Gardens at Hammock Beach
Community Development District

Agenda

May 16, 2025

AGENDA

Gardens at Hammock Beach
Community Development District

219 East Livingston Street, Orlando, Florida 32801
Phone: 407-841-5524 – Fax: 407-839-1526

May 9, 2025

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 16, 2025 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. Organizational Matters
    A. Administration of Oaths of Office to Newly Elected Board Members
    B. Consideration of Resolution 2025-01 Canvassing and Certifying the Results of the Landowners' Election
    C. Acceptance of Resignation of David Lusby and Appointment of Individual to Fulfill the Board Vacancy with a Term Ending November 2028
    D. Acceptance of Resignation of David Root and Appointment of Individual to Fulfill the Board Vacancy with a Term Ending November 2026
    E. Election of Officers
    F. Consideration of Resolution 2025-02 Electing Officers
4. Approval of Amended Minutes of the September 20, 2024 Board of Supervisors Meeting and Acceptance of Minutes of the November 15, 2024 Landowners' Meeting
5. Review and Acceptance of Fiscal Year 2024 Audit Report
6. Consideration of Resolution 2025-03 Approving the Proposed Fiscal Year 2026 Budget and Setting a Public Hearing
7. Consideration of Change Order Proposal from JD Weber Construction Regarding Phase 2B and 2C Pond Cleanout
8. Acquisition of Assessment Area One, Stormwater, Potable Water, Utility Connections and Roads – *Items Provided Under Separate Cover*
9. Ratification Items
    A. Series 2024-1 Requisitions #1 - #2 and Series 2024-2 Requisitions #1 - #11
    B. LED Lighting Agreement with Florida Power & Light
10. Staff Reports
    A. Attorney
    B. Engineer and Maintenance Report
    C. District Manager's Report
        i. Balance Sheet and Income Statement

ii. Ratification of Funding Requests #34 - #36
iii. Presentation of Number of Registered Voters - 5

11. Other Business
12. Supervisor's Requests
13. Adjournment

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please do not hesitate to contact me.

Sincerely,

Jeremy LeBrun

Jeremy LeBrun
District Manager

Enclosures

SECTION III

SECTION B

RESOLUTION 2025-01

A RESOLUTION CANVASSING AND CERTIFYING THE RESULTS OF THE LANDOWNERS' ELECTION OF THE GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT HELD PURSUANT TO SECTION 190.006(2), FLORIDA STATUTES

WHEREAS, pursuant to Section 190.006(2), Florida Statute, a landowners meeting is required to be held within 90 days of the District's creation and every two years following the creation of a Community Development District for the purpose of electing three (3) supervisors for the District; and

WHEREAS, following proper notice of once a week for 2 consecutive weeks in a newspaper of general circulation in the area of the District, the last day of such publication to be not fewer than 14 days or more than 28 days before the date of the election, such landowners meeting was held on November 15, 2024, at which the below-recited persons were duly elected by virtue of the votes cast in their respective favor; and

WHEREAS, the Board of Supervisors by means of this Resolution desire to canvas the votes and declare and certify the results of said election;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT:

1. The following persons are found, certified, and declared to have been duly elected as Supervisors of and for the District, having been elected by the votes cast in their favor as follows:

Supervisor	**# of Votes**	**Term**
William Livingston	500	4 Year Term
David Lusby	500	4 Year Term
David Root	499	2 Year Term

2. The terms of office shall commence immediately upon the adoption of this Resolution:

Adopted this 16th day of May, 2025.

_____ _____

Secretary/Assistant Secretary Chairman/Vice Chairman

SECTION C

From: **dlusby34** dlusby34@bellsouth.net
Subject: Gardens at Hammock Beach CDD
Date: November 14, 2024 at 7:53 PM
To: Stacie Vanderbilt svanderbilt@gmscfl.com, Jeremy LeBrun jlebrun@gmscfl.com

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November 14, 2024

Stacie:

This email letter shall serve as notice that I do not desire to continue as a Board Member of the Gardens at Hammock Beach CDD. I had planned to step down effective December 31, 2024, however since my seat is up for election at the landowners meeting November 15th, 2024, I wanted to make my desires know.

Thank you,

David Lusby

cc: Danielle Ferguson
Ken Belshie

SECTION D

David R. Root
14 Fern Court
Palm Coast, FL 32137
cell: 386-679-4890
rootd879@gmail.com

George S. Flint
District Manager
Gardens at Hammock Beach Community Development District

Dear George,

Please consider this letter my notice of resignation from the Board of Supervisors of the Gardens at Hammock Beach Community Development District. This resignation is effective as today, December 6, 2024.

Thank you.

David Root

Copies:
Michael Chiumento III
Kaiti Lenhart, Flagler County Supervisor of Elections

SECTION F

RESOLUTION 2025-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Gardens at Hammock Beach 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 GARDENS AT HAMMOCK BEACH 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.
_____ is elected Assistant Treasurer.

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

PASSED AND ADOPTED this 16th day of May, 2025.

ATTEST:

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

_____
Secretary/Assistant Secretary

_____
Chairperson/Vice-Chairperson

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, September 20, 2024 at 12:30 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
David Root	Assistant Secretary
William Livingston *via phone*	Assistant Secretary

Also present were:

George Flint	District Manager
Jeremy LeBrun	GMS
Vincent Sullivan	District Counsel
Parker Mynchenberg *via phone*	District Engineer

The following is a summary of the discussions and actions taken at the September 20, 2024 Gardens at Hammock Beach Community Development District's Meeting.

FIRST ORDER OF BUSINESS **Roll Call**

Mr. LeBrun called the meeting to order at 12:30 p.m. A quorum was present.

- **Requisition #1 for Series 2024-2 Bonds**

Mr. LeBrun reported that Requisition #1 for the Series 2024-2 Bonds was on a prior agenda but was pulled and District Counsel requested that it be included on this agenda. However, since it was not listed on the agenda, Mr. LeBrun opened the floor to audience comments. There were no audience comments.

> On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor adding Requisition #1 for the Series 2024-2 Bonds to the agenda was approved.

SECOND ORDER OF BUSINESS **Public Comment Period**

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS **Approval of Amended Minutes of the June 18, 2024 Meeting & Minutes of the July 19, 2024 Meeting**

Mr. LeBrun presented the amended minutes of the June 18, 2024 meeting and the minutes of the July 19, 2024 meeting, which were included in the agenda package. At a prior meeting, the June 18th minutes had the wrong person attributed to some of the dialogue and since then, staff re-listened to the recording, made the adjustments and those changes were included in the agenda package.

> On MOTION by Mr. Livingston seconded by Mr. Root with all in favor the Minutes of the June 18 2024 Meeting were approved as amended and the Minutes of the July 19, 2024 Meeting were approved, as presented.

FOURTH ORDER OF BUSINESS **Consideration of Resolution 2024-12 Approving the Conveyance of Real Property, Assignment of Construction Contracts and Acquisition of Certain Improvements for Assessment Area 2 Phase 2**

Mr. Sullivan presented Resolution 2024-12, which was included in the agenda package. This was requested by the developer for construction activities that were occurring in Phase 2. The hard copies that the Board received, were different than what was included in the electronic agenda package, as an adjustment was made in some dollar values, to the JD Weber Construction contract, the primary contractor for the construction services. There was nothing substantive in any of the other documents and upon approval, the District would become the contracting party with JD Weber and ultimately responsible for the construction process. The funds would be payable through the 2024-2 bonds, which the Board previously floated. There was also a Cost Share Agreement, whereby the owners of the property would fund the District, if the District did not have sufficient funds for the totality of the contract. Mr. Smith recalled a provision for the District to buy materials and questioned whether it was being utilized. Mr. Sullivan indicated that there were some materials onsite that were previously purchased, but in the JD Weber contract, no payouts were made, as they started work in the last half of August or early September and did not feel the need to submit a pay request to the developer. However, going forward, all of the pay requests would go through the District and be tax exempt from the purchase.

> On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor Resolution 2024-12 Approving the Conveyance of Real Property, Assignment of Construction Contracts and Acquisition of Certain Improvements, Authorizing District Staff and the Chairman to Review, Execute and Accept all Documents to Effectuate such Conveyance, Providing for Severability and an Effective Date was approved.

- **Requisition #1 for Series 2024-2 Bonds**

Mr. Sullivan confirmed that on an updated agenda that was circulated late last week, Requisition #1 was removed, at his request, but it should not have been. It was in the amount of $378,022.55 for Palm Coast Intracoastal to purchase some initial rough grade that was under the original contract for Assessment Area #2 through S.E. Cline. The contract was completed, but there were no deliverables, i.e. pipe in the ground or conduit that the District could take ownership of. It would be paid out of the 2024-2 bond account. The District Engineer, Mr. Parker Mynchenberg, who was available by phone, signed off on the work and its fair market value.

> On MOTION by Mr. Root seconded by Mr. Smith with all in favor adding Requisition #1 for the Series 2024-2 Bonds for Palm Coast Intracoastal in the amount of $378,022.55 was approved.

FIFTH ORDER OF BUSINESS **Consideration of Landscape Proposals for Phases 1 and 3**

A. Scottish Boys
B. United Land Services
C. VerdeGo
D. Yellowstone

Mr. LeBrun recalled that the CDD would be taking over maintenance in Phase 1, which was primarily complete and Phase 3, which was early in the construction process and there was a Request for Proposal (RFP) to obtain landscape bids. Proposals were included in the agenda package, along with a summary sheet. Staff reviewed the proposals and felt confident with the amounts, based on the scope of work. For Phase 1, United Land Services was the lowest at $39,247, followed closely by VerdeGo, which was $40,850. Staff recommended VerdeGo, as they were the original installer and would offer a warranty on all materials, which provide a value to the District, especially in the first few years as the plants get established. For Phase 3, the amounts varied between the vendors, especially the lowest and highest and Mr. LeBrun

reached out to the vendors about the scope, which was based off of plats that the developer provided that were marked up and landscape plans that the District Engineer provided. Mr. Smith asked if VerdeGo was warranting the installation only, if they performed the maintenance. Mr. Flint believed that the warranty still applied and the problem with selecting another vendor was that there would be finger pointing. They spoke with the developer and they were fine with the install contract.

> Mr. Root MOVED to award the landscape services contract to VerdeGo as the number one ranked firm and Mr. Smith seconded the motion.

Mr. Livingston questioned the significance of the miscellaneous items, as VerdeGo was high on sod and wondered whether this mattered. Mr. LeBrun stated that on the summary sheet and the pricing sheet, the mulch and sod prices were for comparison purposes. Mr. Flint explained that no additional sod would be installed and this was for replacement sod. Mr. Livingston asked if they were making up the price with the sod. Mr. Flint hoped not, because if sod needed to be replaced, they would have to pay for it, if they killed it. This would be for a one-year contract, with a 30-day termination provision without cause. Mr. LeBrun recommended authorizing District Counsel to draft an agreement for landscape maintenance services and designating the Chairman or Vice Chairman to execute it.

> On VOICE VOTE with all in favor awarding the landscape services contract to VerdeGo as the number one ranked firm and authorizing District Counsel to draft an agreement and designating the Chairman or Vice Chairman to execute it was approved.

SIXTH ORDER OF BUSINESS **Consideration of Lake Maintenance Agreement with Lake Pros for Veranda Bay**

Mr. LeBrun presented a Lake Maintenance Agreement with Lake Pros for Veranda Bay, which was included in the agenda package for the maintenance of stormwater ponds. The agreement was provided by the developer. The annual investment was $3,900 per year or $325 per month. The total budget for this line item was $9,000 for this year.

> On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor the Lake Maintenance Agreement with Lake Pros for Veranda Bay was approved.

SEVENTH ORDER OF BUSINESS **Consideration of Agreement with Grau & Associates to Provide Auditing Services for Fiscal Year 2024**

Mr. LeBrun reported that each District must approve an independent third-party auditor each year and included in the agenda package was an Agreement with Grau & Associates, to provide auditing services for Fiscal Year (FY) 2024. It was within the budgeted amount for this year.

> On MOTION by Mr. Lusby seconded by Mr. Livingston with all in favor the approval of the Agreement with Grau & Associates for the Fiscal Year 2024 Audit in the amount of $5,000 was ratified.

EIGHTH ORDER OF BUSINESS **Staff Reports**

A. Attorney

There being no comments, the next item followed.

B. Engineer and Maintenance Report

There being no comments, the next item followed.

C. District Manager's Report

i. Balance Sheet and Income Statement

Mr. Flint presented the Unaudited Financials through August 31, 2024, which were included in the agenda package. No action was required by the Board. One month remained in this fiscal year.

ii. Ratification of Funding Request #33

Mr. LeBrun presented Funding Request #33 in the amount of $5,598.77, which was included in the agenda package.

> On MOTION by Mr. Smith seconded by Mr. Root with all in favor the ratification of Funding Request #33 in the amount of $5,598.77 was approved.

NINTH ORDER OF BUSINESS **Other Business**

There being no comments, the next item followed.

TENTH ORDER OF BUSINESS **Supervisor's Request**

There being no comments, the next item followed.

ELEVENTH ORDER OF BUSINESS **Adjournment**

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

_____ _____

Secretary / Assistant Secretary Chairman / Vice Chairman

MINUTES OF MEETING
GARDENS AT HAMMOCK BEACH
COMMUNITY DEVELOPMENT DISTRICT

The Landowners' meeting of the Board of Supervisors of the Gardens at Hammock Beach Community Development District was held on Friday, November 15, 2024 at 12:30 p.m. at the Hilton Garden Inn Palm Coast, 55 Town Center Boulevard, Palm Coast, Florida.

Present were:

Clint Smith
Jeremy LeBrun

The following is a summary of the discussions and actions taken at the November 15, 2024 Gardens at Hammock Beach Community Development District's Landowners' Meeting.

FIRST ORDER OF BUSINESS **Determination of Number of Voting Units Represented**

Mr. LeBrun stated that there were 817 voting units represented in total. Veranda Bay, LLC represented 582 voting units and Palm Coast Intercoastal, LLC represented 235 votes. There were two proxy forms both designating Clint Smith as the proxy holder.

SECOND ORDER OF BUSINESS **Call to Order**

Mr. LeBrun called the meeting to order.

THIRD ORDER OF BUSINESS **Election of a Chairman for the Purpose of Conducting the Landowners' Meeting**

Mr. LeBrun was elected as the Chairman to run the meeting.

FOURTH ORDER OF BUSINESS **Nominations for the Position of Supervisors (3)**

Mr. Clint Smith nominated David Lusby for Seat 2, Bill Livingston for Seat 3, and David Root for Seat 4.

FIFTH ORDER OF BUSINESS Casting of Ballots

Mr. LeBrun stated that for Veranda Bay there were 500 votes cast for David Lusby and Bill Livingston and 499 votes cast for David Root. For Palm Coast Intracoastal there were 225 votes cast for David Lusby and Bill Livingston and 199 votes cast for David Root.

SIXTH ORDER OF BUSINESS Tabulation of Ballots

Mr. LeBrun totaled the ballots and read the results; David Lusby 725 votes, Bill Livingston 725 votes, David Root 698 votes.

Mr. LeBrun stated that Mr. Lusby and Mr. Livingston will serve four-year terms of office. Mr. Root will serve a two-year term of office.

SEVENTH ORDER OF BUSNESS Landowners Questions and Comments

There being no comments, the next item followed.

EIGHTH ORDER OF BUSNESS Adjournment

The meeting was adjourned.

SECTION V

GARDENS AT HAMMOCK BEACH
COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2024

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA

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Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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Boca Raton, Florida 33431
(561) 994-9299 ▪ (800) 299-4728
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www.graucpa.com

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Gardens at Hammock Beach Community Development District
Flagler County, Florida

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities and each major fund of Gardens at Hammock Beach Community Development District, Flagler County, Florida ("District") as of and for the fiscal year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2024, and the respective changes in financial position thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

The District's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control–related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information Included in the Financial Report

Management is responsible for the other information included in the financial report. The other information comprises the information for compliance with FL Statute 218.39 (3) (c) but does not include the financial statements and our auditor's report thereon. Our opinions on the financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon. In connection with our audit of the financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated May 7, 2025, on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

May 7, 2025

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of Gardens at Hammock Beach Community Development District, Flagler County, Florida ("District") provides a narrative overview of the District's financial activities for the fiscal year ended September 30, 2024. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

FINANCIAL HIGHLIGHTS

- The assets of the District exceeded its liabilities at the close of the most recent fiscal year resulting in a net position balance of $3,407,562.

- The change in the District's total net position in comparison with the prior fiscal year was $3,440,338, an increase. The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.

- At September 30, 2024, the District's governmental fund reported combined ending fund balance of $8,229,732, an increase of $8,228,845 in comparison with the prior fiscal year. The fund balance is restricted for debt service and capital projects with the remainder as unassigned deficit fund balance in the general fund.

OVERVIEW OF FINANCIAL STATEMENTS

This discussion and analysis are intended to serve as the introduction to the District's financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all the District's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by Developer contributions. The District does not have any business-type activities. The governmental activities of the District include the general government (management) and maintenance functions.

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: governmental funds.

OVERVIEW OF FINANCIAL STATEMENTS (Continued)

Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balance provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three governmental funds for external reporting. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for the general fund, debt service fund and capital projects fund, all of which are considered major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of an entity's financial position. In the case of the District, assets exceeded liabilities at the close of the most recent fiscal year.

Key components of the District's net position are reflected in the following table:

NET POSITION
SEPTEMBER 30,

	2024	2023
Current and other assets	$ 8,643,829	$ 4,743
Capital assets, net of depreciation	9,200,418	-
Total assets	17,844,247	4,743
Current liabilities	628,420	3,856
Long-term liabilities	13,808,265	33,663
Total liabilities	14,436,685	37,519
Net position		
Net investment in capital assets	1,867,865	(33,663)
Restricted	1,540,646	-
Unrestricted	(949)	887
Total net position	$ 3,407,562	$ (32,776)

The District's net position reflects its investment in capital assets (e.g. land, land improvements, and infrastructure) less any related debt used to acquire those assets that is still outstanding. These assets are used to provide services to residents; consequently, these assets are not available for future spending. Although the District's investment in capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

The restricted portion of the District's net position represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position may be used to meet the District's other obligations.

The District's net position increased during the most recent fiscal year. The majority of the increase is attributed to the Developer contribution toward the construction project.

Key elements of the change in net position are reflected in the following table:

CHANGES IN NET POSITION
FOR THE FISCAL YEAR ENDED SEPTEMBER 30,

	2024	2023
Revenues:		
Program revenues		
Operating grants and contributions	$ 73,136	$ 54,048
Capital grants and contributions	4,187,714	-
Total revenues	4,260,850	54,048
Expenses:		
General government	56,589	54,441
Maintenance and operations	325	-
Bond issue costs	549,275	-
Interest	214,323	-
Total expenses	820,512	54,441
Change in net position	3,440,338	(393)
Net position - beginning	(32,776)	(32,383)
Net position - ending	$ 3,407,562	$ (32,776)

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2024 was $820,512. The costs of the District's activities were funded by program revenues which were comprised of Developer contributions and interest income. The majority of the increase in program revenues is the result of resources from Developer contributions for capital asset acquisitions. The increase in current fiscal year expenses is the result of the bond issue costs and interest expense incurred toward the new bonds.

GENERAL BUDGETING HIGHLIGHTS

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2024.

Capital Assets

At September 30, 2024, the District had $9,200,418 invested in capital assets. More detailed information about the District's capital assets is presented in the notes of the financial statements.

CAPITAL DEBT

At September 30, 2024, the District had $13,825,000 Bonds outstanding for its governmental activities. More detailed information about the District's capital debt is presented in the notes of the financial statements.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGETS AND OTHER EVENTS

For the subsequent fiscal year, the District anticipates that the cost of general operations will increase as the District is built out.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, land owners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact the Gardens at Hammock Beach Community Development District's Finance Department at 219 E. Livingston Street, Orlando, Florida, 32801.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2024

	Governmental Activities
ASSETS	
Cash and cash equivalents	$ 1,453
Due from Developer	8,589
Restricted assets:	
Investments	8,633,787
Capital assets:	
Nondepreciable	9,200,418
Total assets	17,844,247
LIABILITIES	
Accounts payable	10,991
Contracts and retainage payable	403,106
Accrued interest payable	214,323
Non-current liabilities:	
Due within one year	70,000
Due in more than one year	13,738,265
Total liabilities	14,436,685
NET POSITION	
Net investment in capital assets	1,867,865
Restricted for debt service	1,540,646
Unrestricted	(949)
Total net position	$ 3,407,562

See notes to the financial statements

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024

		Program Revenues		Net (Expense) Revenue and Changes in Net Position
Functions/Programs	Expenses	Operating Grants and Contributions	Capital Grants and Contributions	Governmental Activities
Primary government:				
Governmental activities:				
General government	$ 56,589	$ 55,078	$ -	$ (1,511)
Maintenance and operations	325	-	4,187,714	4,187,389
Interest on long-term debt	214,323	18,058	-	(196,265)
Bond issue costs	549,275	-	-	(549,275)
Total governmental activities	820,512	73,136	4,187,714	3,440,338
	Change in net position			3,440,338
	Net position - beginning			(32,776)
	Net position - ending			$ 3,407,562

See notes to the financial statements

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2024

	Major Funds			Total
	General	Debt Service	Capital Projects	Governmental Funds
ASSETS				
Cash and cash equivalents	$ 1,453	$ -	$ -	$ 1,453
Investments	-	1,754,969	6,878,818	8,633,787
Due from Developer	8,589	-	-	8,589
Total assets	$ 10,042	$ 1,754,969	$ 6,878,818	$ 8,643,829
LIABILITIES AND FUND BALANCES				
Liabilities:				
Accounts payable	$ 10,991	$ -	$ -	$ 10,991
Contract Payable	-	-	403,106	403,106
Total liabilities	10,991	-	403,106	414,097
Fund balances:				
Restricted for:				
Debt service	-	1,754,969	-	1,754,969
Capital projects	-	-	6,475,712	6,475,712
Unassigned	(949)	-	-	(949)
Total fund balances	(949)	1,754,969	6,475,712	8,229,732
Total liabilities and fund balances	$ 10,042	$ 1,754,969	$ 6,878,818	$ 8,643,829

See notes to the financial statement

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS
TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2024

Fund balance - governmental funds		$ 8,229,732
Amounts reported for governmental activities in the statement of net position are different because:		
Capital assets used in governmental activities are not financial resources and, therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets, net of any accumulated depreciation, in the net position of the government as a whole.		
Cost of capital assets	9,200,418	
Accumulated depreciation	-	9,200,418
Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.		
Accrued interest payable	(214,323)	
Developer advances	(13,808,265)	(14,022,588)
Net position of governmental activities		$ 3,407,562

See notes to the financial statement

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024

	Major Funds			Total
	General	Debt Service	Capital Projects	Governmental Funds
REVENUES				
Developer contributions	$ 55,078	$ -	$ -	$ 55,078
Interest earnings	-	18,058	102,398	120,456
Total revenues	55,078	18,058	102,398	175,534
EXPENDITURES				
Current:				
General government	56,589	-	-	56,589
Maintenance and operations	325	-	-	325
Debt service:				
Bond issuance costs	-	-	549,275	549,275
Capital outlay	-	-	5,148,765	5,148,765
Total expenditures	56,914	-	5,698,040	5,754,954
Excess (deficiency) of revenues over (under) expenditures	(1,836)	18,058	(5,595,642)	(5,579,420)
OTHER FINANCING SOURCES (USES)				
Transfers in (out)	-	(9,971)	9,971	-
Bond issuance	-	1,746,882	12,078,118	13,825,000
Original issue discount/premium	-	-	(16,735)	(16,735)
Total other financing sources (uses)	-	1,736,911	12,071,354	13,808,265
Net change in fund balances	(1,836)	1,754,969	6,475,712	8,228,845
Fund balances - beginning	887	-	-	887
Fund balances - ending	$ (949)	$ 1,754,969	$ 6,475,712	$ 8,229,732

See notes to the financial statements

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024

Net change in fund balances - total governmental funds	$ 8,228,845
Amounts reported for governmental activities in the statement of activities are different because:	
Governmental funds report capital outlays as expenditures; however, the cost of those assets is eliminated in the statement of activities and capitalized in the statement of net position.	5,148,765
Governmental funds report the face amount of Bonds issued as financial resources when debt is first issued, whereas these amounts are eliminated in the statement of activities and recognized as long-term liabilities in the statement of net position.	(13,825,000)
The statement of activities reports noncash contributions as revenues, but these revenues are not reported in the governmental fund financial statements.	4,051,653
Previous Developer advances have been reclassified as Developer contributions which is reflected on the statement of activities but not on the fund financial statements.	33,663
In connection with the issuance of the Bonds, the original issue discount/premium is reported as a financing use/source when debt is first issued, whereas this amount is eliminated in the statement of activities and reduces/increases long-term liabilities in the statement of net position.	16,735
The change in accrued interest on long-term liabilities between the current and prior fiscal year is recorded in the statement of activities but not in the governmental fund financial statements.	(214,323)
Change in net position of governmental activities	$ 3,440,338

See notes to the financial statements

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
NOTES TO FINANCIAL STATEMENTS

NOTE 1 - NATURE OF ORGANIZATION AND REPORTING ENTITY

Gardens at Hammock Beach Community Development District (the "District") was established by the Board of Commissioners of Flagler County's approval of Ordinance No. 2006-21 effective on October 9, 2006 pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes. The Act provides among other things, the power to manage basic services for community development, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by the Board of Supervisors ("Board"), which is composed of five members. The Supervisors are elected on an at large basis by the owners of the property within the District. The Board exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes.

The Board has the responsibility for:
1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District is considered to be financially accountable and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Government-Wide and Fund Financial Statements
The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include: 1) charges to customers who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment; operating-type special assessments for maintenance and debt service are treated as charges for services and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as *general revenues*.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments

Assessments are non-ad valorem assessments on benefited property within the District. Operating and maintenance assessments are based upon the adopted budget and levied annually at a public hearing of the District. Debt service assessments are levied when Bonds are issued and assessed and collected on an annual basis. The District may collect assessments directly or utilize the uniform method of collection under Florida Statutes. Direct collected assessments are due as determined by annual assessment resolution adopted by the Board of Supervisors. Assessments collected under the uniform method are mailed by the County Tax Collector on November 1 and due on or before March 31 of each year. Property owners may prepay a portion or all of the debt service assessments on their property subject to various provisions in the Bond documents.

Assessments and interest associated with the current fiscal period are considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. The portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period.

The District reports the following major governmental fund:

General Fund

The general fund is the general operating fund of the District. It is used to account for all financial resources except those required to be accounted for in another fund.

Debt Service Fund

The debt service fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt.

Capital Projects Fund

This fund accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity

Restricted Assets
These assets represent cash and investments set aside pursuant to Bond covenants or other contractual restrictions.

Deposits and Investments
The District's cash and cash equivalents are considered to be cash on hand and demand deposits (interest and non-interest bearing).

The District has elected to proceed under the Alternative Investment Guidelines as set forth in Section 218.415 (17) Florida Statutes. The District may invest any surplus public funds in the following:

a) The Local Government Surplus Trust Funds, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act;
b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
c) Interest bearing time deposits or savings accounts in qualified public depositories;
d) Direct obligations of the U.S. Treasury.

Securities listed in paragraph c and d shall be invested to provide sufficient liquidity to pay obligations as they come due.

The District records all interest revenue related to investment activities in the respective funds. Investments are measured at amortized cost or reported at fair value as required by generally accepted accounting principles.

Prepaid Items
Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Capital Assets
Capital assets which include property, plant and equipment, and infrastructure assets (e.g., roads, sidewalks and similar items) are reported in the government activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than $5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

In the governmental fund financial statements, amounts incurred for the acquisition of capital assets, are reported as fund expenditures. No depreciation has been taken in the current fiscal year as the District's infrastructure and other capital assets are under construction.

Unearned Revenue
Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Long-Term Obligations
In the government-wide financial statements long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized over the life of the Bonds. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

Deferred Outflows/Inflows of Resources
In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time.

Fund Equity/Net Position
In the fund financial statements, governmental funds report non spendable and restricted fund balance for
In the fund financial statements, governmental funds report non spendable and restricted fund balance for
amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The District can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution) of the Board of Supervisors. Commitments may be changed or lifted only by the Board of Supervisors taking the same formal action (resolution) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

Assigned fund balance – Includes spendable fund balance amounts established by the Board of Supervisors that are intended to be used for specific purposes that are neither considered restricted nor committed. The Board may also assign fund balance as it does when appropriating fund balance to cover differences in estimated revenue and appropriations in the subsequent year's appropriated budget. Assignments are generally temporary and normally the same formal action need not be taken to remove the assignment.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Fund Equity/Net Position (Continued)
The District first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position in the government-wide financial statements are categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets represents net position related to infrastructure and property, plant and equipment. Restricted net position represents the assets restricted by the District's Bond covenants or other contractual restrictions. Unrestricted net position consists of the net position not meeting the definition of either of the other two components.

Other Disclosures

Use of Estimates
The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

NOTE 3 - BUDGETARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget. Annual Budgets are adopted on a basis consistent with generally accepted accounting principles for the general fund. All annual appropriations lapse at fiscal year-end.

The District follows these procedures in establishing the budgetary data reflected in the financial statements.

a) Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
b) Public hearings are conducted to obtain comments.
c) Prior to October 1, the budget is legally adopted by the District Board.
d) All budget changes must be approved by the District Board.
e) The budgets are adopted on a basis consistent with generally accepted accounting principles.
f) Unused appropriations for annually budgeted funds lapse at the end of the year.

NOTE 4 – DEPOSITS AND INVESTMENTS

Deposits
The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

NOTE 4 – DEPOSITS AND INVESTMENTS (Continued)

Investments

The District's investments were held as follows at September 30, 2024:

	Amortized Cost	Credit Risk	Maturities
USBank Money Market Funds	$ 8,633,787	Not rated	Not applicable
	$ 8,633,787		

Credit risk – For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Investment ratings by investment type are included in the preceding summary of investments.

Concentration risk – The District places no limit on the amount the District may invest in any one issuer.

Interest rate risk – The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates.

However, the Bond Indenture limits the type of investments held using unspent proceeds.

Fair Value Measurement – When applicable, the District measures and records its investments using fair value measurement guidelines established in accordance with GASB Statements. The framework for measuring fair value provides a fair value hierarchy that prioritizes the inputs to valuation techniques.

These guidelines recognize a three-tiered fair value hierarchy, in order of highest priority, as follows:

- *Level 1:* Investments whose values are based on unadjusted quoted prices for identical investments in active markets that the District has the ability to access;
- *Level 2:* Investments whose inputs - other than quoted market prices - are observable either directly or indirectly; and,
- *Level 3:* Investments whose inputs are unobservable.

The fair value measurement level within the fair value hierarchy is based on the lowest level of any input that is significant to the entire fair value measurement. Valuation techniques used should maximize the use of observable inputs and minimize the use of unobservable inputs.

Money market investments that have a maturity at the time of purchase of one year or less and are held by governments other than external investment pools should be measured at amortized cost. Accordingly, the District's investments have been reported at amortized cost above.

NOTE 5 – INTERFUND TRANSFERS

Interfund transfers for the fiscal year ended September 30, 2024 were as follows:

Fund	Transfer in	Transfer out
Debt service	$ -	$ 9,971
Capital projects	9,971	-
Total	$ 9,971	$ 9,971

Transfers are used to move revenues from the fund where collection occurs to the fund where funds have been reallocated for use. In the case of the District, transfers from the debt service fund to the capital projects fund were made in accordance with the Bond Indentures.

NOTE 6 – CAPITAL ASSETS

Capital asset activity for the fiscal year ended September 30, 2024 was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance
Governmental activities				
Capital assets, not being depreciated				
Land	$ -	$ 50,000	$ -	$ 50,000
Infrastructure under construction	-	9,150,418	-	9,150,418
Total capital assets, not being depreciated	-	9,200,418	-	9,200,418
Governmental activities capital assets, net	$ -	$ 9,200,418	$ -	$ 9,200,418

The infrastructure intended to serve the District has been estimated at a total cost of approximately $21,700,000. The infrastructure will include roadways, potable water and wastewater systems, and land improvements, including wetland mitigation areas and other improvements. A portion of the project costs is expected to be financed with the proceeds from the issuance of Bonds with the remainder to be funded by the Developer and conveyed to the District. Upon completion, certain improvements are to be conveyed to others for ownership and maintenance responsibilities.

During the current fiscal year, the District acquired assets costing $9,200,418. The District reimbursed the Developer $4,745,658 and the remaining balance was contributed by the Developer.

NOTE 7 – LONG-TERM LIABILITIES

Series 2024 Bonds

On June 21, 2024, the District issued $5,040,000 of Special Assessment Bonds, Series 2024-1 and $8,785,000 of Special Assessments Series 2024-2, together the "Series 2024 Bonds." The Series 2024 Bonds consist of various Term Bonds with due dates from May 1, 2031 to May 1, 2055 and fixed interest rates ranging from 4.8% to 5.875%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District. Interest is to be paid semiannually on each May 1 and November 1. Principal on the Bonds is to be paid serially commencing May 1, 2025 through May 1, 2055.

The Series 2024 Bonds are subject to redemption at the option of the District prior to their maturity. The Bonds are subject to extraordinary mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2024.

Developer Advances

In a prior fiscal year, the Developer advanced $33,663 to the District in order to fund costs associated with the anticipated issuance of Bonds. The advanced amounts were expected to be repaid to the Developer with proceeds from a future Bond issuance. However, after the issuance of the Series 2024 Bonds, it has been determined that the District will not reimburse the Developer. Amounts have been reclassified as Developer contributions in the statement of activities.

NOTE 7 – LONG-TERM LIABILITIES (Continued)

Long-term Debt Activity

Changes in long-term liability activity for the fiscal year ended September 30, 2024 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental activities					
Bonds payable:					
Series 2024-1	$ -	$ 5,040,000	$ -	$ 5,040,000	$ 70,000
Series 2024-2	-	8,785,000	-	8,785,000	-
Less: original issue discount	-	(16,735)	-	(16,735)	
Direct borrowings:					
Developer advances	33,663	-	33,663	-	-
Total	$ 33,663	$ 13,808,265	$ 33,663	$ 13,808,265	$ 70,000

At September 30, 2024, the scheduled debt service requirements on the long-term debt were as follows:

Year ending September 30:	Governmental Activities		
	Principal	Interest	Total
2025	$ 70,000	$ 667,943	$ 737,943
2026	195,000	772,316	967,316
2027	205,000	762,716	967,716
2028	210,000	752,626	962,626
2029	225,000	742,286	967,286
2030-2034	1,305,000	3,529,738	4,834,738
2035-2039	1,725,000	3,130,689	4,855,689
2040-2044	2,260,000	2,599,375	4,859,375
2045-2049	3,015,000	1,882,479	4,897,479
2050-2054	4,015,000	900,705	4,915,705
2055	600,000	35,250	635,250
	$ 13,825,000	$ 15,776,123	$ 29,601,123

NOTE 8 - DEVELOPER TRANSACTIONS

The Developer has agreed to fund the general operations of the District. In connection with that agreement, Developer contributions to the general fund were $55,078 as of September 30, 2024, which includes a receivable of $8,589 as of September 30, 2024. See Notes 6 and 7 for additional Developer transactions.

