.00	\$ -
FY2022							
1	10/27/21	11/9/21	\$ 2,145.11	\$ 2,145.11	\$ -	\$ 2,145.11	\$ -
2	11/16/21	11/30/21	\$ 1,866.11	\$ 1,866.11	\$ 32.60	\$ 1,833.51	\$ -
3	12/15/21	12/27/21	\$ 959.44	\$ 959.44	\$ -	\$ 959.44	\$ -
4	1/13/22	2/1/22	\$ 1,541.66	\$ 1,541.66	\$ -	\$ 1,541.66	\$ -
5	2/14/22	3/3/22	\$ 4,741.82	\$ 4,741.82	\$ -	\$ 4,741.82	\$ -
6	3/11/22	4/7/22	\$ 1,541.66	\$ 1,541.66	\$ -	\$ 1,541.66	\$ -
<b>Due from Developer</b>			<b>\$ 20,684.59</b>	<b>\$ 20,684.59</b>	<b>\$ 2,746.39</b>	<b>\$ 17,938.20</b>	<b>\$ -</b>
<b>Total Developer Contributions FY22</b>				<b>\$ 17,938.20</b>			

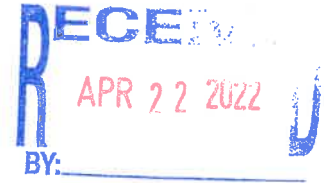
## SECTION 2



**Kaiti Lenhart** ★ FLAGLER COUNTY SUPERVISOR OF ELECTIONS

1769 E. Moody Boulevard, Building 2, Suite 101 ★ PO Box 901 ★ Bunnell, Florida 32110-0901  
Phone (386) 313-4170 ★ Fax (386) 313-4171 ★ [www.FlaglerElections.com](http://www.FlaglerElections.com)

April 19, 2022



Cari Urrutic  
Gardens at the Hammock Beach CDD  
219 East Livingston St  
Orlando, Florida 32801

**RE: CDD Registered Voters**

Dear Cari Urrutic:

Per your request, in accordance with the requirements of Chapter 190(3)(a)(d), the total number of registered voters for the Gardens at the Hammock Beach Community Development District as of April 15, 2022 is 0

If you have any questions or require any further assistance, please contact this office.

Thank you,

**Kaiti Lenhart**  
Supervisor of Elections