NOTE 9 - CONCENTRATION

The District's activity is dependent upon the continued involvement of the Developer and major landowners, the loss of which could have a material adverse effect on the District's operations.

NOTE 10 - MANAGEMENT COMPANY

The District has contracted with a management company to perform services which include financial and accounting advisory services. Certain employees of the management company also serve as officers of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, computer and other administrative costs.

NOTE 11 – COMMITMENTS AND CONTINGENCIES

As of September 30, 2024, the District had an open contract for construction projects. The contract totaled approximately $7 million, of which approximately $6.7 million was uncompleted at September 30, 2024.

NOTE 12 - RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. There were no settled claims during the past three years.

NOTE 13 – SUBSEQUENT EVENTS

Subsequent to fiscal year end, the District prepaid a total of $20,000 of the Series 2024-1 Bonds. The prepayments were considered extraordinary mandatory redemptions as outlined in the Bond Indenture.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024

	Budgeted Amounts Original and Final	Actual Amounts	Variance with Final Budget - Positive (Negative)
REVENUES			
Developer Contributions	$ 80,048	$ 55,078	$ (24,970)
Total revenues	80,048	55,078	(24,970)
EXPENDITURES			
Current:			
General government	80,048	56,589	23,459
Maintenance and operations	-	325	(325)
Total expenditures	80,048	56,914	23,134
Excess (deficiency) of revenues over (under) expenditures	$ -	(1,836)	$ (1,836)
Fund balance - beginning		887	
Fund balance - ending		$ (949)	

See notes to required supplementary information

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget for the general fund. The District's budgeting process is based on estimates of cash receipts and cash expenditures which are approved by the Board. The budget approximates a basis consistent with accounting principles generally accepted in the United States of America (generally accepted accounting principles).

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2024.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
FLAGLER COUNTY, FLORIDA
OTHER INFORMATION – DATA ELEMENTS
REQUIRED BY FL STATUTE 218.39(3)(C)
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2024
UNAUDITED

Element	Comments
Number of District employees compensated in the last pay period of the District's fiscal year being reported.	0
Number of independent contractors compensated to whom nonemployee compensation was paid in the last month of the District's fiscal year being reported.	3
Employee compensation	0
Independent contractor compensation	$39,383.12
Construction projects to begin on or after October 1; ($65K)	Not applicable
Budget variance report	See the Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual - General Fund
Ad Valorem taxes	Not applicable
Non ad valorem special assessments	Not applicable
Outstanding Bonds:	Note 7

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS*

To the Board of Supervisors
Gardens at Hammock Beach Community Development District
Flagler County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of Gardens at Hammock Beach Community Development District, Flagler County, Florida ("District") as of and for the fiscal year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our opinion thereon dated May 7, 2025.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

May 7, 2025

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INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

To the Board of Supervisors
Gardens at Hammock Beach Community Development District
Flagler County, Florida

We have examined Gardens at Hammock Beach Community Development District, Flagler County, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2024. Management is responsible for District's compliance with those requirements. Our responsibility is to express an opinion on District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the District complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the District complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

We are required to be independent and to meet our other ethical responsibilities in accordance with relevant ethical requirements relating to the examination engagement.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2024.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, management, and the Supervisors of Gardens at Hammock Beach Community Development District, Flagler County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

May 7, 2025

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MANAGEMENT LETTER PURSUANT TO THE RULES OF THE AUDITOR GENERAL FOR THE STATE OF FLORIDA

To the Board of Supervisors
Gardens at Hammock Beach Community Development District
Flagler County, Florida

Report on the Financial Statements

We have audited the accompanying basic financial statements of Gardens at Hammock Beach Community Development District, Flagler County, Florida ("District") as of and for the fiscal year ended September 30, 2024, and have issued our report thereon dated May 7, 2025.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in G*overnment Auditing Standards,* issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Florida Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the Financial Statements Performed in Accordance with *Government Auditing Standards;* and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated May 7, 2025, should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General for the State of Florida. Accordingly, in connection with our audit of the financial statements of the District, as described in the first paragraph, we report the following:

I. Current year findings and recommendations.
II. Status of prior year findings and recommendations.
III. Compliance with the Provisions of the Auditor General of the State of Florida.

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, management, and the Board of Supervisors of Gardens at Hammock Beach Community Development District, Flagler County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

We wish to thank Gardens at Hammock Beach Community Development District, Flagler County, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements, and the courtesies extended to us.

May 7, 2025

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS

None

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

   There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2023.

2. Any recommendations to improve the local governmental entity's financial management.

   There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2024.

3. Noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

   There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2024.

4. The name or official title and legal authority of the District are disclosed in the notes to the financial statements.

5. The District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.

6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2024. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

7. Management has provided the specific information required by Section 218.39(3)(c) in the Other Information section of the financial statements on page 24.

SECTION VI

RESOLUTION 2025-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GARDENS AT HAMMOCK BEACH 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 Gardens at Hammock Beach 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 GARDENS AT HAMMOCK BEACH 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:	July 18, 2025
HOUR:	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 16TH DAY OF MAY, 2024.

ATTEST:

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

_____
Secretary/Assistant Secretary

By:_____
Its:_____

Gardens at Hammock Beach

Community Development District

Proposed Budget

FY 2026

Table of Contents

Gardens at Hammock Beach

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2025	Actuals Through 3/31/25	Projected Next 6 Months	Projected Total Through 9/30/25	Proposed Budget FY2026
Revenues					
Developer Contributions	$ 106,047	$ 1,486	$ -	$ 1,486	$ 44,594
Assessments - Area 1	$ 198,340	$ 128,321	$ 70,019	$ 198,340	$ 198,340
Assessments - Area 2	$ 17,563	$ 13,172	$ 4,391	$ 17,563	$ 116,560
Total Revenues	**$ 321,950**	**$ 142,979**	**$ 74,410**	**$ 217,389**	**$ 359,494**
Expenditures					
Administrative					
Supervisor Fees	$ 7,200	$ -	$ 1,800	$ 1,800	$ 7,200
FICA Expense	$ 551	$ -	$ 138	$ 138	$ 551
Engineering	$ 5,000	$ 2,023	$ 2,500	$ 4,523	$ 5,000
Attorney	$ 5,000	$ 7,504	$ 2,400	$ 9,904	$ 10,000
Dissemination	$ 3,500	$ 1,850	$ 1,752	$ 3,602	$ 3,605
Arbitrage	$ 450	$ -	$ 450	$ 450	$ 450
Trustee Fees	$ 4,500	$ -	$ 2,250	$ 2,250	$ 4,500
Annual Audit	$ 5,000	$ -	$ 5,000	$ 5,000	$ 5,000
Management Fees	$ 40,000	$ 20,000	$ 20,000	$ 40,000	$ 41,200
Information Technology	$ 1,800	$ 900	$ 900	$ 1,800	$ 1,854
Website Maintenance	$ 1,200	$ 600	$ 600	$ 1,200	$ 1,236
Telephone	$ 100	$ -	$ 50	$ 50	$ 100
Postage	$ 750	$ 88	$ 250	$ 338	$ 750
Insurance	$ 6,119	$ 6,016	$ -	$ 6,016	$ 7,268
Printing & Binding	$ 500	$ 11	$ 250	$ 261	$ 500
Legal Advertising	$ 5,000	$ 83	$ 2,500	$ 2,583	$ 5,000
Other Current Charges	$ 610	$ 285	$ 240	$ 525	$ 610
Office Supplies	$ 125	$ -	$ 75	$ 75	$ 125
Dues, Licenses & Subscriptions	$ 175	$ 175	$ -	$ 175	$ 175
Total Administrative	**$ 87,580**	**$ 39,535**	**$ 41,155**	**$ 80,690**	**$ 95,124**
Field - Assessment Area 1					
Field Management	$ 15,000	$ -	$ -	$ -	$ 15,000
Electric - Streetlights	$ 21,270	$ 7,341	$ 8,850	$ 16,191	$ 45,270
Electric - Irrigation/Signs	$ 4,100	$ 994	$ 1,020	$ 2,014	$ 4,100
Water & Sewer	$ 30,000	$ -	$ -	$ -	$ 30,000
Landscape Maintenance	$ 130,000	$ 19,446	$ 20,424	$ 39,870	$ 130,000
Landscape Contingency	$ 2,000	$ -	$ 1,000	$ 1,000	$ 2,000
Property Insurance	$ 6,000	$ -	$ -	$ -	$ 6,000
Lake Maintenance	$ 9,000	$ 8,220	$ 1,950	$ 10,170	$ 15,000
Stormwater Repairs & Maintenance	$ 5,000	$ -	$ -	$ -	$ 5,000
General Repairs & Maintenance	$ 1,000	$ -	$ -	$ -	$ 1,000
Irrigation Repairs	$ 5,000	$ 75	$ 1,000	$ 1,075	$ 5,000
Sidewalk/Asphalt Repairs	$ 5,000	$ -	$ -	$ -	$ 5,000
Contingency	$ 1,000	$ -	$ -	$ -	$ 1,000
Total Field	**$ 234,370**	**$ 36,076**	**$ 34,244**	**$ 70,320**	**$ 264,370**
Total Expenditures	**$ 321,950**	**$ 75,611**	**$ 75,399**	**$ 151,010**	**$ 359,494**
Excess Revenues/(Expenditures)	$ -	$ 67,368	$ (989)	$ 66,379	$ -

Land Use	Units	Net Per Unit	Net Annual	Gross Per Unit	Gross Annual
1 - Assesment Area 1	211	$ 940.00	$ 198,340.00	$ 1,000.00	$ 211,000
2 - Assessment Area 2	124	$ 940.00	$ 116,560.00	$ 1,000.00	$ 124,000
Net Annual Assessment			$ 314,900.00		$ 335,000
			Less: Disounts & Collections (6%)		$ (20,100)
Gross Annual Assessments					$ 314,900

Gardens at Hammock Beach
Community Development District
GENERAL FUND BUDGET

REVENUES:

Assessments

The District will levy a non-ad valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the fiscal year.

Developer Contributions

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

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.

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 various cost of information technology 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. Governmental Management Services – Central Florida, LLC provides these services.

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.

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 Commerce for $175. This is the only expense under this category for the District.

Field – Assessment Area 1:

Field Management

The District will contract to provide onsite field management of contracts for District Services such as landscape maintenance. Services to include weekly site inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

Electric – Streetlights

The District will incur cost for electric for streetlights.

Electric – Irrigation/Signs

The District will incur cost for electric for irrigation timers.

Water & Sewer

The District incurs cost for water. The District will contract with a utility company to provide this service.

Gardens at Hammock Beach
Community Development District
GENERAL FUND BUDGET

Landscape Maintenance

The District will incur landscape maintenance expenses, which include mowing, edging, string-trimming, annual flower replacements, shrub and palm pruning, weeding, fertilization, pine straw, pest control and irrigation inspections during the fiscal year.

Landscape Contingency

To record the cost of landscape enhancements as well as any miscellaneous landscape items currently not budgeted or covered in landscape contract.

Property Insurance

The District's Property Insurance policy will contract with Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies. The amount budgeted represents the estimated premium for property insurance related to the District.

Lake Maintenance

The District will contract to provide for the few Stormwater management facilities that the CDD will own and maintain.

Stormwater Repairs & Maintenance

Cost of repairs and maintenance to the stormwater systems of the District.

General Repairs and Maintenance

Cost of repairs and maintenance throughout the common area of the District.

Irrigation Repairs

To record the cost of repairs to the irrigation system and preventative maintenance on the irrigation pump station.

Sidewalk/Asphalt Repairs

To record the cost of repairs to the sidewalks and asphalt.

Contingency
To record the cost of any maintenance expenses not properly classified in any of the other accounts.

Gardens at Hammock Beach

Community Development District

Proposed Budget

Debt Service Fund Budget - Special Assessment Bonds, Series 2024-1 (AA1)

Description	Adopted Budget FY2025	Actuals Through 3/31/25	Projected Next 6 Months	Projected Total Through 9/30/25	Proposed Budget FY2026
REVENUES:					
Special Assessments	$ 347,083	$ 224,554	$ 122,529	$ 347,083	$ 345,438
Special Assessments - Prepayments	$ -	$ 23,555	$ -	$ 23,555	$ -
Interest Earnings	$ -	$ 9,797	$ 4,898	$ 14,695	$ 7,500
Carry Forward Surplus	$ 99,248	$ 100,275	$ -	$ 100,275	$ 159,219
TOTAL REVENUES	**$ 446,331**	**$ 358,181**	**$ 127,428**	**$ 485,608**	**$ 512,157**
EXPENDITURES:					
Interest - 11/1	$ 99,248	$ 99,248	$ -	$ 99,248	$ 135,182
Special Call - 2/1	$ -	$ 20,000	$ -	$ 20,000	$ -
Interest - 2/1	$ -	$ 279	$ -	$ 279	$ -
Interest - 5/1	$ 137,420	$ -	$ 136,862	$ 136,862	$ 135,182
Principal - 5/1	$ 70,000	$ -	$ 70,000	$ 70,000	$ 75,000
TOTAL EXPENDITURES	**$ 306,668**	**$ 119,527**	**$ 206,862**	**$ 326,389**	**$ 345,364**
Other Sources/(Uses)					
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
TOTAL OTHER SOURCES/(USES)	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
TOTAL EXPENDITURES	**$ 306,668**	**$ 119,527**	**$ 206,862**	**$ 326,389**	**$ 345,364**
EXCESS REVENUES (EXPENDITURES)	**$ 139,663**	**$ 238,654**	**$ (79,434)**	**$ 159,219**	**$ 166,794**

Units	Gross Per Unit	Gross Annual
210	**$1,750**	**$367,487**

Total Gross Assessment	$ 367,487
Less: Discounts & Collection (6%)	$ (22,049)
Net Annual Assessment	**$ 345,438**

Interest Due 11/1/26	$133,382
	$133,382

(1) Carry Forward is Net of Reserve Requirement

Gardens at Hammock Beach

Community Development District

AMORTIZATION SCHEDULE

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
05/01/25	5,020,000	4.800%	70,000	136,862	
11/01/25	4,950,000	4.800%		135,182	342,043.76
05/01/26	4,950,000	4.800%	75,000	135,182	
11/01/26	4,875,000	4.800%		133,382	343,563.76
05/01/27	4,875,000	4.800%	80,000	133,382	
11/01/27	4,795,000	4.800%		131,462	344,843.76
05/01/28	4,795,000	4.800%	80,000	131,462	
11/01/28	4,715,000	4.800%		129,542	341,003.76
05/01/29	4,715,000	4.800%	85,000	129,542	
11/01/29	4,630,000	4.800%		127,502	342,043.76
05/01/30	4,630,000	4.800%	90,000	127,502	
11/01/30	4,540,000	4.800%		125,342	342,843.76
05/01/31	4,540,000	4.800%	95,000	125,342	
11/01/31	4,445,000	4.800%		123,062	343,403.76
05/01/32	4,445,000	5.375%	100,000	123,062	
11/01/32	4,345,000	5.375%		120,374	343,436.26
05/01/33	4,345,000	5.375%	105,000	120,374	
11/01/33	4,240,000	5.375%		117,553	342,926.88
05/01/34	4,240,000	5.375%	110,000	117,553	
11/01/34	4,130,000	5.375%		114,596	342,148.75
05/01/35	4,130,000	5.375%	115,000	114,596	
11/01/35	4,015,000	5.375%		111,506	341,101.88
05/01/36	4,015,000	5.375%	125,000	111,506	
11/01/36	3,890,000	5.375%		108,146	344,651.88
05/01/37	3,890,000	5.375%	130,000	108,146	
11/01/37	3,760,000	5.375%		104,653	342,798.75
05/01/38	3,760,000	5.375%	140,000	104,653	
11/01/38	3,620,000	5.375%		100,890	345,542.50
05/01/39	3,620,000	5.375%	145,000	100,890	
11/01/39	3,475,000	5.375%		96,993	342,883.13
05/01/40	3,475,000	5.375%	155,000	96,993	
11/01/40	3,320,000	5.375%		92,828	344,820.63
05/01/41	3,320,000	5.375%	160,000	92,828	
11/01/41	3,160,000	5.375%		88,528	341,355.00
05/01/42	3,160,000	5.375%	170,000	88,528	
11/01/42	2,990,000	5.375%		83,959	342,486.25
05/01/43	2,990,000	5.375%	180,000	83,959	
11/01/43	2,810,000	5.375%		79,121	343,080.00
05/01/44	2,810,000	5.375%	190,000	79,121	
11/01/44	2,620,000	5.375%		74,015	343,136.25
05/01/45	2,620,000	5.650%	200,000	74,015	
11/01/45	2,420,000	5.650%		68,365	342,380.00
05/01/46	2,420,000	5.650%	210,000	68,365	
11/01/46	2,210,000	5.650%		62,433	340,797.50
05/01/47	2,210,000	5.650%	225,000	62,433	
11/01/47	1,985,000	5.650%		56,076	343,508.75
05/01/48	1,985,000	5.650%	240,000	56,076	
11/01/48	1,745,000	5.650%		49,296	345,372.50
05/01/49	1,745,000	5.650%	250,000	49,296	
11/01/49	1,495,000	5.650%		42,234	341,530.00
05/01/50	1,495,000	5.650%	265,000	42,234	
11/01/50	1,230,000	5.650%		34,748	341,981.25
05/01/51	1,230,000	5.650%	280,000	34,748	
11/01/51	950,000	5.650%		26,838	341,585.00
05/01/52	950,000	5.650%	300,000	26,838	
11/01/52	650,000	5.650%		18,363	345,200.00
05/01/53	650,000	5.650%	315,000	18,363	
11/01/53	335,000	5.650%		9,464	342,826.25
05/01/54	335,000	5.650%	335,000	9,464	344,463.75
Total			**$ 5,020,000**	**$ 5,269,759**	**$ 10,289,759**

$ -

Gardens at Hammock Beach

Community Development District

Proposed Budget

Debt Service Fund Budget - Special Assessment Bonds, Series 2024-2 (AA2)

Description	Adopted Budget FY2025	Actuals Through 3/31/25	Projected Next 6 Months	Projected Total Through 9/30/25	Proposed Budget FY2026
REVENUES:					
Special Assessments	$ -	$ -	$ -	$ -	$ 618,857
Interest Earnings	$ -	$ 26,927	$ 13,464	$ 40,391	$ 20,000
Carry Forward Surplus	$ 681,694	$ 688,753	$ -	$ 688,753	$ 297,868
TOTAL REVENUES	**$ 681,694**	**$ 715,680**	**$ 13,464**	**$ 729,144**	**$ 936,725**
EXPENDITURES:					
Interest - 11/1	$ 180,858	$ 180,858	$ -	$ 180,858	$ 250,418
Interest - 5/1	$ 250,418	$ -	$ 250,418	$ 250,418	$ 250,418
Principal - 5/1	$ -	$ -	$ -	$ -	$ 120,000
TOTAL EXPENDITURES	**$ 431,276**	**$ 180,858**	**$ 250,418**	**$ 431,276**	**$ 620,836**
Other Sources/(Uses)					
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
TOTAL OTHER SOURCES/(USES)	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
TOTAL EXPENDITURES	**$ 431,276**	**$ 180,858**	**$ 250,418**	**$ 431,276**	**$ 620,836**
EXCESS REVENUES (EXPENDITURES)	**$ 250,418**	**$ 534,822**	**$ (236,954)**	**$ 297,868**	**$ 315,888**

Units	Gross Per Unit	Gross Annual
124	**$5,309**	**$658,358**

Total Gross Assessment	$ 658,358
Less: Discounts & Collection (6%)	$ (39,501)
Net Annual Assessment	**$ 618,857**

Interest Due 11/1/26	$247,418
	$247,418

(1) Carry Forward is Net of Reserve Requirement

Gardens at Hammock Beach

Community Development District

AMORTIZATION SCHEDULE

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/24	8,785,000	5.000%		180,858	180,857.53
05/01/25	8,785,000	5.000%		250,418	
11/01/25	8,785,000	5.000%		250,418	500,836.26
05/01/26	8,785,000	5.000%	120,000	250,418	
11/01/26	8,665,000	5.000%		247,418	617,836.26
05/01/27	8,665,000	5.000%	125,000	247,418	
11/01/27	8,540,000	5.000%		244,293	616,711.26
05/01/28	8,540,000	5.000%	130,000	244,293	
11/01/28	8,410,000	5.000%		241,043	615,336.26
05/01/29	8,410,000	5.000%	140,000	241,043	
11/01/29	8,270,000	5.000%		237,543	618,586.26
05/01/30	8,270,000	5.000%	145,000	237,543	
11/01/30	8,125,000	5.000%		233,918	616,461.26
05/01/31	8,125,000	5.000%	150,000	233,918	
11/01/31	7,975,000	5.000%		230,168	614,086.26
05/01/32	7,975,000	5.600%	160,000	230,168	
11/01/32	7,815,000	5.600%		225,688	615,856.26
05/01/33	7,815,000	5.600%	170,000	225,688	
11/01/33	7,645,000	5.600%		220,928	616,616.26
05/01/34	7,645,000	5.600%	180,000	220,928	
11/01/34	7,465,000	5.600%		215,888	616,816.26
05/01/35	7,465,000	5.600%	190,000	215,888	
11/01/35	7,275,000	5.600%		210,568	616,456.26
05/01/36	7,275,000	5.600%	200,000	210,568	
11/01/36	7,075,000	5.600%		204,968	615,536.26
05/01/37	7,075,000	5.600%	210,000	204,968	
11/01/37	6,865,000	5.600%		199,088	614,056.26
05/01/38	6,865,000	5.600%	225,000	199,088	
11/01/38	6,640,000	5.600%		192,788	616,876.26
05/01/39	6,640,000	5.600%	240,000	192,788	
11/01/39	6,400,000	5.600%		186,068	618,856.26
05/01/40	6,400,000	5.600%	250,000	186,068	
11/01/40	6,150,000	5.600%		179,068	615,136.26
05/01/41	6,150,000	5.600%	265,000	179,068	
11/01/41	5,885,000	5.600%		171,648	615,716.26
05/01/42	5,885,000	5.600%	280,000	171,648	
11/01/42	5,605,000	5.600%		163,808	615,456.26
05/01/43	5,605,000	5.600%	295,000	163,808	
11/01/43	5,310,000	5.600%		155,548	614,356.26
05/01/44	5,310,000	5.600%	315,000	155,548	
11/01/44	4,995,000	5.600%		146,728	617,276.26
05/01/45	4,995,000	5.875%	335,000	146,728	
11/01/45	4,660,000	5.875%		136,888	618,615.63
05/01/46	4,660,000	5.875%	355,000	136,888	
11/01/46	4,305,000	5.875%		126,459	618,346.88
05/01/47	4,305,000	5.875%	375,000	126,459	
11/01/47	3,930,000	5.875%		115,444	616,903.13
05/01/48	3,930,000	5.875%	395,000	115,444	
11/01/48	3,535,000	5.875%		103,841	614,284.38
05/01/49	3,535,000	5.875%	420,000	103,841	
11/01/49	3,115,000	5.875%		91,503	615,343.76
05/01/50	3,115,000	5.875%	445,000	91,503	
11/01/50	2,670,000	5.875%		78,431	614,934.38
05/01/51	2,670,000	5.875%	475,000	78,431	
11/01/51	2,195,000	5.875%		64,478	617,909.38
05/01/52	2,195,000	5.875%	500,000	64,478	
11/01/52	1,695,000	5.875%		49,791	614,268.76
05/01/53	1,695,000	5.875%	530,000	49,791	
11/01/53	1,165,000	5.875%		34,222	614,012.51
05/01/54	1,165,000	5.875%	565,000	34,222	
11/01/54	600,000	5.875%		17,625	616,846.88
05/01/55	600,000	5.875%	600,000	17,625	
11/01/55					617,625.00
Total			**$ 8,785,000**	**$ 10,383,813**	**$ 19,168,813**

$ -

Gardens at Hammock Beach CDD
Summary Assessment Chart

Assessment Area	Product Type	Units	O&M	Debt Series 2004-1	Debt Series 2004-2	Total
1	SF - Assessment Area 1	211	$ 1,000	$ 1,750	$ -	$ 2,750
2	SF - Assessment Area 2	124	$ 1,000	$ -	$ 5,309	$ 6,309

(1) Per unit amounts include 4% for early payment discount and 2% for tax collector

SECTION VII

JD WEBER CONSTRUCTION

TOTAL SITE DEVELOPMENT

Change Order Proposal
Veranda Bay 2B & 2C
Pond Cleanout

TO: Sunbelt Land Management
ATTN: Scott Shelton

DATE: 10/30/2024

DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
I. POND CLEANOUT				
1. DEMUCK/CLEAN	1	LS	$ 5,500.00	$ 5,500.00
GRAND TOTAL				**$ 5,500.00**

*******NOTES*******

Date: 10/30/2024

Signed: Joe Weber Jr.

JD Weber Construction

Accpeted By: _____

P.O Box 730386 - Ormond Beach, Florida 32173-0386 - Office: 386-671-2727 ; Fax: 386-671-2471

SECTION VIII

This item will be provided under separate cover

SECTION IX

SECTION A

FORM OF REQUISITION
GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2024-1

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain First Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 1

(B) Name of Payee: Palm Coast Intracoastal, LLC

(C) Amount Payable: $4,367,635.53

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of water systems, sanitary sewer systems, reuse water systems, stormwater management systems, onsite roadway systems, landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith

(E) Amount, if any, that is used for a Deferred Cost: $0.00

(F) Fund or Account from which disbursement to be made: Series 2024-1 Acquisition and Construction Account

The undersigned hereby certifies that:

1. _X_ obligations in the stated amount set forth above have been incurred by the Issuer,

or

___ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

July 19, 2024

Board of Supervisors
Gardens at Hammock Beach Community Development District
C/O Governmental Management Services – Central Florida, LLC
219 E. Livingston Street
Orlando, FL 32801

RE: Acquisition of Assessment Area One, Stormwater, Potable Water, Utility Connections, and Roads

Dear Sir or Madam,

We are writing to request that the Gardens at Hammock Beach Community Development District ("District") acquire from Palm Coast Intracoastal, LLC (the "Developer") the public infrastructure improvements and/or work product set forth in detail in **Exhibit A** attached hereto. The Developer created the Improvements and/or Work Product in Assessment Area One (as defined in the Engineer's Report) consistent with the District's *Gardens at Hammock Beach Community Development District Supplemental Engineer's Report – Phase 1-3 Tract* dated April 2024, and the Improvements and/or Work Product are now complete.

As set forth in more detail in a Bill of Sale dated on or about the same date as this letter, the Developer wishes to convey the improvements and work product to the District, pursuant to the terms of the Acquisition Agreement between the District and the Developer, in exchange for the payment of $4,367,635.53, representing less than the actual cost of creating and/or constructing such improvements and work product. Please make a check payable to the Developer from the proceeds of the recent issuance of bonds. In connection with this conveyance, the Developer agrees to pay all remaining costs for the District infrastructure as may be required, and the Developer may request the remaining amounts from the District upon proof of payment.

Sincerely,

PALM COAST INTRACOASTAL, LLC,

A Florida limited liability company

By: _____
William G. Allen, Jr., Its Manager

ACKNOWLEDGED AND AGREED TO BY:

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Clint Smith, Chairman
Date: 7/19/2024

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of water systems, sanitary sewer systems, reuse water systems, stormwater management systems, onsite roadway systems, landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith.

Construction Costs of Capital Improvements

IMPROVEMENT DESCRIPTION	CONTRACTOR	COSTS PAID	REMAINING COSTS	TOTAL COSTS
Water System	Cline Construction	$1,059,606.30	$ -	$1,059,606.30
Sanitary Sewer System	Cline Construction	$1,512,611.40	$ -	$1,512,611.40
Reuse Water	Cline Construction	$1,128,544.00	$ -	$1,128,544.00
Stormwater Management System	Cline Construction	$ 609,867.00	$ -	$ 609,867.00
Conservation Mitigation	Atlantic Ecological	$ 73,668.43	$ -	$ 73,668.43
Conservation Mitigation	Lake Swamp, LLC	$ 147,238.57	$ -	$ 147,238.57
Onsite Public Roadway Systems	Cline Construction	$2,668,542.00	$ -	$2,668,542.00
Offsite Public Roadway Systems	Cline Construction	$ 468,578.00	$ -	$ 468,578.00
Landscaping/Hardscaping/Irrigation	Verdego	$ 257,566.00	$ -	$ 257,566.00
Recreational Areas	Cline Construction	$ 117,153.00	$ -	$ 117,153.00
Miscellaneous	Cline Construction	$ 325,914.00	$ -	$ 325,914.00
Totals		**$8,369,288.70**	**$ -**	**$8,369,288.70**

ACKNOWLEDGEMENT AND RELEASE
ACQUISITION OF LANSCAPING, HARDSCAPING, AND IRRIGATION

This acknowledgement and release ("Release") is made the 22 day of July, 2024 by Verdego, LLC, a Florida limited liability company having offices located at 3335 N. State Street, Bunnell, FL 32110 ("Contractor"), in favor of the Gardens at Hammock Beach Community Development District ("District"), which is a local unit of special purpose government situated in Flagler County, Florida, and having offices located at 219 East Livingston Street, Orlando, Florida 32801.

RECITALS

WHEREAS, pursuant to that certain agreement ("Contract") dated January 11, 2024, and between Contractor and Palm Coast Intracoastal, LLC a Florida limited liability company ("Developer"), Contractor has constructed for Developer a portion of the infrastructure improvements, as described in Exhibit A ("Improvements"); and

WHEREAS, Developer may in the future convey the work product to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVMENTS. Contractor acknowledges that the District is or has acquired the Improvements constructed by Contractor in connection with the Contract, from Developer, and accordingly, the District has the unrestricted right to rely upon the terms of the Construction Contract for same.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contract, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.

SECTION 5. CERTIFICATE OF PAYMENT. Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies that no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. This document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. EFFECTIVE DATE. This Release shall take effect upon execution.

Verdego, LLC

By: _____
Print: TJ McNitt
Title: President

STATE OF Florida
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 22nd day of July, 2024 by TJ McNitt, as President of Verdego, on behalf of the Company. (S)He (✓) is personally known to me or (__) has produced _____ as identification.

Jennifer L. Laura
Notary Public, State of Florida
Name: Jennifer L. Laura

NOTARY PUBLIC STATE OF FLORIDA
JENNIFER LAURA
MY COMMISSION # HH 476678
EXPIRES: January 7, 2028

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith.

AFFIDAVIT REGARDING COSTS PAID

STATE OF FLORIDA
COUNTY OF COLLIER

I William G. Allen Jr., as manager of Palm Coast Intracoastal, LLC, a Florida limited liability company, being first duly sworn and do hereby state for this affidavit as follows:

1. I have personal knowledge of the matters set forth in this affidavit.

2. My name is William G. Allen, Jr. and I am the manager of Palm Coast Intracoastal, LLC (hereinafter "Landowner"). I have the authority to make this affidavit on behalf of the Landowner.

3. Landowner is the developer and owner of certain lands within the Gardens at Hammock Beach Community Development District, a special purpose unit of local government established pursuant to Chapter 190, *Florida Statutes* ("District").

4. The District's *Gardens at Hammock Beach Community Development District Supplemental Engineer's Report – Phase 1-3 Tract* Dated April 2024, as it pertains to Assessment Area One (as described in the Engineer's Report) (collectively the "Engineer's Report") describes certain public infrastructure improvements and/or work product that the District intends to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, or maintain pursuant to Chapter 190, *Florida Statutes*.

5. In making this affidavit, we understand that the District intends to rely on this affidavit for purposes of acquiring completed improvements that Developer has developed consistent with the Engineer's Report.

Under penalties of perjury, we declare that we have read the foregoing and the facts alleged are true and correct to the best of our knowledge and belief.

[Signatures on following pages]

Signed and Delivered in the presence of:

PALM COAST INTRACOASTAL, LLC,
A Florida limited liability company

Print Name: WILLIAM G. ALLEN

By: _____
William G. Allen, Jr., Its Manager

Print Name: TRACEY BENAVIDES

STATE OF FLORIDA
COUNTY OF COLLIER

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 22nd day of July, 2024 by William G. Allen, Jr., as Manager of **Palm Coast Intracoastal, LLC, a Florida limited liability company,** on behalf of the Company. He (✓) is personally known to me or (__) has produced_____ as identification.

Notary Public, State of FLORIDA
Name: TRACEY A. BENAVIDES

TRACEY A. BENAVIDES
Notary Public-State of Florida
Commission # HH 190061
My Commission Expires
January 02, 2026

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of water systems, sanitary sewer systems, reuse water systems, stormwater management systems, onsite roadway systems, landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith.

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that Palm Coast Intracoastal, LLC, a Florida limited liability company, whose address is 3129 Springbank Lane, Suite 201, Charlotte, NC 28226 ("Seller"), and in consideration of the sum of Ten Dollars ($10.00) and other valuable consideration, to it paid by the Gardens at Hammock Beach Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes ("District") whose address is 219 East Livingston Street, Orlando, Florida 32801, the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred and delivered, and by these presents does grant, bargain, sell, transfer, and deliver unto the District, its successors and assigns, the following described property, assets and rights, to-wit and as described in **Exhibit "A":**

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of water systems, sanitary sewer systems, reuse water systems, stormwater management systems, onsite roadway systems, landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith.

TO HAVE AND TO HOLD all of the foregoing unto the District, its successors and assigns, for its own use forever, free and clear and discharged of and from any and all obligations, claims or liens.

AND the Seller does hereby covenant to and with the District, its successors and assigns, that they are the lawful owners of the above-described personal property and assets; that said personal property and assets are free from all liens and encumbrances; that Seller has good right to sell said personal property and assets; that all contractors, subcontractors and material men furnishing labor or materials relative to the construction of the personal property and assets have been paid in full; and that Seller will warrant and defend the sale of its said personal property and assets hereby made, unto the District, its successors and assigns, against the lawful claims and demands of all persons whosoever.

[Signatures on Following Pages]

Palm Coast Intracoastal, LLC

By: _____
Print: William G. Allen, Jr.

Title: Manager

STATE OF FLORIDA
COUNTY OF COLLIER

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 22nd day of July, 2024 by William G. Allen, Jr., as Manager of **Palm Coast Intracoastal, LLC,** on behalf of the Company. He (✓) is personally known to me or (__) has produced_____ as identification.

Tracey A. Benavides
Notary Public, State of FLORIDA
Name: TRACEY A. BENAVIDES

TRACEY A. BENAVIDES
Notary Public-State of Florida
Commission # HH 190061
My Commission Expires
January 02, 2026

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of water systems, sanitary sewer systems, reuse water systems, stormwater management systems, onsite roadway systems, landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith.

Construction Costs of Capital Improvements

IMPROVEMENT DESCRIPTION	CONTRACTOR	COSTS PAID	REMAINING COSTS	TOTAL COSTS
Water System	Cline Construction	$1,059,606.30	$ -	$1,059,606.30
Sanitary Sewer System	Cline Construction	$1,512,611.40	$ -	$1,512,611.40
Reuse Water	Cline Construction	$1,128,544.00	$ -	$1,128,544.00
Stormwater Management System	Cline Construction	$ 609,867.00	$ -	$ 609,867.00
Conservation Mitigation	Atlantic Ecological	$ 73,668.43	$ -	$ 73,668.43
Conservation Mitigation	Lake Swamp, LLC	$ 147,238.57	$ -	$ 147,238.57
Onsite Public Roadway Systems	Cline Construction	$2,668,542.00	$ -	$2,668,542.00
Offsite Public Roadway Systems	Cline Construction	$ 468,578.00	$ -	$ 468,578.00
Landscaping/Hardscaping/Irrigation	Verdego	$ 257,566.00	$ -	$ 257,566.00
Recreational Areas	Cline Construction	$ 117,153.00	$ -	$ 117,153.00
Miscellaneous	Cline Construction	$ 325,914.00	$ -	$ 325,914.00
Totals		**$8,369,288.70**	**$ -**	**$8,369,288.70**

ACKNOWLEDGEMENT AND RELEASE
ACQUISITION OF ROADS, STORM INFRASTRUCTURE, AND UTILITIES

This acknowledgement and release ("Release") is made the 24 day of July, 2024 by S.E. Cline Construction, Inc., a Florida corporation having offices located at 18 Utility Drive, Palm Coast, FL 32137 ("Contractor"), in favor of the Gardens at Hammock Beach Community Development District ("District"), which is a local unit of special purpose government situated in Flagler County, Florida, and having offices located at 219 East Livingston Street, Orlando, Florida 32801.

RECITALS

WHEREAS, pursuant to that certain agreement ("Contract") dated October 13, 2022, and between Contractor and Palm Coast Intracoastal, LLC a Florida limited liability company ("Developer"), Contractor has constructed for Developer a portion of the infrastructure improvements, as described in Exhibit A ("Improvements"); and

WHEREAS, Developer may in the future convey the work product to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVMENTS. Contractor acknowledges that the District is or has acquired the Improvements constructed by Contractor in connection with the Contract, from Developer, and accordingly, the District has the unrestricted right to rely upon the terms of the Construction Contract for same.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contract, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.

SECTION 5. CERTIFICATE OF PAYMENT. Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies that no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. This document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. EFFECTIVE DATE. This Release shall take effect upon execution.

S.E. Cline Construction, Inc.

By: _____

Print: Eric Rush

Title: Vice President

STATE OF Florida
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by (√) physical presence or (__) online notarization this 24th day of July, 2024 by Eric Rush, as Vice President of S.E. Cline Construction, Inc., on behalf of the Company. (S)He (√) is personally known to me or (__) has produced _____ as identification.

Luanne Waters

Notary Public, State of Florida

Name: _____

LUANNE WATERS
Commission # HH 252927
Expires July 10, 2026

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of water systems, sanitary sewer systems, reuse water systems, stormwater management systems, and onsite roadway systems improvements and appurtenances constructed in connection therewith.

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ACKNOWLEDGEMENT AND RELEASE
ACQUISITION OF CONSERVATION MITIGATION SERVICES

This acknowledgement and release ("Release") is made the 23rd day of July, 2024 by **Lake Swamp, LLC**, a Florida limited liability company having offices located at 393 Palm Coast Parkway SW #1, Palm Coast, Fl 32137 ("Contractor"), in favor of the Gardens at Hammock Beach Community Development District ("District"), which is a local unit of special purpose government situated in Flagler County, Florida, and having offices located at 219 East Livingston Street, Orlando, Florida 32801.

RECITALS

WHEREAS, pursuant to that certain agreement ("Contract") dated December 14, 2020, between Contractor and Palm Coast Intracoastal, LLC a Florida limited liability company ("Developer"), Contractor has constructed for Developer a portion of the infrastructure improvements, as described in Exhibit A ("Improvements"); and

WHEREAS, Developer may in the future convey the work product to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVEMENTS. Contractor acknowledges that the District is or has acquired the Improvements constructed by Contractor in connection with the Contracts, from Developer, and accordingly, the District has the unrestricted right to rely upon the terms of the Construction Contract for same.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contracts, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.

SECTION 5. **CERTIFICATE OF PAYMENT**. Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies that no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. This document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. **EFFECTIVE DATE**. This Release shall take effect upon execution.

Lake Swamp, LLC

By: _____
Print: Clinton F. Smith, III

Title: Vice President

STATE OF FLORIDA
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 23rd day of July, 2024 by Clinton F. Smith III, as Vice President of **Lake Swamp, LLC,** on behalf of the Company. He (✓) is personally known to me or (__) has produced N/A as identification.

_____
Notary Public, State of FLORIDA
Name: Danielle M. Ferguson

DANIELLE M. FERGUSON
Commission # HH 176415
Expires January 13, 2026
Bonded Thru Troy Fain Insurance 800-385-7019

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of conservation mitigation improvements and appurtenances constructed in connection therewith.

ACKNOWLEDGEMENT AND RELEASE
ACQUISITION OF CONSERVATION MITIGATION SERVICES

This acknowledgement and release ("Release") is made the 24th day of July, 2024 by Atlantic Ecological Services, LLC, a Florida limited liability company having offices located at 201 Basque Road, Saint Augustine, FL 32080 ("Contractor"), in favor of the Gardens at Hammock Beach Community Development District ("District"), which is a local unit of special purpose government situated in Flagler County, Florida, and having offices located at 219 East Livingston Street, Orlando, Florida 32801.

RECITALS

WHEREAS, pursuant to various agreements ("Contracts") between Contractor and Palm Coast Intracoastal, LLC a Florida limited liability company ("Developer"), Contractor has constructed for Developer a portion of infrastructure improvements, as described in Exhibit A ("Improvements"); and

WHEREAS, Developer may in the future convey the work product to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVEMENTS. Contractor acknowledges that the District is or has acquired the Improvements constructed by Contractor in connection with the Contracts, from Developer, and accordingly, the District has the unrestricted right to rely upon the terms of the Construction Contract for same.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contracts, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.

SECTION 5. **CERTIFICATE OF PAYMENT**. Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies that no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. This document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. **EFFECTIVE DATE.** This Release shall take effect upon execution.

Atlantic Ecological Services, LLC

By: _____
Print: Jody Sisk
Title: Managing Member

STATE OF Florida
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 24 day of July, 2024 by Jody Sisk, as Managing Member of Atlantic Ecological Services, on behalf of the Company. (S)He (✓) is personally known to me or (__) has produced _____ as identification.

_____
Notary Public, State of Florida
Name: Danielle M. Ferguson

DANIELLE M. FERGUSON
Commission # HH 176415
Expires January 13, 2026
Bonded Thru Troy Fain Insurance 800-385-7019

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of conservation mitigation improvements and appurtenances constructed in connection therewith.

ACKNOWLEDGEMENT AND RELEASE
ACQUISITION OF LANSCAPING, HARDSCAPING, AND IRRIGATION

This acknowledgement and release ("Release") is made the 22 day of July, 2024 by Verdego, LLC, a Florida limited liability company having offices located at 3335 N. State Street, Bunnell, FL 32110 ("Contractor"), in favor of the Gardens at Hammock Beach Community Development District ("District"), which is a local unit of special purpose government situated in Flagler County, Florida, and having offices located at 219 East Livingston Street, Orlando, Florida 32801.

RECITALS

WHEREAS, pursuant to that certain agreement ("Contract") dated January 11, 2024, and between Contractor and Palm Coast Intracoastal, LLC a Florida limited liability company ("Developer"), Contractor has constructed for Developer a portion of the infrastructure improvements, as described in Exhibit A ("Improvements"); and

WHEREAS, Developer may in the future convey the work product to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVMENTS. Contractor acknowledges that the District is or has acquired the Improvements constructed by Contractor in connection with the Contract, from Developer, and accordingly, the District has the unrestricted right to rely upon the terms of the Construction Contract for same.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contract, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.

SECTION 5. CERTIFICATE OF PAYMENT. Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies that no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. This document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. EFFECTIVE DATE. This Release shall take effect upon execution.

Verdego, LLC

By: _____
Print: TJ McNitt
Title: President

STATE OF Florida
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 22nd day of July, 2024 by TJ McNitt, as President of Verdego, on behalf of the Company. (S)He (✓) is personally known to me or (__) has produced _____ as identification.

Jennifer L. Laura
Notary Public, State of Florida
Name: Jennifer L. Laura

NOTARY PUBLIC STATE OF FLORIDA
JENNIFER LAURA
MY COMMISSION # HH 476678
EXPIRES: January 7, 2028

EXHIBIT A

Description of Improvements to be Acquired

Those components of Veranda Bay Phase 1A as recorded on the Plat of Veranda Bay Phase 1A in Plat Book 40, Pages 59 through 64 and Veranda Bay Phase 2A as recorded on the Plat of Veranda Bay Phase 2A in Plat Book 40, Pages 65 through 70, both of the Public Records of Flagler County, Florida, and within the attendant access easements, specifically consisting of landscaping, hardscaping, and irrigation improvements and appurtenances constructed in connection therewith.

CERTIFICATE OF CONSULTING ENGINEER
RELATING TO ACQUISITION OF INFRASTRUCTURE

July 22, 2024

Board of Supervisors
Gardens at Hammock Beach Community Development District

Re: Gardens at Hammock Beach Community Development District
Acquisition of Roads, Storm Infrastructure, and Utilities
Assessment Area One

Ladies and Gentlemen:

The undersigned, a representative of Parker Mynchenberg & Associates, Inc. a Florida corporation ("Consulting Engineer"), as Consulting Engineer for Palm Coast Intracoastal, LLC, a Florida Limited Liability Company ("Developer"), hereby makes the following certifications in connection with an acquisition of certain Assessment Area One work product ("Work Product") and improvements ("Improvements"), as described in that certain bill of sale ("Bill of Sale") dated as of or about the same date as the certificate. The undersigned, an authorized representative of Developer's Engineer, hereby certifies that:

1. I have reviewed certain documentation relating to the Work Product and Improvements, including but not limited to, the forms of agreement, plans, schedules, invoices, and other documents.

2. The Improvements were installed in accordance with their specifications and are capable of performing the functions for which they were intended.

3. The total costs associated with the Work Product and Improvements are as set forth in the Bill of Sale. Such costs are equal to or greater than each of the following: (i) what was actually paid by Palm Coast Intracoastal, LLC a Florida limited liability company, to create and/or construct the Work Product and Improvements, and (ii) the reasonable fair market value of the Work Product and Improvements.

4. All known plans, permits and specifications necessary for the future operation and maintenance of the Improvements are complete and on file with the Gardens at Hammock Beach Community Development District ("District"), and have been transferred, or are capable of being transferred, to the District for future operations and maintenance responsibilities.

5. With this document, I hereby certify that it is appropriate at this time to acquire the Work Product and Improvements.

Under penalties of perjury, I declare that I have read the foregoing certificate and that the facts stated in it are true.

Parker Mynchenberg & Associates, Inc.

By: _____
Print: Parker Mynchenberg
Title: President

STATE OF FLORIDA
COUNTY OF Volusia

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 22 day of July, 2024 by Parker Mynchenberg, as President of **Parker Mynchenberg & Associates, Inc.,** on behalf of the Company. He (✓) is personally known to me or (__) has produced _____ as identification.

Angela Felderman
Notary Public, State of Florida
Name: Angela Felderman

CERTIFICATE OF DISTRICT ENGINEER
RELATING TO ACQUISITION OF INFRASTRUCTURE

July 22, 2024

Board of Supervisors
Gardens at Hammock Beach Community Development District

Re: Gardens at Hammock Beach Community Development District
Acquisition of Roads, Storm Infrastructure, and Utilities
Assessment Area One

Ladies and Gentlemen:

The undersigned, a representative of Parker Mynchenberg & Associates, Inc. a Florida corporation ("District Engineer"), as District Engineer for the Gardens at Hammock Beach Community Development District ("District"), hereby makes the following certifications in connection with an acquisition of certain Assessment Area One work product ("Work Product") and improvements ("Improvements"), as described in that certain bill of sale ("Bill of Sale") dated as of or about the same date as the certificate. The undersigned, an authorized representative of the District Engineer, hereby certifies that:

1. I have reviewed certain documentation relating to the Work Product and Improvements, including but not limited to, the forms of agreement, plans, schedules, invoices, and other documents.

2. The Work Product and Improvements are within the scope of the Assessment Area One project as set forth in the Gardens at Hammock Beach Community Development District Supplemental Engineer's Report Phase 1-3 Tract ("Engineer's Report") as it pertains to Phase 1A and Phase 2A as identified in the Engineer's Report, and specially benefit property within the District as further described in the Engineer's Report;

3. The total costs associated with the Work Product and Improvements are as set forth in the Bill of Sale. Such costs are equal to or greater than each of the following: (i) what was actually paid by Palm Coast Intracoastal, LLC a Florida limited liability company, to create and/or construct the Work Product and Improvements, and (ii) the reasonable fair market value of the Work Product and Improvements.

4. All known plans, permits and specifications necessary for the future operation and maintenance of the Improvements are complete and on file with the District and have been transferred, or are capable of being transferred, to the District for future operations and maintenance responsibilities.

5. With this document, I hereby certify that it is appropriate at this time to acquire the Work Product and Improvements.

Under penalties of perjury, I declare that I have read the foregoing certificate and that the facts stated in it are true.

Parker Mynchenberg & Associates, Inc.

By:_____
Print: Parker Mynchenberg

Title: President

STATE OF FLORIDA
COUNTY OF Volusia

The foregoing instrument was acknowledged before me by (✓) physical presence or (__) online notarization this 22 day of July, 2024 by Parker Mynchenberg, as President of **Parker Mynchenberg & Associates, Inc.**, on behalf of the Company. He (✓) is personally known to me or (__) has produced_____ as identification.

Angela Felderman
Notary Public, State of Florida
Name: Angela Felderman

ANGELA MARIE FELDERMAN
Notary Public - State of Florida
Commission # HH 078803
My Comm. Expires Jan 7, 2025
Bonded through National Notary Assn.

REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA ONE), SERIES 2024-1

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain First Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 2

(B) Name of Payee: Chiumento Law
145 City Place, Suite 301
Palm Coast, FL 32164

(C) Amount Payable: $6,456.50

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Legal fees associated with Assessment Area 1

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-1 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. X obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

CHIUMENTO LAW
LEGAL TEAM FOR LIFE - SINCE 1973

145 City Place
Suite 301
Palm Coast, FL, 32164
chiumento@legalteamforlife.com
www.legalteamforlife.com
O: 386-445-8900

INVOICE

Number	2991
Issue Date	8/9/2024
Matter	Gardens at Hammock Beach CDD-General Representation
Email	invoices@gmscfl.com

Bill To:

Gardens at Hammock Beach Community Development District (CDD)
c/o Governmental Management Services - Central FL
6200 Lee Vista Blvd, Suite 300
Orlando, Florida 32822
United States

Pay Now

Gardens at Hammock Beach CDD-General Representation - 8717.190561

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time (VLS) 6/17/2024 Began drafting acquisition of partially completed work product documents for Assessment Area One.	VS	$350.00	3.60	$1,260.00
Time (VLS) 6/18/2024 Prepared for, attended, and conducted monthly Board of Supervisor's meeting.	VS	$350.00	1.30	$455.00
Time (VLS) 7/15/2024 Phone call with Ken Belshe re: disbursing funds on assessment area one; Researched same and e-mailed appropriate parties for items needed to complete acquisition paperwork for Board consideration.	VS	$350.00	1.30	$455.00
Time (VLS) 7/18/2024 Edited and finalized drafting acquisition package; Drafted, edited, and finalized requisition request 1.	VS	$350.00	1.50	$525.00
Time (VLS) 7/19/2024 Prepared for, attended, and conducted Board of Supervisor's meeting; Finalized requisition and acquisition package and delivered same to Developer for execution by appropriate parties.	VS	$350.00	0.70	$245.00
Time (VLS) 7/22/2024 Status call with Michael Chiumento re: Requisition Agreement.	VS	$0.00	0.30	$0.00

Time Entries	Billed By	Rate	Hours	Sub
Time (CM) 7/22/2024 Office conference with MC3 and telephone call with VLS regarding changes to Acquisition documents; Telephone call with MC3, Ken Belshe & Danielle Ferguson to discuss documents in detail.	CM	$145.00	1.50	$217.50
Time (MC3) 7/22/2024 Met with client regarding acquisition documents.	MC	$420.00	1.50	$630.00
Time (MC3) 7/23/2024 Telephone conference with Client; Revised CDD acquisition documents.	MC	$420.00	1.70	$714.00
Time (CM) 7/23/2024 Revised Acquisition of Infrastructure documents and corresponded with Client regarding transmittal of same.	CM	$145.00	0.50	$72.50
Time (VLS) 7/24/2024 Requested status update as to City of Flagler Beach's readiness to accept utilities from CDD.	VS	$350.00	0.20	$70.00
Time (MC3) 7/24/2024 Reviewed and revised transfer documents; Telephone conference with Client.	MC	$420.00	1.20	$504.00
Time (CM) 7/29/2024 Received and reviewed legal description for the conveyance of property from Palm Coast Intracoastal, LLC to Gardens at Hammock Beach Community Development District; Revised Deed and corresponded with Client regarding transmittal of same for execution; Office conference with VLS & MC3 regarding consideration for transfer.	CM	$145.00	1.30	$188.50
Time (VLS) 7/29/2024 Reviewed deed and parcels that will be conveyed to CDD; Created purchase price for same; Reviewed finalized package for Requisition Request #1 for the 2024-1 Bonds; Circulated same to District Manager to forward to Trustee for payment.	VS	$350.00	1.20	$420.00
Time (VLS) 7/30/2024 Pulled comparable properties and itemized cost per square foot for client's review; Worked with client and District Manager for updates to requisition request No. 1.	VS	$350.00	2.00	$700.00
		Time Entries Total	**19.80**	**$6,456.50**

Total (USD)	$6,456.50
Paid	$0.00
Balance	$6,456.50
I-2959 Previous Balance	$2,667.00
Total Outstanding	$9,123.50

FORM OF REQUISITION
GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), as supplemented by the Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 1

(B) Name of Payee: Palm Coast Intracoastal, LLC, a Florida limited liability company

(C) Amount Payable: $378,022.55

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

Payment of costs associated with the clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

(E) Amount, if any, that is used for a Deferred Cost: $0.00

(F) Fund or Account from which disbursement to be made: Series 2024 Acquisition and Construction Account

The undersigned hereby certifies that:

1. _X_ obligations in the stated amount set forth above have been incurred by the Issuer,

or

___ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer Parker Mynchenberg, P.E.

September 20, 2024

Board of Supervisors
Gardens at Hammock Beach Community Development District
C/O Governmental Management Services – Central Florida, LLC
219 E. Livingston Street
Orlando, FL 32801

RE: Acquisition of Veranda Bay Phase 2 Infrastructure Improvements

Dear Sir or Madam,

We are writing to request that the Gardens at Hammock Beach Community Development District ("District") acquire from Palm Coast Intracoastal, LLC, a Florida limited liability company (the "Developer") the public infrastructure improvements and/or work product set forth in detail in **Exhibit A** attached hereto. The Developer created the Improvements and/or Work Product in Veranda Bay Phase 2 (as defined in the Engineer's Report) consistent with the *Gardens at Hammock Beach Community Development District Supplemental Engineers Report – Phase 1-3 Tract* dated April 2024, and the Improvements and/or Work Product are now complete.

As set forth in more detail in a Bill of Sale dated on or about the same date as this letter, the Developer wishes to convey the improvements and work product to the District, pursuant to the terms of the Acquisition Agreement between the District and the Developer, in exchange for the payment of $378,022.55, representing less than the actual cost of creating and/or constructing such improvements and work product. Please make a check payable to the Developer from the proceeds of the recent issuance of bonds. In connection with this conveyance, the Developer agrees to pay all remaining costs for the District infrastructure as may be required, and the Developer may request the remaining amounts from the District upon proof of payment.

Sincerely,

Palm Coast Intracoastal, LLC,

a Florida limited liability company

By:_____
Ken Belshe, Its Authorized Representative

ACKNOWLEDGED AND AGREED TO BY:

GARDENS AT HAMMOCK BEACH
COMMUNITY DEVELOPMENT DISTRICT

By: _____
Clint Smith, Chairman
Date: 9/20/2024

EXHIBIT A

Description of Improvements to be Acquired

Clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

AFFIDAVIT REGARDING COSTS PAID

CONTRACT FOR CONSTRUCTION SERVICES
VERANDA BAY PHASE 2

STATE OF FLORIDA
COUNTY OF FLAGLER

I, Ken Belshe of Palm Coast Intracoastal, LLC, a Florida limited liability company ("**PCI**"), being first duly sworn, do hereby state for my affidavit as follows:

1. I have personal knowledge of the matters set forth in this affidavit.

2. My name is Ken Belshe and I have authority to make this affidavit on behalf of PCI as shown below.

3. PCI is the developer of certain lands within the Gardens at Hammock Beach Community Development District, a special purpose unit of local government established pursuant to Chapter 190, *Florida Statutes* ("**District**").

4. The *Gardens at Hammock Beach Community Development District Supplemental Engineers Report – Phase 1-3 Tract* dated April 2024 (the "Engineer's Report") describes certain public infrastructure improvements and/or work product that the District intends to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, or maintain pursuant to Chapter 190, *Florida Statutes*.

5. PCI has expended funds to develop and/or acquire certain of the public improvements and/or work product described in the Engineer's Report and more specifically described in **Exhibit A**. The attached **Exhibit A** accurately identifies certain of those improvements and/or work product that have been completed to date and states the amounts that PCI has spent on those improvements and/or work product.

6. In making this affidavit, I understand that the District intends to rely on this affidavit for purposes of acquiring the completed work and/or work product identified in **Exhibit A**.

[CONTINUED ON NEXT PAGE]

Under penalties of perjury, I declare that I have read the foregoing *Affidavit Regarding Costs Paid* and the facts alleged are true and correct to the best of my knowledge and belief.

Executed this 20 day of September, 2024.

Palm Coast Intracoastal, LLC,
a Florida limited liability company

Danielle M. Ferguson
[Print Name]

By: _____
Name: Ken Belshe
Title: Authorized Representative

STATE OF FLORIDA
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization, this 20 day of September, 2024, by Ken Belshe, as Authorized Representative of Palm Coast Intracoastal, LLC, on its behalf. H/She [✓] is personally known to me or [__] produced N/A as identification.

Notary Public, State of Florida

Exhibit A – Description of Completed Work and Acquisition Cost

DANIELLE M. FERGUSON
Commission # HH 176415
Expires January 13, 2026
Bonded Thru Troy Fain Insurance 800-385-7019

EXHIBIT A

Description of Completed Work and Acquisition Cost
For
Veranda Bay Phase 2

The clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

IMPROVEMENT DESCRIPTION	CONTRACTOR	COSTS PAID	REMAINING COSTS	TOTAL COSTS
Clearing	S.E. Cline Construction	$308,750.00	$0.00	$308,750.00
Construction Entrance	S.E. Cline Construction	$5,000.00	$0.00	$5,000.00
Silt Fence	S.E. Cline Construction	$15,525.00	$0.00	$15,525.00
Silt Fence Maintenance	S.E. Cline Construction	$5,438.55	$0.00	$5,438.55
SWPPP Monitoring During Sitework	S.E. Cline Construction	$9,918.00	$0.00	$9,918.00
NOI	S.E. Cline Construction	$464.00	$0.00	$464.00
Cline 10%	S.E. Cline Construction	$32,927.00	$0.00	$32,927.00
Totals		**$378,022.55**		**$378,022.55**

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that **Palm Coast Intracoastal, LLC**, a Florida limited liability company, whose mailing address for purposes hereof is 3129 Springbank Lane, Charlotte, NC, 28226 ("Seller"), and in consideration of the sum of Ten Dollars ($10.00) and other valuable consideration, to it paid by the **Gardens at Hammock Beach Community Development District,** a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes* ("District") whose address is 219 East Livingston Street, Orlando, Florida 32801, the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred and delivered, and by these presents does grant, bargain, sell, transfer, and deliver unto the District, its successors and assigns, the following described personal property, assets and rights, to-wit:

The clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

TO HAVE AND TO HOLD all of the foregoing unto the District, its successors and assigns, for its own use forever, free and clear and discharged of and from any and all obligations, claims or liens.

AND the Seller does hereby covenant to and with the District, its successors and assigns, that they are the lawful owners of the above-described personal property and assets; that said personal property and assets are free from all liens and encumbrances; that Seller has good right to sell said personal property and assets; that all contractors, subcontractors and material men furnishing labor or materials relative to the construction of the personal property and assets have been paid in full; and that Seller will warrant and defend the sale of its said personal property and assets hereby made, unto the District, its successors and assigns, against the lawful claims and demands of all persons whosoever.

[Signatures on Following Pages]

WHEREFORE, the foregoing Bill of Sale is hereby executed and delivered.

Signed, sealed and delivered by:

WITNESSES

By: _____
Name: Victoria A Taylor

By: _____
Name: Danielle M. Ferguson

Palm Coast Intracoastal, LLC
a Florida limited liability company

_____
Name: Ken Belshe
Title: Authorized Representative

STATE OF FLORIDA
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization this 20 day of September, 2024, by Ken Belshe, as the Authorized Representative of Palm Coast Intracoastal, LLC, who [✓] is personally known to me or [__] produced N/A as identification.

(NOTARY SEAL)

DANIELLE M. FERGUSON
Commission # HH 176415
Expires January 13, 2026
Bonded Thru Troy Fain Insurance 800-385-7019

_____
Notary Public Signature
Danielle M. Ferguson
(Name typed, printed or stamped)
Notary Public, State of FLORIDA
Commission No. HH 176415
My Commission Expires: 1/13/2026

ACKNOWLEDGEMENT AND RELEASE
ACQUISITION OF VERANDA BAY PHASE 2 IMPROVEMENTS

This acknowledgement and release ("Release") is made the 18th day of September, 2024 by S.E. Cline Construction, Inc., whose mailing address is P.O. Box 354425, 18 Utility Drive, Palm Coast, FL 32135 ("Contractor"), in favor of the Gardens at Hammock Beach Community Development District ("District"), which is a local unit of special purpose government situated in Flagler County, Florida, and having offices located at 219 East Livingston Street, Orlando, Florida 32801.

RECITALS

WHEREAS, pursuant to that certain *Contract for Construction Services* for Veranda Bay Phase 2 dated as of April 1, 2024 (the "Contract") between Contractor and Palm Coast Intracoastal, LLC, a Florida limited liability company ("Developer"), Contractor has constructed for Developer the infrastructure improvements, as described in Exhibit A ("Improvements"); and

WHEREAS, Developer may in the future convey the work product to the District and for that purpose has requested Contractor to confirm the release of all restrictions on the District's right to use and rely upon the Improvements; and

WHEREAS, Contractor has agreed to the release of any such restrictions.

NOW, THEREFORE, for and in consideration of mutual promises and obligations, the receipt and sufficiency of which are hereby acknowledged, Contractor provides the following acknowledgment and release:

SECTION 1. GENERAL. The recitals so stated above are true and correct and by this reference are incorporated as a material part of this Release.

SECTION 2. ACQUISITION OF IMPROVMENTS. Contractor acknowledges that the District is or has acquired the Improvements constructed by Contractor in connection with the Contract, from Developer, and accordingly, the District has the unrestricted right to rely upon the terms of the Construction Contract for same.

SECTION 3. WARRANTY. Contractor hereby expressly acknowledges the District's right to enforce the terms of the Contract, including any warranties provided therein and to rely upon and enforce any other warranties provided under Florida law.

SECTION 4. INDEMNIFICATION. Contractor indemnifies and holds the District harmless from any claims, demands, liabilities, judgments, costs, or other actions that may be brought against or imposed upon the District in connection with the Improvements because of any act or omission of Contractor, its agents, employees, or officers. Said indemnification shall include, but not be limited to, any reasonable attorney's fees and costs incurred by the District.

SECTION 5. **CERTIFICATE OF PAYMENT.** Contractor hereby acknowledges that it has been fully compensated for its services and work related to completion of the Improvements. Contractor further certifies that no outstanding requests for payment exist related to the Improvements, including any payments to subcontractors, materialmen, suppliers or otherwise, and that there is no disagreement as to the appropriateness of payment made for the Improvements. This document shall constitute a final waiver and release of lien for any payments due to Contractor by Developer or District for the Improvements.

SECTION 6. **EFFECTIVE DATE.** This Release shall take effect upon execution.

S.E. Cline Construction, Inc.

By: _____

Print: Eric Rush

Title: Vice President

STATE OF FLORIDA
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by (√) physical presence or (__) online notarization this 18th day of September, 2024 by Eric Rush, as Vice President of S.E. Cline Construction, Inc., on behalf of the Company. (S)He (√) is personally known to me or (__) has produced _____ as identification.

Luanne Waters

Notary Public, State of Florida

Name: Luanne Watters

NOTARY PUBLIC STATE OF FLORIDA

LUANNE WATERS
Commission # HH 252927
Expires July 10, 2028

EXHIBIT A

Description of Improvements Completed

The clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

IMPROVEMENT DESCRIPTION	CONTRACTOR	COSTS PAID	REMAINING COSTS	TOTAL COSTS
Clearing	S.E. Cline Construction	$308,750.00	$0.00	$308,750.00
Construction Entrance	S.E. Cline Construction	$5,000.00	$0.00	$5,000.00
Silt Fence	S.E. Cline Construction	$15,525.00	$0.00	$15,525.00
Silt Fence Maintenance	S.E. Cline Construction	$5,438.55	$0.00	$5,438.55
SWPPP Monitoring During Sitework	S.E. Cline Construction	$9,918.00	$0.00	$9,918.00
NOI	S.E. Cline Construction	$464.00	$0.00	$464.00
Cline 10%	S.E. Cline Construction	$32,927.00	$0.00	$32,927.00
Totals		**$378,022.55**		**$378,022.55**

CERTIFICATE OF DISTRICT ENGINEER
RELATING TO ACQUISITION OF COMPLETED WORK FOR
VERANDA BAY PHASE 2

September 18, 2024

Board of Supervisors
Gardens at Hammock Beach Community Development District

Re: Acquisition of Completed Work to Date

Ladies and Gentlemen:

The undersigned is a representative of Parker Mynchenberg & Associates, Inc. ("**District Engineer**"), as District Engineer for the Gardens at Hammock Beach Community Development District ("**District**") and does hereby make the following certifications in connection with the District's acquisition from Palm Coast Intracoastal, LLC ("**Developer**") of certain completed work to date ("**Work**"), as further described in **Exhibit A** attached hereto, all as more fully described in that certain bill of sale ("**Bill of Sale**") dated as of or about the same date as this certificate. The undersigned, an authorized representative of the District Engineer, hereby certifies that:

1. I have reviewed observable portions of the Work. I have further reviewed certain documentation relating to the same, including but not limited to, the Bill of Sale, agreements, invoices, plans, as-builts, and other documents.

2. The Work is within the scope of the District's capital improvement plan as set forth in the *Gardens at Hammock Beach Community Development District Supplemental Engineers Report – Phase 1-3 Tract* dated April 2024 (the "**Engineer's Report**") and specially benefit property within the District as further described in the Engineer's Report.

3. The Work was installed in accordance with their specifications, and, subject to the design specifications, are capable of performing the functions for which they were intended.

4. The total costs associated with the Work are as set forth in the Bill of Sale. Such costs are equal to or less than each of the following: (i) what was actually paid by the Developer to create and/or construct the Work, and (ii) the reasonable fair market value of the Work.

5. All known plans, permits and specifications necessary for the operation and maintenance of the Work are complete and on file with the District, and have been transferred, or are capable of being transferred to the District for operations and maintenance responsibilities (which transfers the Engineer consents to and ratifies).

6. Engineer further consents to any other partial or complete assignment, conveyance, or transfer of other work product, contracts, interests, rights or remedies associated with the Work or other matters contemplated in the Engineer's Report and required by the District in connection with the above referenced capital improvement plan, whether made prior to or after the execution of this Certificate.

7. With this document, I hereby certify that it is appropriate at this time to acquire the Work.

FURTHER AFFIANT SAYETH NOT.

Parker Mynchenberg & Associates, Inc.

Parker Mynchenberg, P.E.

Florida Registration No. 32645
Consulting Engineer

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization this 18 day of September, 2024, by Parker Mynchenberg, P.E., on behalf of Parker Mynchenberg & Associates, Inc. who is personally known to me or who has produced _____ as identification, and did [__] or did not [__] take the oath.

ANGELA MARIE FELDERMAN
Notary Public - State of Florida
Commission # HH 078803
My Comm. Expires Jan 7, 2025
Bonded through National Notary Assn.

Angela Felderman
Notary Public, State of Florida
Print Name: Angela Felderman
Commission No.: HH078803
My Commission Expires: January 7, 2025

Exhibit A – Description of Completed Work to Date

EXHIBIT A

Description of Improvements

The clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

IMPROVEMENT DESCRIPTION	CONTRACTOR	COSTS PAID	REMAINING COSTS	TOTAL COSTS
Clearing	S.E. Cline Construction	$308,750.00	$0.00	$308,750.00
Construction Entrance	S.E. Cline Construction	$5,000.00	$0.00	$5,000.00
Silt Fence	S.E. Cline Construction	$15,525.00	$0.00	$15,525.00
Silt Fence Maintenance	S.E. Cline Construction	$5,438.55	$0.00	$5,438.55
SWPPP Monitoring During Sitework	S.E. Cline Construction	$9,918.00	$0.00	$9,918.00
NOI	S.E. Cline Construction	$464.00	$0.00	$464.00
Cline 10%	S.E. Cline Construction	$32,927.00	$0.00	$32,927.00
Totals		**$378,022.55**		**$378,022.55**

CERTIFICATE OF CONSULTING ENGINEER
RELATING TO ACQUISITION OF COMPLETED WORK FOR
VERANDA BAY PHASE 2

September 18, 2024

Board of Supervisors
Gardens at Hamock Beach Community Development District

Re: Acquisition of Completed Work to Date

Ladies and Gentlemen:

The undersigned is a representative of Parker Mynchenberg & Associates, Inc. ("**Consulting Engineer**"), as Consulting Engineer for Palm Coast Intracoastal, LLC, a Florida limited liability company ("**Developer**"), and does hereby make the following certifications in connection with the Gardens at Hammock Beach Community Development District's ("**District**") acquisition from Developer of certain completed work to date ("**Work**"), as further described in **Exhibit A** attached hereto, all as more fully described in that certain bill of sale ("**Bill of Sale**") dated as of or about the same date as this certificate. The undersigned, an authorized representative of the Consulting Engineer, hereby certifies that:

1. I have reviewed observable portions of the Work. I have further reviewed certain documentation relating to the same, including but not limited to, the Bill of Sale, agreements, invoices, plans, as-builts, and other documents.

2. The Work is within the scope of the District's capital improvement plan as set forth in the *Gardens at Hammock Beach Community Development District Supplemental Engineers Report – Phase 1-3 Tract* dated April 2024 (the "**Engineer's Report**") and specially benefit property within the District as further described in the Engineer's Report.

3. The Work was installed in accordance with their specifications, and, subject to the design specifications, are capable of performing the functions for which they were intended.

4. The total costs associated with the Work are as set forth in the Bill of Sale. Such costs are equal to or less than each of the following: (i) what was actually paid by the Developer to create and/or construct the Work, and (ii) the reasonable fair market value of the Work.

5. All known plans, permits and specifications necessary for the operation and maintenance of the Work are complete and on file with the District, and have been

transferred, or are capable of being transferred to the District for operations and maintenance responsibilities (which transfers the Engineer consents to and ratifies).

6. Engineer further consents to any other partial or complete assignment, conveyance, or transfer of other work product, contracts, interests, rights or remedies associated with the Work or other matters contemplated in the Engineer's Report and required by the District in connection with the above referenced capital improvement plan, whether made prior to or after the execution of this Certificate.

7. With this document, I hereby certify that it is appropriate at this time to acquire the Work.

FURTHER AFFIANT SAYETH NOT.

Parker Mynchenberg & Associates, Inc.

Parker Mynchenberg, P.E.

Florida Registration No. 32645
Consulting Engineer

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization this 18 day of September, 2024, by Parker Mynchenberg, P.E., on behalf of Parker Mynchenberg & Associates, Inc. who is personally known to me or who has produced _____ as identification, and did [__] or did not [__] take the oath.

Angela Felderman
Notary Public, State of Florida
Print Name: Angela Felderman
Commission No.: HH078803
My Commission Expires: January 7, 2024

ANGELA MARIE FELDERMAN
Notary Public - State of Florida
Commission # HH 078803
My Comm. Expires Jan 7, 2025
Bonded through National Notary Assn.

Exhibit A – Description of Completed Work to Date

EXHIBIT A

Description of Improvements

The clearing of Phase 2 of Veranda Bay in preparation for mass grading, construction of a construction entrance, installation of silt fencing and maintenance of same, and storm water permitting compliance reviews.

IMPROVEMENT DESCRIPTION	CONTRACTOR	COSTS PAID	REMAINING COSTS	TOTAL COSTS
Clearing	S.E. Cline Construction	$308,750.00	$0.00	$308,750.00
Construction Entrance	S.E. Cline Construction	$5,000.00	$0.00	$5,000.00
Silt Fence	S.E. Cline Construction	$15,525.00	$0.00	$15,525.00
Silt Fence Maintenance	S.E. Cline Construction	$5,438.55	$0.00	$5,438.55
SWPPP Monitoring During Sitework	S.E. Cline Construction	$9,918.00	$0.00	$9,918.00
NOI	S.E. Cline Construction	$464.00	$0.00	$464.00
Cline 10%	S.E. Cline Construction	$32,927.00	$0.00	$32,927.00
Totals		**$378,022.55**		**$378,022.55**

REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 2

(B) Name of Payee: Chiumento Law
145 City Place, Suite 301
Palm Coast, FL 32164

(C) Amount Payable: $6,520.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Legal fees associated with Assessment Area 2 Series 2024-02

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

CHIUMENTO LAW
LEGAL TEAM FOR LIFE · SINCE 1973

145 City Place
Suite 301
Palm Coast, FL, 32164
chiumento@legalteamforlife.com
www.legalteamforlife.com
O: 386-445-8900

INVOICE

Number	3482
Issue Date	9/13/2024
Matter	Gardens at Hammock Beach CDD-General Representation
Email	Invoices@gmscfl.com

Pay Now

Bill To:

Gardens at Hammock Beach Community Development District (CDD)

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

Gardens at Hammock Beach CDD-General Representation - 8717.190581

Time Entries

Time Entries	Billed By	Rate	Hours	Sub
Time (VLS) 8/23/2024 Received, reviewed and responded to District Manager and Developer's e-mail about assignment of contracts for 2024-2 series bonds.	VLS	$350.00	0.20	$70.00
Time (JT) 8/27/2024 Received instruction as to tasks to complete from VLS; Reviewed status of Bond Financing supporting documents; Drafted and revised Bond Financing package.	JT	$250.00	0.90	$225.00
Time (JT) 8/28/2024 Reviewed supporting documents and email correspondences for Bond Financing package re: phase 7; Reviewed and revised Bond Financing package.	JT	$250.00	1.20	$300.00
Time (VLS) 8/30/2024 Status update call with District Manager in advance of 9/20/2024 Board of Supervisors meeting in connection with assignment of contracts.	VLS	$350.00	0.20	$70.00
Time (JT) 9/6/2024 Drafted Bond Financing Package for Veranda Bay phase 2; Email correspondence with team re: supporting documents needed.	JT	$250.00	7.00	$1,750.00

Time Entries	Billed By	Rate	Hours	Sub
Time (VLS) 9/9/2024 Reviewed and edited assignment of contract package (inclusive of all certificates from appropriate parties); Reviewed and edited requisition request Number 1 to the 2024-2 Bonds.	VLS	$350.00	2.30	**$805.00**
Time (JT) 9/9/2024 Reviewed and revised Bond Financing Package; Drafted Cost Share Agreement.	JT	$250.00	3.60	**$900.00**
Time (VLS) 9/10/2024 Reviewed and finalized requisition and assignment package; Circulated same to Developer's contact and District Manager for review in advance of Agenda Package Deadline on 9/13/2024.	VLS	$350.00	0.30	**$105.00**
Time (VLS) 9/10/2024 Phone call with District Manager regarding Requisition #1 and Assignment of Construction Contracts; E-mail to District Manager confirming same.	VLS	$350.00	0.30	**$105.00**
Time (JT) 9/10/2024 Email correspondence re: Bond Financing package; Reviewed and revised Bond Financing package.	JT	$250.00	0.50	**$125.00**
Time (VLS) 9/11/2024 Video conference with Palm Coast Intracoastal's representative to review Requisition #1 for 2024-2 Bonds and Assignment of Contracts for Assessment Area 2; Researched all requested changes; Drafted and edited both Requisition and Assignment of Contract documents; Circulated same to Developer's counsel for review of updated documents.	VLS	$350.00	4.80	**$1,680.00**
Time (VLS) 9/12/2024 Received and reviewed Developer's comments to Assignment and Requisition on 2024-2 Bond documents; Made edits as requested and e-mailed client re: same.	VLS	$350.00	0.50	**$175.00**
Time (VLS) 9/13/2024 Finalized the requisition and assignment of contract documents for the 2024-2 Series Bonds; Circulated same to District manager and Developer for inclusion in Board of Supervisors Package for meeting on 9/20/2024.	VLS	$350.00	0.60	**$210.00**
		Time Entries Total	**22.40**	**$6,520.00**

Total (USD)	$6,520.00
Paid	$0.00
Balance	$6,520.00
I-2000 Previous Balance	$2,667.00
I-2091 Previous Balance	$6,456.50
Total Outstanding	$15,643.50

Terms & Conditions

All Invoices Due Upon Receipt

Timekeeper Totals

Name	Rate	Hours	Total
VLS	$350.00	9.20	$3,220.00
JT	$250.00	13.20	$3,300.00

Trust Account Balance

Date	Item	Amount	Balance
9/19/2024	Current Balance		$0.00

Pay Now

REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 3

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $382,950.81

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 1 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

G702 **APPLICATION and CERTIFICATE for PAYMENT**

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 1
App. Date: September 30, 2024
Period to: September 30, 2034
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		403,106.12
5. RETAINAGE:		
a. 05% of Completed Work	20,155.31	
b. of Stored Material	0.00	
TOTAL RETAINAGE		20,155.31
6. TOTAL EARNED LESS RETAINAGE		382,950.81
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		
8. CURRENT PAYMENT DUE		382,950.81
9. BALANCE TO FINISH, INCLUDING RETAINAGE		6,689,104.89

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner		
Total approval this Month		
TOTALS		
NET CHANGES by Change Order		

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: _____ Date: _____
Joseph D. Weber

State of: Florida County of: Volusia

Subscribed and sworn before me this _____ day of _____

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Abigail Green My Commission expires: 03/04/2028

Notary Public State of Florida
Abigail Green
My Commission HH 499784

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $ 382,950.81

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: _____ Date: 10/9/24

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

S

CAUTION: You should use an original document which has this caution printed in red. An original assures that changes will not be obscured as may occur when documents are reproduced.

Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

Use Column I on Contracts where variable retainage for line items may apply.

Application No: 1
App. Date: September 30, 2024
Period to: September 30, 2034
Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
1	MISC BID ITEMS		Amt Qty								
1a	Mobilization	16,162.00 LS	Amt Qty	16,162.00 1.00		8,081.00 0.50		8,081.00 0.50	50.00	8,081.00 0.50	404.05
1b	Survey layout & as-builts	144,631.00 LS	Amt Qty	144,631.00 1.00		7,231.55 0.05		7,231.55 0.05	5.00	137,399.45 0.95	361.58
1c	Testing & finalization	42,943.00 LS	Amt Qty	42,943.00 1.00					0.00	42,943.00 1.00	0.00
		SUBTOTAL:		203,736.00		15,312.55		15,312.55	7.52	188,423.45	765.63
2	EROSION & POLLUTION CONTROL		Amt Qty								
2a	Silt fence	1.95 LF	Amt Qty	23,825.10 12,218.00		877.50 450.00		877.50 450.00	3.68	22,947.60 11,768.00	43.88
2b	SWPPP	14,528.00 LS	Amt Qty	14,528.00 1.00		726.40 0.05		726.40 0.05	5.00	13,801.60 0.95	36.32
2c	NOI	551.25 EA	Amt Qty	551.25 1.00		551.25 1.00		551.25 1.00	100.00	0.00 0.00	27.56
2d	Construction entrance	7,412.00 EA	Amt Qty	7,412.00 1.00		3,706.00 0.50		3,706.00 0.50	50.00	3,706.00 0.50	185.30
		SUBTOTAL:		46,316.35		5,861.15		5,861.15	12.65	40,455.20	293.06
3	EARTHWORK ON SITE		Amt Qty								
3a	General balance & rough grade	592,118.34 LS	Amt Qty	592,118.34 1.00		355,271.00 0.60		355,271.00 0.60	60.00	236,847.34 0.40	17,763.55

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App. Date: September 30, 2024
Period to: September 30, 2034
Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
3b	Excavate ponds	5.09 CY	Amt Qty	271,139.21 53,269.00		26,661.42 5,238.00		26,661.42 5,238.00	9.83	244,477.79 48,031.00	1,333.07
3c	Fine grade site +/-0.10'	0.13	Amt Qty	187,087.03 1,439,131.00					0.00	187,087.03 1,439,131.00	0.00
3d	Clearing & grubbing	AC	Amt Qty	0.00 39.00						0.00 39.00	0.00
		SUBTOTAL:		1,050,344.58		381,932.42		381,932.42	36.36	668,412.16	19,096.62
4	PAVING BASE & SUBBASE		Amt Qty								
4a	Asphalt 1.5" SP 12.5	14.91 SY	Amt Qty	262,997.49 17,639.00					0.00	262,997.49 17,639.00	0.00
4b	6" Bwase	21.91 SY	Amt Qty	386,470.49 17,639.00					0.00	386,470.49 17,639.00	0.00
4c	6" Stabilized subbase	7.51 SY	Amt Qty	162,508.89 21,639.00					0.00	162,508.89 21,639.00	0.00
4d	Asphalt 1" SP 9.5 offsite	14.62 SY	Amt Qty	57,515.08 3,934.00					0.00	57,515.08 3,934.00	0.00
4e	Asphalt 2" SP 9.5 offsite	19.92 SY	Amt Qty	78,365.28 3,934.00					0.00	78,365.28 3,934.00	0.00
4f	12" Base	28.37 SY	Amt Qty	111,607.58 3,934.00					0.00	111,607.58 3,934.00	0.00
4g	14" Stabilized subbase	11.37 SY	Amt Qty	48,447.57 4,261.00					0.00	48,447.57 4,261.00	0.00
4h	1" Mill & overlay	38.00 SY	Amt Qty	130,112.00 3,424.00					0.00	130,112.00 3,424.00	0.00

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Application No: 1
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Project No:

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A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
		SUBTOTAL:		1,238,024.38					0.00	1,238,024.38	0.00
5	CONCRETE ON SITE		Amt Qty								
5a	Miami curb	24.84 LF	Amt Qty	273,190.32 10,998.00					0.00	273,190.32 10,998.00	0.00
5b	Type F curb	26.31 LF	Amt Qty	51,857.01 1,971.00					0.00	51,857.01 1,971.00	0.00
5c	Inlet aprons	950.00 EA	Amt Qty	32,300.00 34.00					0.00	32,300.00 34.00	0.00
5d	ADA Ramp with detectable mat	1,642.00 EA	Amt Qty	29,556.00 18.00					0.00	29,556.00 18.00	0.00
5e	6" Sidewalks onsite	7.48 SF	Amt Qty	153,616.76 20,537.00					0.00	153,616.76 20,537.00	0.00
5f	6" Sidewalk offsite	7.82 SF	Amt Qty	191,691.66 24,513.00					0.00	191,691.66 24,513.00	0.00
		SUBTOTAL:		732,211.75					0.00	732,211.75	0.00
6	TRAFFIC STRIPING & SIGNAGE		Amt Qty								
6a	Traffic striping & signage	15,972.00 LS	Amt Qty	15,972.00 1.00					0.00	15,972.00 1.00	0.00
		SUBTOTAL:		15,972.00					0.00	15,972.00	0.00
7	SANITARY SEWER SYSTEM		Amt Qty								

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A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
7a	10" PVC mains SDR-26		Amt Qty								
7b	0-6' Deep	48.00 LF	Amt Qty	45,120.00 940.00					0.00	45,120.00 940.00	0.00
7c	6-8' Deep	57.00 LF	Amt Qty	61,218.00 1,074.00					0.00	61,218.00 1,074.00	0.00
7d	8-10' Deep	72.00 LF	Amt Qty	60,696.00 843.00					0.00	60,696.00 843.00	0.00
7e	10-12' Deep	86.00 LF	Amt Qty	97,352.00 1,132.00					0.00	97,352.00 1,132.00	0.00
7f	12-14' Deep	117.00 LF	Amt Qty	87,282.00 746.00					0.00	87,282.00 746.00	0.00
7g	14-16' Deep	140.00 LF	Amt Qty	93,940.00 671.00					0.00	93,940.00 671.00	0.00
7h	8" PVC MAINS SDR-26		Amt Qty								
7I	0-6' Deep	39.00 EA	Amt Qty	2,574.00 66.00					0.00	2,574.00 66.00	0.00
7j	6-8' Deep	54.00 Ea	Amt Qty	29,214.00 541.00					0.00	29,214.00 541.00	0.00
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt Qty	37,280.60 6,013.00					0.00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt Qty	9,920.00 124.00					0.00	9,920.00 124.00	0.00

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A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
7n	Sanitary Sewer Service	1,120.00 EA	Amt Qty	138,880.00 124.00					0.00	138,880.00 124.00	0.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt Qty	11,340.00 2.00					0.00	11,340.00 2.00	0.00
7q	6-8' Deep	5,940.00 EA	Amt Qty	23,760.00 4.00					0.00	23,760.00 4.00	0.00
7r	8-10' Deep	7,120.00 EA	Amt Qty	42,720.00 6.00					0.00	42,720.00 6.00	0.00
7s	10-12' Deep	9,340.00 EA	Amt Qty	28,020.00 3.00					0.00	28,020.00 3.00	0.00
7t	12-14' Deep	12,360.00 EA	Amt Qty	24,720.00 2.00					0.00	24,720.00 2.00	0.00
7u	14-16' Deep	19,630.00 EA	Amt Qty	78,520.00 4.00					0.00	78,520.00 4.00	0.00
7v	Lift Station	430,900.00 LS	Amt Qty	430,900.00 1.00					0.00	430,900.00 1.00	0.00
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32.00 LF	Amt Qty	29,440.00 920.00					0.00	29,440.00 920.00	0.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00					0.00	3,860.00 2.00	0.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00					0.00	10,300.00 1.00	0.00

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Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00					0.00	11,300.00 1.00	0.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00					0.00	1,270.00 1.00	0.00
		SUBTOTAL:		1,359,626.60					0.00	1,359,626.60	0.00
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00					0.00	181,492.00 2,669.00	0.00
8d	24" RCP	94.00 LF	Amt Qty	117,688.00 1,252.00					0.00	117,688.00 1,252.00	0.00
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800.00 26.00					0.00	124,800.00 26.00	0.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00					0.00	20,100.00 3.00	0.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00					0.00	39,900.00 7.00	0.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00					0.00	12,630.00 1.00	0.00

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A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
8j	60" Junction manhole	8,490.00 EA	Amt Qty	16,980.00 2.00					0.00	16,980.00 2.00	0.00
8k	18" MES	2,700.00 EA	Amt Qty	27,000.00 10.00					0.00	27,000.00 10.00	0.00
8l	24" MES	6,330.00 EA	Amt Qty	56,970.00 9.00					0.00	56,970.00 9.00	0.00
8m	Overflow Weir	18,920.00 LS	Amt Qty	18,920.00 1.00					0.00	18,920.00 1.00	0.00
		SUBTOTAL:		616,480.00					0.00	616,480.00	0.00
9	WATER DISTRIBUTION SYSTEM		Amt Qty								
9a	Potable watermain		Amt Qty								
9b	12" HDPE Direction drill	294.00 LF	Amt Qty	23,520.00 80.00					0.00	23,520.00 80.00	0.00
9c	Connect to existing 12" WM	11,970.00 EA	Amt Qty	11,970.00 1.00					0.00	11,970.00 1.00	0.00
9d	10" PVC DR-18	61.00 LF	Amt Qty	71,675.00 1,175.00					0.00	71,675.00 1,175.00	0.00
9e	8" PVC DR-18	50.00 LF	Amt Qty	268,500.00 5,370.00					0.00	268,500.00 5,370.00	0.00
9f	10" Gate valve	4,420.00 EA	Amt Qty	17,680.00 4.00					0.00	17,680.00 4.00	0.00
9g	8" Gate valve	2,980.00 EA	Amt Qty	35,760.00 12.00					0.00	35,760.00 12.00	0.00

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Use Column I on Contracts where variable retainage for line items may apply.

Application No: 1
App. Date: September 30, 2024
Period to: September 30, 2034
Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
9h	Fire hydrant & valve	7,120.00 EA	Amt Qty	85,440.00 12.00					0.00	85,440.00 12.00	0.00
9i	Fittings	30,000.00 LS	Amt Qty	30,000.00 1.00					0.00	30,000.00 1.00	0.00
9j	2" Blowoff assembly	2,180.00 EA	Amt Qty	13,080.00 6.00					0.00	13,080.00 6.00	0.00
9k	Potable Water Service		Amt Qty								
9l	1" Single service long side	1,270.00 EA	Amt Qty	74,930.00 59.00					0.00	74,930.00 59.00	0.00
9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00					0.00	64,350.00 65.00	0.00
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00					0.00	6,400.00 1.00	0.00
		SUBTOTAL:		703,305.00					0.00	703,305.00	0.00
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00					0.00	8,400.00 1.00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00					0.00	172,800.00 2,400.00	0.00
10d	12" Gate valve	4,970.00 EA	Amt Qty	14,910.00 3.00					0.00	14,910.00 3.00	0.00

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10e	8" PVC DR-18	48.00 LF	Amt Qty	272,160.00 5,670.00					0.00	272,160.00 5,670.00	0.00
10f	8" Gate Valve	2,980.00 EA	Amt Qty	35,760.00 12.00					0.00	35,760.00 12.00	0.00
10g	Fittings	34,940.00 LS	Amt Qty	34,940.00 1.00					0.00	34,940.00 1.00	0.00
10h	2" Blowoff assembly	2,180.00 EA	Amt Qty	15,260.00 7.00					0.00	15,260.00 7.00	0.00
10i	Reuse Service		Amt Qty								
10j	1" Single service long side	1,290.00 EA	Amt Qty	74,820.00 58.00					0.00	74,820.00 58.00	0.00
10k	1" Single service short side	990.00 EA	Amt Qty	65,340.00 66.00					0.00	65,340.00 66.00	0.00
10l	Flush & test pipe	4,400.00 LS	Amt Qty	4,400.00 1.00					0.00	4,400.00 1.00	0.00
		SUBTOTAL:		698,790.00					0.00	698,790.00	0.00
11	RESTORATION		Amt Qty								
11a	Seed & mulch	0.51 SY	Amt Qty	96,381.84 188,984.00					0.00	96,381.84 188,984.00	0.00
11b	Sod project slopes	3.78 SY	Amt Qty	282,895.20 74,840.00					0.00	282,895.20 74,840.00	0.00
11c	Sod offsite reuse	3.78 SY	Amt Qty	27,972.00 7,400.00					0.00	27,972.00 7,400.00	0.00

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Item #	Description of Work	Unit Cost Unit Type	Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
		SUBTOTAL:	407,249.04					0.00	407,249.04	0.00
		GRAND TOTAL:	7,072,055.70		403,106.12		403,106.12	5.70	6,668,949.58	20,155.31

SS SS

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REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 4

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $268,712.50

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 2 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

G702 **APPLICATION and CERTIFICATE for PAYMENT**

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 2
App. Date: October 24, 2024
Period to: October 25, 2024
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		0.00
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		685,961.31
5. RETAINAGE:		
a. 05% of Completed Work	34,298.06	
b. of Stored Material	0.00	
TOTAL RETAINAGE		34,298.06
6. TOTAL EARNED LESS RETAINAGE		651,663.31
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		382,950.81
8. CURRENT PAYMENT DUE		268,712.50
9. BALANCE TO FINISH, INCLUDING RETAINAGE		6,420,392.39

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner		
Total approval this Month	0.00	0.00
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

SS

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: _____ Date: October 24, 2024

Joseph D. Weber

State of: Florida County of: Volusia

Subscribed and sworn before me this 24th day of October 2024

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Abigail Green My Commission expires: 03/04/2028

Notary Public State of Florida
Abigail Green
My Commission HH 499784
Expires 3/4/2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $ 268,712.50

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: _____ Date: 11/1/24

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

Use Column I on Contracts where variable retainage for line items may apply.

Application No: 2
App. Date: October 24, 2024
Period to: October 25, 2024
Project No:

A	B			C		D	E	F	G		H	I
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1	MISC BID ITEMS		Amt									
			Qty									
1a	Mobilization	16,162.00	Amt	16,162.00		8,081.00	0.00		8,081.00	50.00	8,081.00	404.05
		LS	Qty	1.00		0.50	0.00		0.50		0.50	
1b	Survey layout & as-builts	144,631.00	Amt	144,631.00		7,231.55	2,892.62		10,124.17	7.00	134,506.83	506.21
		LS	Qty	1.00		0.05	0.02		0.07		0.93	
1c	Testing & finalization	42,943.00	Amt	42,943.00			1,288.29		1,288.29	3.00	41,654.71	64.41
		LS	Qty	1.00			0.03		0.03		0.97	
			SUBTOTAL:		203,736.00	15,312.55	4,180.91		19,493.46	9.57	184,242.54	974.67
2	EROSION & POLLUTION CONTROL		Amt									
			Qty									
2a	Silt fence	1.95	Amt	23,825.10		877.50	6,220.50		7,098.00	29.79	16,727.10	354.90
		LF	Qty	12,218.00		450.00	3,190.00		3,640.00		8,578.00	
2b	SWPPP	14,528.00	Amt	14,528.00		726.40	726.40		1,452.80	10.00	13,075.20	72.64
		LS	Qty	1.00		0.05	0.05		0.10		0.90	
2c	NOI	551.25	Amt	551.25		551.25	0.00		551.25	100.00	0.00	27.56
		EA	Qty	1.00		1.00	0.00		1.00		0.00	
2d	Construction entrance	7,412.00	Amt	7,412.00		3,706.00	0.00		3,706.00	50.00	3,706.00	185.30
		EA	Qty	1.00		0.50	0.00		0.50		0.50	
			SUBTOTAL:		46,316.35	5,861.15	6,946.90		12,808.05	27.65	33,508.30	640.40
3	EARTHWORK ON SITE		Amt									
			Qty									
3a	General balance & rough grade	592,118.34	Amt	592,118.34		355,271.00	59,211.83		414,482.84	70.00	177,635.50	20,724.14
		LS	Qty	1.00		0.60	0.10		0.70		0.30	

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3b	Excavate ponds	5.09	Amt	271,139.21	26,661.42	167,155.60		193,817.02	71.48	77,322.19	9,690.85
		CY	Qty	53,269.00	5,238.00 ✓	32,840.00		38,078.00		15,191.00	
3c	Fine grade site +/-0.10'	0.13	Amt	187,087.03		0.00		0.00	0.00	187,087.03	0.00
			Qty	1,439,131.00		0.00		0.00		1,439,131.00	
3d	Clearing & grubbing		Amt	0.00		0.00		0.00		0.00	0.00
		AC	Qty	39.00		0.00		0.00		39.00	
		SUBTOTAL:		1,050,344.58	381,932.42 ✓	226,367.43		608,299.86	57.91	442,044.72	30,414.99
4	PAVING BASE & SUBBASE		Amt								
			Qty								
4a	Asphalt 1.5" SP 12.5	14.91	Amt	262,997.49		0.00		0.00	0.00	262,997.49	0.00
		SY	Qty	17,639.00		0.00		0.00		17,639.00	
4b	6" Bwase	21.91	Amt	386,470.49		0.00		0.00	0.00	386,470.49	0.00
		SY	Qty	17,639.00		0.00		0.00		17,639.00	
4c	6" Stabilized subbase	7.51	Amt	162,508.89		0.00		0.00	0.00	162,508.89	0.00
		SY	Qty	21,639.00		0.00		0.00		21,639.00	
4d	Asphalt 1" SP 9.5 offsite	14.62	Amt	57,515.08		0.00		0.00	0.00	57,515.08	0.00
		SY	Qty	3,934.00		0.00		0.00		3,934.00	
4e	Asphalt 2" SP 9.5 offsite	19.92	Amt	78,365.28		0.00		0.00	0.00	78,365.28	0.00
		SY	Qty	3,934.00		0.00		0.00		3,934.00	
4f	12" Base	28.37	Amt	111,607.58		0.00		0.00	0.00	111,607.58	0.00
		SY	Qty	3,934.00		0.00		0.00		3,934.00	
4g	14" Stabilized subbase	11.37	Amt	48,447.57		0.00		0.00	0.00	48,447.57	0.00
		SY	Qty	4,261.00		0.00		0.00		4,261.00	
4h	1" Mill & overlay	38.00	Amt	130,112.00		0.00		0.00	0.00	130,112.00	0.00
		SY	Qty	3,424.00		0.00		0.00		3,424.00	

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		SUBTOTAL:		1,238,024.38		0.00		0.00	0.00	1,238,024.38	0.00
5	CONCRETE ON SITE		Amt								
			Qty								
5a	Miami curb	24.84	Amt	273,190.32		0.00		0.00	0.00	273,190.32	0.00
		LF	Qty	10,998.00		0.00		0.00		10,998.00	
5b	Type F curb	26.31	Amt	51,857.01		0.00		0.00	0.00	51,857.01	0.00
		LF	Qty	1,971.00		0.00		0.00		1,971.00	
5c	Inlet aprons	950.00	Amt	32,300.00		0.00		0.00	0.00	32,300.00	0.00
		EA	Qty	34.00		0.00		0.00		34.00	
5d	ADA Ramp with detectable mat	1,642.00	Amt	29,556.00		0.00		0.00	0.00	29,556.00	0.00
		EA	Qty	18.00		0.00		0.00		18.00	
5e	6" Sidewalks onsite	7.48	Amt	153,616.76		0.00		0.00	0.00	153,616.76	0.00
		SF	Qty	20,537.00		0.00		0.00		20,537.00	
5f	6" Sidewalk offsite	7.82	Amt	191,691.66		0.00		0.00	0.00	191,691.66	0.00
		SF	Qty	24,513.00		0.00		0.00		24,513.00	
		SUBTOTAL:		732,211.75		0.00		0.00	0.00	732,211.75	0.00
6	TRAFFIC STRIPING & SIGNAGE		Amt								
			Qty								
6a	Traffic striping & signage	15,972.00	Amt	15,972.00		0.00		0.00	0.00	15,972.00	0.00
		LS	Qty	1.00		0.00		0.00		1.00	
		SUBTOTAL:		15,972.00		0.00		0.00	0.00	15,972.00	0.00
7	SANITARY SEWER SYSTEM		Amt								
			Qty								

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7a	10" PVC mains SDR-26		Amt Qty								
7b	0-6' Deep	48.00 LF	Amt Qty	45,120.00 940.00		0.00 0.00		0.00 0.00	0.00	45,120.00 940.00	0.00
7c	6-8' Deep	57.00 LF	Amt Qty	61,218.00 1,074.00		0.00 0.00		0.00 0.00	0.00	61,218.00 1,074.00	0.00
7d	8-10' Deep	72.00 LF	Amt Qty	60,696.00 843.00		0.00 0.00		0.00 0.00	0.00	60,696.00 843.00	0.00
7e	10-12' Deep	86.00 LF	Amt Qty	97,352.00 1,132.00		0.00 0.00		0.00 0.00	0.00	97,352.00 1,132.00	0.00
7f	12-14' Deep	117.00 LF	Amt Qty	87,282.00 746.00		0.00 0.00		0.00 0.00	0.00	87,282.00 746.00	0.00
7g	14-16' Deep	140.00 LF	Amt Qty	93,940.00 671.00		0.00 0.00		0.00 0.00	0.00	93,940.00 671.00	0.00
7h	8" PVC MAINS SDR-26		Amt Qty								
7i	0-6' Deep	39.00 EA	Amt Qty	2,574.00 66.00		0.00 0.00		0.00 0.00	0.00	2,574.00 66.00	0.00
7j	6-8' Deep	54.00 Ea	Amt Qty	29,214.00 541.00		0.00 0.00		0.00 0.00	0.00	29,214.00 541.00	0.00
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt Qty	37,280.60 6,013.00		0.00 0.00		0.00 0.00	0.00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt Qty	9,920.00 124.00		0.00 0.00		0.00 0.00	0.00	9,920.00 124.00	0.00

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Application No: 2
App. Date: October 24, 2024
Period to: October 25, 2024
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A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
7n	Sanitary Sewer Service	1,120.00 EA	Amt Qty	138,880.00 124.00		0.00 0.00		0.00 0.00	0.00	138,880.00 124.00	0.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt Qty	11,340.00 2.00		0.00 0.00		0.00 0.00	0.00	11,340.00 2.00	0.00
7q	6-8' Deep	5,940.00 EA	Amt Qty	23,760.00 4.00		0.00 0.00		0.00 0.00	0.00	23,760.00 4.00	0.00
7r	8-10' Deep	7,120.00 EA	Amt Qty	42,720.00 6.00		0.00 0.00		0.00 0.00	0.00	42,720.00 6.00	0.00
7s	10-12' Deep	9,340.00 EA	Amt Qty	28,020.00 3.00		0.00 0.00		0.00 0.00	0.00	28,020.00 3.00	0.00
7t	12-14' Deep	12,360.00 EA	Amt Qty	24,720.00 2.00		0.00 0.00		0.00 0.00	0.00	24,720.00 2.00	0.00
7u	14-16' Deep	19,630.00 EA	Amt Qty	78,520.00 4.00		0.00 0.00		0.00 0.00	0.00	78,520.00 4.00	0.00
7v	Lift Station	430,900.00 LS	Amt Qty	430,900.00 1.00		0.00 0.00		0.00 0.00	0.00	430,900.00 1.00	0.00
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32.00 LF	Amt Qty	29,440.00 920.00		0.00 0.00		0.00 0.00	0.00	29,440.00 920.00	0.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00		0.00 0.00		0.00 0.00	0.00	3,860.00 2.00	0.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00		0.00 0.00		0.00 0.00	0.00	10,300.00 1.00	0.00

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A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00		0.00 0.00		0.00 0.00	0.00	11,300.00 1.00	0.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00		0.00 0.00		0.00 0.00	0.00	1,270.00 1.00	0.00
		SUBTOTAL:		1,359,626.60		0.00		0.00	0.00	1,359,626.60	0.00
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00		0.00 0.00		0.00 0.00	0.00	181,492.00 2,669.00	0.00
8d	24" RCP	94.00 LF	Amt Qty	117,688.00 1,252.00		0.00 0.00		0.00 0.00	0.00	117,688.00 1,252.00	0.00
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800.00 26.00		0.00 0.00		0.00 0.00	0.00	124,800.00 26.00	0.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00		0.00 0.00		0.00 0.00	0.00	20,100.00 3.00	0.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00		0.00 0.00		0.00 0.00	0.00	39,900.00 7.00	0.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00		0.00 0.00		0.00 0.00	0.00	12,630.00 1.00	0.00

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8j	60" Junction manhole	8,490.00	Amt	16,980.00		0.00		0.00	0.00	16,980.00	0.00
		EA	Qty	2.00		0.00		0.00		2.00	
8k	18" MES	2,700.00	Amt	27,000.00		0.00		0.00	0.00	27,000.00	0.00
		EA	Qty	10.00		0.00		0.00		10.00	
8l	24" MES	6,330.00	Amt	56,970.00		0.00		0.00	0.00	56,970.00	0.00
		EA	Qty	9.00		0.00		0.00		9.00	
8m	Overflow Weir	18,920.00	Amt	18,920.00		0.00		0.00	0.00	18,920.00	0.00
		LS	Qty	1.00		0.00		0.00		1.00	
		SUBTOTAL:		616,480.00		0.00		0.00	0.00	616,480.00	0.00
9	WATER DISTRIBUTION SYSTEM		Amt								
			Qty								
9a	Potable watermain		Amt								
			Qty								
9b	12" HDPE Direction drill	294.00	Amt	23,520.00		0.00		0.00	0.00	23,520.00	0.00
		LF	Qty	80.00		0.00		0.00		80.00	
9c	Connect to existing 12" WM	11,970.00	Amt	11,970.00		0.00		0.00	0.00	11,970.00	0.00
		EA	Qty	1.00		0.00		0.00		1.00	
9d	10" PVC DR-18	61.00	Amt	71,675.00		0.00		0.00	0.00	71,675.00	0.00
		LF	Qty	1,175.00		0.00		0.00		1,175.00	
9e	8" PVC DR-18	50.00	Amt	268,500.00		0.00		0.00	0.00	268,500.00	0.00
		LF	Qty	5,370.00		0.00		0.00		5,370.00	
9f	10" Gate valve	4,420.00	Amt	17,680.00		0.00		0.00	0.00	17,680.00	0.00
		EA	Qty	4.00		0.00		0.00		4.00	
9g	8" Gate valve	2,980.00	Amt	35,760.00		0.00		0.00	0.00	35,760.00	0.00
		EA	Qty	12.00		0.00		0.00		12.00	

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9h	Fire hydrant & valve	7,120.00 EA	Amt Qty	85,440.00 12.00		0.00 0.00		0.00 0.00	0.00	85,440.00 12.00	0.00
9i	Fittings	30,000.00 LS	Amt Qty	30,000.00 1.00		0.00 0.00		0.00 0.00	0.00	30,000.00 1.00	0.00
9j	2" Blowoff assembly	2,180.00 EA	Amt Qty	13,080.00 6.00		0.00 0.00		0.00 0.00	0.00	13,080.00 6.00	0.00
9k	Potable Water Service		Amt Qty								
9l	1" Single service long side	1,270.00 EA	Amt Qty	74,930.00 59.00		0.00 0.00		0.00 0.00	0.00	74,930.00 59.00	0.00
9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00		0.00 0.00		0.00 0.00	0.00	64,350.00 65.00	0.00
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00		0.00 0.00		0.00 0.00	0.00	6,400.00 1.00	0.00
		SUBTOTAL:		703,305.00		0.00		0.00	0.00	703,305.00	0.00
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00		0.00 0.00		0.00 0.00	0.00	8,400.00 1.00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00		0.00 0.00		0.00 0.00	0.00	172,800.00 2,400.00	0.00
10d	12" Gate valve	4,970.00 EA	Amt Qty	14,910.00 3.00		0.00 0.00		0.00 0.00	0.00	14,910.00 3.00	0.00

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10e	8" PVC DR-18	48.00	Amt	272,160.00		0.00		0.00	0.00	272,160.00	0.00
		LF	Qty	5,670.00		0.00		0.00		5,670.00	
10f	8" Gate Valve	2,980.00	Amt	35,760.00		0.00		0.00	0.00	35,760.00	0.00
		EA	Qty	12.00		0.00		0.00		12.00	
10g	Fittings	34,940.00	Amt	34,940.00		0.00		0.00	0.00	34,940.00	0.00
		LS	Qty	1.00		0.00		0.00		1.00	
10h	2" Blowoff assembly	2,180.00	Amt	15,260.00		0.00		0.00	0.00	15,260.00	0.00
		EA	Qty	7.00		0.00		0.00		7.00	
10i	Reuse Service		Amt								
			Qty								
10j	1" Single service long side	1,290.00	Amt	74,820.00		0.00		0.00	0.00	74,820.00	0.00
		EA	Qty	58.00		0.00		0.00		58.00	
10k	1" Single service short side	990.00	Amt	65,340.00		0.00		0.00	0.00	65,340.00	0.00
		EA	Qty	66.00		0.00		0.00		66.00	
10l	Flush & test pipe	4,400.00	Amt	4,400.00		0.00		0.00	0.00	4,400.00	0.00
		LS	Qty	1.00		0.00		0.00		1.00	
		SUBTOTAL:		698,790.00		0.00		0.00	0.00	698,790.00	0.00
11	RESTORATION		Amt								
			Qty								
11a	Seed & mulch	0.51	Amt	96,381.84		0.00		0.00	0.00	96,381.84	0.00
		SY	Qty	188,984.00		0.00		0.00		188,984.00	
11b	Sod project slopes	3.78	Amt	282,895.20		45,360.00		45,360.00	16.03	237,535.20	2,268.00
		SY	Qty	74,840.00		12,000.00		12,000.00		62,840.00	
11c	Sod offsite reuse	3.78	Amt	27,972.00		0.00		0.00	0.00	27,972.00	0.00
		SY	Qty	7,400.00		0.00		0.00		7,400.00	

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		SUBTOTAL:	407,249.04		45,360.00		45,360.00	11.14	361,889.04	2,268.00
		GRAND TOTAL:	7,072,055.70	403,106.12	282,855.24		685,961.37	9.70	6,386,094.33	34,298.06

SS SS

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REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 5

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $262,914.41

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 3 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

G702 APPLICATION and CERTIFICATE for PAYMENT

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 3
App. Date: November 25, 2024
Period to: November 25, 2024
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		0.00
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		962,713.38
5. RETAINAGE:		
a. 05% of Completed Work	48,135.66	
b. of Stored Material	0.00	
TOTAL RETAINAGE		48,135.66
6. TOTAL EARNED LESS RETAINAGE		914,577.72
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		651,663.31
8. CURRENT PAYMENT DUE		262,914.41
9. BALANCE TO FINISH, INCLUDING RETAINAGE		6,157,477.98

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approval this Month	0.00	0.00
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: _____ Date: November 25, 2024
Joseph D. Weber

State of: Florida County of: Volusia

Subscribed and sworn before me this 25th day of November 2024

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Abigail Green My Commission expires: 03/04/2028

Notary Public State of Florida
Abigail Green
My Commission HH 499784
Expires 3/4/2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $262,914.41

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: _____ Date: 12/9/24

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CAUTION: You should use an original document which has this caution printed in red. An original assures that changes will not be obscured as may occur when documents are reproduced.

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Application No: 3
App. Date: November 25, 2024
Period to: November 25, 2024
Project No:

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1	MISC BID ITEMS		Amt Qty								
1a	Mobilization	16,162.00 LS	Amt Qty	16,162.00 1.00	8,081.00 0.50	0.00 0.00		8,081.00 0.50	50.00	8,081.00 0.50	404.05
1b	Survey layout & as-builts	144,631.00 LS	Amt Qty	144,631.00 1.00	10,124.17 0.07	2,892.62 0.02		13,016.79 0.09	9.00	131,614.21 0.91	650.84
1c	Testing & finalization	42,943.00 LS	Amt Qty	42,943.00 1.00	1,288.29 0.03	0.00 0.00		1,288.29 0.03	3.00	41,654.71 0.97	64.41
		SUBTOTAL:		203,736.00	19,493.46	2,892.62		22,386.08	10.99	181,349.92	1,119.30
2	EROSION & POLLUTION CONTROL		Amt Qty								
2a	Silt fence	1.95 LF	Amt Qty	23,825.10 12,218.00	7,098.00 3,640.00	0.00 0.00		7,098.00 3,640.00	29.79	16,727.10 8,578.00	354.90
2b	SWPPP	14,528.00 LS	Amt Qty	14,528.00 1.00	1,452.80 0.10	290.56 0.02		1,743.36 0.12	12.00	12,784.64 0.88	87.17
2c	NOI	551.25 EA	Amt Qty	551.25 1.00	551.25 1.00	0.00 0.00		551.25 1.00	100.00	0.00 0.00	27.56
2d	Construction entrance	7,412.00 EA	Amt Qty	7,412.00 1.00	3,706.00 0.50	0.00 0.00		3,706.00 0.50	50.00	3,706.00 0.50	185.30
		SUBTOTAL:		46,316.35	12,808.05	290.56		13,098.61	28.28	33,217.74	654.93
3	EARTHWORK ON SITE		Amt Qty								

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App. Date: November 25, 2024
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3a	General balance & rough grade	592,118.34 LS	Amt	592,118.34	414,482.84	59,211.83		473,694.67	80.00	118,423.67	23,684.73
			Qty	1.00	0.70	0.10		0.80		0.20	
3b	Excavate ponds	5.09 CY	Amt	271,139.21	193,817.02	61,080.00		254,897.02	94.01	16,242.19	12,744.85
			Qty	53,269.00	38,078.00	12,000.00		50,078.00		3,191.00	
3c	Fine grade site +/-0.10'	0.13	Amt	187,087.03	0.00	0.00		0.00	0.00	187,087.03	0.00
			Qty	1,439,131.00	0.00	0.00		0.00		1,439,131.00	
3d	Clearing & grubbing	AC	Amt	0.00	0.00	0.00		0.00		0.00	0.00
			Qty	39.00	0.00	0.00		0.00		39.00	
			SUBTOTAL:	1,050,344.58	608,299.86	120,291.83		728,591.69	69.37	321,752.89	36,429.58
4	PAVING BASE & SUBBASE		Amt								
			Qty								
4a	Asphalt 1.5" SP 12.5	14.91 SY	Amt	262,997.49	0.00	0.00		0.00	0.00	262,997.49	0.00
			Qty	17,639.00	0.00	0.00		0.00		17,639.00	
4b	6" Base	21.91 SY	Amt	386,470.49	0.00	0.00		0.00	0.00	386,470.49	0.00
			Qty	17,639.00	0.00	0.00		0.00		17,639.00	
4c	6" Stabilized subbase	7.51 SY	Amt	162,508.89	0.00	0.00		0.00	0.00	162,508.89	0.00
			Qty	21,639.00	0.00	0.00		0.00		21,639.00	
4d	Asphalt 1" SP 9.5 offsite	14.62 SY	Amt	57,515.08	0.00	0.00		0.00	0.00	57,515.08	0.00
			Qty	3,934.00	0.00	0.00		0.00		3,934.00	
4e	Asphalt 2" SP 9.5 offsite	19.92 SY	Amt	78,365.28	0.00	0.00		0.00	0.00	78,365.28	0.00
			Qty	3,934.00	0.00	0.00		0.00		3,934.00	
4f	12" Base	28.37 SY	Amt	111,607.58	0.00	0.00		0.00	0.00	111,607.58	0.00
			Qty	3,934.00	0.00	0.00		0.00		3,934.00	

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4g	14" Stabilized subbase	11.37	Amt	48,447.57	0.00	0.00		0.00	0.00	48,447.57	0.00
		SY	Qty	4,261.00	0.00	0.00		0.00		4,261.00	
4h	1" Mill & overlay	38.00	Amt	130,112.00	0.00	0.00		0.00	0.00	130,112.00	0.00
		SY	Qty	3,424.00	0.00	0.00		0.00		3,424.00	
			SUBTOTAL:	1,238,024.38	0.00	0.00		0.00	0.00	1,238,024.38	0.00
5	CONCRETE ON SITE		Amt								
			Qty								
5a	Miami curb	24.84	Amt	273,190.32	0.00	0.00		0.00	0.00	273,190.32	0.00
		LF	Qty	10,998.00	0.00	0.00		0.00		10,998.00	
5b	Type F curb	26.31	Amt	51,857.01	0.00	0.00		0.00	0.00	51,857.01	0.00
		LF	Qty	1,971.00	0.00	0.00		0.00		1,971.00	
5c	Inlet aprons	950.00	Amt	32,300.00	0.00	0.00		0.00	0.00	32,300.00	0.00
		EA	Qty	34.00	0.00	0.00		0.00		34.00	
5d	ADA Ramp with detectable mat	1,642.00	Amt	29,556.00	0.00	0.00		0.00	0.00	29,556.00	0.00
		EA	Qty	18.00	0.00	0.00		0.00		18.00	
5e	6" Sidewalks onsite	7.48	Amt	153,616.76	0.00	0.00		0.00	0.00	153,616.76	0.00
		SF	Qty	20,537.00	0.00	0.00		0.00		20,537.00	
5f	6" Sidewalk offsite	7.82	Amt	191,691.66	0.00	0.00		0.00	0.00	191,691.66	0.00
		SF	Qty	24,513.00	0.00	0.00		0.00		24,513.00	
			SUBTOTAL:	732,211.75	0.00	0.00		0.00	0.00	732,211.75	0.00
6	TRAFFIC STRIPING & SIGNAGE		Amt								
			Qty								

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6a	Traffic striping & signage	15,972.00 LS	Amt Qty	15,972.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,972.00 1.00	0.00
			SUBTOTAL:	15,972.00	0.00	0.00		0.00	0.00	15,972.00	0.00
7	SANITARY SEWER SYSTEM		Amt Qty								
7a	10" PVC mains SDR-26		Amt Qty								
7b	0-6' Deep	48.00 LF	Amt Qty	45,120.00 940.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	45,120.00 940.00	0.00
7c	6-8' Deep	57.00 LF	Amt Qty	61,218.00 1,074.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	61,218.00 1,074.00	0.00
7d	8-10' Deep	72.00 LF	Amt Qty	60,696.00 843.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	60,696.00 843.00	0.00
7e	10-12' Deep	86.00 LF	Amt Qty	97,352.00 1,132.00	0.00 0.00	25,542.00 297.00		25,542.00 297.00	26.24	71,810.00 835.00	1,277.10
7f	12-14' Deep	117.00 LF	Amt Qty	87,282.00 746.00	0.00 0.00	35,217.00 301.00		35,217.00 301.00	40.35	52,065.00 445.00	1,760.85
7g	14-16' Deep	140.00 LF	Amt Qty	93,940.00 671.00	0.00 0.00	33,600.00 240.00		33,600.00 240.00	35.77	60,340.00 431.00	1,680.00
7h	8" PVC MAINS SDR-26		Amt Qty								
7I	0-6' Deep	39.00 EA	Amt Qty	2,574.00 66.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	2,574.00 66.00	0.00

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7j	6-8' Deep	54.00 Ea	Amt Qty	29,214.00 541.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	29,214.00 541.00	0.00
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt Qty	37,280.60 6,013.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt Qty	9,920.00 124.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	9,920.00 124.00	0.00
7n	Sanitary Sewer Service	1,120.00 EA	Amt Qty	138,880.00 124.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	138,880.00 124.00	0.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt Qty	11,340.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,340.00 2.00	0.00
7q	6-8' Deep	5,940.00 EA	Amt Qty	23,760.00 4.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	23,760.00 4.00	0.00
7r	8-10' Deep	7,120.00 EA	Amt Qty	42,720.00 6.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	42,720.00 6.00	0.00
7s	10-12' Deep	9,340.00 EA	Amt Qty	28,020.00 3.00	0.00 0.00	7,472.00 0.80		7,472.00 0.80	26.67	20,548.00 2.20	373.60
7t	12-14' Deep	12,360.00 EA	Amt Qty	24,720.00 2.00	0.00 0.00	9,888.00 0.80		9,888.00 0.80	40.00	14,832.00 1.20	494.40
7u	14-16' Deep	19,630.00 EA	Amt Qty	78,520.00 4.00	0.00 0.00	15,704.00 0.80		15,704.00 0.80	20.00	62,816.00 3.20	785.20

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7v	Lift Station	430,900.00 LS	Amt Qty	430,900.00 1.00	0.00 0.00	25,854.00 0.06		25,854.00 0.06	6.00	405,046.00 0.94	1,292.70
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32.00 LF	Amt Qty	29,440.00 920.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	29,440.00 920.00	0.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	3,860.00 2.00	0.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	10,300.00 1.00	0.00
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,300.00 1.00	0.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	1,270.00 1.00	0.00
		SUBTOTAL:		1,359,626.60	0.00	153,277.00		153,277.00	11.27	1,206,349.60	7,663.85
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	181,492.00 2,669.00	0.00

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8d	24" RCP	94.00 LF	Amt Qty	117,688.00 1,252.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	117,688.00 1,252.00	0.00
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800.00 26.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	124,800.00 26.00	0.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	20,100.00 3.00	0.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	39,900.00 7.00	0.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	12,630.00 1.00	0.00
8j	60" Junction manhole	8,490.00 EA	Amt Qty	16,980.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	16,980.00 2.00	0.00
8k	18" MES	2,700.00 EA	Amt Qty	27,000.00 10.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	27,000.00 10.00	0.00
8l	24" MES	6,330.00 EA	Amt Qty	56,970.00 9.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	56,970.00 9.00	0.00
8m	Overflow Weir	18,920.00 LS	Amt Qty	18,920.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	18,920.00 1.00	0.00
		SUBTOTAL:		616,480.00	0.00	0.00		0.00	0.00	616,480.00	0.00
9	WATER DISTRIBUTION SYSTEM		Amt Qty								

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9a	Potable watermain		Amt Qty								
9b	12" HDPE Direction drill	294.00 LF	Amt Qty	23,520.00 80.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	23,520.00 80.00	0.00
9c	Connect to existing 12" WM	11,970.00 EA	Amt Qty	11,970.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,970.00 1.00	0.00
9d	10" PVC DR-18	61.00 LF	Amt Qty	71,675.00 1,175.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	71,675.00 1,175.00	0.00
9e	8" PVC DR-18	50.00 LF	Amt Qty	268,500.00 5,370.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	268,500.00 5,370.00	0.00
9f	10" Gate valve	4,420.00 EA	Amt Qty	17,680.00 4.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	17,680.00 4.00	0.00
9g	8" Gate valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	35,760.00 12.00	0.00
9h	Fire hydrant & valve	7,120.00 EA	Amt Qty	85,440.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	85,440.00 12.00	0.00
9i	Fittings	30,000.00 LS	Amt Qty	30,000.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	30,000.00 1.00	0.00
9j	2" Blowoff assembly	2,180.00 EA	Amt Qty	13,080.00 6.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	13,080.00 6.00	0.00
9k	Potable Water Service		Amt Qty								
9l	1" Single service long side	1,270.00 EA	Amt Qty	74,930.00 59.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	74,930.00 59.00	0.00

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9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	64,350.00 65.00	0.00
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	6,400.00 1.00	0.00
			SUBTOTAL:	703,305.00	0.00	0.00		0.00	0.00	703,305.00	0.00
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	8,400.00 1.00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	172,800.00 2,400.00	0.00
10d	12" Gate valve	4,970.00 EA	Amt Qty	14,910.00 3.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	14,910.00 3.00	0.00
10e	8" PVC DR-18	48.00 LF	Amt Qty	272,160.00 5,670.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	272,160.00 5,670.00	0.00
10f	8" Gate Valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	35,760.00 12.00	0.00
10g	Fittings	34,940.00 LS	Amt Qty	34,940.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	34,940.00 1.00	0.00
10h	2" Blowoff assembly	2,180.00 EA	Amt Qty	15,260.00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,260.00 7.00	0.00

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Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
10i	Reuse Service		Amt Qty								
10j	1" Single service long side	1,290.00 EA	Amt Qty	74,820.00 58.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	74,820.00 58.00	0.00
10k	1" Single service short side	990.00 EA	Amt Qty	65,340.00 66.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	65,340.00 66.00	0.00
10l	Flush & test pipe	4,400.00 LS	Amt Qty	4,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	4,400.00 1.00	0.00
		SUBTOTAL:		698,790.00	0.00	0.00		0.00	0.00	698,790.00	0.00
11	RESTORATION		Amt Qty								
11a	Seed & mulch	0.51 SY	Amt Qty	96,381.84 188,984.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	96,381.84 188,984.00	0.00
11b	Sod project slopes	3.78 SY	Amt Qty	282,895.20 74,840.00	45,360.00 12,000.00	0.00 0.00		45,360.00 12,000.00	16.03	237,535.20 62,840.00	2,268.00
11c	Sod offsite reuse	3.78 SY	Amt Qty	27,972.00 7,400.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	27,972.00 7,400.00	0.00
		SUBTOTAL:		407,249.04	45,360.00	0.00		45,360.00	11.14	361,889.04	2,268.00
		GRAND TOTAL:		7,072,055.70	685,961.37	276,752.01		962,713.38	13.61	6,109,342.32	48,135.66

✓ ✓ SS

A=Line Item Number B=Brief Item Description C=Total Value of Item D=Total of D and E From Previous Application(s) (If Any) E=Total Work Completed For This Application
F=Materials Purchased and Stored for Project G=Total of All Work Completed and Materials Stored for Project H=Remaining Balance of Amount to Finish I=Amount Withheld from G

REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 6

(B) Name of Payee: Atlantic Ecological Services
201 Basque Rd
St. Augustine, FL 32080

(C) Amount Payable: $46,758.82

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Gopher Tortoise Relocation Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer

1-15-2025

Atlantic Ecological Services
201 Basque Rd
Saint Augustine, FL 32080 US
(904) 347-9133
jody@atlanticeco.com
www.atlanticeco.com

INVOICE

BILL TO
Gardens at Hammock Beach
CDD
219 E. Livingston Street
Orlando, FL 32801

INVOICE # AES 18.064.037
DATE 01/07/2025
DUE DATE 02/06/2025
TERMS Net 30

DESCRIPTION	QTY	RATE	AMOUNT
Consulting Veranda Bay Phases 2B and 2C, Flagler County Task I: FWC Permitting Fee	1	3,258.82	3,258.82
Consulting Veranda Bay Phases 2B and 2C, Flagler County Task I: FWC Application Submittal	1	800.00	800.00
Consulting Veranda Bay Phases 2B and 2C, Flagler County Task II: Gopher Tortoise Relocation	1	5,100.00	5,100.00
Consulting Veranda Bay Phases 2B and 2C, Flagler County Task III: Recipient site fee. $5,000 per adult tortoise	7	5,000.00	35,000.00
Consulting Veranda Bay Phases 2B and 2C, Flagler County Task III: Recipient site fee. $2,500 per juvenile	1	2,500.00	2,500.00
Consulting Veranda Bay Phases 2B and 2C, Flagler County Task IV: FWC After Action Report	1	100.00	100.00

Please make check payable to Atlantic Ecological Services, LLC.
Thank you for the opportunity to provide our services!

BALANCE DUE **$46,758.82**

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 01/07/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Norman Insurance Advisors, LLC
798 North Ponce de Leon Blvd.

St. Augustine FL 32084

CONTACT NAME: Andrew M Norman
PHONE (A/C, No, Ext): (904) 819-5949 FAX (A/C, No): (904) 819-5951
E-MAIL ADDRESS: admin@normaninsuranceadvisors.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A: Capitol Specialty Insurance Co	10328
INSURER B: Old Dominion Insurance Company	40231
INSURER C: NorGUARD	31470
INSURER D:	
INSURER E:	
INSURER F:	

INSURED
Atlantic Ecological Services, LLC

201 Basque Road

St Augustine FL 32080
(904) 347-9133

COVERAGES PR **CERTIFICATE NUMBER:** Cert ID 23264 (14) **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 1,000,000
	☐ CLAIMS-MADE ☒ OCCUR			EV20183029-07	09/01/2024	09/01/2025	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 50,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	X POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
B	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	X ANY AUTO			CA00029425	10/14/2024	10/14/2025	BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						X PER STATUTE / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y/N ☐ N/A (Mandatory in NH)			ATWC589350	10/18/2024	10/18/2025	E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
A	Contractor Pollution Liab			EV20183029-07	09/01/2024	09/01/2025	Per claim	$ 1,000,000
							Aggregate	$ 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

Gardens at Hammock Beach CDD

219 E Livingston Street

Orlando FL 32801

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Andrew Norman

REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 7

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $13,240.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Veranda Bay 2B & 2C – Permitting and Abandonment of Wells

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer
Parker Mynchenberg, P.E.

JD Weber Construction

150 Business Center Drive
Ormond Beach, FL 32174

Tel: 386-671-2727 Fax: 386-671-2471

Invoice

DATE 9/25/2024

INVOICE 4559

PO #

PROJECT: XXXXXXXXXXXX
Well Abandonment
Veranda Bay Phase 2B

Bill To

Gardens Community Development District
219 East Livingston Street
Orlando, FL 32801

Date	Description	Quantity	Rate	Amount
8/27/2024	FDEP permitting and abandonment of existing wells approx. 200' deep	4	3,310.00	13,240.00
			Total	**$13,240.00**

MAKE CHECKS PAYABLE TO:
JD Weber Construction
PO Box 730386
Ormond Beach, FL 32173-0386

THANK YOU FOR YOUR BUSINESS!

REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 8

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $580,199.83

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 4 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer
Parker Mynchenberg, P.E.

G702 **APPLICATION and CERTIFICATE for PAYMENT**

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 4
App. Date: December 23, 2024
Period to: December 25, 2024
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		0.00
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		1,573,450.06
5. RETAINAGE:		
a. 05% of Completed Work	78,672.51	
b. of Stored Material	0.00	
TOTAL RETAINAGE		78,672.51
6. TOTAL EARNED LESS RETAINAGE		1,494,777.55
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		914,577.72
8. CURRENT PAYMENT DUE		580,199.83
9. BALANCE TO FINISH, INCLUDING RETAINAGE		5,577,278.15

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approval this Month	0.00	0.00
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: Joseph D. Weber Date: December 23, 2024

State of: Florida County of: Volusia

Subscribed and sworn before me this 23rd day of December 2024

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Abigail Green My Commission expires: 03/04/2028

Notary Public State of Florida
Abigail Green
My Commission HH 499784
Expires 3/4/2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $ 580,199.83

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: Date: 1/10/25

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

SS

CAUTION: You should use an original document which has this caution printed in red. An original assures that changes will not be obscured as may occur when documents are reproduced.

Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

Application No: 4
App. Date: December 23, 2024
Period to: December 25, 2024
Project No:

Use Column I on Contracts where variable retainage for line items may apply.

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
1	MISC BID ITEMS		Amt Qty								
1a	Mobilization 1701015	16,162.00 LS	Amt Qty	16,162.00 1.00	8,081.00 0.50	8,081.00 0.50		16,162.00 1.00	100.00	0.00 0.00	808.10
1b	Survey layout & as-builts 1700201	144,631.00 LS	Amt Qty	144,631.00 1.00	13,016.79 0.09	7,231.55 0.05		20,248.34 0 14	14.00	124,382.66 0.86	1,012.42
1c	Testing & finalization 1700908	42,943.00 LS	Amt Qty	42,943.00 1.00	1,288.29 0.03	4,294.30 0.10		5,582.59 0.13	13.00	37,360.41 0.87	279.13
			SUBTOTAL:	203,736.00	22,386.08	19,606.85		41,992.93	20.61	161,743.07	2,099.65
2	EROSION & POLLUTION CONTROL		Amt Qty								
2a	Silt fence	1.95 LF	Amt Qty	23,825.10 12,218.00	7,098.00 3,640.00	0.00 0.00		7,098.00 3,640.00	29.79	16,727.10 8,578.00	354.90
2b	SWPPP	14,528.00 LS	Amt Qty	14,528.00 1.00	1,743.36 0.12	0.00 0.00		1,743.36 0.12	12.00	12,784.64 0.88	87 17
2c	NOI	551.25 EA	Amt Qty	551.25 1.00	551.25 1.00	0.00 0.00		551 25 1.00	100.00	0.00 0.00	27 56
2d	Construction entrance	7,412.00 EA	Amt Qty	7,412.00 1.00	3,706.00 0.50	0.00 0.00		3,706.00 0.50	50.00	3,706.00 0.50	185.30
			SUBTOTAL:	46,316.35	13,098.61	0.00		13,098.61	28.28	33,217.74	654.93
3	EARTHWORK ON SITE		Amt Qty								

A=Line Item Number B=Brief Item Description C=Total Value of Item D=Total of D and E From Previous Application(s) (If Any) E=Total Work Completed For This Application
F=Materials Purchased and Stored for Project G=Total of All Work Completed and Materials Stored for Project H=Remaining Balance of Amount to Finish I=Amount Withheld from G

Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

Use Column I on Contracts where variable retainage for line items may apply.

Application No: 4
App. Date: December 23, 2024
Period to: December 25, 2024
Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
3a	General balance & rough grade	592,118.34 LS	Amt Qty	592,118.34 1.00	473,694.67 0.80	59,211.83 0.10		532,906.51 0.90	90.00	59,211.83 0.10	26,645.33
3b	Excavate ponds	5.09 CY	Amt Qty	271,139.21 53,269.00	254,897.02 50,078.00	16,343.99 3,211.00		271,241.01 53,289.00	100.04	-101.80 -20.00	13,562.05
3c	Fine grade site +/-0.10'	0.13	Amt Qty	187,087.03 1,439,131.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	187,087.03 1,439,131.00	0.00
3d	Clearing & grubbing	AC	Amt Qty	0.00 39.00	0.00 0.00	0.00 0.00		0.00 0.00		0.00 39.00	0.00
		SUBTOTAL:		1,050,344.58	728,591.69	75,555.82		804,147.52	76.56	246,197.06	40,207.38
4	PAVING BASE & SUBBASE		Amt Qty								
4a	Asphalt 1.5" SP 12.5	14.91 SY	Amt Qty	262,997.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	262,997.49 17,639.00	0.00
4b	6" Base	21.91 SY	Amt Qty	386,470.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	386,470.49 17,639.00	0.00
4c	6" Stabilized subbase	7.51 SY	Amt Qty	162,508.89 21,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	162,508.89 21,639.00	0.00
4d	Asphalt 1" SP 9.5 offsite	14.62 SY	Amt Qty	57,515.08 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	57,515.08 3,934.00	0.00
4e	Asphalt 2" SP 9.5 offsite	19.92 SY	Amt Qty	78,365.28 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	78,365.28 3,934.00	0.00
4f	12" Base	28.37 SY	Amt Qty	111,607.58 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	111,607.58 3,934.00	0.00

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4g	14" Stabilized subbase	11.37 SY	Amt Qty	48,447.57 4,261.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	48,447.57 4,261.00	0.00
4h	1" Mill & overlay	38.00 SY	Amt Qty	130,112.00 3,424.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	130,112.00 3,424.00	0.00
		SUBTOTAL:		1,238,024.38	0.00	0.00		0.00	0.00	1,238,024.38	0.00
5	CONCRETE ON SITE		Amt Qty								
5a	Miami curb	24.84 LF	Amt Qty	273,190.32 10,998.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	273,190.32 10,998.00	0.00
5b	Type F curb	26.31 LF	Amt Qty	51,857.01 1,971.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	51,857.01 1,971.00	0.00
5c	Inlet aprons	950.00 EA	Amt Qty	32,300.00 34.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	32,300.00 34.00	0.00
5d	ADA Ramp with detectable mat	1,642.00 EA	Amt Qty	29,556.00 18.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	29,556.00 18.00	0.00
5e	6" Sidewalks onsite	7.48 SF	Amt Qty	153,616.76 20,537.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	153,616.76 20,537.00	0.00
5f	6" Sidewalk offsite	7.82 SF	Amt Qty	191,691.66 24,513.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	191,691.66 24,513.00	0.00
		SUBTOTAL:		732,211.75	0.00	0.00		0.00	0.00	732,211.75	0.00
6	TRAFFIC STRIPING & SIGNAGE		Amt Qty								

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6a	Traffic striping & signage	15,972.00	Amt	15,972.00	0.00	0.00		0.00	0.00	15,972.00	0 00
		LS	Qty	1.00	0.00	0.00		0.00		1.00	
			SUBTOTAL:	15,972.00	0.00	0.00		0.00	0.00	15,972.00	0 00
7	SANITARY SEWER SYSTEM		Amt								
			Qty								
7a	10" PVC mains SDR-26		Amt								
			Qty								
7b	0-6' Deep	48.00	Amt	45,120.00	0.00	0.00		0 00	0.00	45,120.00	0.00
		LF	Qty	940.00	0.00	0.00		0.00		940.00	
7c	6-8' Deep	57.00	Amt	61,218.00	0.00	0.00		0.00	0.00	61,218.00	0.00
		LF	Qty	1,074.00	0.00	0.00		0.00		1,074.00	
7d	8-10' Deep 1700905	72.00	Amt	60,696.00	0.00	12,888.00		12,888.00	21.23	47,808.00	644.40
		LF	Qty	843.00	0.00	179.00		179.00		664.00	
7e	10-12' Deep 1700905	86.00	Amt	97,352.00	25,542.00	10,320.00		35,862.00	36.84	61,490.00	1,793.10
		LF	Qty	1,132.00	297.00	120.00		417.00		715.00	
7f	12-14' Deep 1700905	117.00	Amt	87,282.00	35,217.00	21,060.00		56,277.00	64.48	31,005.00	2,813.85
		LF	Qty	746.00	301.00	180.00		481.00		265.00	
7g	14-16' Deep 1700905	140.00	Amt	93,940.00	33,600.00	60,340.00		93,940.00	100.00	0.00	4,697.00
		LF	Qty	671.00	240.00	431.00		671.00		0.00	
7h	8" PVC MAINS SDR-26		Amt								
			Qty								
7i	0-6' Deep	39.00	Amt	2,574.00	0.00	0.00		0.00	0.00	2,574.00	0.00
		EA	Qty	66.00	0.00	0.00		0.00		66.00	

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7j	6-8' Deep	54.00 Ea	Amt Qty	29,214.00 541.00	0.00 0.00			0.00 0.00	0.00	29,214.00 541.00	0.00
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt Qty	37,280.60 6,013.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt Qty	9,920.00 124.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	9,920.00 124.00	0.00
7n	Sanitary Sewer Service 1700905	1,120.00 EA	Amt Qty	138,880.00 124.00	0.00 0.00	32,480.00 29.00		32,480.00 29.00	23.39	106,400.00 95.00	1,624.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt Qty	11,340.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,340.00 2.00	0.00
7q	6-8' Deep	5,940.00 EA	Amt Qty	23,760.00 4.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	23,760.00 4.00	0.00
7r	8-10' Deep 1700905	7,120.00 EA	Amt Qty	42,720.00 6.00	0.00 0.00	14,240.00 2.00		14,240.00 2.00	33.33	28,480.00 4.00	712.00
7s	10-12' Deep 1700905	9,340.00 EA	Amt Qty	28,020.00 3.00	7,472.00 0.80	18,680.00 2.00		26,152.00 2.80	93.33	1,868.00 0.20	1,307.60
7t	12-14' Deep 1700905	12,360.00 EA	Amt Qty	24,720.00 2.00	9,888.00 0.80	14,832.00 1.20		24,720.00 2.00	100.00	0.00 0.00	1,236.00
7u	14-16' Deep 1700905	19,630.00 EA	Amt Qty	78,520.00 4.00	15,704.00 0.80	62,816.00 3.20		78,520.00 4.00	100.00	0.00 0.00	3,926.00

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7v	Lift Station 1700905	430,900.00 LS	Amt Qty	430,900.00 1.00	25,854.00 0.06	180,978.00 0.42		206,832.00 0.48	48.00	224,068.00 0.52	10,341.60
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32.00 LF	Amt Qty	29,440.00 920.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	29,440.00 920.00	0.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	3,860.00 2.00	0.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	10,300.00 1.00	0.00
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,300.00 1.00	0.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	1,270.00 1.00	0.00
		SUBTOTAL:		1,359,626.60	153,277.00	428,634.00		581,911.00	42.80	777,715.60	29,095.55
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	181,492.00 2,669.00	0.00

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8d	24" RCP	94.00 LF	Amt Qty	117,688.00 1,252.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	117,688.00 1,252.00	0.00
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800.00 26.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	124,800.00 26.00	0.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	20,100.00 3.00	0.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	39,900.00 7.00	0.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	12,630.00 1.00	0.00
8j	60" Junction manhole	8,490.00 EA	Amt Qty	16,980.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	16,980.00 2.00	0.00
8k	18" MES	2,700.00 EA	Amt Qty	27,000.00 10.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	27,000.00 10.00	0.00
8l	24" MES	6,330.00 EA	Amt Qty	56,970.00 9.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	56,970.00 9.00	0.00
8m	Overflow Weir	18,920.00 LS	Amt Qty	18,920.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	18,920.00 1.00	0.00
		SUBTOTAL:		616,480.00	0.00	0.00		0.00	0.00	616,480.00	0.00
9	WATER DISTRIBUTION SYSTEM		Amt Qty								

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9a	Potable watermain		Amt								
			Qty								
9b	12" HDPE Direction drill	294.00	Amt	23,520.00	0.00	0.00		0.00	0.00	23,520.00	0.00
		LF	Qty	80.00	0.00	0.00		0.00		80.00	
9c	Connect to existing 12" WM	11,970.00	Amt	11,970.00	0.00	0.00		0.00	0.00	11,970.00	0.00
		EA	Qty	1.00	0.00	0.00		0.00		1.00	
9d	10" PVC DR-18	61.00	Amt	71,675.00	0.00	0.00		0.00	0.00	71,675.00	0.00
		LF	Qty	1,175.00	0.00	0.00		0.00		1,175.00	
9e	8" PVC DR-18	50.00	Amt	268,500.00	0.00	0.00		0.00	0.00	268,500.00	0.00
		LF	Qty	5,370.00	0.00	0.00		0.00		5,370.00	
9f	10" Gate valve	4,420.00	Amt	17,680.00	0.00	0.00		0.00	0.00	17,680.00	0.00
		EA	Qty	4.00	0.00	0.00		0.00		4.00	
9g	8" Gate valve	2,980.00	Amt	35,760.00	0.00	0.00		0.00	0.00	35,760.00	0.00
		EA	Qty	12.00	0.00	0.00		0.00		12.00	
9h	Fire hydrant & valve	7,120.00	Amt	85,440.00	0.00	0.00		0.00	0.00	85,440.00	0.00
		EA	Qty	12.00	0.00	0.00		0.00		12.00	
9i	Fittings	30,000.00	Amt	30,000.00	0.00	0.00		0.00	0.00	30,000.00	0.00
		LS	Qty	1.00	0.00	0.00		0.00		1.00	
9j	2" Blowoff assembly	2,180.00	Amt	13,080.00	0.00	0.00		0.00	0.00	13,080.00	0.00
		EA	Qty	6.00	0.00	0.00		0.00		6.00	
9k	Potable Water Service		Amt								
			Qty								
9l	1" Single service long side	1,270.00	Amt	74,930.00	0.00	0.00		0.00	0.00	74,930.00	0.00
		EA	Qty	59.00	0.00	0.00		0.00		59.00	

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9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	64,350.00 65.00	0.00
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	6,400.00 1.00	0.00
			SUBTOTAL:	703,305.00	0.00	0.00		0.00	0.00	703,305.00	0.00
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	8,400.00 1.00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	172,800.00 2,400.00	0.00
10d	12" Gate valve	4,970.00 EA	Amt Qty	14,910.00 3.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	14,910.00 3.00	0.00
10e	8" PVC DR-18	48.00 LF	Amt Qty	272,160.00 5,670.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	272,160.00 5,670.00	0.00
10f	8" Gate Valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	35,760.00 12.00	0.00
10g	Fittings	34,940.00 LS	Amt Qty	34,940.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	34,940.00 1.00	0.00
10h	2" Blowoff assembly	2,180.00 EA	Amt Qty	15,260.00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,260.00 7.00	0.00

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10i	Reuse Service		Amt								
			Qty								
10j	1" Single service long side	1,290.00	Amt	74,820.00	0.00	0.00		0.00	0.00	74,820.00	0.00
		EA	Qty	58.00	0.00	0.00		0.00		58.00	
10k	1" Single service short side	990.00	Amt	65,340.00	0.00	0.00		0.00	0.00	65,340.00	0.00
		EA	Qty	66.00	0.00	0.00		0.00		66.00	
10l	Flush & test pipe	4,400.00	Amt	4,400.00	0.00	0.00		0.00	0.00	4,400.00	0.00
		LS	Qty	1.00	0.00	0.00		0.00		1.00	
			SUBTOTAL:	698,790.00	0.00	0.00		0.00	0.00	698,790.00	0.00
11	RESTORATION		Amt								
			Qty								
11a	Seed & mulch	0.51	Amt	96,381.84	0.00	0.00		0.00	0.00	96,381.84	0.00
		SY	Qty	188,984.00	0.00	0.00		0.00		188,984.00	
11b	Sod project slopes 1701005	3.78	Amt	282,895.20	45,360.00	86,940.00		132,300.00	46.77	150,595.20	6,615.00
		SY	Qty	74,840.00	12,000.00	23,000.00		35,000.00		39,840.00	
11c	Sod offsite reuse	3.78	Amt	27,972.00	0.00	0.00		0.00	0.00	27,972.00	0.00
		SY	Qty	7,400.00	0.00	0.00		0.00		7,400.00	
			SUBTOTAL:	407,249.04	45,360.00	86,940.00		132,300.00	32.49	274,949.04	6,615.00
			GRAND TOTAL:	7,072,055.70	962,713.38	610,736.67		1,573,450.06	22.25	5,498,605.64	78,672.51

SS

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REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 9

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $520,041.49

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 5 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer
Parker Mynchenberg, P.E.

G702 **APPLICATION and CERTIFICATE for PAYMENT**

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 5
App. Date: January 27, 2025
Period to: January 25, 2025
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		0.00
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		2,120,862.14
5. RETAINAGE:		
a. 05% of Completed Work	106,043.10	
b. of Stored Material	0.00	
TOTAL RETAINAGE		106,043.10
6. TOTAL EARNED LESS RETAINAGE		2,014,819.04
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		1,494,777.55
8. CURRENT PAYMENT DUE		520,041.49
9. BALANCE TO FINISH, INCLUDING RETAINAGE		5,057,236.66

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approval this Month	0.00	0.00
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

SS

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: _____ Date: January 27, 2025
Joseph D. Weber

State of: Florida County of: Volusia

Subscribed and sworn before me this 27th day of January 2025

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Abigail Green My Commission expires: 03/04/2028

Notary Public State of Florida
Abigail Green
My Commission HH 499784
Expires 3/4/2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $520,041.49

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: _____ Date: 2/10/25

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CAUTION: You should use an original document which has this caution printed in red. An original assures that changes will not be obscured as may occur when documents are reproduced.

Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

Application No: 5
App. Date: January 27, 2025
Period to: January 25, 2025
Project No:

Use Column I on Contracts where variable retainage for line items may apply.

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
1	MISC BID ITEMS		Amt Qty								
1a	Mobilization	16,162.00 LS	Amt Qty	16,162.00 1.00	16,162.00 1.00	0.00 0.00		16,162.00 1 00	100.00	0.00 0.00	808.10
1b	Survey layout & as-builts	144,631.00 LS	Amt Qty	144,631 00 1.00	20,248.34 0.14	7,231.55 0.05		27,479.89 0.19	19.00	117,151.11 0.81	1,373.99
1c	Testing & finalization	42,943.00 LS	Amt Qty	42,943.00 1.00	5,582.59 0 13	4,294.30 0.10		9,876.89 0.23	23.00	33,066 11 0.77	493.84
		SUBTOTAL:		203,736.00	41,992.93	11,525.85		53,518.78	26.27	150,217.22	2,675.93
2	EROSION & POLLUTION CONTROL		Amt Qty								
2a	Silt fence	1.95 LF	Amt Qty	23,825.10 12,218.00	7,098.00 3,640.00	0.00 0.00		7,098.00 3,640.00	29.79	16,727.10 8,578.00	354.90
2b	SWPPP	14,528.00 LS	Amt Qty	14,528.00 1.00	1,743.36 0.12	726.40 0.05		2,469.76 0.17	17.00	12,058.24 0.83	123.49
2c	NOI	551.25 EA	Amt Qty	551.25 1.00	551.25 1.00	0.00 0.00		551.25 1.00	100.00	0.00 0.00	27 56
2d	Construction entrance	7,412.00 EA	Amt Qty	7,412 00 1.00	3,706.00 0.50	0.00 0.00		3,706.00 0.50	50.00	3,706.00 0.50	185.30
		SUBTOTAL:		46,316.35	13,098.61	726.40		13,825.01	29.85	32,491.34	691.25
3	EARTHWORK ON SITE		Amt Qty								

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Application No: 5
App. Date: January 27, 2025
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Project No:

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
3a	General balance & rough grade	592,118.34 LS	Amt Qty	592,118.34 1.00	532,906.51 0.90	59,211.83 0.10		592,118.34 1 00	100.00	0.00 0 00	29,605.92
3b	Excavate ponds	5.09 CY	Amt Qty	271,139.21 53,269.00	271,241.01 53,289.00	-101.80 -20.00		271,139.21 53,269.00	100.00	0.00 0 00	13,556 96
3c	Fine grade site +/-0.10'	0.13	Amt Qty	187,087.03 1,439,131.00	0.00 0.00	0.00 0.00		0 00 0.00	0.00	187,087 03 1,439,131.00	0.00
3d	Clearing & grubbing	AC	Amt Qty	0.00 39.00	0.00 0.00	0.00 0.00		0.00 0.00		0.00 39.00	0.00
		SUBTOTAL:		1,050,344.58	804,147.52	59,110.03		863,257.55	82.19	187,087.03	43,162.88
4	PAVING BASE & SUBBASE		Amt Qty								
4a	Asphalt 1.5" SP 12.5	14.91 SY	Amt Qty	262,997.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	262,997.49 17,639.00	0.00
4b	6" Base	21.91 SY	Amt Qty	386,470.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	386,470.49 17,639 00	0.00
4c	6" Stabilized subbase	7.51 SY	Amt Qty	162,508.89 21,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	162,508.89 21,639.00	0.00
4d	Asphalt 1" SP 9.5 offsite	14.62 SY	Amt Qty	57,515.08 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	57,515.08 3,934.00	0.00
4e	Asphalt 2" SP 9.5 offsite	19.92 SY	Amt Qty	78,365.28 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	78,365.28 3,934.00	0.00
4f	12" Base	28.37 SY	Amt Qty	111,607.58 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	111,607 58 3,934.00	0.00

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Application No: 5
App Date: January 27, 2025
Period to: January 25, 2025
Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
4g	14" Stabilized subbase	11.37 SY	Amt Qty	48,447.57 4,261.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	48,447.57 4,261.00	0.00
4h	1" Mill & overlay	38.00 SY	Amt Qty	130,112.00 3,424.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	130,112.00 3,424.00	0.00
			SUBTOTAL:	1,238,024.38	0.00	0.00		0.00	0.00	1,238,024.38	0.00
5	CONCRETE ON SITE		Amt Qty								
5a	Miami curb	24.84 LF	Amt Qty	273,190.32 10,998.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	273,190.32 10,998.00	0.00
5b	Type F curb	26.31 LF	Amt Qty	51,857.01 1,971.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	51,857.01 1,971.00	0.00
5c	Inlet aprons	950.00 EA	Amt Qty	32,300.00 34.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	32,300.00 34.00	0.00
5d	ADA Ramp with detectable mat	1,642.00 EA	Amt Qty	29,556.00 18.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	29,556.00 18.00	0.00
5e	6" Sidewalks onsite	7.48 SF	Amt Qty	153,616.76 20,537.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	153,616.76 20,537.00	0.00
5f	6" Sidewalk offsite	7.82 SF	Amt Qty	191,691.66 24,513.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	191,691.66 24,513.00	0.00
			SUBTOTAL:	732,211.75	0.00	0.00		0.00	0.00	732,211.75	0.00
6	TRAFFIC STRIPING & SIGNAGE		Amt Qty								

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A	B		C		D	E	F	G		H	I
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6a	Traffic striping & signage	15,972.00 LS	Amt Qty	15,972.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,972.00 1 00	0.00
		SUBTOTAL:		15,972.00	0.00	0.00		0.00	0.00	15,972.00	0.00
7	SANITARY SEWER SYSTEM		Amt Qty								
7a	10" PVC mains SDR-26		Amt Qty								
7b	0-6' Deep	48.00 LF	Amt Qty	45,120.00 940.00	0.00 0.00	28,800.00 600.00		28,800.00 600.00	63.83	16,320 00 340.00	1,440.00
7c	6-8' Deep	57.00 LF	Amt Qty	61,218.00 1,074.00	0.00 0.00	61,218.00 1,074.00		61,218.00 1,074.00	100.00	0.00 0.00	3,060.90
7d	8-10' Deep	72.00 LF	Amt Qty	60,696.00 843.00	12,888.00 179.00	47,808.00 664.00		60,696.00 843.00	100.00	0.00 0.00	3,034 80
7e	10-12' Deep	86.00 LF	Amt Qty	97,352.00 1,132.00	35,862.00 417.00	61,490.00 715.00		97,352.00 1,132.00	100.00	0.00 0.00	4,867.60
7f	12-14' Deep	117.00 LF	Amt Qty	87,282.00 746.00	56,277.00 481.00			56,277 00 481.00	64 48	31,005.00 265.00	2,813.85
7g	14-16' Deep	140.00 LF	Amt Qty	93,940.00 671.00	93,940.00 671.00	0.00 0.00		93,940.00 671.00	100.00	0.00 0.00	4,697.00
7h	8" PVC MAINS SDR-26		Amt Qty								
7I	0-6' Deep	39.00 EA	Amt Qty	2,574.00 66.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	2,574.00 66.00	0.00

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A	B		C		D	E	F	G		H	I
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7j	6-8' Deep	54.00 Ea	Amt Qty	29,214.00 541.00	0.00 0.00	25,164.00 466.00		25,164.00 466.00	86 14	4,050.00 75.00	1,258.20
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt Qty	37,280.60 6,013.00	0.00 0.00	0.00 0.00		0 00 0.00	0 00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt Qty	9,920.00 124.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	9,920.00 124.00	0.00
7n	Sanitary Sewer Service	1,120.00 EA	Amt Qty	138,880.00 124.00	32,480.00 29.00	68,320.00 61.00		100,800.00 90.00	72.58	38,080.00 34.00	5,040.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt Qty	11,340.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,340.00 2.00	0 00
7q	6-8' Deep	5,940.00 EA	Amt Qty	23,760.00 4.00	0.00 0.00	17,820.00 3.00		17,820.00 3 00	75.00	5,940.00 1.00	891.00
7r	8-10' Deep	7,120.00 EA	Amt Qty	42,720.00 6.00	14,240.00 2.00	28,480.00 4.00		42,720 00 6.00	100.00	0.00 0.00	2,136.00
7s	10-12' Deep	9,340.00 EA	Amt Qty	28,020.00 3.00	26,152.00 2.80	1,868.00 0.20		28,020.00 3 00	100.00	0.00 0 00	1,401 00
7t	12-14' Deep	12,360.00 EA	Amt Qty	24,720.00 2.00	24,720.00 2.00	0.00 0.00		24,720.00 2.00	100.00	0.00 0.00	1,236.00
7u	14-16' Deep	19,630.00 EA	Amt Qty	78,520.00 4.00	78,520.00 4.00	0.00 0.00		78,520.00 4.00	100.00	0.00 0.00	3,926.00

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7v	Lift Station	430,900.00 LS	Amt Qty	430,900.00 1.00	206,832.00 0.48	0.00 0.00		206,832 00 0.48	48.00	224,068.00 0.52	10,341.60
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32 00 LF	Amt Qty	29,440.00 920.00	0.00 0.00	0.00 0.00		0 00 0.00	0.00	29,440.00 920.00	0.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	3,860.00 2.00	0.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	10,300.00 1.00	0.00
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,300.00 1.00	0.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	1,270.00 1.00	0.00
		SUBTOTAL:		1,359,626.60	581,911.00	340,968.00		922,879.00	67.88	436,747.60	46,143.95
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	181,492.00 2,669.00	0.00

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8d	24" RCP	94 00 LF	Amt Qty	117,688.00 1,252.00	0.00 0.00	42,488.00 452 00		42,488.00 452.00	36.10	75,200.00 800.00	2,124 40
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800.00 26.00	0.00 0 00	19,200.00 4.00		19,200.00 4.00	15.38	105,600 00 22.00	960.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00	0.00 0.00	0.00 0.00		0 00 0.00	0 00	20 100.00 3 00	0.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00	0.00 0.00	5,700.00 1.00		5,700.00 1 00	14.29	34,200.00 6 00	285.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00	0.00 0.00	0.00 0.00		0 00 0.00	0.00	12,630.00 1 00	0.00
8j	60" Junction manhole	8,490.00 EA	Amt Qty	16,980.00 2.00	0.00 0.00	0.00 0.00		0 00 0.00	0.00	16,980.00 2.00	0 00
8k	18" MES	2,700.00 EA	Amt Qty	27,000.00 10.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	27,000.00 10.00	0 00
8l	24" MES	6,330.00 EA	Amt Qty	56,970.00 9.00	0.00 0.00	25,320.00 4.00		25,320.00 4.00	44.44	31,650.00 5.00	1,266.00
8m	Overflow Weir	18,920 00 LS	Amt Qty	18,920.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	18,920.00 1.00	0 00
			SUBTOTAL:	616,480.00	0.00	92,708.00		92,708.00	15 04	523,772.00	4,635.40
9	WATER DISTRIBUTION SYSTEM		Amt Qty								

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Use Column I on Contracts where variable retainage for line items may apply.

Application No: 5
App. Date: January 27, 2025
Period to: January 25, 2025
Project No:

A	B		C		D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
9a	Potable watermain		Amt Qty								
9b	12" HDPE Direction drill	294.00 LF	Amt Qty	23,520.00 80.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	23,520.00 80.00	0.00
9c	Connect to existing 12" WM	11,970.00 EA	Amt Qty	11,970.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0 00	11,970.00 1.00	0.00
9d	10" PVC DR-18	61.00 LF	Amt Qty	71,675.00 1,175.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	71,675.00 1,175.00	0.00
9e	8" PVC DR-18	50.00 LF	Amt Qty	268,500.00 5,370.00	0.00 0.00	0.00 0.00		0 00 0.00	0.00	268,500.00 5,370.00	0.00
9f	10" Gate valve	4,420.00 EA	Amt Qty	17,680.00 4.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	17,680.00 4.00	0.00
9g	8" Gate valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	35,760.00 12.00	0.00
9h	Fire hydrant & valve	7,120.00 EA	Amt Qty	85,440.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	85,440.00 12.00	0.00
9i	Fittings	30,000.00 LS	Amt Qty	30,000.00 1.00	0.00 0 00	0.00 0.00		0 00 0.00	0.00	30,000.00 1.00	0 00
9j	2" Blowoff assembly	2,180.00 EA	Amt Qty	13,080.00 6.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	13,080.00 6.00	0.00
9k	Potable Water Service		Amt Qty								
9l	1" Single service long side	1,270.00 EA	Amt Qty	74,930.00 59.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	74,930.00 59.00	0.00

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Application No: 5
App. Date: January 27, 2025
Period to: January 25, 2025
Project No:

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	64,350.00 65.00	0.00
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	6,400.00 1.00	0.00
			SUBTOTAL:	703,305.00	0.00	0.00		0.00	0.00	703,305.00	0.00
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	8,400.00 1.00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	172,800.00 2,400.00	0.00
10d	12" Gate valve	4,970.00 EA	Amt Qty	14,910.00 3.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	14,910.00 3.00	0.00
10e	8" PVC DR-18	48.00 LF	Amt Qty	272,160.00 5,670.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	272,160.00 5,670.00	0.00
10f	8" Gate Valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	35,760.00 12.00	0.00
10g	Fittings	34,940.00 LS	Amt Qty	34,940.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	34,940.00 1.00	0.00
10h	2" Blowoff assembly	2,180.00 EA	Amt Qty	15,260.00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,260.00 7.00	0.00

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App. Date: January 27, 2025
Period to: January 25, 2025
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Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
10i	Reuse Service		Amt								
			Qty								
10j	1" Single service long side	1,290.00	Amt	74,820.00	0.00	0.00		0.00	0.00	74,820.00	0.00
		EA	Qty	58.00	0.00	0.00		0.00		58.00	
10k	1" Single service short side	990.00	Amt	65,340.00	0.00	0.00		0.00	0.00	65,340.00	0.00
		EA	Qty	66.00	0.00	0.00		0.00		66.00	
10l	Flush & test pipe	4,400.00	Amt	4,400.00	0.00	0.00		0.00	0.00	4,400.00	0.00
		LS	Qty	1.00	0.00	0.00		0.00		1.00	
			SUBTOTAL:	698,790.00	0.00	0.00		0.00	0.00	698,790.00	0.00
11	RESTORATION		Amt								
			Qty								
11a	Seed & mulch	0.51	Amt	96,381.84	0.00	0.00		0.00	0.00	96,381.84	0.00
		SY	Qty	188,984.00	0.00	0.00		0.00		188,984.00	
11b	Sod project slopes	3.78	Amt	282,895.20	132,300.00	42,373.80		174,673.80	61.75	108,221.40	8,733.69
		SY	Qty	74,840.00	35,000.00	11,210.00		46,210.00		28,630.00	
11c	Sod offsite reuse	3.78	Amt	27,972.00	0.00	0.00		0.00	0.00	27,972.00	0.00
		SY	Qty	7,400.00	0.00	0.00		0.00		7,400.00	
			SUBTOTAL:	407,249.04	132,300.00	42,373.80		174,673.80	42.89	232,575.24	8,733.69
			GRAND TOTAL:	7,072,055.70	1,573,450.06	547,412.08		2,120,862.14	29.99	4,951,193.56	106,043.10

SS

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REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 10

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $1,472,700.85

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 6 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☐ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer
Parker Mynchenberg, P.E.

G702 **APPLICATION and CERTIFICATE for PAYMENT**

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 6
App. Date: February 27, 2025
Period to: February 25, 2025
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		0.00
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		3,671,073.57
5. RETAINAGE:		
a. 05% of Completed Work	183,553.68	
b. of Stored Material	0.00	
TOTAL RETAINAGE		183,553.68
6. TOTAL EARNED LESS RETAINAGE		3,487,519.89
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		2,014,819.04
8. CURRENT PAYMENT DUE		1,472,700.85
9. BALANCE TO FINISH, INCLUDING RETAINAGE		3,584,535.81

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approval this Month	0.00	0.00
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

SS

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: _____ Date: February 27, 2025
Joseph D. Weber

State of: Florida County of: Volusia

Subscribed and sworn before me this 27th day of February 2025

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Kelley Pickleseimer My Commission expires: 6/30/2027

Notary Public State of Florida
Kelley L Picklesimer
My Commission HH 381229
Expires 6/30/2027

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $1,472,700.85

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: _____ Date: 3/3/25

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CAUTION: You should use an original document which has this caution printed in red. An original assures that changes will not be obscured as may occur when documents are reproduced.

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Use Column I on Contracts where variable retainage for line items may apply.

Application No: 6
App. Date: February 27, 2025
Period to: February 25, 2025
Project No:

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
1	MISC BID ITEMS		Amt								
			Qty								
1a	Mobilization	16,162.00	Amt	16,162.00	16,162.00	0.00		16,162.00	100 00	0.00	808 10
		LS	Qty	1.00	1.00	0.00		1.00		0.00	
1b	Survey layout & as-builts	144,631.00	Amt	144,631.00	27,479.89	20,248.34		47,728.23	33.00	96,902 77	2,386.41
		LS	Qty	1.00	0.19	0.14		0.33		0.67	
1c	Testing & finalization	42,943.00	Amt	42,943.00	9,876.89	7,729.74		17,606.63	41.00	25,336.37	880.33
		LS	Qty	1.00	0.23	0.18		0.41		0.59	
			SUBTOTAL:	203,736.00	53,518.78	27,978.08		81,496.86	40.00	122,239.14	4,074 84
2	EROSION & POLLUTION CONTROL		Amt								
			Qty								
2a	Silt fence	1.95	Amt	23,825.10	7,098.00	4,237.35		11,335.35	47.58	12,489.75	566.77
		LF	Qty	12,218.00	3,640.00	2,173.00		5,813.00		6,405.00	
2b	SWPPP	14,528.00	Amt	14,528.00	2,469.76	726.40		3,196.16	22.00	11,331.84	159.81
		LS	Qty	1.00	0.17	0.05		0.22		0.78	
2c	NOI	551.25	Amt	551.25	551.25	0.00		551.25	100.00	0 00	27.56
		EA	Qty	1.00	1.00	0.00		1.00		0.00	
2d	Construction entrance	7,412.00	Amt	7,412.00	3,706.00	2,223.60		5,929.60	80.00	1,482.40	296.48
		EA	Qty	1.00	0.50	0.30		0.80		0.20	
			SUBTOTAL:	46,316.35	13,825.01	7,187.35		21,012.36	45.37	25,303.99	1,050.62
3	EARTHWORK ON SITE		Amt								
			Qty								

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3a	General balance & rough grade	592,118.34 LS	Amt Qty	592,118.34 1.00	592,118.34 1.00	0.00 0.00		592,118.34 1.00	100.00	0.00 0.00	29,605.92
3b	Excavate ponds	5.09 CY	Amt Qty	271,139.21 53,269.00	271,139.21 53,269.00	0.00 0.00		271,139.21 53,269.00	100.00	0.00 0.00	13,556.96
3c	Fine grade site +/-0.10'	0.13	Amt Qty	187,087.03 1,439,131.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	187,087.03 1,439,131.00	0.00
3d	Clearing & grubbing	AC	Amt Qty	0.00 39.00	0.00 0.00	0.00 0.00		0.00 0.00		0.00 39.00	0.00
		SUBTOTAL:		1,050,344.58	863,257.55	0.00		863,257.55	82.19	187,087.03	43,162.88
4	PAVING BASE & SUBBASE		Amt Qty								
4a	Asphalt 1.5" SP 12.5	14.91 SY	Amt Qty	262,997.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	262,997.49 17,639.00	0.00
4b	6" Base	21.91 SY	Amt Qty	386,470.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	386,470.49 17,639.00	0.00
4c	6" Stabilized subbase	7.51 SY	Amt Qty	162,508.89 21,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	162,508.89 21,639.00	0.00
4d	Asphalt 1" SP 9.5 offsite	14.62 SY	Amt Qty	57,515.08 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	57,515.08 3,934.00	0.00
4e	Asphalt 2" SP 9.5 offsite	19.92 SY	Amt Qty	78,365.28 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	78,365.28 3,934.00	0.00
4f	12" Base	28.37 SY	Amt Qty	111,607.58 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	111,607.58 3,934.00	0.00

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Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
4g	14" Stabilized subbase	11.37	Amt	48,447.57	0.00	0.00		0.00	0.00	48,447.57	0.00
		SY	Qty	4,261.00	0.00	0.00		0.00		4,261.00	
4h	1" Mill & overlay	38.00	Amt	130,112.00	0.00	0.00		0.00	0.00	130,112.00	0.00
		SY	Qty	3,424.00	0.00	0.00		0.00		3,424.00	
			SUBTOTAL:	1,238,024.38	0.00	0.00		0.00	0.00	1,238,024.38	0.00
5	CONCRETE ON SITE		Amt								
			Qty								
5a	Miami curb	24.84	Amt	273,190.32	0.00	0.00		0.00	0.00	273,190.32	0.00
		LF	Qty	10,998.00	0.00	0.00		0.00		10,998.00	
5b	Type F curb	26.31	Amt	51,857.01	0.00	0.00		0.00	0.00	51,857.01	0.00
		LF	Qty	1,971.00	0.00	0.00		0.00		1,971.00	
5c	Inlet aprons	950.00	Amt	32,300.00	0.00	0.00		0.00	0.00	32,300.00	0.00
		EA	Qty	34.00	0.00	0.00		0.00		34.00	
5d	ADA Ramp with detectable mat	1,642.00	Amt	29,556.00	0.00	0.00		0.00	0.00	29,556.00	0.00
		EA	Qty	18.00	0.00	0.00		0.00		18.00	
5e	6" Sidewalks onsite	7.48	Amt	153,616.76	0.00	0.00		0.00	0.00	153,616.76	0.00
		SF	Qty	20,537.00	0.00	0.00		0.00		20,537.00	
5f	6" Sidewalk offsite	7.82	Amt	191,691.66	0.00	0.00		0.00	0.00	191,691.66	0.00
		SF	Qty	24,513.00	0.00	0.00		0.00		24,513.00	
			SUBTOTAL:	732,211.75	0.00	0.00		0.00	0.00	732,211.75	0.00
6	TRAFFIC STRIPING & SIGNAGE		Amt								
			Qty								

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6a	Traffic striping & signage	15,972.00 LS	Amt Qty	15,972.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,972.00 1.00	0.00
			SUBTOTAL:	15,972.00	0.00	0.00		0.00	0.00	15,972.00	0.00
7	SANITARY SEWER SYSTEM		Amt Qty								
7a	10" PVC mains SDR-26		Amt Qty								
7b	0-6' Deep	48.00 LF	Amt Qty	45,120.00 940.00	28,800.00 600.00	16,320.00 340.00		45,120.00 940.00	100.00	0.00 0.00	2,256.00
7c	6-8' Deep	57.00 LF	Amt Qty	61,218.00 1,074.00	61,218.00 1,074.00	0.00 0.00		61,218.00 1,074.00	100.00	0.00 0.00	3,060.90
7d	8-10' Deep	72.00 LF	Amt Qty	60,696.00 843.00	60,696.00 843.00	0.00 0.00		60,696.00 843.00	100.00	0.00 0.00	3,034.80
7e	10-12' Deep	86.00 LF	Amt Qty	97,352.00 1,132.00	97,352.00 1,132.00	0.00 0.00		97,352.00 1,132.00	100.00	0.00 0.00	4,867.60
7f	12-14' Deep	117.00 LF	Amt Qty	87,282.00 746.00	56,277.00 481.00	31,005.00 265.00		87,282.00 746.00	100.00	0.00 0.00	4,364.10
7g	14-16' Deep	140.00 LF	Amt Qty	93,940.00 671.00	93,940.00 671.00	0.00 0.00		93,940.00 671.00	100.00	0.00 0.00	4,697.00
7h	8" PVC MAINS SDR-26		Amt Qty								
7i	0-6' Deep	39.00 EA	Amt Qty	2,574.00 66.00	0.00 0.00	2,574.00 66.00		2,574.00 66.00	100.00	0.00 0.00	128.70

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7j	6-8' Deep	54.00 Ea	Amt 29,214.00 Qty 541.00		25,164.00 466.00	4,050.00 75.00		29,214.00 541.00	100.00	0.00 0.00	1,460.70
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt 37,280.60 Qty 6,013.00		0.00 0.00	0.00 0.00		0.00 0.00	0.00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt 9,920.00 Qty 124.00		0.00 0.00	0.00 0.00		0.00 0.00	0.00	9,920.00 124.00	0.00
7n	Sanitary Sewer Service	1,120.00 EA	Amt 138,880.00 Qty 124.00		100,800.00 90.00	38,080.00 34.00		138,880.00 124.00	100.00	0.00 0.00	6,944.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt 11,340.00 Qty 2.00		0.00 0.00	11,340.00 2.00		11,340.00 2.00	100.00	0.00 0.00	567.00
7q	6-8' Deep	5,940.00 EA	Amt 23,760.00 Qty 4.00		17,820.00 3.00	5,940.00 1.00		23,760.00 4.00	100.00	0.00 0.00	1,188.00
7r	8-10' Deep	7,120.00 EA	Amt 42,720.00 Qty 6.00		42,720.00 6.00	0.00 0.00		42,720.00 6.00	100.00	0.00 0.00	2,136.00
7s	10-12' Deep	9,340.00 EA	Amt 28,020.00 Qty 3.00		28,020.00 3.00	0.00 0.00		28,020.00 3.00	100.00	0.00 0.00	1,401.00
7t	12-14' Deep	12,360.00 EA	Amt 24,720.00 Qty 2.00		24,720.00 2.00	0.00 0.00		24,720.00 2.00	100.00	0.00 0.00	1,236.00
7u	14-16' Deep	19,630.00 EA	Amt 78,520.00 Qty 4.00		78,520.00 4.00	0.00 0.00		78,520.00 4.00	100.00	0.00 0.00	3,926.00

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7v	Lift Station	430,900.00 LS	Amt Qty	430,900.00 1.00	206,832.00 0.48	0.00 0.00		206,832 00 0.48	48.00	224,068.00 0.52	10,341.60
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32.00 LF	Amt Qty	29,440.00 920.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	29,440.00 920.00	0.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	3,860.00 2.00	0.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	10,300.00 1.00	0.00
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,300.00 1.00	0.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	1,270.00 1 00	0.00
		SUBTOTAL:		1,359,626.60	922,879.00	109,309.00		1,032,188.00	75.92	327,438.60	51,609.40
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00	0.00 0.00	181,492.00 2,669.00		181,492.00 2,669.00	100.00	0.00 0.00	9,074 60

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8d	24" RCP	94.00 LF	Amt Qty	117,688.00 1,252.00	42,488.00 452.00	75,200.00 800.00		117,688.00 1,252.00	100.00	0.00 0.00	5,884 40
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800 00 26.00	19,200.00 4.00	105,600.00 22.00		124,800.00 26.00	100 00	0.00 0.00	6,240.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00	0.00 0.00	20,100.00 3.00		20,100.00 3.00	100.00	0.00 0.00	1,005.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00	5,700.00 1.00	34,200.00 6.00		39,900.00 7.00	100.00	0.00 0.00	1,995.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00	0.00 0.00	6,315.00 0.50		6,315.00 0.50	50.00	6,315.00 0.50	315.75
8j	60" Junction manhole	8,490.00 EA	Amt Qty	16,980.00 2.00	0.00 0.00	16,980.00 2.00		16,980.00 2.00	100.00	0.00 0 00	849.00
8k	18" MES	2,700.00 EA	Amt Qty	27,000.00 10.00	0.00 0.00	27,000.00 10.00		27,000.00 10.00	100.00	0 00 0.00	1,350.00
8l	24" MES	6,330.00 EA	Amt Qty	56,970.00 9.00	25,320.00 4.00	31,650.00 5.00		56,970.00 9.00	100 00	0.00 0.00	2,848.50
8m	Overflow Weir	18,920.00 LS	Amt Qty	18,920.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	18,920.00 1.00	0.00
		SUBTOTAL:		616,480.00	92,708.00	498,537 00		591,245.00	95.91	25,235.00	29,562.25
9	WATER DISTRIBUTION SYSTEM		Amt Qty								

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9a	Potable watermain		Amt Qty								
9b	12" HDPE Direction drill	294.00 LF	Amt Qty	23,520.00 80.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	23,520.00 80.00	0.00
9c	Connect to existing 12" WM	11,970.00 EA	Amt Qty	11,970.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	11,970.00 1.00	0.00
9d	10" PVC DR-18	61.00 LF	Amt Qty	71,675.00 1,175.00	0.00 0.00	38,430.00 630.00		38,430.00 630.00	53.62	33,245.00 545.00	1,921.50
9e	8" PVC DR-18	50.00 LF	Amt Qty	268,500.00 5,370.00	0.00 0.00	224,000.00 4,480.00		224,000.00 4,480.00	83.43	44,500.00 890.00	11,200.00
9f	10" Gate valve	4,420.00 EA	Amt Qty	17,680.00 4.00	0.00 0.00	8,840.00 2.00		8,840.00 2.00	50.00	8,840.00 2.00	442.00
9g	8" Gate valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	17,880.00 6.00		17,880.00 6.00	50.00	17,880.00 6.00	894.00
9h	Fire hydrant & valve	7,120.00 EA	Amt Qty	85,440.00 12.00	0.00 0.00	56,960.00 8.00		56,960.00 8.00	66.67	28,480.00 4.00	2,848.00
9i	Fittings	30,000.00 LS	Amt Qty	30,000.00 1.00	0.00 0.00	18,000.00 0.60		18,000.00 0.60	60.00	12,000.00 0.40	900.00
9j	2" Blowoff assembly	2,180.00 EA	Amt Qty	13,080.00 6.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	13,080.00 6.00	0.00
9k	Potable Water Service		Amt Qty								
9l	1" Single service long side	1,270.00 EA	Amt Qty	74,930.00 59.00	0.00 0.00	48,260.00 38.00		48,260.00 38.00	64.41	26,670.00 21.00	2,413.00

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10i	Reuse Service		Amt								
			Qty								
10j	1" Single service long side	1,290.00	Amt	74,820.00	0.00	50,310.00		50,310.00	67.24	24,510.00	2,515.50
		EA	Qty	58.00	0.00	39.00		39.00		19.00	
10k	1" Single service short side	990.00	Amt	65,340.00	0.00	30,690.00		30,690.00	46.97	34,650.00	1,534.50
		EA	Qty	66.00	0.00	31.00		31.00		35.00	
10l	Flush & test pipe	4,400.00	Amt	4,400.00	0.00	0.00		0.00	0.00	4,400.00	0.00
		LS	Qty	1.00	0.00	0.00		0.00		1.00	
			SUBTOTAL:	698,790.00	0.00	456,220.00		456,220.00	65 29	242,570.00	22,811.00
11	RESTORATION		Amt								
			Qty								
11a	Seed & mulch	0.51	Amt	96,381.84	0 00	0.00		0.00	0.00	96,381.84	0 00
		SY	Qty	188,984.00	0.00	0.00		0.00		188,984.00	
11b	Sod project slopes	3.78	Amt	282,895.20	174,673.80	0.00		174,673.80	61.75	108,221.40	8,733.69
		SY	Qty	74,840.00	46,210.00	0.00		46,210.00		28,630.00	
11c	Sod offsite reuse	3.78	Amt	27,972.00	0.00	0.00		0.00	0.00	27,972.00	0.00
		SY	Qty	7,400.00	0.00	0.00		0.00		7,400.00	
			SUBTOTAL:	407,249.04	174,673.80	0.00		174,673.80	42.89	232,575.24	8,733.69
			GRAND TOTAL:	7,072,055.70	2,120,862.14	1,550,211.43	✓	3,671,073.57	51.91	3,400,982.13	183,553.68 ✓

SS

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9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00	0.00 0.00	38,610.00 39.00		38,610.00 39.00	60.00	25,740.00 26.00	1,930.50
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	6,400.00 1.00	0.00
			SUBTOTAL:	703,305.00	0.00	450,980.00		450,980.00	64.12	252,325.00	22,549.00
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	8,400.00 1.00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00	0.00 0.00	171,360.00 2,380.00		171,360.00 2,380.00	99.17	1,440.00 20.00	8,568.00
10d	12" Gate valve	4,970.00 EA	Amt Qty	14,910.00 3.00	0.00 0.00	14,910.00 3.00		14,910.00 3.00	100.00	0.00 0.00	745.50
10e	8" PVC DR-18	48.00 LF	Amt Qty	272,160.00 5,670.00	0.00 0.00	153,600.00 3,200.00		153,600.00 3,200.00	56.44	118,560.00 2,470.00	7,680.00
10f	8" Gate Valve	2,980.00 EA	Amt Qty	35,760.00 12.00	0.00 0.00	17,880.00 6.00		17,880.00 6.00	50.00	17,880.00 6.00	894.00
10g	Fittings	34,940.00 LS	Amt Qty	34,940.00 1.00	0.00 0.00	17,470.00 0.50		17,470.00 0.50	50.00	17,470.00 0.50	873.50
10h	2" Blowoff assembly	2,180.00 EA	Amt Qty	15,260.00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,260.00 7.00	0.00

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REQUISITION

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO), SERIES 2024-2

The undersigned, a Responsible Officer of the Gardens at Hammock Beach Community Development District (the "Issuer") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the Issuer to U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of June 1, 2024, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2024, (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 11

(B) Name of Payee: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

(C) Amount Payable: $1,194,877.64

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): Pay Application 7 Veranda Bay 2B & 2C

(E) Amount, if any, that is used for a Deferred Cost: $0

(F) Fund or Account from which disbursement to be made: *Series 2024-2 Acquisition and Construction Account*

The undersigned hereby certifies that:

1. ☒ obligations in the stated amount set forth above have been incurred by the Issuer,

or

☐ this requisition is for Costs of Issuance payable from the Acquisition and Construction Fund that have not previously been paid;

2. each disbursement set forth above is a proper charge against the Acquisition and Construction Fund;

3. each disbursement set forth above was incurred in connection with the acquisition and/or construction of the Project;

4. each disbursement represents a Cost of the Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the Issuer notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the Issuer is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered, or other appropriate documentation of costs paid, with respect to which disbursement is hereby requested are on file with the Issuer.

GARDENS AT HAMMOCK BEACH COMMUNITY DEVELOPMENT DISTRICT

By: _____
Responsible Officer

CONSULTING ENGINEER'S APPROVAL
FOR NON-COST OF ISSUANCE REQUESTS ONLY

If this requisition is for a disbursement for other than Costs of Issuance, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified on the date hereof.

_____
Consulting Engineer
Parker Mynchenberg, P.E.

G702 **APPLICATION and CERTIFICATE for PAYMENT**

To: Gardens at Hammock Beach CDD

Project: Veranda Bay 2B & 2C
Flagler Beach, FL

Application No: 7
App. Date: March 31, 2025
Period to: March 25, 2025
Project No:
Contract Date:

Distribution to:
- ☐ OWNER
- ☐ CONSTRUCTION MGR.
- ☐ ARCHITECT
- ☐ CONTRACTOR
- ☐ OTHER

From: JD Weber Construction Co.
150 Business Center Drive
Ormond Beach, FL 32174

Contract For:

Via Architect:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, G703, is attached.

1. ORIGINAL CONTRACT SUM		7,072,055.70
2. Net Change By Change Orders		0.00
3. CONTRACT SUM TO DATE		7,072,055.70
4. TOTAL COMPLETED AND STORED TO DATE		4,928,839.52
5. RETAINAGE:		
a. 05% of Completed Work	246,441.99	
b. of Stored Material	0.00	
TOTAL RETAINAGE		246,441.99
6. TOTAL EARNED LESS RETAINAGE		4,682,397.53
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT		3,487,519.89
8. CURRENT PAYMENT DUE		1,194,877.64
9. BALANCE TO FINISH, INCLUDING RETAINAGE		2,389,658.17

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approval this Month	0.00	0.00
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: JD Weber Construction Co.

By: _____ Date: March 31, 2025

Joseph D. Weber

State of: Florida County of: Volusia

Subscribed and sworn before me this 31st day of March 2025

Notary Public State of Florida
Abigail Green
My Commission HH 499784
Expires 3/4/2028

Joseph D. Weber personally appeared before me, the undersigned notary public, and provided satisfactory evidence of identification to be the person who signed this document in my presence and swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: Abigail Green My Commission expires: 03/04/2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $1,194,877.64

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT:

By: _____ Date: 4/4/25

SS

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CAUTION: You should use an original document which has this caution printed in red. An original assures that changes will not be obscured as may occur when documents are reproduced.

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Application No: 7
App. Date: March 31, 2025
Period to: March 25, 2025
Project No:

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A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
1	MISC BID ITEMS		Amt Qty								
1a	Mobilization	16,162.00 LS	Amt Qty	16,162.00 1.00	16,162.00 1.00	0.00 0.00		16,162.00 1.00	100.00	0.00 0.00	808.10
1b	Survey layout & as-builts	144,631.00 LS	Amt Qty	144,631.00 1.00	47,728.23 0.33	14,463.10 0.10		62,191.33 0.43	43.00	82,439.67 0.57	3,109.57
1c	Testing & finalization	42,943.00 LS	Amt Qty	42,943.00 1.00	17,606.63 0.41	4,294.30 0.10		21,900.93 0.51	51.00	21,042.07 0.49	1,095.05
		SUBTOTAL:		203,736.00	81,496.86	18,757.40		100,254.26	49.21	103,481.74	5,012.72
2	EROSION & POLLUTION CONTROL		Amt Qty								
2a	Silt fence	1.95 LF	Amt Qty	23,825.10 12,218.00	11,335.35 5,813.00	0.00 0.00		11,335.35 5,813.00	47.58	12,489.75 6,405.00	566.77
2b	SWPPP	14,528.00 LS	Amt Qty	14,528.00 1.00	3,196.16 0.22	2,905.60 0.20		6,101.76 0.42	42.00	8,426.24 0.58	305.09
2c	NOI	551.25 EA	Amt Qty	551.25 1.00	551.25 1.00	0.00 0.00		551.25 1.00	100.00	0.00 0.00	27.56
2d	Construction entrance	7,412.00 EA	Amt Qty	7,412.00 1.00	5,929.60 0.80	0.00 0.00		5,929.60 0.80	80.00	1,482.40 0.20	296.48
		SUBTOTAL:		46,316.35	21,012.36	2,905.60		23,917.96	51.64	22,398.39	1,195.90
3	EARTHWORK ON SITE		Amt Qty								

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Project No:

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Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
3a	General balance & rough grade	592,118.34 LS	Amt Qty	592,118.34 1.00	592,118.34 1.00	0.00 0.00		592,118.34 1.00	100.00	0.00 0.00	29,605.92
3b	Excavate ponds	5.09 CY	Amt Qty	271,139.21 53,269.00	271,139.21 53,269.00	0.00 0.00		271,139.21 53,269.00	100.00	0.00 0.00	13,556.96
3c	Fine grade site +/-0.10'	0.13	Amt Qty	187,087.03 1,439,131.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	187,087.03 1,439,131.00	0.00
3d	Clearing & grubbing	AC	Amt Qty	0.00 39.00	0.00 0.00	0.00 0.00		0.00 0.00		0.00 39.00	0.00
		SUBTOTAL:		1,050,344.58	863,257.55	0.00		863,257.55	82.19	187,087.03	43,162.88
4	PAVING BASE & SUBBASE		Amt Qty								
4a	Asphalt 1.5" SP 12.5	14.91 SY	Amt Qty	262,997.49 17,639.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	262,997.49 17,639.00	0.00
4b	6" Base	21.91 SY	Amt Qty	386,470.49 17,639.00	0.00 0.00	146,358.80 6,680.00		146,358.80 6,680.00	37.87	240,111.69 10,959.00	7,317.94
4c	6" Stabilized subbase	7.51 SY	Amt Qty	162,508.89 21,639.00	0.00 0.00	150,200.00 20,000.00		150,200.00 20,000.00	92.43	12,308.89 1,639.00	7,510.00
4d	Asphalt 1" SP 9.5 offsite	14.62 SY	Amt Qty	57,515.08 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	57,515.08 3,934.00	0.00
4e	Asphalt 2" SP 9.5 offsite	19.92 SY	Amt Qty	78,365.28 3,934.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	78,365.28 3,934.00	0.00
4f	12" Base	28.37 SY	Amt Qty	111,607.58 3,934.00	0.00 0.00	111,607.58 3,934.00		111,607.58 3,934.00	100.00	0.00 0.00	5,580.38

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4g	14" Stabilized subbase	11.37	Amt	48,447.57	0.00	48,447.57		48,447.57	100.00	0.00	2,422.38
		SY	Qty	4,261.00	0.00	4,261.00		4,261.00		0.00	
4h	1" Mill & overlay	38.00	Amt	130,112.00	0.00	0.00		0.00	0.00	130,112.00	0.00
		SY	Qty	3,424.00	0.00	0.00		0.00		3,424.00	
			SUBTOTAL:	1,238,024.38	0.00	456,613.95		456,613.95	36.88	781,410.43	22,830.70
5	CONCRETE ON SITE		Amt								
			Qty								
5a	Miami curb	24.84	Amt	273,190.32	0.00	250,884.00		250,884.00	91.83	22,306.32	12,544.20
		LF	Qty	10,998.00	0.00	10,100.00		10,100.00		898.00	
5b	Type F curb	26.31	Amt	51,857.01	0.00	0.00		0.00	0.00	51,857.01	0.00
		LF	Qty	1,971.00	0.00	0.00		0.00		1,971.00	
5c	Inlet aprons	950.00	Amt	32,300.00	0.00	19,950.00		19,950.00	61.76	12,350.00	997.50
		EA	Qty	34.00	0.00	21.00		21.00		13.00	
5d	ADA Ramp with detectable mat	1,642.00	Amt	29,556.00	0.00	0.00		0.00	0.00	29,556.00	0.00
		EA	Qty	18.00	0.00	0.00		0.00		18.00	
5e	6" Sidewalks onsite	7.48	Amt	153,616.76	0.00	0.00		0.00	0.00	153,616.76	0.00
		SF	Qty	20,537.00	0.00	0.00		0.00		20,537.00	
5f	6" Sidewalk offsite	7.82	Amt	191,691.66	0.00	0.00		0.00	0.00	191,691.66	0.00
		SF	Qty	24,513.00	0.00	0.00		0.00		24,513.00	
			SUBTOTAL:	732,211.75	0.00	270,834.00		270,834.00	36.99	461,377.75	13,541.70
6	TRAFFIC STRIPING & SIGNAGE		Amt								
			Qty								

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Application No: 7
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Item #	Description of Work	Unit Cost Unit Type	Schedule of Values		Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
6a	Traffic striping & signage	15,972.00 LS	Amt Qty	15,972.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,972.00 1.00	0.00
			SUBTOTAL:	15,972.00	0.00	0.00		0.00	0.00	15,972.00	0.00
7	SANITARY SEWER SYSTEM		Amt Qty								
7a	10" PVC mains SDR-26		Amt Qty								
7b	0-6' Deep	48.00 LF	Amt Qty	45,120.00 940.00	45,120.00 940.00	0.00 0.00		45,120.00 940.00	100.00	0.00 0.00	2,256.00
7c	6-8' Deep	57.00 LF	Amt Qty	61,218.00 1,074.00	61,218.00 1,074.00	0.00 0.00		61,218.00 1,074.00	100.00	0.00 0.00	3,060.90
7d	8-10' Deep	72.00 LF	Amt Qty	60,696.00 843.00	60,696.00 843.00	0.00 0.00		60,696.00 843.00	100.00	0.00 0.00	3,034.80
7e	10-12' Deep	86.00 LF	Amt Qty	97,352.00 1,132.00	97,352.00 1,132.00	0.00 0.00		97,352.00 1,132.00	100.00	0.00 0.00	4,867.60
7f	12-14' Deep	117.00 LF	Amt Qty	87,282.00 746.00	87,282.00 746.00	0.00 0.00		87,282.00 746.00	100.00	0.00 0.00	4,364.10
7g	14-16' Deep	140.00 LF	Amt Qty	93,940.00 671.00	93,940.00 671.00	0.00 0.00		93,940.00 671.00	100.00	0.00 0.00	4,697.00
7h	8" PVC MAINS SDR-26		Amt Qty								
7i	0-6' Deep	39.00 EA	Amt Qty	2,574.00 66.00	2,574.00 66.00	0.00 0.00		2,574.00 66.00	100.00	0.00 0.00	128.70

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7j	6-8' Deep	54.00 Ea	Amt Qty	29,214.00 541.00	29,214.00 541.00	0.00 0.00		29,214.00 541.00	100.00	0.00 0.00	1,460.70
7k	VIDEO INSPECTION		Amt Qty								
7l	Main	6.20 LF	Amt Qty	37,280.60 6,013.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	37,280.60 6,013.00	0.00
7m	Laterals	80.00 EA	Amt Qty	9,920.00 124.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	9,920.00 124.00	0.00
7n	Sanitary Sewer Service	1,120.00 EA	Amt Qty	138,880.00 124.00	138,880.00 124.00	0.00 0.00		138,880.00 124.00	100.00	0.00 0.00	6,944.00
7o	Precast Manholes		Amt Qty								
7p	0-6' Deep	5,670.00 EA	Amt Qty	11,340.00 2.00	11,340.00 2.00	0.00 0.00		11,340.00 2.00	100.00	0.00 0.00	567.00
7q	6-8' Deep	5,940.00 EA	Amt Qty	23,760.00 4.00	23,760.00 4.00	0.00 0.00		23,760.00 4.00	100.00	0.00 0.00	1,188.00
7r	8-10' Deep	7,120.00 EA	Amt Qty	42,720.00 6.00	42,720.00 6.00	0.00 0.00		42,720.00 6.00	100.00	0.00 0.00	2,136.00
7s	10-12' Deep	9,340.00 EA	Amt Qty	28,020.00 3.00	28,020.00 3.00	0.00 0.00		28,020.00 3.00	100.00	0.00 0.00	1,401.00
7t	12-14' Deep	12,360.00 EA	Amt Qty	24,720.00 2.00	24,720.00 2.00	0.00 0.00		24,720.00 2.00	100.00	0.00 0.00	1,236.00
7u	14-16' Deep	19,630.00 EA	Amt Qty	78,520.00 4.00	78,520.00 4.00	0.00 0.00		78,520.00 4.00	100.00	0.00 0.00	3,926.00

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7v	Lift Station	430,900.00 LS	Amt Qty	430,900.00 1.00	206,832.00 0.48	0.00 0.00		206,832.00 0.48	48.00	224,068.00 0.52	10,341.60
7w	Force Main		Amt Qty								
7x	6" PVC DR-18	32.00 LF	Amt Qty	29,440.00 920.00	0.00 0.00	29,440.00 920.00		29,440.00 920.00	100.00	0.00 0.00	1,472.00
7y	6" Gate valves	1,930.00 EA	Amt Qty	3,860.00 2.00	0.00 0.00	3,860.00 2.00		3,860.00 2.00	100.00	0.00 0.00	193.00
7z	Connect to existing	10,300.00 EA	Amt Qty	10,300.00 1.00	0.00 0.00	10,300.00 1.00		10,300.00 1.00	100.00	0.00 0.00	515.00
7aa	Restrained joint fittings	11,300.00 LS	Amt Qty	11,300.00 1.00	0.00 0.00	11,300.00 1.00		11,300.00 1.00	100.00	0.00 0.00	565.00
7bb	Flush & test pipe	1,270.00 LS	Amt Qty	1,270.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	1,270.00 1.00	0.00
		SUBTOTAL:		1,359,626.60	1,032,188.00	54,900.00		1,087,088.00	79.95	272,538.60	54,354.40
8	STORM DRAINAGE SYSTEM		Amt Qty								
8a	Pipe		Amt Qty								
8b	15" RCP	61.00 LF	Amt Qty								
8c	18" RCP	68.00 LF	Amt Qty	181,492.00 2,669.00	181,492.00 2,669.00	0.00 0.00		181,492.00 2,669.00	100.00	0.00 0.00	9,074.60

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8d	24" RCP	94.00 LF	Amt Qty	117,688.00 1,252.00	117,688.00 1,252.00	0.00 0.00		117,688.00 1,252.00	100.00	0.00 0.00	5,884.40
8e	Structures		Amt Qty								
8f	Type C inlet	4,800.00 EA	Amt Qty	124,800.00 26.00	124,800.00 26.00	0.00 0.00		124,800.00 26.00	100.00	0.00 0.00	6,240.00
8g	Type C inlet J bottom	6,700.00 EA	Amt Qty	20,100.00 3.00	20,100.00 3.00	0.00 0.00		20,100.00 3.00	100.00	0.00 0.00	1,005.00
8h	Type E inlet	5,700.00 EA	Amt Qty	39,900.00 7.00	39,900.00 7.00	0.00 0.00		39,900.00 7.00	100.00	0.00 0.00	1,995.00
8i	Control structure	12,630.00 EA	Amt Qty	12,630.00 1.00	6,315.00 0.50	0.00 0.00		6,315.00 0.50	50.00	6,315.00 0.50	315.75
8j	60" Junction manhole	8,490.00 EA	Amt Qty	16,980.00 2.00	16,980.00 2.00	0.00 0.00		16,980.00 2.00	100.00	0.00 0.00	849.00
8k	18" MES	2,700.00 EA	Amt Qty	27,000.00 10.00	27,000.00 10.00	0.00 0.00		27,000.00 10.00	100.00	0.00 0.00	1,350.00
8l	24" MES	6,330.00 EA	Amt Qty	56,970.00 9.00	56,970.00 9.00	0.00 0.00		56,970.00 9.00	100.00	0.00 0.00	2,848.50
8m	Overflow Weir	18,920.00 LS	Amt Qty	18,920.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	18,920.00 1.00	0.00
		SUBTOTAL.		616,480.00	591,245.00	0.00		591,245.00	95.91	25,235.00	29,562.25
9	WATER DISTRIBUTION SYSTEM		Amt Qty								

A=Line Item Number B=Brief Item Description C=Total Value of Item D=Total of D and E From Previous Application(s) (If Any) E=Total Work Completed For This Application
F=Materials Purchased and Stored for Project G=Total of All Work Completed and Materials Stored for Project H=Remaining Balance of Amount to Finish I=Amount Withheld from G

Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

Application No: 7
App. Date: March 31, 2025
Period to: March 25, 2025
Project No:

Use Column I on Contracts where variable retainage for line items may apply.

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
9a	Potable watermain		Amt								
			Qty								
9b	12" HDPE Direction drill	294.00	Amt	23,520.00	0.00	23,520.00		23,520.00	100.00	0.00	1,176.00
		LF	Qty	80.00	0.00	80.00		80.00		0.00	
9c	Connect to existing 12" WM	11,970.00	Amt	11,970.00	0.00	11,970.00		11,970.00	100.00	0.00	598.50
		EA	Qty	1.00	0.00	1.00		1.00		0.00	
9d	10" PVC DR-18	61.00	Amt	71,675.00	38,430.00	33,245.00		71,675.00	100.00	0.00	3,583.75
		LF	Qty	1,175.00	630.00	545.00		1,175.00		0.00	
9e	8" PVC DR-18	50.00	Amt	268,500.00	224,000.00	44,500.00		268,500.00	100.00	0.00	13,425.00
		LF	Qty	5,370.00	4,480.00	890.00		5,370.00		0.00	
9f	10" Gate valve	4,420.00	Amt	17,680.00	8,840.00	8,840.00		17,680.00	100.00	0.00	884.00
		EA	Qty	4.00	2.00	2.00		4.00		0.00	
9g	8" Gate valve	2,980.00	Amt	35,760.00	17,880.00	17,880.00		35,760.00	100.00	0.00	1,788.00
		EA	Qty	12.00	6.00	6.00		12.00		0.00	
9h	Fire hydrant & valve	7,120.00	Amt	85,440.00	56,960.00	28,480.00		85,440.00	100.00	0.00	4,272.00
		EA	Qty	12.00	8.00	4.00		12.00		0.00	
9i	Fittings	30,000.00	Amt	30,000.00	18,000.00	12,000.00		30,000.00	100.00	0.00	1,500.00
		LS	Qty	1.00	0.60	0.40		1.00		0.00	
9j	2" Blowoff assembly	2,180.00	Amt	13,080.00	0.00	0.00		0.00	0.00	13,080.00	0.00
		EA	Qty	6.00	0.00	0.00		0.00		6.00	
9k	Potable Water Service		Amt								
			Qty								
9l	1" Single service long side	1,270.00	Amt	74,930.00	48,260.00	26,670.00		74,930.00	100.00	0.00	3,746.50
		EA	Qty	59.00	38.00	21.00		59.00		0.00	

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Application No: 7
App. Date: March 31, 2025
Period to: March 25, 2025
Project No:

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
9m	1" Single service short side	990.00 EA	Amt Qty	64,350.00 65.00	38,610.00 39.00	25,740.00 26.00		64,350.00 65.00	100.00	0.00 0.00	3,217.50
9n	Flush, test & chlorinate	6,400.00 LS	Amt Qty	6,400.00 1.00	0.00 0.00	6,400.00 1.00		6,400.00 1.00	100.00	0.00 0.00	320.00
			SUBTOTAL:	703,305.00	450,980.00	239,245.00		690,225.00	98.14	13,080.00	34,511.25
10	REUSE DISTRIBUTION SYSTEM		Amt Qty								
10a	Reuse Mains		Amt Qty								
10b	Connect to existing 10" reuse	8,400.00 EA	Amt Qty	8,400.00 1.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	8,400.00 1 00	0.00
10c	12" PVC DR-18	72.00 LF	Amt Qty	172,800.00 2,400.00	171,360.00 2,380.00	1,440.00 20.00		172,800.00 2,400.00	100.00	0.00 0.00	8,640.00
10d	12" Gate valve	4,970 00 EA	Amt Qty	14,910.00 3.00	14,910.00 3.00	0.00 0.00		14,910.00 3.00	100.00	0.00 0.00	745.50
10e	8" PVC DR-18	48.00 LF	Amt Qty	272,160.00 5,670.00	153,600.00 3,200.00	118,560.00 2,470.00		272,160.00 5,670.00	100.00	0.00 0.00	13,608.00
10f	8" Gate Valve	2,980.00 EA	Amt Qty	35,760.00 12.00	17,880.00 6.00	17,880.00 6.00		35,760.00 12.00	100.00	0.00 0.00	1,788.00
10g	Fittings	34,940.00 LS	Amt Qty	34,940.00 1.00	17,470.00 0.50	17,470.00 0 50		34,940.00 1.00	100.00	0.00 0.00	1,747 00
10h	2" Blowoff assembly	2,180 00 EA	Amt Qty	15,260 00 7.00	0.00 0.00	0.00 0.00		0.00 0.00	0.00	15,260.00 7.00	0.00

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Application No: 7
App. Date: March 31, 2025
Period to: March 25, 2025
Project No:

Use Column I on Contracts where variable retainage for line items may apply.

A	B			C	D	E	F	G		H	I
Item #	Description of Work	Unit Cost Unit Type		Schedule of Values	Work Completed From Previous Application(s)	Work Completed This Period	Materials Stored & Used Prior + Current	Total Completed and Stored To Date	%	Balance to Finish	Retainage
10i	Reuse Service		Amt								
			Qty								
10j	1" Single service long side	1,290.00	Amt	74,820.00	50,310.00	24,510.00		74,820.00	100.00	0.00	3,741.00
		EA	Qty	58.00	39.00	19.00		58.00		0.00	
10k	1" Single service short side	990.00	Amt	65,340.00	30,690.00	34,650.00		65,340.00	100.00	0.00	3,267.00
		EA	Qty	66.00	31.00	35.00		66.00		0.00	
10l	Flush & test pipe	4,400.00	Amt	4,400.00	0.00	0.00		0.00	0.00	4,400.00	0.00
		LS	Qty	1.00	0.00	0.00		0.00		1.00	
			SUBTOTAL:	698,790.00	456,220.00	214,510.00		670,730.00	95.98	28,060.00	33,536.50
11	RESTORATION		Amt								
			Qty								
11a	Seed & mulch	0.51	Amt	96,381.84	0.00	0.00		0.00	0.00	96,381.84	0.00
		SY	Qty	188,984.00	0.00	0.00		0.00		188,984.00	
11b	Sod project slopes	3.78	Amt	282,895.20	174,673.80	0.00		174,673.80	61.75	108,221.40	8,733.69
		SY	Qty	74,840.00	46,210.00	0.00		46,210.00		28,630.00	
11c	Sod offsite reuse	3.78	Amt	27,972.00	0.00	0.00		0.00	0.00	27,972.00	0.00
		SY	Qty	7,400.00	0.00	0.00		0.00		7,400.00	
			SUBTOTAL:	407,249.04	174,673.80	0.00		174,673.80	42.89	232,575.24	8,733.69
			GRAND TOTAL:	7,072,055.70	3,671,073.57	1,257,765.95		4,928,839.52	69.69	2,143,216.18	246,441.99

SS

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SECTION B

FPL Account Number: _____

FPL Work Request Number: _____

LED LIGHTING AGREEMENT

In accordance with the following terms and conditions, Gardens at Hammock Beach CCD., (hereinafter called the Customer), requests on this 24th day of **September**, **2024** , from FLORIDA POWER & LIGHT COMPANY (hereinafter called FPL), a corporation organized and existing under the laws of the State of Florida, the following installation or modification of lighting facilities at (general boundaries) Area Lights in Parking Lot, located in Flager Beach, Florida.

(a) Installation and/or removal of FPL-owned facilities described as follows:

Fixture Description (1)	Watts	Lumens	Color Temperature	# Installed	# Removed
Black/ Black Holophane Granville	39	5190	3K	35	

(1) Catalog of available fixtures and the assigned billing tier for each can be viewed at www.fpl.com/led

Pole Description	# Installed	# Removed
18.5' Black Washington Pole	35	

(b) Installation and/or removal of FPL-owned additional lighting facilities where a cost estimate for these facilities will be determined based on the job scope, and the Additional Lighting Charges factor applied to determine the monthly rate.

(c) Modification to existing facilities other than described above or additional notes (explain fully): Name change from: Palm Coast Intracoastal LLC.

That, for and in consideration of the covenants set forth herein, the parties hereto covenant and agree as follows:

FPL AGREES:

1. To install or modify the lighting facilities described and identified above (hereinafter called the Lighting System), furnish to the Customer the electric energy necessary for the operation of the Lighting System, and furnish such other services as are specified in this Agreement, all in accordance with the terms of FPL's currently effective lighting rate schedule on file at the Florida Public Service Commission (FPSC) or any successive lighting rate schedule approved by the FPSC.

THE CUSTOMER AGREES:

2. To pay a monthly fee for fixtures and poles in accordance to the Lighting tariff, and additional lighting charge in the amount of $291.33
3. These charges may be adjusted subject to review and approval by the FPSC.
4. To pay Contribution in Aid of Construction (CIAC) in the amount of $0.00 prior to FPL's initiating the requested installation or modification.
5. To pay the monthly maintenance and energy charges in accordance to the Lighting tariff. These charges may be adjusted subject to review and approval by the FPSC.
6. To purchase from FPL all the electric energy used for the operation of the Lighting System.
7. To be responsible for paying, when due, all bills rendered by FPL pursuant to FPL's currently effective lighting rate schedule on file at the FPSC or any successive lighting rate schedule approved by the FPSC, for facilities and service provided in accordance with this agreement.
8. To provide access, suitable construction drawings showing the location of existing and proposed structures, and appropriate plats necessary for planning the design and completing the construction of FPL facilities associated with the Lighting System.
9. To have sole responsibility to ensure lighting, poles, luminaires and fixtures are in compliance with any applicable municipal or county ordinances governing the size, wattage, lumens or general aesthetics.
10. For new FPL-owned lighting systems, to provide final grading to specifications, perform any clearing if needed, compacting, removal of stumps or other obstructions that conflict with construction, identification of all non-FPL underground facilities within or near pole or trench locations, drainage of rights-of-way or good and sufficient easements required by FPL to accommodate the lighting facilities.
11. For FPL-owned fixtures on customer-owned systems:
    a. To perform repairs or correct code violations on their existing lighting infrastructure. Notification to FPL is required once site is ready.
    b. To repair or replace their electrical infrastructure in order to provide service to the Lighting System for daily operations or in a catastrophic event.
    c. In the event the light is not operating correctly, Customer agrees to check voltage at the service point feeding the lighting circuit prior to submitting the request for FPL to repair the fixture.

IT IS MUTUALLY AGREED THAT:

12. Modifications to the facilities provided by FPL under this agreement, other than for maintenance, may only be made through the execution of an additional lighting agreement delineating the modifications to be accomplished. Modification of FPL lighting facilities is defined as the following:

    a. the addition of lighting facilities:
    b. the removal of lighting facilities; and
    c. the removal of lighting facilities and the replacement of such facilities with new facilities and/or additional facilities.

    Modifications will be subject to the costs identified in FPL's currently effective lighting rate schedule on file at the FPSC, or any successive schedule approved by the FPSC.

13. FPL will, at the request of the Customer, relocate the lighting facilities covered by this agreement, if provided sufficient rights-of-way or easements to do so and locations requested are consistent with clear zone right-of-way setback requirements. The Customer shall be responsible for the payment of all costs associated with any such Customer- requested relocation of FPL lighting facilities. Paymentshall be made by the Customer in advance of any relocation.
    Lighting facilities will only be installed in locations that meet all applicable clear zone right-of-way setback requirements.
14. FPL may, at any time, substitute for any fixture installed hereunder another equivalent fixture which shall be of similar illuminating capacity and efficiency.

15. This Agreement shall be for a term of ten (10) years from the date of initiation of service, and, except as provided below, shall extend thereafter for further successive periods of five (5) years from the expiration of the initial ten (10) year term or from the expiration of any extension thereof. The date of initiation of service shall be defined as the date the first lights are energized and billing begins, not the date of this Agreement. This Agreement shall be extended automatically beyond the initial ten (10) year term or any extension thereof, unless either party shall have given written notice to the other of its desire to terminate this Agreement. The written notice shall be by certified mail and shall be given not less than ninety (90) days before the expiration of the initial ten (10) year term, or any extension thereof.

16. In the event lighting facilities covered by this agreement are removed, either at the request of the Customer or through termination orbreach of this Agreement, the Customer shall be responsible for paying to FPL an amount equal to the original installed cost of thefacilities provided by FPL under this agreement less any salvage value and any depreciation (based on current depreciation ratesapproved by the FPSC) plus removal cost.

17. Should the Customer fail to pay any bills due and rendered pursuant to this agreement or otherwise fail to perform the obligations contained in this Agreement, said obligations being material and going to the essence of this Agreement, FPL may cease to supplyelectric energy or service until the Customer has paid the bills due and rendered or has fully cured such other breach of this Agreement. Any failure of FPL to exercise its rights hereunder shall not be a waiver of its rights. It is understood, however, that such discontinuance of the supplying of electric energy or service shall not constitute a breach of this Agreement by FPL, nor shall it relieve the Customer ofthe obligation to perform any of the terms and conditions of this Agreement.

18. The obligation to furnish or purchase service shall be excused at any time that either party is prevented from complying with this Agreement by strikes, lockouts, fires, riots, acts of God, the public enemy, or by cause or causes not under the control of the party thus prevented from compliance, and FPL shall not have the obligation to furnish service if it is prevented from complying with this Agreementby reason of any partial, temporary or entire shut-down of service which, in the sole opinion of FPL, is reasonably necessary for the purpose of repairing or making more efficient all or any part of its generating or other electrical equipment.

19. This **Agreement supersedes all previous Agreements** or representations, either written, oral, or otherwise between the Customer andFPL, with respect to the facilities referenced herein and constitutes the entire Agreement between the parties. This Agreement does not create any rights or provide any remedies to third parties or create any additional duty, obligation or undertakings by FPL to third parties.

20. In the event of the sale of the real property upon which the facilities are installed, upon the written consent of FPL, this Agreement may be assigned by the Customer to the Purchaser. No assignment shall relieve the Customer from its obligations hereunder until such obligations have been assumed by the assignee and agreed to by FPL.

21. This Agreement shall inure to the benefit of and be binding upon the successors and assigns of the Customer and FPL.

22. The lighting facilities shall remain the property of FPL in perpetuity.

23. This Agreement is subject to FPL's Electric Tariff, including, but not limited to, the General Rules and Regulations for Electric Service andthe Rules of the FPSC, as they are now written, or as they may be hereafter revised, amended or supplemented. In the event of any conflict between the terms of this Agreement and the provisions of the FPL Electric Tariff or the FPSC Rules, the provisions of the Electric Tariff and FPSC Rules shall control, as they are now written, or as they may be hereafter revised, amended or supplemented.

IN WITNESS WHEREOF, the parties hereby caused this Agreement to be executed in triplicate by their duly authorized representatives to be effective as of the day and year first written above.

Charges and Terms Accepted:

Gardens at Hammock Beach CCD.
Customer (Print or type name of Organization)

By: Clinton F. Smith
Signature (Authorized Representative)

Clinton F. Smith
(Print or type name)

Title: Chairman

FLORIDA POWER & LIGHT COMPANY

By: S Simms
(Signature)

Sophia Simms
(Print or type name)

Title: Senior Billing Technician

SECTION X

SECTION C

SECTION 1

Gardens at Hammock Beach

Community Development District

Unaudited Financial Reporting

March 31, 2025

Table of Contents

Gardens at Hammock Beach

Community Development District

Combined Balance Sheet

March 31, 2025

		General Fund		*Debt Service 2024*		*Capital Project Funds*
Assets:						
Cash:						
Operating Account	$	79,897	$	-	$	-
Due from GF	$	-	$	13,497	$	-
Due From Developer	$	-	$	-	$	-
Due From Capital	$	-	$	-	$	-
Prepaid Expenses	$	-	$	-	$	-
Investments:						
Series 2024-01 AA1						
Reserve	$	-	$	347,084	$	-
Revenue	$	-	$	213,639	$	-
Capital Interest	$	-	$	-	$	-
Prepayment	$	-	$	3,718	$	-
Acquisition & Construction	$	-	$	-	$	28,956
Cost of Issuance	$	-	$	-	$	-
Series 2024-02 AA2						
Reserve	$	-	$	618,856	$	-
Revenue	$	-	$	20,077	$	-
Capital Interest			$	500,836	$	-
Acquisition & Construction	$	-	$	-	$	3,456,650
Cost of Issuance	$	-	$	-	$	-
Total Assets	**$**	**79,897**	**$**	**1,717,706**	**$**	**3,485,607**
Liabilities:						
Accounts Payable	$	-	$	-	$	-
Due to Developer	$	-				
Due to Other	$	72				
Due to DS	$	13,497				
FICA Payable	$	(92)	$	-	$	-
Total Liabilities	**$**	**13,477**	**$**	**-**	**$**	**-**
Fund Balances:						
Unassigned	$	66,420	$	1,717,706	$	3,485,607
Total Fund Balances	**$**	**66,420**	**$**	**1,717,706**	**$**	**3,485,607**
Total Liabilities & Fund Balance	$	79,897	$	1,717,706	$	3,485,607

Gardens at Hammock Beach

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2025

	Adopted Budget	Prorated Budget Thru 03/31/25	Actual Thru 03/31/25	Variance
Revenues				
Developer Contributions	$ 106,047	$ 1,486	$ 1,486	$ -
Assessments - Area 1	$ 198,340	$ 128,321	$ 128,321	$ -
Assessments - Area 2 (Direct)	$ 17,563	$ 8,782	$ 13,172	$ 4,391
Total Revenues	**$ 321,950**	**$ 138,588**	**$ 142,979**	**$ 4,391**
Expenditures:				
General & Administrative:				
Supervisor Fees	$ 7,200	$ 3,600	$ -	$ 3,600
FICA Expense	$ 551	$ 275	$ -	$ 275
Engineering	$ 5,000	$ 2,500	$ 2,023	$ 478
Attorney	$ 5,000	$ 2,500	$ 7,504	$ (5,004)
Dissemination	$ 3,500	$ 1,750	$ 1,850	$ (100)
Arbitrage	$ 450	$ -	$ -	$ -
Trustee Fees	$ 4,500	$ -	$ -	$ -
Annual Audit	$ 5,000	$ -	$ -	$ -
Management Fees	$ 40,000	$ 20,000	$ 20,000	$ 0
Information Technology	$ 1,800	$ 900	$ 900	$ -
Website Maintenance	$ 1,200	$ 600	$ 600	$ -
Telephone	$ 100	$ 50	$ -	$ 50
Postage	$ 750	$ 375	$ 88	$ 287
Insurance	$ 6,119	$ 6,119	$ 6,016	$ 103
Printing & Binding	$ 500	$ 250	$ 11	$ 239
Legal Advertising	$ 5,000	$ 2,500	$ 83	$ 2,417
Other Current Charges	$ 610	$ 305	$ 285	$ 20
Office Supplies	$ 125	$ 63	$ 0	$ 62
Dues, Licenses & Subscriptions	$ 175	$ 175	$ 175	$ -
Total General & Administrative	**$ 87,580**	**$ 41,962**	**$ 39,534**	**$ 2,428**
Operations & Maintenance:				
Field Expenses				
Field Management	$ 15,000	$ 7,500	$ -	$ 7,500
Electricity - Streetlights	$ 21,270	$ 10,635	$ 7,341	$ 3,294
Electricity - Irrigation	$ 4,100	$ 2,050	$ 994	$ 1,056
Water & Sewer	$ 30,000	$ 15,000	$ -	$ 15,000
Landscape Maintenance	$ 130,000	$ 65,000	$ 19,446	$ 45,554
Landscape Contingency	$ 2,000	$ 1,000	$ -	$ 1,000
Property Insurance	$ 6,000	$ 3,000	$ -	$ 3,000
Lake Maintenance	$ 9,000	$ 4,500	$ 8,220	$ (3,720)
Stormwater Repairs & Maintenance	$ 5,000	$ 2,500	$ -	$ 2,500
General Repairs & Maintenance	$ 1,000	$ 500	$ -	$ 500
Irrigation Repairs	$ 5,000	$ 2,500	$ 75	$ 2,425
Sidewalk/Asphalt Repairs	$ 5,000	$ 2,500	$ -	$ 2,500
Contingency	$ 1,000	$ 500	$ -	$ 500

Gardens at Hammock Beach

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2025

	Adopted Budget	Prorated Budget Thru 03/31/25	Actual Thru 03/31/25	Variance
Total O&M	**$ 234,370**	**$ 117,185**	**$ 36,076**	**$ 81,109**
Total Expenditures	**$ 321,950**	**$ 159,147**	**$ 75,610**	**$ 83,537**
Excess (Deficiency) of Revenues over Expenditures	$ 0		$ 67,369	
Fund Balance - Beginning	$ -		$ (949)	
Fund Balance - Ending	$ 0		$ 66,420	

Gardens at Hammock Beach

Community Development District

Debt Service Fund Series 2024

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2025

	Adopted Budget	Prorated Budget Thru 03/31/25	Actual Thru 03/31/25	Variance
Revenues:				
Special Assessments - 2024-1(AA1)	$ 347,083	$ 224,554	$ 224,554	$ -
Assessments - Prepayment	$ -	$ -	$ 23,555	$ 23,555
Interest	$ -	$ -	$ 36,724	$ 36,724
Total Revenues	**$ 347,083**	**$ 224,554**	**$ 284,833.05**	**$ 60,279**
Expenditures:				
Interfund Transfer Out	$ -	$ -	$ 21,710	$ (21,710)
Series 2024-1 AA1				
Interest Expense 11/1	$ 99,248	$ 99,248	$ 99,248	$ -
Special Call 2/1	$ -	$ -	$ 20,000	$ (20,000)
Interest Expense 2/1	$ -	$ -	$ 279	$ (279)
Principal Expense 5/1	$ 137,420	$ -	$ -	$ -
Interest Expense 5/1	$ 70,000	$ -	$ -	$ -
Series 2024-2 AA2				
Interest Expense 11/1	$ 180,858	$ 180,858	$ 180,858	$ -
Interest Expense 5/1	$ 250,418	$ -	$ -	$ -
Total Expenditures	**$ 737,944**	**$ 280,105**	**$ 322,095**	**$ (41,989)**
Excess (Deficiency) of Revenues over Expenditures	$ (390,861)		$ (37,262)	
Other Financing Sources/(Uses):				
Bond Proceeds 2024-01 AA1	$ -	$ -	$ -	$ -
Bond Proceeds 2024-02 AA2	$ -	$ -	$ -	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ -**	**$ -**
Net Change in Fund Balance	**$ (390,861)**		**$ (37,262)**	
Fund Balance - Beginning	$ 780,942		$ 1,754,968	
Fund Balance - Ending	$ 390,081		$ 1,717,706	

Gardens at Hammock Beach

Community Development District

Capital Projects Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending March 31, 2025

	Series 2024-01 AA1	Series 2024-02 AA2
Revenues		
Interest	$ 578	$ 144,995
Transfer In	$ 7,801	$ 13,909
Total Revenues	**$ 8,379**	**$ 158,904**
Expenditures:		
Capital Outlay	$ 6,457	$ 3,554,039
Capital Outlay - COI	$ -	$ -
Total Expenditures	**$ 6,457**	**$ 3,554,039**
Excess (Deficiency) of Revenues over Expenditures	**$ 1,923**	**$ (3,395,134)**
Other Financing Sources/(Uses)		
Transfer In/(Out)	$ -	$ -
Bond Proceeds 2024-01 AA1	$ -	$ -
Bond Proceeds 2024-02 AA2	$ -	$ -
Total Other Financing Sources (Uses)	**$ -**	**$ -**
Net Change in Fund Balance	**$ 1,922.89**	**$(3,395,134.37)**
Fund Balance - Beginning	$ -	$ 6,878,818
Fund Balance - Ending	$ 1,923	$ 3,483,684

Gardens at Hammock Beach

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
Revenues													
Developer Contributions	$ -	$ 1,486	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,486
Assessments - Area 1	$ -	$ 16,934	$ 43,277	$ 52,753	$ 7,644	$ 7,713	$ -	$ -	$ -	$ -	$ -	$ -	$ 128,321
Assessments - Area 2 (Direct)	$ -	$ 8,782	$ -	$ -	$ 4,391	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 13,172
Total Revenues	**$ -**	**$ 27,202**	**$ 43,277**	**$ 52,753**	**$ 12,035**	**$ 7,713**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$142,979**
Expenditures:													
General & Administrative:													
Supervisor Fees	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
FICA Expense	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Engineering	$ 800	$ 423	$ 200	$ 300	$ 300	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 2,023
Attorney	$ 6,530	$ -	$ 140	$ 475	$ 359	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 7,504
Dissemination	$ 292	$ 292	$ 292	$ 392	$ 292	$ 292	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,850
Arbitrage	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Trustee Fees	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Annual Audit	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Management Fees	$ 3,333	$ 3,333	$ 3,333	$ 3,333	$ 3,333	$ 3,333	$ -	$ -	$ -	$ -	$ -	$ -	$ 20,000
Information Technology	$ 150	$ 150	$ 150	$ 150	$ 150	$ 150	$ -	$ -	$ -	$ -	$ -	$ -	$ 900
Website Maintenance	$ 100	$ 100	$ 100	$ 100	$ 100	$ 100	$ -	$ -	$ -	$ -	$ -	$ -	$ 600
Telephone	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Postage	$ 23	$ 1	$ 17	$ -	$ 43	$ 3	$ -	$ -	$ -	$ -	$ -	$ -	$ 88
Insurance	$ 6,016	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 6,016
Printing & Binding	$ 7	$ -	$ 4	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 11
Legal Advertising	$ 83	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 83
Other Current Charges	$ 77	$ 40	$ 40	$ 41	$ 44	$ 44	$ -	$ -	$ -	$ -	$ -	$ -	$ 285
Office Supplies	$ 0	$ 0	$ -	$ -	$ 0	$ 0	$ -	$ -	$ -	$ -	$ -	$ -	$ 0
Dues, Licenses & Subscriptions	$ 175	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 175
Total General & Administrative:	**$ 17,586**	**$ 4,339**	**$ 4,276**	**$ 4,791**	**$ 4,622**	**$ 3,922**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 39,534**
Operations & Maintenance:													
Field Expenses													
Electricity - Irrigation	$ 330	$ 101	$ 87	$ 149	$ 161	$ 167	$ -	$ -	$ -	$ -	$ -	$ -	$ 994
Streetlights	$ -	$ -	$ 2,921	$ 1,470	$ 1,475	$ 1,475	$ -	$ -	$ -	$ -	$ -	$ -	$ 7,341
Landscape Maintenance	$ 2,425	$ 3,404	$ 3,404	$ 3,404	$ 3,404	$ 3,404	$ -	$ -	$ -	$ -	$ -	$ -	$ 19,446
Landscape Contingency	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Irrigation Repairs	$ -	$ -	$ -	$ -	$ -	$ 75	$ -	$ -	$ -	$ -	$ -	$ -	$ 75
Lake Maintenance	$ 325	$ 325	$ 6,595	$ 325	$ 325	$ 325	$ -	$ -	$ -	$ -	$ -	$ -	$ 8,220
Total O&M Expenses:	**$ 3,080**	**$ 3,831**	**$ 13,007**	**$ 5,349**	**$ 5,365**	**$ 5,445**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 36,076**
Total Expenditures:	**$ 20,666**	**$ 8,169**	**$ 17,283**	**$ 10,139**	**$ 9,986**	**$ 9,367**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 75,610**
Excess (Deficiency) of Revenues over Expenditures	$ (20,666)	$ 19,032	$ 25,994	$ 42,614	$ 2,049	$ (1,654)	$ -	$ -	$ -	$ -	$ -	$ -	$67,369

Gardens at Hammock Beach

Community Development District

Long Term Debt Report

Series 2024-01 AA1, Special Assessment Revenue Bonds		
Interest Rate:	4.8%, 5.875%	
Maturity Date:	5/1/2055	
Reserve Fund Definition	Maximum Annual Debt Service	
Reserve Fund Requirement	$347,084	
Reserve Fund Balance	$347,084	
Bonds Outstanding - 06/18/24		$5,040,000
Less: Special Call - 02/01/25		($20,000)
Current Bonds Outstanding		**$5,020,000**

Series 2024-012 AA2, Special Assessment Revenue Bonds		
Interest Rate:	4.8%, 5.875%	
Maturity Date:	5/1/2055	
Reserve Fund Definition	Maximum Annual Debt Service	
Reserve Fund Requirement	$618,856	
Reserve Fund Balance	$618,856	
Bonds Outstanding - 06/18/24		$8,785,000
Current Bonds Outstanding		**$8,785,000**

Gardens at Hammock Beach

Community Development District

Special Assessment Receipts

Fiscal Year 2025

ON ROLL ASSESSMENTS

Gross Assessments	$211,000.00	$ 369,237.34	$580,237.34
Net Assessments	$198,340.00	$ 347,083.10	$545,423.10

							36%	64%	100%	
Date	*Distribution*	*Gross Amount*	*Discount/Penalty*	*Commision*	*Interest*	*Net Receipts*	*General Fund*	*Debt Service*	*Total*	
11/26/24	Check	$ 49,498.92	$ (1,979.99)	$ (950.38)	$ -	$ 46,568.55	$ 16,934.39	$ 29,634.16	$ 46,568.55	$ -
12/4/24	Check	$ 126,497.24	$ (5,059.95)	$ (2,428.74)		$ 119,008.55	$ 43,276.78	$ 75,731.77	$119,008.55	$ -
12/16/24	Check	$ 145,746.82	$ (5,692.43)	$ (2,801.09)		$ 137,253.30	$ 49,911.38	$ 87,341.92	$137,253.30	$ -
12/30/24	Check	$ 8,249.82	$ (274.99)	$ (159.50)		$ 7,815.33	$ 2,842.00	$ 4,973.33	$ 7,815.33	$ -
1/30/25	Check	$ 21,999.52	$ (549.99)	$ (428.99)		$ 21,020.54	$ 7,644.00	$ 13,376.54	$ 21,020.54	$ -
3/5/25	Check	$ 21,999.52	$ (357.50)	$ (432.84)		$ 21,209.18	$ 7,712.60	$ 13,496.58	$ 21,209.18	$ -
3/28/25	Check	$ 19,249.58	$ (27.50)	$ (384.44)		$ 18,837.64	$ 6,850.20	$ 11,987.44	$ 18,837.64	$ -
						$ -	$ -	$ -	$ -	$ -
	Total	$ 393,241.42	$ (13,942.35)	$ (7,585.98)	$ -	$ 371,713.09	$135,171.35	$ 236,541.74	$371,713.09	

68%	Net Percentage Collected
$173,710.01	Balance Remaining To Collect

DIRECT BILL ASSESSMENTS

Palm Coast Intracoastal LLC					
2025-01			Net Assessments	$ 17,563.26	$ 17,563.26
Date Received	Due Date	Check Number	Net Assessed	Amount Received	General Fund
11/27/24	12/1/24	1627	$ 8,781.63	$ 8,781.63	$ 8,781.63
2/7/25	2/1/25	1643	$ 4,390.82	$ 4,390.82	$ 4,390.82
	5/1/25		$ 4,390.82	$ -	$ -
			$ 17,563.27	$ 13,172.45	$ 13,172.45

SECTION 2

Gardens At Hammock Beach

Community Development District

Funding Request - #34
September 27, 2024

	Payee		General Fund FY2024
1	**Gannett Florida LocalIQ**		
	Inv# 0006584185 - FY 2024/2025 Budget	$	123.99
2	**Governmental Management Services-CF, LLC**		
	Inv# 130 - Management Fees - August 2024	$	3,498.69
	Inv# 131 - Management Fees - September 2024	$	3,466.01
3	**Bank Service Fees**	$	1,500.00
		$	**8,588.69**

Please make check payable to:

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

LocaliQ
Florida
GANNETT

ACCOUNT NAME	ACCOUNT #	PAGE #
Gardens At Hammock Beach	464679	1 of 1

INVOICE #	BILLING PERIOD	PAYMENT DUE DATE
0006584185	Jul 1- Jul 31, 2024	August 20, 2024

PREPAY (Memo Info)	UNAPPLIED (included in amt due)	TOTAL CASH AMT DUE*
$0.00	$0.00	$323.95

BILLING ACCOUNT NAME AND ADDRESS

Gardens At Hammock Beach
219 E. Livingston St.
Orlando, FL 32801-1508

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.

BILLING INQUIRIES/ADDRESS CHANGES 1-877-736-7612 or smb@ccc.gannett.com

FEDERAL ID 47-2390983

To sign-up for E-mailed invoices and online payments please contact abgspecial@gannett.com.

Date	Description	Amount
7/1/24	Balance Forward	$199.96

Legal Advertising:

Date range	Product	Order Number	Description	PO Number	Runs	Ad Size	Net Amount
7/3/24	DTB Flagler/ Palm Coast News Tribune	10299906	7-19 THE FY 2024/2025 BUDGET		1	2.0000 x 13 in	$123.99

RECEIVED
AUG 16 2024
GMS-CF, LLC

As an incentive for customers, we provide a discount off the total invoice cost equal to the 3.99% service fee if you pay with Cash/Check/ACH. Pay by Cash/Check/ACH and Save!

Total Cash Amount Due	$323.95
Service Fee 3.99%	$12.93
*Cash/Check/ACH Discount	-$12.93
*Payment Amount by Cash/Check/ACH	$323.95
Payment Amount by Credit Card	$336.88

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT

ACCOUNT NAME	ACCOUNT NUMBER	INVOICE NUMBER	AMOUNT PAID
Gardens At Hammock Beach	464679	0006584185	

CURRENT DUE	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120+ DAYS PAST DUE	UNAPPLIED PAYMENTS	TOTAL CASH AMT DUE*
$123.99	$171.74	$28.22	$0.00	$0.00	$0.00	$323.95

REMITTANCE ADDRESS (Include Account# & Invoice# on check)

Gannett Florida LocaliQ
PO Box 631244
Cincinnati, OH 45263-1244

TO PAY WITH CREDIT CARD PLEASE CALL: 1-877-736-7612

TOTAL CREDIT CARD AMT DUE $336.88

To sign up for E-mailed invoices and online payments please contact abgspecial@gannett.com

0000464679000000000000006584185000323956717 9

THE FLAGLER/PALM COAST
NEWS-TRIBUNE PO Box 631244 Cincinnati, OH 45263-1244

AFFIDAVIT OF PUBLICATION

Lauren Vanderveer
Not specified
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 or she is the Legal Coordinator of The Flagler/Palm Coast NEWS-TRIBUNE, published in Flagler County, Florida; that the attached copy of advertisement, being a Classified Tab Legal CLEGL, was published on the publicly accessible website of Flagler County, Florida, or in a newspaper by print in the issues of, on:

06/26/2024, 07/03/2024

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.
Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 07/03/2024

Legal Clerk

Notary, State of WI, County of Brown

3·7·27
My commission expires

Publication Cost:	$267.51	
Tax Amount:	$0.00	
Payment Cost:	$267.51	
Order No:	10299906	# of Copies:
Customer No:	464679	0
PO #:		

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

KAITLYN FELTY
Notary Public
State of Wisconsin

GARDENS AT HAMMOCK BEACHCOMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2024/2025 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

Upcoming Public Hearings, Regular Meeting

The Board of Supervisors (**"Board"**) for the Gardens at Hammock Beach Community Development District (**"District"**) will hold the following two public hearings, and a regular meeting:

DATE:	Friday, July 19, 2024
TIME:	12:30 PM
LOCATION:	Hilton Garden Inn Palm Coast 55 Town Center Boulevard Palm Coast, FL 32164

The first public hearing is being held pursuant to Chapter 190, *Florida Statutes*, to receive public comment and objections on the District's proposed budget (**"Proposed Budget"**) for the fiscal year beginning October 1, 2024 and ending September 30, 2025 (**"Fiscal Year 2024/2025"**). The second public hearing is being held pursuant to Chapters 190 and 197, *Florida Statutes*, to consider the imposition of operations and maintenance special assessments (**"O&M Assessments"**) upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2024/2025; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget and providing the funds necessary to pay debt service on outstanding bonds as reflected in the District's debt service budget. A geographic depiction of the property potentially subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units	ERU Factor	Proposed O&M Assessment (including collection costs / early payment discounts)
Platted	211 Units	1.0	$1,000.00 Per Unit
Unplatted	124 Units	0.15	$150.68 Per Unit

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Flagler County (**"County"**) may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), *Florida Statutes*, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2024/2025.

For Fiscal Year 2024/2025, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2024. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

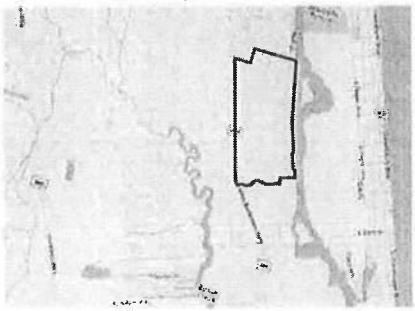
Additional Provisions

The public hearings and meetings are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meetings may be obtained at the offices of the District Manager, located at 219 E. Livingston Street, Orlando, Florida 32801, Ph: (407) 841-5524 (**"District Manager's Office"**), during normal business hours or by visiting the District's website at https://gardensatthammockbeachcdd.com. The public hearings and meetings may be continued to a date, time, and place to be specified on the record at the hearings or meetings. There may be occasions when staff or board members may participate 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 dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meetings, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meetings is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Jeremy LeBrun
Governmental Management Services – Central Florida, LLC
District Manager



GARDENS AT HAMMOCK BEACH
COMMUNITY DEVELOPMENT DISTRICT
BOUNDARY MAP

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

Invoice

Invoice #: 130
Invoice Date: 8/1/24
Due Date: 8/1/24
Case:
P.O. Number:

Bill To:

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

Description	Hours/Qty	Rate	Amount
Management Fees - August 2024		3,062.50	3,062.50
Website Administration - August 2024		41.67	41.67
Information Technology - August 2024		62.50	62.50
Dissemination Agent Services - August 2024		291.67	291.67
Office Supplies		0.06	0.06
Postage		1.29	1.29
Copies		39.00	39.00

Total	$3,498.69
Payments/Credits	$0.00
Balance Due	$3,498.69

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

Invoice

Invoice #: 131
Invoice Date: 9/1/24
Due Date: 9/1/24
Case:
P.O. Number:

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

Description	Hours/Qty	Rate	Amount
Management Fees - September 2024		3,062.50	3,062.50
Website Administration - September 2024		41.67	41.67
Information Technology - September 2024		62.50	62.50
Dissemination Agent Services - September 2024		291.67	291.67
Office Supplies		0.15	0.15
Postage		3.47	3.47
Copies		4.05	4.05

Total	$3,466.01
Payments/Credits	$0.00
Balance Due	$3,466.01

Gardens At Hammock Beach

Community Development District

Funding Request - #35
September 27, 2024

	Payee		General Fund FY2024
1	**Egis Insurance Advisors** Inv# 24439 - Insurance Renewal 10/01/24-10/01/25	$	6,016.00
		$	**6,016.00**

Please make check payable to:

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

INVOICE

Customer	Gardens at Hammock Community Development District
Acct #	261
Date	08/19/2024
Customer Service	Kristina Rudez
Page	1 of 1

Payment Information	
Invoice Summary	$ 6,016.00
Payment Amount	
Payment for:	Invoice#24439
100124488	

Thank You

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

Please detach and return with payment

Customer: Gardens at Hammock Community Development District

Invoice	Effective	Transaction	Description	Amount
24439	10/01/2024	Renew policy	Policy #100124488 10/01/2024-10/01/2025 Florida Insurance Alliance POL,EPLI,EBL,Herb & Pest - Renew policy Due Date: 8/19/2024	6,016.00

Total
$ 6,016.00

Thank You

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

Remit Payment To: Egis Insurance Advisors	(321)233-9939	**Date**
P.O. Box 748555 Atlanta, GA 30374-8555	sclimer@egisadvisors.com	08/19/2024

Gardens At Hammock Beach

Community Development District

Funding Request - #36
November 8, 2024

	Payee		General Fund FY2024
1	**Form 941 Q3 2024 Payroll Taxes - Paid**		
		$	306.00
2	**FPL**		
	Account Deposit - Paid	$	330.01
	Final Bill - Account Transferred	$	161.60
3	**Gannett Florida LocalIQ**		
	Inv# 0006701007 - 9.20 Regular Meeting, Annual Mtg Notice	$	54.60
4	**Lake Pros, LLC**		
	Inv# 1949 - September Lake Maintenance	$	325.00
5	**Supervisor Fees - 09/20/2024 Meeting**		
	William Livingston	$	200.00
	Clint Smith	$	200.00
	David Lusby	$	200.00
	David Root	$	200.00
		$	**1,977.21**

Please make check payable to:

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

FPL

FINAL BILL
For: Oct 4, 2024 to Oct 17, 2024 (13 days)
Statement Date: Oct 18, 2024
Account Number: 50172-63152
Service Address:
200 STILLWATER DR # B
FLAGLER BEACH, FL 32136

SUNBELT LAND MANAGEMENT,
Here's what you owe for this billing period.

CURRENT BILL

$161.60
TOTAL AMOUNT YOU OWE

Nov 8, 2024
NEW CHARGES DUE BY

Scan to Pay or visit FPL.com/WaystoPay

KEEP IN MIND

- This billing period is less than a month; bill factors are available upon request.

BILL SUMMARY

Amount of your last bill	139.29
Additional Activity	–25.00
Balance before new charges	114.29
Total new charges	47.31
Total amount you owe	**$161.60**

FINAL BILL

(See page 2 for bill details.)

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

FPL

/ 27 11429 11045017263152 0616100000

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

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

SUNBELT LAND MANAGEMENT
PO BOX 353460
PALM COAST FL 32135-3460

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill for ways to pay.

50172-63152	$161.60	Nov 8, 2024	$
ACCOUNT NUMBER	TOTAL AMOUNT YOU OWE	NEW CHARGES DUE BY	AMOUNT ENCLOSED

BILL DETAILS

Amount of your last bill		139.29
Additional activity		
Deposit Refund/Reduction		–25.00
Balance before new charges		$114.29
New Charges		
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS		
Electric service amount	42.69	
Gross receipts tax (State tax)	1.10	
Florida sales tax (State tax)	3.05	
County sales tax (Local tax)	0.43	
Taxes and charges	4.58	
Regulatory fee (State fee)	0.04	
Total new charges		$47.31
Total amount you owe		**$161.60**

FINAL BILL

METER SUMMARY

Meter reading - Meter KN67959.

Usage Type	Current	-	Previous	=	Usage
kWh used	06166		05834		332

ENERGY USAGE COMPARISON

	This Month	Last Month
Service to	Oct 17, 2024	Oct 4, 2024
kWh Used	332	1009
Service days	13	28
kWh/day	25	36
Amount	$47.31	$139.29

KEEP IN MIND

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

Download the app

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

Download now ›

Easy way to save lives

As you set clocks back on Nov. 3 to end daylight saving time, change smoke alarm batteries to save lives.

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

LocaliQ
Florida
GANNETT

ACCOUNT NAME	ACCOUNT #	PAGE #
Gardens At Hammock Beach	464679	1 of 1

INVOICE #	BILLING PERIOD	PAYMENT DUE DATE
0006701007	Sep 1- Sep 30, 2024	October 20, 2024

PREPAY (Memo Info)	UNAPPLIED (included in amt due)	TOTAL CASH AMT DUE*
$0.00	$0.00	$178.59

BILLING ACCOUNT NAME AND ADDRESS

Gardens At Hammock Beach
219 E. Livingston St.
Orlando, FL 32801-1508

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.

BILLING INQUIRIES/ADDRESS CHANGES 1-877-736-7612 or smb@ccc.gannett.com

FEDERAL ID 47-2390983

To sign-up for E-mailed invoices and online payments please contact abgspecial@gannett.com.

Date	Description	Amount
9/1/24	Balance Forward	$323.95
9/4/24	PAYMENT - THANK YOU	-$28.22
9/4/24	PAYMENT - THANK YOU	-$171.74

Package Advertising:

Start-End Date	Order Number	Product	Description	PO Number	Package Cost
9/4/24	10519157	DTB Flagler/ Palm Coast News Tribune	- 9.20 CDD Meeting	9.20 CDD Meeting	$30.06
9/25/24	10596430	DTB Flagler/ Palm Coast News Tribune	ANNUAL MTG NOTICE		$24.54

RECEIVED
OCT 15 2024
GMS-CF, LLC

As an incentive for customers, we provide a discount off the total invoice cost equal to the 3.99% service fee if you pay with Cash/Check/ACH. Pay by Cash/Check/ACH and Save!

Total Cash Amount Due	$178.59
Service Fee 3.99%	$7.13
*Cash/Check/ACH Discount	-$7.13
*Payment Amount by Cash/Check/ACH	$178.59
Payment Amount by Credit Card	$185.72

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT

ACCOUNT NAME	ACCOUNT NUMBER	INVOICE NUMBER	AMOUNT PAID
Gardens At Hammock Beach	464679	0006701007	

CURRENT DUE	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120+ DAYS PAST DUE	UNAPPLIED PAYMENTS	TOTAL CASH AMT DUE*
$54.60	$0.00	$123.99	$0.00	$0.00	$0.00	$178.59

REMITTANCE ADDRESS (Include Account# & Invoice# on check)

Gannett Florida LocaliQ
PO Box 631244
Cincinnati, OH 45263-1244

TO PAY WITH CREDIT CARD PLEASE CALL:
1-877-736-7612

TOTAL CREDIT CARD AMT DUE
$185.72

To sign up for E-mailed invoices and online payments please contact abgspecial@gannett.com

0000464679000000000000006701007000178596717 5

THE FLAGLER/PALM COAST
NEWS-TRIBUNE PO Box 631244 Cincinnati, OH 45263-1244

AFFIDAVIT OF PUBLICATION

Stacie Vanderbilt
Gardens at Hammock Beach
219 E Livingston ST # 1
Orlando FL 32801-1508

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of The Flagler/Palm Coast NEWS-TRIBUNE, published in Flagler County, Florida; that the attached copy of advertisement, being a Govt Public Notices, was published on the publicly accessible website of Flagler County, Florida, or in a newspaper by print in the issues of, on:

09/04/2024

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.
Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 09/04/2024

Legal Clerk

Notary, State of WI, County of Brown

3.7.27
My commission expires

Publication Cost:	$30.06	
Tax Amount:	$0.00	
Payment Cost:	$30.06	
Order No:	10519157	# of Copies:
Customer No:	464679	1
PO #:	9.20 CDD Meeting	

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

KAITLYN FELTY
Notary Public
State of Wisconsin

NOTICE 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 will be held on Friday, September 20, 2024, at 12:30 PM, at the Hilton Garden Inn Palm Coast/Town Center, 55 Town Center Blvd., Palm Coast, Florida. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for this meeting may be obtained from the District Manager, at 219 East Livingston Street, Orlando, FL 32801, by calling 407-841-5524, during normal business hours, or via the District's website at https://gardensathammockbeachcdd.com. This meeting 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, Staff or other individuals will participate by telephone.
Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (407)841-5524. 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

NT#10519157 September 4, 2024 1T

THE FLAGLER/PALM COAST
NEWS-TRIBUNE PO Box 631244 Cincinnati, OH 45263-1244

AFFIDAVIT OF PUBLICATION

Stacie Vanderbilt
Gardens at Hammock Beach
219 E Livingston ST # 1
Orlando FL 32801-1508

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of The Flagler/Palm Coast NEWS-TRIBUNE, published in Flagler County, Florida; that the attached copy of advertisement, being a Govt Public Notices, was published on the publicly accessible website of Flagler County, Florida, or in a newspaper by print in the issues of, on:

09/25/2024

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.
Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 09/25/2024

Legal Clerk

Notary, State of WI, County of Brown

3·7·27
My commission expires

Publication Cost:	$24.54	
Tax Amount:	$0.00	
Payment Cost:	$24.54	
Order No:	10596430	# of Copies:
Customer No:	464679	1
PO #:		

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

KAITLYN FELTY
Notary Public
State of Wisconsin

NOTICE OF MEETINGS
GARDENS AT HAMMOCK BEACH
COMMUNITY DEVELOPMENT
DISTRICT
Fiscal Year 2025

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 at the meetings.

Any person requiring special accommodations at a meeting 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

Lake Pros LLC

3885 Shader Rd
Orlando FL 32808

LAKE PROS
ENHANCING NATURE

Date	Invoice #
9/30/2024	1949

Bill To
Gardens at Hammock Beach CDD C/O Government Management Services 393 Palm Coast Parkway SW, #4 Palm Coast, FL 32137

P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	Monthly Lake Maintenance Service for four ponds - first treatment per request of Ken Belshe was September service	325.00	325.00
		Total	$325.00

Phone #	E-mail
407-595-3648	accounting@lakepro.co

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Gardens at Hammock Beach CDD

Board Meeting Date: September 20, 2024

	Name	*In Attendance Please √*	*Fee Involved Yes / No*
1	William Livingston	√ (phone)	Yes ($200)
2	Clint Smith	√	Yes ($200)
3	David Lusby	√	Yes ($200)
4	David Root	√	Yes ($200)
5	Denise Bunch (Oath)		( )

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

Approved for Payment:

District Manager Signature

9/20/24
Date

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

SECTION 3

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.gov

April 15, 2025

Stacie Vanderbilt
219 East Livingston St
Orlando, FL 32801

RE: CDD Registered Voters

Dear Stacie Vanderbilt:

Per your request, in accordance with the requirements of Chapter 190(3)(a)(d), the total number of registered voters for the following Community Development District as of April 15, 2025, is:

Garden at Hammock Beach Community Development District: **5**

Please contact this office if you have any questions or require further assistance.

Thank you,

Kaiti Lenhart
Supervisor of Elections